

# City of Fort Lauderdale

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## Meeting Minutes

**Tuesday, January 10, 2023**

**12:30 PM**

**Joint Workshop with Infrastructure Task Force Advisory  
Committee**

**CITY HALL - CITY COMMISSION CHAMBERS**

### **CITY COMMISSION WORKSHOP**

***FORT LAUDERDALE CITY COMMISSION***

***DEAN J. TRANTALIS Mayor***

***WARREN STURMAN Vice Mayor - Commissioner - District IV***

***JOHN C. HERBST Commissioner - District I***

***STEVEN GLASSMAN Commissioner - District II***

***PAM BEASLEY-PITTMAN Commissioner - District III***

***GREG CHAVARRIA, City Manager***

***DAVID R. SOLOMAN, City Clerk***

***D'WAYNE M. SPENCE, Interim City Attorney***

***PATRICK REILLY, City Auditor***

**CALL TO ORDER**

Mayor Trantalis called the meeting to order at 12:36 p.m.

**ROLL CALL**

**Commission Members Present:** Commissioner John C. Herbst (arrived at 12:41 pm.) Commissioner Steven Glassman, Commissioner Pamela Beasley-Pittman, Vice Mayor Warren Sturman and Mayor Dean J. Trantalis

**Infrastructure Task Force Advisory Committee Members Present:** Chair Marilyn Mammano, Vice Chair Peter Partington, Gerry Angeli, Shane Grabski, James LaBrie, Michael Marshall, Roosevelt Walters and Ralph Zeltman

**QUORUM ESTABLISHED**

**Also Present:** City Manager Greg Chavarria, City Clerk David R. Soloman, Interim City Attorney D'Wayne M. Spence, and City Auditor Patrick Reilly

**OLD/NEW BUSINESS****BUS-1** [23-0059](#)

Joint Workshop with Infrastructure Task Force Advisory Committee on Prospect Lake Water Treatment Plant Project (Commission Districts 1, 2, 3 and 4)

Alan Dodd, Public Works Department Director, provided opening remarks regarding replacement of the Fiveash Water Treatment Plant (Fiveash WTP). He narrated the first portion of the slide presentation entitled *Commission Workshop and Infrastructure Task Force Meeting - Fiveash Water Treatment Plant Replacement*.

***A copy of this presentation is part of the backup to this Agenda item (Exhibit 1).***

Mayor Trantalis recognized Patrick Davis, P.E., Vice President, Hazen and Sawyer, P.C., the City's Owner's Representative for the replacement of the Fiveash WTP. He discussed the expertise and qualifications of Hazen and Sawyer's staff, its in-depth knowledge of the Fiveash WTP, and the City's water infrastructure system. Mr. Davis discussed the dynamic, ongoing nature of municipal water systems due to numerous factors, including changes in regulations. He clarified that the previous

Fiveash WTP reports from City consultants do not replace each other. Each report builds upon information contained in prior reports.

Mayor Trantalis recognized George Brown, P.E., Hazen and Sawyer. Mr. Brown reviewed the portion of the presentation focused on the City's water supply and water treatment plants.

Mr. Davis discussed the need to remove emerging contaminants such as PFAS from the water supply that are currently not regulated. He reviewed other available options for the delivery of a new water treatment plant listed in the presentation.

In response to Vice Mayor Sturman's question, Mr. Davis explained that PFAS are manufactured per- and poly-fluorinated alkyl chemical substances used in numerous everyday products, known as "forever" chemicals. Mr. Davis noted the need for the City to consider emerging contaminants such as PFAS, which was not included as part of prior water quality studies. There are ongoing efforts by the World Health Organization (WHO) and the Environmental Protection Agency (EPA) to regulate allowable amounts of PFAS in the water supply.

Mr. Dodd introduced Mark Janay, Ridgewood/IDE Project Team. Mr. Janay reviewed the slide presentation entitled *Prospect Lake Clean Water Center* and discussed aspects of the Ridgewood/IDE unsolicited proposal. The P3 Project is a collaboration and partnership between the City and Ridgewood/IDE to provide a new water treatment plant. The City will own the P3 Project, and its day-to-day operations will be the responsibility of City Staff. The City will have full control of the rate setting. The City and its consultant Hazen and Sawyer will maintain oversight and control of the P3 Project from design through the construction and inspections. Mr. Janay reviewed the benefits and leveraging opportunities related to utilizing a P3, which includes risk transfer and a reduced Project timeline.

***A copy of this presentation is part of the backup to this Agenda item.***

Mayor Trantalis recognized Lihy Teuerstein, Chief Executive Officer, IDE Water Assets. Ms. Teuerstein discussed the qualifications and experience of the Ridgewood/IDE team and its design-builder, Kiewit.

Mr. Janay reviewed the benefits and leveraging opportunities of utilizing a P3 that includes risk transfer and a reduced timeline for completion. He remarked on the importance of the City maintaining complete control over the water plant employees.

Susan Grant, Assistant City Manager, reviewed the portion of the presentation regarding the P3 Project 2020 estimated assumptions impacting water rates and the revised assumptions that include increased costs associated with inflation and its enabling works. Ms. Grant explained the scenario should the City construct the Project on its own, which would have a modest reduction in water rates and a longer completion time with the possibility of additional inflation costs. She discussed other details, including the annual payment to Ridgewood/IDE, financing options, and debt service. Complete information regarding all costs and the impact on ratepayers was sent to Stantec, the City's water rate consultant.

Mr. Dodd reviewed the timeline for completing the Comprehensive Agreement and its Annexes, and the Labor Services Agreement. There will be a virtual Town Hall for public participation. Staff has targeted February 7, 2023, as the date to present the agreements to the Commission.

In response to Mayor Trantalis' question, Mr. Dodd confirmed details regarding public participation at a virtual Town Hall Meeting planned for next week that includes the ability of the public to ask questions of Staff and Ridgewood/IDE representatives.

Mayor Trantalis noted that new Commission Members have not had the opportunity to become familiar with details associated with the Project and this presentation. He confirmed the need for Commission Members, Infrastructure Task Force Advisory Committee (ITFAC) Members, and the public to comment and ask questions regarding today's presentations.

Marilyn Mammano, ITFAC Chair, said this third (3rd) iteration of the Project includes a more complete and comprehensive description of the terms contained in the P3 Project agreements, including aspects and consequences of risk transfer. Today's presentation illustrated what increased costs are providing. Ms. Mammano remarked on the need for wide distribution of the presentation materials to the public and Town Hall Meetings.

In response to Commissioner Glassman's question, Ms. Mammano confirmed she met with Ms. Grant and Mr. Dodd, who answered queries included in her January 2, 2023, memorandum sent to Commission Members. Ms. Mammano will share those answers with ITFAC Members. Ms. Mammano remarked on the amount of compensation to Ridgewood/IDE in exchange for a fixed price, a set time for completion,

professional maintenance, professional operation, and the thirty (30) year Project warranty.

Commissioner Herbst remarked on the need for an additional longer workshop on this subject. Further comment and discussion ensued. Mayor Trantalis said there would be two (2) Town Hall Meetings allowing public participation and questions. He confirmed an additional Joint Workshop with the ITFAC would be scheduled, beginning at 11:30 a.m.

## **ADJOURNMENT**

Mayor Trantalis adjourned the meeting at 1:41 p.m.