



PUBLIC WORKS ADVISORY COMMISSION

MINUTES

CITY OF LANGLEY

December 9, 2020 - 3pm

112 Second Street
P.O. Box 366
Langley, WA 98260
(360) 221-4246

I. Call to order

Dominique Emerson called to order the regular meeting of the Public Works Advisory Commission at 3:05 PM on December 9, 2020 online via Zoom.

II. Roll call

In attendance: Dominique Emerson, Randi Perry, Stan Berryman, Tom Fox, Jim Dobberfuhl, Fred Lundahl, and Peter Morton

III. Approval of the Agenda

Fred made a motion to approve agenda. Second by Tom. Discussion: Dominique reported that the Whale Bell Park will be reviewed by Parks and Open Space, we will not need to discuss today. Motion passed unanimously.

IV. Approval of Minutes

Jim made a motion to approve the meeting minutes of 10/14/2020. Second by Fred. Motion passed unanimously.

V. Old Business

1. Water Comprehensive Plan is back from PACE with the comments from DOH addressed. It will be resubmitted after Brigid in planning provides a letter of consistency.
2. Langley Infrastructure Project 2A update- Ordinary high-water mark is complete in all but one location, Davido Consulting Group is working on the 30% plan set and have met with trenchless consultant and the arborist. Staff meeting scheduled Friday.

VI. New Business

1. Randi presented the updated Sandy Point Owners Association (SPOA) wholesale water contract. The updated contract requires that SPOA pay for all water passing through the water meter and pay the cost of service for City Staff to flush their meters. The contract is under City Attorney Review. Tom made a **Motion**: to recommend to City Council to authorize the Mayor to sign the SPOA agreement following City Attorney comment and incorporation of his changes. Second made by Jim. Motion passed unanimously.
2. Randi shared water usage data for sewer customers for 2018 and 2019. Discussion took place. Tom pointed out that the number of customers in the zero block of usage was consistent in the winter months for both years. The 3700 block has roughly 60 customers that don't move into a higher usage block. This is useful in determining amount of sewer entering the system in the summer months. The intent is to look at 2020 and incorporating revenue in with each block. Jim talked about utilizing smart meters to look at representative services for full time residential, part time residential and commercial consumption groups then utilizing that data to establish rates. Further discussion took place regarding goals.
 - a. Incorporating assistance program
 - b. Participation to match current capital need and asset value?
 - c. Is averaging working the way it is intended? Do we need a rate structure change to meet the system's needs?
 - i. Bill understandably? Is a flat rate a better way to go?
 - ii. Is our structure equitable between the classes?

Considerations regarding the data. Low end user vs vacant homes in the winter months and does tourism impact the residential side. Jim suggested installation of zone smart meters or sensors for early leak detection. He will investigate options and report back.

3. Cell towers and smart meters. PWAC will be looking into two issues 1. Cell towers and 2. Equipment. We will investigate cell tower issues, ordinances and use, and look at code provisions and policy on both city land and private property. Dominique will look for examples and other ordinances. The goal of a new ordinance will be to capture revenue, address safety issues, and conformance with federal regulations. Discussion took place regarding leaning poles, maintenance. Stan will pull franchise agreements as they should be investigated as part of this discussion. Dominique will coordinate presentations regarding issues around smart meters for the next meeting and will investigate interweaving ordinance into future meetings.

VII. Citizen Comments- Comments were received during new business

VIII. Announcements-

Next Board Meeting Wednesday January 13, 2020 3pm (Virtual-Zoom).

IX. Adjournment

Dominique Emerson adjourned the meeting at approximately 4:23pm.

Minutes submitted by: Randi Perry