

CITY COUNCIL WORK SESSION

AUGUST 1, 2023

The City Council of the City of McKinney, Texas met in work session in the City Hall Council Chambers, 222 N. Tennessee Street, McKinney, Texas on Tuesday, August 1, 2023 at 4:00 p.m.

This meeting was broadcast live on cable television and through the City's website: Spectrum Channel 16; AT&T U-Verse Channel 99; and online at <https://mckinneytx.new.swagit.com/views/130>. The video recording of this meeting is available online through the City of McKinney video archives.

Mayor George C. Fuller called the work session to order at 4:00 p.m. upon determining a quorum of the City Council consisting of himself and the following members were present: Mayor Pro Tem Charlie Philips; and Councilmembers Justin Beller, Geré Feltus, Michael Jones, Patrick Cloutier and Rick Franklin.

The following City of McKinney Staff were present: City Manager Paul Grimes, Assistant City Manager Kim Flom, Assistant City Manager Steve Tilton, Assistant City Manager Barry Shelton, City Attorney Mark Houser, City Secretary Empress Drane, Assistant City Secretary Tenitrus Bethel, Director of Strategic Services Trevor Minyard, Director of Public Works Ryan Gillingham, Director of Public Safety Greg Conley, Director of Organizational Development & Performance Management Joseph Mazzola, Director of Engineering Gary Graham, Director of Parks and Recreation Michael Kowski, Director of Planning Jennifer Arnold, Chief Financial Officer Mark Holloway, Emergency Management Administrator Karen Adkins, Assistant Procurement Services Manager Ian Coubrough, Executive Director of Visit McKinney Aaron Werner, Assistant Director of Public Works Paul Sparkman, Water Utilities Superintendent Michael George, Water Utility Analyst Jesus Bencomo, Investment and Treasury Manager Kelvin Bryant, Police Department Financial Analyst Cammie Martin, Police Sergeant Joseph Spano, Information Technology Manager Nicholas Martin, Visit McKinney Communications Manager Beth Shumate, Visit McKinney Staff Assistant Amy Bertino, Visit McKinney Meeting & Event Services Manager Alisha Holmberg, Visit McKinney Executive Assistant Sabine Smith, Affordable Housing Administrator Cristel Todd, CIP Manager Blake Sills, Civil Engineer Brook Retta, Facilities Construction Manager

Patricia Jackson, Director of Airport Ken Carley, Civil Engineer Robyn Root, Transportation Engineering Manager Thuan Huynh, Environmental Services Manager Eric Hopes, Community Services Administrator Shirletta Best.

There were approximately five (5) members of the public present including Visit McKinney Board Members Katie Smith and Janie Peña; President and CEO of Impact Activities McKinney Tennis Courts Matt Hanlin, General Manager of Impact Activities Dawn Rochelle and Community Impact Editor Shelbie Hamilton.

Mayor Fuller called for Public Comments.

Matt Hanlin expressed his thanks to the Council for their support in the opening of The Courts McKinney tennis facility.

Mayor Fuller called for discussion of regular meeting agenda items for the City Council Regular Meeting to be held on Tuesday, August 1, 2023 at 6:00 p.m.

Mayor Fuller called for work session items.

23-0611 Summary of the 88th State Legislative Session

23-0612 Update on the Water Service Line Program

The presentation was not included on the agenda; it will be provided in the Minutes Appendix A Water Service Presentation.

23-0613 Update on the Visit McKinney Strategic Plan

23-0614 Consider/Discuss Criteria for Opioid Fund Disbursement

The Council reached a consensus on modifying the Community Grants application process for the disbursement of opioid settlement funds; allowing for-profit as well as non-profit applicants.

Mayor Fuller called for Executive Session at 5:03 p.m. in accordance with the Texas Government Code:

A. Section 551.071(2) Consultations with Attorney on any Work Session, Special Session, or Regular Session agenda item requiring confidential attorney/client advice necessitated by the deliberation or discussion of said items (as needed) - Solid Waste Hauling / Recycling Agreement Negotiations

B. Section 551.071 (A) Pending or contemplated litigation - Oncor Bloomdale
Switch Station

C. Section 551.072. Deliberations about Real Property

D. Section 551.074. Personnel Matters

E. Section 551.087. Deliberation Regarding Economic Development Matters

– Project 20-09 TUPPS Brewery & Entertainment Destination

Mayor Fuller reconvened the public work session at 5:49 p.m. with the following members: Mayor Pro Tem Charlie Philips; and Councilmembers Cloutier, Franklin, Feltus, Jones and Beller. No action was taken on items discussed in executive session. Council unanimously approved the motion by Council Mayor George Fuller, seconded by Councilmember Michael Jones to adjourn the work session at 5:50 p.m.

These minutes were approved by the City Council on August 15, 2023.

SIGNED:

GEORGE C. FULLER, Mayor
CHARLIE PHILIPS, Mayor Pro Tem

ATTEST:

EMPRESS DRANE, City Secretary
TENITRUS BETHEL, Deputy City Secretary

City of McKinney, Texas



Water Service Line Replacement Program



Agenda

- Purpose and history
- Current status
- Future

**McKINNEY WATER
SERVICE LINE
REPLACEMENT PROJECT**
REPLACE. PREVENT. REDUCE.




What is a service line?




Types Of Service Lines


- Lead**




A dull, silver-gray color that is easily scratched with a coin.
Use a magnet - strong magnets will *not* cling to lead pipes.
- Galvanized**



A dull, silver-gray color. Use a magnet - strong magnets *will* typically cling to galvanized pipes.
- Copper**



The color of a copper penny.
- Plastic**



White, rigid pipe that is joined to water supply piping with a clamp.

Type of Service	Number of Services *
Lead	0
Galvanized	0
Copper	37,291
Plastic	29,735
Total	67,026

* As of 7/31/2023



Challenges of copper service lines



1997 to 2011 – Inferior Copper –
14,400 services

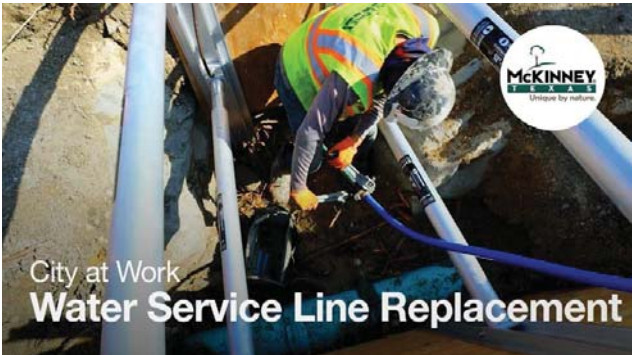


Service Line Replacement Goals

- Goals

 - Reduce non-revenue water
 - Improve service for customers
 - Improve water quality
- Cost Estimate (2016)

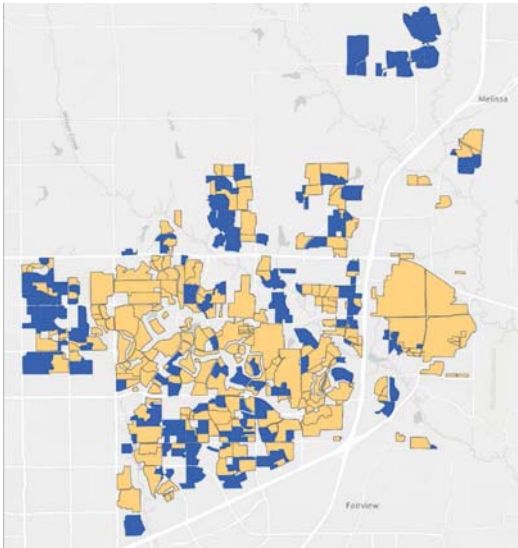
 - Contractor - \$36M
 - In-house - \$14M
 - In-house selected (cost, customer service, control)



City at Work
Water Service Line Replacement



2016 Service Line Replacement Program

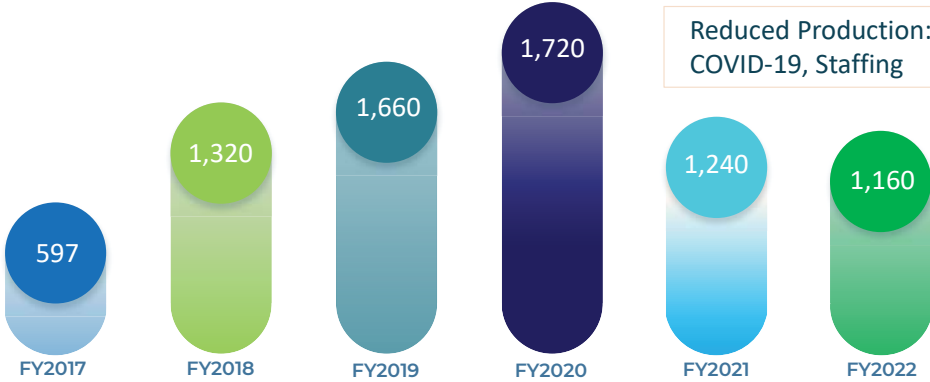


■ = Service Line Replacement Program / Plastic



How have we done?

Services Replaced By Year

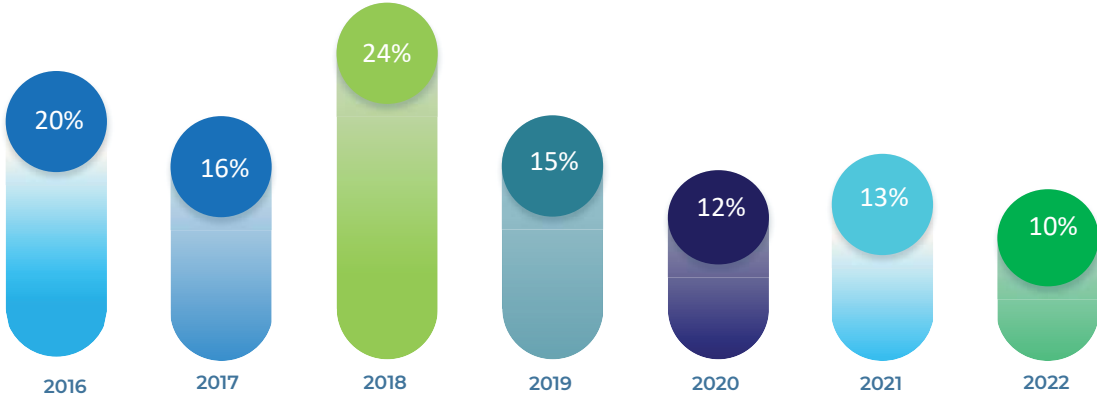


Reduced Production: COVID-19, Staffing



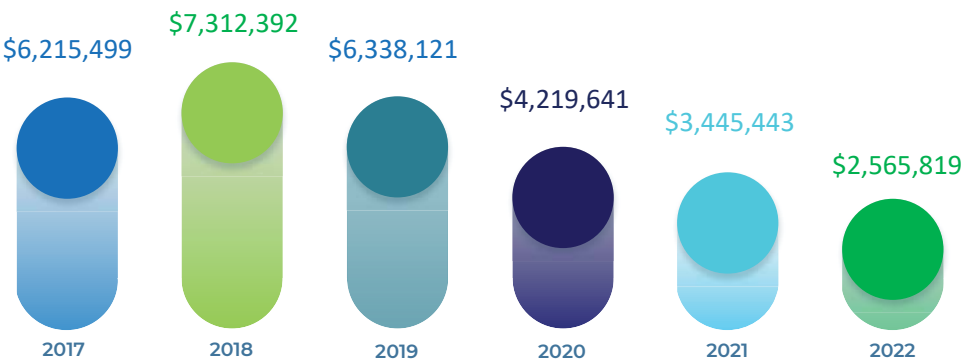
How have we done?

Water loss By Year



Financial Impacts With Programs

Value of Real Losses
[Using variable cost to produce]



Repair Costs vs. Water Savings

FY22 Service Line Replacement Program
(Labor, Equipment, and Materials)

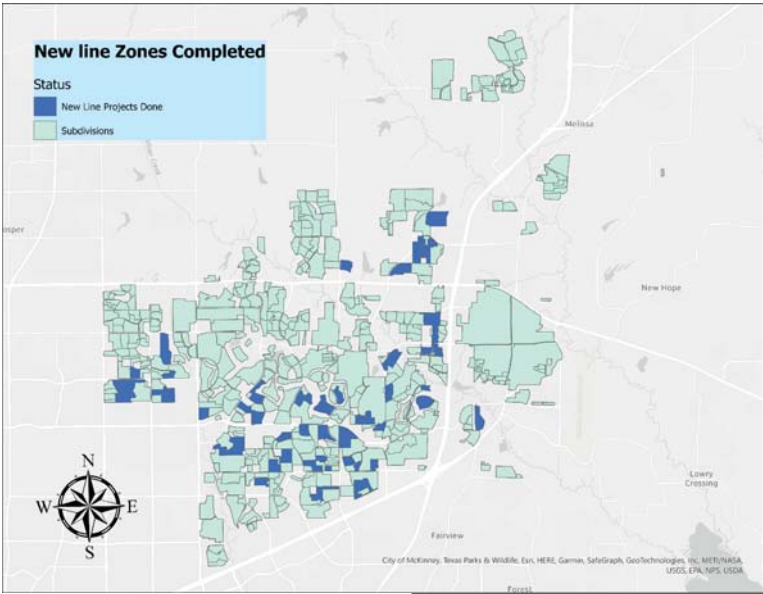
\$ 1.35 M

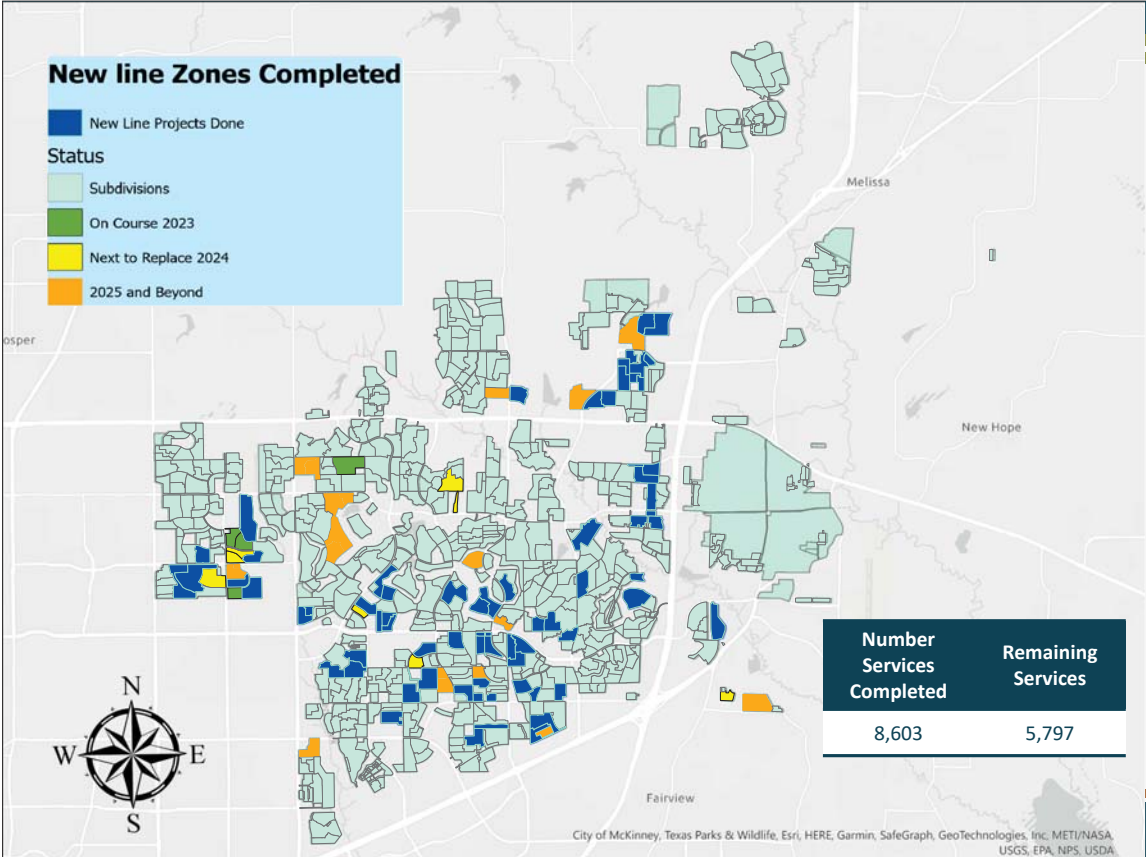
Estimated Water Savings FY22
(20% to 10%)

\$ 3.56 M



Completed Subdivisions 2017-Present





Colorado St. Water Main Replacement

Issue and Solution:

- 1" water main serving 12 homes
- Inadequate water pressure
- Non-looped system

Cost Analysis:

- Contractor: \$361,920
- In-house: \$85,000

Results

- 3 weeks to complete
- 800' of 8" water main
- 12 gallons per minute to 40 gallons per minute
- Staff gained valuable experience and job satisfaction



Using Technology

Challenge: How to select which neighborhoods to replace next?

Solution: Used Artificial Intelligence software to help predict future service line leaks to set neighborhood replacement schedule

Data:

- Neighborhood boundaries
- Past leak locations
- Ground conditions
- Age of mains
- Additional leak listening

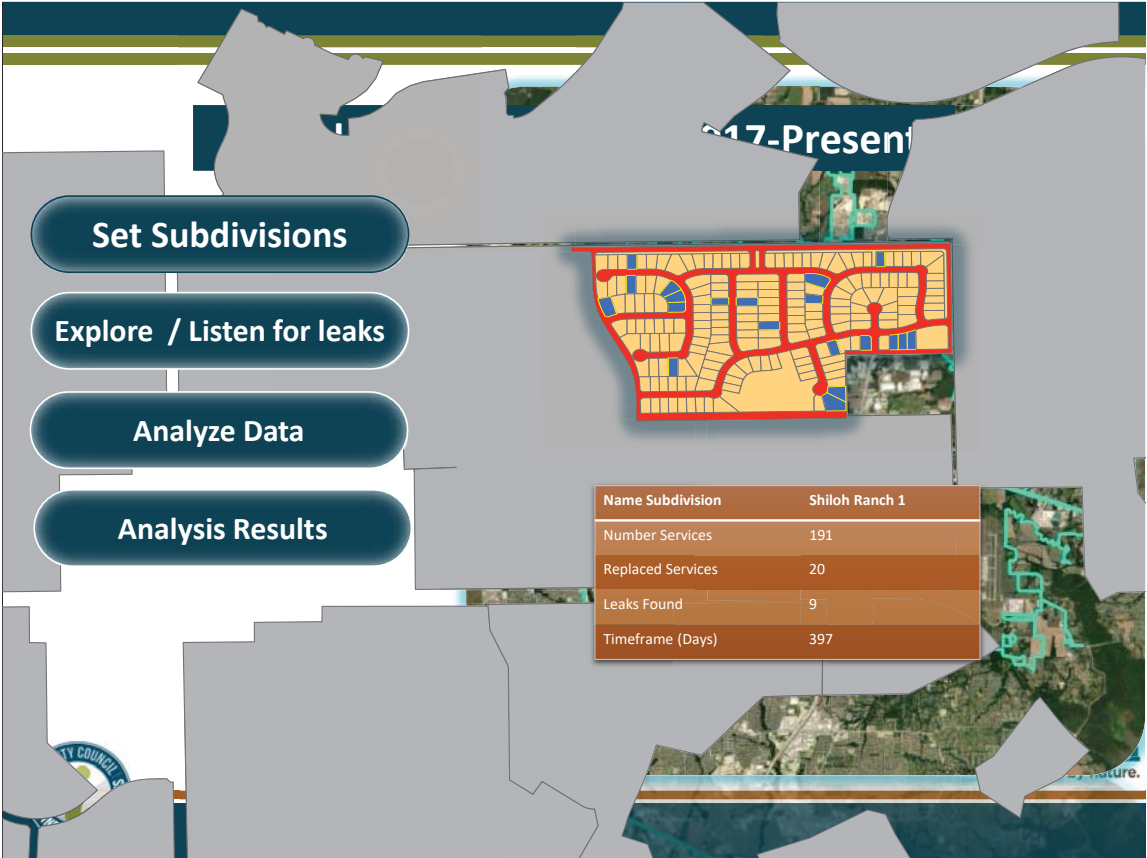
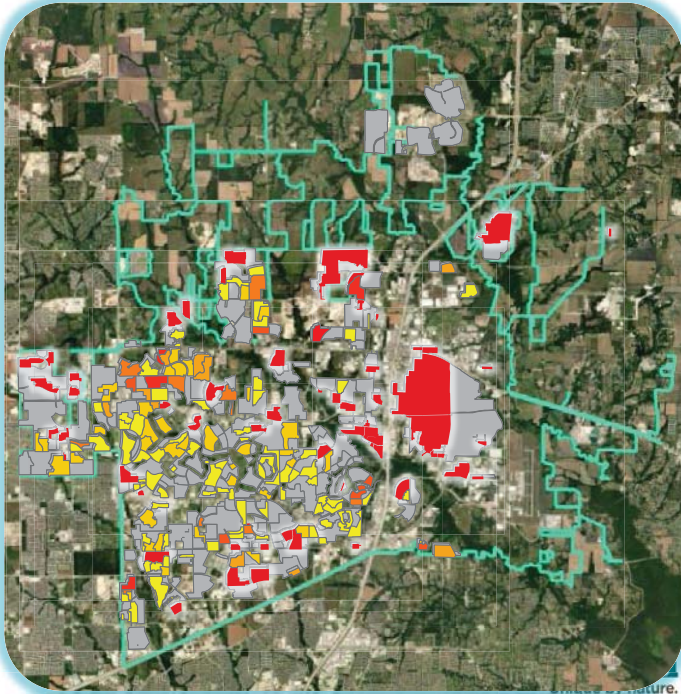
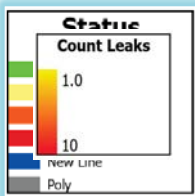


Completed Subdivisions

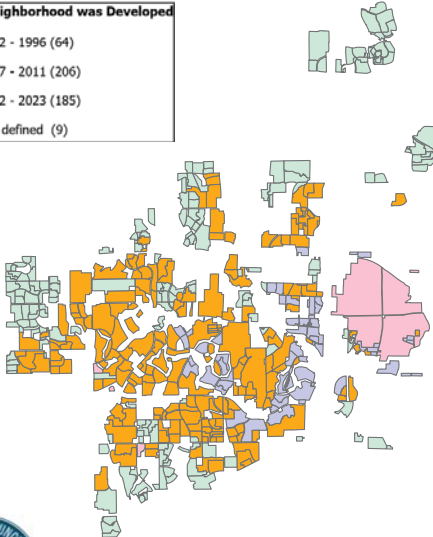
Set Subdivisions

Explore / Listen for leaks

Analyze Data



Neighborhood Service Line Analysis



Year	Count NBHD	NBHD	%	N Leaks
1997	12	10	83.33%	143
1998	14	10	71.43%	83
1999	14	10	71.43%	121
2000	21	14	66.67%	244
2001	20	16	80.00%	352
2002	18	16	88.89%	282
2003	20	16	80.00%	301
2004	15	12	80.00%	222
2005	29	27	93.10%	564
2006	12	11	91.67%	237
2007	5	4	80.00%	94
2008	6	6	100.00%	148
2009	8	6	75.00%	164
2010	5	4	80.00%	62
2011	7	4	57.14%	105



Service Line Replacement Program - Future

- Original Goal (2017) – 14,400 Services in 10 years
- Actual Production – 8,603 - (Average) – 1,229 Services per year
- Remaining – 5,797 Services (Based on 14,400k)
- Estimated Completion – 4.7 years (2028)
- Future Transition:
 - Adding 100,000' (19 miles) of water main per year
 - Additional water main replacements (Colorado) as infrastructure ages
 - Monitor and replace other copper services if needed

