

To: Honorable Mayor and City Councilors
From: Michael Spurgeon, City Manager
Date: October 25, 2019
Re: Notes to Council

1. STAFF REPORTS / ITEMS REQUIRING IMMEDIATE ATTENTION

- Utilities Department Monthly Report – September 2019

2. GENERAL CORRESPONDENCE / NOTIFICATION

- Press Release – Broken Arrow breaks ground on Creek 51 Business Park
- Recent news articles

3. SPECIAL EVENTS / ACTIVITIES

- N/A

Respectfully submitted,



Michael Spurgeon

clm
Attachments

1. STAFF REPORTS / ITEMS REQUIRING IMMEDIATE ATTENTION



To: Michael Spurgeon, City Manager
From: Charles Vokes, Utilities Director *CV*
Date: October 25, 2019
Re: Utilities Department Monthly Report – September 2019

	September 2019	September 2018
Water Treated, Purchased and Distributed		
Water Purchased from Tulsa	5.7 MG	7.0 MG
Water – Produced at Verdigris WTP	<u>393.3 MG</u>	<u>388.6 MG</u>
Total	399.0 MG	395.6 MG
Wastewater Treated		
Lynn Lane Plant	149.5 MG	116.5 MG
Haikey Creek Plant flow from BA	<u>142.2 MG</u>	<u>162.2 MG</u>
Total	291.7 MG	278.7 MG
Haikey Creek Plant flow from Tulsa	200.5 MG	189.5 MG

LLWWTF Summary-

David Handy, Plant Manager

1. Performed grounds maintenance
2. Changed out polymer totes
3. Greased bearings on screens, compact washers, grit pumps and grit snail
4. Greased belt press bearings
5. Received chlorine cylinder and hooked up
6. Cleaned both head cells
7. Switched from the east head cell to the west
8. Inspected all machinery and equipment
9. Cleaned up trash in building

Utilities Distribution/Collections Maintenance Summary

Water Distribution-Travis Schemonia, Water Supervisor

1. New taps and meters-46
2. Line locates-628
3. Meters replaced-2
4. Meters replaced for AMR project-0
5. Registers replaced for AMR-0
6. Meter and valve boxes repaired/replaced-18
7. Meter boxes replaced for AMR project-0
8. Meter leak repairs-17
9. Water leak calls-36
10. Distribution main leak repaired-10

11. Curb stops replaced-6
12. Valve truck crew exercised 24 valves for the month, bringing the total to 448 for 2019
13. Water system service requests-46
14. Cleaned and restored yards after water line repairs-22
15. Fire hydrants replaced-4
16. Fire hydrants repaired-5
17. Valves repaired-1
18. Service crossings installed-0
19. Assisted Meter Reading with Turn Ons-24
20. Water pressure tests-8
21. Hauled 8 loads of topsoil for County Line property
22. Repaired 2 inch service line for soccer field bathrooms
23. Repaired French drain at 2913 N Juniper Ct

Water Quality

1. Tested chlorine levels near auto flushers to verify all are working-16
2. Bac-T samples collected-100
3. Collected 2 chlorine samples (am/pm) daily-60 total
4. Distribution system-tests at 12 distribution locations and 4 water tower locations
5. Checked chlorine levels daily at 4 water towers-92
6. Main lines flushed to address water quality issues-21
7. Water quality concern calls at 28 locations-405,183 gallons flushed
8. Total gallons flushed to improve water quality-estimated 7,300,000 gallons
9. Flushed dead end lines at 39 locations once a month

Water Reclamation-David Marlow, Wastewater Collection Supervisor

Lines-

1. Service request calls-39
2. Sewer line locates-72
3. Sewer line blockages relieved-5
4. After hour calls-18
5. Manholes cleaned/raised/repaired-8
6. Sewer lines cleaned-620 ft.
7. Sewer lines repaired/replaced/installed-324 ft.
8. Sewer lines root cut-0
9. CCTV inspections done-1,078 ft.
10. Sinkholes-0
11. Sanitary Sewer Overflows (SSOs) reported to ODEQ-7
12. Cleaned and restored yards after sewer line repairs-7

Booster and Lift Stations-

1. Routine station visits (29 lift stations and 4 booster stations)-60
2. Check valves/pumps cleaned at stations-6
3. Groundskeeping-12
4. Booster station calls-8
5. Wet wells cleaned-1
6. Lift station maintenance and repairs-12
 - South Park-pulled trash out of pump
 - Bass Pro-Haynes programmed PLC
 - Adams Creek North-switched out rotating assembly 1B & 2B

- Kenwood Hills-added air to tank
- Adams Creek North-rebuilt rotating assembly
- Adams Creek North-installed rotating assembly 1B
- The Greens-repaired check valve arm #3

Meter Reading-Derriell Bynum, Meter Reading Supervisor

1. Replaced meters-63
2. Placed door hangers for bad checks-18
3. Turn Ons for nonpayment-249
4. Turn Offs for nonpayment-270
5. New account service initiated-468
6. Accounts finalized-508
7. Meters read-39,090
8. Rereads/leak tests-111
9. Misreads verified-20
10. Boxes replaced-13
11. Lids replaced-0
12. Met with residents to discuss their high bill/water usage concerns-10
13. Pulled meters-4
14. AMR Project
 - Retrieved water use history from AMR radio devices and provided the 90 day graphs to the customers-14 for a total of 86 for 2019
 - AMR registers-10
 - AMR meter body-61
 - Defective AMR registers replaced-23
 - Meter boxes replaced-5
 - AMR antennas replaced-5
 - Risers replaced-4
 - Curb stop replaced-4
 - Compound meters rebuilt-1
 - Pulled meters-4
 - Mach 10 meters-4

Utilities Construction-Tommy Kimbrough, Construction Supervisor

1. Jasper, Olive to Gardenia water line-completed clean ups, jumped in 6" inline valve and 12" inline valve
2. Freeport water line project- installed 480' of 6" C-900 water pipe, 3 fire hydrants and 30 service taps
3. Indian Springs restrooms-repaired 2" water service line
4. Assisted water division with clean ups

Verdigris WTP-Jimmy Helms, Plant Manager

1. Installed new after cooler for blower B
2. Changed Buffer/Indicator solution on finished total CL17
3. Replaced damaged air line on air compressor B
4. Set up and plumbed GAC containers in CIP room for pilot plant
5. Cleaned trains #1-4
6. Flushed pre sedimentation and raw water permanganate lines
7. Flushed out black hypochlorite tank and lines

8. Flushed the ACH containment area
9. Changed lamp in membrane area east of membrane filtrate turbidity meter
10. Installed new GFCI plug in shared embankment vault
11. Installed new sump pump in shared embankment vault and tested operation
12. Installed new float switch for flood alarm in shared embankment vault
13. Installed new Yaskawa remote keypad on #1 Sodium Hypo pump
14. Installed new Red Lion pump at West basin intake structure and ran 1" PEX from west basin intake structure to CIP room pilot plant
15. Changed internal hose on Sodium Permanganate pump #1
16. Pinned fibers on 3 separate modules on Rack #10
17. Installed 1" water supply line to raw water pumps
18. Re-installed backflow preventer and plumbing at raw water
19. Replaced condenser fan motor on MMC AC unit
20. Removed defective Eaton VFD and installed new Yaskawa VFD on flocculator #4
21. Installed new device net card and changed operational parameters on flocculator #11
22. Modified influent line to pilot plant
23. Replaced bottom O-ring on the reverse filtration actuator on rack #6 and #9
24. Scrubbed top plates on all 4 pre-treatment trains
25. Changed 1" hypochlorite feed line union O-ring in containment area
26. Replaced two light fixtures in membrane building with new low bay LED fixtures
27. Changed out bulb on light fixture north of rack #1.
28. Changed out two bulbs on light fixtures between racks #2 and #3
29. Installed new thermostat in air compressor B
30. Installed new device net card and surge protector on after cooler #2
31. Repaired leaking air line on neutralization tank drain
32. Installed new progressive cavity pump on pilot plant
33. Modified CIP floor drain in pipe chase
34. Rinsed and cleaned brine containment area and concrete between brine and permanganate tanks
35. Installed new sample pump in portable sample box
36. Tested eye wash stations
37. Inspected fire extinguishers
38. Flushed out high service sample lines
39. Performed grounds keeping duties
40. Changed the tubing on the settled water and filtrate turbidity meters

**Lynn Lane and Haikey Creek WWTP Industrial Pretreatment Program Summary-
Lauren Wilson, Pretreatment Coordinator**

Industrial Pretreatment:

1. Self-Monitoring Laboratory reports received and reviewed for compliance
 - Blue Bell – A Biochemical Oxygen Demand (BOD) violation was recorded on 9/27/19. Blue Bell submitted a written notification to the Pretreatment Office listing a mechanical failure of the pretreatment system and operator error as the causes. City staff will meet with Blue Bell regarding prevention of future violations. Monthly surcharges for conventional pollutants above residential thresholds were calculated in the amount of \$20,795.60. Surcharges have been submitted to the Finance Department for billing.
 - Unifirst – No deficiencies were noted. Monthly surcharges for conventional pollutants above residential thresholds were calculated in the amount of \$2,328.60 and submitted to the Finance Department for billing.

- Mullin Plumbing – A zinc violation was recorded. A notice of violation will be issued by the Utilities Department requiring Mullin Plumbing to take steps to prevent future violations.
 - Comgraphx/Communication Graphics – A silver violation was recorded. A compliance order will be issued by the Utilities Department per City of Broken Arrow Pretreatment Program enforcement response plan. Monthly surcharges for conventional pollutants above residential thresholds were calculated in the amount of \$196.09 and submitted to the Finance Department for billing.
2. Wastewater treatment Plant Monitoring
- Haikey Creek – Influent and Effluent priority pollutant scans were performed. Quarterly samples are collected and analyzed for the presence of heavy metals and other toxic pollutants as required by Oklahoma Pollutant Discharge Elimination System Permit Number (OPDES) OK0034363. No deficiencies were noted.
 - Lynn Lane – Influent and Effluent priority pollutant scans were performed. Quarterly samples are collected and analyzed for the presence of heavy metals and other toxic pollutants as required by OPDES Permit Number OK0040053. No deficiencies were noted.
3. Inspections
- Federal and State Pretreatment regulations require City of Broken Arrow to perform a facility inspection and sample the process waste stream at every permitted facility a minimum of one time per year. The sampling is done in addition to the self-monitoring that is required by wastewater discharge permits. A pre-inspection file review is performed to evaluate previous year inspections, permit renewal status, violations, accidental spill prevention plan details, and site details. Automatic sampling equipment is used to perform 24-hour composite samples per EPA regulation. pH and temperature analysis is performed onsite. Samples are collected by city staff for all other required parameters, and are transported to a state certified laboratory for analysis. A bill was issued by the Finance Department, for reimbursement of laboratory charges. The Pretreatment Coordinator inspected the following facility and performed wastewater sampling in September:
- Exterran – No violations were noted.
4. Permitting
- Unifirst – Submitted a wastewater discharge permit application including the required \$400 fee. The application included a chemical inventory, safety data sheets, site plans, process waste stream descriptions, and an accidental spill prevention plan. The existing permit will be reviewed for necessary amendments and then submitted to the Utilities Director for approval. The permit will be issued to Unifirst before the 10/14/19 expiration date.
 - Broken Arrow Landfill – Submitted a wastewater discharge permit application including the required \$400 fee. The existing permit will be reviewed for necessary amendments and then submitted to the Utilities Director for approval. The permit will be issued to BFI Waste Systems before the 10/31/19 expiration date.

5. Meetings

- Sanitary Sewer Overflow Monthly Meeting – Sewer collections system and Pretreatment Program staff meet with Utilities Department Management to discuss sanitary sewer overflows prevention and response.
- Central States FOG Alliance – The City of Broken Arrow is working with cities in Arkansas, Missouri, and Kansas to form an alliance for municipal fats, oil & grease pollution prevention programs that will provide training to municipal employees. The board of directors, including Broken Arrow's Pretreatment Coordinator, met this month and created bylaws and articles of incorporation to submit as a part of the registration for charitable organization status in Arkansas.

2. GENERAL CORRESPONDENCE / NOTIFICATION



Broken Arrow breaks ground on Creek 51 Business Park

- Ground breaking scheduled for 10:30 a.m., **Monday, Oct. 28**, at the development site, 8600 E. Highway 51 (of the south side of Highway 51, just west of the Creek Turnpike) **NEW LOCATION DUE TO WEATHER: Washington St, Directly north of NSU and just West of University Boulevard**
- Business Park created by new TIF district aims to attract “clean” manufacturing companies.

Quote

“Creek 51 Business Park is a tremendous project which will prove beneficial not just for Broken Arrow, but for all of Wagoner County. Embracing regionalism with our partners to the east is vital for the overall success of Broken Arrow, Coweta, Wagoner, and all other communities in the County.”

Michael Spurgeon, Broken Arrow City Manager

Background:

Broken Arrow area officials will break ground on the new Creek 51 Business Park at 10:30 a.m., Monday, Oct. 28. Creek 51 will be a 90-acre business park offering manufacturing companies lots ready for construction.

The aim for Creek 51 is to attract companies in the “clean” manufacturing industry. Clean manufacturers are those that use as few nonrenewable resources as possible while reducing waste and minimizing environmental impact.

The business park will be developed with the help of a Tax Increment Finance (TIF) District, only the second such area in the history of Broken Arrow. The only other TIF District is the downtown area, which includes FlightSafety and the Rose District.

Unlike the City’s first TIF, in which the City took out a loan to pay for improvements, this project is entirely funded up front by the developer. Fifty percent of ad valorem taxes on the

property will go toward reimbursing the developer's investment. (The remaining 50 percent of ad valorem taxes will go to the taxing entities.)

TIFs are a common tool used by local governments to finance projects within the boundaries of the TIF. Increases in property taxes within the district go into a fund that is used for debt service on projects during the lifespan of the TIF. The Creek 51 TIF will remain in effect for a maximum of 10 years or \$5 million, whichever comes first.

The City Council approved the creation of this new TIF District on Aug. 6, after receiving support from the other taxing entities involved. They are:

- Broken Arrow Public Schools,
- Tulsa Technology Center,
- Wagoner County,
- Wagoner County Health Department and
- Rural Water District No. 4.

The business park will bring in new companies to the region and make it possible for existing manufacturers in the area to expand their operations.

Broken Arrow is the 3rd largest manufacturing city in Oklahoma, and Creek 51 Business Park will help the City's on-going efforts to recruit and retain high-paying jobs for our community.

Contact:

Krista Hemme, Communications Director
City of Broken Arrow
918-409-7771
khemme@brokenarrowok.gov



INTEROFFICE MEMO

To: Honorable Mayor and City Councilors
From: Jennifer Swezey, Community Relations Liaison
Date: October 25, 2019
Re: Recent News Articles

Below are some links to news coverage in Broken Arrow this week.

<https://www.newson6.com/story/41224540/broken-arrow-honors-veterans-with-main-street-banners>

Respectfully submitted,

Jennifer Swezey

3. SPECIAL EVENTS / ACTIVITIES

