

CLAYTON COUNTY BOARD OF COMMISSIONERS

Solid Waste Management Authority Board Meeting
10:00 A.M.

August 27, 2015

M I N U T E S

PRESENT: Chairman Jeffrey E. Turner (SWMA Member), Vice-Chairman Gail Hambrick (SWMA Member), Mary-Ann Carp (SWMA Member), Earl Randall (SWMA Member), Terry Baskin (SWMA Member), Andrew Love (SWMA Member) and Victor Lett, Sr. (SWMA Member). Also present were Mayor Bobby Cartwright (Mayor of Lovejoy), Jeff Metarko (Director of Transportation and Development), Tim Gilliam (Landfill Manager), Dennis Johnson (Budget Manager), Lt. Sean MacDonald (Refuse Control), Dennis Nelson (Clayton County Corrections), Shalanda Miller (Senior Staff Attorney), Josh Lawson with Jacobs Engineering, Chuck Button with Jacobs Engineering, Charles Ferree with Jacobs Engineering and Sandra T. Davis (Clerk).

I. CALL MEETING TO ORDER

Chairman Turner called the meeting to order.

II. ADOPTION OF AUGUST 3, 2015 MEETING MINUTES

Motion by Mr. Randall to approve the August 3, 2015 Solid Waste Management Authority Board Meeting minutes, second by Ms. Carp. The motion carried 5-0-2. Vice Chairman Hambrick abstained due to her being absent from the last meeting and Mr. Lett abstained due to him not being a member at the time of the last meeting.

Chairman Turner recognized the presence of the authority's new member- Mr. Victor Lett, Sr. and welcomed him to his first meeting.

III. CONTINUATION OF SOLID WASTE PROGRAM DISCUSSION

Mr. Metarko recalled the direction of the authority to further expound on potential franchising for solid waste collection in the county. He then called on Mr. Josh Lawson for the presentation.

Mr. Josh Lawson with Jacobs Engineering gave an overview of the presentation. *(A copy of the presentation in its entirety has been filed for the record.)* He reported on county-controlled franchising. The research involved the review of services provided in other counties. Mr. Lawson then offered some base service recommendations to include once a week trash pickup, single-stream (no glass), and yard debris pickup with a monthly bulk item pickup. As part of the evaluation, the surrounding cities were used as a comparison. Most offer a comprehensive package in terms of their services with all providing household pickup. All the markets offer

some amount of yard debris and bulk pickup as part of their packages. College Park is the only city that offers a twice a week service with all others providing once a week. He reported on the range of \$15.00 to \$25.00 per month for fees being collected and provided how those fees are collected. With the exception of College Park and City of Atlanta, it is universally collected on property taxes. As a last overview, the population for each city has been provided.

With further analysis, other metro county programs were reviewed to include Cobb, Columbus, DeKalb, Fayette, Fulton, Gwinnett, Henry, Meriwether, Spaulding and Whitfield. Mr. Lawson shared an overview of the services provided and the collection management structure of some of the cities that were a part of the comparison.

As it relates to revenue potential, Mr. Lawson offered a breakdown to include an administrative fee of \$2.00. He maintained that this is the same fee that Gwinnett County puts on top of the negotiated rate from the hauler to fund the operation of their services, but this is not a set number. The number of residential properties identified is 128,645 (per most recent digest) with the potential monthly revenue at \$2.00 would equate to \$257,290 and yearly amount of \$3,087,480. He also shared the expense potential that provides a breakdown of one-time startup expenses and annual operational expenses. Mr. Lawson put in a line item for litigation cost of \$1 million, as well as, cost for public outreach, professional services and the update of the Solid Waste Management Plan. The annual operational expenses include a Franchise Program Manager position at \$100,000 with support staff (2 people). Also included as an expense is the potential tipping fee revenue loss (10 – 30%), which equates to approximately \$630,000. In response to a question of Vice Chairman Hambrick, Mr. Lawson explained that the tipping fee revenue loss could be resolved and avoided with some type of flow control.

To respond to a question of Mr. Baskin regarding the expense loss of nearly \$3 million, Mr. Metarko referred to the next slide, which evaluates the 10- year expense versus revenue at the \$2.00 Administrative Fee. He explained that if we structure the fee schedule, we are predicting over time it's going to be a positive flow where we can start making those differences.

Mr. Lawson outlined the Gwinnett County Schedule from program concept development to the time the program was implemented. This process in total time, before the first collection, took five (5) years.

To accelerate the schedule, Mr. Lawson offered some options for shortening that timeline. The first Accelerated Schedule – 1st Pickup March 2017. When Mr. Lawson mentioned the collection on the property tax bill, Mr. Baskin asked would this be discussed further. Mr. Metarko suggested that the most feasible way to collect the fees must be determined with there being two main options: collection on the water bill and collection on the property tax bill. This discussion needs to take place but the discussion would be tabled at this time.

Mr. Baskin assured that he is not against the solid waste collection on tax bills; however, it is the process that people do not understand on how we get those bills out. He then asked that the authority members be open to the discussion.

Mr. Lawson continued outlining the other schedules with a detailed timeline for each development and concept as follows: Accelerated Schedule – 1st Pickup March 2018 and Accelerated Schedule – 1st Pickup March 2019. From a financial standpoint, Mr. Johnson explained that an investment upfront in terms of county funds would need to be made in order to get to this point and this is where the risks come in.

The final slide highlights the disadvantages to adding flow-control to a collection system. Mr. Lawson explained that there are not a lot of advantages to adding flow-control; however, there are a lot of disadvantages and provided an overview of each.

Chairman Turner asked for the projection of funds expended upfront by the county, because according to the presentation, the cost is approximately \$1.6 million. Chairman Turner then asked for the next step in the process, at which time, Mr. Metarko said we need some direction from the authority on the schedule, some discussion on the type of outreach and a budget associated with that. With these directives, Mr. Metarko explained that we could come back to the authority and lay all of the information out, look at some budget numbers again and do a kick-off type measure.

When Chairman Turner asked about looking at the collection on the tax bill, what would be the preference of Mr. Baskin? It was suggested by Mr. Baskin that his preference would be 2019 to get planning, preparation and all of this together. Ms. Carp suggested that the administrative fee be \$3.00. Mr. Lawson mentioned that it is not a flat \$3.00 fee but a normalized \$3.00 fee to make everyone pay the same no matter the district of residency. He explained that one district may pay \$2.75 while another would pay \$3.25; therefore, the \$3.00 fee is normalized.

Mr. Baskin then made the motion to accept the Accelerated Schedule – 1st Pickup March 2019, second by Mr. Randall. Vote unanimous.

In response to Mr. Metarko regarding a plan for another meeting date, Chairman Turner suggested that Mr. Metarko craft out the next agenda and that information would then be sent to the other authority members.

IV. CITY OF LOVEJOY'S PARK FACILITY

Ms. Michelle Youngblood recalled that there has been discussion on transferring some property that the authority owns to the City of Lovejoy for a ballfield. Mr. Metarko then provided a drawing of the property for discussion. He explained that this was a request from the City of Lovejoy. The information was forwarded to EPD and received their concurrence to move the

property line back and reduce the buffer. From a landfill prospective, there is nothing further that the landfill needs to do to address it; therefore, it is now with the Solid Waste Management Authority to convey the property to the City of Lovejoy. Ms. Youngblood added that the authority members would be considering today to vote to approve the transfer to the City of Lovejoy and authorize the authority officers (Chairman and Board Secretary) to execute the documents necessary to effectuate that transfer. Mayor Cartwright described the conceptual drawing of the fencing, walking trail and the ballfield. He explained that this project is a joint venture in that the authority would give Lovejoy the land and the City of Lovejoy is going to be the oversight there. He noted that the county would use some of the 2004 SPLOST money and the City of Lovejoy is going to contribute some funding. He pointed out this is going to be a leased field. He said there would be two new ball courts and the City of Lovejoy already has the money available to build the skate park. In response to a question of Vice Chairman Hambrick, Mayor Cartwright replied that the land belongs to the authority; however, the Board of Commissioners would have to approve the use of the 2004 SPLOST money. Ms. Youngblood added that the authority members could make the transfer of the property contingent upon approval of 2004 SPLOST funds for the development of the park.

After seeking some direction on the verbiage of the motion, Ms. Youngblood offered the wording of the motion to be 'to authorize the transfer of the authority's property to the City of Lovejoy to be developed for public use contingent upon the approval by the Board of Commissioners of the 2004 SPLOST funds to be used in the development of that facility and authorize the Chairman to exercise the documents necessary to effectuate the intent of the resolution'. Mr. Randall then made the aforementioned language in the form of a motion, second by Ms. Carp. Vote unanimous.

Vice Chairman Hambrick asked if this in the 2004 SPLOST? Mayor Cartwright said that he believes there were funds available for joint ventures in the 2004 SPLOST and this is what Mr. Detrick Stanford- Interim Chief Operating Officer / Parks and Recreation Director has been working on. Mr. Metarko expounded further that there were Parks & Recreation funds in the 2004 program; however, how much is remaining and what Mr. Stanford has allocated it to, he is not privy to that information.

There being no further business to discuss, motion by Mr. Baskins, second by Ms. Carp, to adjourn the Solid Waste Management Authority Board Meeting of August 27, 2015 at 11:04 a.m. Vote unanimous.