

UTILITY COMMITTEE MINUTES

January 10, 1997

The Utility Committee of the City of Mesa met in the lower level meeting room of the Council Chambers, 57 East 1st Street, on January 10, 1997, at 8:15 a.m.

COMMITTEE PRESENT

Dennis Kavanaugh,
Chairman
Pat Gilbert
Joan Payne

COMMITTEE ABSENT

None

COUNCIL PRESENT

Jim Stapley

STAFF PRESENT

C.K. Luster
Neal Beets
Linda Crocker
Mike Hutchinson
Harry Kent
Beth Miller
Bryan Raines
Debbie Vickman
Ralph Wisz

OTHERS PRESENT

Dan Nowicki
Others

1. Consider interim water and wastewater utility rates for the Williams Gateway Airport area.

Community Development Manager Wayne Balmer stated that staff is working on transferring the water and sewer system at Williams Gateway Airport from the U.S. Air Force to the City of Mesa and that a transfer document is anticipated to be completed by the end of March 1997. Mr. Balmer explained that staff is working with future tenants of Williams Gateway Airport to determine a method of providing water and sewer service, in addition to placement of meters, cost of the project, and water and sewer rates. Mr. Balmer reported that currently only one meter monitors the Airport and added that a meter would need to be placed on each building or unit. Mr. Balmer said that Senior Management Assistant Bryan Raines has assessed the project and determined an appropriate interim rate.

In response to questions from Committeemember Gilbert, City Manager Charles Luster discussed the City's responsibility for preparing the assessments for the capital improvements

but noted that discussions with Arizona State University (ASU) are continuing regarding this issue.

Mr. Raines spoke relative to the one-user system currently in place at Williams Gateway Airport and problems associated with utilizing a multi-user system. Mr. Raines discussed the difficulties associated with determining rates without the use of meters but indicated that staff has created an interim plan to monitor water usage based on acreage, land use, and the eastern zone water and wastewater rate. Mr. Raines informed the Committee that land owners will be encouraged to install irrigation meters.

Discussion ensued regarding subsidies to tenants at Williams Gateway Airport, meter installation schedules, the fact that ASU's previous concern relative to equitable rates has been addressed, and meter locations, costs, and ownership.

Committeemember Gilbert requested that staff prepare a report containing a comparison between the current monthly cost of providing utilities at Williams Gateway Airport and the proposed interim rates. Committeemember Gilbert also requested that a letter of protest be forwarded to the U.S. Air Force relative to their policy of charging insufficient minimum rates for water and wastewater utilities at various bases across the country.

Mr. Balmer stated that discussions between ASU and the City of Mesa continue relative to the systems' design, installation, scheduling, and capital costs.

It was moved by Committeemember Gilbert, seconded by Committeemember Payne, to recommend to the Council that the interim water and wastewater utility rates for the Williams Gateway Airport area be approved.

Carried unanimously.

2. Discuss and consider an agreement between Roosevelt Water Conservation District ("RWCD") and Mesa for acquisition of land for future South Water Reclamation Plant ("SWRP").

Utilities Manager Ralph Wisz spoke regarding the proposed acquisition of 78 acres of land required to complete the development of the future South Water Reclamation Plant. Mr. Wisz informed the Committee that Water Resources Coordinator Beth Miller would provide details pertaining to the proposed acquisition.

Ms. Miller spoke relative to Mesa acquiring fee title to property appraised at \$1.1 million in exchange for the delivery of 80,000 acre-feet of CAP water to Roosevelt Water Conservation District (RWCD) between January 1, 1997 and December 31, 2006, and the benefits the City would receive.

Chairman Kavanaugh stated support of the proposed request to acquire land for the future South Water Reclamation Plant and complimented staff on their efforts.

In response to a question from Committeemember Gilbert, Ms. Miller stated that the City is currently paying \$67 per acre-foot for CAP water and anticipates the price to increase to \$100

per acre-foot within the next 5 years. Mr. Wisz stated the City is not required to provide CAP water and indicated that effluent, or reclaimed water may be utilized.

In response to a question from Committeemember Gilbert, Ms. Miller explained that according to the new agreement, the City will be granted easements across the property and will be permitted to erect transmission lines where necessary.

It was moved by Committeemember Gilbert, seconded by Committeemember Payne, to recommend to Council that the proposed agreement between Roosevelt Water Conservation District ("RWCD") and the City of Mesa for acquisition of land for a future South Water Reclamation Plant ("SWRP") be approved.

Carried unanimously.

3. Adjournment.

The meeting adjourned without objection at 8:45 a.m.

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Utility Committee meeting of the City of Mesa, Arizona, held on the 10th day of January, 1997. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 28th day of January 1997

BARBARA JONES, CITY CLERK