

**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 December 8, 2015*

**Authority Members present:** Mr. Peter Couming  
Mr. Larry Dougherty, Sr.  
Mr. Michael Quinn  
Mr. Daniel Ridgely  
Mr. James Winchell

**Also in attendance representing  
the CWS&WA:** Mr. Harold Scott, Authority Superintendent  
Mr. Soheil Gharebaghi, P.E., Authority Engineer

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

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The Camden-Wyoming Sewer and Water Authority (CWS&WA) met at the CWS&WA Office on December 8, 2015. The meeting was called to order at 7:00 p.m. by the Chairperson, Mr. Couming.

There were no items removed from the Consent Agenda.

**Approval of the Consent Agenda:**

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

**Maintenance & Operations Status (Superintendent Report):**

Mr. Scott distributed the Operations and Maintenance Report for the period and discussed the same. Mr. Scott also distributed the period's complaint log and explained that a water main break on Center Street might have caused the brown water complaints. Mr. Scott noted that the Authority's crews had repaired the 4-inch water main within 2.5 hours.

Mr. Scott indicated that the Authority crews had replaced a fire hydrant at N. Caesar Rodney Avenue. Mr. Scott also noted that the Authority crews had repaired a water leak on the customer side after business hours. A water valve had also been repaired at N. Caesar Rodney Avenue and Camden-Wyoming Avenue intersection, Mr. Scott added. Mr. Scott reported that a sewer blockage on the customer side had been cleared by the Authority crews at weeks Drive. Mr. Scott also indicated that sewer blockages on the customer side on Mill Street, and Medallion Circle had been cleared by the Authority crews. The Authority crew had also cleaned a sewer service line at 3500 S. Dupont Highway which was done semiannually, Mr. Scott added.

In response to Mr. Couming inquiry about the North Well, Mr. Scott explained the repairs that had been made to the pump motor by American Water Well Systems and Hills Electric.

### **Maintenance & Operations Status (Superintendent Report, cont.):**

Mr. Scott noted that the Authority's balance, as of December 7, 2015, was \$130,810. Mr. Scott indicated that approximately \$71,000 was collected since his last report. Mr. Scott indicated that 254 water services had been scheduled for shut offs, but, 42 had actually been shut off. Six water services had remained shut off which Mr. Scott suspected had been repossessions or bank owned properties. On two sheriff sales, Mr. Scott continued, the Authority held liens for delinquent water and sewer billing. Mr. Scott noted that accounts receivables (AR) aging more than 180 days had totaled approximately \$78,000. Mr. Scott also reported that two payments totaling approximately \$700,000 had been made to Caldwell Tanks for the 1 MG tank project.

### **Engineering Report:**

On the Capacity Development Project, Gharebaghi reported that, on November 16, 2015, Caldwell Tanks had commenced the delivery of steel components for the 1 MG tank. Field welding of the torus bottom parts of the structure, consisting of 56 curved steel sheets, had started in order to form eight pieces that would comprise the torus bottom of the tank, he added. Gharebaghi reported that on December 3, 2015 the eight bottom legs of the tank were raised in position, on the previously installed concrete piers, and on December 4, 2015, struts and brace rods had been installed.

Welding had continued on the tank balcony gussets and handrails, Gharebaghi added. Gharebaghi noted that on December 8, 2015, the center crane rig had been installed in preparation for raising the steel components to their proper place for welding.

Gharebaghi reported that, on November 23, 2015, Mr. Mark DeVore, P.E. of the State of Delaware Facilities Management had made a presentation on the role of engineers in government to the seven students who had attended the Laboratory for Learning program session.

### *AT&T Lease*

Mr. Scott indicated that he had been in contact with Ms. Sherlock regarding AT&T's lease for the space atop the existing 1 MG tank at Brenda Lane. Mr. Scott indicated that AT&T wanted to renegotiate their lease for a lower rent. Mr. Scott explained that the current rent was \$2,280 per month and AT&T had asked this amount to be reduced to \$1,500 per month citing similar leases in the area. Mr. Scott noted that AT&T's request amounted to approximately \$9,000 less revenue per year for the Authority. Mr. Scott recommended not accepting AT&T's offer and to continue negotiating with AT&T toward a more amicable lease agreement. In response to Mr. Dougherty's inquiry, Mr. Scott indicated that AT&T's current contract would end in November of 2016. Mr. Dougherty was joined by other Board Members when he agreed with Mr. Scott and recommended asking AT&T for the similar leases in the area to which AT&T had pointed when requesting the reduction in rent for their antenna. Mr. Scott indicated that he would communicate with Ms. Sherlock regarding this matter and update the Board when an agreement had been reached.

### *Mapping*

Mr. Couming thanked Mr. Scott for the map of the Authority's systems which had been prepared by the Authority's personnel.

Mr. Quinn reminded the Board regarding reorganization during the next Regular Meeting. Mr. Quinn also invited Mr. and Mrs. McFann to the Authority's Holiday luncheon, scheduled for December 18, 2015.

Mr. Couming indicated that he would agree to continue serving on the Board until the Town of Camden appointed his replacement.

In response to Mr. Couming regarding the Greens at Wyoming, Mr. Scott indicated that the Authority Engineer and he were working with the developer's representatives to correct the sanitary sewer laterals that had been CCTV video inspected and found defective. Mr. Scott noted that the defective sewer laterals needed to be corrected by the developer prior to the issuance of approval for certificates of occupancy.

Mr. Scott reported that a member of the Authority's crews had accepted a position with Artesian Water Company. For this reason, Mr. Scott did not anticipate starting the Chapelcroft water meter change-outs before the end of 2015.

### *Comprehensive Planning Committee (CPC)*

In response to Mr. Ridgely's inquiry regarding the work of the Comprehensive Planning Committee, because of the ongoing 1 MG tank construction, Mr. Scott recommended postponing CPC activities until 2016.

### **Legal Report:**

With the exception of the AT&T lease matter, about which Mr. Scott reported above, there was no legal Report.

### **Correspondence:**

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

### **Visitors' Comments:**

There were no visitors' comments.

### **Adjournment:**

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

The Regular Meeting adjourned at 7:37 p.m. The next Regular Meeting will be held on January 12, 2016, at 7:00 p.m.

Respectfully Submitted,  
CAMDEN-WYOMING SEWER & WATER AUTHORITY

Harold L. Scott, Sr.  
CWS&WA Superintendent