

A G E N D A

JAMES CITY SERVICE AUTHORITY

County Government Center Board Room

July 24, 2001

7:00 P.M.

A. ROLL CALL

B. CONSENT CALENDAR

1. Minutes
 - a. June 26, 2001, Regular Meeting
 - b. July 10, 2001, Regular Meeting
2. Formal Acceptance of Water and Sewer Systems
3. Budget Amendment and Appropriation – James City Service Authority – FY 2002

C. BOARD REQUESTS AND DIRECTIVES

D. ADJOURNMENT

AT A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE JAMES CITY SERVICE AUTHORITY, JAMES CITY COUNTY, VIRGINIA, HELD ON THE 26TH DAY OF JUNE 2001, AT 7:00 P.M. IN THE COUNTY GOVERNMENT CENTER BOARD ROOM, 101 MOUNTS BAY ROAD, JAMES CITY COUNTY, VIRGINIA.

A. ROLL CALL

Jay T. Harrison, Sr., Chairman
James G. Kennedy, Vice Chairman
Ronald A. Nervitt
Bruce C. Goodson
John J. McGlennon

Sanford B. Wanner, Secretary
Frank M. Morton, III, County Attorney
Larry M. Foster, General Manager

B. PRESENTATION

1. Riverview Plantation Water System

Mr. Foster gave an overview of the Riverview Plantation Water System, an independent privately owned water system whose customers have requested assistance from the JCSA to get better service. Mr. Foster gave an overview of expenditures and revenues associated with the JCSA taking over operation and ownership of the independent water system, options of private well use by residents, and funding for alternatives should the Board wish to assist the residents.

The Board and staff held a discussion regarding water from Wexford Hill subdivision, infrastructure improvement costs, and the replacement of the well facility in addition to distribution system improvements.

Mr. Harrison opened the floor to public comments.

1. Ms. Nancy McNelly, Riverview resident, thanked the Board and staff for evaluating alternatives for the Riverview Plantation Water System and stated that the residents served by the independent water system would like a reliable long-term water system which includes treated water and fire protection. She also voiced concern that the proposed rate increase by the owner of the water system will be used to improve another water system and not correct existing water problems within this system.

The Board and staff discussed continuing to work with citizens to pursue alternatives, expense associated with purchasing the water system, liability to provide quality service to consumers, State certifications and standards, health issues associated with the water system, and the lack of cooperation by current owner to improve the system.

Mr. Morton stated that in the past, the owner has been unwilling to discuss water system improvements with County staff.

The Board and staff continued to discuss alternatives to purchasing the water system, types of water systems improvements such as adequate water pressure for fire fighting and potability, sinking wells into the Chichahominy-Piney Point Aquifer, tap fees, water rates for the independent water system vs. JCSA, and five other independent water systems that the JCSA has purchased.

D. CONSENT CALENDAR

Mr. Goodson made a motion to adopt the items on the Consent Calendar.

The motion passed by unanimous voice vote.

1. Minutes
 - a. May 22, 2001, Regular Meeting
2. Contract Amendment – Pump Engineering Sales and Service (K00-034)

RESOLUTION

CONTRACT AMENDMENT - PUMP ENGINEERING

SALES AND SERVICE (K00-034)

WHEREAS, on January 20, 2000, the James City Service Authority entered into a \$97,881.50 contract with Pump Engineering Sales and Service to perform work at ten well facilities; and

WHEREAS, as a result of unforeseen circumstances significant additional work was required to keep the wells in service increasing the contract to \$250,000.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors of the James City County Service Authority, James City County, Virginia, authorizes an increased Contract Number K00-034 with Pump Engineering Sales and Service to \$250,000.

3. Contract Amendment – Groundwater Treatment Facility – Sydnor Hydro (Co. No. 01-1004)

RESOLUTION

CONTRACT AMENDMENT- GROUNDWATER TREATMENT FACILITY-

SYDNOR HYDRO (CONTRACT NO. 01-1004)

WHEREAS, the James City Service Authority awarded a contract in the amount of \$527,750 to Sydnor Hydro for the construction of three monitoring wells and one production well that will support a proposed Groundwater Treatment Facility; and

WHEREAS, due to unforeseen conditions the scope for the project was amended to change the production well from the Middle to the Lower Potomac Aquifer increasing the scope of the project and overall costs of the project by \$168,898; and

WHEREAS, the County’s purchasing policy requires Board of Director’s approval for this level change in contract amount.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors of the James City Service Authority, James City County, Virginia, hereby authorizes an increase in the amount of Contract Number 01-0014 to \$696,648 to cover the costs of changes to the scope for the project.

4. Agreement for Relocation of Easement – St. Martin’s Episcopal Church

RESOLUTION

AGREEMENT FOR RELOCATION OF EASEMENT - ST. MARTIN’S EPISCOPAL CHURCH

WHEREAS, St. Martin’s Episcopal Church located on Jamestown Road has expanded the church facility thereby encroaching on an existing sewer easement; and

WHEREAS, St. Martin’s has relocated the sewer line and provided an agreement establishing a new easement and Quitclaiming the original easement.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors of the James City Service Authority, James City County, Virginia, hereby authorizes the General Manager of the James City Service Authority to sign the Agreement for the Relocation of Easement with St. Martin’s Episcopal Church.

5. Award – First Colony Water and Sewer Rehabilitation

RESOLUTION

CONTRACT AWARD - FIRST COLONY WATER AND SEWER REHABILITATION

WHEREAS, the James City Service Authority intends to rehabilitate the water and sewer system serving the First Colony neighborhood; and

WHEREAS, proposal for engineering services were publicly solicited with 17 firms responding of which six firms were selected to submit formal proposals; and

WHEREAS, after review of the proposals and interviews with all firms, Woolpert L.L.P. was selected as the firm most capable of providing the necessary engineering services, for a negotiated fee of \$258,924 to complete the scope of services for the project.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors of the James City County Service Authority, James City County, Virginia, hereby awards the contract for engineering services for the First Colony Water and Sewer Rehabilitation project to Woolpert L.L.P. for a fee of \$258,924.

D. BOARD CONSIDERATION

1. Water Connection Requirement Waiver – Glenn B. Horner (continued from May 22, 2001)

Mr. Foster stated that Mr. Glenn Horner has requested a waiver in the JCSA's Regulations Governing Utility Service that requires that new structures connect to the JCSA water system if public water is available.

Mr. Horner has paid all connection fees and provided a connection to the waterline serving his home and is using a preexisting well for water service to his home.

Staff recommends the request for waiver be denied.

The Board and staff held a discussion concerning the existing well and the subsequent building of the home on the lot, sewer charges, and Mr. Horner's claim that the well water has less health impacts than JCSA water.

Mr. Harrison invited Mr. Horner to speak.

Mr. Horner stated that the waiver request is for permission to continue to utilize well water, not necessarily disconnection from JCSA service, modified plumbing subsequent to building, and lack of notification by staff that such modifications were not permitted, and Mr. Horner's desire to continue to use well water.

The Board and staff held a brief discussion regarding custom-built homes with conformance to County standards, water meter installations and paying sewer fees, and staff review of procedures.

Mr. Nervitt made a motion to deny the waiver request.

The motion passed by a unanimous voice vote.

E. BOARD REQUESTS AND DIRECTIVES

Mr. McGlennon requested an update on the James Terrace work.

Mr. Foster stated that staff is reviewing the punch-list items and the contractor is repairing the work on Route 143.

Mr. Kennedy requested an update on the daily water consumption.

Mr. Foster stated that the weather has been cool with low humidity and the water consumption rate has been 4.5-million gallons-per-day. Mr. Foster also stated that the Toano well facility is back on-line.

F. ADJOURNMENT

Mr. Kennedy made a motion to adjourn.

The motion passed by a unanimous voice vote.

The Board adjourned at 9:32 p.m.

Sanford B. Wanner
Secretary to the Board

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AT A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE JAMES CITY SERVICE AUTHORITY, JAMES CITY COUNTY, VIRGINIA, HELD ON THE 10TH DAY OF JULY 2001, AT 7:00 P.M. IN THE COUNTY GOVERNMENT CENTER BOARD ROOM, 101 MOUNTS BAY ROAD, JAMES CITY COUNTY, VIRGINIA.

A. ROLL CALL

Jay T. Harrison, Sr., Chairman
James G. Kennedy, Vice Chairman
Ronald A. Nervitt
Bruce C. Goodson
John J. McGlennon

Sanford B. Wanner, Secretary
Frank M. Morton, III, County Attorney
Larry M. Foster, General Manager

B. CONSENT CALENDAR

Mr. Larry Foster stated that the Virginia Department of Transportation has agreed to sell to the JCSA a 1.08-acre parcel of property at the intersection of Monticello Avenue and Ironbound Road Relocated for \$170,000. The site will be used to construct a 1-million gallon water storage facility, as recommended by the Master Infrastructure Plan, that will serve the entire JCSA water system.

Mr. Nervitt made a motion to adopt the resolution authorizing the purchase of the property from VDOT.

The motion passed by a unanimous voice vote.

RESOLUTION

PROPERTY PURCHASE - VIRGINIA DEPARTMENT OF TRANSPORTATION:

MONTICELLO AVENUE

WHEREAS, the Virginia Department of Transportation has declared as surplus a 1.08-acre parcel of property located at the intersection of Monticello Avenue and Ironbound Road and established a sales price of \$170,000 for the property; and

WHEREAS, the James City Service Authority has identified the property as a site for the location of a 1-million gallon water storage facility that will support the entire JCSA water system and is necessary to support the purchase of water from Newport News.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors of the James City Service Authority, James City County, Virginia, authorizes the General Manager to sign the necessary purchase documents for property with Virginia Department of Transportation.

C. BOARD REQUESTS AND DIRECTIVES - None

D. ADJOURNMENT

Mr. Goodson made a motion to adjourn.

The motion passed by a unanimous voice vote.

The Board adjourned at 12:48 a.m.

Sanford B. Wanner
Secretary to the Board

MEMORANDUM

DATE: July 24, 2001
TO: The Board of Directors
FROM: Larry M. Foster, General Manager, James City Service Authority
SUBJECT: Formal Acceptance of Water and Sewer Systems

Attached is a resolution formally accepting water and sewer systems constructed and contributed to the James City Service Authority by developers during FY 2001. The resolution lists the value of the infrastructure at the time of completion.

Staff recommends adoption of the attached resolution accepting the dedication of the infrastructure.

Larry M. Foster

LMF/gb
acceptwatersewer.mem

Attachment

RESOLUTION

FORMAL ACCEPTANCE OF WATER AND SEWER SYSTEMS

WHEREAS, certain water and sewer infrastructures have been constructed by developers and dedicated to the James City Service Authority; and

WHEREAS, these water and sewer infrastructures have been constructed in accordance with technical requirements of the James City Service Authority.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors of the James City Service Authority, James City County, Virginia, does formally accept the dedication of the water and sewer systems listed below, as of June 30, 2001.

Water Dedications:

<u>Development</u>	<u>Value</u>
Brandon Woods - Phase 1	\$ 38,150
Brandon Woods - Phase 2, S. 1, 2, and 3	129,475
Cromwells Ridge	68,350
Food Lion - Williamsburg Crossing Shopping Center	30,425
Ford's Colony - Section 8A and 8B	156,450
Ford's Colony - Section 13A	108,650
Governor's Land - Cypress Isle	58,375
Governor's Land - River Reach C	60,150
Kings Way Road Extended	39,800
Lake Powell Forest - Section 1	90,700
Lake Powell Pointe	168,100
Landfall at Jamestown - Phase 3	59,005
Meadows - Section 5	50,100
Pointe at Jamestown - Section 1C	95,500
Powhatan Secondary - Section 5B	65,125
Riverside Medical Office Building	31,475
Scott's Pond - Section 1A and 1B	101,290
Stonehouse - Section 4B	97,300
Tidewater Physical Therapy	13,150
Vineyards at Jockey's Neck - Phase 3	<u>39,900</u>
Total - Water	<u>\$1,501,470</u>

Sewer Dedications:

<u>Development</u>	<u>Value</u>
Brandon Woods - Phase 1	\$ 33,186
Brandon Woods - Phase 2, S. 1, 2, and 3	134,265
Food Lion - Williamsburg Crossing Shopping Center	17,550
Ford's Colony - Section 8A and 8B	291,630
Ford's Colony - Section 13A	220,182
Governor's Land - Cypress Isle	29,310
Governor's Land - River Reach C	79,818
Lake Powell Forest - Section 1	104,210
Lake Powell Pointe	207,320
Landfall at Jamestown - Phase 3	44,425
Meadows - Section 5	100,160
Pointe at Jamestown - Section 1C	109,409
Powhatan Secondary - Section 5B	82,340
Riverside Medical Office Building	68,646
Scott's Pond - Section 1A and 1B	120,232
Stonehouse - Section 4B	119,584
Tidewater Physical Therapy	34,188
Vineyards at Jockey's Neck - Phase 3	<u>19,350</u>
Total - Sewer	<u>\$1,815,805</u>
Total Value of Dedications by Developers during FY 01	<u>\$3,317,275</u>

Jay T. Harrison, Sr.
Chairman, Board of Directors

ATTEST:

Sanford B. Wanner
Secretary to the Board

Adopted by the Board of Directors of the James City Service Authority, James City County, Virginia, this 24th day of July, 2001.

MEMORANDUM

DATE: July 24, 2001
TO: The Board of Directors
FROM: Larry M. Foster, General Manager, James City Service Authority
SUBJECT: Budget Amendment and Appropriation - James City Service Authority - FY 2002

An administrative omission was made in the FY 02 Budget for \$65,000. A line item for contractual services was established for \$30,000 in the Water Fund and \$35,000 in the Sewer Fund. An adjustment to the funds to be transferred to the CIP will accommodate this oversight.

Staff recommends adoption of the attached resolution.

Larry M. Foster

LMF/tlc
fy02ovrsite.mem

Attachment

RESOLUTION

BUDGET AMENDMENT AND APPROPRIATION

JAMES CITY SERVICE AUTHORITY - FY 2002

WHEREAS, the Secretary prepared a proposed budget for the fiscal year beginning July 1, 2001, and ending June 30, 2002 which included an administrative omission for \$65,000 for contractual services; and

WHEREAS, the Board of Directors adopted said budget on July 24, 2001; and

WHEREAS, the Secretary has prepared a proposed Budget amendment and appropriation for contractual services of \$65,000.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the James City Service Authority, James City County, Virginia, that the following amendments are hereby made to the FY 2002 Budget:

Water Fund:

Increase Contractual Services	<u>\$30,000</u>
Decrease Transfer to CIP	<u>(\$30,000)</u>

Sewer Fund:

Increase Contractual Services	<u>\$35,000</u>
Decrease Transfer to CIP	<u>(\$35,000)</u>

Capital Improvements Program:

Decrease CIP Revenue	<u>\$65,000</u>
Decrease Water Supply Escrow	<u>(\$65,000)</u>

Jay T. Harrison, Sr.
Chairman, Board of Directors

ATTEST:

Sanford B. Wanner
Secretary to the Board

Adopted by the Board of Directors of the James City Service Authority, James City County,
Virginia, this 24th day of July, 2001.

fy02ovrsite.res