

BOARD OF THE METROPOLITAN SEWERAGE DISTRICT
July 16, 2025

1. Call to Order and Roll Call:

The regular monthly meeting of the Metropolitan Sewerage District Board was held in the Boardroom of MSD's Administration Building at 2:00 pm, Wednesday, July 16, 2025. Chairman Vebaun presided with the following members present: Ashley, Bryson, Dearth, Manheimer, Pennington, Tarleton, Watts and Whitesides. Lapsley, Moore, Pelly, Player and Wisler were absent.

Others present were William Clarke, General Counsel; Patty Beaver with CIBO; Derek Allen and Jesse Swords with Ask Law; Forrest Westall, PE, with McGill Associates; Tom Hartye, Hunter Carson, Scott Powell, Bart Farmer, Mike Stamey, Schuyler Taylor, Spencer Nay and Pam Nolan, MSD.

2. Inquiry as to Conflict of Interest:

Mr. VeHaun asked if there were any conflicts of interest with the agenda items. No conflicts were reported.

3. Approval of Minutes of the June 11, 2025 Board Meeting:

Mr. VeHaun asked if there were any changes to the Minutes of the June 11, 2025 Board Meeting. Mr. Watts moved for approval of the minutes as presented. Ms. Bryson seconded the motion. Voice vote in favor of the motion was unanimous.

4. Discussion and Adjustment of Agenda: None.

5. Introduction of Guests:

Mr. VeHaun welcomed Patty Beaver with CIBO and Derek Allen and Jesse Swords with Ask Law.

6. Informal Discussion and Public Comment: None.

7. Election of Officers:

Mr. VeHaun called for nominations for Chair of the MSD Board. Mr. Watts nominated Mr. VeHaun as Chair. Mr. Ashley seconded the nomination. With no further nominations, Mr. VeHaun called for a motion that nominations be closed and that, by acclamation, Mr. VeHaun be elected as Chair of the MSD Board for 2025-2026. Mr. Watts moved, and Mr. Whitesides seconded the motion. Roll call vote was as follows: 9 ayes; 0 Nays.

Mr. VeHaun called for nominations for Vice Chair of the MSD Board. Mr. Ashley nominated Mr. Whitesides as Vice Chair. Mr. Pennington seconded the nomination. Mr. VeHaun called for a motion that nominations be closed and that, by acclamation, Mr. Whitesides be elected as Vice Chair of the MSD Board for 2025-2026. Mr. Watts moved, and Ms. Manheimer seconded the motion. Roll call vote was as follows: 9 ayes; 0 Nays.

Mr. VeHaun appointed Ms. Bryson for re-appointment as Secretary/Treasurer of the MSD Board for 2025-2026. Roll call vote was as follows: 9 ayes; 0 Nays.

8. Report of General Manager:

Mr. Hartye reported that the bids for Carrier Bridge Pump Station are on the agenda. This is the largest and most expensive project (\$94 Million) that MSD has undertaken in the last 40 years. As a reminder, we have separated this project into two projects for the sake of expediting the construction disturbance and facilitate restoration of French Broad River Park and Carrier Park. The first portion is the "Pipeline River Crossings" project consisting of two open cut river crossings to install new pipelines for the future. Since this portion of the project will affect the central area of both parks, it was carved out and was awarded at our March 19th Board Meeting. The contractor is currently mobilizing equipment and materials to the site. Mr. Hartye presented slides on this project from previous meetings as a refresher. On the Agenda today is the Pump Station itself and appurtenant connector lines and is located primarily adjacent to the French Broad River Park with lines extending into the park. This project will take approximately 3 years to complete. MSD Staff has been working closely with the City of Asheville staff to coordinate our efforts to expedite the reopening of parks and usable portions thereof. Ms. Manheimer asked what the timeline for the portion for Carrier Park to Amboy Bridge is. She stated that the City would be working on their part if the District could work with them. Mr. Carson stated that portion is at the end of the 10-year CIP and is about a 33,000 LF project estimated at approximately \$50 million in its entirety but Staff could maybe look at doing a shorter section with the City. There was discussion regarding these areas already getting a lot of use. There will be a need to cordon off these areas during this project.

Mr. Hartye reported that the next Right of Way Committee meeting will be held on July 23rd at 9 am. The next regular Board Meeting will be held on August 20th at 2 pm.

9. Consolidated Motion Agenda:

a. Consideration of Bids – Carrier Bridge Pump Station Replacement Project:

Mr. Hartye reported that this project was formally advertised and three bids were received on June 25, 2025 as follows: Kiewit Infrastructure South Co. with a bid amount of \$108,621,660.00; Thalle Construction Company with a bid amount of \$83,457,850.00; and Ruby-Collins, Inc. with a bid amount of \$75,378,958.00. The apparent low bidder is Ruby-Collins, Inc. with a bid amount of \$75,378,958.00. The bid amounts include an allowance for a pre-negotiated scope and fee for System Integration Services and also includes an Alternate bid item "A" for upgrading to Flygt submersible wastewater pumps in lieu of KSB pumps. Ruby-Collins has a proven track record working for the District. They have had several projects they have completed successfully. In addition, HDR, the District's design engineer for this project, conducted reference checks for similar pump station projects and received positive feedback for each reference. The construction budget for this multi-year project is \$104 Million, with \$14 Million in expenditures slated for FY25-26, and that includes the two river

crossings. Staff recommends award of this contract to Ruby-Collins, Inc. in the amount of \$75,378,958.00, subject to review and approval by District Counsel.

b. Consideration of Bids: Old County Home Road Private Sanitary Sewer Rehabilitation Project:

Mr. Hartye reported that this project is located in western Buncombe County on Old County Home Road. The project consists of over 4,000 LF of 18-inch, 12-inch and 8-inch pipe crossing under New Leicester Highway to connect to the Erwin Hills Pump Station force main. The project was formally advertised and two bids were received on June 26, 2025. Per NC General Statutes, the project was re-advertised and two sealed bids were received on July 3, 2025 as follows: Teraflex Group with a bid amount of \$4,308,542.00 and Terry Brothers Construction Company with a bid amount of \$2,874,835.00. The apparent low bidder is Terry Brothers Construction Company with a bid amount of \$2,874,835.00. Terry Brothers has extensive experience with District rehabilitation projects and have done very well. The FY25-26 construction budget for this project is \$3,033,000.00. Staff recommends award of this contract to Terry Brothers Construction Company, subject to review and approval by District Counsel.

c. Consideration of Informal Bids: Incinerator Sand Transport System Replacement:

Mr. Hartye reported that this project is located at the District's Water Reclamation Facility and includes replacement of the incinerator sand storage and transport system. This system is responsible for conveying sand from an externally located storage silo into the incinerator. The District's fluidized bed incinerator used sand to disperse and transfer heat to the biosolids prior to combustion. This replacement project includes removal of the existing system and installation of a larger storage silo, larger transporter, larger diameter conveyance line, and a new control panel. Due to long lead time, the replacement equipment was pre-purchased under separate contract (with Dynamic Air, Inc.) and approved by this Board on August 21, 2024. The equipment is now in MSD's possession. This contract is for removal of the existing system and installation of the new. The project was advertised informally on June 26, 2025, and two bids were received as follows: Cove Utility with a bid amount of \$219,300.00 and Haynes Industrial with a bid amount of \$85,400.00. The apparent low bidder is Haynes Industrial with a bid amount of \$85,400.00. Haynes Industrial has completed several projects at the District's WRF in the past and have performed very well. The FY 25-26 construction budget for this project is \$125,000.00. Staff recommends award of this contract to Haynes Industrial.

d. Consideration of Informal Bids: Avon Avenue @ Haywood Road Sewer Rehabilitation Project:

Mr. Hartye reported this project is located in West Asheville near Avon Avenue and is comprised of 218 LF of 8-inch pipe. The project was advertised informally and two bids were received on June 26, 2025 as follows: Keys Construction with

a bid amount of \$212,105.00 and Terry Brothers Construction Co. with a bid amount of \$105,037.00. The apparent low bidder is Terry Brothers Construction Co. with a bid amount of \$105,037.00. Terry Brothers has extensive experience with District rehabilitation projects and continues to provide excellent workmanship. The FY 25-26 construction budget for this project is \$147,000.00. Staff recommends award of this contract to Terry Brothers Construction Company.

e. Consideration of Developer Constructed Sewer Systems – Biltmore Terrace Phase 4; Randolph Avenue:

Mr. Hartye reported that the Biltmore Terrace Phase 4 project is located along Loblolly Lane in Buncombe County and included extending approximately 385 linear feet of 8-inch public gravity sewer to serve 7 Single-Family Residences.

Mr. Hartye reported that the Randolph Avenue project is located along Randolph Avenue in Black Mountain and included extending approximately 650 linear feet of 8-inch public gravity sewer to serve 2 Commercial Buildings and 6 Single-Family Residences.

Staff recommends acceptance of the aforementioned developer constructed sewer systems. All MSD requirements have been met.

f. Cash Commitment Investment Report – Month ended May, 2025:

Mr. Powell reported that Page 38 presents the makeup of the District's Investment Portfolio. There has been no significant change in the makeup of the portfolio from the prior month. Page 39 presents the MSD Investment Manager's report as of the month of May. The weighted average maturity of the investment portfolio is 114 days. The yield to maturity is 4.27%. Page 40 presents the MSD analysis of cash receipts. Monthly and YTD Domestic User Fees are considered reasonable based on timing of cash receipts and impacts of Tropical Storm Helene. Industrial User Fees are considered reasonable based on timing of cash receipts and historical trends. YTD Facility and Tap fees are above historical trends due to timing of various cash receipts from developers as well as these fees being budgeted conservatively. Page 41 presents MSD's Analysis of Expenditures. O&M, Debt Service and Capital Project expenditures are considered reasonable based on timing of cash expenditures and impacts of Tropical Storm Helene. Page 42 presents MSD's Variable Debt Service report. The 2008 Series Bonds are performing at budgeted expectations. As of the end of June, the issue has saved the District's rate payers approximately \$8 Million in debt service since April, 2008.

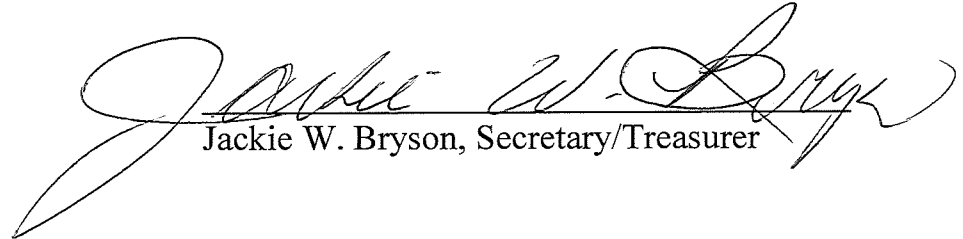
With no further discussion, Mr. VeHaun called for a motion to approve the Consolidated Motion Agenda. Mr. Watts moved, Mr. Ashley seconded the motion. Roll call vote was as follows: 9 ayes; 0 Nays.

10. Old Business: None.

11. New Business: None.

12. Adjournment:

With no further business, Mr. VeHaun called for adjournment at 2:28 pm.


Jackie W. Bryson, Secretary/Treasurer



Metropolitan Sewerage District

Regular Board Meeting

July 16, 2025, 2 pm

	Agenda Item	Presenter
	Call to Order and Roll Call	VeHaun
	01. Inquiry as to Conflict of Interest	VeHaun
	02. Approval of Minutes of June 11, 2025 Board Meeting	VeHaun
	03. Discussion and Adjustment of Agenda	VeHaun
	04. Introduction of Guests	VeHaun
	05. Informal Discussion and Public Comment	VeHaun
	06. Election of Officers	VeHaun
	07. Report of General Manager	Hartye
	08. Consolidated Motion Agenda	Hartye
	a. Consideration of Bids: Carrier Bridge Pump Station Replacement	Hartye
	b. Consideration of Bids: Old County Home Road PSR	Hartye
	c. Consideration of Bids: Incinerator Sand Transport System	Hartye
	d. Consideration of Bids: Avon Avenue @ Haywood Road	Hartye
	e. Consideration of Developer Constructed Sewer Systems – Biltmore Terrace Phase 4; Randolph Avenue	Hartye
	f. Cash Commitment/Investment Report-Month ended May, 2025	Powell
	09. Old Business	VeHaun
	10. New Business:	VeHaun
	11. Adjournment: (Next Meeting 08/20/25)	VeHaun
	STATUS REPORTS	

BOARD OF THE METROPOLITAN SEWERAGE DISTRICT
June 11, 2025

1. Call to Order and Roll Call:

The regular monthly meeting of the Metropolitan Sewerage District Board and Public Hearing on the Final Budget for FY 2025-2026 was held in the Boardroom of MSD's Administration Building at 2:00 pm, Wednesday, June 11, 2025. Chairman VeHaun presided with the following members present: Bryson, Dearth, Lapsley, Manheimer, Pelly, Pennington, Tarleton, Watts, Whitesides and Wisler. Ashley, Moore, and Player were absent.

Others present were Billy Clarke, General Counsel; Forrest Westall, PE, with McGill Associates; Patty Beaver and Drew West with CIBO; Tom Hartye, Hunter Carson, Scott Powell, Mike Stamey, Bart Farmer, Spencer Nay and Pam Nolan, MSD.

2. Inquiry as to Conflict of Interest:

Mr. VeHaun asked if there were any conflicts of interest with the agenda items. No conflicts were reported.

3. Approval of Minutes of the May 21, 2025 Board Meeting:

Mr. VeHaun asked if there were any changes to the Minutes of the May 21, 2025 Board Meeting. Mr. Watts moved for approval of the minutes as presented. Ms. Bryson seconded the motion. Voice vote in favor of the motion was unanimous.

4. Discussion and Adjustment of Agenda: None.

5. Introduction of Guests:

Mr. VeHaun welcomed Forrest Westall with McGill Associates and Patty Beaver and Drew West with CIBO.

6. Informal Discussion and Public Comment: None.

7. Report of General Manager:

Mr. Hartye reported that the Final FY 2026 Budget of \$89.17 Million and a Public Hearing will be held at this meeting. There have been no changes to the Preliminary Budget that was brought to this Board in May.

Mr. Hartye reported that John Laughter on Old Fairview Road called to express appreciation for Mckinley Hensley and crew.

Mr. Hartye reported that Janice Ammons of Bear Creek Drive called to compliment Grayson Hensley and crew.

Mr. Hartye reported that as of this morning, the hydro facility is up and running.

Mr. Hartye reported that the June Right of Way Committee Meeting has been cancelled. The next Right of Way Committee Meeting will be held on July 23rd at 9am. The next Regular Board Meeting will be held on July 16th at 2 pm.

8. Consolidated Motion Agenda:

a. Consideration of Developer Constructed Sewer System: Old Home Road Subdivision:

Mr. Hartye reported that the Old Home Road Subdivision project is located in Buncombe County and included extending approximately 1,790 linear feet of 8-inch public gravity sewer to serve 21 single family residences.

Staff recommends acceptance of the aforementioned developer constructed sewer system. All MSD requirements have been met.

b. Consideration of Non-City of Asheville Road ROW Paving Restoration Contract - FY 2025-2026:

Mr. Hartye reported that this is an annual contract for restoration of roads, driveways and sidewalks resulting from District Maintenance activities for areas outside of the City of Asheville Road Right of Ways. These activities are both planned (new connections or small repairs) and unplanned (emergency repairs). At the June 12, 2024 Board Meeting the contract was awarded to C&T Paving with a bid amount of \$424,350.00. Their bid was approved and contained a provision to renew for a period of two additional years if in MSD's best interest. C&T Paving's work has been done in a timely manner and has met our expectations for quality. For FY26, the contract will be renewed in the amount of \$424,350.00. The FY26 System Services CIP Construction budget includes appropriate funding for this item. This item is provided for information only.

c. Report on City of Asheville Paving Agreement FY 2025-2026:

Mr. Hartye reported that this agreement is for small patches of 300 SF or less within the City Limits. For FY26, the District's monetary contribution for this agreement is \$342,395.74. This amount is based upon usage throughout the past three years with a yearly asphalt patching area of approximately 6,873 SF and a yearly concrete patching area of approximately 878 SF. This does not include larger pavement jobs which are contracted out. The System Services CIP Construction budget for FY26 includes appropriate funding for this item. This item is provided for information only.

d. Consideration of Budget Amendment for Revenue Fund:

Mr. Powell reported that Staff is proposing a final budget amendment for the Fiscal Year. This amendment is to address lost revenues pertaining to

Helene, approximately 10% of District User Fees, as well as an additional \$250,000.00 to the O&M Budget to address any potential shortfall that has indirectly happened with the storm such as overhead and overtime. Mr. Tarleton pointed out that the total amount should be \$4,550,000.00, not \$4,500,000.00. Mr. Powell thanked Mr. Tarleton and stated that Staff will make that adjustment.

e. Cash Commitment Investment Report – Month ended April, 2025:

Mr. Powell reported that Page 18 presents the makeup of the District's Investment Portfolio. There has been no significant change in the makeup of the portfolio from the prior month. Page 19 presents the MSD Investment Manager's report as of the month of April. The weighted average maturity of the investment portfolio is 112 days and the yield to maturity is 4.29%. Page 20 presents the District's Analysis of Cash Receipts. Monthly and YTD domestic revenue are considered reasonable based on timing of cash receipts and impacts of Tropical Storm Helene. Industrial User Fees are considered reasonable based on timing of cash receipts and historical trends. YTD and monthly facility and tap fees are considered reasonable taking into consideration historical trends. Page 21 presents the District's analysis of expenditures. O&M, Debt Service and Capital Project expenditures are considered reasonable based on timing of cash receipts and impacts of Helene. Page 22 presents the District's Variable Debt Service Report. The 2008A Series Bonds are performing at budgeted expectations. As of the end of May, the issue has saved the District rate payers approximately \$8 million in debt service since April of 2008.

With no further discussion, Mr. VeHaun called for a motion to approve the Consolidated Motion Agenda, with the corrections to item 8.d. Ms. Wisler moved, Mr. Watts seconded the motion. Roll call vote was as follows: 11 ayes; 0 Nays.

9. Public Hearing: Consideration of Resolution adopting Final Budget for FY 2025-2026 and the Schedule of Sewer Rates and Fees.

Mr. VeHaun declared the Public Hearing open at 2:10 pm.

Mr. VeHaun called for comments from the public or Board Members. There were no comments.

Mr. VeHaun declared the Public Hearing closed at 2:11 pm.

Mr. VeHaun called for a motion to approve the Resolution adopting the Final Budget for FY 25-26 and the Schedule of Sewer Rates and Fees. Ms. Wisler moved. Mr. Whitesides seconded the motion. Roll call vote was as follows: 11 ayes; 0 nays.

10. Old Business: None.

11. New Business: None.

12. Adjournment:

With no further business, Mr. VeHaun called for adjournment at 2:13 pm.

Jackie W. Bryson, Secretary/Treasurer



MEMORANDUM

TO: MSD Board
FROM: Thomas E. Hartye, P.E., General Manager
DATE: July 10, 2025
SUBJECT: Report from the General Manager

- Carrier Bridge Pump Station

The bids for the Carrier Bridge Pump Station are on the agenda today. This is the largest and most expensive project (\$94 Million) that MSD has undertaken in the last 40 years. As a reminder we have separated this project into two projects for the sake of expediting the construction disturbance and facilitate the restoration of French Broad River Park and Carrier Park. The first portion is the “Pipeline River Crossings” project consisting of two open cut river crossings to install new pipelines for the future. Since this portion of the project will affect the central area of both parks, it was carved out and was awarded at our March 19th Board meeting. The contractor is currently mobilizing equipment and materials to the site.

On the agenda today is the Pump Station itself and appurtenant connector lines and is located primarily adjacent to FBR park with lines extending into the park. This project will take approximately 3 years to complete.

MSD staff has been working closely with City of Asheville staff to coordinate our efforts to expedite the reopening of parks and usable portions thereof.

- Board/Committee Meetings/Events

The next Right of Way Committee meeting will be held on July 23rd at 9am. The next Regular Board Meeting will be held on August 20th at 2 pm.

Metropolitan Sewerage District of Buncombe County

BOARD ACTION ITEM

BOARD MEETING DATE: July 16, 2025

SUBMITTED BY: Tom Hartye, P.E. – General Manager

PREPARED BY: Hunter Carson, P.E. – Director of Engineering
Darin Prosser, P.E. – Project Manager

SUBJECT: Consideration of Bids: Carrier Bridge Pump Station Replacement Project, MSD Project No. 2019045

BACKGROUND: Carrier Bridge Pump Station (CBPS) is the largest pump station in the District's collection system. It serves a large portion of Southern and Western Buncombe County, and areas of Northern Henderson County (former Cane Creek Water & Sewer District). The station conveys wastewater flow from approximately one-half of the District's total service area.

CBPS was constructed in 1966 and has been upgraded multiple times over the past 59 years. Its current capacity is 22.6 million gallons per day (mgd), which cannot be further increased without significant modifications. Due to this constraint combined with the need for capacity improvements, a new pump station is required. The new pump station will have an initial capacity of 40mgd and will be constructed adjacent to the existing station.

The CBPS Replacement project has been separated into two smaller projects. The first project, "Pipeline River Crossings" consists of two open cut river crossings of the French Broad River. This was approved for construction at the March 19th, 2025 MSD Board meeting and subsequently awarded to Cleary Construction. The second project, "Pump Station", will replace the existing pump station, influent gravity interceptor, and force main.

Pump Station Project

The CBPS Replacement project will consist of the construction of a 40 mgd pump station (2070 flow projection), approximately 1,020 LF of 60-inch gravity interceptor, and approximately 1,500 LF of twin parallel 36-inch force mains. The new pump station will be expandable to 50 mgd. Also included in the project is the rehabilitation of the French Broad Interceptor along Lyman St. The rehab will consist of approximately 1,940 LF of 48-inch and 54-inch cured-in-place-pipe (CIPP) liner.

The Pump Station project was advertised formally, and three sealed bids were received on June 25th, 2025. The bids were read aloud at 2:00 p.m. in the following amounts:

<u>Contractor</u>	<u>Base Bid + Allowance + Alt A</u>
1) Kiewit Infrastructure South Co.	\$108,621,660.00
2) Thalle Construction Company	\$83,457,850.00
3) Ruby-Collins, Inc.	\$75,378,958.00

The bid amounts shown above include an allowance for a pre-negotiated scope and fee for System Integration services (\$642,850.00). The bid amounts also include Alternate bid item "A" for upgrading to Flygt submersible wastewater pumps in lieu of KSB pumps. Acceptance of bid Alternate A is recommended due to Flygt's proven quality and performance in MSD's system, staff familiarity with Flygt products, and greater pumping capacity (additional 3 mgd) than the KSB pumps included in the base bid.

The apparent low bidder is Ruby-Collins, Inc. with a bid amount of \$75,378,958.00. Ruby-Collins has a proven track record working for the District. The most recent projects were completed in 2013 at the WRF; Filter Backwash Piping and Raw Sewage Pump Station Sump Pump Replacement. Ruby-Collins performed well on both projects.

HDR, the District's design engineer for this project conducted reference checks for similar pump station projects and received positive feedback for each reference. Furthermore, HDR, has worked with Ruby-Collins on several projects, all with favorable results. MSD and HDR recommend awarding the project to Ruby-Collins, Inc. Please refer to the attached documentation for further details, including HDR's recommendation letter and staff reference check.

FISCAL IMPACT: The construction budget for this multi-year project is \$104M, with \$14M in expenditures slated for FY25-26. The construction budget also includes the Pipeline River Crossing project. Attached is the Capital Project Ordinance for the Pump Station project.

STAFF RECOMMENDATION: Staff recommends award of this contract to Ruby-Collins, Inc. in the amount of \$75,378,958.00, subject to review and approval by District Counsel.

DGE PUMP STATION REPLACEMENT PROJECT CONSTRUCTION CONTRACT CAPITAL PROJECT ORDINANCE

BE IT ORDAINED by the Board of the Metropolitan Sewerage District of Buncombe County, North Carolina, that pursuant to Section 13.2 of Chapter 159 of the General Statutes of North Carolina, the following Carrier Bridge Pump Station Replacement Project Construction Contract Capital Project Ordinance is hereby adopted:

Section 1. The project authorized is the construction of 40 mgd pump station, 60-inch gravity line and twin parallel 36-inch force mains as part of the replacement of the Carrier Bridge Pump Station Replacement project to be financed in whole or in part by appropriated net position.

Section 2. The following amounts are appropriated for the project:

Capital Expenditures **\$ 75,378,958.00**

Section 3. The following revenues are anticipated to be available to provide for these expenditures:

Transfer from General Fund **\$ 75,378,958.00**

Section 4. The Finance Officer is hereby directed to maintain within the Construction Fund sufficient specified detailed accounting records to satisfy all financial reporting requirements.

Section 5. Funds may be advanced from the Operations and Maintenance fund if necessary for the purpose of making payments as due.

Section 6. The Finance Officer is directed to include a detailed analysis of past and future costs and revenues on this capital project in every budget submission made to this Board.

Section 7. Copies of this Carrier Bridge Pump Station Replacement Project Construction Contract Project Ordinance shall be furnished to the Secretary of the Governing Board, and to the Finance Officer for direction carrying out this project.

ADOPTED this Sixteenth day of July, 2025.

**ATTEST: BOARD OF THE METROPOLITAN SEWERAGE DISTRICT OF BUNCOMBE
COUNTY, NORTH CAROLINA**

M. Jerry VeHaun, Chairman

Jackie W. Bryson Secretary/Treasurer

APPROVED AS TO FORM:

William Clarke, Legal Counsel
Metropolitan Sewerage District
of Buncombe County, NC

METROPOLITAN SEWERAGE DISTRICT OF BUNCOMBE COUNTY, NORTH CAROLINA

Carrier Bridge Pump Station Replacement

Project No. 2019045

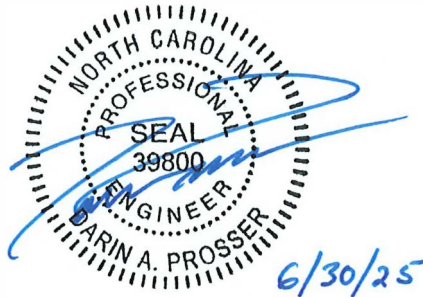
BID TABULATION

June 25, 2025

BIDDER	Bid Bond	MBE Form	Bid Forms (Proposal)	TOTAL BID AMOUNT
Kiewit Infrastructure South Co Peachtree City GA 30269	5%	1	Yes	\$108,621,660.00
Thalle Construction Hillsborough NC 27278	5%	1	Yes	\$83,457,850.00
Ruby-Collins Inc Smyrna GA 30082	5%	1	Yes	\$75,378,958.00

APPARENT LOW BIDDER

Darin Prosser, P.E.
Project Engineer
Metropolitan Sewerage District of
Buncombe County, North Carolina



This is to certify that the bids tabulated herein were publicly opened and read aloud at 2:00 p.m. on the 25th day of June, 2025, in the C. Kenneth Stines Training Center at the Metropolitan Sewerage District of Buncombe County, Asheville, North Carolina, and that said bids were accompanied by acceptable bidders bonds in the amount of 5% of the bid.



July 3, 2025

Mr. Darin Prosser, PE
Project Manager
Metropolitan Sewerage District of Buncombe County
2028 Riverside Drive
Asheville, NC 28804

Re: MSD Carrier Bridge Pump Station
Recommendation of Project Award

Dear Mr. Prosser,

We have evaluated the bids received on Wednesday, June 25, 2025, for the Carrier Bridge Pump Station project. Three (3) bids were received by MSD as shown below.

Bidder	Total Base Bid
Thalle Construction	\$82,615,000.00
Ruby-Collins, Inc.	\$74,526,228.00
Kiewit	\$107,680,810.00

We conducted a review of the qualifications, references, experience, and reputation of the apparent low bidder, Ruby-Collins, Inc. They have successfully completed projects of similar size and scope and meet the minimum requirements established in the bidding documents.

Two (2) additive bid alternates were submitted by Ruby-Collins, Inc. The bid alternates are summarized below.

- The Submersible Wastewater Pump Manufacturer allowed MSD to compare the price of their preferred pump manufacturer, Flygt, with the lowest cost pump. Based on MSD's familiarity and comfort with Flygt pumps, HDR recommends ACCEPTING this additive alternate for \$209,880.00.
- The Gravity Sewer Alignment alternate was intended to compare the price for crossing Amboy Road entirely by tunnel or by a combination of tunnel and open cut. The primary benefit in the tunnel option was the preservation of tree cover within French Broad River Park. Many of the trees conserved by this alternate were damaged during Hurricane Helene or removed during the subsequent recovery efforts. Therefore, HDR recommends NOT ACCEPTING the Gravity Sewer Alignment Additive Alternate.

Alternate	Addition to Base Bid
A – Submersible Wastewater Pump Manufacturer	
Flygt	\$209,880.00
KSB	\$0.00
B – Gravity Sewer Alignment	
Open Cut through French Broad River Park	\$0.00
Tunnel through French Broad River Park	\$4,442,941.00

One (1) lump sum cash allowance was included with the project. This is summarized below.

Bidder	Cash Allowance
Pre-Negotiated Scope and Fee for System Integration – CITI, LLC.	\$642,850.00

Based upon our evaluation of Ruby-Collins, Inc, and its surety, we recommend awarding the construction of the Carrier Bridge Pump Station to this contractor in the amount of \$75,378,958.00.

If you have any questions or require additional information, please contact us.

Sincerely,
HDR Engineering, Inc. of the Carolinas



Matthew Shultz, PE
Project Manager

Memo

Date: Thursday, July 03, 2025

Project: Carrier Bridge Pumping Station and Force Mains

To: Metropolitan Sewerage District of Buncombe County

From: HDR

Subject: Ruby-Collins, Inc. Reference Check

The Metropolitan Sewerage District of Buncombe County solicited bids for the construction of the Carrier Bridge Pump Station project. This memo provides a summary of HDR's reference check process for Ruby-Collins, Inc.

Reference Check 1

Project: North Fork Peachtree Creek Storage Tank and Pump Station
Still active, \$145 million

Delivery Method: Design-Bid-Build

Engineer Reference: HDR
Stuart Jeffcoat
678-925-3323
stuart.jeffcoat@hdrinc.com

Engineer Reference

1. What is the status of the project?

The project is ongoing, currently at about 16 of 36 planned months of construction with a planned completion date of February 5th, 2027.

2. How did the team manage schedule and quality?

They have done a good job at managing both schedule and quality. The team is constantly searching for ways to expedite the schedule a bit, since external circumstances caused the project to fall behind early on through no fault of their own.

3. Where do you see the room for improvements?

No areas for improvement listed.

4. Would you recommend this team for a project around the size of \$75M?

\$75 million is only around half of this project's budget, so a project of that size should be well within their capabilities.

Reference Check 2

Project: Chattahoochee River Pump Station and Intake
Still active, \$26.5 million

Delivery Method: Design-Bid-Build

Engineer Reference: Garver, Inc.
Josh Evans
770-789-7913

Engineer Reference

- 1. What is the status of the project?**
Still ongoing, due to be completed April 2026, on track to beat schedule, involves intake structure upgrade and new pump station with challenging conditions.
- 2. How did the team manage schedule and quality?**
Excellent with schedule, very thorough quality control with project and onsite team, good about checking submittals and catching any mistakes.
- 3. Where do you see the room for improvements?**
No real room for improvement, they are the project manager's preferred choice of contractor.
- 4. Would you recommend this team for a project around the size of \$75M?**
Yes, current project is \$26 million but Ruby-Collins later coming to work for larger CMAR project closer to \$75 million, would recommend.

Metropolitan Sewerage District of Buncombe County, North Carolina

CAPITAL IMPROVEMENT PROGRAM

BUDGET DATA SHEET - FY 2025 - 2026

PROJECT:	Carrier Bridge PS Replacement	LOCATION:	Asheville
TYPE:	Pump Station Improvements	PIPE RATING:	N/A
PROJECT NO.	2019045	TOTAL LF:	2,800
PROJECT BUDGET:	\$110,162,227.00	PROJECT ORIGIN:	CDM Preliminary Engineering Report

DESCRIPTION	ESTIMATED PROJECT COST	TOTAL EXPENDS THRU 12/31/24	EST. COST JAN - JUNE 2025	BUDGET FY 25-26
55310 - PRELIM. ENGINEERING	\$1,025.00	\$1,025.00		
55320 - SURVEY - DESIGN	\$62,594.00	\$62,594.00		
55330 - DESIGN	\$2,159,577.00	\$1,837,989.00	\$321,588.00	
55340 - PERMITS	\$160,000.00	\$1,210.00	\$58,790.00	\$100,000.00
55350 - SPECIAL STUDIES	\$71,025.00	\$44,185.00	\$26,840.00	
55360 - EASEMENT PLATS	\$4,500.00		\$3,000.00	\$1,500.00
55370 - LEGAL FEES	\$8,220.00	\$1,920.00	\$1,500.00	\$4,800.00
55380 - ACQUISITION SERVICES				
55390 - COMPENSATION	\$121,546.00	\$91,546.00		\$30,000.00
55400 - APPRAISAL	\$7,000.00			\$7,000.00
55410 - CONDEMNATION	\$35,000.00			
55420 - CONSTRUCTION	\$104,000,000.00			\$14,000,000.00
55430 - CONST. CONTRACT ADM.	\$3,200,000.00			\$500,000.00
55440 - TESTING	\$301,740.00	\$1,740.00		\$50,000.00
55450 - SURVEY - ASBUILT	\$30,000.00			
TOTAL AMOUNT	\$110,162,227.00	\$2,042,209.00	\$411,718.00	\$14,693,300.00

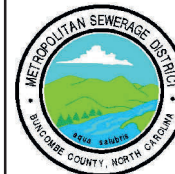
ENGINEER:	HDR	DP	ESTIMATED BUDGETS - FY 27 - 35	
R.O.W. ACQUISITION:	MSD	# PLATS: [4]	FY 26-27	\$34,135,000.00
CONTRACTOR:			FY 27-28	\$31,100,000.00
CONSTRUCTION ADM.:	MSD		FY 28-29	\$27,780,000.00
INSPECTION:	MSD		FY 29-30	\$0.00
			FY 30-31	\$0.00
PROJECT DESCRIPTION: This project will increase the capacity of the Carrier Bridge Pump Station to 40MGD to accommodate future growth in south and west Asheville, as well as CCWSD. This project includes replacement of the pump station, screening, odor control, electrical building, and an emergency generator. The project also includes two new 36-inch force mains and a 60-inch influent gravity line coming into the pump station.			FY 31-32	\$0.00
			FY 32-33	\$0.00
			FY 33-34	\$0.00
			FY 34-35	\$0.00

SPECIAL PROJECT NOTES: Project includes 740 LF of dual 36-inch force mains and 900 LF of 60-inch gravity line.



Carrier Bridge Pump Station Replacement Project No. 2019045

NOT TO SCALE



METROPOLITAN SEWERAGE DISTRICT
of
BUNCOMBE COUNTY, NORTH CAROLINA

Budget Map

**ROBERTS
& STEVENS**
ATTORNEYS AT LAW

WILLIAM CLARKE
VINCENT D. CHILDRESS, JR.
DAVID L. ENGLISH
KENNETH R. HUNT
DENNIS L. MARTIN, JR.
ANN-PATTON HORNTAL
PHILLIP T. JACKSON
JAMES W. K. WILDE
MARY ROBINSON HERVIG
JOHN D. NOOR
KATHRYN MAULTSBY MADISON
L. ASHLEY SAVILLE-AMTOWER
SUSAN RUSSO KLEIN
STEVEN W. SIZEMORE
CHARLES E. MCGEE
GRACIE K. PAULSON

CITY CENTRE BUILDING
301 COLLEGE STREET, SUITE 400 (28801)
POST OFFICE BOX 7647
ASHEVILLE, NORTH CAROLINA 28802
TELEPHONE (828) 252-6600
FACSIMILE (828) 258-6955
www.roberts-stevens.com

CINDY M. RICE
JORDAN P. BARNETTE
L. KATHLEEN POTTER HARGROVE
DAVID C. HAWISHER
ABBIE N. HORNBERGER
BRYANT G. CROSS
BENJAMIN H. VAN STEINBURGH
DENISE A. LOCKETT
KELLY E. MCLAUGHLIN

LANDON ROBERTS, FOUNDER (1921-2007)
JOHN S. STEVENS, FOUNDER (1933-2019)
WYATT S. STEVENS (1969-2024)
GREGORY D. HUTCHINS (1962-2024)

Writer's Direct No.: 828/258-6919
Writer's E-mail: bclarke@roberts-stevens.com

July 9, 2025

Darrin Prosser, PE
MSD
2028 Riverside Drive
Asheville, NC 28804

Via E-mail: dprosser@msdbc.org

Re: Carrier Bridge Pump Station Replacement; Project # 2019045

Dear Mr. Prosser:

I have reviewed the following proposals for the Carrier Bridge Pump Station Replacement Project.

Kiewit Infrastructure South Co	\$107,680,810.00
Thale Construction	\$ 82,615,000.00
Ruby-Collins Inc	\$ 74,526,228.00

As the estimated cost of the project was in excess of \$500,000.00, the District was required to advertise the project and receive at least three bids. The District received three bids. All of the proposals are satisfactory in form and content and were accompanied by bid security meeting the requirements of N.C. Gen. Stats § 143-129. The District can award the contract for this project to the lowest responsible, responsive bidder. Please let me know if you have questions or if you need additional information.

Sincerely,

ROBERTS & STEVENS, P.A.



William Clarke

BC/sh

cc: Amanda Cutshaw (via e-mail: acutshaw@msdbc.org)

Metropolitan Sewerage District of Buncombe County

BOARD ACTION ITEM

BOARD MEETING DATE: July 16, 2025

SUBMITTED BY: Tom Hartye, P.E. – General Manager

PREPARED BY: Hunter Carson, P.E. – Director of Engineering
Shaun Armistead, P.E. – Project Manager

SUBJECT: Consideration of Bids: Old County Home Rd Private Sanitary Sewer Rehabilitation Project, MSD Project No. 2015221

BACKGROUND: The Old County Home Rd Prive Sewer Rehabilitation project is located in western Buncombe County on Old County Home Rd between its intersection with Eliada Home Rd and its intersection with New Leicester Hwy. The project consists of 507 LF of 18-inch DIP, 2,293 LF of 12-inch DIP, and 1,704 LF of 8-inch DIP, as well as an 88 LF 8-inch HDPE bore under New Leicester Hwy to connect the Erwin Hills Pump Station forcemain to the top of the new system.

The existing lines are a problematic 4-inch private and 8-inch public sewer lines composed of PVC and VCP with many structural defects and build-overs (i.e. structures over the line). Portions of the system are also undersized.

The existing Erwin Hills Pump Station forcemain connects to an 8-inch sewer line that runs on the east side of New Leicester Hwy. There have been several overflows on this line. Upsizing the Old County Home sewer line and transferring the forcemain flow to the new line will alleviate these issues. This project has a pipe rating of 55.

The project was advertised formally, and two sealed bids were received on June 26, 2025. Per NCGS bidding requirements, the project was re-advertised, and two sealed bids were received on July 3, at 2:00pm in the following amounts:

<u>Contractor</u>	<u>Bid</u>
1) Teraflex Group	\$ 4,308,542.00
2) Terry Brother Construction Co.	\$ 2,874,835.00

The apparent low bidder is Terry Brothers Construction Company with a bid amount of \$2,874,835.00. Terry Brothers Construction Company has extensive experience with District rehabilitation projects and continues to provide excellent workmanship.

FISCAL IMPACT: The FY 25-26 construction budget for this project is \$3,033,000.

STAFF RECOMMENDATION: Staff recommends award of this contract to Terry Brothers Construction Company, contingent upon review and approval by District Counsel.

METROPOLITAN SEWERAGE DISTRICT OF BUNCOMBE COUNTY, NORTH CAROLINA

Old County Home Rd Private Sewer Rehabilitation

Project No. 2015221

BID TABULATION

July 3, 2025

BIDDER	Bid Bond	MBE Form	Bid Forms (Proposal)	TOTAL BID AMOUNT
Teraflex	5%	Yes	Yes	\$4,308,542.00
Terry Brothers Construction	5%	Yes	Yes	\$2,874,835.00

APPARENT LOW BIDDER



Shaun Armistead
Project Engineer
Metropolitan Sewerage District of
Buncombe County, North Carolina

This is to certify that the bids tabulated herein were publicly opened and read aloud at 2:00 p.m. on the 3rd day of July, 2025, in the W.H. Mull Building at the Metropolitan Sewerage District of Buncombe County, Asheville, North Carolina, and that said bids were accompanied by acceptable bidders bonds in the amount of 5% of the bid.

Metropolitan Sewerage District of Buncombe County, North Carolina

CAPITAL IMPROVEMENT PROGRAM

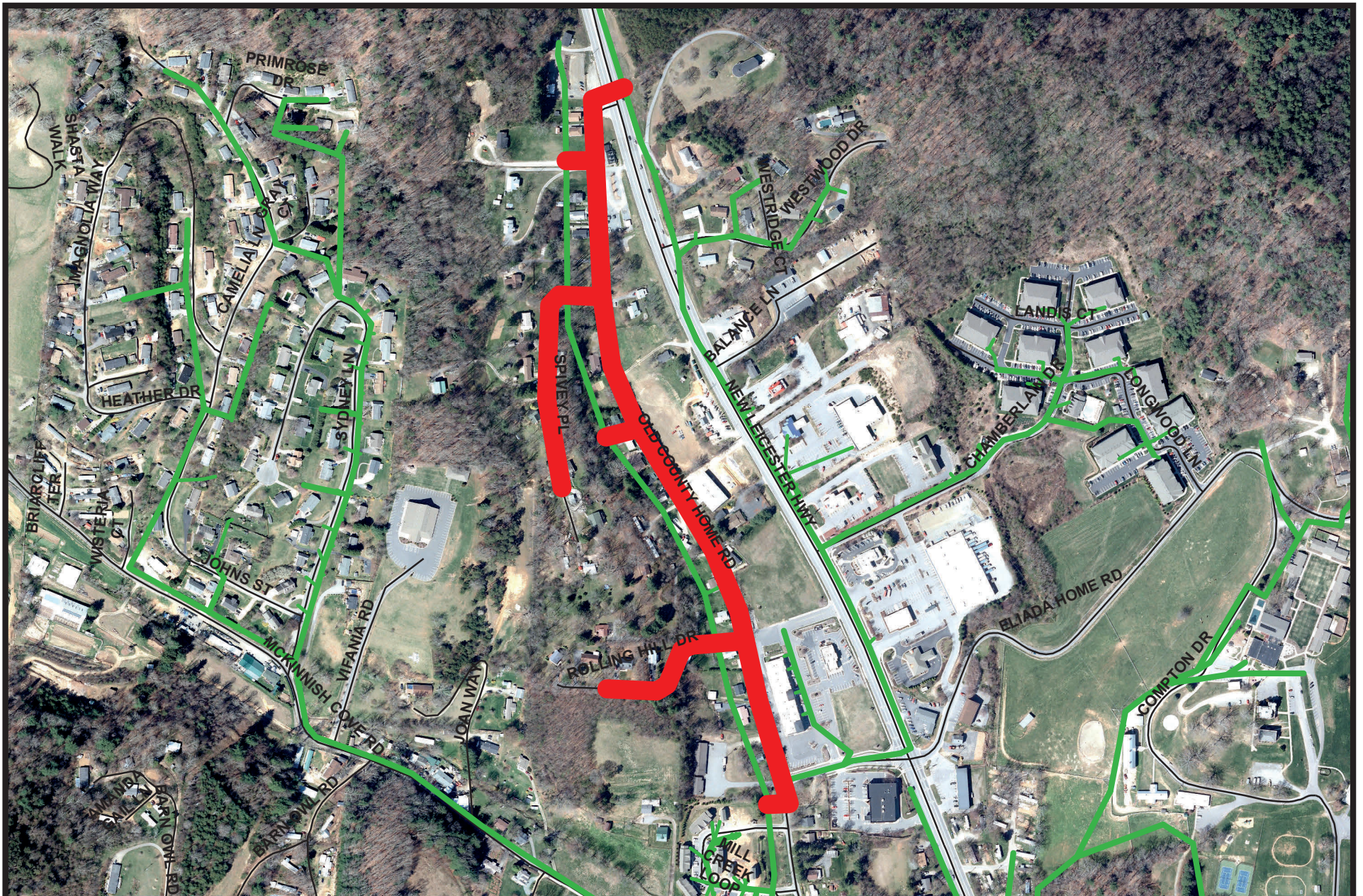
BUDGET DATA SHEET - FY 2025 - 2026

PROJECT:	Old County Home Rd PSR	LOCATION:	W. Asheville
TYPE:	Private Sewer Rehab.	PIPE RATING:	55
PROJECT NO.	2015221	TOTAL LF:	4,592
PROJECT BUDGET:	\$3,225,300.00	PROJECT ORIGIN:	Problematic Four Inch Line

DESCRIPTION	ESTIMATED PROJECT COST	TOTAL EXPENDS THRU 12/31/24	EST. COST JAN - JUNE 2025	BUDGET FY 25-26
55310 - PRELIM. ENGINEERING				
55320 - SURVEY - DESIGN	\$18,800.00	\$18,800.00		
55330 - DESIGN				
55340 - PERMITS	\$1,000.00		\$1,000.00	
55350 - SPECIAL STUDIES				
55360 - EASEMENT PLATS	\$19,500.00	\$19,500.00		
55370 - LEGAL FEES	\$25,000.00	\$22,140.00	\$2,860.00	
55380 - ACQUISITION SERVICES				
55390 - COMPENSATION	\$80,000.00	\$46,418.00	\$33,582.00	
55400 - APPRAISAL	\$7,000.00		\$7,000.00	
55410 - CONDEMNATION	\$28,000.00		\$28,000.00	
55420 - CONSTRUCTION	\$3,033,000.00			\$3,033,000.00
55430 - CONST. CONTRACT ADM.				
55440 - TESTING	\$3,000.00			\$3,000.00
55450 - SURVEY - ASBUILT	\$10,000.00			\$10,000.00
TOTAL AMOUNT	\$3,225,300.00	\$106,858.00	\$72,442.00	\$3,046,000.00

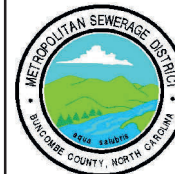
ENGINEER:	MSD	SA	ESTIMATED BUDGETS - FY 27 - 35	
R.O.W. ACQUISITION:	MSD	# PLATS: [21]	FY 26-27	\$0.00
CONTRACTOR:			FY 27-28	\$0.00
CONSTRUCTION ADM:	MSD		FY 28-29	\$0.00
INSPECTION:	MSD		FY 29-30	\$0.00
			FY 30-31	\$0.00
			FY 31-32	\$0.00
PROJECT DESCRIPTION: This project is located in West Asheville and is comprised of 507 LF of 18-inch ductile iron pipe, 2,293 LF 12-inch ductile iron pipe, and 1704 LF 8-inch ductile iron pipe. Additionally, 88 LF of 8" PVC force main will be installed to redirect flow from Erwin Hills Pump Station into the top of this rehabilitated system. The existing line is a problematic 4" and 8" sewer line composed of PVC and VCP with many defects.			FY 32-33	\$0.00
			FY 33-34	\$0.00
			FY 34-35	\$0.00

SPECIAL PROJECT NOTES:



**Old County Home Road PSR
Project No. 2015221**

NOT TO SCALE



METROPOLITAN SEWERAGE DISTRICT
of
BUNCOMBE COUNTY, NORTH CAROLINA

Budget Map

Metropolitan Sewerage District of Buncombe County

INFORMATION ONLY ITEM

BOARD MEETING DATE: July 16, 2025

SUBMITTED BY: Tom Hartye, P.E. – General Manager

PREPARED BY: Hunter Carson, P.E. – Director of Engineering
Tim Hensley, P.E. – Project Engineer

SUBJECT: Consideration of Informal Bids: Incinerator Sand Transport System Replacement; MSD Project No. 2024036

BACKGROUND: This project is located at the District's French Broad River Water Reclamation Facility (WRF) and includes the replacement of the incinerator sand storage and transport system. The system is responsible for conveying sand from an externally located storage silo into the incinerator. The District's fluidized bed incinerator (FBI) uses a bed of hot, aerated sand to disperse and transfer heat to the biosolids prior to combustion.

Over time, sand inside the incinerator degrades and small amounts are lost during the process making it necessary to periodically add sand to the system. The sand transport system is critical to the FBI process because it is responsible for maintaining a consistent sand level for proper sludge distribution and more efficient burn.

The sand transport system includes a storage silo, pneumatic transporter, conveyance line to the FBI, and system control panel. This existing system is original to the FBI and was installed in the early 1990's. It is undersized, obsolete, and requires frequent maintenance to operate. This replacement project includes removal of the existing system and installation of a larger storage silo, larger transporter, larger diameter conveyance line, and a new control panel.

Due to long lead time, the replacement equipment was pre-purchased under separate contract (with Dynamic Air, Inc.) and approved by the MSD Board on August 21, 2024. The equipment is now in MSD's possession. This contract is for removal of the existing system and installation of the new.

The project was advertised for informal bids and the two bids were received and opened on June 26, 2025.

<u>Contractor</u>	<u>Bid</u>
1) Cove Utility	\$219,300.00
2) Haynes Industrial	\$85,400.00

The apparent low bidder is Haynes Industrial with a bid amount of \$85,400.00. Haynes Industrial has completed several projects/tasks at the District's WRF in the past. The quality of their work has been exceptional.

FISCAL IMPACT: The FY 25-26 construction budget for this project is \$125,000.

STAFF RECOMMENDATION: Staff recommends award of this contract to Haynes Industrial.

METROPOLITAN SEWERAGE DISTRICT OF BUNCOMBE COUNTY, NORTH CAROLINA

Incinerator Sand Transport System Replacement

Project No. 2024036

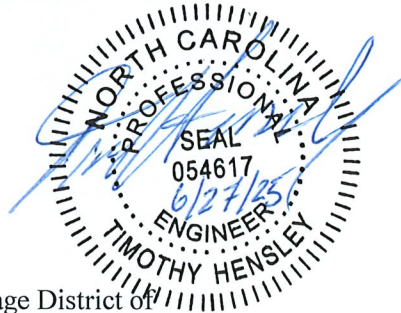
BID TABULATION

June 26, 2025

BIDDER	Bid Bond	MBE Form	Bid Forms (Proposal)	TOTAL BID AMOUNT
Cove Utility Easley SC	5%	1	Yes	\$219,300.00
Haynes Industrial Asheville NC	5%	1	Yes	\$85,400.00

APPARENT LOW BIDDER

Tim Hensley, P.E.
Project Engineer
Metropolitan Sewerage District of
Buncombe County, North Carolina



This is to certify that the bids tabulated herein were publicly opened and read aloud at 3:00 p.m. on the 26th day of June, 2025, in the W.H. Mull Building at the Metropolitan Sewerage District of Buncombe County, Asheville, North Carolina, and that said bids were accompanied by acceptable bidders bonds in the amount of 5% of the bid.

Metropolitan Sewerage District of Buncombe County, North Carolina
CAPITAL IMPROVEMENT PROGRAM

BUDGET DATA SHEET - FY 2025 - 2026

PROJECT:	Incinerator Sand Transport System	LOCATION:	MSD Treatment Plant
TYPE:	Treatment Plant	PIPE RATING:	N/A
PROJECT NO.	2024036	TOTAL LF:	0
PROJECT BUDGET:	\$400,125.00	PROJECT ORIGIN:	Aging Equipment and Condition

DESCRIPTION	ESTIMATED PROJECT COST	TOTAL EXPENDS THRU 12/31/24	EST. COST JAN - JUNE 2025	BUDGET FY 25-26
55310 - PRELIM. ENGINEERING				
55320 - SURVEY - DESIGN				
55330 - DESIGN				
55340 - PERMITS				
55350 - SPECIAL STUDIES				
55360 - EASEMENT PLATS				
55370 - LEGAL FEES	\$125.00	\$125.00		
55380 - ACQUISITION SERVICES				
55390 - COMPENSATION				
55400 - APPRAISAL				
55410 - CONDEMNATION				
55420 - CONSTRUCTION	\$400,000.00	\$30,509.00	\$244,491.00	\$125,000.00
55430 - CONST. CONTRACT ADM.				
55440 - TESTING				
55450 - SURVEY - ASBUILT				
TOTAL AMOUNT	\$400,125.00	\$30,634.00	\$244,491.00	\$125,000.00

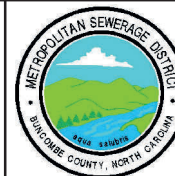
ENGINEER:	MSD	TH	ESTIMATED BUDGETS - FY 27 - 35	
R.O.W. ACQUISITION:	MSD	# PLATS: [0]	FY 26-27	\$0.00
CONTRACTOR:			FY 27-28	\$0.00
CONSTRUCTION ADM:	MSD		FY 28-29	\$0.00
INSPECTION:	MSD		FY 29-30	\$0.00
			FY 30-31	\$0.00
			FY 31-32	\$0.00
PROJECT DESCRIPTION: Existing system is undersized and reequires routine mainanence visits. Replacement of the Incinerator Sand Transport System will consist of replacing the sand silo, new dust collector, transport system and integrated controls, and sand reclaiming system.			FY 32-33	\$0.00
			FY 33-34	\$0.00
			FY 34-35	\$0.00

SPECIAL PROJECT NOTES:



Incinerator Sand Transport System Project No. 2024036

NOT TO SCALE



METROPOLITAN SEWERAGE DISTRICT
of
BUNCOMBE COUNTY, NORTH CAROLINA

Budget Map

Metropolitan Sewerage District of Buncombe County

INFORMATION ONLY ITEM

BOARD MEETING DATE: July 16, 2025

SUBMITTED BY: Tom Hartye, P.E. – General Manager

PREPARED BY: Hunter Carson, P.E. – Director of Engineering
Brendan Davey, P.E. – Project Manager

SUBJECT: Consideration of Informal Bids: Avon Avenue @ Haywood Road Sewer Rehabilitation Project, MSD Project No. 2021003

BACKGROUND: The Avon Avenue @ Haywood Road project is located in West Asheville near Avon Avenue approximately ¼ mile west of the Haywood Road bridge. It is comprised of 218 LF of 8-inch ductile iron and SDR-26 HW pipe installed by dig and replace. The existing 6-inch vitrified clay sewer line is in poor condition due to roots and cannot be washed or rodded due to lack of access.

The project was advertised informally, and two bids were received on June 26, 2025:

<u>Contractor</u>	<u>Bid</u>
1) Keys Construction	\$212,105.00
2) Terry Brothers Construction Co.	\$105,037.00

The apparent low bidder is Terry Brothers Construction Company with a bid amount of \$105,037.00. Terry Brothers Construction Company has extensive experience with District rehabilitation projects and continues to provide excellent workmanship.

FISCAL IMPACT: The FY 25-26 construction budget for this project is \$147,000.

STAFF RECOMMENDATION: Staff recommends award of this contract to Terry Brothers Construction Company.

METROPOLITAN SEWERAGE DISTRICT OF BUNCOMBE COUNTY, NORTH CAROL.

Avon Ave @ Haywood Rd Sanitary Sewer Rehabilitation

Project No. 2021003

BID TABULATION

June 26, 2025

BIDDER	MBE Form	Bid Forms (Proposal)	TOTAL BID AMOUNT
Keys Construction Canton NC	1	No	\$212,105.00
Terry Brothers Construction Company Leicester, NC	1	Yes	\$105,037.00

APPARENT LOW BIDDER

Brendan G. Davey, P.E.
Project Engineer
Metropolitan Sewerage District of
Buncombe County, North Carolina



This is to certify that the bids tabulated herein were publicly opened and read aloud at 2:00 p.m. on the 26th day of June, 2025, in the W.H. Mull Building at the Metropolitan Sewerage District of Buncombe County, Asheville, North Carolina.

Metropolitan Sewerage District of Buncombe County, North Carolina

CAPITAL IMPROVEMENT PROGRAM

BUDGET DATA SHEET - FY 2025 - 2026

PROJECT:	Avon Ave. @ Haywood Rd.	LOCATION:	West Asheville
TYPE:	General Sewer Rehab.	PIPE RATING:	65
PROJECT NO.	2021003	TOTAL LF:	218
PROJECT BUDGET:	\$206,550.00	PROJECT ORIGIN:	Access, Flooded Structure, Line Condition

DESCRIPTION	ESTIMATED PROJECT COST	TOTAL EXPENDS THRU 12/31/24	EST. COST JAN - JUNE 2025	BUDGET FY 25-26
55310 - PRELIM. ENGINEERING				
55320 - SURVEY - DESIGN	\$2,500.00	\$2,500.00		
55330 - DESIGN				
55340 - PERMITS	\$1,000.00		\$1,000.00	
55350 - SPECIAL STUDIES				
55360 - EASEMENT PLATS	\$5,950.00	\$5,100.00	\$850.00	
55370 - LEGAL FEES	\$8,000.00	\$5,837.00	\$2,163.00	
55380 - ACQUISITION SERVICES				
55390 - COMPENSATION	\$40,000.00	\$12,091.00	\$27,909.00	
55400 - APPRAISAL				
55410 - CONDEMNATION				
55420 - CONSTRUCTION	\$147,000.00			\$147,000.00
55430 - CONST. CONTRACT ADM.				
55440 - TESTING	\$1,000.00			\$1,000.00
55450 - SURVEY - ASBUILT	\$1,100.00			\$1,100.00
TOTAL AMOUNT	\$206,550.00	\$25,528.00	\$31,922.00	\$149,100.00

ENGINEER:	MSD	BD	ESTIMATED BUDGETS - FY 27 - 35	
R.O.W. ACQUISITION:	MSD	# PLATS: [6]	FY 26-27	\$0.00
CONTRACTOR:			FY 27-28	\$0.00
CONSTRUCTION ADM:	MSD		FY 28-29	\$0.00
INSPECTION:	MSD		FY 29-30	\$0.00
			FY 30-31	\$0.00
			FY 31-32	\$0.00
			FY 32-33	\$0.00
			FY 33-34	\$0.00
			FY 34-35	\$0.00

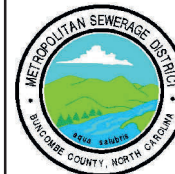
PROJECT DESCRIPTION: This project is located in West Asheville near Avon Ave, approximately 0.25 mile west of the Haywood Rd. bridge. Approximately 218 LF of existing 6-inch and 8-inch vitrified clay pipe will be replaced with new 8-inch ductile iron pipe. The existing sewer line is in poor condition due to roots and cannot be washed or rodded due to lack of access.

SPECIAL PROJECT NOTES:



**Avon Avenue at Haywood Road
Project No. 2021003**

NOT TO SCALE



METROPOLITAN SEWERAGE DISTRICT
of
BUNCOMBE COUNTY, NORTH CAROLINA

Budget Map

Metropolitan Sewerage District of Buncombe County

Board Action Item

BOARD MEETING DATE: July 16, 2025

SUBMITTED BY: Tom Hartye, P.E. - General Manager

REVIEWED BY: Hunter Carson, P.E. - Engineering Director

PREPARED BY: Samuel Gettleman, P.G. – Planning and Development Manager

SUBJECT: Acceptance of Developer Constructed Sewer System for the Biltmore Terrace Phase 4 Sewer Extension, MSD Project No. 2021208.

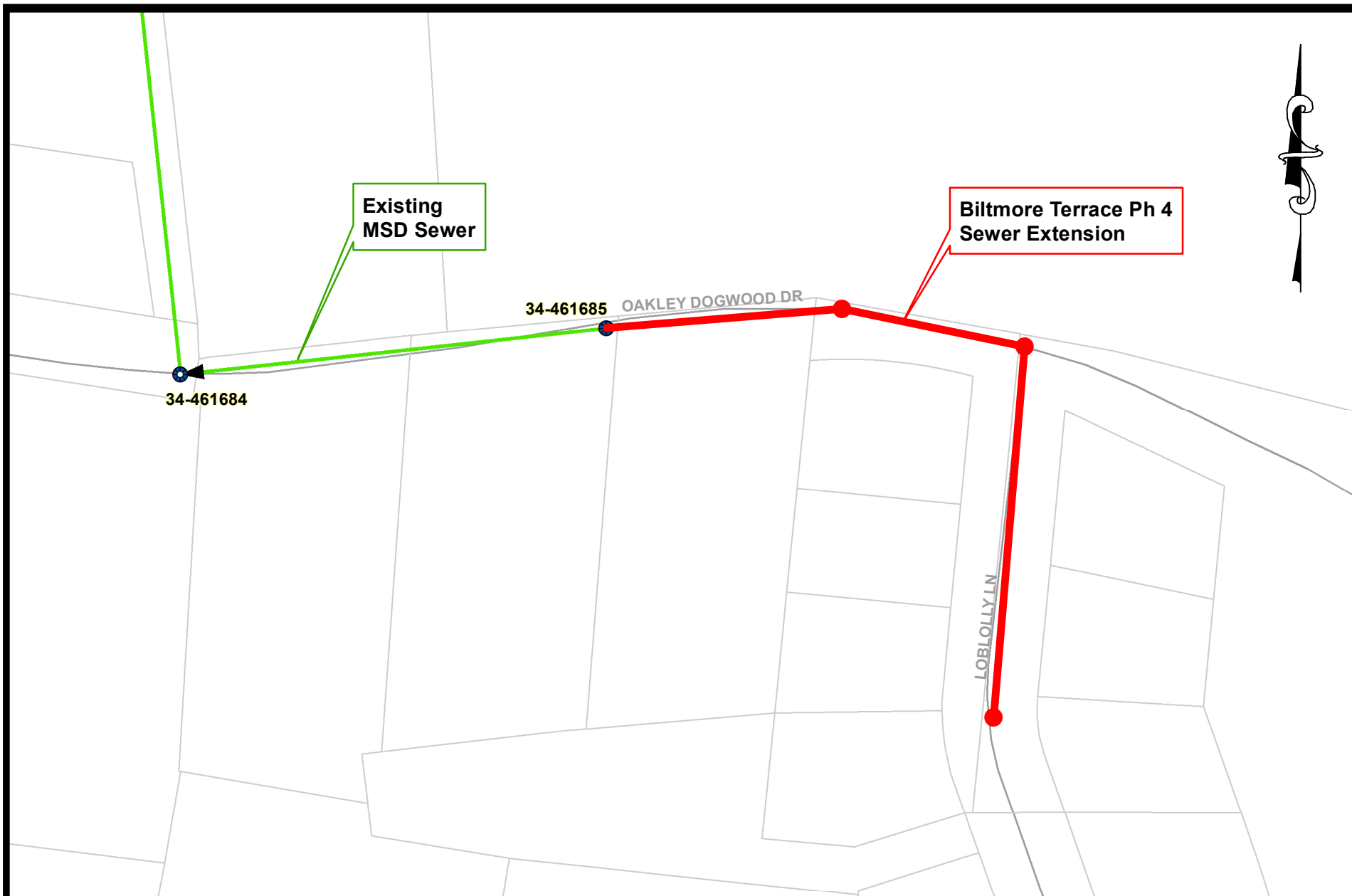
BACKGROUND: This project is located inside the District boundary along Loblolly Lane in Buncombe County. The developer of the project is David Ross of Biltmore Terrace Development, LLC.

The project included extending approximately 385 linear feet of 8-inch public gravity sewer to serve the Residential Development.

The wastewater allocation for the development is 2,100 GPD for the seven (7) Single-Family Residences. The estimated cost of the sewer construction is \$75,150.

All MSD requirements have been met.

STAFF RECOMMENDATION: Staff recommends acceptance of this developer constructed sewer system.



MSD
Engineering Division

Biltmore Terrace Ph 4 Sewer Extension MSD Project # 2021208

Metropolitan Sewerage District of Buncombe County

7/2/2025

Metropolitan Sewerage District of Buncombe County

Board Action Item

BOARD MEETING DATE: July 16, 2025

SUBMITTED BY: Tom Hartye, P.E. - General Manager

REVIEWED BY: Hunter Carson, P.E. - Engineering Director

PREPARED BY: Samuel Gettleman, P.G. – Planning and Development Manager

SUBJECT: Acceptance of Developer Constructed Sewer System for the Randolph Avenue Sewer Extension, MSD Project Nos. 2021148 and 2021149.

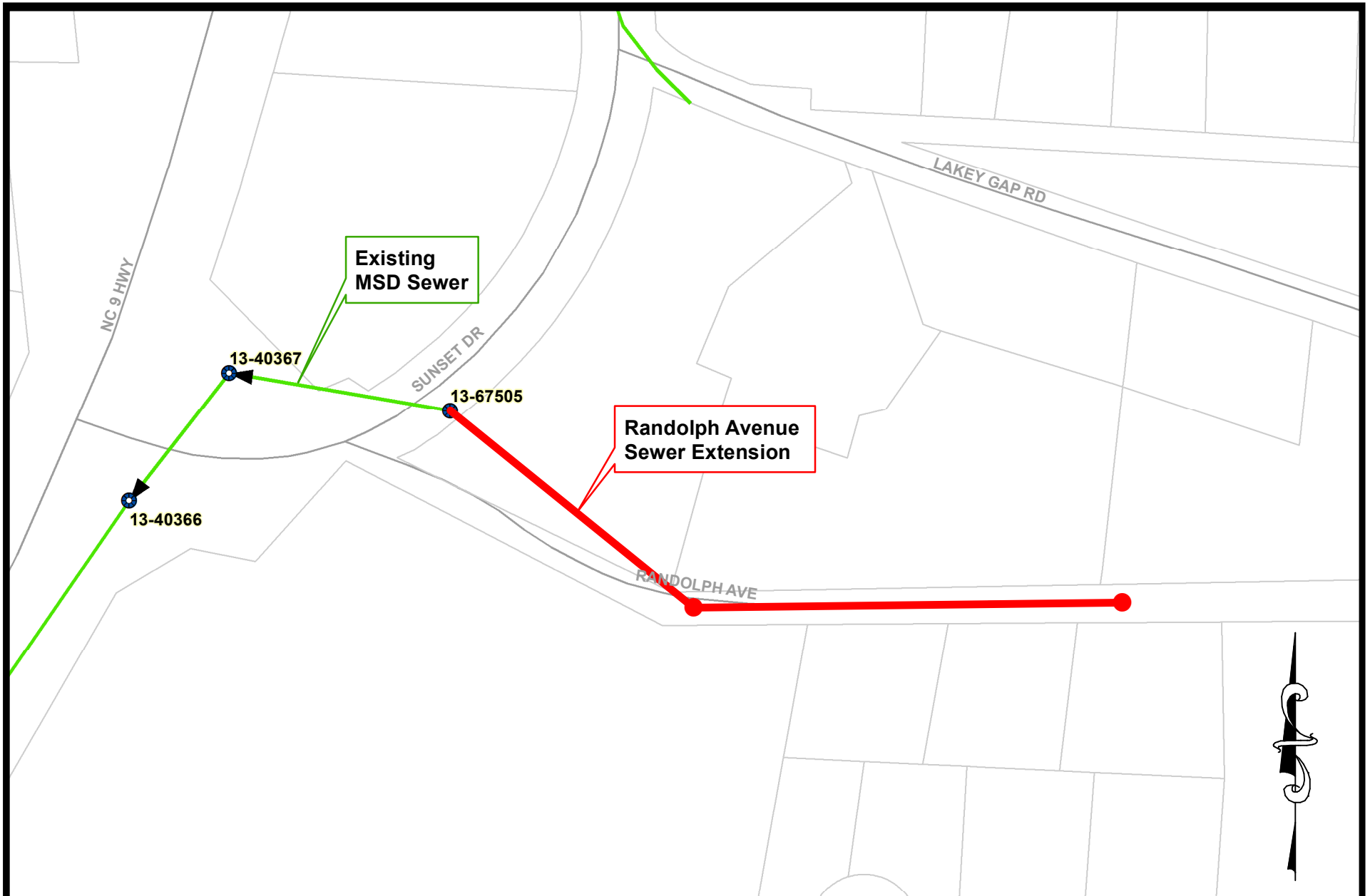
BACKGROUND: This project is located inside the District boundary along Randolph Avenue in Black Mountain. The developer of the project is Chip Craig of Greybeard Realty, LLC.

The project included extending approximately 650 linear feet of 8-inch public gravity sewer to serve the Residential and Commercial Developments.

The wastewater allocation for the development is 2,100 GPD for the two (2) Commercial Buildings and six (6) Single Family Residences. The estimated cost of the sewer construction is \$52,000.

All MSD requirements have been met.

STAFF RECOMMENDATION: Staff recommends acceptance of this developer constructed sewer system.



MSD
Engineering Division

Randolph Avenue Sewer Extension MSD Project # 2021149

Metropolitan Sewerage District of Buncombe County

7/2/2025

Metropolitan Sewerage District of Buncombe County

BOARD INFORMATIONAL ITEM

Meeting Date: July 16, 2025
 Submitted By: Thomas E. Hartye, PE., General Manager
 Prepared By: W. Scott Powell, CLGFO, Director of Finance
 Cheryl Rice, Accounting Manager
 Subject: Cash Commitment/Investment Report-Month Ended May 31, 2025

Background

Each month, staff presents to the Board an investment report for all monies in bank accounts and specific investment instruments. The total investments as of May 31, 2025 were \$97,726,068. The detailed listing of accounts is available upon request. The average rate of return for all investments is 4.643%. These investments comply with North Carolina General Statutes, Board written investment policies, and the District's Bond Order.

The attached investment report represents cash and cash equivalents as of May 31, 2025 do not reflect contractual commitments or encumbrances against said funds. Shown below are the total investments as of May 31, 2025 reduced by contractual commitments, bond funds, and District reserve funds. The balance available for future capital outlay is \$70,131,216.

Total Cash & Investments as of 05/31/2025		97,726,068
Less:		
Budgeted Commitments (Required to pay remaining FY25 budgeted expenditures from unrestricted cash)		
Construction Funds	(13,054,923)	
Operations & Maintenance Fund	<u>(3,159,963)</u>	
		(16,214,886)
Bond Restricted Funds		
Bond Service (Funds held by trustee):		
Funds in Principal & Interest Accounts	(65,530)	
FY24 Principal & Interest Due	<u>(49,649)</u>	
		(115,179)
District Reserve Funds		
Fleet Replacement	(1,698,916)	
Pump Replacement	(164,896)	
WWTP Replacement	(404,195)	
Maintenance Reserve	<u>(1,360,703)</u>	
		(3,628,710)
District Insurance Funds		
General Liability	(613,042)	
Worker's Compensation	(446,000)	
Post-Retirement Benefit	(3,186,262)	
Self-Funded Employee Medical	<u>(3,390,773)</u>	
		<u>(7,636,077)</u>
Designated for Capital Outlay		<u>70,131,216</u>

Meeting Date: July 16, 2025

Subject: Cash Commitment/Investment Report-Month Ended May 31, 2025

Page 2

Staff Recommendation

None - Information Only.

Action Taken

Motion by:

to

☐ Approve

☐ Disapprove

Second by:

☐ Table

☐ Send to Committee

Other:

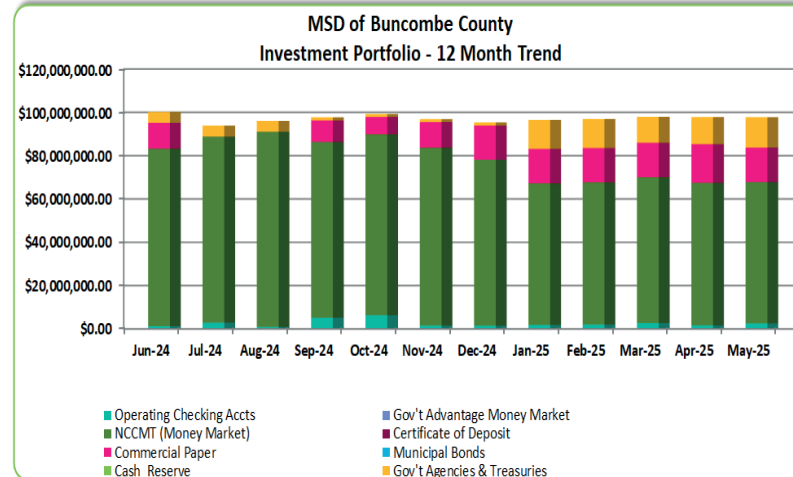
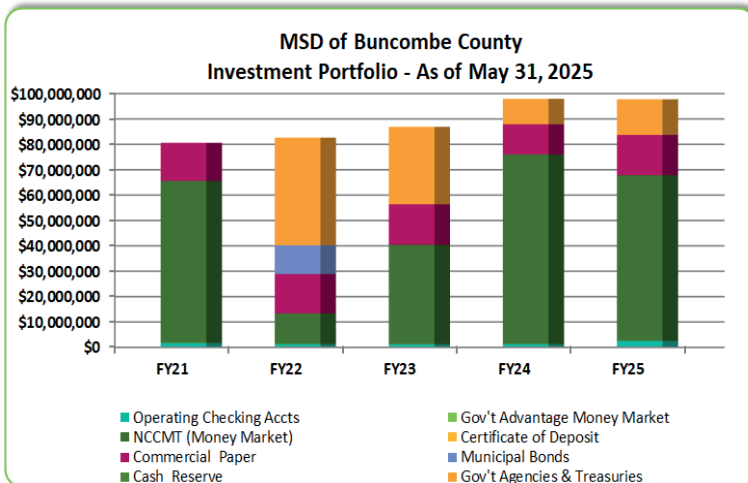
Follow-up required:

Person responsible:

Deadline:

	Operating Checking Accounts	Gov't Advantage Money Market	NCCMT (Money Market)	Certificate of Deposit	Commercial Paper	Municipal Bonds	Cash Reserve	Gov't Agencies & Treasuries	Total
Held with Bond Trustee	\$ -		\$ 65,530			\$ -	\$ -		\$ 65,530
Held by MSD	2,555,044	0	65,216,571	-	15,892,923	-		13,996,000	97,660,538
	<u>\$ 2,555,044</u>	<u>\$ -</u>	<u>\$ 65,282,101</u>	<u>\$ -</u>	<u>\$ 15,892,923</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 13,996,000</u>	<u>\$ 97,726,068</u>

Investment Policy Asset Allocation	Maximum Percent	Actual Percent	
U.S. Government Treasuries,			
Agencies and Instrumentalities	100%	14.32%	No significant changes in the investment portfolio as to makeup or total amount.
Bankers' Acceptances	20%	0.00%	
Certificates of Deposit	100%	0.00%	
Commercial Paper	20%	16.26%	
Municipal Bonds	100%	0.00%	
North Carolina Capital Management Trust	100%	66.81%	All funds invested in CD's, operating checking accounts, Gov't Advantage money market are fully collateralized with the State Treasurer.
Checking Accounts:	100%		
Operating Checking Accounts		2.61%	
Gov't Advantage Money Market		0.00%	



Meeting Date: July 16, 2025

Subject: Cash Commitment/Investment Report-Month Ended May 31, 2025

Page 4

Metropolitan Sewerage District Investment Managers' Report On May 31, 2025

Summary of Asset Transactions

	Original Cost	Market	Interest Receivable
Beginning Balance	\$ 87,883,208	\$ 87,946,092	\$ 63,004
Capital Contributed (Withdrawn)	(1,073,358)	(1,073,358)	
Realized Income	198,602	198,602	
Unrealized/Accrued Income		96,421	52,559
Ending Balance	\$ 87,008,452	\$ 87,167,757	\$ 115,563

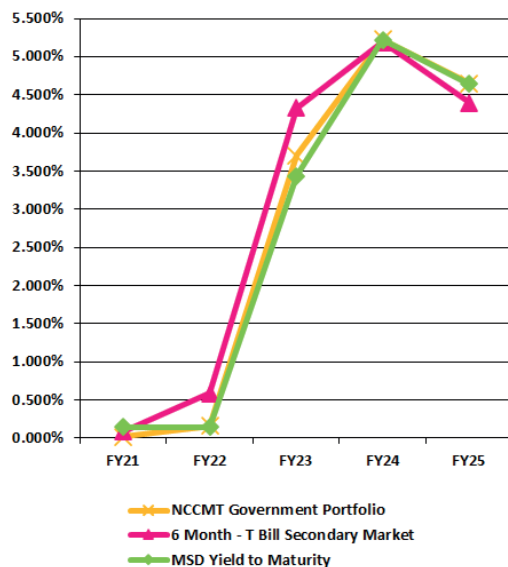
Value and Income by Maturity

	Original Cost	Income
Cash Equivalents <91 Days	\$ 73,012,451	\$ 291,671
Securities/CD's 91 to 365 Days	4,000,000	15,979
Securities/CD's > 1 Year	9,996,000	39,932
	\$ 87,008,452	\$ 347,582

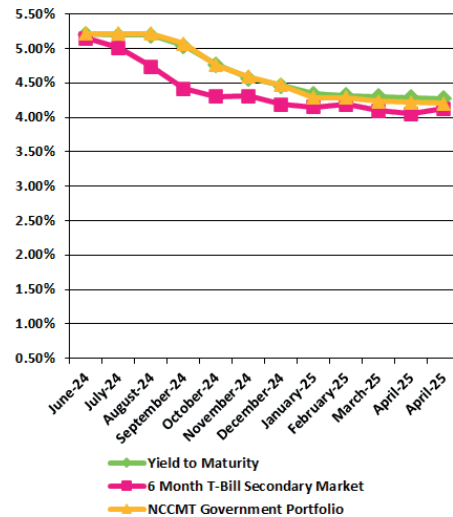
Month End Portfolio Information

Weighted Average Maturity	114
Yield to Maturity	4.27%
6 Month T-Bill Secondary Market	4.13%
NCCMT Government Portfolio	4.20%

Metropolitan Sewerage District
Annual Yield Comparison



Metropolitan Sewerage District
Yield Comparison - May 31, 2025

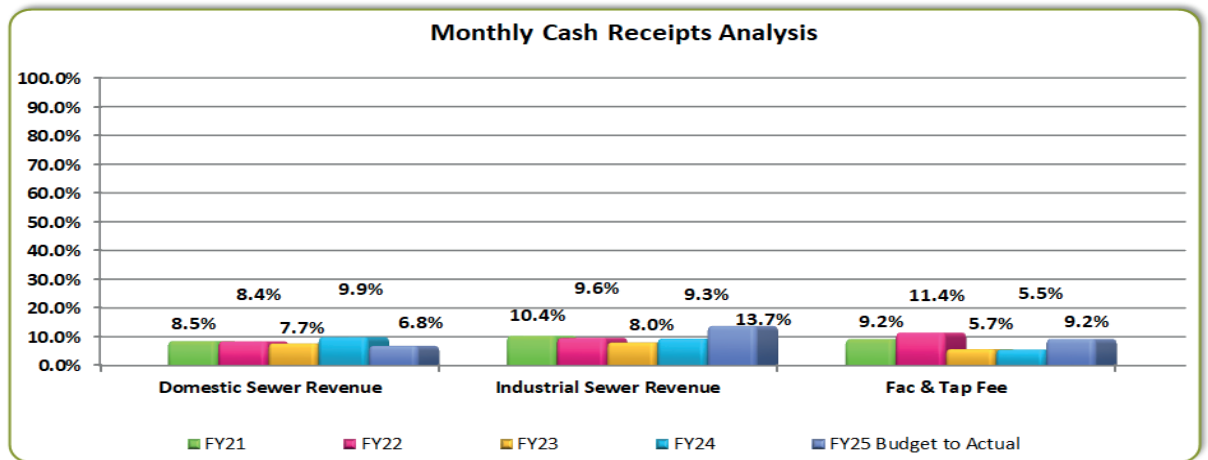


Meeting Date: July 16, 2025

Subject: Cash Commitment/Investment Report-Month Ended May 31, 2025

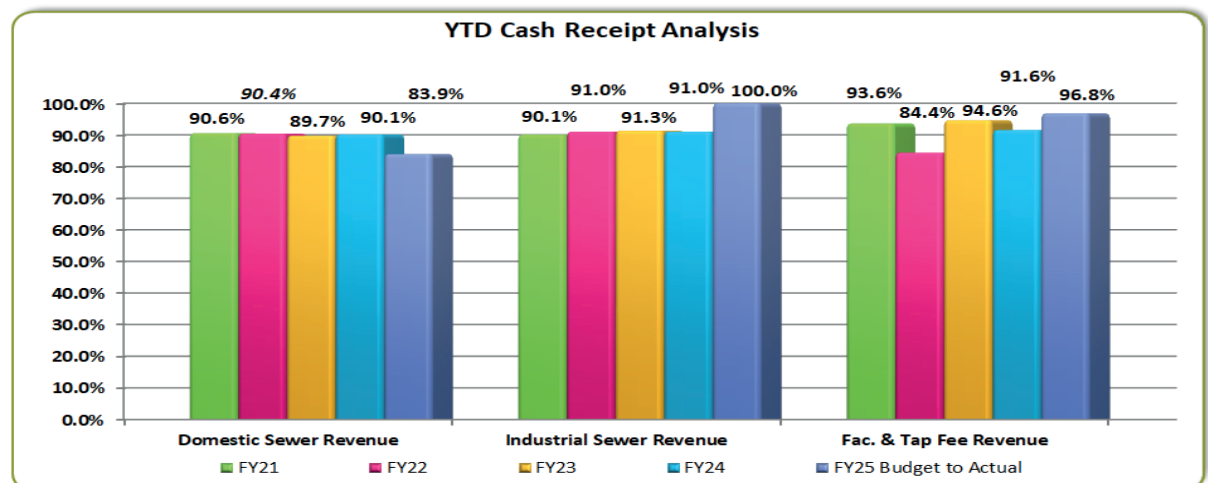
Page 5

Metropolitan Sewerage District
Analysis of Cash Receipts
As of May 31, 2025



Monthly Cash Receipts Analysis:

- * Monthly domestic sewer revenue is considered reasonable based on timing of cash receipts in their respective fiscal periods.
- * Monthly industrial sewer revenue is reasonable based on historical trends.
- * Due to the unpredictable nature of facility and tap fee revenue, staff considers facility and tap fee revenue reasonable.



YTD Actual Revenue Analysis:

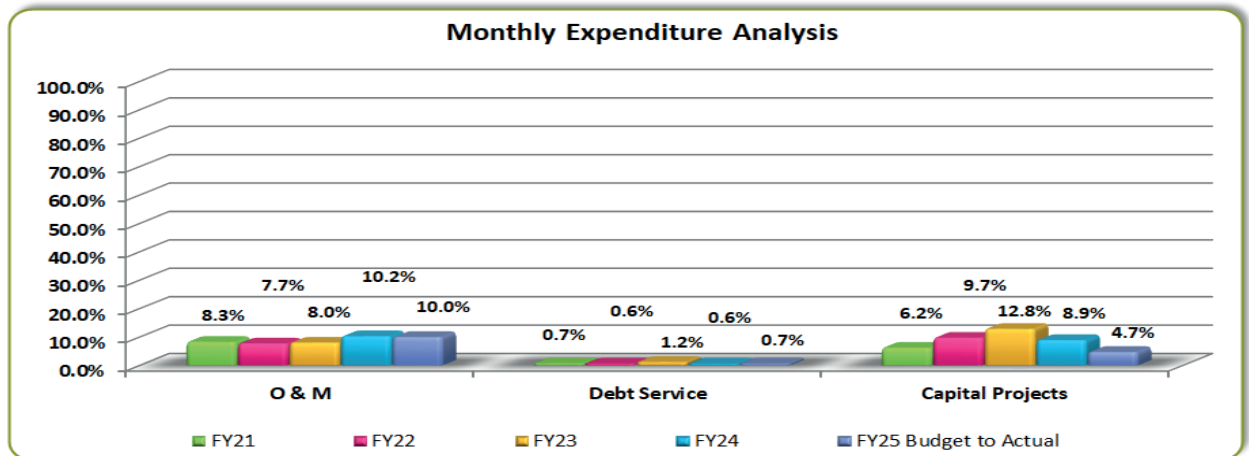
- * YTD domestic sewer revenue is considered reasonable based on historical trends and financial impacts of tropical storm Helene.
- * YTD industrial sewer revenue is reasonable based on historical trends.
- * Due to the unpredictable nature of facility and tap fee revenue, staff considers facility and tap fee revenue reasonable.

Meeting Date: July 16, 2025

Subject: Cash Commitment/Investment Report-Month Ended May 31, 2025

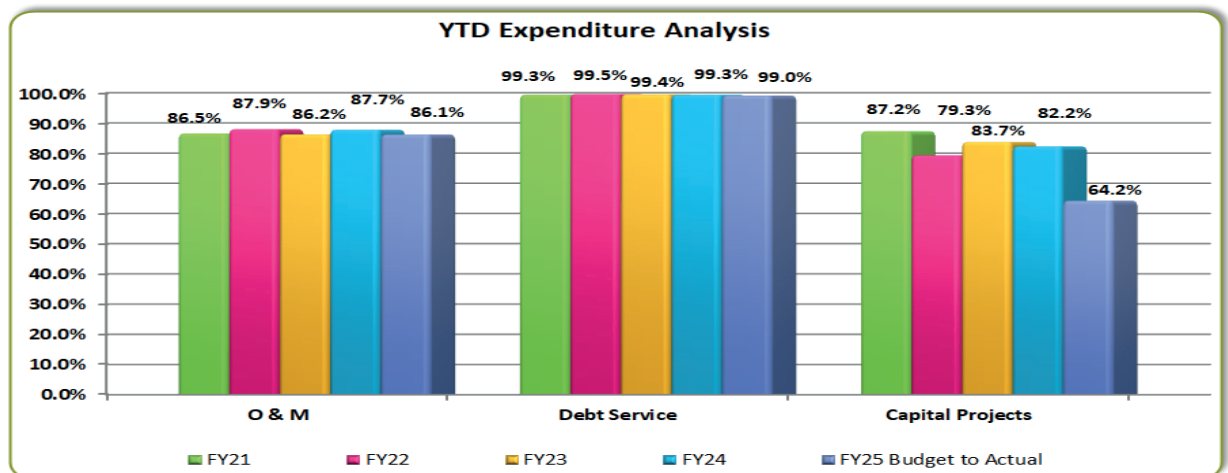
Page 6

Metropolitan Sewerage District
Analysis of Expenditures
As of May 31, 2025



Monthly Expenditure Analysis:

- * Monthly O&M expenditures are considered reasonable based on historical trends and timing of expenditures in the current year.
- * Due to the nature of the variable rate bond market, monthly expenditures can vary year to year. Based on current variable interest rates, monthly debt service expenditures are considered reasonable.
- * Due to the nature and timing of capital projects, monthly expenditures can vary from year to year. Based on the current outstanding capital projects, monthly capital project expenditures are considered reasonable.



YTD Expenditure Analysis:

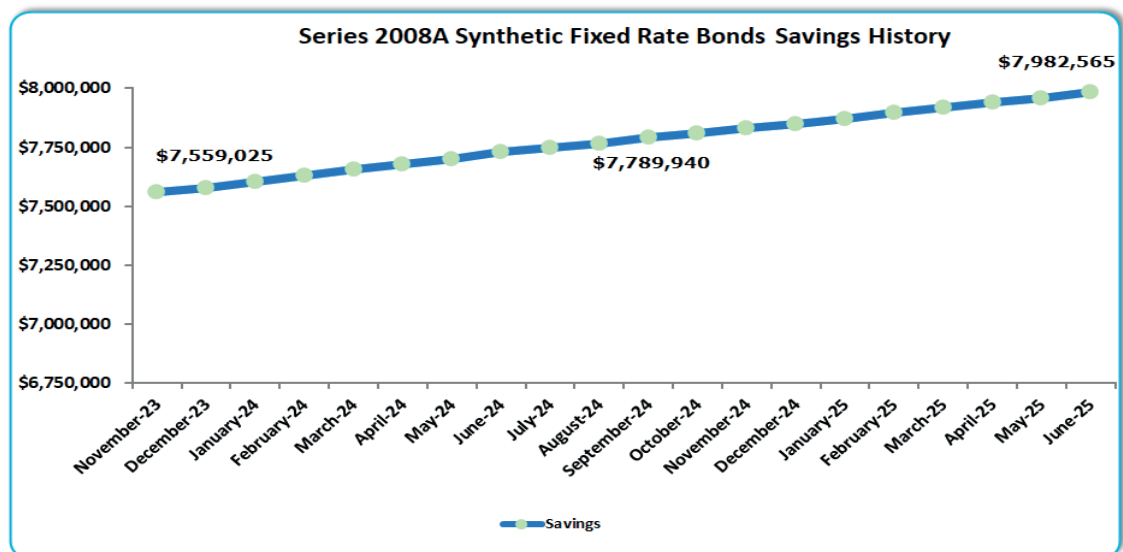
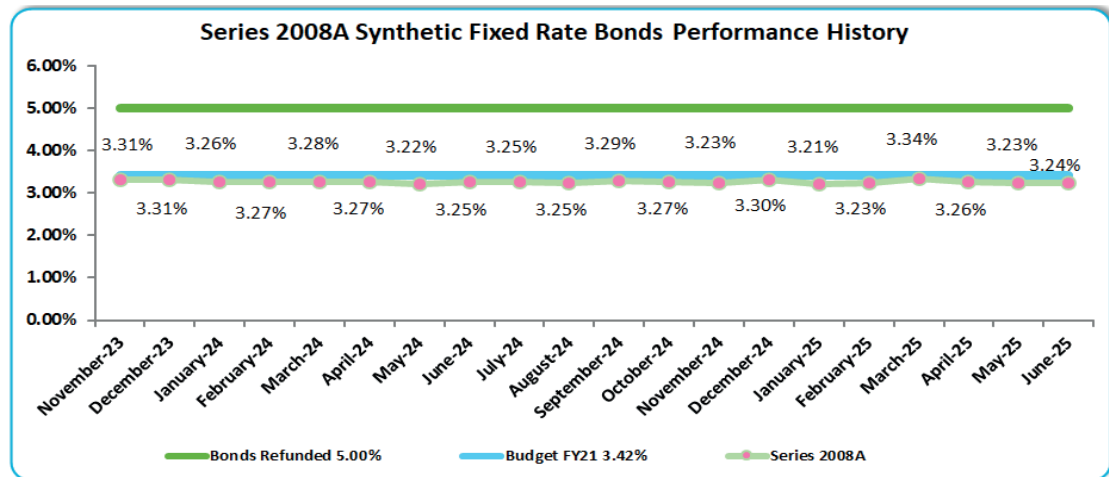
- * YTD O&M expenditures are considered reasonable based on historical trends.
- * Due to the nature of the variable rate bond market, YTD expenditures can vary year to year. Based on current variable interest rates, YTD debt service expenditures are considered reasonable.
- * Due to nature and timing of capital projects, YTD expenditures can vary from year to year. Based on the current outstanding capital projects, YTD capital project expenditures are considered reasonable.

Meeting Date: July 16, 2025

Subject: Cash Commitment/Investment Report-Month Ended May 31, 2025

Page 7

Metropolitan Sewerage District
Variable Debt Service Report
As of June 30, 2025



Series 2008A:

- * Savings to date on the Series 2008A Synthetic Fixed Rate Bonds is \$7,982,565 as compared to 4/1 fixed rate of 4.85%.
- * Assuming the rate on the Series 2008A Bonds continues at the current all-in rate of 3.7210%, MSD will achieve cash savings of \$4,670,000 over the life of the bonds.
- * MSD would pay \$261,766 to terminate the existing Bank of America Swap Agreement.

STATUS REPORTS

MSD System Services In-House Construction FY 2024-2025									
PROJECT NAME	LOCATION	ZIP CODE	ESTIMATED FOOTAGE	ESTIMATED PROJECT DATES	WO#	CREW	COMPLETION DATE	ACTUAL FOOTAGE	NOTES
189 Kimberly Ave Construction Rehabilitation	Asheville	28804	113	7/9/2024	305014	G. Hensley	7/9/2024	113	Complete
45 Lawterdale Construction Rehabilitation	Asheville	28804	138	7/17/24 - 7/19/24	305359	G. Hensley	7/19/2024	138	Complete
Norwood Ave Sewer Rehabilitation Ph. 2	Asheville	28804	509	6/22/24 - 7/31/24	275810	Matthews	7/24/2023	505	Complete
Old Fairview Rd @ Willington Road Ph. 2	Asheville	28803	330	7/1/24 - 7/26/24	305049	McDevitt	7/25/2024	345	Complete
Old Fairview Rd @ Willington Road Ph. 3	Asheville	28803	30	7/26/24 - 8/23/24	305589	McDevitt	8/23/2024	36	Complete
526 Depot Street at Livingston Street Rehab Ph. 1	Asheville	28801	725	7/26/24 - 8/30/24	280038	Matthews	8/29/2024	729	Complete
37 Lawrence Place IRS Rehabilitation	Asheville	28801	180	9/5/2024	306505	Cantrell	9/5/2024	180	Complete
Ormond Ave at Haywood Rd Construction Rehab	Asheville	28806	105	9/6/2024	306644	Cantrell	9/6/2024	105	Complete
179 Old Haw Creek Rd (Mayfair Glen Project)	Asheville	28805	317	8/19/24 - 9/20/24	300962	McDevitt	9/24/2024	355	Complete
207 Old US 70 Highway Coonstruction Rehabilitation	Swannanoa	28778	332	9/24/2024	306583	G. Hensley	9/24/2024	332	Complete
2 Bankstown Road Replacement (Flood Repair)	Weaverville	28787	100	10/2/2024	470773	M. Hensley	10/2/2024	95	Complete
Quarry Road Creek Crossing Replacement (Flood Repair)	Weaverville	28787	67	10/3/2024	498320	G. Karn	10/3/2024	67	Complete
Llama Vista Ct Sewer Replacement (Flood Repair)	Black Mountain	28711	345	10/4/2024	498784	Matthews	10/4/2024	345	Complete
200 Thompson Street (Flood Repair)	Asheville	28803	70	10/8/2024	307137	McDevitt	10/8/2024	70	Complete
Deer Horn Circle (Flood Repair)	Black Mountain	28711	73	10/9/2024	307238	Matthews	10/9/2024	73	Complete
126 N Garden Ct Creek Crossing (Flood Repair)	Fletcher	28732	25	10/11/2024	307217	McDevitt	10/11/2024	25	Complete
15 Lynn Cove Rd Creek Crossing (Flood Repair)	N. Asheville	28804	221	10/11/2024	307503	Union Co	10/11/2024	221	Complete
850 Blue Ridge Road Crk Crossing Replacement (Flood Repair)	Black Mountain	28711	70	10/22/2024	307239	Karn	10/22/2024	70	Complete
869 US Highway 70 Crk Crossing Replacement (Flood Repair)	Black Mountain	28711	92	10/22/2024	307240	Karn	10/22/2024	92	Complete
Swannanoa River Road @ Azalea Rd (Flood Repair)	Asheville	28805	834	10/14/24 - 10/23/24	307215	TP Hward	10/23/2024	834	Complete
1 Arboretum Road Manhole Installation	Biltmore Forest	28803	8	11/6/2024	255226	Cantrell	11/6/2024	8	Complete
Ridgefield Pump Station #2 FM Repair	Asheville	28806	55	11/21/2024	7/22/2745	B. Cantrell	11/20/2024	55	Complete
41 Robinhood Road	Asheville	28804	145	11/22/24 - 12/15/24	262264	Matthews	11/22/2024	169	Complete
Bee Tree Road (Flood Repair)	Swannanoa	28778	1591	10/9/24 - 11/6/14	1/18/2741	Huntley Const.	11/6/2024	1591	Complete
491 Sardis Rd Construction Rehab (Flood Repair)	Candler	28715	142	1/6/2025	309842	B. Cantrell	1/6/2025	142	Complete
21 Old County Home Road Manhole Replacement	Asheville	28806	8	1/6/2024	309814	Matthews	1/6/2025	8	Complete
18 Montgomery St Const. Rehab (Flood Repair)	Asheville	28806	132	1/10/2025	309111	McDevitt	1/10/2025	132	Complete
43 Grey Street MH Replacement	Asheville	28801	8	2/3/2025	310651	M. Hensley	2/3/2025	8	Complete
15 E. Forest Street Construction Rehab. (Flood Related)	Biltmore Forest	28803	145	2/3/2025	310671	G. Hensley	2/3/2025	145	Complete
55 Forest Road Manhole Replacement	Biltmore Forest	28803	8	2/14/2025	311135	M. Ray	2/14/2025	8	Complete
2333 US 70 Hwy Constructioin Rehab	Swannanoa	28778	318	2/24/2025	311417	G. Hensley	2/24/2025	318	Complete
101 Lakeshore Dr	Asheville	28804	85	3/7/2025	311169	G. Hensley	3/7/2025	85	Complete
19 Oregon Ave Manhole Installation	Asheville	28806	8	3/18/2025	311277	B. Cantrell	3/18/2025	8	Complete
10 Balsam Rd Sewer Rehabilitation	Ridgecrest	28770	410	2/10/25 - 3/14/25	275803	Matthews	3/24/2025	650	Complete
350 Old Haw Creek Road Sewer Rehabilitation Ph. 1	Asheville	28805	475	2/10/25 - 3/28/25	47802	McDevitt	3/26/2025	477	Complete
11 Milkweed Way Manhole Replacement	Swannanoa	28778	8	3/27/2025	312557	M. Hensley	3/27/2025	8	Complete
31 Marlwood Ct Construction Rehabilitation	Weaverville	28804	148	3/26/25 - 3/27/25	312462	G. Hensley	3/27/2024	148	Complete
Kimberely Avenue @ Sedley Ave (Step Portion)	Asheville	28804	224	3/26/25 - 4/4/25	312239	Matthews	4/4/2025	238	Complete
2332 US 70 Highway Construction Rehabilitation	Swannanoa	28778	25	4/14/2025	313014	Matthews	4/14/2025	25	Complete
Dryid Hill Road @ Wilson Ave	Swannanoa	28778	176	3/27/25 - 4/17/25	312198	McDevitt	4/22/2025	470	Complete
25 Byrd Rd Sewer Rehab	Black Mountain	28711	30	5/15/2025	313327	Meadows	5/15/2025	30	Complete
44 Galax Sewer Rehab	Asheville	28806	220	4/21/25 - 5/9/25	280827	McDevitt	5/16/2025	230	Complete
Elkdale Drive at Deerview Lane Phase 1 Sewer Rehabilitation	Woodfin	28804	565	4/21/25 - 5/9/25	304581	Matthews	5/19/2025	565	Complete
15 Fuiture Drive Construction Rehab	Asheville	28803	167	5/23/2025	313866	Cantrell	5/23/2025	167	Complete
39 E. Crabapple Lane Construction Rehab	Asheville	28804	169	5/29/25 - 6/2/25	314010	G. Hensley	6/2/2025	169	Complete
Elkdale Drive at Deerview Lane Phase 2 Sewer Rehabilitation	Woodfin	28804	385	5/20/25 - 6/1/25	304581	Matthews	6/5/2025	361	Complete
10 Wataga Street Construction Rehab	Asheville	28801	70	6/11/2025	314468	G. Hensley	6/11/2025	70	Complete
44 Vermont Court	Asheville	28806	200	5/12/25 - 7/1/25	306951	McDevitt	6/23/2025	310	Complete
128 Johnston Blvd	Asheville	28806	219	6/2/25 - 7/1/25	242866	Matthews	6/26/2025	219	Complete
112 Enthoffer St	Black Mountain	28711	425	6/30/25 - 8/1/25	305189	Matthews			Construction ju
286 Old Haw Creek Rd Sewer Rehabilitation	Asheville	28805	100	6/30/25 - 7/25/25	275815	McDevitt			Construction se



CONSTRUCTION TOTALS BY DATE COMPLETED - Monthly

From 7/1/2024 to 5/31/2025

	Dig Ups	Emergency Dig Ups	Dig Up ML Ftg	Dig Up SL Ftg	Manhole Repairs	Taps Installed	ROW Ftg	IRS Rehab Ftg *	Const Rehab Ftg *	D-R Rehab Ftg *	Manhole Installs	Bursting Rehab Ftg *	Total Rehab Ftg *
July 2024	15	9	49	484	19	19	1,000	0	251	850	4	0	1101
August 2024	22	10	36	641	25	20	35,099	0	0	765	2	0	765
September 2024	19	10	58	459	21	15	5,120	180	437	355	3	0	972
October 2024	46	11	440	780	99	8	1,730	0	1058	834	0	0	1892
November 2024	27	5	102	506	34	17	1,591	0	1815	8	3	0	1823
December 2024	50	9	78	610	14	15	8,060	0	0	0	0	0	0
January 2025	31	25	172	554	13	15	500	0	282	0	0	0	282
February 2025	33	29	181	974	21	18	0	0	471	8	2	0	479
March 2025	54	19	277	824	32	24	6,762	0	241	1135	10	0	1376
April 2025	50	11	205	829	24	22	0	0	263	470	1	0	733
May 2025	27	14	120	708	15	28	30,139	0	197	795	7	0	992
Grand Totals	374	152	1,717	7,369	317	201	90,001	180	5015	5220	32	0	10415

* Used to calculate Total Rehab Footage



PIPELINE MAINTENANCE TOTALS BY DATE COMPLETED - Monthly

July 01, 2024 to May 31, 2025

	Main Line Wash Footage	Service Line Wash Footage	Rod Line Footage	Cleaned Footage	CCTV Footage	Smoke Footage	SL-RAT Footage
2024							
July	116,397	2,129	1,130	117,527	27,291	400	16,384
August	127,530	1,793	1,872	129,402	26,635	1,946	38,251
September	71,201	1,397	2,001	73,202	16,992	0	16,437
October	51,422	2,735	793	52,215	7,684	0	0
November	44,121	2,096	1,029	45,150	7,203	50	4,596
December	49,860	2,517	1,742	51,602	5,998	0	9,136
2025							
January	63,215	2,553	3,425	66,640	9,581	0	4,716
February	77,944	2,855	6,980	84,924	25,313	0	14,798
March	68,554	2,814	10,155	78,709	22,323	0	18,411
April	80,658	2,341	4,363	85,021	28,576	0	13,942
May	59,783	2,071	4,532	64,315	19,570	0	11,148
Grand Total:	810,685	25,300	38,022	848,707	197,166	2,396	147,819
Avg Per Month:	73,699	2,300	3,457	77,155	17,924	218	13,438



CUSTOMER SERVICE REQUESTS

Monthly - All Crews

CREW	MONTH	JOBS	AVERAGE RESPONSE TIME	AVERAGE TIME SPENT
DAY 1ST RESPONDER				
	July, 2024	95	28	36
	August, 2024	104	25	33
	September, 2024	83	24	29
	October, 2024	203	36	28
	November, 2024	147	28	31
	December, 2024	143	26	31
	January, 2025	156	31	34
	February, 2025	179	30	34
	March, 2025	162	25	36
	April, 2025	131	26	34
	May, 2025	116	27	39
		1,519	28	33
NIGHT 1ST RESPONDER				
	July, 2024	35	28	21
	August, 2024	39	23	22
	September, 2024	34	25	20
	October, 2024	26	36	22
	November, 2024	45	37	33
	December, 2024	47	35	38
	January, 2025	56	35	21
	February, 2025	64	37	28
	March, 2025	54	30	21
	April, 2025	62	30	27
	May, 2025	49	33	32
		511	32	26
ON-CALL CREW *				
	July, 2024	28	37	36
	August, 2024	33	78	57
	September, 2024	26	45	78
	October, 2024	84	49	32

* On-Call Crew Hours: 8:00pm-7:30am (Jul. - Oct.) 11:30pm-7:30am (from Nov. onward) Monday-Friday, Weekends, and Holidays



CUSTOMER SERVICE REQUESTS

Monthly - All Crews

CREW	MONTH	JOB	AVERAGE RESPONSE TIME	AVERAGE TIME SPENT
ON-CALL CREW *				
	November, 2024	76	69	29
	December, 2024	70	49	30
	January, 2025	60	69	32
	February, 2025	48	49	39
	March, 2025	32	54	42
	April, 2025	21	57	45
	May, 2025	31	55	56
		509	56	39
Grand Totals:		2,539	35	33

* On-Call Crew Hours: 8:00pm-7:30am (Jul. - Oct.) 11:30pm-7:30am (from Nov. onward) Monday-Friday, Weekends, and Holidays

Planning & Development Project Status Report								
Active Construction Projects Sorted by Work Location and Project Number								
July 1 2025								
No.	Project Name	Project Number	Work Location	Zip Code	Units	LF	Pre-Construction Conference Date	Comments
1	First Baptist Relocation	2015032	Asheville	28801	Comm.	333	7/21/2015	Final Inspection complete, awaiting close-out docs
2	Hounds Ear (Mears Ave Cottages)	2016123	Asheville	28806	18	402	8/18/2017	Pre-con held, construction not yet started
3	Ashecroft Ph. 2	2016229	Asheville	28806	40	2,450	2/20/2018	On hold
4	RADTIP	2017052	Asheville	28801	0	919	2/13/2018	Final Inspection complete, awaiting close-out docs
5	North Bear Creek Subdivision Ph. I	2018117	Asheville	28806	5	105	9/6/2023	Final Inspection complete, awaiting close-out docs
6	Timber Hollow Subdivision	2019049	Asheville	28805	18	525	7/28/2020	On hold
7	Millbrook Cottages	2019066	Asheville	28806	7	322	2/15/2022	Pre-con held, construction not yet started
8	3927 Sweeten Creek Rd (Rumi Way)	2019076	Asheville	28704	16	590	2/1/2023	Final Inspection complete, awaiting close-out docs
9	UNC-A Edgewood Road Parking Lot	2019078	Asheville	28801	Comm.	373	7/19/2019	Final Inspection complete, awaiting close-out docs
10	Onteora Blvd and May Street Relocate	2019207	Asheville	28803	0	16	1/17/2023	Pre-con held, construction not yet started
11	Burton Street	2021048	Asheville	28806	4	64	7/24/2024	Pre-con held, construction not yet started
12	Reserve at McIntosh	2021207	Asheville	28806	228	2,475	12/14/2023	Waiting on Final Inspection
13	Woodfield (RAD Lofts)	2021063	Asheville	28801	235	403	6/8/2022	Final Inspection complete, awaiting close-out docs
14	Long Shoals Apartments (The Meridian)	2022039	Asheville	28704	3	400	6/14/2023	Final Inspection complete, awaiting close-out docs
15	Habitat New Heights Phase 2	2022042	Asheville	28806	60	1,810	6/9/2023	Final Inspection Complete, awaiting closeout docs
16	Woodland Townhomes	2022074	Asheville	28806	72	1,445	4/16/2025	In construction
17	Emma Road	2022083	Asheville	28806	5	311	4/22/2025	In construction
18	Busbee Phase 1A	2022102	Asheville	28803	179	1,325	1/24/2024	Waiting on Testing
19	16/18 Spring Drive	2022125	Asheville	28806	2	70	4/18/2023	Final Inspection complete, awaiting close-out docs
20	Holiday Villa	2022172	Asheville	28704	7	355	2/15/2023	Final Inspection complete, awaiting close-out docs
21	Star Point (aka Resturant Ct)	2023003	Asheville	28801	70	22	11/8/2024	Waiting on Testing
22	115 Fairview Road Apartments&Townhomes	2023019	Asheville	28803	269	1,036	1/29/2025	Waiting on Testing
23	Helpmate, Inc.	2023041	Asheville	28801	26	484	8/27/2024	Waiting on Final Inspection
24	Evado at Tap Root	2023050	Asheville	28732	310	1,458	7/1/2025	Pre-con held, construction not yet started
25	1191 Bleachery Blvd	2023056	Asheville	28803	7	400	3/26/2024	Waiting on Final Inspection
26	Fairhaven Summit Apartments	2023061	Asheville	28803	77	530	8/27/2024	Waiting on Testing
27	West Haywood Street Apartments	2023117	Asheville	28801	46	215	7/16/2024	Waiting on Final Inspection
28	Enka Commerce Park	2023125	Asheville	28806	Comm.	1,525	7/9/2024	In construction
29	Crestview Extension	2023176	Asheville	28803	5	204	4/10/2024	Final Inspection complete, awaiting close-out docs
30	Westview Village	2023183	Asheville	28806	26	824	8/14/2024	Waiting on Final Inspection
31	157 New Leicester Apartments	2023197	Asheville	28806	141	529	7/2/2024	In construction
32	The Shoppes at Winston's Corner	2024092	Asheville	28806	Comm.	777	8/7/2024	In construction
33	Novant Medical Center Hendersonville Road	2024148	Asheville	28803	Comm.	129	6/11/2025	Pre-con held, construction not yet started
34	Tudor Croft - Phase 2B, 2C, 2D	2018004	Black Mountain	28711	5	224	6/8/2022	Waiting on Final Inspection
35	Sweet Birch Lane Phase 3	2020151	Black Mountain	28711	20	800	6/30/2021	Waiting on Final Inspection
36	Old Toll Road Subdivision	2020182	Black Mountain	28711	14	637	8/17/2021	Waiting on Final Inspection
37	206 Padgettown Extension	2024251	Black Mountain	28711	7	244	6/24/2025	Pre-con held, construction not yet started
38	NC DOT I-5504 NC 191/I-26 Interchange	2016132	Buncombe Co.	28806	0	355	10/23/2017	Installing
39	605 Old US Hwy 70	2018097	Buncombe Co.	28711	64	1,215	4/8/2025	In construction
40	Rockdale Subdivision	2018145	Buncombe Co.	28778	9	630	3/17/2020	Final Inspection complete, awaiting close-out docs
41	841 Charlotte Hwy	2019222	Buncombe Co.	28730	Comm.	110	4/20/2021	Waiting on Testing
42	Broad River Village Off-Site Sewer Extension	2021057	Buncombe Co.	28806	92	2,152	12/10/2025	Waiting on Testing
43	Rockberry Apartments	2021116	Buncombe Co.	28704	420	2,420	6/13/2023	Waiting on final inspection
44	Village at Bradley Branch Ph. 4B	2021120	Buncombe Co.	28704	16	393	11/2/2021	Final Inspection complete, awaiting close-out docs
45	Hawthorne at Holbrook	2021229	Buncombe Co.	28806	350	1,876	6/20/2023	Waiting on Final Inspection
46	Farmstead at Olivette	2021247	Buncombe Co.	28804	33	1,280	2/7/2024	Waiting on Final Inspection
47	Asheville West Subdivision Ph. 2	2022032	Buncombe Co.	28806	50	1,570	7/26/2023	Final Inspection complete, awaiting close-out docs
48	The Duke Sewer Improvement	2022040	Buncombe Co.	28801	2	168	12/3/2024	In construction
49	Creekside Community (2177 Brevard Rd)	2022046	Buncombe Co.	28704	0	3,267	7/18/2023	Final Inspection complete, awaiting close-out docs
50	Arden Pines	2022069	Buncombe Co.	28704	244	2,020	8/14/2024	Waiting on Final Inspection
51	Christ School Townhomes	2022127	Buncombe Co.	28704	87	2,050	4/16/2025	Waiting on Final Inspection
52	Argento on Broad	2022174	Buncombe Co.	28704	216	484	8/14/2024	Waiting on Final Inspection
53	Double R Sewer Extension	2022200	Buncombe Co.	28715	7	263	1/31/2025	Pre-con held, construction not yet started
54	Meribel (Monticello Family)	2022204	Buncombe Co.	28787	168	295	2/5/2025	Pre-con held, construction not yet started
55	Focus Homes/Mallard Run	2022216	Buncombe Co.	28704	50	1,564	11/11/2024	Final Inspection complete, awaiting close-out docs
56	Edgewood Road S - Offsite Extension	2022262	Buncombe Co.	28803	0	165	10/25/2023	Final Inspection complete, awaiting close-out docs
57	Creekside - Onsite	2023012	Buncombe Co.	28704	502	1,885	9/26/2023	Final Inspection complete, awaiting close-out docs
58	Montinail Land Co. Off-Site Extension	2023017	Buncombe Co.	28778	17	440	1/5/2024	Final Inspection complete, awaiting close-out docs
59	Lakeshore Villas	2023112	Buncombe Co.	28803	120	936	5/10/2024	Waiting on Final Inspection
60	Edgewood Road S Subdiv Ph. 2	2023143	Buncombe Co.	28803	7	285	10/25/2023	Final Inspection complete, awaiting close-out docs
61	Crystal Country aka Sky Ridge Development	2023168	Buncombe Co.	28804	16	784	10/22/2024	Final Inspection complete, awaiting close-out docs
62	Old Charlotte Apartments Phase 1	2023216	Buncombe Co.	28803	210	1,723	10/22/2024	Waiting on Testing
63	Chestnut Ridge	2023234	Buncombe Co.	28804	5	257	9/20/2024	Final Inspection complete, awaiting close-out docs
64	Rydale Heights Pockets	2023235	Buncombe Co.	28804	20	935	3/12/2025	Waiting on Testing
65	Rolling Hills	2023244	Buncombe Co.	28715	132	4,398	4/15/2025	Pre-con held, construction not yet started
66	Old Charlotte Phase 2	2024059	Buncombe Co.	28803	221	6,866	12/4/2024	In construction
67	High Street	2024080	Buncombe Co.	28804	16	565	9/25/2024	Waiting on Testing
68	Reems Creek Village	2024120	Buncombe Co.	28787	35	1,440	6/24/2025	Pre-con held, construction not yet started
69	WD Williams Sewer Relocation	2024153	Buncombe Co.	28806	1	183	11/20/2024	Waiting on Testing
70	Broad River Village On-Site Sewer Extension	2024198	Buncombe Co.	28806	92	1,670	12/10/2024	Waiting on Final Inspection
71	Oak Hill Circle	2024281	Buncombe Co.	28806	8	320	5/2/2025	Waiting on Testing
72	Collett Industrial (Banner Farm)	2020108	Cane Creek	28759	Comm.	255	11/20/2020	Final Inspection Complete, awaiting closeout docs
73	Seasons at Cane Creek Phase 2	2022170	Cane Creek	28732	84	566	5/1/2024	Final Inspection Complete, awaiting closeout docs
74	Taproot Phase 2A	2021161	Fletcher	28732	151	2,462	6/6/2023	Final Inspection complete, awaiting close-out docs
75	Asheville Regional Airport	2022191	Fletcher	28732	Comm.	1,205	2/13/2024	Waiting on Final Inspection
76	Taproot Phase 3	2023114	Fletcher	28732	128	4,130	2/7/2024	Waiting on Final Inspection
77	Asheville Airport Parkinng Lot Sewer Reloc	2023135	Fletcher	28732	0		8/8/2023	In construction
78	Ingles #140 Fletcher	2023139	Fletcher	28732	Comm.	715	11/30/2023	Final Inspection complete, awaiting close-out docs
79	Brickton Road Relocation	2023195	Fletcher	28732	Comm.	275	4/30/2024	Pre-con held, construction not yet started
80	Taproot Phase 4	2023237	Fletcher	28732	113	5,757	2/7/2024	Pre-con held, construction not yet started
81	Taproot Phase 5	2023238	Fletcher	28732	111	3,648	2/7/2024	Pre-con held, construction not yet started
82	Legacy at Mills River	2022117	Hendersonville	28759	456	9,679	6/18/2025	Pre-con held, construction not yet started
83	Advent Health Hendersonville MOB	2023069	Hendersonville	28792	Comm.	356	3/26/2024	Waiting on Final Inspection
84	Marketplace at Mills River	2023174	Hendersonville	28759	Comm.	1,901	4/30/2025	In construction
85	Mountain Home Dunkin	2024086	Hendersonville	28791	Comm.	211	4/22/2025	Pre-con held, construction not yet started
86	Ohalo Sewer Extension	2024116	Hendersonville	28759	1	764	5/27/2025	Pre-con held, construction not yet started
87	James River - Mills River Site	2022222	Mills River	28759	2	460	1/17/2024	Waiting on Final Inspection
88	18 Wildwood Park Sewer Relocation	2021129	Weaverville	28787	1	147	2/22/2022	Waiting on Final Inspection
89	480 Reems Creek Rd (Encore @ Reems Crk)	2022203	Weaverville	28787	139	3,190	9/17/2024	Waiting on Testing
90	Greenwood Park Phase 4	2024254	Weaverville	28787	73	262	4/25/2025	Pre-con held, construction not yet started
91	Serenity Townhomes	2020037	Woodfin	28804	8	480	7/14/2020	On hold
92	Weaverville Road Subdivision	2020123	Woodfin	28804	4	600	4/6/2021	On hold
93	Terraces at Reynolds Mountain West Ph I & II	2021164	Woodfin	28804	42	1,990	6/26/2024	Waiting on Final Inspection
TOTAL					6,445	108,748		

CAPITAL IMPROVEMENT PROGRAM

STATUS REPORT SUMMARY

July 9, 2025

PROJECT	LOCATION OF PROJECT	CONTRACTOR	AWARD DATE	NOTICE TO PROCEED	ESTIMATED COMPLETION DATE	*CONTRACT AMOUNT	*COMPLETION STATUS (WORK)	COMMENTS
ELK MOUNTAIN PLACE	Woodfin	Terry Brothers Construction Co.	8/21/2024	9/9/2024	8/1/2025	\$1,252,278.00	99%	Final Inspection being scheduled
INTERMEDIATE CLARIFIER EFFLUENT TROUGH REHAB, PHASE 1	WRF	Cove Utility, LLC	10/18/2023	6/20/2024	6/6/2025	\$558,620.70	95%	Working on punchlist work
WEAVERVILLE PUMP STATION AND FORCEMAIN IMPROVEMENTS	Woodfin	Haren Construction Co.	1/17/2024	4/15/2024	7/4/2026	\$20,986,375.00	40%	Working on electrical items at pump station site and fusing by-pass line for second phase of pipeline replacement.
2 & 55 BANKS TOWN RD (FLOOD RELATED)	Weaverville	TP Howard	1/21/2025	2/10/2025	8/1/2025	\$ 158,227.00	60%	Repouring one of the concrete piers.
SAND HILL ROAD @ BAKER PLACE	Asheville	Terry Brothers Construction Co.	4/16/2025	4/16/2025	1/11/2026	\$ 725,322.00	75%	Pipeline complete in main section, asphalt repaving underway, pipe installation underway on short Bent Tree portion
CARRIER BRIDGE PS - RIVER CROSSINGS	Asheville	Cleary Construction	3/19/2025	5/12/2025	7/30/2026	\$ 12,932,000.00	0%	Shop drawing review underway
RBC Removal and Relocation	Woodfin	DH Griffin	5/21/2025	5/21/2025	6/20/2025	\$ 841,000.00	100%	Phase I Is Complete
Sweeten Creek @ Buck Shoals	Asheville	Terry Brothers Construction Co.	11/25/2025	TBD	TBD	\$ 430,849.00	0%	Railroad encroachment approval still in process.