

Meeting minutes from CLPOA BOT – CUI BOD – Madison County

11/21/2017

On Tuesday evening, 11/21/17, thirteen members of the CLPOA BOT and the CUI BOD, and our Lake Manager, met with three Madison County representatives. The focus of the meeting was to discuss the proposed County water treatment plant, the potential for the Choctaw Lake community to obtain water from the County, and the concern that the County has for copper entering the waste water treatment plant from our community.

These meeting minutes were revised 11/30/2017 to reflect comments received from Madison County. These minutes are not intended to reach any conclusion but to only record the discussion as it occurred on 11/21/17.

Most of the dollar amounts in the following paragraphs are based on best available information at this time. However, many of the projected amounts are based on Estimates and not actual Final Bid amounts. These values will be reviewed and modified as more detail is obtained regarding Scope of Work and Material and Construction costs.

The County (Rob Slane) believes that they are close to an agreement with the State of Ohio to take over management and upgrades to the existing water treatment plant at the prison complex. Their intent is to sign a long term lease with the State and then purchase the plant from the State within a year or two.

The primary initial goal of the County is to run water to the route 42 and interstate 70 area to promote development. They are not focused on adding Choctaw Lake to their new distribution system but it would help their overall economic model if Choctaw Lake was included. Extending the water distribution to Choctaw Lake would require additional expense to the County, which is reflected in their preliminary cost to supply water to our community.

If Choctaw Lake does not join their water system, the new water main will run along route 38 and go east on route 40 toward route 42. This route would then bypass both Choctaw Lake and Somerford Township and could possibly inhibit growth and development in our vicinity. However, the County would be able to go west on route 40 toward Somerford Township in the future if desired. If Choctaw Lake does join the County's new water system, the new water main would run along 56 to Old Columbus Road, and also go east along route 40 toward the route 42 area. Again, the County's position is for development to occur at interstate 70 and route 42.

The County believes that they will be able to supply water through their new distribution system within 18 months after they reach an acceptable agreement with the State. Their preliminary estimate to supply bulk rate water to our community is \$48 per household per month. The County will not incorporate our water distribution system into their system, so CUI would still be required to maintain billing services and maintenance of the CUI properties and water distribution piping, valves and water towers. CUI believes it would cost the homeowner about \$12 per month to continue the billing and water distribution services, so the total monthly bill would be approximately \$48 plus \$12 = \$60, or \$180 per quarter.

CUI believes that if we build a new water treatment plant adjacent to our existing plant our monthly water bill will go from \$30 to approximately \$40 per month. Although the County would supply softened water, which CUI does currently not offer, CUI believes that a new water softening system is feasible at our facility and would add about \$8 per household. So, if water softening is added to our

new water treatment plant the total monthly bill would be approximately \$30 plus \$10 plus \$8 = \$48, or \$144 per quarter. Without the addition of a water softening system the CUI rate would be \$30 plus \$10 = \$40 per month, or \$120 per quarter.

Also discussed was the concern the County has regarding copper inflow at the waste water treatment plant. They believe that our personal water softeners negate the effect of the orthophosphate corrosion inhibitors that are injected into the water at our water treatment plant. The softened water increases the rate of corrosion in our home's copper water pipes, and the dissolved copper flows to the County's waste water treatment plant. Using either county supplied softened water, or installing a water softening system in our new water treatment plant should solve the copper concern at the waste water treatment plant. Another option is to keep our new proposed water treatment plant as it is currently planned and to add another step in the County's waste water treatment plant that would remove the copper. The County mentioned that adding this extra step at the wastewater treatment plant would cost around \$500,000 or a little more, but this option could be less expensive than adding a water softening system at our new plant. If CUI does add a water softening system, or if the Choctaw Lake community decides to use County water, the personal water softeners in our homes should be removed or bypassed to avoid excessive water softening in the home, which would keep the copper levels at the waste water treatment plant at high levels. We also believe that there may be several other reasons for the higher than expected copper readings in our waste water that may not be related to water softeners. CUI and the County will work together to evaluate this concern.

Tom Taylor, an operator at the County's waste water treatment plant, mentioned that the sewage plant receives only about 120,000 gallons per day from our community, using a transducer and V weir to measure the flow. CUI believes its average water use is 225,000 gallons per day. CUI needs to investigate this discrepancy. Either the CUI measurement is wrong, the County's measurement is wrong, we have a significant amount of water loss in our community, or a combination. If we have that much water loss, or if we are really only using about 150,000 gallons per day, we may be oversizing our proposed water treatment plant by a significant amount. The County would like to work with us to figure out the difference in water flow readings. If the amount of daily water usage could be reduced, the cost of the bulk rate from the County would also be reduced accordingly per household, as would the size and cost of our proposed new plant.

Respectfully submitted,

Scott Kutzley

11/23/2017, 11/30/2017