



CITY OF HOLLY HILL, FLORIDA

CITY COMMISSION

MINUTES • JUNE 24, 2025

Large Conference Room

Work Session

5:00 PM

CITY HALL
1065 RIDGEWOOD AVENUE
HOLLY HILL, FL 32117

City Clerk's office: (386) 248-9441 - Fax: (386) 248-9448

1. **CALL TO ORDER**

2. **ROLL CALL**

Attendee Name	Title	Status	Arrived
John Penny	Mayor	Present	
Debra Snow	City Commissioner	Present	
Penny Currie	City Commissioner	Present	
Jeffrey DeLanoy	City Commissioner	Present	
Roy Johnson	City Commissioner	Present	

3. **WATER TOWER DISCUSSION**

1.

Elevated Water Tower Discussion with Mead & Hunt, Inc.

(Requested by Valerie Manning, City Clerk)

Brad Blais, Mead & Hunt, Inc., Public Engineer Client Manager/Water shared a PowerPoint presentation with the Mayor, Commissioners, and staff pertaining to the Water Tower - Demolition or Retention. Below is the information shared and discussed. *(A copy of this workshop in its entirety is available on CD upon request in the City Clerk's Office or available online on the city's YouTube channel).*

WATER TOWER

Functions of Water Tower: Water Storage, Maintaining Water Pressure, Emergency Support; the City owns and operates an existing 0.15 million gallons (MG) elevated steel tank, which was constructed more than 50 years ago

PROJECT OVERVIEW

Proposed project location - 1120 Jarecki Avenue and Streets affected - Jarecki Avenue and LPGA Boulevard

WATER TOWER CHALLENGES

Volume <10% total storage, Pressure provided insufficient - offers up to approximately 60 psi to the distribution system and cannot provide desired level of service and fire flow; Challenges with water quality in tank - balancing chloramine and inhibiting biological growth

ALTERNATIVES

1. Retrofit: keep the water tower in service with modifications; add new booster pumps and hydraulically separate from system; allows system to operate at desired pressures
2. Landmark: decommission and remove connection to system and maintain existing

maintenance contract

3. Disconnect and Remove Elevated Tank: decommission, disconnect from distribution system, and remove the elevated tower and add dedicated generator at WTP

COST ESTIMATE

Estimated Cost							
Alt #	Description	Construction Estimate	Operational & Maintenance (O&M)	Total O&M (Present Worth) ²	Total Present Worth (20-yr)	Total Present Worth (25-yr)	Total Present Worth (30-yr)
1	Retrofit with Booster Pump System	\$280,000	\$22,301	\$424,083	\$704,083	\$813,079	\$935,036
2	Keep as Landmark- Disconnect from Water System	\$105,000	\$13,841 ¹	\$335,266	\$440,266	\$531,463	\$629,029
3	Disconnect and Remove Elevated Tank	\$580,000	\$0	\$0	\$580,000	\$580,000	\$580,000

¹ Cost reflects reduced O&M for tank out of service

² O&M values reflect 20-year. Value increases with longer terms. Includes cost escalators

RECOMMENDATION

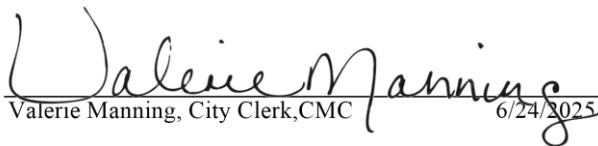
1. Prepare design and specifications to disconnect and remove tank
2. Bid project with tank demolition as an “Additive bid alternate”
3. WTP project will include 10% contingencies within the grant funded portion of the project budget
4. Demolition is not a critical path item. Prior to end of project, available contingencies can be used to fund demolition.

There was **consensus** from the City Commission to go with Mead & Hunt’s recommendation as presented to them during the PowerPoint presentation.



4. **ADJOURNMENT**

The workshop adjourned at approximately 5:45 PM.


Valerie Manning, City Clerk, CMC 6/24/2025


John Penny, Mayor 6/24/2025