

Minutes
MCRWASA Board of Directors Regular Meeting
September 27, 2018

The Martin County Regional Water and Sewer Authority (MCRWASA) Board of Directors met for its Regular Meeting on Thursday, September 27, 2018 at 3:00 p.m. in the MCRWASA Water Treatment Plant Building, 1001 Park Street, Williamston, NC.

ASSEMBLY

Members present: Chairman David Bone, Board Director Stacy Stalls, Board Director Julius Patrick and Secretary Christina Craft.

Vice Chairman Al Chesson, Board Director William Coffield (alternate), and Board Director Tommy Bowen (alternate) were not in attendance.

Others present: Martin County: Commissioner Dempsey Bond, Jr. and Deputy Secretary Jessica Godard; Town of Williamston: Water System Operator Gary Barmer; SUEZ: Project Manager Joe Thaxton and Senior O & M Technician Eddie Bristow.

Chairman Bone called the meeting to order at 3:00 p.m.

AGENDA APPROVAL

Chairman Bone requested the addition of a Resolution of Appreciation for Marion Thompson. Director Patrick made a MOTION to approve the agenda as amended, with a SECOND by Director Stalls. The Board APPROVED the motion unanimously.

APPROVAL OF MINUTES – August 23, 2018 Regular Session

Director Stalls made a MOTION to approve the minutes, with a SECOND by Director Patrick. The Board APPROVED the motion unanimously.

PUBLIC COMMENTS – None

BUSINESS ITEMS

Correction to Penco Well Deeds

Chairman Bone reported the ownership of the Penco wells was conveyed to Martin County EDC in 2002. In 2010, ownership was transferred to the County. Also in 2010, Martin County transferred ownership of the wells to the Martin County Regional Water and Sewer Authority (MCRWASA). The Penco wells are a part of a NC Brownfields Program. A Brownfield site is an abandoned industrial property where the land may still contain hazardous contaminants, which will often dissuade potential developers. Pollution at Brownfield sites, however, is considered low-grade and able to be cleaned up, thereby making these properties a prime target for redevelopment. The clean-up and redevelopment of Brownfield sites gained steam in the 1990s to coincide with the growing interest in environmental stewardship.

The North Carolina Brownfields Program, authorized by the state statute known as the Brownfields Property Reuse Act, provides a mechanism to treat prospective developers of Brownfield sites differently than the parties responsible for contaminating them. Prospective developers negotiate a Brownfields agreement with the program that defines activities needed to make the site suitable for reuse, rather than cleaning up the site to regulatory standards (which responsible parties are required to do).

The deeds transferring the Penco wells do not have language referencing the Brownfields program, and this needs to be corrected. Although the wells are not active and not in use, owners of the Brownfields property must submit annual reports about the property, so once the deeds are corrected with the additional language, MCRWASA will be responsible for this annual reporting. Director Stalls made a MOTION to approve the corrected deeds, with a SECOND by Director Patrick. The Board APPROVED the motion unanimously.

Approval of Budget Amendment #1

Chairman Bone reported Budget Amendment #1 re-appropriates \$28,000 in funds for maintenance cap projects from 2017-18 for which invoices were received from Suez after the 2017-18 year was closed. Director Stalls made a MOTION to approve Budget Amendment #1 as presented, with a SECOND by Director Patrick. The Board APPROVED the motion unanimously.

Resolution of Appreciation

Chairman Bone reported Marion Thompson's last day is this Friday. Ms. Thompson assisted with building the MCRWASA website and expansion of business files, with care taken to promote transparency. Her hard work and dedication to the MCRWASA is most appreciated. Director Patrick made a MOTION to approve the Resolution of Appreciation as presented, with a SECOND by Director Stalls. The Board APPROVED the motion unanimously.

INFORMATIONAL UPDATES

Monthly Report from SUEZ

Project Manager Thaxton reported:

- The turbidity analyzer is in operation and working as expected.
- The air compressor has been modified.
- One issue noted due to Hurricane Florence was a small leak that damaged the Variable Frequency Drive (VFD) in the PAK system. Custom Controls replaced the unit and Flex Seal was used to fix the conduit.
- The emergency plan was reviewed prior to the Hurricane event but was never actuated. The plan was modified to possible power failures on Factory and Peak Street. The Town was to manually close Peak Street valve at the Williamston tank downtown. The Town will open and close manually Factory Street 2 valve for flow as needed. Martin County WSD #2 will fill the tank, and then MCRWASA will select OPEN for Factory Street 1.
- The quarterly fire inspection has been completed.
- He will be on vacation October 15-28, 2018. Senior O & M Technician Eddie Bristow will be onsite and the Project Manager will be available by phone during this time.

Consideration for MCRWASA Debt

Chairman Bone reported he and Vice Chair Chesson attended a committee meeting in Raleigh, NC that was created to review the historical use of Enterprise funds to subsidize the General Fund in order to lower tax rates. The current trend is to subsidize the Enterprise Funds with General Funds. The committee focuses on the challenges small rural communities face as a result of loss of population, loss of industries and natural disasters. Jeff Hughes, UNC School of Government, presented documentation showing that Martin County has the highest debt load per customer in the state. Chairman Bone reported that the debt load rate does affect the bond rating. Martin County is on the Local Government Commission "watch list". Chairman Bone reported that he and the Vice Chair are continually seeking legislative assistance with the MCRWASA debt.

ADJOURNMENT

With no further business to discuss, Chairman Bone adjourned the meeting around 3:28 p.m. The next regular MCRWASA Board of Directors meeting is scheduled for October 25, 2018.

David Bone, MCRWASA Chairman

Christina Craft, NCMCC
MCRWASA Secretary