

EUGENE WATER & ELECTRIC BOARD  
WORK SESSION  
EWEB BOARD ROOM  
JANUARY 16, 2007  
6 P.M.

Commissioners present: Mel Menegat, John Simpson, Patrick Lanning, Ron Farmer, and John Brown.

Others present: Randy Berggren, Dick Varner, Tom Buckhouse, Marty Douglass, Jason Heuser, Jim Origliosso, Dick Helgeson, Jay Bozievich, Jim Wiley, Debra Smith, Scott Spettel, Jim Maloney, Tom Williams, and Krista Hince of the EWEB staff; Kim Young, City of Eugene minutes recorder.

President Menegat convened the Work Session of the Eugene Water & Electric Board (EWEB) at 5:45 p.m.

### **COLLEGE HILL RESERVOIR – COMMUNITY INPUT**

General Manager Randy Berggren introduced the item, noting that staff was not offering any recommendation but would listen to the Commissioner's discussion. The Commissioners were scheduled to discuss the issue again on February 6.

President Menegat noted the Board's receipt of a package of materials from the presenters.

The Commissioners heard a presentation from Larry Deckman, Greg Giesy, and Rick Grosscap of the Friendly Area Neighbors (FAN) regarding their response to the staff-proposed options for access to the College Hill Reservoir. Mr. Deckman spoke to the option for a fence, which the neighborhood organization opposed because it would restrict neighborhood access to the open space on the reservoir and would create a controversy. He averred restricting access would harm property values in the neighborhood and would lead to the loss of neighbors' "eyes and ears" on the reservoir.

Mr. Deckman said the organization supported Alternative 2, and suggested Web cameras and "random sensors" in the form of adjacent neighbors augment it. He further recommended an online water quality monitoring system be installed. Mr. Deckman thought the alternative could be accomplished at a lower cost than the staff estimate. He reviewed the details of a proposal provided to the Commissioners that outlined the neighborhood proposal and its cost.

Mr. Giesy provided a PowerPoint presentation, copies of which were provided to the Commissioners, which addressed the criteria developed by EWEB staff with solutions proposed by the neighborhood group. He reviewed the options under consideration and identified the issues associated with each as perceived by the organization.

### **COLLEGE HILL RESERVOIR - STATUS REVIEW**

Senior Water Engineer Jay Bozievich provided a PowerPoint presentation outlining the details of four different scenarios for the College Hill Reservoir and comparing the options in regard to risk level, public access, and cost. He also identified an added option of improving access to the small

reservoir roof. Commissioners asked questions clarifying the details of the presentation.

Responding to a question from Vice President Simpson, Mr. Bozievich indicated that EWEB was obliged to pay the prevailing wage for its public contracts.

Responding to a question from Commissioner Brown, Mr. Bozievich said he did not know what EWEB's responsibility to provide rest rooms would be, and indicated he would find out.

Responding to a question from Commissioner Lanning, Mr. Bozievich said the Americans' with Disabilities Act (ADA) was silent in regard to the issue of parks space and ADA requirements. He speculated that was in recognition that many recreation facilities, such as BMX tracks, could not be made ADA-accessible. He spoke with Eugene's building official, who was reluctant to state if the improvements contemplated would require a ramp. Option 2 was an attempt to provide public access to all.

Commissioner Lanning asked if FAN's contention that the costs could be lowered was true. Mr. Bozievich said it was possible but there were factors to consider that increased costs. He said a ramp next to the steps could involve switchbacks that might deter motorized access.

Mr. Bozievich said that he consulted the original minutes of the Board meeting related to the request of the Playground Commission for access to the site; the group was asked to come back with a proposal and assurance from an engineering firm that the site could accommodate the use. There was no record that the Playground Commission ever did so. He said the lack of sockets for the playground equipment seemed to be indicative of that failure to follow-up.

Responding to a question from Commissioner Simpson about the FAN proposal for water monitoring, Mr. Bozievich said that such systems operated in such a way that by the time EWEB knew there had been a breach of security, the constituent of concern would be in the water supply and would be difficult to isolate. Commissioner Simpson asked about the value of motion sensors inside the reservoir. Mr. Bozievich said there might be some value, but the doors were well-secured.

## **COLLEGE HILL RESERVOIR – BOARD DISCUSSION**

Commissioner Brown supported a solution for continued use of the reservoir by the neighbors, terming it a great community and neighborhood asset. He suggested funding sources to assist in the costs of the project, such as Community Development Block Grant money and the Neighborhood Matching Grants Program. He also suggested the potential of tapping City parks bond money. He wanted to work with FAN in a collaborative fashion to seek those funds.

Commissioner Lanning also wanted to work collaboratively with FAN to find a solution. He emphasized the importance of a secure reservoir but though the Board needed to balance that factor with the issues mentioned by the neighbors. He wanted staff to follow-up on the ADA access issue. Commissioner Lanning indicated he would share some resources related to the issue from his employment with staff.

President Menegat recalled his earlier concerns that EWEB was in the business of providing water as opposed to the business of providing parks. However, he also thought the reservoir a unique community resource.

President Menegat was concerned about how dark the reservoir was at night, particularly in the southwest corner. He also noted the high level of use during the day, which raised the question of whether rest rooms should/could be added. He had a difficult time getting past the fact that EWEB was not in the parks business. While EWEB had a park at Leaburg, that was because of the regulatory agencies. He continued to be concerned by the fact the College Hill Reservoir was a key, critical reservoir for the community. He appreciated the suggestions made by FAN and had tried to consider those ideas. However, given EWEB's responsibility for the safety and security of the water system, he could not support continued public access to the reservoir. He perceived problems with monitoring and policing and said if EWEB was to have a park at that location, it would have to do it right to limit its liability. Vice President Menegat said he would support the most secure option, including fencing the southern portion of the reservoir. He did not know of the neighbor's interest in using the northern part given its slopes. He said the southern part of the reservoir either needed to be bermed to the surface or fenced.

Vice President Simpson expressed appreciation for the presentations made by FAN and Mr. Bozievich. He thought the Board had heard of several viable options. He continued to struggle with the expense related to increased access to the facility, which would be paid for by ratepayers who did not visit the facility. However, he had a renewed appreciation of the number and scope of people using the facility. He favored option two presented by Mr. Bozievich, which appeared to be the most reasonable option in terms of meeting the community's needs and its cost. He called for the cost estimate to be confirmed. Commissioner Simpson advocated for collaboration with FAN in moving the option forward. He acknowledged the neighbors' opposition to the fence because of their concerns about its impact on their housing values. He expressed support for Commissioner Brown's funding suggestions and advocated for more investigation into them.

Commissioner Farmer indicated he did not have strong feelings one way or another about the options before the Board. He understood the emotion involved on the part of the neighbors but reiterated his previous statement that the subject of the reservoir was an operational issue rather than a Board issue. He raised the issue of having a consistent policy for the reservoirs, pointing out that the Hawkins Reservoir, a very similar reservoir, was fenced. That the neighbors had heavily used the facility before it was fenced, and he anticipated the Board would hear a request from neighbors of that facility to remove the fence. He asked how the Board was going to respond to such requests from a policy standpoint.

Mr. Berggren suggested that the Board had no obligation to act consistently in regard to the reservoirs. He suggested the Board could consider the reservoirs on a case-by-case basis. He believed the Board had purview over how consistently it behaved.

Mr. Berggren tested option two with Commissioner Brown and Commissioner Lanning, who indicated support. Commissioner Lanning said he was not interested in seeing EWEB go into the parks business. He would not support the option if he did not believe the reservoir to be a long-time community resource used by residents outside the neighborhood. He did not think the threat to the reservoir was such that the entire reservoir needed to be fenced, although he acknowledged security needed to be improved. He thought the options provided by Mr. Bozievich would allow the Board to balance security against access.

Mr. Berggren said that Commissioner Farmer had raised a fair question and staff would give it thought.

President Menegat adjourned the meeting at 7:28 p.m.

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Assistant Secretary

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President