

# CAMDEN-WYOMING SEWER & WATER AUTHORITY

P.O. BOX 405, CAMDEN-WYOMING, DELAWARE 19934

*Minutes of the Camden-Wyoming  
Sewer and Water Authority  
Regular Session - Authority Meeting  
Held on April 13, 2021*

**Authority Members present:** Mr. Daniel Ridgely, Chairperson  
Mr. Thomas Ness, Vice Chairperson  
Ms. Maryann Faust  
Mr. Michael Quinn  
Mr. James Winchell  
Mr. Daniel Woodall

**Also in attendance representing  
the CWS&WA:** Mr. Harold Scott, Authority Superintendent  
Mr. Soheil Gharebaghi, P.E., Authority Engineer  
Mr. Gregory Morris, Esq., Authority Attorney  
Ms. Kathy Andrews, Authority Administration

**Public in Attendance:** Meeting Attendance/Sign-in Sheet;  
available at the CWS&WA Office

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The meeting was called to order at 7:06 p.m. by the Chairperson, Mr. Ridgely. Mr. Ridgely indicated that the Meeting was held telephonically for the public and would be recorded in its entirety. Mr. Ridgely explained the information that had been provided to the public in advance of the Meeting as well as the rationale and process incidental to teleconferences as follows:

*In accordance with Governor Carney's Proclamation No. 17-3292 and Declaration of a State of Emergency, as amended, the Camden Wyoming Sewer & Water Authority is holding all public meetings as telephone conferences until further notice.*

*The public may use telephones to dial into the meeting by calling the following number and using the Access Code as follows:*

*Telephone number: +1 (866) 899 - 4679, Access Code: 562 - 243 - 485*

Mr. Ridgely noted that members of the public might only address the Board during the Public Comment period or if called upon. As a courtesy to others and to prevent unnecessary disruption, telephone lines were to be muted when the caller was not speaking, Mr. Ridgely added. Mr. Ridgely also requested that speakers identify themselves before addressing the Board.

## **Approval of the Consent Agenda:**

Motion: Mr. Woodall made a motion to approve the Consent Agenda, seconded by Mr. Ness. Motion carried unanimously.

## **Maintenance & Operations Status:**

Mr. Scott distributed the Operation and Maintenance Reports, covering the period January 2021, through March 2021, to the Board Members, and discussed the same. Mr. Scott indicated that the Authority crews had been engaged in routine maintenance. He noted that the MISS UTILITY mark-outs and inspection had taken the crews extraordinary time. Mr. Scott indicated that higher number of crew-hours on mark-outs

### **Maintenance & Operations Status (cont.):**

and inspection were indicative of more construction activities in the Authority's service area. Mr. Scott noted that adult wipes and the like had negatively impacted the Authority's pump stations. The wipes would enter the eye of the pumps' impellers, Mr. Scott continued, which required bi-weekly clearing of the pumps at the Authority's pump stations. Responding to Mr. Woodall's inquiry, Mr. Scott indicated that the Authority crews had hand delivered Notices from the Authority regarding rags and adult wipes.

Regarding land development activities, Mr. Scott indicated that the King Apartments, with a total of 192 units, were anticipated to occupy 48 units in June 2021. There were 24 apartment units per building there, Mr. Scott added. Mr. Scott indicated that the Authority had commissioned the installation a regional sanitary sewer pump station that would ultimately be capable of handling 500 Equivalent Dwelling Units (EDU's) to serve the future development at the King properties. Mr. Scott also indicated that the Authority had also commissioned the installation of a gravity interceptor from the apartment complex (MH #100) to the pump station wet well.

The regional pump station's wet well had been installed by Teal Construction Co., Mr. Scott added. Responding to Mr. Ridgely's question, Mr. Scott indicated that construction materials' lead time for the pump station parts were as long as six (6) months, for the submersible pumps for instance.

Mr. Scott reported that Horton Construction had taken over about 59 lots at Tidburry crossing, all of which were currently under construction.

Regarding School View development of 14 single family houses in the Town of Wyoming, Mr. Scott anticipated completion of the development in the very near future.

Regarding the Authority's finances, Mr. Scott indicated that approximately \$349,000 had been billed out for the period. Mr. Scott indicated that the Authority's accounts receivables (AR), aging longer than 180 days, were approximately \$88,000. Compared to about \$55,000 before the pandemic.

Mr. Scott indicated that the Authority had been advised that the price of PVC pipe had just recently been doubled. He added that water meters had been back ordered even when the Authority was purchasing 50 units. We were also short on water meter pits, Mr. Scott added.

### **Engineering Report:**

Gharebaghi referenced his Engineering Report for the period ended March 31, 2021, which were distributed to the Board Members, along with other meeting documents, and offered to answer any questions the Board had.

Mr. Ridgely asked about DelDOT's plans to widen Route 13, from Punch and Run to Woodside, and the impact the project might have on the Authority's underground assets in the construction zone.

Mr. Scott indicated that he planned to request that DelDOT delete an old 2-inch diameter water pipe crossing the vicinity of the intersection of Route 10 and Route 13, and if possible, to extend a 12-inch diameter water main to the Carter Development from the crossing of the existing 12-inch water main under Route 13, near the Old North Road Extension.

#### **Comprehensive Planning Committee (CPC):**

Mr. Ridgely tentatively scheduled a CPC Workshop Session to be held on May 25, 2021, at 7:00 p.m. at the Authority's Conference Room.

#### **Correspondence:**

With the exception of those referenced above, there was no other correspondence.

#### **New Business:**        *Sunset Village*

Mr. Ridgely asked if the project proponents were attending the meeting telephonically. In response, Mr. McAllister, Esq., representing the project owner/developer, indicated that Messrs. Tolliver, and Dunn were also attending the meeting on the telephone.

Mr. Ridgely invited Mr. McAllister to discuss Sunset Village. Mr. McAllister indicated that, in his opinion, the Authority's Application fee was exorbitant. He noted that Sunset Village had paid an Application fee of approximately \$61,400 in 2006 and 2007 [which Application had expired in 2009]\*

Mr. McAllister went over correspondence, Mr. Gharebaghi's letter, dated March 11, 2021, and Mr. Scott's Letter, dated January 12, 2021. Mr. McAllister indicated that Artesian and Tidewater Utilities did not charge Application fees, for comparison. On behalf of Sunset Village, Mr. McAllister requested the approximately \$61,000 of the previously paid Application fee (in 2006 and 2007) be applied to the current development proposal. Mr. McAllister continued to compare the Authority's Application fee to other water companies, municipalities, Kent County, etc. [Kent County does not serve water utility services]\*

Mr. Morris, Esq. representing the Authority, indicated that an Application for the Authority's sewer and water services, for the proposed Sunset Village, needed to be completed and filed with the Authority, prior to the Authority providing the developer with any answers with respect to previously paid Application fee in 2006 and 2007, at this evening's meeting. Mr. Morris emphasized that no action would be taken by the Board at the evening's meeting and no decisions would be made with respect to the Authority's Fee Structure at the evening's meeting either. Mr. McAllister was invited to set up a meeting with Mr. Morris to discuss the matter in greater detail. Mr. McAllister indicated that he would contact Mr. Morris on the following day to set up a meeting regarding Sunset Village.

#### **New Business:**        *Regular Quarterly Meetings of the Authority, revisited*

Mr. Ridgely indicated that, although the Regular Quarterly Meetings have been acceptable, he requested the Authority Board's review of the Regular Meetings' scheduling.

Motion: Mr. Ness made a motion to place the scheduling of the Authority's Regular Meetings on the July's Meeting, seconded by Mr. Quinn. Motion carried unanimously.

Mr. Ridgely explained his idea of the reestablishment of the Authority's Monthly Regular Meetings, after the State of Emergency had been lifted.

**Visitors' Comments:**

With the exception of those referenced above, there were no comments from the online Public.

**Adjournment:**

Motion: Mr. Ness made a motion to adjourn the Meeting, seconded by Mr. Quinn. Motion carried unanimously.

The Camden-Wyoming Sewer and Water Authority Regular Session; Authority Meeting adjourned at 7:59 p.m. The next Regular Meeting will be held on July 13, 2021, at 7:00 p.m. The next Meeting might need to be convened telephonically depending on the status of the State of Emergency.

Respectfully Submitted,  
CAMDEN-WYOMING SEWER & WATER AUTHORITY

Harold L. Scott, Sr.  
CWS&WA Superintendent