

WATER COMMITTEE
MARCH 9, 2005
MINUTES

MEMBERS PRESENT: **Chuck Watkins, Chairman**
 Dr. George Patton, Vice Chairman
 Tony Parrott
 Chris Venice

NON-VOTING MEMBERS: **Bill McNally**

STAFF PRESENT: **David Jaeger**
 Russell Ray

ABSENT: **Jim Mallett**

The meeting was called to order by Chairman Chuck Watkins at 8:00 A.M.

I. APPROVAL OF MINUTES FROM THE MEETING ON FEBRUARY 9, 2005.

Tony Parrott made the motion and Vice Chairman Dr. George Patton seconded, to approve the minutes from the meeting on February 9, 2005. There was no opposition.

II. WATERLINE TO RECREATION METER IN BROOKS.

Mr. Parrott explained that about ten years ago, the Water System leased a water tank to Brooks, along with 800 feet of waterline. As part of that agreement the Town of Brooks would sell water to the County for the two meters, one for the concession stand and the other for irrigation, at the park. In the last nine months, the Town of Brooks has been having a problem with the amount of water they have been using for recreation. They have complained recreation has run them out of water. The recreation needs exceed what the Town's needs are.

Mr. Parrott went on to say there are several options to take care of the problem. If the meter is on and feeding the tank there is more than enough water. If the meter is off, the Town's well is not going to handle the need for recreation. They have two meters that they need to plan for, and not run the tank out of water while the ballfields are being irrigated. The Water System could set up a monitoring system on the tank, and monitor it from the water plant, like we did for City of Fayetteville a few years ago. This would make sure the tank did not run out of water. Another option is to run another waterline to tie recreation into the County system. Or, we could go by the contract and make the Town of Brooks do something else, use a different tank from ours.

Mr. Parrott stated we are not going to cut them off, they are not going to cut off the

recreation meters, but the situation has been ongoing. The committee discussed at length why they are running out of water, whether there are any leaks, keeping the tank full, monitoring the tank without full time staff, and what would be best for the future.

David Jaeger mentioned that the County could place a level indicator on the tank to help them know when the tank is getting empty.

Mr. Parrott expressed concern that once Spring is here, there would be no water for the ballfields. He would like to make sure the grass is watered. The committee agreed to discuss this at a future meeting.

III. CONSTRUCTION OF RECREATION FACILITIES ON WATER SYSTEM PROPERTY.

Chris Venice explained that it has come to her attention that the construction of recreational facilities continue to occur on Water System owned property, with the Water Committee not necessarily aware of what facilities are planned. In the future she will bring these plans to the Water Committee for recommendation and approval before they go to the Board of Commissioners.

Mrs. Venice went on to say currently, there are three different properties being developed - Starr's Mill, Lake Horton, and Lake Kedron. Lake Horton is currently looking at additional walking trails. Lake Kedron is looking at parking lot resurfacing. The plan for Starr's Mill is just in the beginning stages and includes paving, parking areas, adding rest rooms, walking trails and some pavilion and picnic areas. She presented the proposal for paving improvement for the committee to review. She stated her concerns when the Water Committee discussed this once before, were that the Starr's Mill area is both environmentally and historically sensitive. As improvements proceed she is looking for the Water Committee's input on what the Committee believes should be developed in this sensitive area.

Mrs. Venice explained the proposed plan for Starr's Mill. The routing for the permeable asphalt drive and the continuation of walking trails were discussed. The walking trail goes into the Millpond Manor subdivision and that homeowners association is very interested in getting that trail in. The paving scheme and the proposed parking area, upper and lower, are shown on these plans. Mrs. Venice stated she does not have the plans and locations for the rest rooms yet, although they were anticipated to be placed by the proposed upper parking lot. She also does not have the plans for the pavilions.

Chairman Watkins asked who is funding these? Mrs. Venice replied the plan currently calls for Water System money to be funding the facilities, but she is looking at getting that changed. Chairman Watkins expressed appreciation for Mrs. Venice giving the feedback

to the committee that they have been missing. He thinks the Committee should review what is done on Water System property and also what is done with Water System money. He feels the same about improvements to the Water System that enhances fire protection. It all comes out of the County budget, but it ought to be appropriated for the fire department if it is for hydrants. There should be a mix of Water System and fire department money. For recreation, anything deemed recreation should come out of their budget. If their budget should be made bigger, then that should be done.

Mr. Parrott commented that one of his biggest concerns is paving in a flood plain area. The lower parking lot area floods about three times a year, even with the run around we have at the Mill. Chairman Watkins expressed concern about doing things that the State has mandated rules about protection of the watershed. Mrs. Venice stated the Recreation Department has been instructed that on all future projects, every facility needs to have a building permit, and must meet buffer, setback and watershed requirements.

Chairman Watkins asked about the rest room facilities. Mrs. Venice stated they will be on septic. Currently there are port-a-jons.

The Starr's Mill project and the improvements at Lake Horton have both been put on hold until plans are available and the Water Committee has reviewed them.

Vice Chairman Dr. George Patton stated there will need to be a turn off from Highway 85. It is a heavily traveled road, and it is not shown on the map. If the park becomes very heavily used, you will certainly need it, where the cars can turn in, slow up and turn right, then turn back on the highway. Mr. Parrott stated there is guardrail nearly all the way up to the gravel driveway.

David Jaeger commented he is in the process of working on the rest room plans for Starr's Mill. He was asked by Greg Ownby to take the plans that were used for the rest rooms at Lake Horton and then modify them so they would fit with the architectural and historical aesthetics of the Starr's Mill site. He is in the process of doing this. It is requiring some structural modifications, because the roof lines are different. He commented within two weeks he ought to be substantially finished and he could get her a set of specifications and drawings. He has not been involved with the picnic area or pavilions.

Mr. Parrott commented that Mr. Jaeger had been asked about a bridge. Mr. Jaeger explained that he was asked to do a proposal for a pedestrian bridge at the site of the existing waterline crossings. He suggested a type of prefabricated steel bridge and gave a proposal for some engineering to set up that bid package. He has not heard anything back on that. He offered to give Mrs. Venice a copy of that proposal.

Mrs. Venice commented at this stage she will be looking to the Water Committee for basic

recommendations that can then be incorporated into a plan that is brought back to the Water Committee for approval before it goes on to the Board.

Chairman Watkins asked about the bathrooms at Lake Horton. Has maintenance been a problem? Mr. Parrott replied Building and Grounds have been handling the cleaning. The water is turned off to the drinking water fountain at the North Well because of the discoloration of the water. The Water System is working on getting this cleared up.

Mrs. Venice asked the committee to think about the concept of what they would like to see at the different parks and give her some direction at the next meeting.

EXECUTIVE SESSION

Tony Parrott made a motion to go into Executive Session for two real estate items and two legal items. Vice Chairman Dr. George Patton seconded and the committee adjourned to Executive Session.

Attorney McNally advised the committee on these four items. Tony Parrott made a motion and Chris Venice seconded for Attorney McNally to proceed with one legal item to the Board of Commissioners. No action was taken on the other three items discussed

There being no further business, Chairman Chuck Watkins adjourned the meeting at 9:55 A.M.

Chuck Watkins

The foregoing minutes were approved at the regular Water Committee meeting on the 23rd day of March, 2005.

Lisa McElwaney