

**DEPARTMENT OF WATER SUPPLY
COUNTY OF HAWAI'I
WATER BOARD MEETING
AGENDA**

MEETING DATE: November 23, 2004

PLACE: Royal Kona Resort, Discovery Room; 75-5852 Ali'i Drive, Kailua-Kona, Hawai'i

TIME: 10:00 a.m.

- 1) CALL TO ORDER - 10:00 a.m.
- 2) STATEMENTS FROM THE PUBLIC
- 3) APPROVAL OF MINUTES - Minutes of the October 26, 2004, Water Board Meeting
- 4) APPROVAL OF ADDENDUM AND/OR SUPPLEMENTAL AGENDA (if necessary)
(Note: Addendum requires Roll Call Vote)
- 5) NORTH KOHALA:

A. **CONSTRUCTION RIGHT-OF-ENTRY AGREEMENT - HALAULA WELL SITE:**

The Department is desirous of installing a production well, within a portion of Tax Map Key 5-3-004:001, more specifically upgradient of our existing tank site in Halauala (5-3-004:005). In order that we may expeditiously proceed with the soil testing, conducting surveys, and drilling the exploratory well, prior to finalizing the land acquisition from Surety Kohala, the current owner, it was deemed appropriate to obtain this right-of-entry agreement in the interim.

RECOMMENDATION: It is recommended that the Board approve this agreement, subject to the approval of the Corporation Counsel and that either the Chairman or the Vice-Chairman be authorized to sign the document

6) NORTH KONA:

A. **ASSIGNMENT OF HASEKO WATER AGREEMENT WATER UNITS:**

This matter was deferred at the October 26, 2004, Water Board Meeting.

As part of a tri-party agreement dated May 4, 2000, between HASEKO (HAWAII), Inc., Keopuolani Estates Associates (KEA), and the Water Commission, KEA, the owner of TMK 7-5-001:044, was granted forty-six (46) units to be assigned to the same parcel in exchange for a well and well site. Now, SUNRA COFFEE, LLC, successor to KEA, desires to assign fifteen (15) of these units to Wainani 42 LLC to be used on TMK 7-5-001:027.

Section 5 of the subject agreement provides for the assignment of all or part of the 46 units to other parcels in the North Kona water system, subject to whatever water system improvements are required by the Department.

RECOMMENDATION: It is recommended that the Board approve this assignment and consent, subject to the approval of the Corporation Counsel, and that either the Chairman or the Vice-Chairman be authorized to sign the document.

B. AGREEMENT FOR ASSIGNMENT AND TRANSFER OF WATER COMMITMENTS FOR KONA SOURCE AGREEMENT II:

Pualani Estates, Inc., previous owner of Tax Map Key 7-5-017:035, wishes to assign seventy two (72) Kona Source Agreement II commitments, currently assigned to said parcel, to D.R. Horton-Schuler Homes, LLC, the current owners of the parcel.

RECOMMENDATION: It is recommended that the Board approve this Assignment Agreement, subject to the approval of the Corporation Counsel and that either the Chairman or the Vice-Chairman be authorized to sign the document.

7) SOUTH KONA:

A. STANDARD OPERATING PROCEDURE REGARDING SODIUM:

At the last Water Board meeting, action was deferred pending staff's research as to how many additional sources would need to be tested if the threshold was lowered to 20 mg/L.

An additional 22 sources will need to be tested if threshold is lowered to 20 mg/L versus 60 mg/L. Of these 22, 5 (Akaka Falls Spring, Murphy Tunnel, Papaikou Spring, Maukaloa Spring, and Chaves Spring) are most likely influenced by water treatment for corrosion control. These sources are or were being treated by soda ash (which contains sodium) at the time they were analyzed.

RECOMMENDATION: It is recommended that the Water Board approve the procedure regarding sodium for sources that have shown sodium levels greater than or equal to 60 mg/L and or chloride levels greater than or equal to 250 mg/L.

8) MISCELLANEOUS:

A. PROFESSIONAL SERVICES AGREEMENT:

Professional Services Agreement contract for the following Department of Water Supply projects is currently being processed. However, the project is not officially listed on the Department's current 5-year Capital Improvement Projects list.

- 1) ENVIRONMENTAL ASSESSMENT FOR THE CONSTRUCTION OF THE ISLAND-WIDE WATER SPIGOTS FACILITIES
DWS Job No. 2004-841
Consultant: M & E Pacific, Inc.

Fee: \$107,500.00

The United States Environmental Protection Agency is providing \$780,000.00 to the County of Hawai'i for the design and construction of the project. The project involves the acquisition, development, and eventual construction of six potable water spigot sites in the County of Hawai'i. The project goal is to upgrade the existing water system and to provide the public with six sanitary water spigot sites to obtain potable water for domestic use. Possible locations for the spigot sites include Puna, Kau, South Kona, and Hilo.

The Professional Services Agreement contract with M & E Pacific, Inc., is for the preparation and filing of the Environmental Assessment of ten possible spigot sites. Upon completion of the Environmental Assessment, the County of Hawai'i will enter into lease agreement, purchase agreement, or permanent easement for the six approved sites. The Department of Water Supply is managing the environmental assessment, design, and construction phases of the project for the County of Hawai'i.

Pursuant to Resolution 04-01, it is recommended that the Water Board approve the Agreement contract for this project. Upon approval, the projects' Agreement contract may then be fully executed.

2. Reed's Island Waterline Replacement

Project Scope: The scope of work for this project includes the topographic survey, design, preparation of plans and specifications, and the construction of approximately 2,500 feet of 6-inch waterline replacement along Reed's Island Road with replacement of the existing galvanized service laterals.

Public Works is scheduling the repaving of this road in June 2005 and according to their current policies, any utility work within a recently paved road will require the repaving of the entire road. Based on this policy and the recurring waterline and service lateral breaks in this section, a condensed project implementation schedule became paramount. With this in mind, it was decided to utilize a design/build effort, a first for the Engineering Division, in order to expedite this project.

Construction Cost Estimate: \$ 250,000

RECOMMENDATION: It is recommended that the Board award the consultant contract for Job No. 2004-841 (Environmental Assessment) to M & E Pacific, Inc., for \$107,500.00 and that the Board approve a consultant contract for the design of Reed's Island Waterline Replacement, estimated construction cost \$250,000.00, and that either the Chairman or the Vice-Chairman be authorized to sign the documents, subject to approval of our Corporation Counsel.

B. SSFM INTERNATIONAL, INC., AGREEMENT - VULNERABILITY ASSESSMENT AND EMERGENCY RESPONSE PLAN FOR ISLAND OF HAWAI'I WATER SYSTEM, JOB NO. 2003-835, CHANGE ORDER NO. 1 AND REQUEST FOR ADDITIONAL FUNDS:

This change order consists of providing all professional services necessary to perform a Vulnerability Assessment and Emergency Response Plan in accordance with the Public

Health Security and Bioterrorism Preparedness and Response Act of 2002 (P.L. 107-188) and 42 USC 300I, P.L. 108-76 ("Bioterrorism Act") for the Island of Hawai'i for the South Kona district. The South Kona district was inadvertently left out of the original contract. The Department and the Department of Health recently determined that the South Kona district served more than 3,300 persons. Since the original contract does not have funding for this Change Order No. 1, a request is also to provide additional funding in the amount of \$17,100.00.

RECOMMENDATION: It is recommended that a change order for the above services be awarded to SSFM International, Inc., for an additional \$17,100.00, and that an additional \$17,100.00 be added to the contract funding, for a final total of \$267,085.00 and that either the Chairman or the Vice-Chairman be authorized to sign the change order for said services subject to the approval of Corporation Counsel.

C. **STRATEGIC PLAN/ANNUAL BUSINESS PLAN:**

Information presentation to be made by the "champions" of the next three strategic initiatives and tactics listed in the 2004-2005 Annual Business Plan:

1. Glenn Ahuna – review and improve CIP planning and prioritization process.
2. Keith Okamoto – Develop Regulatory Compliance Plan (RCP) that tracks, anticipates and provides strategies to address EPA/DOH regulations.
3. Larry Beck – Prepare and implement dynamic Water Master Plan for DWS systems that supports County General Plan and identifies funding and personnel needs.

D. **MONTHLY PROGRESS REPORT:**

Review of progress report of projects.

E. **REVIEW OF MONTHLY FINANCIAL STATEMENTS:**

Review of financial statements and information.

F. **EXECUTIVE SESSION:**

1) *Manager's Evaluation*

The purpose of this meeting is to consider the evaluations of the Manager, as authorized by Hawai'i Revised Statutes, Sections 92-4 and 92-5(a)(2).

2) *First Insurance of Hawaii (Kaulana at Kona)*

The purpose of this meeting is to consult with the Board's attorney on questions and issues pertaining to the Board's powers, duties, and liabilities, as authorized by Hawai'i Revised Statutes, Section 92-4 and 92-5(a)(5).

3) *Association of Apartment Owners Kaulana at Kona*

The purpose of this meeting is to consult with the Board's attorney on questions and issues pertaining to the Board's powers, duties, and liabilities, as authorized by Hawai'i Revised Statutes, Section 92-4 and 92-5(a)(5).

G. **MANAGER'S EVALUATION:**

Discussion/Action on Manager's and Deputy Manager's Salary.

H. **2005 WATER BOARD MEETING SCHEDULE:**

Attached is a tentative schedule for discussion and/or agreement.

I. **DWS DRILLING PROGRAM:**

For discussion.

J. **SPECIAL WATER BOARD MEETING:**

Based on a polling of Board Members and six responses, the majority decided to have a Special Meeting to discuss issues facing the Board. This item is up for discussion as to topic, time, and place of Special Meeting.

K. **MANAGER'S REPORT:**

1. Kona Coastview/Wonderview status
2. USGS Drilling Program
3. Kona Water Quality

L. **CHAIRMAN'S REPORT:**

9) **ANNOUNCEMENTS:**

Next Meeting:

The next meeting of the Water Board will be held on December 21, 2004, in the Hilo Operations Center Conference Room, 889 Leilani Street, Hilo, Hawai'i.

10) **STATEMENTS FROM THE PUBLIC**

11) **ADJOURNMENT**

If you require an accommodation or auxiliary aid and/or services to participate in this meeting (i.e., sign language interpreter, and large print), please call this number 961-8050.

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