

TOWN OF MANHATTAN
Thursday, April 25, 2024
Special Meeting
MINUTES

Mayor Traig Howells called the meeting to order in the Town Meeting Room at 207 S. 6th St. at 7:00 P.M. Present were Council Members Ryan Engbretson, Betsy Mancuso, Ryan Miller (left at 7:30 PM), and Josh Powell. Also present was Clerk/Treasurer Pam Humphrey. Town Engineer Kyle Scarr, engineer Nicole Rediske, and Public works supervisor Jeff McAllister were present by Zoom. Two members of the public were present. No members of the public were present by Zoom.

PUBLIC COMMENTS:

None

WATER SYSTEM PER:

Mayor asked for public comments.

No public comments.

Written comment:

Glen Clements, 709 Madison Ave: Opposed to using the growth rates provided by the engineer for the PER.

Mayor called for Council discussion.

Nicole Rediske, Thomas, Dean & Hoskins (TD&H): She stated that the Renewable Resource Grants and Loans (RRGL) Grant Deadline is May 15. The Preliminary Engineering Report (PER) will be presented at the next Council meeting on May 9. She will send resolutions prior to that meeting. One will be to accept the environmental assessment. The second will be to submit for a Montana Coal Endowment Program (MCEP) grant. The third will be to accept the PER. She would like guidance on what project to proceed with and which population projection to use. They could replace about 10% of mains with a Rural Development (RD) loan and grants. With no loan, only 2-3% could be replaced. She mentioned that the east to west mains would be upsized from 6" to 8" for growth. Her estimate is \$50,000 to leak detect half of the community. She described the structure of a PER and the alternatives.

The Council discussed the order of the line repairs and replacements.

Jeff McAllister, Public Works Supervisor: He stated that the order is not important to him, all of it needs to be replaced. He has talked to the Town Engineer about some of the unaccounted-for water. The park irrigation contributes to the unaccounted-for water. There are leaks, but probably not severe ones. If they were severe, they would show up in the ground. He would like to do leak detection first and then fix and replace. The water mains are at the end of their lifespan. The water system is aging and is going to fail. It is very fragile and difficult to work around. It needs to systematically be replaced. It needs to get started soon. It is almost all Asbestos Concrete (AC) pipes. Some of the system is over 60 years old.

The Council discussed the timing of the pipe replacements. They discussed the population projections. Some of the Council members were concerned that the PER would dictate what the Council must do and when for the next 20 years.

Nicole Rediske, TD&H: She stated that PERs are amended regularly. The population projection is a critical thing to think about, but a PER is not a binding contract for the next 20 years.

Kyle Scarr, Town Engineer: He explained that the population calculation used is up to the Council. The preliminary platted lots play into the calculation because they are waiting for capacity letters. Once there is capacity, those lots would take up all the capacity that the system is designed for. That would happen quickly. After the preliminary platted lots, there would only be capacity to add 226 more lots.

The Council discussed that for the project for this cycle, the population is not a factor. They discussed the different factors that would affect capacity. They agreed that they need to plan, but not overestimate. They are hesitant to increase rates, however water rates have not increased for 15 years. It is important to build some reserves to cover emergency expenditures.

The Council directed TD&H to use the 3.5% growth rate from the current population, which would calculate to 4614 in 2044.

The Council directed TD&H to use the replacement of pipes on the south side of Town as the alternative to use in the PER.

ADJOURN:

Motion- Mancuso; Second- Engbretson; Vote- Unanimous: Motion passed to adjourn the meeting.

Mayor

Clerk/Treasurer