

LAKEHAVEN WATER AND SEWER DISTRICT  
King County, Washington

REGULAR BUSINESS MEETING  
June 23, 2022

A regular meeting of the Board of Commissioners of the Lakehaven Water and Sewer District, King County, Washington, was held on June 23, 2022 at Lakehaven Center, 31531 First Avenue South, Federal Way, Washington 98003 and via Zoom.

President Englund called the meeting to order at 6:13 p.m. and lead the flag salute. Members/officials present were as follows:

Leonard Englund	President
Donald Miller	Vice President
*Laura Belvin	Secretary
Peter Sanchez	Commissioner
Jeremy DelMar	Commissioner
John Bowman	General Manager
Steve Pritchett	General Counsel
Tom Drake	Director of Finance/Information Services
Ken Miller	Engineering Manager

\*Attended Board meeting remotely.

APPROVAL OF MINUTES

Upon motion of Commissioner Sanchez, which was duly seconded by Commissioner DelMar, the Board unanimously **approved** the Board minutes of April 14, 2022, as presented.

APPROVAL OF AGENDA

Upon motion of Commissioner DelMar, which was duly seconded by Commissioner Miller, the Board unanimously **approved** the agenda as presented.

PUBLIC COMMENTS

Yuna Kim, a local resident, introduced herself to the Board and remained in attendance during the Board meeting.

ACTION ITEMS

**#8, 2022-2023 Property Insurance Renewal:** Steve Pritchett related that Kim Wilson made a presentation on the 2022-2023 Property Insurance Program at the June 9, 2022 Board meeting. Staff is recommending renewal of the same insurance coverage as is currently in place in the amount of \$579,230.68.

Upon motion of Commissioner Sanchez, which was duly seconded by Commissioner Miller, the Board unanimously **approved** the insurance program as presented and **authorized** the payment of the renewal premium in the amount of \$579,230.68.

#### CONSENT ITEMS

Upon motion of Commissioner Sanchez, which was duly seconded by Commissioner DelMar, the Board unanimously **approved** the Consent Items as presented below.

1. Interlocal Cooperation Agreement with South King Fire and Rescue.
2. Payment of the accounts payable, ACH transaction fees and payroll transactions as listed in the consent item in the total amount of \$6,473,380.41.

#### ACTION ITEMS (Continued)

**#1, Resolution No. 2022-1369; Commending John Jensen:** Commissioner Englund read Resolution No. 2022-1369 commending John Jensen for his dedicated service to the District. He shared his 42 years of work experience at the District and expressed his appreciation for his time spent at the District. The Board and staff thanked Mr. Jensen for his years of exceptional service during his career at the District.

Upon motion of Commissioner Miller, which was duly seconded by Commissioner Sanchez, the Board unanimously **adopted** Resolution No. 2022-1369, commending John Jensen for his dedicated service to the District.

**#2, 2022 - 2023 SCADA System Annual Software Support Services - Renewal:** Howard Moreland reported that at the June 9, 2022 Board meeting, staff presented the 2022-2023 SCADA System Annual Software Support Services contract to the Board. Staff is recommending that the Board approve the proposed software contract.

Upon motion of Commissioner Miller, which was duly seconded by Commissioner Sanchez, the Board unanimously **authorized** the General Manager to execute the AVEVA SCADA Software Support contract, in the amount of \$32,242.79, including tax and freight.

**#3, HQ Control System & SCADA System Design:** Howard Moreland reported that at the June 9, 2022 Board meeting, this matter was presented to the Board. Staff is recommending that the Board approve the HQ Control Systems Network & SCADA System Design proposal from System Interface.

Upon motion of Commissioner DelMar, which was duly seconded by Commissioner Sanchez, the Board unanimously **authorized** the General Manager to execute a task order under

the current Control Systems Engineering Services contract with System Interface in the amount of \$109,620.00.

**#4, Redondo Electrical & Odor Control Project Contract Amendment #1:** Howard Moreland reported that at the June 9, 2022 Board meeting, this matter was presented to the Board. Staff is recommending that the Board approve the Redondo Electrical & Odor Control Project Contract Amendment #1.

Upon motion of Commissioner Sanchez, which was duly seconded by Commissioner DelMar, the Board unanimously **authorized** the General Manager, in consultation with special counsel Graehm Wallace, to execute Amendment 1 to its GC/CM contract with Hoffman Construction to utilize their selected EC/CM sub-contractor for Pre-Construction Services at a cost of \$330,300.00, including tax, and to reimburse Hoffman for potholing expenses in the amount of \$120,727.56 for a total of \$451,027.56, including tax.

**#5, 2022-2025 Boiler Maintenance Services Contract:** Brian Richardson reported that at the April 28, 2022 Board meeting, the 2022-2025 Boiler Maintenance Services contract was presented to the Board. Staff is recommending that the Board approve the 2022-2025 Boiler Maintenance Services Contract with NW Boiler Inc.

Upon motion of Commissioner Miller, which was duly seconded by Commissioner Sanchez, the Board unanimously **authorized** the General Manager to execute the 2022-2025 Boiler Maintenance Services contract (22-1567) with NW Boiler Inc. in the amount of \$188,865.54, including tax and applicable freight.

**#6, Network Equipment for New Headquarters Building:** Don Feierabend reported that at the June 9, 2022 Board meeting, staff informed the Board of plans to purchase networking equipment for the new Headquarters Building. Staff is recommending the purchase of networking equipment in an amount not to exceed \$223,868.95 for the new Headquarters Building.

Upon motion of Commissioner Englund, which was duly seconded by Commissioner DelMar, the Board unanimously **approved** the purchase of networking equipment for an amount not to exceed \$223,868.95, including tax, for the new Headquarters Building.

**#7, VMware Server and Storage Replacement:** Don Feierabend reported that at the June 9, 2022 Board meeting, staff informed the Board of plans to replace the aging VMware infrastructure with new servers and storage. Staff is recommending the purchase of equipment on the existing NASPO contract with Dell, as is shown in the attached quote from Dell Technologies.

Upon motion of Commissioner Sanchez, which was duly seconded by Commissioner Miller, the Board unanimously **approved** the purchase of equipment from Dell in the amount of \$84,002.67 on the existing NASPO contract with Dell.

**#9, Purchasing Limits; Resolution No. 2022-1370:** Steve Pritchett reported that at the June 9, 2022 Board meeting, the Board discussed the matter of whether to increase the purchasing approval limits for the General Manager and General Counsel. The consensus of the Board was to increase the authority for the General Manager and General Counsel to approve purchases and contracts to \$100,000 per item. The Board also expressed a desire to have the General Manager and General Counsel provide notice to the Board after approving purchases under this authority with a value of \$50,000 or more.

Upon motion of Commissioner Sanchez, which was duly seconded by Commissioner DelMar, the Board unanimously **adopted** Resolution No. 2022-1370 authorizing the General Manager and General Counsel to approve purchases up to \$100,000.

**#10, Prevailing Wage Litigation Agreement:** Steve Pritchett reported that the matter of whether public agencies must hire licensed plumbers, at prevailing wages, to perform work installing ductile iron water pipe was discussed at the April 14, 2022 Board meeting. He mentioned that the Board and staff also discussed that WASWD had requested assistance from other utility agencies to help pay for the attorney fees to appeal an administrative ruling in favor of L & I.

Mr. Pritchett informed the Board that a number of water districts have agreed to contribute up to \$5,000 to the cost of the litigation. An agreement has been prepared that provides that in the event that the Director affirms the Initial Order, the District will agree to contribute up to \$5,000 towards Westwater's litigation costs, not including the District's pro rata share of any Court attorneys' fees or expenses assessed in the event the Department prevails at the superior court.

Upon motion of Commissioner Miller, which was duly seconded by Commissioner Sanchez, the Board unanimously **authorized** the District's General Counsel to enter into an Agreement to Contribute to Litigation Costs with Westwater consistent with this approval.

**#11, 2022 Lakota Primary Clarifiers and Scum System Improvements - Bid Award:** Fei Tang reported that the Lakota Primary Clarifiers and Scum System Improvements project was advertised and four (4) bids were received. Staff reviewed the bids and identified Gary Harper Construction, Inc. as the most responsive and responsible bidder with the lowest bid of \$2,732,351.70, including tax.

Upon motion of Commissioner DelMar, which was duly seconded by Commissioner Sanchez, the Board unanimously **authorized** the General Manager to execute the 2022 Lakota

Primary Clarifiers and Scum System Improvements project contract (22-1561) with Gary Harper Construction, Inc. in an amount not to exceed \$2,732,351.70, including sales tax.

### INFORMATION ITEMS

**#1, 2022 Lakota Digester Building Roof Replacement Project - Advertisement for Bids:** Fei Tang informed the Board that this project is scheduled to be advertised on June 22 and June 29, 2022 with an anticipated bid opening date on July 6, 2022. Mr. Tang reported that the estimate of probable construction cost is \$384,000 and will take approximately four (4) months to complete. Mr. Tang mentioned that the results of the bid opening will be reviewed and brought back to the Board on July 14, 2022 for consideration.

### COMMITTEE REPORTS/COMMISSIONER COMMENTS

Commissioner Sanchez reported that he attended the Board Ops meeting.

Commissioner Belvin reported that she attended the Board Ops and Government Entities meetings.

Commissioner DelMar had nothing to report.

Commissioner Miller reported that he completed the Commissioner's Corner for the July/August newsletter.

Commissioner Englund reported that he attended the MWPAAC and Government Entities meetings. He also reported on the Radio Broadcast meeting that he and Don Feierabend attended.

### STAFF REPORTS

**General Counsel:** Mr. Pritchett updated the Board on condemnation litigation matters with Sound Transit. He informed the Board that Gordon Wilson from FCS Group will be present at the next Board meeting to discuss wholesale rates. Mr. Pritchett mentioned that he had a conversation with the District's Customer Service Manager about increasing the account delinquency threshold amount for meter shutoffs and lien filings. The Board expressed an interest in reviewing this. Mr. Pritchett reported that staff will bring this matter back before the Board at the next Board meeting for further discussion.

**Director of Finance/Information Systems:** Mr. Drake mentioned that the network equipment Mr. Feierabend reported on has a 10-year life expectancy. Mr. Drake reported on the 85 million dollar bond issued by the District in 2021 and mentioned that the District is in compliance with spending requirements.

**Engineering Manager:** Mr. Miller gave an update on Pump Station 33B, the new Headquarters Building and Building B-2 projects.

**General Manager:** Mr. Bowman mentioned that the Lakota Wastewater Treatment Plant temporarily lost power yesterday due to a fallen tree. Mr. Bowman updated the Board on the District's hiring process. Lastly, he informed the Board that EPA added five (5) additional chemicals to the list of regional screenings.

The meeting concluded at 8:12 p.m.

_____ President Englund	_____ Yea	_____ Nay	_____ Abstain
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ATTEST:

 _____ Vice President Miller	 _____ Yea	_____ Nay	_____ Abstain
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_____ Secretary Belvin	 _____ Yea	_____ Nay	_____ Abstain
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 _____ Commissioner Sanchez	 _____ Yea	_____ Nay	_____ Abstain
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 _____ Commissioner DelMar	 _____ Yea	_____ Nay	_____ Abstain
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