



**City of Lake Oswego/City of Tigard Water Supply Partnership
Summary of Oversight Committee Meeting #26
Meeting held
July 9, 2012**

Lake Oswego Technical Committee Member Joel Komarek called the meeting of the Lake Oswego/Tigard Water Partnership Oversight Committee to order at 5:33 p.m. on July 9, 2012, in the Oswego Conference Room of the West End Building; 4101 Kruse Way, Lake Oswego.

Present:

City of Lake Oswego Oversight Committee: Mayor Jack Hoffman, Councilor Bill Tierney
Staff: Joel Komarek, Dave Prock, Jane Heisler, Vanessa Thomas
Other: David Donaldson, Kari Duncan

City of Tigard Oversight Committee: Mayor Craig Dirksen, Councilor Gretchen Buehner
Staff: Dennis Koellermeier, Rob Murchison
Other: Marty Wine

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1. CALL TO ORDER/ROLL CALL
 2. APPROVAL OF MINUTES FROM MEETING #25

Mr. Komarek asked for approval of minutes from the last meeting held on June 11, 2012. **Councilor Buehner** motioned to approve, **Councilor Tierney** seconded the motion. A voice vote was taken, and the motion passed with Lake Oswego **Councilor Tierney**, and Tigard **Mayor Dirksen** and **Councilor Buehner** voting 'aye' (3-0).

3. PUBLIC COMMENT

There was no comment.

4. DISCUSSION OF PRIOR ACTION ITEMS

Councilor Buehner questioned if a letter went out to Gladstone City Councilors, the Tualatin Valley Water District and the Consortium thanking them for their support of the project. **Mr. Komarek** and **Ms. Heisler** confirmed letters had been mailed out.

Mr. Komarek referenced the memorandum passed out during last month's meeting from Jeff Ring and asked the Oversight Committee (OVC) if they had any questions. **Councilor Buehner** asked if an oral argument date had been set yet. **Mr. Komarek** responded a date had not yet been set but a request had been made for an extension of time to submit response briefs. The extension is because The League of Oregon Cities and Oregon Water Utilities council had hired legal council to write an amicus brief in support of the project.

5. PROGRAM UPDATE BY MAJOR TASK

Mr. Prock referenced the Program Task Update in the packet handed out. Staff is prepared to discuss the bond resolution with the Lake Oswego City Council tomorrow evening. **Mayor Hoffman** stated hopefully the resolution would happen within the next two weeks. It would not be a bond; it would be a resolution to approve the bond but to secure an interim line of credit in September.

Water Treatment Plant (WTP)

Mr. Prock stated the land use application date in West Linn has been adjusted from July 20 to August 20. There are no delays anticipated with this date change regarding the appropriate meetings with the West Linn Planning Commission (WLPC). **Councilor Tierney** asked what the causes are for the 30 day delay and why would the date change not affect the WLPC meetings. **Mr. Prock** responded the date change is to coordinate with the various work products which need to be produced and there is float time in the schedule to allow for this. **Ms. Heisler** added this is a supplemental application so there is not a 30 day review. **Mayor Hoffman** asked when the WLPC would be reviewing and if the application would be deemed complete. **Ms. Heisler** answered staff was given a possible date of September 19 but it would more likely be in October. **Mr. Komarek** stated the pipeline application should be reviewed by early August.

Waluga Reservoir (WR2)

Mr. Prock mentioned staff made a decision to extend a dry 24 inch pipe from the reservoir down to Carmen Drive. The pipeline will terminate there for future use at a later date. Staff had looked at potentially extending the pipe along Carmen Drive over to where the existing system is at Bonita but staff did not want to make the investment at this time. **Council Tierney** asked what the future use would be. **Mr. Koellermeier** answered it would allow the additional flow for Tigard. At some point Bonita to Tigard pipeline needs to be updated but not at this point.

Bonita Pump Station (BPS)

Mr. Murchison stated staff is in negotiations with the property owner for the BPS.

Misc

Councilor Buehner asked how design is going, particularly on the Water Treatment Plant (WTP) and asked if costs are being cut. **Mr. Prock** responded cuts were made in the 30% design phase and staff is focused on the actual design of the facilities, establishing and in some cases reducing the square footage as the design continues. He mentioned the footprint of the WTP today versus a couple months ago is different. It is much more well defined and decisions are being made building by building for chemical storage areas and ozone facilities. Kari Duncan confirmed the WTP will not have a CO2 tank. **Mr. Komarek** passed out WTP footprints to the OVC to show the changes.

Mayor Dirksen mentioned he has seen comments made on the iFish website regarding the Partnership. One of the comments from Jack Norby mentioned the Partnership had claimed to have had an appraisal done which showed there was no impact on house values in the neighborhood. **Mr. Norby** said he had never seen the appraisal therefore it did not exist. **Ms. Heisler** stated he would not have had access to the appraisal. He lives on Kenthorpe, not on the Mapleton plat which is why he may have not received a copy of it. **Mayor Dirksen** stated Mr. Norby's comment needs to be countered to make sure he and everyone else is aware the

appraisal exists. **Mr. Koellermeier** mentioned legal council may allow the appraisal to be public since it does not address any specific property owners and values.

Councilor Tierney stated on permit updates, in addition to submittal dates he would like to see when to expect action to be made. **Mr. Komarek** stated there is a public hearing in Gladstone on July 17 for the pipelines. To this point, the pipeline application has not received any controversy and the river intake application was approved. The Lake Oswego finished water pipeline (FWP) was also approved.

Mayor Dirksen asked for a footprint of the WTP with all the heights of the buildings incorporated into the drawing.

Mayor Hoffman asked about the Waluga Reservoir application and asked if there were any changes. **Council Tierney** mentioned he had been meeting with the neighbors in the area and generally neighbors were not happy about it. Questions from the neighbors regarded the location, how decisions were made, noise levels during construction and if staff looked at all options. He responded to the neighbors confirming that WR2 will be in the Waluga neighborhood. He tried to focus the neighbors on options which can be made on the reservoir to make the neighbors happier. He did not receive feedback. Another question brought up was whether an additional reservoir would ever been added in the area. **Mr. Komarek** responded the reservoir was sized to meet the ultimate capacity in that zone and there will be no need to add another future reservoir on the site. **Councilor Tierney** said there are two subdivisions in the Waluga area. One subdivision came to meetings and we worked out the reservoir plans with them. But in essence we moved the reservoir further from their residences and made it taller.

6. EARLY EQUIPMENT PROCUREMENT (Action: concurrence with approach)

Mr. Prock pointed out that staff will be initiating a process to preselect vendors for the ozone system, the ballasted flocculation system and screw press. For the Ozone system there are 4 major vendors available and all of their systems vary in size. In order to fine tune the WTP building size staff first needs to choose the vendor. For the ballasted flocculation, it is a proprietary system so it may be a sole source purchase. There are at least two screw press vendors which meet the WTP needs but again the equipment varies in size. The selection process will take about 2 or 3 months. Staff hopes to present award recommendations to City Council by October/November. Costs for the ballasted flocculation will be in the \$700,000/\$800,000 range, Ozone will be \$2,000,000/\$2,500,000 and for the screw press, staff is looking at under \$1,000,000 for both units. Staff will be looking to start the engineering process so the vendors can begin their shop drawings in advance of the equipment being delivered. A stipend will be paid up front to the vendors for their engineering services. That information then flows into the design plans and into the construction plans. **Councilor Tierney** asked if the West Linn application reflects specific sizes of the WTP. **Mr. Prock** stated the application lists the largest sizes possible so the actual design may be smaller.

7. CLACKAMAS RIVER WATER PROVIDERS

Mr. Komarek mentioned a vote was taken to accept Tigard's request to become a member of the Clackamas River Water Providers and it was in favor 4-1 with one abstention. For the first year, Tigard will be a paying, non-voting member and the next year they will be a paying and a voting

member at a flat fee. When the project concludes, Tigard's annual membership fee would be proportionate to the amount of water it takes from the Clackamas River.

8. COMMUNICATION UPDATES

Ms. Heisler referenced the handout in the packet listing communication updates. (see the attached)

The next meeting with Partnership representatives in a facilitated session with Robinwood residents is anticipated for July 25. **Mayor Dirksen** believes a member from West Linn City Council should be there to listen in on the meeting.

A project briefing packet will be available for Council candidates.

9. FUTURE AGENDA ITEMS

- WTP footprint with building elevations
- Neighborhood re-engagement
- Municipal water rights extension appeal
- West Linn Land Use
- Program permits status update
- Next Joint Council meeting date possibly November 13th

10. NEXT MEETING DATE

The next Oversight Committee meeting will be Monday, September 10, 2012, from 5:30 p.m. to 6:30 p.m. in the Oswego Conference Room at the West End Building in Lake Oswego.

11. ADJOURN

Mr. Komarek adjourned the meeting at 6:24 p.m.

Attachments: None

Approved: August 13, 2012