

RECORD OF PROCEEDINGS

MINUTES OF THE XENIA TOWNSHIP TRUSTEES: WORK SESSION
HELD ON: OCTOBER 14, 2010 8:30 AM

NOTES: These minutes are a summary of the township business meeting and are not a word for word account of the discussions which took place.

The Xenia Township Trustees held a work session at the Xenia Township Trustees Office, 8 Brush Row Road, Xenia, OH with the following people present from the Township: Trustees Scott Miller and John Faulkner and Zoning Inspector Rhonda Painter and the following people from City of Xenia: Jim Percival, City Manager, Jason Tincu, Utilities Manager, Lisa Dawn, Plant Manager of Water Treatment Plant, Dale Louderback, City Council. Also present were Paul Stork and Megan Marhelski, both of MACTEC Engineering.

The purpose of the meeting was to discuss expanded sourcewater protection. Attached is a memo dated July 22, 2010, which prompted the meeting, and agenda.

Tincu explained the EPA regulations which determine the delineation of the wellfield are based on actual drawdown. Currently, the plant pumps approximately 3.5 to 4 million gallons a day (mgd). The plant is designed to pump 8 mgd. To increase to that capacity, EPA will require increase in the delineation and therefore, protection. Recent changes to EPA regulations include a three hundred foot radius around the wellheads from sludge applications, and other land use regulations, such as dry mining.

Painter said township zoning is regulated by state law, and zoning authority is more limited than that of villages and cities. Townships have no authority through zoning to regulate sludge application, as that is considered an agriculture use. Several years ago, township zoning authority was restricted by changes in state law regarding mining. EPA governs wellfield protection, mining, and sludge applications, so there may be state law as to which takes precedent.

Dawn said when the application is submitted, they intend to request text changes as well as the map change. One of the needed changes to text is to provide more clarity to residents so they can easily identify hazardous chemicals. Before we submit the application, we plan to do a study. We need some basic information from the residents, such as depth of well. Once we have the information, it is entered into a model, so we can determine any effect there may be on private wells when drawdown is increased. EPA gives two different methods – either the delineation is 15% greater than current pumping, or plant capacity. We are choosing plant capacity.

Faulkner asked if wastewater increases with increased water production. Tincu responded both wastewater plants are designed to handle 7 mgd. The wastewater does not just come from water, but also from infiltration and inflow (I&I). Infiltration is rainwater that gets into the system, and inflow comes from illegal connection. The city is working on locating those issues so the wastewater is more directly related to water.

Attendees discussed the Xenia City sourcewater protection fund. It has a dedicated account code. The idea is perhaps the sourcewater committee could decide under what circumstances someone could apply. Faulkner said he would agree with this, if the process was not too complicated.

Miller asked what would happen if a private well is affected – does a pipe get laid to the property?

Megan explained the study. In cooperation with Xenia Township, all the private wells will be identified and will include those beyond the sourcewater delineation. The study calls for sampling of ten wells for quality. The wells will be surveyed using state plane. The model will be run using 8 mgd, and that will tell us how the quantity of water in private wells will be affected. Painter asked does it matter what the current yield is? Megan said no, EPA estimates the average household uses 400 gallons per day. We do not intend to use GPA for each of the wells, we will use plane surveys, as that is what is used by county GIS.

Painter advised the intern hired by the township has located all the private wells, and performed a survey asking residents about the well. We have permission from approximately 20 property owners to enter the property to test their wells.

RECORD OF PROCEEDINGS

**MINUTES OF THE XENIA TOWNSHIP TRUSTEES: WORK SESSION
HELD ON: OCTOBER 14, 2010 8:30 AM**

Tincu said if the township and city can agree to the terms of the study, we could sign a memorandum of understanding or letter of support. We can report the findings of the study at a public meeting.

Percival asked for clarification of restrictions on land use, as an issue raised by the township.

Miller said there may be some property owners who wish to sell their property, but due to the overlay, it may affect their ability to attract a buyer. Painter added through the land use plan for northern area of the township, we identified areas for possible economic development. With the overlay, the economic development may be transferred to another area of the township.

Therefore the township proposes the city agree to extend water to another area without the required agreement for annexation.

Percival stated those people who live in the wellfield protection area and who are in compliance may be eligible for a water rate the same as charged to city residents. Faulkner said that is rather insignificant number of people, as very few in the wellfield protection area are on city water. Another meeting date was set for November 4 at 8:30 a.m. at the township office.

Meeting adjourned at 10:00 a.m.

SCOTT W. MILLER, CHAIR

ATTEST:

JOHN D. FAULKNER

RHONDA PAINTER

JIM REED