

**MINUTES OF THE
MEETING OF THE WATER AND SEWER COMMISSION OF
THE TOWN OF STAR VALLEY
THURSDAY, MARCH 4, 2010 @ 6:00PM
3632 EAST HIGHWAY 260, STAR VALLEY, AZ
STAR VALLEY TOWN HALL**

- **CALL TO ORDER:**

- **PLEDGE OF ALLEGIANCE:**

-  **ROLL CALL:**

- **Present:** Chairperson Leis, Vice-Chairperson Davis, Commission Member Heath, Commission Member Lyons, Bob Sanchez, Wayne Van Horn, Josie Castillo, Executive Assistant (Not voting).
- **Absent/Excused:** Commission Member Hibbert.

Others Present; Paty Henderson, Chris Benjamin, Gary Coon, Barbara Hartwell, Garrett Goldman of Tetra Tech and Dave Daring of Sunrise Engineering


- **CONSENT AGENDA ITEMS**

1. **Approval of the Regular Water and Sewer Commission meeting minutes held on February 4, 2010**

 **Motion: Action: Approve the consent agenda items with requested changes, Moved by Vice-Chairperson Davis, Seconded by Wayne Van Horn. The motion is voted on and passed 5-0.**

- **DISCUSSION AND POSSIBLE ACTION ITEMS:**

1. **Final sewer presentation by Tetra Tech. requirements, options, costs, etc. Action to accept report and move to present to Council.**

 Mr. Goldman stated that this is the final presentation before presented to the Town Council. Mr. Goldman identified the purpose of the study, which is to provide a Preliminary Sewer Master Plan for the Town of Star Valley, Arizona. Secondary, Mr. Goldman stated that the sewer flows need to be established for the Town in order to determine pipe sizes, costing and the sewer collection system starting with the trunk lines that will run throughout the Town. Mr. Goldman stated that the study also established the recommended locations for a treatment plant. Finally, Mr. Goldman stated that the study determined the cost for the entire project and how to proceed with making the plan become a reality for the Town. Mr. Goldman stated that the report is a living, breathing document with shelf life and even if the Town waits a few years to proceed with the plan, minor changes will need to be made, particularly to the land use codes. Mr. Goldman stated that the reason Star Valley needs a sewer plan is due to the fact that the majority of Star Valley is currently being served by standard septic systems. Commission Member Van Horn interjected that Mr. Goldman is out of step with Gila County in that the County identifies cesspools as septic systems and wants the Commission Members to have a common knowledge of intent regarding the differences

between the two systems. Mr. Goldman continued by stating that out of 1100 parcels in Star Valley, only 84 parcels are connected to the Houston Creek Landing Sewer System, which jeopardizes the shallow ground water supply for contamination. Mr. Goldman emphasized the importance of protecting the ground water due to leaking septic systems and the possibility of “Big Brother” or governmental agencies intervening and forcing the Town to provide a sewer system. Mr. Goldman stated that the Arizona Department of Environmental Quality (ADEQ) is already investigating Houston Creek Landing Sewer System and could trigger the intervention, forcing Star Valley to provide a sewer system.

Mr. Goldman stated that base mapping for Star Valley was obtained from U.S. Geological Survey (USGS) and Gila County Aerial Mapping obtained in 2001. Mr. Goldman stated that he was unable to obtain a parcel map of Star Valley from Central Arizona Association of Government (CAAG) and encouraged the Commission to pursue obtaining the parcel mapping for future needs.

Mr. Goldman explained the methodology for the master plan and the flow rates: Average Dry Weather Flows (ADWF), Peak Dry Weather Flows (PDWF), Wet Weather Flows (WWF) and Peak Wet Weather Flows (PWWF).

Mr. Goldman discussed the Landuse Codes estimate the density of population within a district and referred the Commission to a chart in which he summarized ten (10) Landuse Codes. Mr. Goldman referred the Commission to *Column 7* which establishes a conservative per capita flow rate of 80 gallons per capita per day (gpad) and stated that the Northern Gila County Sanitary District (NGCSD) uses a per capita flow rate of 54 gpad.

Mr. Goldman stated that Star Valley has been divided into eight (8) subsystems which helps estimate the sanitary sewage flows generated in Star Valley and the 8 subsystems were further divided into subbasins to determine trunk line sizing.

Mr. Goldman described how the four (4) sanitary sewage flows are estimated for Star Valley for the study: ADWF, PDWF, WWF. Mr. Goldman stated that ADWF is estimated to determine the average daily flow entering a future wastewater treatment facility and PWWF are used to size the collection system and treatment facility to prevent overflows from occurring.

Mr. Goldman discussed the trunk sewer line for proposed treatment plant location number one (1), which would run from Houston Creek to the intersection of Moonlight Drive and Highway 260 and splits off to Goat Camp Creek and the schoolhouse. Mr. Goldman discussed how this would be accomplished and feasibly split into four (4) phases and discussed each phase in detail.

Mr. Goldman stated that the study has identified four (4) potential treatment plant sites and discussed each proposed location, including the positive and negative factors of each.

Mr. Goldman now discussed the preliminary cost estimates for the four (4) phases and emphasized that the costs are for the trunk line and treatment facility construction and design. Vice-Chairperson Davis stated that the total project construction cost of \$12M for the treatment facility is not clearly explained. Mr. Goldman stated that the overall cost to design and construct a sanitary sewage collection and treatment system to serve the existing developed Star Valley is estimated to be \$46,812,000.00 in 2010 dollars. Mr. Goldman stated that at an inflation rate of 3% per year, the total project cost in ten (10) years will increase to \$63M.

Mr. Goldman now discussed the funding options for the Town of GADA, WIFA, USDA, RCAC and Congressional Earmarks. Mr. Goldman stated that he is awaiting information from another potential funding source through the U.S. Bureau of Reclamation. Mr. Goldman stated that the Technical Assistance Grant of \$35K that is applied for through WIFA for fiscal year 2011 is due in one (1) month and strongly encouraged the Town to petition for this grant immediately.

Mr. Goldman discussed the four (4) options available to the Town, including the positive and negative factors.

In conclusion, Mr. Goldman stated that currently, Star Valley does not have government entities intervening and is currently in a non-emergency status. Mr. Goldman emphasized the importance of the Town acting now to protect the ground water supply. Mr. Goldman now invited questions from the Commission Members.

Vice-Chairperson Davis stated that Mr. Goldman mentioned that the demographics between Star Valley and Payson are similar and questioned whether this could be further investigated to determine the flow estimations and values for Star Valley. Mr. Goldman stated that once the Town is ready to begin the project and refine the report, the Town can consider using Payson's flow values. Vice-Chairperson Davis stated that the assumptions associated with the treatment plant design and the basis for the \$12M value are vague. Mr. Goldman agreed to provide more detail on *page 22* of the report to include assumptions of the treatment facility are based upon tertiary treatment producing *class a* effluent.

Commission Member Heath stated that he would like the report to indicate that the protection of the groundwater is of key importance and would like the report to include this as the first bullet point on *page 1*. Mr. Goldman agreed to make this change. The Commission and Mr. Goldman discussed the verbiage of *Town* versus *citizens* and the implications of each. Vice-Chairperson Davis stated that *page 25, item 8*, makes reference to *Appendix A* and should be *Table 8-2, Houston Creek* on *pages 2, 3, 15 & 16* should be changed to include *groundwater wells* and *Table 6-2* needs to include the footnote previously discussed. Mr. Goldman agreed to make these changes as well. Mr. Goldman verified that the sanitary sewer plan would be presented to the Council on March 16, 2010.

2.  **Discussion and comments from the Chairman.**

Chairperson Leis gave an overview of his meeting with SRP and stated that that he was informed that Star Valley needed to put together a plan to request the amount of water the Town would require, without being a purveyor of water. Chairperson Leis stated that he awaiting a thirteen-page checklist from SRP to begin the process. Chairperson Leis stated that he will be requesting 17 acre feet of water per month or 204 acre feet annually (17x12).


Commission Member Van Horn requested follow-up information regarding his suggestion to create an ordinance to require water sampling on wells and change of ownership of businesses. Chairperson Leis replied that he has already requested that the Planning and Zoning Commission review the request.

3. **Discussion and possible action to appoint a well monitor to follow previously established scheduled as follow: beginning March 8, 2010 and every three months thereafter on June 8, Sept 7 & Dec 7, 2010**

Chairperson Leis stated that former Commission Member Mark Freegard was previously the designated monitor and requested a volunteer to fill the vacancy. Commission Member Wayne Van Horn volunteered to be appointed as well monitor as did Commission Member Sanchez.


 **Motion: To appoint Wayne Van Horn to well monitor, Action: Moved by Vice-Chairperson Davis, Seconded by Commission Member Lyons.**

The motion is voted on and passed 5-0.

 **Motion: approve Bob Sanchez to well monitor, Action: Moved by Commission Member Heath, Seconded by Commission Member Lyons.**

The motion is voted and passed 5-0.

- **COMMENTS FROM THE PUBLIC:**

 Star Valley citizen Gary Coon addressed the Commission and stated that at the last Water & Sewer Commission Meeting an agenda item was tabled regarding criteria for bids for well monitoring services. Chairperson Leis interjected that Mr. Coon's question or comment cannot be addressed since it is not on tonight's meeting agenda, however, the Commission is still awaiting a legal response to the issue Mr. Coon has raised.

- **ADJOURNMENT:**

 **Motion: Action: Adjourn, Moved by Commission Member Heath, Seconded by Vice-Chairperson Davis.**

The motion is voted on and passed 6-0.

Dated this 6th Day of May, 2010.

APPROVED:

_____ **Date:** _____
Vern Leis, Chairperson

ATTEST:

Josie Castillo, Executive Assistant

CERTIFICATION:

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the regular meeting of the Water and Sewer Commission of the Town of Star Valley held on this day, the 4th March 2010. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this 6th day of May, 2010

Josie Castillo, Executive Assistant