

KENT COUNTY WATER AUTHORITY

MINUTES OF THE SPECIAL MEETING
OF THE BOARD

December 1, 2022

A special meeting of the Board of Directors of the Kent County Water Authority was held on the 1st day of December, 2022, at 3:00 p.m. at the offices of the Authority in West Warwick, RI, in the Joseph D. Richard Board Room.

Chairman Boyer opened the meeting at 3:00 p.m. Board members Russel Crossman, Brian Kortz, Charles Donovan and Geoffrey Rousselle were all in attendance along with Executive Director/Chief Engineer David L. Simmons, Director of Administration John Duchesneau, Legal Counsel Patrick J. Sullivan, Esq. and Director of Human Resources and Finance Michael Lanfredi. Water Project Engineer Nicole Campagnone and Richard Burns were also in attendance.

Mr. Crossman led the group in the pledge of allegiance.

Chairman Boyer extended his personal condolences and that of the board and staff of KCWA to board member Rousselle on the passing of his father.

Action Item - Resolution authorizing Executive Director to execute any and all documents to purchase the land in West Warwick located at Providence St at Pontiac Ave AP 39 Lot 5 in an amount not to exceed \$149,900.00

Chairman Boyer introduced the topic. He said the pressure relief valve installation is the reason for the purchase of the land. He said if the only water line let go, it would be a disaster for water customers in the area. He also described the impact on the WW sewer plant with no water to treat the sewage. He said by purchasing the entire parcel, the use of the land would not be subject to the planning and zoning departments.

Mr. Sullivan said the value of \$149,900.00 is the value the tax assessor put on the land. Typically, the assessed value is less than the market value.

Mr. Kortz asked if the assessed value is the appraised value. Mr. Sullivan said there was not an appraisal on the land, but the assessor is typically an appraiser by trade.

Mr. Rousselle asked the Chairman if he sat down with the town manager and if the price was discussed. The Chairman replied that he did and that he contacted Councilwoman Williamson thereafter and discussed it with her.

Mr. Kortz asked if the previous offer of relief from the water account usage charged to WW by KCWA. Mr. Sullivan said that was previously offered and ultimately rejected by the Council.

Mr. Rousselle moved, seconded by Mr. Crossman, to approve KCWAs purchase of the land and authorizing Executive Director to execute any and all documents to purchase the land in West Warwick located at Providence St at Pontiac Ave AP 39 Lot 5 in an amount not to exceed \$149,900.00.

Upon motion made and duly seconded, it was unanimously

VOTED: That KCWA approves the purchase of land and authorizing the Executive Director to execute any and all documents to purchase the land in West Warwick located at Providence St at Pontiac Ave AP 39 Lot 5 in an amount not to exceed \$149,900.00.

Action Item: Pare Engineering TO#2 Engineering Construction Services for Office and Maintenance Facility

Mr. Simmons reminded the group of this agenda item being on the previous meeting, whereupon the board asked Mr. Simmons to meet with Pare and get daily reports.

Chairman Boyer said he looked at the revised agreement and said although he doesn't agree with all of it, he will approve of this.

Mr. Crossman said on page 3 the position says part time, and wondered if it meant full time.

Mr. Simmons said some days it might be less than 8 hours, and some days may be one hour. He said he wanted a daily pulse on the project, and that this is in addition to the professionals.

Mr. Crossman asked Mr. Kortz to opine on it. Mr. Kortz replied that he did think it was high but not outside what engineering firms would charge.

Mr. Crossman asked about the \$6k line item for copies and postage. Mr. Simmons said it was time and materials, not to exceed.

Chairman Boyer wanted to thank Mr. Kortz for all his input at the last meeting that led KCWA to adjust this.

Mr. Simmons said the cost did not rise, and it remains at \$347,700.00.

Mr. Donovan asked Mr. Simmons to go over all the language that was stricken, and Mr. Simmons did.


Mr. Rousselle moved, seconded by Mr. Kortz, to approve task order no. 2 to Pare in the amount of \$347,700.00.

Motion made and duly seconded, it was unanimously

VOTED: KCWA approves task order no. 2 to Pare in the amount of \$347,700.00.

There being no further business before this board, on motion duly made by Mr. Rousselle, seconded by Mr. Crossman, and carried, the meeting was adjourned at 3:30 p.m.

Dated: January 19, 2023



Patrick J. Sullivan
Legal Counsel