

Rural Water District No. 3

Washington County, Oklahoma

17227 N. 129th E. Ave., P.O. Box 70, Collinsville, OK 74021-0070

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NOTICE REGULAR MONTHLY MEETING AND AGENDA FOR: RURAL WATER DISTRICT #3 WASHINGTON COUNTY BOARD OF DIRECTORS MINUTES

As required by Section 311, Title 25 of the Oklahoma Statutes, notice is hereby given that the Rural Water District #3 Washington County of Oklahoma will hold a Regular meeting on August 8, 2022 at 8:00 o'clock A.M., at 17227 N. 129th E. Avenue, Collinsville, Oklahoma, 74021.

I. CALL TO ORDER

- 1. The meeting was opened with the pledge of allegiance to the flag.**
- 2. The meeting was called to order August 8, 2022, at 8:00 a.m.** Chairman, Richard Kriege called roll: Vice-Chairman acting as Chairman Bruce Hoover, yes; Secretary/Treasurer Robert Scott, here. Directors: Bill Jacobs, here; Max Terrell, yes; Gary Burd, yes; Steve Cole, yes. There is a quorum present, and the meeting may proceed. Let the records show that the regular scheduled meeting of Rural Water District #3 Washington County, OK was called to order at 8:00 AM at 17227 N 129th E Ave in Collinsville, Oklahoma. Notice of the meeting was posted on the front door and drive-up window of the district office on July 6, 2022, at 4:00 PM. Also present is Jerry Gammill, District Manager; Chad Pennington, Field Supervisor; Dona Lewis Recording Secretary, David Dollar, Water PAQ Engineering, Larry Steidley, Steidley Law Firm, and other interested parties. This meeting will be conducted by the requirements of the Oklahoma Open Meeting Act. Only items on the agenda will be addressed. Anyone wishing to address the board must call the district's office by Wednesday prior to the meeting date and have your name and the nature of your business placed on the agenda.
- 3. Correction, deletions, or addition to the minutes of:**
 - a.** The Regular meeting of the July 11, 2022. Steve Cole made the motion to approve the minutes as written. Robert Scott seconded. Bill Jacobs, yes; Max Terrell, yes; Steve Cole, yes. Motion carried unanimous.
- 4. Report of Secretary/Treasurer.** Robert Scott, in August we had 38 new taps and 68 transfers. We sold 19 new taps in July. One thing, we may move some money to a money markets. Interest is better with them.
- 5. Report of District Manager.** Jerry Gammill, the report went out in the board packet. A few items are the Sheridan Booster Station and we have been reviewing submittals. The Owasso project on 116th St N between 129th and Garnett. We received on the 28th this last month where they are adding another driveway west of the fire station. Sample our TOC's delivered last week. Disinfection by products was delivered to the lab last week. We started our Lead and Copper sampling for this year. In potential new development on the west side of 129th St N approximately 101st St N. The cul-de-sac development right down there that goes back to the aquatic center. The property they are asking about is to the north, an open field south of the church. Parker Village, been reviewing the plans and have them ready to be picked up. Dun rite roofing, a development on the north side of Hwy 20 and East of 161st. They have had preliminary approval and they set on it. A long skinny piece of property. Warren Medical facility, they are on

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the agenda for final approval. Combs Country Estates, we finally got some good Bac-T's. Lines are put in and they will be working on their finalization of all their stuff. Cooper Crossing Extended IV, we received the package for review. Mark Allen, they have finally started on that again. City of Collinsville called me for a meeting. It sounds like there is some misinformation. I explained about the easements, and we still don't have any in hand. I tried to explain to them that our easements are not exclusive easement. Wendy's, Chad and I went out to meet a contractor. There was an alignment issue. They built over into the easement area. A good part of the drive thru is part utility easement. They ended up having to raise a standard curb up to about 16-18 inches because of our waterline. It will probably be 3-4 ft from the retaining wall. North Tulsa Commerce, we received a full packet of plans and paperwork. Tulsa is going to do their own thing. The master meter agreement was held back and was supposed to get approval from their City Council. Until we get that master meter agreement saying there is water from Tulsa for that amendment, then I'm not going to sign off on the permit. The Flatts II, we received the packet and reviewed it for the engineer to pick up. The Red Hawk Hill, we did receive the packet and I signed off on the permit and put the DEQ packet together. JR was going to pick that up so they could mail it. Reed Brothers Storage down on 86th St N & Yale. We did receive a letter from Aaron Hale about regarding the fire flow requirements. Tulsa County fire protection guy has allowed a letter saying they could share the fire protection between hydrants on us and Tulsa. Dollar General down at 86th & Yale. David and I did go do a site visit with the contractor and we finally received the set of plans to review on the 3rd. Café Corner, we did finally receive a packet for review. Lynn-Dee Lee Estates, the developer never completed it. A real estate group is looking into it, and they have sent us a water service ability request ask for 42 lots. The original only had eight lots. Now they have reduced the number of 32 lots. We are still waiting on the fire projection letter from the Fire District Representative. They had received a letter from the Fire District Representative that said the existing fire hydrants would cover the requirements for the new development. Those are not fire hydrants they are flushing hydrants. They are still working on things. We put out 5.5 million gallons from the plant last month. During the peaks times and we had leaks. We did use some water from City of Tulsa about 5.1 million gallons over a few days.

- a. **Field Manager.** Chad Pennington reports 9 field audit, 8 change out meters, 3 replaced can, 0 dirt work, 1 drop-in, 0 flush lines, 2 forfeit, 40 leaks, 3 replaced lid, 5 MXU installed to be radio reads, 3 checked pressures, 1 raise can, 2 get current reading, 7 radio read, 0 replaced setter, 1 shut off, 12 new taps, 21 miscellaneous, zero usage, work orders completed 122. We locked 54 last month. Taps had to go on the back burner, because we had so many leaks. Doug took a machine and another kid. They fixed some leaks. On one night on 136th St N. The guys decided to do a road bore and hit our line at 10:00 pm. The guys did an outstanding job working from 10:30 pm until about 6:00 am the next morning. Another leak that has been leaking for a while. The county had mowed on Memorial, and we saw some water. The pipe was exposed out of the ground and a tree root had pulled the waterline out of the ground and pulled apart. No telling how long it had been leaking. Back when it was really cold down by Tractor Supply the line blew out. We tried to fix it a couple of times and the pond damn about busted on us and the second time the road about caved in on us. It was finally dry enough and Creek Construction went in there and fixed it for us. I talked to Mike, and he could see a big difference in the towers. Most leaks were service line leaks.
 - b. **Office Manager.** Dona, we issued 132 work orders in July.
5. **Report of Attorney.** Howard Estruct is supposed to start on September 26, 2022. It has been put off many times. I'm trying to confirm it is going to go.
 6. **Report of Engineer.** David Dollar. Developments I worked on Parker Village, North Commerce, Dollar General, 86th & Yale, Cooper Crossing Extended IV, Red Hawk Hill, The Flatts II, The Dutch Bros. Owasso, The Criterion Office Building, Morrow Place III, Combs Country Estates and Lynn-De-Lee Estates. I have the water service review for Lynn-De-Lee Estates and waiting on for fire flow requirements and Roots Coffee (Caffeine Corner). Tulsa

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County has a couple of bridges on Memorial south of 146th St N. and they provided new information. We tried to reach out and waiting for a response.

7. **Approval of accounts payable.** Bruce Hoover made the motion to approve. Steve Cole seconded. Robert Scott, yes; Bill Jacobs, yes; Max Terrell, yes; Gary Burd, yes. Motion carried unanimous.
8. **Approval of new tap applications and transfers.** Robert Scott made the motion to approve. Bruce Hoover seconded. Bill Jacobs, yes; Max Terrell, yes; Gary Burd, yes; Steve Cole, yes. Motion carried unanimous.
9. **Approval and/or acceptance of new developments or line extensions.**
 - a. Discussion and decision regarding Dutch Bros. Owasso, 1 Lot, 1 Block Development, .826 ac., requesting water service located on the north side of 116th St. North approximately 600 ft. east of 129th E Ave. Meenakshi Krishnasamy, representing The Dutch Bros project. It is a simple coffee shop 950 sq ft. drive thru window and walk-up window. David Dollar. They have everything done and ready. They are adjacent property to OCCU. I recommend approval. Robert Scott made a motion to approve. Steve Cole seconded. Bill Jacobs, yes; Max Terrell, yes; Gary Burd, yes. Motion carried unanimous.
 - b. Discussion and decision regarding a request by Jeffrey A. Tuttle with Tuttle & Associates, Inc. regarding Parker Village, 120 lots, 57.5., located at 106th St North ¼ mile east of Garrett Rd. Jeff Tuttle, you gave me approval last August and we haven't started construction yet. I ask for approval for another year. David Dollar. There are no issues. I recommend contingent approval. Gary Burd made a motion to approve. Bill Jacobs seconded. Robert Scott, yes; Max Terrell, yes; Steve Cole, yes. Motion carried unanimous.
10. **Developments/line extensions waiting final approval.**
 - a. Discussion and decision regarding Warren Building / Urgent Care, 1 Lot, 1 Block, 4.94 ac. located on the north side of Hwy 20 and the east side of Hwy 169. Steve Cole made a motion to approve. Robert Scott seconded. Bill Jacobs, yes; Max Terrell, yes; Gary Burd, yes. Motion carried unanimous.

12. Public Comments.

II. OLD BUSINESS

1. **Discussion and decision regarding the ODOT Hwy 11 project, J/P 24351(04) Construction, SSP-174B(058)SS J/P 24351(06)Utilities, STPY-174B(060)UT Washington County, SH-11.**
 - a. Discussion and decision regarding the approval of invoice from Bartlett & West for engineering design. No invoice.
 - b. Discussion and decision regarding the easement acquisition and counteroffers from landowners. Kyle Sewell. No counter offers.
2. **Discussion and decision the proposed 24-inch water line alignment and easements.**
 - a. Discussion and decision regarding easement acquisition counteroffers from landowners. David Dollar. Nothing to report.
3. **Discussion, decision and update regarding the Sheridan Booster Station engineering and design.**
 - a. Discussion and decision regarding the approval of invoice from Bartlett & West for engineer and design. No invoice this month.
 - b. Discussion and decision to approve the pay estimate for with Orr Construction for the Sheridan Booster Pump Station Project. No pay Estimate.

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4. Discussion and decision regarding the Tulsa County Road Widening project on 86th St N.

- a.** Discussion, decision and updating regarding the Water Line Relocation Project along 86th Street North from US Hwy 75 to Memorial. Kyle Sewell. I left messages and haven't heard back from them. Not working on design, we are waiting on the agreement from the County.

5. Discussion and decision regarding the amount to purchase trucks and company car.

Jerry Gammill, I would say \$70,000.000 per vehicle or piece of equipment. Robert Scott made a motion to approve. Steve Cole seconded. Bill Jacobs, yes; Max Terrel, yes; Gary Burd, yes. Motion carried unanimous.

III. NEW BUSINESS

IV. ADJOURNMENT

1. Gary Burd made the motion to adjourn at 8:53 a.m. Bill Jacobs seconded. Robert Scott, yes; Max Terrell, yes; Steve Cole, yes. Motion carried unanimous.

Robert Scott – Secretary/Treasurer
Notes by Dona Lewis