

**GEORGETOWN COUNTY WATER AND SEWER DISTRICT
BOARD OF DIRECTORS MEETING
THURSDAY, NOVEMBER 13, 2025 – 6:00 PM
PAWLEYS ISLAND, SC**



AGENDA

- I. CALL TO ORDER AND PROOF OF QUORUM (6:00 PM)**
- II. READING AND APPROVAL OF MINUTES (6:00 PM – 6:05 PM)**
 - 1. Minutes from the Regular Meeting on October 09, 2025
- III. NEW BUSINESS (6:05 PM – 6:50 PM)**
 - 1. Addition of Policy – Use of Artificial Intelligence
 - 2. FY2026 Vehicle Replacements
 - 3. Pawleys Island WWTP Turbo Blower System – Bid Tab
 - 4. Pawleys Island WWTP Launder Ring Coating – Rebid
 - 5. Petition for Sewer – North Santee Alternative Sewer Phase II
 - 6. Grinder Approval – 12117 Ocean Hwy
- IV. PROJECT PLANNING AND REVIEW (6:50 PM – 7:00 PM)**
 - 1. Capital Improvement Projects: Status Report
 - 2. Developer Projects: Status Report
- V. EXECUTIVE DIRECTOR'S REPORT (7:00 PM – 7:10 PM)**
 - 1. September 2025 Financial Report
- VI. EXECUTIVE SESSION (7:10 PM – 7:30 PM)**
 - 1. Discussion on Personnel Matters
- VII. ADJOURN (7:30 PM)**

GEORGETOWN COUNTY WATER AND SEWER DISTRICT
BOARD OF DIRECTORS – REGULAR MEETING
THURSDAY, OCTOBER 9, 2025
PAWLEYS ISLAND, SC

Board Members Present:

Leona Myers Miller, Chair
John Sands, Vice Chair
Whitney Hills, Secretary
Steve Squires, Assistant Secretary
Skip Corn, Member
Comeletia Pyatt, Member

Staff Present:

Tommie Kennedy, Executive Director
Zach Webb, Finance/Admin Services Director
Michael Yip, Operations Director
Amanda Gill, Engineering/Construction Director
Dorothy Small, HR Manager
Carson White, HR Generalist/Exec. Assistant
Jaquan Reed, Staff Engineer
LaDain Port, Finance Manager

Others Present:

I. CALL TO ORDER AND PROOF OF QUORUM

The Georgetown County Water and Sewer District Board of Directors met in person on Thursday, October 9, 2025. The agenda was publicly posted at the District offices and was emailed to the *Coastal Observer*, the *Georgetown Times*, and *Sun News*. A quorum was verified, and the meeting was called into session by order of Chair, Leona Myers Miller, promptly at 6:00 PM.

II. READING AND APPROVAL OF MINUTES

The minutes of the Board meeting held on September 11, 2025, were submitted for approval. There were no additions or corrections to the meeting minutes held on September 11, 2025. Chair, Leona Myers Miller, accepted a motion from Vice Chair, John Sands, duly seconded by Secretary Whitney Hills, to approve the minutes. The motion carried unanimously.

III. NEW BUSINESS

1. North Causeway Water Line Emergency Repair

Executive Director Tommie Kennedy reported to the Board that on September 15th, District staff responded to a water leak near the intersection of Highway 17 and the North Causeway leading to Pawleys Island. He stated that after investigation, the leak was identified on an 8-inch water line located beneath the asphalt of the North Causeway. Mr. Kennedy explained that due to the complexity of the repair and its impact on fire flow in the area, the situation was declared an emergency under the District's procurement policy. He noted that contractors were contacted to provide traffic control, signal management, saw cutting, and asphalt repairs. The District's construction department completed the water line repair, and the road and traffic signal work are expected to be finished within two weeks. The total estimated cost for the emergency repair is \$64,883, including traffic control, asphalt, concrete, and signal work. Mr. Kennedy informed the Board that the memo presented is for information only.

2. Holiday Policy Revision

HR Manager Dorothy Small presented a proposed revision to the District's Holiday Policy (30-003). Ms. Small explained that a revision is necessary to align it with recent changes to the Compensation Plan and to maintain consistency across District policies. Ms. Small also explained that the revision removes language allowing non-exempt employees who work on a District-observed holiday to take those holiday hours on a different day within thirty (30) days. Under the updated policy, holiday hours will be paid as straight time during the pay period in which the holiday occurs, and non-exempt employees will continue to receive time and a half for hours actually worked on a holiday. Staff recommended approval of the revised Holiday Policy as submitted. Without further discussion, Chair, Leona Myers Miller, accepted a motion from Vice Chair, John Sands duly seconded by Member, Skip Corn to approve Staff's recommended policy revisions. The motion carried unanimously.

3. Retiree Health Insurance Policy Revisions

HR Manager Dorothy Small reported that a review of the Retiree Health Insurance Policy (30-024) identified outdated language from prior revisions that required updates to ensure compliance and clarify eligibility

requirements. She explained that after the original memo was shared with the Board, staff held further discussions to evaluate the options and developed Option 3, which is being presented during this meeting. Ms. Small explained that all options allow retirees to remain on the PEBA Medicare Supplement plan or receive reimbursement for independent Medicare Supplement or Medicare Advantage plans. Under Option 1, the benefit amount would remain tied to PEBA rates, currently costing approximately \$58,000 annually, with future increases dependent on PEBA premium adjustments. Under Option 2, beginning January 1, 2026, the benefit would become a flat, Board-approved amount of up to \$400 per month, allowing better budget control and predictability. Ms. Small explained that under Option 3, retirees remain eligible for PEBA health coverage or, upon reaching Medicare eligibility, may choose either a PEBA Medicare Supplement or an independent Medicare Supplement or Medicare Advantage plan. The District's contribution will be based on the "Employee Only" premium rate as determined annually by PEBA. Once retirees reach age 65, the benefit amount will be set by the Board and applied directly to the retiree's selected plan or reimbursed upon proof of payment. Staff recommended approval of Option 3 revisions to the Retiree Health Insurance Policy (30-024). This option maintains consistent eligibility requirements, aligns with current regulations, and allows the Board to periodically review and adjust benefit amounts to ensure fiscal responsibility. Without further discussion, Chair, Leona Myers Miller accepted a motion from Vice Chair, John Sands, duly seconded by Secretary Whitney Hills, to approve Staff's recommendation and approve Option 3 revisions to the Retiree Health Insurance Policy. The motion carried unanimously.

4. Pawleys Island Shop Well ASR Conversion

Operations Director Michael Yip reported that the District solicited bids to furnish all labor, materials, and equipment necessary to convert the Pawleys Island Shop Well on Waverly Road into an aquifer storage recovery (ASR) well. He explained that the existing well produces high fluoride groundwater exceeding the State Primary Drinking Water Regulation limit of 4.0 ppm but is an ideal ASR candidate due to its high yield and ability to create a buffer zone, or "bubble," that retains high-fluoride water and provides additional storage capacity during peak summer demand. Mr. Yip outlined that the ASR conversion includes reconfiguring the wellhead, adding a recharge/recovery line, replacing the pump column pipe, and installing a new motor and well pump. The bid solicitation was advertised per the District's procurement policy and posted on the District's website. One bid was received on September

26, 2025. The total fiscal impact is \$147,926, with a 10% contingency of \$14,793, for a total project cost of \$162,719. Funding will come from the District's Depreciation and Capital Replacement Fund. The FY2026 budget included \$175,000 for well rehabilitation. Staff recommended awarding the Pawleys Island Shop Well ASR conversion project to A.C. Schultes of Carolina, Inc. Without further discussion, Chair, Leona Myers Miller accepted a motion from Secretary, Whitney Hills duly seconded by Vice Chair, John Sands to approve Staff's recommendation awarding the bid to A.C. Schultes of Carolina, Inc. for the Pawleys Island Shop Well ASR conversion project at a total cost of \$162,719.00 funded by the Depreciation and Capital Replacement Fund. The motion carried unanimously.

5. Manhole and Wet Well Rehabilitation Project

Operations Director Michael Yip reported that as part of the District's Capacity Management Operations and Maintenance (CMOM) Program, bids were solicited for the rehabilitation of twenty-nine manholes and five sewer pump station wet wells. He explained that the selected structures were identified by the Maintenance Department due to deterioration and corrosion caused by hydrogen sulfide gases. The rehabilitation work is essential to extend the life of the collection system, minimize sanitary sewer overflows, and protect public health and the environment. Mr. Yip noted that a mandatory pre-bid conference was held on September 16, 2025, to allow potential bidders to review project details and site conditions, with four contractors in attendance. The solicitation was advertised according to District procurement policy and posted on the District website. Three bids were received on September 25, 2025. The FY2026 budget appropriated \$350,000 for the project and is funded through the Depreciation and Capital Replacement Fund. Staff recommended awarding the rehabilitation project to Dun-Right Services in the amount of \$318,367. Without further discussion, Chair, Leona Myers Miller accepted a motion from Secretary Whitney Hills, duly seconded by Vice Chair, John Sands, to approve the Staff's recommendation awarding the project to Dun-Right Services in the amount of \$318,367.00, funded by the Depreciation and Capital Replacement Fund. The motion carried unanimously.

6. Advanced Treatment Study for PFAS Removal

Operations Director Michael Yip reported that the District requested funding assistance through the Drinking Water State Revolving Fund (DWSRF) to support compliance with new USEPA PFAS regulations under the Safe

Drinking Water Act. The District submitted a Project Questionnaire and secured a \$700,000 principal forgiveness loan to fund an advanced treatment study for PFAS removal. Mr. Yip explained that the study will include expanded sampling and evaluation of three treatment options to meet the current Maximum Contaminant Level (MCL) limits for PFAS. The technologies to be evaluated include granular activated carbon (GAC), nano-filtration, and foam fractionation with PFAS destruction. Bench-scale testing will determine the most effective treatment for the Waccamaw Neck Water Treatment Plant and will assess total organic carbon reduction, pH adjustment, and alkalinity. Results will form the basis of a Preliminary Engineering Report outlining projected costs for engineering, construction, and long-term operation and maintenance. Mr. Yip noted that three proposals were received from pre-qualified engineering firms on September 25, 2025, in accordance with the RFP requirements. Six review committee members evaluated the proposals using four weighted criteria. Staff recommended awarding the contract to Hazen in an amount not to exceed \$700,000, funded entirely through the DWSRF allocation for the Advanced Treatment Study for PFAS Removal. Without further discussion, Chair, Leona Myers Miller, accepted a motion from Vice Chair, John Sands, duly seconded by Member, Skip Corn to approve Staff's recommendation awarding the bid to Hazen in an amount not to exceed \$700,000 funded through the Drinking Water State Revolving Fund allocation for the Advanced Treatment Study for PFAS Removal. The motion carried unanimously.

IV. PROJECT PLANNING AND REVIEW

1. Capital Improvement Projects: Status Report

Engineering and Construction Director, Amanda Gill, reviewed the Capital Improvement Projects with the Board.

1. Raw Water Intake Solution

There is a need for alternative water source supplies for the Waccamaw Neck Water Treatment Plant. The District sent out Requests for Proposals to four of the pre-qualified engineering firms to provide a permanent solution to supply a constant raw water flow to the Plant. Proposals from our prequalified engineering firms are due in March. The contract for design has been awarded to WK Dickson. SCIIP funding for this project has been approved. The Canal dredging work is complete. The Contract for the intake structure was awarded to Consensus Construction. The contractor has

completed the intake structure and most of the intake line up to the raw water wet well. The wet well tie in has been completed. The intake is substantially complete and the contractor is completing the final cleanup, seeding and punch list items.

2. Sandy Island Water Treatment Plant Upgrade - Design

The Sandy Island Water Treatment Plant is currently designed to treat 8 Million Gallons a Day (MGD). Due to continued growth in the area, the plant is reaching its capacity. In order to continue serving our customers, the 'Best Tasting Water in South Carolina, ' an upgrade to the plant is required. A 2014 Preliminary Engineering Report (PER) discussed the upgrades and design needed to increase the capacity to a 10 and ultimately a 12 MGD treatment plant. The Task Order for engineering with WK Dickson has been signed. SCIIP funding for this project has been approved. The PER has been approved by DHEC. All permitting has been issued. This project received RIA approval, and a contract was signed with Consensus Construction. The Sediment basin deck floor has been poured.

3. Red Hill Water Improvements Project

This project consists of an elevated water storage tank and an interconnect to the Carvers Bay water system to strengthen the system while providing service to all of the existing homes and some future homes. The existing system is isolated and only has one well and one small pneumatic tank. A Task Order with AECOM was executed. SCIIP funding for this project has been approved. The Contract for the tank was awarded to Maguire Iron. A pre-construction meeting was held on August 28th. Clearing has been completed on the Tank site. Permitting for the interconnect has been submitted. The foundation of the tank has been installed. All materials for the interconnect have been delivered. The USACOE permit has been issued, and staff is waiting on the final NOI and SCDES permit. The tank steel has been fabricated and primed in their warehouse.

4. 701 Corridor Water Main Phase I

This project was designed, but not permitted and ultimately shelved back in 2015. Georgetown County is currently in the process of designing Phase II of Brick Chimney Road which will connect Highway 51 to Highway 701. The District has discussed utilizing the Right of Way with the County which would eliminate the need to get additional easements and permits with using the Santee Cooper Right of Way, as well as make for easier access for maintenance and repair of the trunk line in the future. The Task Order with

Hazen and Sawyer was signed, and they will begin gathering additional survey data. The SCIIP funding for this phase and additional phases was not granted. Staff received 90% drawings and sent comments back. Staff has received 100% drawings as well as permitting documents. No change.

5. North Santee Sewer Project

Requests for Proposals for engineering were sent out to our prequalified engineering firms for a county-funded sewer project to serve the North Santee community near Powell Road, Mount Zion Road, and Corner Loop. Proposals are due back by September 7th. A kick-off meeting was held with Weston and Sampson for the design. Staff have begun discussions with the community and those directly impacted by the project. Staff have received 100% drawings, and the permitting process is ongoing. Some permits have been issued. The contract has been awarded to RCB Contractors. A pre-construction conference was held on August 28th. The main line has been completed and tested. We have received the permit to operate from SCDES. The Contractor has installed the final STEP unit and completed paving and final clean up. Staff is waiting on SCDOT and Georgetown County sign-off.

6. FY2026 Gravity Sewer CCTV

This is a continuation of the District's inspections of the gravity sewer system. Staff is finalizing a list of main lines that have not yet been inspected by CCTV and will be obtaining a cost to bring back to the Board of Directors. No change.

7. Capital Project Sales Tax (CPST)

These projects are funded as part of Georgetown County's approved 1% Capital Project Sales Tax, voted on by County residents on November 5, 2024.

- a. **Sampit Community Sewer Project** – Staff has signed a task order with Thomas and Hutton with a kickoff meeting scheduled for August 7th. Staff also held a public meeting on July 24th to discuss the project with the community. Letters have been sent out to the property owners in the community to gauge interest in connecting to public sewer and the survey team is on-site. No change.
- b. **Jerusalem and NW Pee Dee Region Water Project**
- c. **701 Corridor Water Main – Phase I & II**
- d. **701 Corridor Water Main – Phase III (Plantersville Water System Upgrade)**
- e. **St. Luke Community Sewer Project**

8. Debordieu Force Main Upgrade

Installation of a 10" force main funded through DECAP to upgrade the force main size serving two of the larger pump stations in Debordieu. The contract was awarded to RCB Contractors. Some materials have been delivered and installation will begin once the contractor is completed with the North Santee sewer project. The project is approximately 90% complete. The contractor has completed the pressure test and staff is waiting on record documents to submit for operational approval. No change.

9. West Side Sewer Analysis

This study will evaluate the current sewer collection system in Western Georgetown County, north of the city of Georgetown. This study is necessary due to the accelerated growth in this area and to ensure the sewer system maintains sufficient capacity. A Request For Proposal (RFP) was issued and is due back by July 31st. The District has signed a task order with Ardurra for this work. The engineer has begun their pump station site inspections and organizing data for their model.

10. North Litchfield Water Rehabilitation - Phase 2

This project is a continuation of phase one which replaced aging water infrastructure south of Boyle Drive. This phase will replace water mains, services, meters, and valves for areas of North Litchfield between Boyle Drive and Fenwick Rd. Staff is finalizing bidding documents and permits and will bring the bid results back to the Board for approval. No change.

2. Developer Projects: Status Report

Engineering and Construction Director, Amanda Gill updated the Board on various developer projects.

1. Collins Creek PH 7

Located off Collins Creek Rd in Murrells Inlet. The project consists of 31 single-family lots. Construction Permits received from DHEC. A pre-construction conference was held and is ready for water and sewer construction. Testing of the water and sewer lines has been completed. This project has received operational approval and will be removed from the list next month.

2. Brookgreen Gardens Conservatory

Located in Brookgreen Gardens. The project consists of a multi-purpose commercial building for Brookgreen Events. Preliminary approval was given. Construction is underway. Testing of the main lines has been completed. Staff is waiting on the final inspection and conveyance documents to submit for operational approval. No change.

3. Osprey Town Homes

Located off Parkersville Rd. near Archer Rd. in Litchfield. The project consists of 47 town homes. SCDES Permits received. No change

4. The Reserve at Crown Pointe

Located between 701 North and David W. Ray Drive in Georgetown. The project consists of 128 single-family lots. Preliminary approval was given. The SCDES construction permit was received. A pre-construction conference was held and utility construction is scheduled to start in August. No change.

5. South Island Landing Phase 1

This project is located on Hwy 17 South, behind Apple Cool Storage in Georgetown. This project consists of 63 single-family lots. This project is inside the annexed City Limits of Georgetown, but we will still provide water and sewer service to this phase. The Master plan for this development will have some phases served by the City and some served by the District because the original service area boundary splits this property. 274 lots total for all phases. Construction has been approved, and this project is back under construction. Testing has been completed. Staff is waiting on final inspection and conveyance documents to submit for operational approval. No change.

6. Regatta Townhomes

Located off Petigru Dr. near Gertrude Dr. in Pawleys Island. The project consists of 41 townhomes. SCDES permits received. No change.

7. Sweetgrass Townhomes

Located off Petigru Dr. near Godfrey Rd in Pawleys Island, this project consists of 40 units as townhomes. The SCDES Construction permits have been issued. A pre-construction conference was held. No change.

8. Sanderling Bay

Located at the northwest intersection of Petigru Dr. and Martin Luther King Rd in Pawleys Island. This project consists of 22 single-family lots. A pre-construction meeting was held, and construction was approved. The project is under construction. Testing was completed and staff is waiting on operational approval.

9. Carolina Trails

Located just north of the 701 / Browns Ferry Road intersection, this project consists of 180 Townhomes, 175 Single-family lots, and 1 commercial building. Letter of Intent received by staff. No change.

10. Kingsbury Subdivision

Located along Moury Drive, just off McDonald Rd in Georgetown, this project consists of 51 single-family lots. This project has received an SCDES construction permit. Construction is underway. No change.

11. Riverview RV Resort

Located along HWY 521 just west of 8 Oaks Park in Georgetown, this project consists of 635 campsites, 2 amenity centers, 2 boathouses, and a check-in center (386 REUs). This project has received preliminary approval and is in design. SCDES construction permits have been issued. No change.

12. Magic Oaks

Located along Ocean Highway in Pawleys Island, just south of the Hammock Shops, this project consists of 27 single-family homes and an amenity center/ pool. The project has received preliminary approval and is in design. No change.

13. Majestic Oaks

Located along Highway 17 Business in Murrells Inlet at Oyster Bay Drive. This project consists of 14 condo units being added to the existing multi-family community. SCDES construction permit has been received. This project is under construction. No change.

14. Waverly Court

This project is located along Waverly Road near Newman and consists of 7 single-family lots. This project has received preliminary approval. Staff has received and reviewed the DRP packet. The DRP packet was submitted to SCDES. The SCDES construction permits have been issued.

15. The Enclave at Crown Pointe

This is a 374-lot development consisting of townhomes and single-family homes located on the northeast side of the intersection of Hwy 701 and Pringle Ferry Road in Georgetown. The 10% invoice has been issued, and comments have been issued to the Engineer. No change.

16. Tradition at Crown Pointe

This is a 369-lot development consisting of single-family homes located between Hwy 701 and Browns Ferry Rd in Georgetown. Staff have done a preliminary review of this project and issued comments. No change.

17. Peru Plantation West Phase 2

This project consists of an additional 127 single-family lots along the 701 corridor just south of the Black River. Staff have received preliminary drawings. No change.

18. Johnson Road Estates

This project consists of 10 single family lots off Johnson Road in Georgetown. Staff has received the DRP packet for review. This project has received the SCDES Water Construction permit. No change.

19. Kent 240 Tract

This is a 44-lot subdivision project located on Kent Road in Georgetown near Hwy 521. Staff has received the initial Intent to Develop submittal on this project. No change.

20. Georgetown Estates Phase 1A

This project consists of 10 single family homes. The phase is the front 10 lots of the existing Georgetown Estates development along Hwy 521 in Georgetown. Staff has received and reviewed the DRP submittal. This project has received SCDES construction permits. No change.

21. Georgetown Estates Phase 1B

This project consists of 8 single family homes. The phase is behind the existing Georgetown Estates development along Hwy 521 in Georgetown. Staff has received and reviewed the DRP submittal. This project has received SCDES construction permits. No change.

22. Georgetown Estates Phase 2

This project consists of 75 single family homes. The phase is behind the existing Georgetown Estates development along Hwy 521 in Georgetown. Staff has received and reviewed the DRP submittal. This project has received SCDES construction permits. No change.

23. Georgetown Estates Phase 3

This project consists of 71 single family homes. The phase is behind the existing Georgetown Estates development along Hwy 521 in Georgetown. Staff has received and reviewed the DRP submittal. This project has received SCDES construction permits. No change.

24. Georgetown Estates Phase 4

This project consists of 84 single family homes. The phase is behind the existing Georgetown Estates development along Hwy 521 in Georgetown. Staff has received and reviewed the DRP submittal. This project has received SCDES construction permits. No change.

25. Seapine Lane Sewer

This project consists of 3 single family homes in Pawleys Island just off Ocean Hwy. The project will be extending gravity sewer and installing water taps for the three residential lots. This DRP packet has been submitted to SCDES for permit review. This project has received the SCDES Construction Permit and construction has begun. No change.

TOTAL RESIDENTIAL EQUIVALENT UNITS:	2213
UNITS IN WACCAMAW NECK:	238
UNITS IN WEST GEORGETOWN:	1975

V. EXECUTIVE DIRECTOR'S REPORT

1. August 2025 Financial Report

Finance and Administrative Services Director Zach Webb presented the August 2025 financial report. The August 2025 financial report is attached and made a part of these minutes.

2. HR Quarterly Report

HR Manager, Dorothy Small, addressed the Board with various items of interest in the report on human resources events

VI. EXECUTIVE SESSION

Chair, Leona Myers Miller, accepted a motion from Secretary, Whitney Hills, duly seconded by Vice Chair, John Sands, to leave the Regular Session and enter the Executive Session to discuss legal updates on the Redhill Project at 6:44 PM. The motion carried unanimously.

Chair, Leona Myers Miller, accepted a motion from Vice Chair, John Sands, duly seconded by Secretary Whitney Hills, to leave the Executive Session and return to the Regular Session at approximately 7:00 PM. The motion carried unanimously.

There was no action taken after the return to Regular Session.

VII. ADJOURN

There being no further business, Chair Leona Myers Miller accepted a motion from Secretary Whitney Hills, duly seconded by Vice Chair John Sands, to adjourn the meeting at approximately 7:05 PM. The motion carried unanimously.

Whitney Hills, Secretary

Leona Myers Miller, Chair



MEMO

TO: BOARD OF DIRECTORS

FROM: ZACH W. WEBB, CPA
FINANCIAL/ADMINISTRATION SERVICES DIRECTOR

DATE: OCTOBER 28, 2025

SUBJECT: ADDITION OF POLICY – USE OF ARTIFICIAL INTELLIGENCE

As artificial intelligence (AI) tools continue to become more prevalent, it is important for the District to establish clear guidance for their responsible use. The attached policy defines appropriate parameters for using AI within GCWSD's operations to help ensure confidentiality and compliance with applicable laws and ethical standards.

AI has the potential to enhance efficiency in areas such as document drafting, data analysis, customer communication, and infrastructure management. However, without clear boundaries, there are inherent risks related to data privacy, accuracy of generated content, and potential exposure of sensitive or proprietary information. By adopting this policy, the District protects itself from inadvertent disclosure while still allowing for innovation and productivity gains.

In addition to the guiding principles set by the policy, staff will begin developing internal training and awareness sessions for employees which will focus on the safe, ethical, and responsible use of AI tools. These sessions will help employees understand both the opportunities and limitations of AI, ensuring that future use aligns with the District's mission and data security practices.

FISCAL IMPACT: None.

RECOMMENDATION: Staff recommends the Board approve the policy USE OF ARTIFICIAL INTELLIGENCE as presented.

USE OF ARTIFICIAL INTELLIGENCE

Effective Date: November 13, 2025

I. PURPOSE

The purpose of this policy is to establish clear guidelines for the responsible and ethical use of Artificial Intelligence (AI) technologies within Georgetown County Water & Sewer District ("the District"). This policy ensures that any use of AI aligns with the District's mission and safeguards confidential or personally identifiable information of customers and employees.

II. SCOPE

This policy applies to all District employees, board members, contractors, and consultants who use, access, or interact with AI technologies in the course of District business.

Covered technologies include, but are not limited to:

- Generative AI systems (e.g., ChatGPT, Microsoft Copilot, Google Gemini)
- Machine learning or data analytics applications
- Any third-party tools or software incorporating AI functionality (e.g., Adobe)

III. GUIDING PRINCIPLES

The District supports the responsible use of AI to improve efficiency and service delivery, provided such use adheres to the following principles:

1. **Confidentiality:** No confidential or sensitive information may be disclosed to or processed by external AI tools.
2. **Accuracy:** AI-generated information must be verified and reviewed by a District employee before being relied upon or distributed.
3. **Accountability:** The user remains responsible for compliance with District policies and applicable laws when utilizing AI tools.

IV. PROHIBITED USES

AI tools may not be used for any purpose that involves or could disclose:

- Customer names, phone numbers, or confidential account information
- Specific billing, payment, or financial data containing confidential customer information
- Employee personnel, payroll, or benefit information
- Legal correspondence or attorney–client privileged materials
- SCADA systems, infrastructure maps, or network diagrams, except as authorized under Section VI.
- Any non-public Board, financial, or operational documents
- AI shall not be used to draft or approve legal, financial, or personnel documents without review by appropriate District staff.

V. APPROVED USES

AI tools may be used for:

- Drafting and editing non-sensitive correspondence, reports, or summaries
- Generating ideas or improving clarity in written materials
- Conducting public-domain research
- Developing training, outreach, or educational materials
- Other ethical and responsible uses not specifically mentioned herein or otherwise prohibited under section IV.

VI. CONTROLLED THIRD-PARTY USE

The District recognizes that certain vendors may employ AI tools in the course of providing engineering, mapping, or operational analysis services. While public AI services are accessible to the general public and operate through shared environments, vendor-integrated AI systems are private, contractually governed tools that may meet higher security and confidentiality standards. An “authorized third party” refers to a vendor or consultant whose AI systems have demonstrated and documented data-security protocols sufficient to protect District information. District infrastructure maps, sewer system layouts, and related geospatial data may be shared with an authorized third-party AI system when such sharing is necessary for operational or analytical purposes and the vendor’s security measures have been reviewed and approved by the Executive Director.



MEMO

TO: BOARD OF DIRECTORS

FROM: ZACH W. WEBB, CPA
FINANCIAL/ADMINISTRATION SERVICES DIRECTOR

DATE: October 28, 2025

SUBJECT: FY2026 VEHICLE REPLACEMENTS

The FY2026 budget contains \$225,000 for the replacement of District vehicles reaching the end of their useful life. The requested vehicles will be purchased through the State Procurement system.

After evaluating the existing fleet based on mileage, condition, reliability, and cost; staff is requesting to replace the vehicles listed below.

VEH#	MAKE	Dept.	Replacement Vehicle Class
306	2014 Ford F-250	Mai	250/2500 Single Cab - Non-SB – W/Lift Gate
338	2018 Chev 3500 4D SB	Mai	350/3500 Single Cab SB
350	2019 Ford F-350	Mai	350/3500 SB W/Crane

An itemized quote of the vehicles and upfits required is presented on the next page. Total quoted price is \$209,941 through state contract pricing.

FISCAL IMPACT: The total purchase cost for the vehicles recommended would be purchased at an estimated cost of \$209,941 and not to exceed \$225,000.

RECOMMENDATION: Staff recommends the approval of the purchase of the proposed new and replacement vehicles at a cost not to exceed \$225,000.

Base Truck	Base Truck State Contract Price	Upfit	Lee Transport Upfit State Contract Price	Total
Truck 1: F250/2500 Reg cab 8' bed	43,382.00	Non SB with lift gate	8,645.00	\$ 52,027.00
Truck 2: F350/3500 Reg cab 9' bed	51,390.00	SB	18,295.00	\$ 69,685.00
Truck 3: F350/3500 Reg cab 9' bed	51,269.00	SB w/crane	36,960.00	\$ 88,229.00

	\$ 209,941.00
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Budget	\$ 225,000.00
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Contengency	\$ 15,059.00
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6.7%



MEMO

TO: BOARD OF DIRECTORS

FROM: MICHAEL FU MAN YIP, OPERATIONS DIRECTOR

DATE: OCTOBER 28, 2025

SUBJECT: Bid Tab: Pawleys Island WWTP Turbo Blower System

The District recently solicited bids for replacing the third (3rd) of three (3) multi-stage blowers with a high-efficiency turbo blower for Pawleys Island Wastewater Treatment Plant. Blowers are used to provide oxygen for our biological waste process. Our third blower, which has been in service since 1989, is in need of replacement due to constant repairs and limited repair parts. By replacing our current blowers with high-efficiency blowers at Pawleys Island WWTP, we can reduce our power consumption from the blowers by 50%. All high-efficiency blowers include variable frequency drives (VFDs) to optimize oxygen output by reducing blower flow rate (turndown) for our aeration process.

The District solicited bids to provide all labor, materials, tools, and equipment required to furnish and install one (1) blower system at Pawleys Island WWTP. The solicitation for bids was advertised in compliance with the District's procurement policy and posted on the District's website. The District received a total of two (2) bids on October 28, 2025, at 2:30 PM. The results of those bids are as follows:

Contractor:	Harper General Contractors, Inc.	Greenwall Construction Services
Total:	\$249,208.87	\$258,640.00

FISCAL IMPACT: \$249,208.87 and a 10% contingency at \$24,921.00 to be funded by the District's Depreciation and Capital Replacement fund. \$250,000.00 was budgeted for the Pawleys Island WWTP Turbo Blower System in FY2026.

RECOMMENDATION: Staff recommends awarding the bid for the Pawleys Island WWTP Turbo Blower System to Harper General Contractors, Inc. for \$249,208.87 with a \$24,921.00 contingency for a total of \$274,129.87, funded by the Depreciation and Capital Replacement fund.



MEMO

TO: BOARD OF DIRECTORS

FROM: MICHAEL FU MAN YIP, OPERATIONS DIRECTOR

DATE: OCTOBER 28, 2025

SUBJECT: BID RESULTS: Pawleys Island WWTP Launder Ring Coating - Rebid

The District recently solicited bids to furnish all necessary materials, tools, equipment, and labor for the repair and exterior epoxy coating of a 75-foot-diameter Primary Clarifier Launder Ring at the Pawleys Island WWTP located at 456 Clearwater Drive, Pawleys Island, South Carolina.

Pawleys Island WWTP currently has two (2) primary clarifiers and four (4) secondary clarifiers. The Launder Rings currently show signs of heavy pitting on all exterior surfaces. Proper repair and exterior coating will provide corrosion protection and repair voids on the Launder Rings. Coating and repair will minimize extensive clarifier downtime from green algae growth. We will continue our Primary Launder Ring repair and coating for our Pawleys Island WWTP in FY2027.

The solicitation for bids was advertised in compliance with the District's procurement policy and posted on the District's website. The District received a total of one (1) bid on October 28, 2025, at 2:00 PM.

FISCAL IMPACT: \$58,739.00 to be funded by the District's Depreciation and Capital Replacement fund. \$30,000.00 was budgeted for Pawleys Island WWTP Launder Ring Coating in FY2026.

RECOMMENDATION: Staff recommends awarding the bid for the Pawleys Island WWTP Launder Ring Coating to Dun-Right Services, Inc. for \$58,739.00, funded by the Depreciation and Capital Replacement fund.



MEMO

TO: BOARD OF DIRECTORS

FROM: AG AMANDA GILL
ENGINEERING AND CONSTRUCTION DIRECTOR

DATE: NOVEMBER 3, 2025

SUBJECT: PETITION FOR SEWER – NORTH SANTEE ALTERNATIVE SEWER PHASE II

The District received a petition for sewer service from homeowners in the North Santee Community. Staff calculated an estimated cost to serve 411 properties throughout the community via force main and individual STEP units. A voting card and handout were mailed to each property owner of record in the project area. We received 109-Yes and 37-No votes out of the 411, which equates to a 26.5% favorable vote.

Since the District received less than 60% yes votes for this project, staff recommends not moving forward with the North Santee Alternative Sewer Phase II sewer project. If approved to NOT move forward with this project, property owners will have to wait a minimum of two years before they can petition the District again for sewer.

FISCAL IMPACT: \$0

RECOMMENDATION: Staff recommends not to move forward with this project.



MEMO

TO: BOARD OF DIRECTORS

FROM: AG AMANDA GILL
ENGINEERING AND CONSTRUCTION DIRECTOR

DATE: NOVEMBER 3, 2025

SUBJECT: GRINDER APPROVAL – 12117 OCEAN HWY

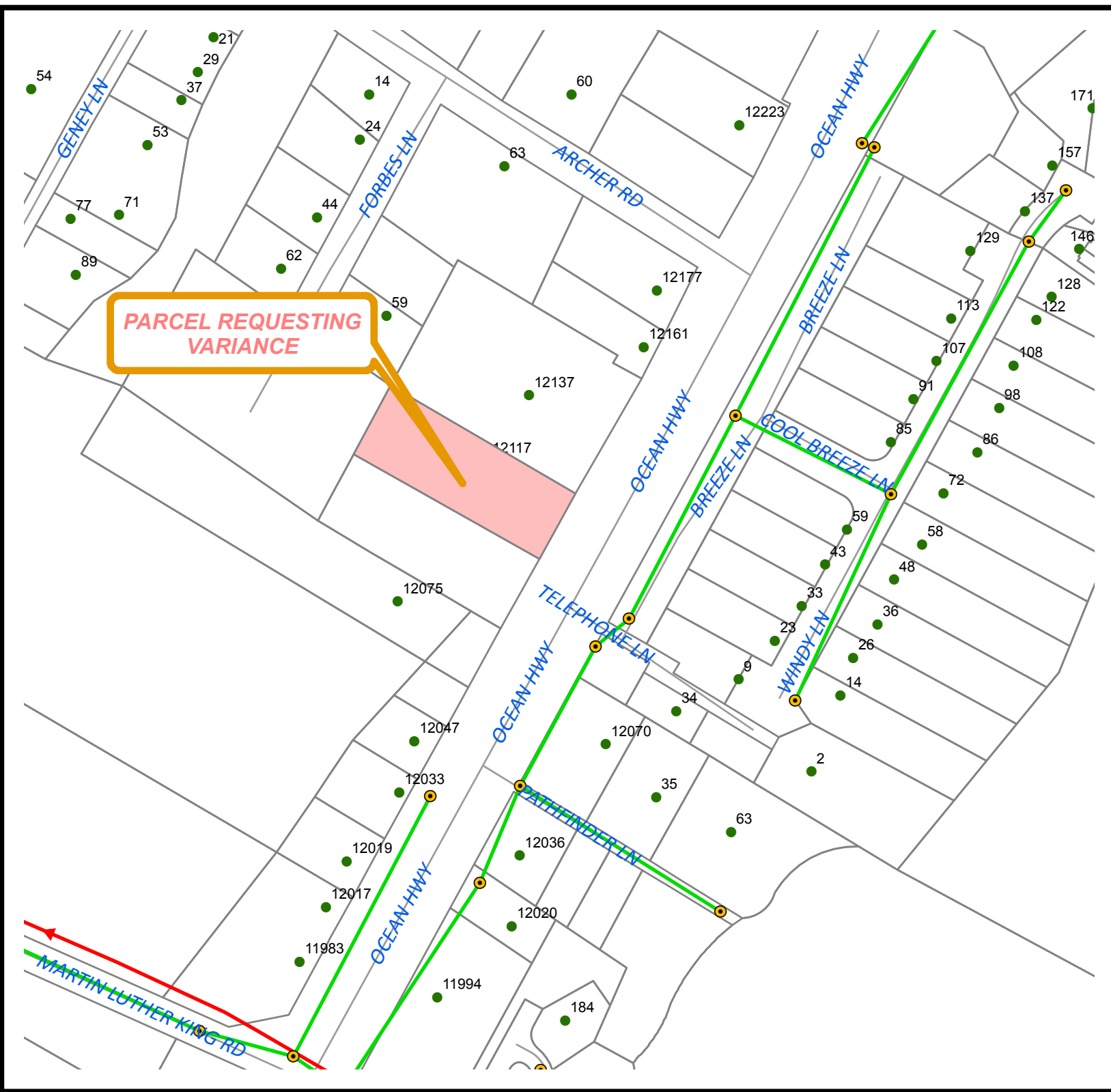
District staff received a request for public sewer to serve a lot at 12117 Ocean Highway in Pawleys Island. This parcel is in an area where gravity sewer is not currently available, and a gravity line extension is not fiscally reasonable for a single lot. A District owned force main and grinder unit could be installed at the owners expense to serve this parcel. The property owner requesting the public sewer currently maintains a business at this location and has an existing septic system that is failing.

For this property to connect to the public sewer system, an individual grinder pump station is needed. However, a District maintained grinder pump system would have to be approved by the Board. Chapter 7 of the District's extension policy "Minimum Requirements for the Design of Sewage Pumping Stations" states in part: *"Because of topography, storm surge impacts, and population density alternative collection sewer systems are not recommended in the Waccamaw Neck service area. Alternative collection sewer systems may be considered in the Waccamaw Neck service area when extenuating circumstances, as determined by the Board of Directors, dictate".* The requesting property owner would be responsible for the cost of installing an individual grinder station and corresponding force main to serve the property.

This parcel is not susceptible to storm surge and the parcels in the area have already been subdivided into single lots. Staff recommends approving the use of the individual grinder pump station for all the parcel identified on the included map.

FISCAL IMPACT: \$0

RECOMMENDATION: Staff recommends approving the use of an individual grinder pump station for the parcel identified on the included map.



GRINDER VARIANCE
REQUEST
04-0147-010-00-00
Gray Man Ventures LLC





MEMO

TO: BOARD OF DIRECTORS

FROM: AG AMANDA GILL
ENGINEERING & CONSTRUCTION DIRECTOR

DATE: NOVEMBER 3, 2025

SUBJECT: CAPITAL IMPROVEMENT PROJECTS STATUS REPORT

1. Raw Water Intake Solution

There is a need for alternative water source supplies for the Waccamaw Neck Water Treatment Plant. The District sent out Requests for Proposals to four of the pre-qualified engineering firms to provide a permanent solution to supply a constant raw water flow to the Plant. Proposals from our prequalified engineering firms are due in March. The contract for design has been awarded to WK Dickson. SCIIP funding for this project has been approved. The Canal dredging work is complete. The Contract for the intake structure was awarded to Consensus Construction. The contractor has completed the intake structure and most of the intake line up to the raw water wet well. The wet well tie in has been completed. The intake construction is complete. Staff is waiting on closeout paperwork including record drawings before final payment.

2. Sandy Island Water Treatment Plant Upgrade - Design

The Sandy Island Water Treatment Plant is currently designed to treat 8 Million Gallons a Day (MGD). Due to continued growth in the area, the plant is reaching its capacity. In order to continue serving our customers, the 'Best Tasting Water in South Carolina,' an upgrade to the plant is required. A 2014 Preliminary Engineering Report (PER) discussed the upgrades and design needed to increase the capacity to a 10 and ultimately a 12 MGD treatment plant. The Task Order for engineering with WK Dickson has been signed. SCIIP funding for this project has been approved. The PER has been approved by DHEC. All permitting has been issued. This project received RIA approval, and a contract was signed with Consensus Construction. The sediment basin concrete work has been completed. Coating of the basin is underway and yard piping into the basin is underway.

3. Red Hill Water Improvements Project

This project consists of an elevated water storage tank and an interconnect to the Carvers Bay water system to strengthen the system while providing service to all of the

existing homes and some future homes. The existing system is isolated and only has one well and one small pneumatic tank. A Task Order with AECOM was executed. SCIIP funding for this project has been approved. The Contract for the tank was awarded to Maguire Iron. A pre-construction meeting was held on August 28th. Clearing has been completed on the Tank site. Permitting for the interconnect has been submitted. The foundation of the tank has been installed. All materials for the interconnect have been delivered. The tank contractor has been working on site to weld the steel pieces of the tank. The estimated time for the erection is between Thanksgiving and Christmas. A bid for the bore on the interconnect has been issued with bids due back on the 25th of November.

4. 701 Corridor Water Main Phase I

This project was designed, but not permitted and ultimately shelved back in 2015. Georgetown County is currently in the process of designing Phase II of Brick Chimney Road which will connect Highway 51 to Highway 701. The District has discussed utilizing the Right of Way with the County which would eliminate the need to get additional easements and permits with using the Santee Cooper Right of Way, as well as make for easier access for maintenance and repair of the trunk line in the future. The Task Order with Hazen and Sawyer was signed, and they will begin gathering additional survey data. The SCIIP funding for this phase and additional phases was not granted. Staff received 90% drawings and sent comments back. Staff has received 100% drawings as well as permitting documents. No change

5. North Santee Sewer Project

Requests for Proposals for engineering were sent out to our prequalified engineering firms for a county-funded sewer project to serve the North Santee community near Powell Road, Mount Zion Road, and Corner Loop. Proposals are due back by September 7th. A kick-off meeting was held with Weston and Sampson for the design. Staff have begun discussions with the community and those directly impacted by the project. Staff have received 100% drawings, and the permitting process is ongoing. Some permits have been issued. The contract has been awarded to RCB Contractors. A pre-construction conference was held on August 28th. The main line has been completed and tested. We have received the permit to operate from SCDES. The Contractor has installed the final STEP unit and completed paving and final clean up. Staff is waiting on SCDOT and Georgetown County sign-off. No change.

6. FY2026 Gravity Sewer CCTV

This is a continuation of the District's inspections of the gravity sewer system. Staff is finalizing a list of main lines that have not yet been inspected by CCTV and will be obtaining a cost to bring back to the Board of Directors. No change.

7. Capital Project Sales Tax (CPST)

These projects are funded as part of Georgetown County's approved 1% Capital Project Sales Tax, voted on by County residents on November 5, 2024.

- a. **Sampit Community Sewer Project** – Staff has signed a task order with Thomas and Hutton with a kickoff meeting scheduled for August 7th. Staff also

held a public meeting on July 24th to discuss the project with the community. Letters have been sent out to the property owners in the community to gauge interest in connecting to public sewer and the survey team is on-site. No change.

- b. Jerusalem and NW Pee Dee Region Water Project**
- c. 701 Corridor Water Main – Phase I & II**
- d. 701 Corridor Water Main – Phase III (Plantersville Water System Upgrade)**
- e. St. Luke Community Sewer Project**

8. Debordieu Force Main Upgrade

Installation of a 10" force main funded through DECAP to upgrade the force main size serving two of the larger pump stations in Debordieu. The contract was awarded to RCB Contractors. Some materials have been delivered and installation will begin once the contractor is completed with the North Santee sewer project. The project is approximately 90% complete. The contractor has completed the pressure test and staff is waiting on record documents to submit for operational approval. The contractor is making final tie-ins for the project this week.

9. West Side Sewer Analysis

This study will evaluate the current sewer collection system in Western Georgetown County, north of the city of Georgetown. This study is necessary due to the accelerated growth in this area and to ensure the sewer system maintains sufficient capacity. A Request For Proposal (RFP) was issued and is due back by July 31st. The District has signed a task order with Ardurra for this work. The engineer has begun their pump station site inspections and organizing data for their model. Flow meter instruments were installed last week and will be collecting data for use in the model.

10. North Litchfield Water Rehabilitation – Phase 2

This project is a continuation of phase one which replaced aging water infrastructure south of Boyle Drive. This phase will replace water mains, services, meters, and valves for areas of North Litchfield between Boyle Drive and Fenwick Rd. Staff is finalizing bidding documents and permits and will bring the bid results back to the Board for approval. Bids for this project have been issued and are due back November 25th.

11. Hwy 521 Water Line

This project consists of an 18" water main along the Hwy 521 corridor between 8 Oaks Park and the Andrews Industrial Park. This project will allow greater resiliency and hydraulic continuity to serve the Industrial Park, as well as customers along Pennyroyal Road and the Sampit Community. Requests for Proposals (RFPs) are being issued to four of our prequalified engineering firms for design.

12. McDonald Road & Browns Ferry Sewer Rehab Project

Staff is coordinating a combined project for two separate sewer repairs, one along McDonald Road and the other near the intersection of Browns Ferry and Dunbar

Road. Both areas currently are a source of significant infiltration into the sewer gravity mains in the area. Bids will be sent out and brought back to the Board for approval.

RECOMMENDATION: This is for information only.

FY2026 DECAP BUDGET

Project Name:	FY26 Approved Budget:	Bid Price	Contingency	FY26 Actual Cost:	Variance:
CCTV Sewer Inspection (PACP)	\$ 150,000.00			\$ -	\$ 150,000.00
Sewer Main Replace/Improve	\$ 600,000.00			\$ -	\$ 600,000.00
Water Main Rehabilitation	\$ 2,000,000.00			\$ -	\$ 2,000,000.00
Hydrant Replacement/Renew	\$ 150,000.00			\$ -	\$ 150,000.00
Litchfield Country Club Force Main (Design)	\$ 135,000.00			\$ -	\$ 135,000.00
PS Rehab - Litchfield Plantation	\$ 575,000.00			\$ -	\$ 575,000.00
Pump Station Rehab	\$ 550,000.00			\$ -	\$ 550,000.00
Pump Station Panels	\$ 65,000.00			\$ -	\$ 65,000.00
Manhole/Wetwell Rehab	\$ 350,000.00	\$ 318,367.00		\$ 318,367.00	\$ 31,633.00
Clarifier Rehabilitation	\$ 500,000.00			\$ -	\$ 500,000.00
Effluent Pump Rehab	\$ 95,000.00			\$ -	\$ 95,000.00
Launder Ring Coating	\$ 30,000.00	\$ 58,739.00		\$ 58,739.00	\$ (28,739.00)
Aerator	\$ 65,000.00			\$ -	\$ 65,000.00
Aeration Nozzle Diffuser Replacement	\$ 200,000.00			\$ -	\$ 200,000.00
PI WWTP Grit Cyclone	\$ 150,000.00			\$ -	\$ 150,000.00
PI WWTP High Efficiency Blowers	\$ 250,000.00	\$ 249,208.87	\$ 24,921.00	\$ 274,129.87	\$ (24,129.87)
PI WWTP Switchgear Replacement	\$ 150,000.00			\$ -	\$ 150,000.00
PI WWTP Bar Screen	\$ 200,000.00	\$ 128,800.00	\$ 12,880.00	\$ 141,680.00	\$ 58,320.00
High Tank MOV	\$ 60,000.00			\$ -	\$ 60,000.00
SI WTP Chlorine Gas Conversion	\$ 100,000.00			\$ -	\$ 100,000.00
SI WTP Pump Rehab	\$ 45,000.00			\$ -	\$ 45,000.00
Flow Meter Replacement	\$ 30,000.00			\$ -	\$ 30,000.00
PS SCADA System	\$ 250,000.00			\$ -	\$ 250,000.00
Well/ASR Rehab	\$ 175,000.00	\$ 147,926.00	\$ 14,793.00	\$ 162,719.00	\$ 12,281.00
Admin Office Improvements	\$ 30,000.00			\$ -	\$ 30,000.00
Rehab Maint. & Construction Bldgs	\$ 45,000.00			\$ -	\$ 45,000.00
Total:	\$ 6,950,000.00	\$ 903,040.87	\$ 52,594.00	\$ 955,634.87	\$ 5,994,365.13

FY 2025 Rollover Projects

Project Name:	FY25 Approved Budget:	Bid Price	Contingency	FY25 Actual Cost:	Variance:
Water Main Rehab	\$ 100,000.00	\$ 100,000.00		\$ 100,000.00	\$ -
Debordieu Force Main Replacement	\$ 1,200,000.00	\$ 500,705.50	\$ 50,000.00	\$ 550,705.50	\$ 649,294.50
Clarifier Rehabilitation	\$ 350,000.00	\$ 484,924.00	\$ 48,492.00	\$ 533,416.00	\$ (183,416.00)
PI WWTP High Efficiency Blowers FY25	\$ 165,000.00	\$ 193,500.00	\$ 19,350.00	\$ 212,850.00	\$ (47,850.00)
PI WWTP Switchgear Replacement	\$ 150,000.00	\$ 20,974.00		\$ 20,974.00	\$ 129,026.00
Vertical Turbine Pump Rehab	\$ 140,000.00	\$ 127,867.96	\$ 9,230.00	\$ 137,097.96	\$ 2,902.04
Total:	\$ 2,105,000.00	\$ 1,427,971.46	\$ 127,072.00	\$ 1,555,043.46	\$ 549,956.54

FY 2024 Rollover Projects

Project Name:	FY24 Approved Budget:	Bid Price	Contingency	FY24 Actual Cost:	Variance:
Effluent Pump Rehab	\$ 140,000.00	\$ 124,600.00		\$ 124,600.00	\$ 15,400.00
Total:	\$ 140,000.00	\$ 124,600.00	\$ -	\$ 124,600.00	\$ 15,400.00

Variance includes contingency amounts

Updated 11/4/2025



MEMO

TO: BOARD OF DIRECTORS

FROM: AG AMANDA GILL
ENGINEERING & CONSTRUCTION DIRECTOR

DATE: NOVEMBER 3, 2025

SUBJECT: DEVELOPER PROJECTS STATUS REPORT

1. Osprey Town Homes
Located off Parkersville Rd. near Archer Rd. in Litchfield. The project consists of 47 town homes. SCDES Permits received. Permits expire October of 2026. No change
2. The Reserve at Crown Pointe
Located between 701 North and David W. Ray Drive in Georgetown. The project consists of 128 single-family lots. Preliminary approval was given. The SCDES construction permit was received. A pre-construction conference was held and utility construction is scheduled to start in August. No change.
3. South Island Landing Phase 1
This project is located on Hwy 17 South, behind Apple Cool Storage in Georgetown. This project consists of 63 single-family lots. This project is inside the annexed City Limits of Georgetown, but we will still provide water and sewer service to this phase. The Master plan for this development will have some phases served by the City and some served by the District because the original service area boundary splits this property. 274 lots total for all phases. Construction has been approved, and this project is back under construction. Testing has been completed. Staff is waiting on final inspection and conveyance documents to submit for operational approval. Operational approval and removed next month.
4. Regatta Townhomes
Located off Petigru Dr. near Gertrude Dr. in Pawleys Island. The project consists of 41 townhomes. SCDES permits received. Permits expire in November 2026. No change

5. Sweetgrass Townhomes

Located off Petigru Dr. near Godfrey Rd in Pawleys Island, this project consists of 40 units as townhomes. The SCDES Construction permits have been issued. A pre-construction conference was held and construction is underway. No change.

6. Sanderling Bay

Located at the northwest intersection of Petigru Dr. and Martin Luther King Rd in Pawleys Island. This project consists of 22 single-family lots. A pre-construction meeting was held, and construction was approved. The project is under construction. Testing was completed and staff is waiting on operational approval. This project has received operational approval and will be removed from the list next month.

7. Carolina Trails

Located just north of the 701 / Browns Ferry Road intersection, this project consists of 180 Townhomes, 175 Single-family lots, and 1 commercial building. Letter of Intent received by staff. No change

8. Kingsbury Subdivision

Located along Moury Drive, just off McDonald Rd in Georgetown, this project consists of 51 single-family lots. This project has received an SCDES construction permit. Construction is underway. No change

9. Riverview RV Resort

Located along HWY 521 just west of 8 Oaks Park in Georgetown, this project consists of 635 campsites, 2 amenity centers, 2 boathouses, and a check-in center (386 REUs). This project has received preliminary approval and is in design. SCDES construction permits have been issued. Permits expire October of 2027. No change

10. Magic Oaks

Located along Ocean Highway in Pawleys Island, just south of the Hammock Shops, this project consists of 27 single-family homes and an amenity center/pool. The project has received preliminary approval and is in design awaiting the DRP packet. No change

11. Majestic Oaks

Located along Highway 17 Business in Murrells Inlet at Oyster Bay Drive. This project consists of 14 condo units being added to the existing multi-family community. SCDES construction permit has been received. This project is under construction. No change.

12. Waverly Court

This project is located along Waverly Road near Newman and consists of 7 single-family lots. This project has received preliminary approval. Staff has

received and reviewed the DRP packet. The DRP packet was submitted to SCDES. The SCDES construction permits have been issued.

13. The Enclave at Crown Pointe

This is a 374-lot development consisting of townhomes and single-family homes located on the northeast side of the intersection of Hwy 701 and Pringle Ferry Road in Georgetown. The 10% invoice has been issued, and comments have been issued to the Engineer. No change

14. Tradition at Crown Pointe

This is a 369-lot development consisting of single-family homes located between Hwy 701 and Browns Ferry Rd in Georgetown. Staff have done a preliminary review of this project and issued comments. No change

15. Peru Plantation West Phase 2

This project consists of an additional 127 single-family lots along the 701 corridor just south of the Black River. Staff have received preliminary drawings. No change

16. Johnson Road Estates

This project consists of 10 single family lots off Johnson Road in Georgetown. Staff has received the DRP packet for review. This project has received the SCDES Water Construction permit. No change.

17. Kent 240 Tract

This is a 44-lot subdivision project located on Kent Road in Georgetown near Hwy 521. Staff has received the initial Intent to Develop submittal on this project. No change.

18. Georgetown Estates Phase 1A

This project consists of 10 single family homes. The phase is the front 10 lots of the existing Georgetown Estates development along Hwy 521 in Georgetown. Staff has received and reviewed the DRP submittal. This project has received SCDES construction permits. No Change.

19. Georgetown Estates Phase 1B

This project consists of 8 single family homes. The phase is behind the existing Georgetown Estates development along Hwy 521 in Georgetown. Staff has received and reviewed the DRP submittal. This project has received SCDES construction permits. No change.

20. Georgetown Estates Phase 2

This project consists of 75 single family homes. The phase is behind the existing Georgetown Estates development along Hwy 521 in Georgetown. Staff has received and reviewed the DRP submittal. This project has received SCDES construction permits. No change.

21. Georgetown Estates Phase 3

This project consists of 71 single family homes. The phase is behind the existing Georgetown Estates development along Hwy 521 in Georgetown. Staff has received and reviewed the DRP submittal. This project has received SCDES construction permits. No change.

22. Georgetown Estates Phase 4

This project consists of 84 single family homes. The phase is behind the existing Georgetown Estates development along Hwy 521 in Georgetown. Staff has received and reviewed the DRP submittal. This project has received SCDES construction permits. No change.

23. Seapine Lane Sewer

This project consists of 3 single family homes in Pawleys Island just off Ocean Hwy. The project will be extending gravity sewer and installing water taps for the three residential lots. This DRP packet has been submitted to SCDES for permit review. This project has received the SCDES Construction Permit and construction has begun. No change.

24. Carolina Harbor

This project is located along North Fraser Street in Georgetown, north of the Kensington Community and will consist of 70 single-family lots. Staff has received design calculations and have issued comments back while waiting on the complete DRP packet which will be submitted to SCDES.

25. The Grove (Litchfield Plantation)

Located in Litchfield Plantation along All Saints Loop, this project consists of 14 single-family homes. This project has received preliminary approval and staff is awaiting the complete DRP packet to submit for SCDES approval.

26. Royal Tern Estates

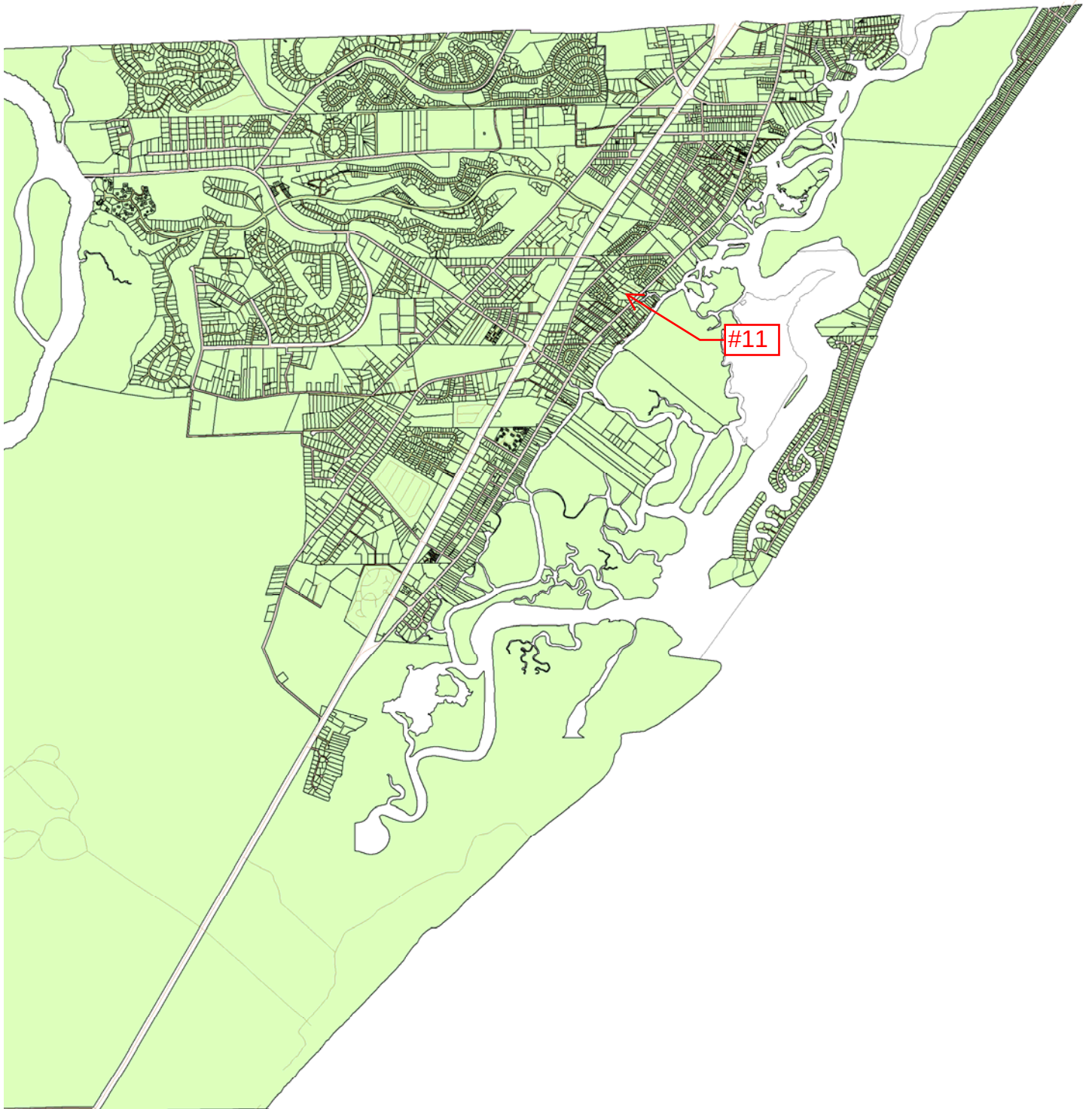
This project consists of 9 single-family lots located adjacent to Kimba Lane and Martin Luther King Road in Pawleys Island. The project has received preliminary approval and staff is awaiting the complete DRP packet for submission to SCDES.

FISCAL IMPACT: If all the projects on this list expire the developers would forfeit \$345,750.60 and the District would be required to refund a prorated \$515,288.20. The individual forfeiture and refund amounts are shown on the following page.

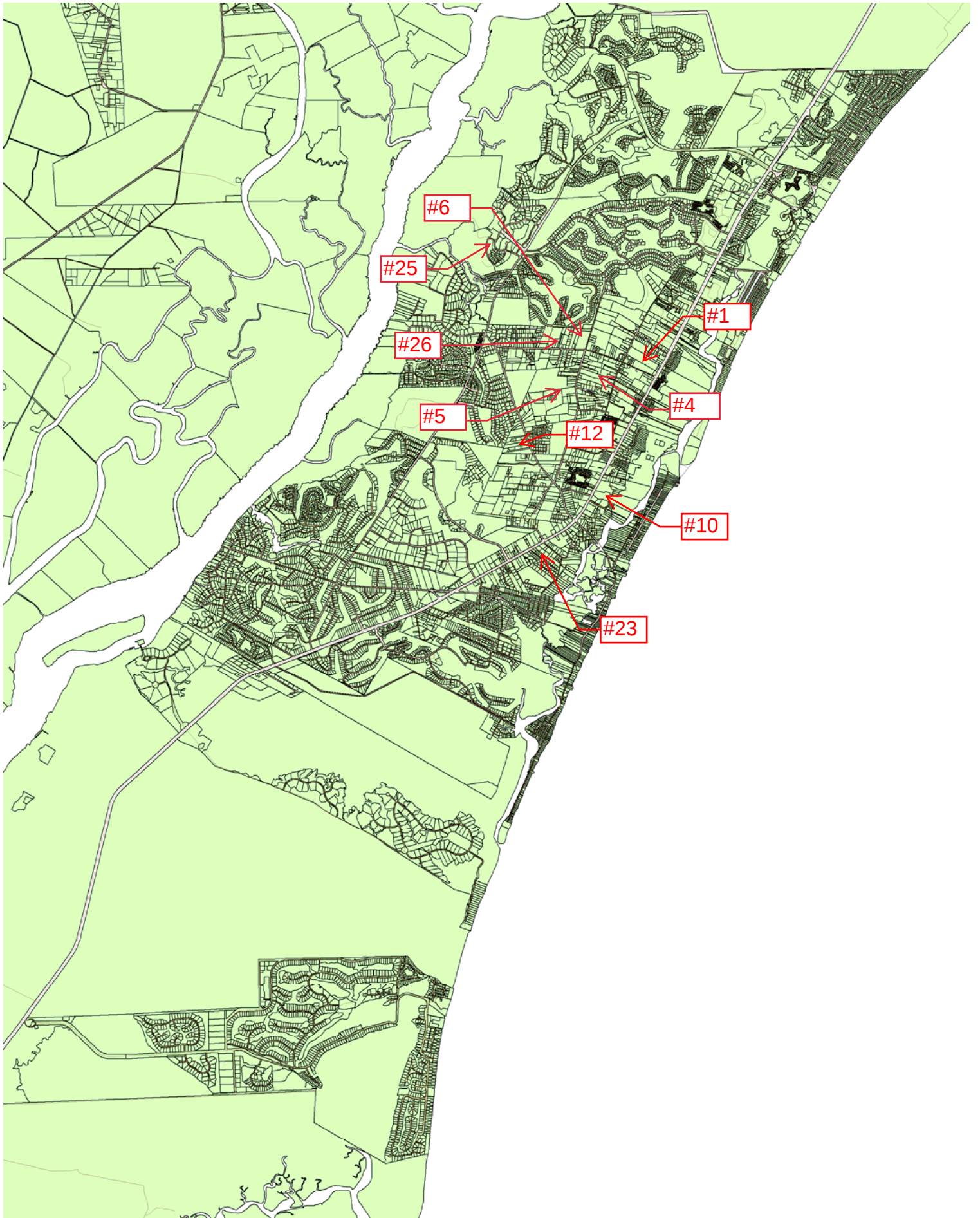
RECOMMENDATION: This is for information only.

#	Project Name	Forfeit to the District	Refund from the District	Units Waccamaw Neck	Units West Georgetown
1	Osprey Townhomes	\$ 11,449.20	\$ -	47	
2	The Reserve @ Crown Pointe	\$ 21,664.60	\$ 176,993.60		128
3	South Island Landing Ph. 1	\$ 16,708.80	\$ 123,505.20		63
4	Regatta Townhomes	\$ 11,349.60	\$ -	41	
5	Sweetgrass Townhomes	\$ 13,278.00	\$ 87,696.00	46	
6	Sanderling Bay	\$ 8,091.20	\$ 43,232.80	22	
7	Carolina Trails	\$ -	\$ -		175
8	Kingsbury Subdivision	\$ 8,685.60	\$ 66,932.40		51
9	Riverview RV Resort	\$ 95,820.60	\$ -		386
10	Magic Oaks	\$ 9,374.80	\$ -	27	
11	Majestic Oaks	\$ -	\$ -	14	
12	Waverly Court	\$ 4,746.40	\$ -	7	
13	The Enclave @ Crown Pointe	\$ 55,200.40			374
14	Tradition @ Crown Pointe				369
15	Peru Plantation West Phase 2				127
16	Johnson Road Estates	\$ 2,203.00	\$ 10,351.00		10
17	Kent 240 Tract				44
18	Georgetown Estates Phase 1A	\$ 4,990.00			10
19	Georgetown Estates Phase 1B	\$ 4,502.80			8
20	Georgetown Estates Phase 2	\$ 20,824.00			75
21	Georgetown Estates Phase 3	\$ 19,849.60			71
22	Georgetown Estates Phase 4	\$ 23,016.40			84
23	Seapine Lane	\$ 3,284.80	\$ 6,577.20	3	
24	Carolina Harbor				70
25	The Grove (Litchfield Plantation)	\$ 5,964.40		14	
26	Royal Tern Estates	\$ 4,746.40		9	
	Totals	\$ 345,750.60	\$ 515,288.20	230	2045
				2275	

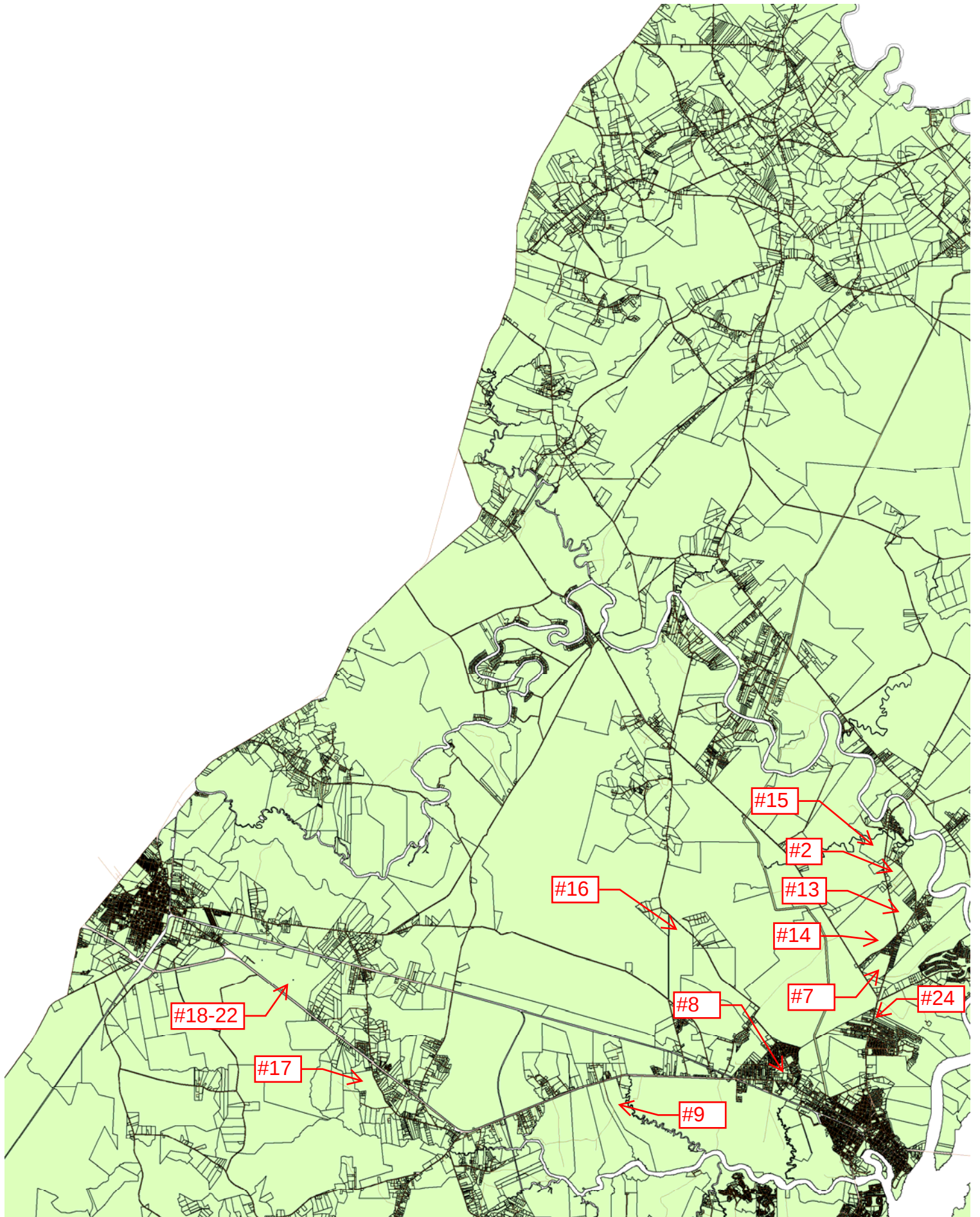
WACCAMAW NECK NORTH



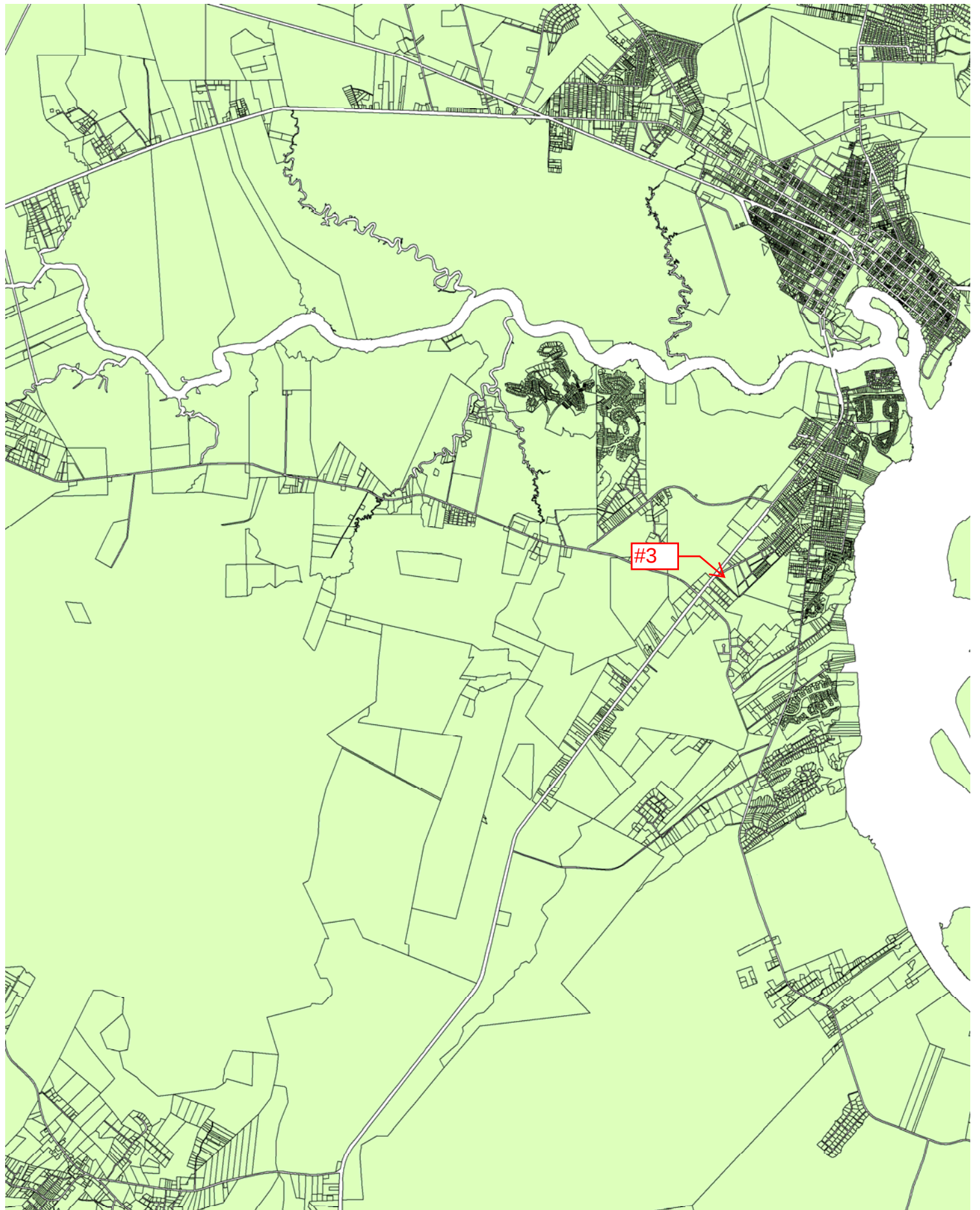
WACCAMAW NECK SOUTH



NORTH GEORGETOWN



SOUTH GEORGETOWN



GEORGETOWN COUNTY WATER & SEWER DISTRICT

REVENUES and EXPENSES

AS OF 9-30-25

PERIOD
3
PAY PERIODS
7

	<u>MONTH</u>	<u>Y-T-D</u>
OPERATING REVENUES	\$ 1,860,808.98	\$ 5,987,539.08
OPERATING EXPENSES	<u>1,713,754.88</u>	<u>5,410,498.21</u>
GAIN (LOSS)	<u>\$ 147,054.10</u>	<u>\$ 577,040.87</u>

TOTAL REVENUES	\$ 2,260,161.59	\$ 7,219,643.94
TOTAL EXPENSES	<u>1,964,129.13</u>	<u>6,161,620.96</u>
GAIN (LOSS)	<u>\$ 296,032.46</u>	<u>\$ 1,058,022.98</u>

**GEORGETOWN COUNTY WATER & SEWER DISTRICT
REVENUE COMPARISON - CURRENT YEAR TO PRIOR YEAR
AS OF 9-30-25**

	MONTH	LAST YEAR	Y-T-D	LAST YEAR	% CHANGE
WATER FUND					
Water Volume Charge	575,249.20	509,105.23	1,884,163.30	1,695,878.21	11.10%
Water Service Connection	30,275.00	20,528.00	85,601.00	79,094.00	8.23%
Meter Placement Charge	1,026.00	513.00	3,933.00	1,368.00	187.50%
Backflow Inspection Charge	10,548.08	10,089.19	31,576.07	30,006.13	5.23%
Water DECAP Charge	90,408.15	93,454.84	268,825.47	275,876.76	-2.56%
Other Operating Reimb.	8,581.00	3,522.29	66,276.60	20,461.29	223.91%
	716,087.43	637,212.55	2,340,375.44	2,102,684.39	11.30%
WASTEWATER FUND					
Sewer Volume Charge	634,392.50	581,037.44	2,149,540.59	1,946,769.64	10.42%
Sewer Service Connection	0.00	0.00	0.00	0.00	0.00%
Sewer Tap / Step Unit	8,363.96	17,121.69	28,455.01	20,285.36	40.27%
Sewer Service Inspection	3,177.00	824.00	8,018.00	4,841.00	65.63%
Sewer Reconnect	0.00	0.00	0.00	0.00	0.00%
Sewer DECAP Charge	127,241.91	191,219.76	380,596.09	554,026.28	-31.30%
Other Operating Reimb.	11,506.00	6,271.87	17,239.54	22,234.45	-22.46%
	784,681.37	796,474.76	2,583,849.23	2,548,156.73	1.40%
BILLING & COLLECTION					
Customer Charge	200,128.76	189,614.37	599,873.64	567,707.64	5.67%
Service Charge	11,785.00	8,467.48	31,681.00	29,219.48	8.42%
Reconnect Charge	3,763.00	4,513.00	10,218.00	8,996.00	13.58%
Late Payment Processing	6,549.79	6,316.54	19,051.58	19,202.81	-0.79%
Returned Check Fees	1,260.00	1,500.00	4,140.00	3,630.00	14.05%
	223,486.55	210,411.39	664,964.22	628,755.93	5.76%
GENERAL ADMINISTRATION					
Interest Income	89,997.17	15,146.20	274,259.58	133,140.60	105.99%
Discounts Earned	22.22	22.73	77.39	115.95	-33.26%
Finance Charge	0.00	0.00	0.00	0.00	0.00%
Unrealized Gain/Loss on Investments	9,365.05	99,489.86	24,805.08	266,680.73	-90.70%
Credit Card Charges	(21,643.68)	(18,330.38)	(58,760.01)	(50,795.07)	15.68%
Service Line Protection	28,438.00	28,244.00	90,136.00	83,870.00	7.47%
Miscellaneous Income	17,104.87	14,027.37	48,022.15	54,017.64	-11.10%
	123,283.63	138,599.78	378,540.19	487,029.85	-22.28%
ENGINEERING					
Engineering Income	13,270.00	26,102.48	19,810.00	35,538.48	-44.26%
TOTAL OPERATING REVENUES	<u>1,860,808.98</u>	<u>1,808,800.96</u>	<u>5,987,539.08</u>	<u>5,802,165.38</u>	<u>3.19%</u>

	<u>MONTH</u>	<u>LAST YEAR</u>	<u>Y-T-D</u>	<u>LAST YEAR</u>	<u>% CHANGE</u>
RESTRICTED INCOME					
Availability Charge - Water	147,508.03	130,344.90	438,609.96	398,307.46	10.12%
Availability Charge - Sewer	218,318.85	137,892.81	653,113.49	428,450.62	52.44%
Water & Sewer Assessments	2,753.63	3,552.26	60,272.50	18,793.89	220.70%
Interest Income	5,629.45	3,039.29	12,797.19	9,249.58	38.35%
Demand Charge - Water	10,851.40	7,959.84	26,648.72	28,580.72	-6.76%
Demand Charge - Sewer	14,291.25	13,421.75	40,663.00	37,804.75	7.56%
	399,352.61	296,210.85	1,232,104.86	921,187.02	33.75%
TOTAL REVENUES	<u>2,260,161.59</u>	<u>2,105,011.81</u>	<u>7,219,643.94</u>	<u>6,723,352.40</u>	<u>7.38%</u>

GEORGETOWN COUNTY WATER & SEWER DISTRICT
EXPENSE COMPARISON - CURRENT YEAR TO PRIOR YEAR
AS OF 9-30-25

	MONTH	LAST YEAR	Y-T-D	LAST YEAR	% CHANGE
PERSONNEL SERVICES					
Salaries & Wages - Regular *	400,514.26	385,463.69	1,399,849.42	1,313,030.60	6.61%
Salaries & Wages - Overtime	16,293.76	15,835.77	58,206.84	53,855.83	8.08%
FICA Tax Expense	31,301.34	30,092.42	109,733.10	102,059.13	7.52%
Health Insurance	81,411.23	86,451.45	305,372.59	320,167.31	-4.62%
Retirement	77,677.28	75,287.00	272,231.81	255,414.00	6.58%
Workman's Compensation	0.00	0.00	13,568.25	14,066.00	0.00%
Other Payroll Expenses	27,285.00	10,428.65	59,960.50	40,654.34	47.49%
TOTAL PERSONNEL SERVICES	634,482.87	603,558.98	2,218,922.51	2,099,247.21	5.70%
CONTRACTUAL SERVICES					
Rents & Leases - Vehicles	553.84	169.38	1,903.02	5,793.78	-67.15%
Rents & Leases - Other Equip.	3,635.90	12,255.21	18,498.23	22,426.39	-17.52%
Utilities	152,995.52	134,284.29	416,971.23	387,971.13	7.47%
Sewer Service Charges	58,283.24	126,982.95	209,530.05	254,187.87	-17.57%
Telephone & Commun. Lines	8,061.45	7,935.86	30,758.73	34,391.24	-10.56%
Insurance - Operations	30,074.51	28,399.18	88,885.03	84,072.91	5.72%
Professional Services - Legal	4,026.37	0.00	9,878.15	975.00	913.14%
Professional Services - Consultants	0.00	0.00	750.00	0.00	0.00%
Professional Services - Other	20,660.00	17,747.72	28,476.47	45,334.16	-37.19%
Employee Uniforms	2,179.98	877.06	10,649.26	3,249.27	227.74%
Service & Maint. Contracts	88,960.27	79,210.40	294,444.83	298,903.55	-1.49%
TOTAL CONTRACTUAL SERVICES	369,431.08	407,862.05	1,110,745.00	1,137,305.30	-2.34%
SUPPLIES and MATERIALS					
Operating Supplies & Material	14,112.10	67,347.49	44,954.06	107,255.52	-58.09%
Water Purchased for Resale	0.00	47,185.35	118,642.99	165,871.18	-28.47%
Auto Supplies	19,858.97	13,150.29	46,116.46	49,319.36	-6.49%
Printing & Office Supplies	5,371.19	5,661.70	16,061.87	18,114.75	-11.33%
Lab Treatment Supplies & Mat.	174,384.77	189,931.43	466,476.10	397,358.29	17.39%
TOTAL SUPPLIES and MATERIALS	213,727.03	323,276.26	692,251.48	737,919.10	-6.19%
MAINTENANCE and REPAIR					
Maint & Repair-Bldgs & Ground	7,367.78	14,957.46	11,238.97	61,430.28	-81.70%
Maint & Repair-Facilities	142,563.80	126,420.84	370,850.19	354,835.91	4.51%
Maint & Repair-Equipment	19,172.66	14,450.58	23,888.78	103,246.41	-76.86%
Maint & Repair-Vehicles	10,852.54	17,886.78	20,129.29	78,801.20	-74.46%
TOTAL MAINTENANCE and REPAIR	179,956.78	173,715.66	426,107.23	598,313.80	-28.78%

	<u>This Month</u>	<u>Last Year</u>
* # of Employees	84	81

	MONTH	LAST YEAR	Y-T-D	LAST YEAR	% CHANGE
BUSINESS and TRAVEL EXPENSE					
Travel Expense	397.93	0.00	10,040.45	7,850.15	27.90%
Private Vehicle Expense	406.00	428.80	2,374.15	1,469.63	61.55%
Postage & Delivery	26,279.69	20,525.34	52,903.83	42,420.67	24.71%
Employee Training	8,428.05	909.84	16,089.68	5,676.54	183.44%
Memberships & Meetings	10,416.19	5,578.95	19,522.87	20,121.16	-2.97%
Board Member Per Diem	0.00	790.00	2,460.00	1,895.00	29.82%
Prof. Books & Periodicals	0.00	0.00	0.00	0.00	0.00%
Public Information	499.00	727.05	2,145.63	1,004.55	100.00%
Miscellaneous Expenses	8,116.44	8,997.00	26,879.81	26,626.24	0.95%
TOTAL BUSINESS and TRAVEL EXP	54,543.30	37,956.98	132,416.42	107,063.94	23.68%
CAPITAL OUTLAY					
Land & Land Improvements	0.00	0.00	0.00	0.00	0.00%
Bldg. & Fixed Equipment	0.00	0.00	0.00	0.00	0.00%
Automotive Equipment	0.00	0.00	66,073.00	9,482.80	596.77%
Operational & Constr. Equip.	123.45	54,855.20	5,889.64	61,024.73	-90.35%
Furniture & Fixtures	0.00	1,378.00	310.29	1,378.00	0.00%
Construction Material	43,840.31	38,911.30	116,258.38	95,840.42	21.30%
Internally Financed Equipment	0.00	0.00	0.00	0.00	0.00%
TOTAL CAPITAL OUTLAY	43,963.76	95,144.50	188,531.31	167,725.95	12.40%
MISCELLANEOUS					
Contingency	0.00	0.00	0.00	0.00	0.00%
Deprec. & Capital Replacement	217,650.06	284,674.60	649,421.56	852,267.52	-23.80%
Bad Debts	0.00	0.00	0.00	0.00	0.00%
Miscellaneous Other	0.00	0.00	(7,897.30)	(18,250.00)	-56.73%
TOTAL MISCELLANEOUS	217,650.06	284,674.60	641,524.26	834,017.52	-23.08%
TOTAL OPERATING EXPENSES	1,713,754.88	1,926,189.03	5,410,498.21	5,681,592.82	-4.77%
DEBT SERVICE					
Bond & Interest Payments	265,574.25	221,272.62	796,722.75	663,817.82	20.02%
Transfers from Impact Fee Funds	(15,200.00)	(16,200.00)	(45,600.00)	(48,600.00)	-6.17%
TOTAL DEBT SERVICE	250,374.25	205,072.62	751,122.75	615,217.82	22.09%
TOTAL EXPENSES	1,964,129.13	2,131,261.65	6,161,620.96	6,296,810.64	-2.15%

GEORGETOWN COUNTY WATER & SEWER DISTRICT
BUDGETED TO ACTUAL REVENUE
FOR PERIOD ENDING 9-30-25

	ACTUAL YTD	BUDGET YTD	VARIANCE	% VARIANCE
WATER FUND				
Water Volume Charge	1,884,163.30	1,397,485.75	486,677.55	34.83%
Water Service Connection	85,601.00	83,750.00	1,851.00	2.21%
Meter Placement Charge	3,933.00	750.00	3,183.00	424.40%
Backflow Inspection Charge	31,576.07	27,000.00	4,576.07	16.95%
Water DECAP Charge	268,825.47	268,921.25	(95.78)	-0.04%
Other Operating Reimb.	66,276.60	37,500.00	28,776.60	76.74%
	<u>2,340,375.44</u>	<u>1,815,407.00</u>	<u>524,968.44</u>	<u>28.92%</u>
WASTEWATER FUND				
Sewer Volume Charge	2,149,540.59	1,650,165.75	499,374.84	30.26%
Sewer Service Connection	0.00	0.00	0.00	0.00%
Sewer Tap / Step Unit	28,455.01	15,000.00	13,455.01	89.70%
Sewer Service Inspection	8,018.00	6,750.00	1,268.00	18.79%
Sewer Reconnect	0.00	0.00	0.00	0.00%
Sewer DECAP Charge	380,596.09	380,022.50	573.59	0.15%
Other Operating Reimb.	17,239.54	20,000.00	(2,760.46)	-13.80%
	<u>2,583,849.23</u>	<u>2,071,938.25</u>	<u>511,910.98</u>	<u>24.71%</u>
BILLING & COLLECTION				
Customer Charge	599,873.64	596,642.25	3,231.39	0.54%
Service Charge	31,681.00	28,750.00	2,931.00	10.19%
Reconnect Charge	10,218.00	9,562.50	655.50	6.85%
Late Payment Processing	19,051.58	18,687.50	364.08	1.95%
Returned Check Fees	4,140.00	3,525.00	615.00	17.45%
	<u>664,964.22</u>	<u>657,167.25</u>	<u>7,796.97</u>	<u>1.19%</u>
GENERAL ADMINISTRATION				
Interest Income	274,259.58	141,250.00	133,009.58	94.17%
Discounts Earned	77.39	250.00	(172.61)	-69.04%
Finance Charge	0.00	125.00	(125.00)	-100.00%
Unrealized Gain/Loss on Investments	24,805.08	0.00	24,805.08	0.00%
Credit Card Charges	(58,760.01)	(48,875.00)	(9,885.01)	20.23%
Service Line Protection	90,136.00	87,572.75	2,563.25	2.93%
Miscellaneous Income	48,022.15	31,250.00	16,772.15	53.67%
	<u>378,540.19</u>	<u>211,572.75</u>	<u>166,967.44</u>	<u>78.92%</u>
ENGINEERING				
Engineering Income	19,810.00	26,000.00	(6,190.00)	-23.81%
TOTAL OPERATING REVENUES	<u><u>5,987,539.08</u></u>	<u><u>4,782,085.25</u></u>	<u><u>1,205,453.83</u></u>	<u><u>25.21%</u></u>

	<u>ACTUAL YTD</u>	<u>BUDGET YTD</u>	<u>VARIANCE</u>	<u>% VARIANCE</u>
RESTRICTED INCOME				
Availability Charge - Water	438,609.96	434,738.25	3,871.71	0.89%
Availability Charge - Sewer	653,113.49	618,557.00	34,556.49	5.59%
Water & Sewer Assessments	60,272.50	100,000.00	(39,727.50)	-39.73%
Interest Income	12,797.19	1,250.00	11,547.19	923.78%
Demand Charge - Water	26,648.72	27,000.00	(351.28)	-1.30%
Demand Charge - Sewer	<u>40,663.00</u>	<u>38,750.00</u>	<u>1,913.00</u>	<u>4.94%</u>
	1,232,104.86	1,220,295.25	11,809.61	0.97%
TOTAL REVENUES	<u><u>7,219,643.94</u></u>	<u><u>6,002,380.50</u></u>	<u><u>1,217,263.44</u></u>	<u><u>20.28%</u></u>

GEORGETOWN COUNTY WATER & SEWER DISTRICT
BUDGETED TO ACTUAL EXPENSES
FOR PERIOD ENDING 9-30-25

	ACTUAL YTD	BUDGET YTD	VARIANCE	% VARIANCE
PERSONNEL SERVICES				
Salaries & Wages - Regular	1,399,849.42	1,452,900.35	53,050.93	3.65%
Salaries & Wages - Overtime	58,206.84	40,384.62	(17,822.22)	-44.13%
FICA Tax Expense	109,733.10	115,778.65	6,045.55	5.22%
Health Insurance	305,372.59	245,828.50	(59,544.09)	-24.22%
Retirement	272,231.81	287,221.58	14,989.77	5.22%
Workman's Compensation	13,568.25	13,750.00	181.75	1.32%
Other Payroll Expenses	59,960.50	50,078.25	(9,882.25)	-19.73%
TOTAL PERSONNEL SERVICES	2,218,922.51	2,205,941.94	(12,980.57)	-0.59%
CONTRACTUAL SERVICES				
Rents & Leases - Vehicles	1,903.02	1,800.00	(103.02)	-5.72%
Rents & Leases - Other Equip.	18,498.23	13,873.00	(4,625.23)	-33.34%
Utilities	416,971.23	415,389.75	(1,581.48)	-0.38%
Sewer Service Charges	209,530.05	190,486.50	(19,043.55)	-10.00%
Telephone & Commun. Lines	30,758.73	40,225.00	9,466.27	23.53%
Insurance - Operations	88,885.03	87,125.00	(1,760.03)	-2.02%
Professional Services - Legal	9,878.15	11,250.00	1,371.85	12.19%
Professional Services - Consultants	750.00	1,500.00	750.00	0.00%
Professional Services - Other	28,476.47	32,487.50	4,011.03	12.35%
Employee Uniforms	10,649.26	5,861.25	(4,788.01)	-81.69%
Service & Maint. Contracts	294,444.83	286,801.25	(7,643.58)	-2.67%
TOTAL CONTRACTUAL SERVICES	1,110,745.00	1,086,799.25	(23,945.75)	-2.20%
SUPPLIES and MATERIALS				
Operating Supplies & Material	44,954.06	57,061.50	12,107.44	21.22%
Water Purchased for Resale	118,642.99	124,546.25	5,903.26	4.74%
Auto Supplies	46,116.46	61,356.25	15,239.79	24.84%
Printing & Office Supplies	16,061.87	15,579.25	(482.62)	-3.10%
Lab Treatment Supplies & Mat.	466,476.10	320,099.00	(146,377.10)	-45.73%
TOTAL SUPPLIES and MATERIALS	692,251.48	578,642.25	(113,609.23)	-19.63%
MAINTENANCE and REPAIR				
Maint & Repair-Bldgs & Ground	11,238.97	24,225.00	12,986.03	53.61%
Maint & Repair-Facilities	370,850.19	323,912.25	(46,937.94)	-14.49%
Maint & Repair-Equipment	23,888.78	51,010.00	27,121.22	53.17%
Maint & Repair-Vehicles	20,129.29	39,844.50	19,715.21	49.48%
TOTAL MAINTENANCE and REPAIR	426,107.23	438,991.75	12,884.52	2.94%

	ACTUAL YTD	BUDGET YTD	VARIANCE	% VARIANCE
BUSINESS and TRAVEL EXPENSE				
Travel Expense	10,040.45	8,487.50	(1,552.95)	-18.30%
Private Vehicle Expense	2,374.15	2,056.25	(317.90)	-15.46%
Postage & Delivery	52,903.83	36,865.00	(16,038.83)	-43.51%
Employee Training	16,089.68	11,597.00	(4,492.68)	-38.74%
Memberships & Meetings	19,522.87	10,798.25	(8,724.62)	-80.80%
Board Member Per Diem	2,460.00	2,500.00	40.00	1.60%
Prof. Books & Periodicals	0.00	812.50	812.50	100.00%
Public Information	2,145.63	3,875.00	1,729.37	44.63%
Miscellaneous Expenses	26,879.81	29,931.25	3,051.44	10.19%
TOTAL BUSINESS and TRAVEL EXPENSE	132,416.42	106,922.75	(25,493.67)	-23.84%
CAPITAL OUTLAY				
Land & Land Improvements	0.00	0.00	0.00	0.00%
Bldg. & Fixed Equipment	0.00	0.00	0.00	0.00%
Automotive Equipment	66,073.00	56,250.00	(9,823.00)	-17.46%
Operational & Constr. Equip.	5,889.64	80,800.00	74,910.36	92.71%
Furniture & Fixtures	310.29	7,500.00	7,189.71	95.86%
Construction Material	116,258.38	63,636.00	(52,622.38)	-82.69%
Internally Financed Equipment	0.00	0.00	0.00	0.00%
TOTAL CAPITAL OUTLAY	188,531.31	208,186.00	19,654.69	9.44%
MISCELLANEOUS				
Contingency	0.00	68,750.00	68,750.00	100.00%
Deprec. & Capital Replacement	649,421.56	648,943.75	(477.81)	-0.07%
Bad Debts	0.00	1,250.00	1,250.00	100.00%
Miscellaneous Other	(7,897.30)	0.00	7,897.30	0.00%
TOTAL MISCELLANEOUS	641,524.26	718,943.75	77,419.49	10.77%
TOTAL OPERATING EXPENSES	5,410,498.21	5,344,427.69	(66,070.52)	-1.24%
DEBT SERVICE				
Bond & Interest Payments	796,722.75	842,002.25	45,279.50	5.38%
Transfers from Impact Fee Funds	(45,600.00)	(48,600.00)	(3,000.00)	6.17%
TOTAL DEBT SERVICE	751,122.75	793,402.25	42,279.50	5.33%
TOTAL EXPENSES	6,161,620.96	6,137,829.94	(23,791.02)	-0.39%

GEORGETOWN COUNTY WATER & SEWER DISTRICT

REVENUE AS OF 9-30-25

	ACTUAL YTD	TOTAL BUDGET	REMAINING BUDGET
WATER FUND			
Water Volume Charge	1,884,163.30	5,589,943.00	3,705,779.70
Water Service Connection	85,601.00	335,000.00	249,399.00
Meter Placement Charge	3,933.00	3,000.00	(933.00)
Backflow Inspection Charge	31,576.07	108,000.00	76,423.93
Water DECAP Charge	268,825.47	1,075,685.00	806,859.53
Other Operating Reimb.	66,276.60	150,000.00	83,723.40
	<u>2,340,375.44</u>	<u>7,261,628.00</u>	<u>4,921,252.56</u>
WASTEWATER FUND			
Sewer Volume Charge	2,149,540.59	6,600,663.00	4,451,122.41
Sewer Service Connection	0.00	0.00	0.00
Sewer Tap / Step Unit	28,455.01	60,000.00	31,544.99
Sewer Service Inspection	8,018.00	27,000.00	18,982.00
Sewer Reconnect	0.00	0.00	0.00
Sewer DECAP Charge	380,596.09	1,520,090.00	1,139,493.91
Other Operating Reimb.	17,239.54	80,000.00	62,760.46
	<u>2,583,849.23</u>	<u>8,287,753.00</u>	<u>5,703,903.77</u>
BILLING & COLLECTION			
Customer Charge	599,873.64	2,386,569.00	1,786,695.36
Service Charge	31,681.00	115,000.00	83,319.00
Reconnect Charge	10,218.00	38,250.00	28,032.00
Late Payment Processing	19,051.58	74,750.00	55,698.42
Returned Check Fees	4,140.00	14,100.00	9,960.00
	<u>664,964.22</u>	<u>2,628,669.00</u>	<u>1,963,704.78</u>
GENERAL ADMINISTRATION			
Interest Income	274,259.58	565,000.00	290,740.42
Discounts Earned	77.39	1,000.00	922.61
Finance Charge	0.00	500.00	500.00
Unrealized Gain/Loss on Investments	24,805.08	0.00	(24,805.08)
Credit Card Charges	(58,760.01)	(195,500.00)	(136,739.99)
Service Line Protection	90,136.00	350,291.00	260,155.00
Miscellaneous Income	48,022.15	125,000.00	76,977.85
	<u>378,540.19</u>	<u>846,291.00</u>	<u>467,750.81</u>
ENGINEERING			
Engineering Income	19,810.00	104,000.00	84,190.00
TOTAL OPERATING REVENUES	<u><u>5,987,539.08</u></u>	<u><u>19,128,341.00</u></u>	<u><u>13,140,801.92</u></u>

	<u>ACTUAL YTD</u>	<u>TOTAL BUDGET</u>	<u>REMAINING BUDGET</u>
RESTRICTED INCOME			
Availability Charge - Water	438,609.96	1,738,953.00	1,300,343.04
Availability Charge - Sewer	653,113.49	2,474,228.00	1,821,114.51
Water & Sewer Assessments	60,272.50	400,000.00	339,727.50
Interest Income	12,797.19	5,000.00	(7,797.19)
Demand Charge - Water	26,648.72	108,000.00	81,351.28
Demand Charge - Sewer	<u>40,663.00</u>	<u>155,000.00</u>	<u>114,337.00</u>
	1,232,104.86	4,881,181.00	3,649,076.14
TOTAL REVENUES	<u><u>7,219,643.94</u></u>	<u><u>24,009,522.00</u></u>	<u><u>16,789,878.06</u></u>

GEORGETOWN COUNTY WATER & SEWER DISTRICT
BUDGETED EXPENSES
FOR PERIOD ENDING 9-30-25

	ACTUAL YTD	TOTAL BUDGET	REMAINING BUDGET
PERSONNEL SERVICES			
Salaries & Wages - Regular	1,399,849.42	5,396,487.00	3,996,637.58
Salaries & Wages - Overtime	58,206.84	150,000.00	91,793.16
FICA Tax Expense	109,733.10	430,035.00	320,301.90
Health Insurance	305,372.59	983,314.00	677,941.41
Retirement	272,231.81	1,066,823.00	794,591.19
Workman's Compensation	13,568.25	55,000.00	41,431.75
Other Payroll Expenses	59,960.50	200,313.00	140,352.50
TOTAL PERSONNEL SERVICES	2,218,922.51	8,281,972.00	6,063,049.49
CONTRACTUAL SERVICES			
Rents & Leases - Vehicles	1,903.02	7,200.00	5,296.98
Rents & Leases - Other Equip.	18,498.23	55,492.00	36,993.77
Utilities	416,971.23	1,661,559.00	1,244,587.77
Sewer Service Charges	209,530.05	761,946.00	552,415.95
Telephone & Commun. Lines	30,758.73	160,900.00	130,141.27
Insurance - Operations	88,885.03	348,500.00	259,614.97
Professional Services - Legal	9,878.15	45,000.00	35,121.85
Professional Services - Consultants	750.00	6,000.00	5,250.00
Professional Services - Other	28,476.47	129,950.00	101,473.53
Employee Uniforms	10,649.26	23,445.00	12,795.74
Service & Maint. Contracts	294,444.83	1,147,205.00	852,760.17
TOTAL CONTRACTUAL SERVICES	1,110,745.00	4,347,197.00	3,236,452.00
SUPPLIES and MATERIALS			
Operating Supplies & Material	44,954.06	228,246.00	183,291.94
Water Purchased for Resale	118,642.99	498,185.00	379,542.01
Auto Supplies	46,116.46	245,425.00	199,308.54
Printing & Office Supplies	16,061.87	62,317.00	46,255.13
Lab Treatment Supplies & Mat.	466,476.10	1,280,396.00	813,919.90
TOTAL SUPPLIES and MATERIALS	692,251.48	2,314,569.00	1,622,317.52
MAINTENANCE and REPAIR			
Maint & Repair-Bldgs & Ground	11,238.97	96,900.00	85,661.03
Maint & Repair-Facilities	370,850.19	1,295,649.00	924,798.81
Maint & Repair-Equipment	23,888.78	204,040.00	180,151.22
Maint & Repair-Vehicles	20,129.29	159,378.00	139,248.71
TOTAL MAINTENANCE and REPAIR	426,107.23	1,755,967.00	1,329,859.77

	ACTUAL YTD	TOTAL BUDGET	REMAINING BUDGET
BUSINESS and TRAVEL EXPENSE			
Travel Expense	10,040.45	33,950.00	23,909.55
Private Vehicle Expense	2,374.15	8,225.00	5,850.85
Postage & Delivery	52,903.83	147,460.00	94,556.17
Employee Training	16,089.68	46,388.00	30,298.32
Memberships & Meetings	19,522.87	43,193.00	23,670.13
Board Member Per Diem	2,460.00	10,000.00	7,540.00
Prof. Books & Periodicals	0.00	3,250.00	3,250.00
Public Information	2,145.63	15,500.00	13,354.37
Miscellaneous Expenses	26,879.81	119,725.00	92,845.19
TOTAL BUSINESS and TRAVEL EXP	132,416.42	427,691.00	295,274.58
CAPITAL OUTLAY			
Land & Land Improvements	0.00	0.00	0.00
Bldg. & Fixed Equipment	0.00	0.00	0.00
Automotive Equipment	66,073.00	225,000.00	158,927.00
Operational & Constr. Equip.	5,889.64	323,200.00	317,310.36
Furniture & Fixtures	310.29	30,000.00	29,689.71
Construction Material	116,258.38	254,544.00	138,285.62
Internally Financed Equipment	0.00	0.00	0.00
TOTAL CAPITAL OUTLAY	188,531.31	832,744.00	644,212.69
MISCELLANEOUS			
Contingency	0.00	275,000.00	275,000.00
Deprec. & Capital Replacement	649,421.56	2,595,775.00	1,946,353.44
Bad Debts	0.00	5,000.00	5,000.00
Miscellaneous Other	(7,897.30)	0.00	7,897.30
TOTAL MISCELLANEOUS	641,524.26	2,875,775.00	2,234,250.74
TOTAL OPERATING EXPENSES	5,410,498.21	20,835,915.00	15,425,416.79
DEBT SERVICE			
Bond & Interest Payments	796,722.75	3,368,009.00	2,571,286.25
Transfers from Impact Fee Funds	(45,600.00)	(194,400.00)	(148,800.00)
TOTAL DEBT SERVICE	751,122.75	3,173,609.00	2,422,486.25
TOTAL EXPENSES	6,161,620.96	24,009,524.00	17,847,903.04

GEORGETOWN COUNTY WATER & SEWER DISTRICT
CASH and SHORT TERM INVESTMENTS

	<u>8/31/2025</u>	<u>9/30/2025</u>
NON-RESTRICTED ACCOUNTS		
Operation & Maintenance Account	15,356,118.11	15,692,040.54
Customer Deposits	365,091.00	363,122.00
Cash on Hand	<u>2,100.00</u>	<u>2,100.00</u>
TOTAL NON-RESTRICTED	15,723,309.11	16,057,262.54
RESTRICTED ACCOUNTS		
Plantersville Sewer Assessments	52,928.63	53,986.52
South Causeway Sewer Assessments	416,891.53	418,405.83
North Causeway Sewer Assessments	112,179.97	112,587.45
Apache Water Assessments	48,492.77	48,668.91
Brock Road Sewer Assessments	(24,854.72)	(24,854.72)
Pleasant Hill Water Assessments	690,723.17	694,861.26
Beaumont Drive Water Assessments	78,329.86	78,614.38
Cherokee Drive Water Assessments	53,040.65	53,502.18
Commanche Assessments	5,994.52	6,016.29
Pawleys S. Comm. Sewer Assessments	38,693.81	38,834.36
Waverly Mills Sewer Assessments	796.47	799.36
M.L. King Sewer Assessments	48,981.68	49,159.60
2015 Refund Bond & Int. Redempt. Fund	658,766.89	788,396.56
Series 2025 Bond & Int. Redempt. Fund	90,705.75	136,290.21
1989 & 98 Refund Bond & Int. Redemp.	210,057.60	239,995.18
2011A SRF Bond & Int. Redemp. Fund	70,246.69	28,655.57
2011B SRF Bond & Int. Redemp. Fund	41,863.07	18,969.46
2020 SRF Bond & Int. Redemp. Fund	17,520.04	80,931.89
Economic Dev. Grant Matching Funds	500,000.00	500,000.00
FmHA Bond Cushion Funds	150,084.00	150,084.00
Depreciation & Capital Replacement	6,142,988.09	6,213,681.53
Contingency Fund	1,172,234.00	1,172,234.00
Utilities Relocation Fund	1,204,757.31	1,204,757.31
Rural Line Extension Fund	1,223,726.42	1,227,893.09
Reservation Fees	193,858.20	193,858.20
Good Neighbor Contributions	44,927.73	45,171.47
Harmony Community Impact Fees	31,360.00	31,360.00
Water Impact Fees	(429,515.29)	(1,116,563.55) *
Sewer Impact Fees	<u>3,885,446.49</u>	<u>3,918,287.61</u> *
TOTAL RESTRICTED	16,731,225.33	16,364,583.95
CONSTRUCTION ACCOUNTS		
No Active Projects	<u>0.00</u>	<u>0.00</u>
	0.00	0.00
TOTAL CASH and SHORT TERM INVESTMENTS	<u><u>32,454,534.44</u></u>	<u><u>32,421,846.49</u></u>

	<u>SEPTEMBER '25</u>	<u>CURRENT YR. FY2026 Y-T-D</u>	<u>LAST YEAR FY2025 Y-T-D</u>
*IMPACT FEES COLLECTED			
Water Impact Fees	36,500.00	123,030.50	67,200.00
Sewer Impact Fees	<u>20,160.00</u>	<u>102,012.00</u>	<u>50,547.20</u>
	56,660.00	225,042.50	117,747.20

F/Y 2025 CUSTOMERS and R.E.U.s

# CUSTOMERS	GTN.	W.N.	G.C.	TOTAL
BEG. of YEAR	7,396	18,657	599	26,652
JULY	7,410	18,670	599	26,679
AUGUST	7,426	18,701	598	26,725
SEPTEMBER	7,424	18,711	597	26,732
OCTOBER	-	-	-	-
NOVEMBER	-	-	-	-
DECEMBER	-	-	-	-
JANUARY	-	-	-	-
FEBRUARY	-	-	-	-
MARCH	-	-	-	-
APRIL	-	-	-	-
MAY	-	-	-	-
JUNE	-	-	-	-

# R.E.U.	GTN.	W.N.	G.C.	TOTAL
WATER				
BEG. of YEAR	6,276	28,078	900	35,254
JULY	6,285	28,092	901	35,278
AUGUST	6,295	28,164	898	35,357
SEPTEMBER	6,510	28,386	899	35,795
OCTOBER	-	-	-	-
NOVEMBER	-	-	-	-
DECEMBER	-	-	-	-
JANUARY	-	-	-	-
FEBRUARY	-	-	-	-
MARCH	-	-	-	-
APRIL	-	-	-	-
MAY	-	-	-	-
JUNE	-	-	-	-

WASTEWATER	GTN.	W.N.	TOTAL
BEG. of YEAR	6,084	24,020	30,104
JULY	6,091	24,022	30,113
AUGUST	6,103	24,079	30,182
SEPTEMBER	6,050	24,235	30,285
OCTOBER	-	-	-
NOVEMBER	-	-	-
DECEMBER	-	-	-
JANUARY	-	-	-
FEBRUARY	-	-	-
MARCH	-	-	-
APRIL	-	-	-
MAY	-	-	-
JUNE	-	-	-

SEPTEMBER 2025 INVESTMENTS

BANK ACCOUNTS

18,531,060.86	LGIP	4.3958%
5,820,281.17	TD Bank	2.05%
<u>7,976,016.13</u>	TD Bank Investments	1.04 to 2.64%
32,327,358.16		

BANK of NEW YORK - MELLON TRUST CO.

28,655.57	2011A SRF B&I Redemption
18,969.46	2011B SRF B&I Redemption
80,931.89	2020 SRF B&I Redemption
788,396.56	Series 2015 Refund DS Fund
<u>136,290.21</u>	Series 2025 B&I Redemption
1,053,243.69	

<u><u>\$33,380,601.85</u></u>	TOTAL INVESTMENTS and INTEREST BEARING ACCOUNTS
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GOOD NEIGHBOR CONTRIBUTIONS

SEPTEMBER '25 BALANCE \$45,171.47

	CUSTOMER CONTRIBUTIONS	DISBURSEMENTS TO CUSTOMERS	
F/Y 2000	11,324.13	13,054.26	
F/Y 2001	11,745.16	7,085.01	
F/Y 2002	10,846.32	17,157.74	
F/Y 2003	10,547.00	8,317.78	
F/Y 2004	10,782.00	11,001.00	
F/Y 2005	10,738.50	12,577.95	
F/Y 2006	10,246.00	13,948.67	
F/Y 2007	11,343.00	17,095.99	
F/Y 2008	10,917.00	12,830.61	
F/Y 2009	20,453.00	13,291.20	
F/Y 2010	12,788.00	18,447.40	
F/Y 2011	13,889.50	11,934.16	
F/Y 2012	15,370.82	7,783.46	
F/Y 2013	13,974.00	4,037.73	
F/Y 2014	15,339.95	8,612.84	
F/Y 2015	13,610.00	8,549.12	
F/Y 2016	12,974.00	9,146.18	
F/Y 2017	12,405.00	6,517.17	
F/Y 2018	11,718.00	5,779.72	
F/Y 2019	10,764.00	6,048.17	
F/Y 2020	11,158.00	12,333.66	
F/Y 2021	9,045.00	22,927.42	
F/Y 2022	8,657.13	13,270.56	
F/Y 2023	8,340.00	12,157.64	
F/Y 2024	8,222.00	3,744.31	
F/Y 2025	7,815.00	7,480.03	
F/Y 2026			REFERRALS/ APPROVED
JULY	638.00	1,043.58	4 / 11
AUGUST	638.00	380.48	4 / 4
SEPTEMBER	638.00	557.75	9 / 6
OCTOBER	0.00	0.00	
NOVEMBER	0.00	0.00	
DECEMBER	0.00	0.00	
JANUARY	0.00	0.00	
FEBRUARY	0.00	0.00	
MARCH	0.00	0.00	
APRIL	0.00	0.00	
MAY	0.00	0.00	
JUNE	0.00	0.00	
F/Y '25 Y-T-D	1,914.00	1,981.81	

Variance Analysis September-25

Revenue Variances - Favorable

	<u>Actual YTD</u>	<u>Budget YTD</u>	<u>Last Year (Actual)</u>	<u>Variance (Budget to Actual)</u>
Water Volume Charge	1,884,163	1,397,486	1,695,878	486,678
Sewer Volume Charge	2,149,541	1,650,166	1,946,770	499,375

Revenue is stronger in the summer, but each month is budgeted equally. Water and Sewer volumes were high during September.

	<u>Actual YTD</u>	<u>Budget YTD</u>	<u>Last Year (Actual)</u>	<u>Variance (Budget to Actual)</u>
Interest Income	274,260	141,250	133,141	133,010

Interest Income is budgeted based on cash balances and the anticipated average market interest rate.

Revenue Variances - Unfavorable

	<u>Actual YTD</u>	<u>Budget YTD</u>	<u>Last Year (Actual)</u>	<u>Variance (Budget to Actual)</u>
Unrealized Gain/Loss on Investments	24,805	-	266,681	24,805

Represents the change in market value of Treasury investments held by the District.

Expense Variances - Favorable

	<u>Actual YTD</u>	<u>Budget YTD</u>	<u>Last Year (Actual)</u>	<u>Variance (Budget to Actual)</u>
Maint & Repair-Equipment	23,889	51,010	103,246	27,121

Insurance proceeds of 55k were received to reimburse the District for emergency repairs made at the MIWWTP after a lightning strike in May 2025.

Variance Analysis
September-25

Contra-Revenue Variances - Unfavorable

	Actual YTD	Budget YTD	Last Year (Actual)	Variance (Budget to Actual)
Credit Card Charges	(58,760)	(48,875.00)	(50,795)	9,885

Credit card charges are an offset to revenue and have continue to rise as more credit card payments are processed.

Expense Variances - Unfavorable

	Actual YTD	Budget YTD	Last Year (Actual)	Variance (Budget to Actual)
Health Insurance	305,373	245,829	320,167	(59,544)

A prepayment of 65k made in July 2025 is expected to generate a negative variance throughout the year until it is applied in June 2026. Each month is budgeted equally, regardless of the timing of payments.