

Week of August 28 – Labor Day Weekend

Happy Labor Day, Herron Islanders!



Engineer's Comments:

I hope you enjoy your last Labor Day on the old water system. We expect to do our first pressure and purity tests this coming week for the first loop (the East and West Madronas). We are now weeks away from turning off the old system once and for all, and the old pipes are not going down without a fight. We're having difficulty getting samples tested because the old lines have started to generating enough turbidity that the lab can't see anything in the microscope. This means that you will see us flushing more frequently in the days ahead in order to keep the old system working for the last hurrah. In addition, we may take the additional step of temporarily chlorinating the system until we can get switched over to the new pipes.

The pumping system is now operating at 480 Volts with 3-phase power. There is a new well pump installed and new booster equipment, and the community will be on all new pumps over the Labor Day weekend. I realize I have really opened myself up to be a case study in Murphy's Law, with that much new gear right before Labor Day, but there were no better options.

Should there be a problem please contact Washington Water Service at (877) 408-4060, I have given them my contact information and will be informed and involved with any response necessary. Although I doubt there will be any problem, but it's always good to be prepared.

Roads are being opened for the last time! The contractor made it around the first loop (East and West Madronas and South Herron) and is headed down Maple Drive and up West Herron. We expect them to be on West or East Herron for a while, since that is the main piece of work to be done. The contractor is moving fast and has broken up into 3 crews. They are doing everything they can to keep traffic moving, but there are now some very serious obstacles. Mix in Potelco and the usual Herron Island construction and you have the makings for frustrating moments. All your patience and understanding is very much appreciated.

Enjoy the long weekend, see you next week.

Jester Purttelman

Island Manager's Comments:

Our four resident inspectors are going to be working fulltime for awhile, something we did not anticipate, but we are grateful that they are available and willing. Scott Schultz is pitching in and has certainly done a good share of locating connections and other help with the system.

Please follow traffic direction! The crews are opening trenches in the road and we don't want the delay and injury caused by fishing cars out of them.

Construction will begin on the ADA parking space at the Community Building. Please do not park near that entrance while work is going on. Use the front door instead.

Thank you.

Claudia Ellsworth
Island Manager
253-884-9350

From: "HMC Office" <office@herronisland.org>
Date: Thursday, August 23, 2012 4:49 PM
To: <email@herronisland.org>
Subject: Water Project News Update

Week of August 23, 2012

More updates



Regarding Excavations to install Service Laterals:

The Contractor is working on S. Herron and W. Madrona and will be moving north on Loop 1 (E Madrona/West Madrona, South Herron). A quick reminder to people - "can I sneak by?" is going to be answered with "No" because the entire section of road will be excavated to do the crossing services.

The Contractor should complete Loop 1 by the end of Monday and should be starting testing that loop.

Pump House - Birch Electric will be pulling and installing conductors today and possibly Friday.

Potelco (Pen Light) will be working to set the new transformers and do the electrical cut over to the generator building at the well site on 27 August (Monday). If all of that is successful, the pump system could be energized by next Wednesday.

There will be a brief power outage on Monday while this work is done. Water will be available, powered by the generator.

On East Herron, near 305 East Herron, Potelco will be replacing a power pole. Expect road blockages and disruptions in that area.

All four of our inspectors will be working – staking services, monitoring the excavating crew, the installation and backfill crew, and work at the pump house.

Because of weather delays and the constant difficulty of locating old undocumented water lines (except by breaking them), the project is likely to extend a couple weeks beyond the original deadline, as provided for in the contract. Whether work continues while the ferry is out of service is something the contractor is looking into. They may decide to stockpile materials and commute by boat just to keep things moving, but that decision will be made a little later.

Questions? Please email me at hmcmanager@herronisland.org

Thank you.

Week of August 22:



From our Project Engineer....

“Completing “Loop 1” --Installation is really picking up the pace now with 3 construction crews and a locate crew making their way around the island. Services are going in as fast as possible, we expect testing on the first loop Monday . We anticipate several more water outages from broken main as service laterals must

cross the original system repeatedly, so please be ready for that. If you see work along the north end of East or West Herron Boulevard, Maple drive, or West Madrona, the risk there is highest of a water outage. This is because that area is served by old Asbestos Cement pipe which after 58 years in the ground will give way if you stand there making silly faces at it, much less hit it with an excavator. Much of the rest of the island is hardier plastic pipe that will take a pretty sound beating before it gives up, so that part at least should be smoother.

“Remember June-uary?” The clock is ticking against the day the ferry leaves and it looks like final certification and switch over may have to wait until after the return of the ferry. The bottom line is that although the crew made up 15 days during construction, they had lost 30 days to permitting and weather in the spring, and it’s been a steep climb to get to where they are now. Kudos to the crews this spring for driving on through tough weather, and still more kudos to you guys for driving on the slippery roads that resulted. We’re about to find out if all that valiant effort is going to pay off. Once the services are in the roads will be restored so that we can make sure your island is navigable this fall and winter.

Pump House Work: On the smoother news front, the pump station is almost complete with a shiny new (huge) fire pump and one primary booster installed. By the end of the week the last booster pump should be in and the power switch over will be done. The pump building has been rebuilt and insulated by Masanna Construction, it will really only need a good paint job to be ready to go for another 58 years. For people living within earshot of the generator, note that we will be converting and testing it on the higher voltage system soon so expect to hear the rumble intermittently in the coming days. One well pump has been replaced, and the other will be replaced once 480V power is in and stable, but most likely no one will ever notice.

Keep a day or two of water handy, watch for stakes marking your service, and have a nice week!

Jester Purttleman
Northwest Water Systems

And now, from the Island Manager—

It appears now that the completion schedule will get pushed back a little...this also mean that the “prepayment option” will get pushed out a little as well, into the winter.

PLEASE! Do not attempt to drive past the excavator, or expect the excavator to stop work and move aside for you, if there is any other way out. Last week one person even drove up to the excavator and blew his horn, expecting construction to stop for him. The Resident Inspector will turn you back and not allow you to pass.

Remember to get your early morning bath or shower, have bottled water on hand, and contact me at hmcmanager@herronisland.org if you have questions or concerns. Thank you.

Claudia Ellsworth

From: "Claudia Ellsworth" <CEllsworth@harbornet.com>

Date: Thursday, August 16, 2012 9:34 PM

To: "Claudia Ellsworth" <CEllsworth@harbornet.com>

Subject: Next Steps on Water System

Continue to watch for blue markers with your address on them. Let us know if you have better information.

The work on Ferry Road was finished up a half day early – good news for those waiting at the top of the line, and many thanks to Dana Gruber and John Farris for attempting to guide traffic.

Next? Be watchful for the construction crew on your road. They will be installing service connections, and moving fairly quickly along the road. There will be moving road closures, and not always a lot of time to move signs. Leave early for the ferry. Expect disruption. Cooperation with the crew speeds completion of the project.

It's going really well! Thanks to all of you for your patience.



From: "Claudia Ellsworth" <CEllsworth@harbornet.com>

Date: Wednesday, August 15, 2012 5:14 PM

To: "Claudia Ellsworth" <CEllsworth@harbornet.com>

Subject: WATER OUTAGE TOMORROW!

There will be a water outage from 2 to 4 p.m. Thursday, August 16, in support of the pump replacement project at the pump house.

It's going to be hot, so have bottled water on hand!

Once water service has returned, you might want to turn on an outside tap before an inside one to bleed out any air in the pipes.



Thank you!

From: "HMC Office" <office@herronisland.org>
Date: Tuesday, August 14, 2012 4:53 PM
To: <email@herronisland.org>
Subject: FW: Wednesday, August 15, IMPORTANT

The construction crew will be trenching on the north side of ferry road Wednesday, August 15th and Thursday, August 16th.

PLEASE DO NOT PARK ON FERRY ROAD, including the short term parking area.

DRIVE SLOWLY AND FOLLOW THE DIRECTIONS OF THE RESIDENT INSPECTOR(S).

Expect delays boarding and departing the ferry, so allow yourself plenty of time. Stay in your car and do not walk around the construction site.

You may endanger not only yourself but members of the construction crew.

Thank you.

Claudia Ellsworth
Island Manager
253-884-9350

8/18/2012



Notice to Owner:

If your current shutoff valve is within five feet of the HMC roadway and inside a fence, you need to remove a section of fence (about 4 feet) to provide access for the contractor to reach the connection. Otherwise the new meter box will be placed on the outside of your fence and connected to the line going into the property. The advantage to you of having the connection located as close to your residence as possible is that it will be HMC's responsibility to maintain HMC's connection.

The section between the HMC connection and the residence is the owner's responsibility to maintain. If you have any doubts about the quality of your current connection from your shutoff to your residence, please contact a plumber. Thank you.

HMC Office 253-884-9350
Hmcmanager@herronisland.org

8-14-2012

Week of August 13, 2012
IMPORTANT UPDATES

- The “Dirt List” is open...please let me know immediately, at hmcmanager@herronisland.org if you want any unusable material delivered to your property, and explain how you have marked the spot for dumping. Delivery is scheduled for Friday, August 17th.

From the Project Engineer:

- The island and project have had a couple weeks of nice weather, lots of people on the island enjoying vacations, and only a couple glitches, I am pretty happy with that. We are still learning things about the old system, such as our discovery last week that waterline in South Herron Boulevard loops to East Herron Boulevard by a closed section of road. A couple homes have needed extra attention because of stirred up silt and rocks in the old system, so I would like to remind everyone **to run the outdoor faucets before using the water in your house** if you haven't been to the island in a few weeks. If you have brown water or no pressure at your house please contact the Island Manager. If you have a problem, we have established a procedure for clearing homes if they have been clogged by construction activities.
- The island will have a short 30 minute low pressure event tomorrow starting about 10 a.m. The contractor will be closing up the ground and turning on the booster pumps after operating in bypass mode for the past few days. When that happens the island will still have gravity pressure and homes below about 60 feet in elevation will likely not really notice the change; **however, homes up higher will have very low pressure during the outage.**
- Thank you to everyone who has come forward with information concerning the location of valves and services. Your help saves the contractor time, and saves HMC both money and inconvenience. The project is still well under budget and we anticipate clearing this with a very significant contingency budget left.
- The last ditch full of 2” waterline is going in as I type this, and we anticipate pressure tests this week. After this, we begin the up close and personal process of installing each individual service, after which time it becomes very expensive and time consuming to fix mistakes, **so stay on top of those blue stakes!**

Thanks.

Jester Purtteman, EIT
Northwest Water Systems

Other Notes:

- Trees along the HMC roadway may NOT be cut without permission from HMC.
- Thanks to the watchful eyes of Anita Bray, the trash has finally been picked up at North Beach.
- It's still summer, and the weather is great!
- For summer reading, remember....there's a lending library in the community building.

From: HMC Office <office@herronisland.org>
Sent: Tuesday, August 07, 2012 11:07 AM
To: email@herronisland.org
Subject: FW: Low Water Pressure Days Ahead!
Attachments: Week of August 7.doc

Claudia Ellsworth
Island Manager
253-884-9350

Week of August 7, 2012

Water System Update: Low Pressure Days Ahead!



Pump replacement has begun, and you will see a lot of activity at the pump house and around the well site. Wednesday, August 8th and Thursday, August 9th could be “low pressure” days during some of the replacement activity, but that should be the worst of it.

If you can, please ease up on outdoor watering for the next two weeks, especially from 6 am to 9 am and 4 pm to 8 pm, as those are generally “high use” times. The reason for this request is that the system will be pressurized by one pump instead of two for the next two weeks or so (until the three phase power comes in on the 22nd.)

We are entering the final stages of water system replacement and upgrade. The 2” sections of the system will probably be completed today, and you will see the construction crew coming your way sometime in the next two to three weeks.

Expect to see a stake indicating your future water service connection, with your address on it in black. If you have concerns, contact me at hmcmanager@herronisland.org as soon as possible. “Do-overs” are not very practical and cost extra...if they can occur at all.

Unless the old system springs a major leak somewhere we are very unlikely to repair it. At this point, we might be wasting money out of our budget, and we aren’t eager to do that. Continue to report leaks to Washington Water and they will consult with the Office regarding repairs.

We’re estimating the last bill on the system replacement will be paid in October, which means a letter offering the prepayment term option will come your way in October/November 2012.

If you have questions or concerns about your water connection or service, please raise them now!

Thanks for your patience!

From: HMC Office <office@herronisland.org>
Sent: Friday, August 03, 2012 12:50 PM
To: email@herronisland.org
Subject: FW: Email Distribution List
Attachments: Week of August 4.doc; Loops 1 through 9.pdf

*Claudia Ellsworth
Island Manager
253-884-9350*

Week of August 4, 2012

Herron Island Water System Replacement and Upgrade

So Far, So Good: “On Time and Under Budget”

From the Project Engineer----

- ✚ *The first service laterals and meter setters are in on the 2” waterlines, and the remaining 2” pieces are going in this coming week. Once all the 2” is in, there will be a day or two pause in work while the contractor pressurizes the lines and does their preliminary pressure test. The water **SHOULD** be on all next week, but there will be work done in the pump house and it is possible that interruptions may occur. Don’t panic if you hear the generator running a lot next week: it will be used during the power transition to keep well pumps online once the old open delta power is disconnected. It may have to run a few hours each day to fill the tank until the new well pumps are installed. Our apologies in advance for the noise, but it’s the only seamless way to coordinate the process that doesn’t add \$25,000 in otherwise useless hardware to the price tag.*
- ✚ *As always keep an eye out for a stake near your water connection (or worse, **NOT** near it!) with your address on it. The blue stakes with addresses are our way of telling the contractor where your waterline is, and if we’re off, that’s going to be unpleasant for everyone, so don’t be shy! Questions? Always talk to the island manager first, if you have questions or problems and we don’t hear from you, we have no way of fixing them. Thank you all for your help and patience, almost there! -- Jester Purtteman*

And some notes from the Island Manager...

- ✚ Attached is my hand colored version of the system map. The 2” lines referenced above serve the “dead ends” on the island, which are noted as Loop #9 on the map, in multiple locations.
- ✚ Let me know, at hmcmanager@herronisland.org as quickly as you can if the stake with your address on it is in the wrong location. **NOT ALL STAKES ARE IN YET**, so don’t panic if you don’t see your address in black ink on the stake.
- ✚ There will be lots of activity and big equipment in the next few weeks, because of the pump replacement and power cutover by Pen Light (here come those trucks again).



- ✚ Just guessing here....but the final bills on the project probably won’t be paid until October, and then we will begin figuring out what the repayment schedule and amount will be. So, if you

are interested in prepaying, don’t look for information until the fourth quarter 2012.

HERRON ISLAND

29 MARCH 2012

COMPILED BY KENT FREEMAN

