

Meeting Minutes
Cornelia Water & Sewerage Authority
Quarterly report
July 22, 2025

The Cornelia Water & Sewerage Authority held its regularly scheduled meeting on July 22, 2025, at 10:00 am at the Water Plant located at 1439 Camp Creek Road. In attendance were the Authority Members, Donald Anderson, John Borrow and Janice Griggs. Also, City Engineers, Marty Boyd, Kenny Miller and Chase West, and Jeremy Pirkle, as well as the Utility Director, Keith Ethridge.

The first item on the agenda was approval of the minutes from April 2025.

The next item on the agenda was the City Engineers updated the Authority on the water & sewerage project summary, the first item discussed was the water treatment plant.

WWTP EXPANSION TO 4.5 MGD (C8250.051)

Jeremy Pirkle has been assigned as Project Manager on this project. 90% complete plants sent to Reeves-Young for cost estimating, \$33.56 million $\pm 10\%$ in March 2025.

Plans revised to remove primary clarifier, aeration basin, secondary clarifier, etc., \$16.09 million $\pm 10\%$ in July 2025. Solar dryer budget is $\pm \$10$ million on January 2025. Applying for \$2 million in funding through ARC. Submission due 7/25/2025. DDR submitted to EPD on 4/22/2025. Meeting with EPD on July 29th for final phosphorus limit discussion. The planned schedule is Bidding 4th Qtr. And Construction 1st Qtr. 2026 through 2nd Qtr. 2027.

HAZEL CREEK DAM NO. 7/CAMP CREEK RESERVOIR REPAIRS. (GEFA No. WS12L18WR, C8250.022):

These plans are to address deficiencies in Safe Dams letter dated 1/13/17. Gate valve to be replaced and trash rack to be replaced, outlet pipe to be rehabilitated with CIPP, new toe drains, and tower to be removed. Submitted to Safe dams 1/31/2025. We followed up on July 7, will be a few more weeks, still.

WATER SUPPLY FROM LAKE TALLULAH (C8250.151) Designing a floating dock to permit with GA Power.

WATER & SEWER RATE STUDY (C8250.154) System comparison of existing water rates, operating ratio, and affordability compared to other systems. Water rates need to be increased by 5.5% and sewer rates by 5.3% for years 2027-2029. to achieve a 1.2 operating ratio. This considers a \$30 million WWTP improvement with a 30-year bond at 4.25% interest.

SERVICE LINE INVENTORY (C8250.130) GEFA Principal forgiveness awarded $\pm \$78,495$

2,855 total service lines, 0 Lead, 124 Galvanized, 1,691 Unknown, 1,040 non-lead.

Notification letters for galvanized or unknown service line material mailed on 11/15/2024.

Next step is to procure a contractor to identify the Unknown service lines. We are currently preparing bid documents.

WATER MODEL UPDATE (C8250.143) Updated and ready for scenarios.

ASSET MANAGEMENT PLAN (C8250.112) Received signed Letter of Concurrence from EPD 1/23/2025.

REAL LOSS COMPONENT ANALYSIS (C8250.123)

The aim is to determine economic solutions for reducing water loss as part of a phased goal of the Water Loss Control Program (WLCP) completed in 2021 by year 4 (2025). The result is Cornelia's water

loss is nominal compared to other utilities at a real loss of only \$33,400 in 2024. Conclusion is proactive leak detection of 11% or 8 miles of water line each year at an estimated annual cost of \$3,800 would be economically feasible to reduce water loss.

DAM INSPECTIONS (C8250.018) Hazel Creek Watershed No. 7 and Off-Stream Impoundment Dam inspections due in the 1st quarter of 2026.

HAZEL CREEK STREAM GAUGE CALIBRATION (C8250.092) Last completion was December 2023. Scheduled to be performed in 2025 by Nutter & Associates

HATCHERY SEWER (C8250.162)

Abandoned hatchery to be sold by Fieldale and renovated for re-open. Fieldale engaged City to pursue GEFA funds. ~18,300 LF force main and sewage lift station from hatchery to City gravity sewer system Construction estimate - \$1.6M. Awaiting Fieldale acceptance of engineering fees

CLARKESVILLE ST WATER LINE PART OF AMPHITHEATER (C8250.144)

MLK & Clarkesville water improvements approved by Commission for \$179,840.00

HAZEL CREEK RAW WATER PUMP STATION IMPROVEMENTS: (C8250-122)

GEFA Loan - \$1,329,200. Awarded to J. Brennon Construction for \$1,024,050- update with additions/deductions when available. Project replaces one pump and upgrades the electrical to pump 4.3 MGD. Pumps and electrical equipment are being reviewed and ordered; both have long lead times. Construction should start around August 2025 and be completed in October 2025.

OLD LEVEL GROVE ROAD WATER SYSTEM IMPROVEMENTS (C8250.093)

FY 2023 CDBG (C8250.136) Awarded to Higgins Construction for \$3,481,920.50.

Awarded a \$1,000,000 CDBG Grant for the water/sewer in the Alpine Trailer Park

Construction began in November 2024 with the completion of October 2025.

Project contains 12" and 8" water main on Level Grove & Old Level Grove to feed Alpine Court, WWTP, and Level Grove on the west side of SR 365. Water main to WWTP upsized to an 8" for fire protection.

FY 2024 CDBG (C8250.146)

Awarded \$1,000,000 grant for water improvements in the East Walnut neighborhood. Awarded to Higgins Construction for \$899,290.00. Construction estimated to begin in August/September

FY 2025 CDBG (C8250.158)

Circle Dr. & Myrtle St. – Water/Sewer/Storm. Application submitted in April 2025; Construction Budget: \$1,335,000.

2025 INFRASTRUCTURE IMPROVEMENTS (C8250.156)

Water/Sewer/Storm on Scott, Esta, Maple, Short Ave. Water valves on Old Lake Russell Road and storm on Wyly/Jones in 2025. Remaining scope in 2026. Projected to advertise 3rd Quarter 2025.

Construction Budget: \$1,523,300 split between FY 2025/2026 budgets.

Utility Manager, Keith Ethridge submitted the Utilities Quarterly Report.

THE WASTEWATER TREATMENT PLANT treated 249.4 million gallons of sewage. The City of Cornelia WPCP was 100% Compliant for the 2nd Quarter. 100% Pass for toxicity on water flea & fathead minnow. D&C installed a new direct utility water line to belt press.

The WATER TREATMENT PLANT produced 246.65 million gallons of water. We recorded 17.95 Inches of rain for the second quarter of 2025, compared to 13.81 inches of rain in the second quarter of 2024. Performed scheduled preventative maintenance and monthly sampling required by EPD. WATER DISTRIBUTION responded to 16 water breaks. 10 sewer blocks and routine maintenance of storm infrastructure. Lift station & splash pad maintenance.

As there was no further business to come before the board the meeting was adjourned at 10:5 am.