



Metropolitan North Georgia Water Planning District

International Tower | 229 Peachtree St., NE | Suite 100 | Atlanta, GA 30303

BOARD MEETING AGENDA

June 3, 2026 –10:00 a.m.

In-Person: Walnut Creek Water Reclamation Facility
[1682 North Ola Rd, McDonough 30253](#)

- I. Welcome and Comments**
- II. Public Comment Period****
- III. Approve Meeting Minutes (*Action Item*)**
- IV. Chairman’s Report**
 - *Board Member Recognitions*
 - *Board Membership Structure*
 - *Remaining Schedule for 2026*
 - *Staffing Updates*
- V. Executive Committee Report**
 - *BAC Membership Drive and New Member Approval*
 - *2025 Annual Comprehensive Financial Report*
 - *2026 Budget Revision (*Action Item*)*
 - *2027 Budget and Work Program (*Action Item*)*
 - *Water Resources Management Plan Amendment Requests*
 - o *City of Senoia*
 - o *City of Villa Rica (*Action Item*)*
- VI. Nominating Committee Report and Executive Committee Elections (*Action Item*)**
- VII. Staff Updates**
 - *Water Supply Update*
 - *Resilient Water Utilities Report Webinar – June 16th, 12pm*
 - *GA Legislative Session Recap*
 - *Litigation Update*
 - *Data Center Trends*
- VIII. 2026 District Communication Strategy and Discussion**
- IX. Lunch – Presentation by the Henry County Water Authority**

X. 2028 Water Resources Management Plan Update

XI. Adjourn

XII. Walnut Creek Water Reclamation Facility Tour (1:30 to 2:30 p.m.)

**A 10-minute period for public comments is designated as needed at each Governing Board meeting during a time deemed appropriate by the Chairman. Each speaker must sign-up at least two (2) days prior to the meeting start time by emailing Chairman@northgeorgiawater.com. The 10 minute period will be divided by the number of people wishing to address the Board. No single speaker shall have more than five (5) minutes to address the Board. Comments should also be provided in writing, with supporting material. The Chairman reserves the right to limit or extend the speaking time or total number of speakers at any meeting.



**Metropolitan North Georgia Water Planning District
GOVERNING BOARD
Minutes
March 11, 2026**

The Metropolitan North Georgia Water Planning District Governing Board met on Wednesday, March 11, 2026, at 10:00 a.m. in the Harry West Boardroom at the Atlanta Regional Commission office in downtown Atlanta and via Teams.

Members Present

Mr. Glenn Page, Chairman
Hon. Nicole Love Hendrickson, Vice Chair
Hon. Harry Johnston
Hon. Tim Estes
Ms. Pamela Burnett
Mr. Al Edwards
Ms. Sara Ray
Mr. Darrell Rochester
Mr. Tim Thoms

City of Atlanta Designee: Mr. Greg Eyerly
Dr. Mark Berry, Secretary/Treasurer
Clayton County Designee: Mr. Bernard Franks
Cobb County Designee: Ms. Alicia Giddens
Douglas County Designee: Mr. Gil Shearouse
Fayette County Designee: Ms. Vanessa Tigert
Forsyth County Designee: Ms. Mendy Moore
Fulton County Designee: Mr. David Clark
Hall County Designee: Ms. Linda MacGregor
Henry County Designee: Mr. Tony Carnell
Rockdale County Designee: Mr. Kimbry Peek

Members Not Present

Hon. Steve Taylor
Hon. Bill McKenzie
Hon. Lorraine Cochran-Johnson
Dr. Ben Jordan
Mr. Gerald Pouncey
Mr. Dave Williams

Chairman Glenn Page called the meeting to order.
Chairman Page honored the memories of Mr. Harold Reheis and Mr. Russell Ray.

Public Comment Period

No Public Comment

Approve Meeting Minutes

The Board voted to adopt the December 10, 2025, Governing Board Meeting minutes.
The motion to approve the meeting minutes was made by Mr. Darrell Rochester and seconded by Mr. Gil Shearouse. All in favor.

Chairman's Report

The Chairman recognized Ms. Alicia Giddens, the new Board designee for Cobb County.

Mr. Danny Johnson provided updates related to the Legislative Policy Committee, the Georgia 2026 Legislative Session, and the annual legislative breakfast event.

The Chairman reviewed the 2026 Nominating Committee appointments: Hon. Lisa Cupid, Ms. Pamela Burnett, and Mr. Tim Thoms.

The Chairman reviewed the future meeting dates of June 3, September 9, and December 9, 2026.

Executive Committee Report

The Board reviewed the Water Resources Management Plan amendment request received from the City of Villa Rica and the staff recommendation to approve the request as a major-amendment subject to a 30-day public comment period.

Staff Updates

The Board heard a presentation from Justine Schwartz, MNGWPD, on education and outreach activities.

The Board heard a presentation from Celine Benoit, MNGWPD, on Data Center Trends.

The Board heard a presentation from Danny Johnson, MNGWPD, on litigation updates.

The Board heard a presentation from Danny Johnson, MNGWPD, on the 2028 Water Resources Management Plan Update.

The Board heard a presentation from Maya Goldman and Lauren Wiggins, MNGWPD, on the effort to update the Resilient Water Utilities Report.

The Board heard a presentation from Shellby Miller, MNGWPD, on the status of our water supplies.

Guest Speakers

The Board heard a presentation from Dr. Bill Murphey, from the Georgia Department of Natural Resources on the Georgia Drought Update.

Adjourn

There being no further business, the meeting water adjourned.



Metropolitan North Georgia Water Planning District

International Tower | 229 Peachtree St., NE | Suite 100 | Atlanta, GA 30303

MEMORANDUM

DATE: May 27, 2026
TO: Executive Committee
FROM: Metro Water District Staff
RE: Basin Advisory Council Membership Approval

According to the Basin Advisory Council Operating Procedures, BAC membership selection will occur once per year, though the District staff will accept applications for new members throughout the year.

Attached is a list including new applicants (highlighted in green), renewing membership (highlighted in blue), and existing memberships (no highlights) for Executive Committee review. Membership Category/Interests are indicated as primary (1) and secondary (2). According to the Operating Procedures, the Executive Committee will review and approve new BAC members.

Five (5) applications were received between the Executive Committee's December 2025 approval of BAC Members and May 27, 2026. Of these, all five (5) are new applicants. The staff recommends the Executive Committee approve these applicants for BAC membership.

Chattahoochee BAC - Page 2

Hanson	Richard	Georgia Water Tanks	1		2										2	
Harper	Matt		1			2									1	
Horton	David	Veolia Water	1									2				
Hostetler	David	Hazen and Sawyer						2						1		
Howe	Warren	WHEE, LLC.	1			2										
Johnston	Megan	GHD				2								1		
Jones	Rachel													2	1	
Kinard	Khalilah		1											2		
Kirkland	Olivia		1													
Krolikowski	John "Jack"		2													1
Chris	Kumnick	Infiltrator Water Technologies	1											2		
Miller	Jennifer		1											2		
Orellana	Rolando	University of Georgia Center for Urban Agriculture	2						1							
Overzat	Tara		1													2
Reed	Angus		1											2		
Rekuc	Walter	Fulton County Soil and Water Conservation District	1					2								
Riegels	Don								2							1
Rosenthal	Kristen	Fruitful Community Foundation														
Sheffield	Tremaine		2													1
Skinner	Sarah	Georgia Water Planning and Policy Center											2	1		
Smith	Leland													1	2	
Takhar-Fenyoe	Kiran		1												2	
Taylor Jr	George B										1				2	
Touchette	Barbara S.		1												2	
Valenzano	Carl	Greater Atlanta HBA				2	1									
Waldron	Abby		1						2							
Yanosek	Kristina	HDR	1												2	
Total Primary			21	4	0	0	2	0	1	1	0	1	0	6	9	0
Total Secondary			9	2	2	4	2	1	3	1	0	0	2	8	9	0

4 New Applicants
Renewals
44 Total Members

Last Name	First Name	Organization	Environmental Interests	Business Interests	Development Community	Recreation Interests	Professional Organization	Neighborhood / Homeowner Organization	Civic Groups	Urban Agriculture	Media Representatives	Power / Natural Gas	Academic Community	Water Resource Industry	Citizen	Other
Anderson	Brooke	Etowah Water & Sewer Authority	1													
Begley	Tracy					1									2	
Bourke	Brian Paul	City of Dallas												1	2	
Coyle	Bruce	Paulding County	2						1							
Demonbreun-Chapman	Jesse	Coosa River Basin Initiative	1			2									2	
Evans	Lisa	Utilities	2											1		
Ferguson	Craig	Brown and Caldwell	1													
Gaskin	Joe Baker	Arcadis U.S. Inc.												1	2	
Kaiser	Kevin	TMB Water	2	1												
Lee	Matthew Russell				2										1	
McClure	Donald	Citizen	1													
Meek	Sarah Vaness	Citizen				1									2	
Meyer	Albert	Citizen					2								1	
Moss	Benjamin	Garver														
Moss	Regina	Bartown County Water Department	2											1		
Plauche	Mary		1				2									
Roderick	Thomas	Flamelit Consulting, LLC	2	1												
Sagoo	Rajpal	Artha Investment Partners		1										2		
Shannon	Tom									1				2		
Shostak	Kelen	KADAS Inc.	1				2									
Wood	Laine Kirby	Upper Etowah River Alliance	1													
Woodie	Samuel				2										1	
Total Primary			7	3	0	2	0	0	1	1	0	0	0	4	3	0
Total Secondary			5	0	2	1	3	0	0	0	0	0	0	2	5	0
												0 New Applicants 0 Renewal 22 Total Members				

Last Name	First Name	Organization	Environmental Interests	Business Interests	Development Community	Recreation Interests	Professional Organization	Neighborhood / Homeowner Organization	Civic Groups	Urban Agriculture	Media Representatives	Power / Natural Gas	Academic Community	Water Resource Industry	Citizen	Other
Benz	Laura	Benz Law	1											2		
Bethune	Todd	Fayette County	1													
Dial	Carey Robert	ISE	2											1		
Greuel	Roger	Delta					2			1						
Holland	Clint	City of Peachtree City, GA	1													
Martin	Benjamin	Fayette County Water System	2											1		
Odom	John Charles		2									1				
Poff	Jim	Georgia Association of Water Professional	2				1									
Riner	Lanie	Georgia Green Industry Association, Inc.	2				1									
Stanley	Chris	Management Department	1		1	2										
Thoms	Tim									1						
Total Primary			4	0	1	0	2	0	0	2	0	1	0	2	0	0
Total Secondary			5	0	0	1	1	0	0	0	0	0	0	1	0	0
												1 New Applicants 0 Renewals 10 Total Members				

Last Name	First Name	Organization	Environmental Interests	Business Interests	Development Community	Recreation Interests	Professional Organization	Neighborhood/Homeowner Organization	Civic Groups	Urban Agriculture	Media Representatives	Power / Natural Gas	Academic Community	Water Resource Industry	Citizen	Other
Check	Richard	Retired Engineer	1													
Risser	Becca	Chattahoochee Riverkeeper	1						2							
Whitmire	John		1					2								
Total Primary			2	0	0	0	0	0	0	0	0	0	0	0	0	0
Total Secondary			0	0	0	0	0	1	1	0	0	0	0	0	0	0
												0 New Applicant 0 Renewal 3 Total Members				

Last Name	First Name	Organization	Environmental Interests	Business Interests	Development Community	Recreation Interests	Professional Organization	Neighborhood / Homeowner Organization	Civic Groups	Urban Agriculture	Media Representatives	Power / Natural Gas	Academic Community	Water Resource Industry	Citizen	Other
Bannister	Walter	Citizens of Rockdale														
Bennett	Evan		1											2		
Brocks	Dennis	NRCS														
Corral	Skye		1									2				
Gotier II	Robert F.	Clearview Technologies and Life Safety														
Horlacher	Rachel	NRCS														
Jensen	Richard Hale	City of Conyers														
Kelecheck	George		1							2						
LaRue	Mark	Walnut Creek Watershed Coalition	1													
Lichner	Nicole		1												2	
Lyons-Gary	Faye	DeKalb LWV/South DeKalb Community	1												2	
Manganiello	Chris	Chattahoochee Riverkeeper	1											2		
Middlebrooks	Kevin	Gwinnett County	2											1		
Oke	Elizabeth	PivotPath		1											2	
Parker	Lara	20 East Development LLC														
Patterson	George	Henry County SWCD														
Porterfield	Taylor		1					2								
Rhinehart	Ted	Perimeter CIDs					2								1	
Roesel	Cindy		1													
Staples	Charles	Lee Staples Realty Inc														
Sudduth	Elizabeth		2										1			
Thys	Alyssa							1							2	
Williams	Steve	Pluvial Solutions	1											2		
Wilson	Mark	Yellow River Water Trai	1			2										
Total Primary			9	1	0	0	0	1	0	0	0	0	1	1	1	0
Total Secondary			2	0	0	1	1	1	0	1	0	0	0	2	4	0
												0 New Applicants 0 Renewals 24 Existing Members				

Last Name	First Name	Organization	Environmental Interests	Business Interests	Development Community	Recreation Interests	Professional Organization	Neighborhood / Homeowner Organization	Civic Groups	Urban Agriculture	Media Representatives	Power / Natural Gas	Academic Community	Water Resource Industry	Citizen	Other
Clark	Carey	Ardurra	1											2		
Armentrout	Ethan William	PE	1		2											
Lamme	Ellis R.	Gwinnett SWCD														
Stachura	Jill	Brown and Caldwell	1			2										
Vivelo	Thomas		2		1											
VandenHeuvel	Kristan	The Water Tower (Gwinnett County Department of Water Resources)	2											1		
Total Primary			1	0	1	0	0	0	0	0	0	0	0	1	0	0
Total Secondary			2	0	0	1	0	0	0	0	0	0	0	0	0	0
0 New Applicants 0 Renewals 6 Existing Members																



**METROPOLITAN NORTH GEORGIA
WATER PLANNING DISTRICT**

ATLANTA, GEORGIA

FINANCIAL STATEMENTS

For the Year Ending December 31, 2025

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT

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INTRODUCTORY SECTION



May 5, 2026

Members of the Metropolitan North Georgia Water Planning District

Ladies and Gentlemen:

We are pleased to present the annual financial report of the Metropolitan North Georgia Water Planning District (the “District”) for the year ended December 31, 2025. The report is issued pursuant to Georgia law requiring all Governmental Entities to publish a complete set of financial statements within six months of the close of each fiscal year. The report must conform to generally accepted accounting principles (GAAP) and be audited in accordance with auditing standards generally accepted in the United States of America by a firm of licensed certified public accountants. The audit must also be conducted in accordance with auditing standards applicable to financial audits contained in the *Government Auditing Standards*, issued by the Comptroller General of the United States.

This report consists of management’s representations concerning the finances of the District. Consequently, District management assumes full responsibility for the completeness and reliability of all the information presented. To provide a reasonable basis for making these representations, the District’s management has established a comprehensive internal control framework. It is designed both to protect the District’s assets from loss, theft, or misuse and to compile sufficient, reliable information for the preparation of the District’s financial statements in conformity with GAAP. The District recognizes that the cost of internal controls should not outweigh their benefits. Accordingly, the District has designed its controls in a way that provides reasonable rather than absolute assurance that the financial statements will be free from material misstatement. As management, we assert that, to the best of our knowledge and belief, this financial report is complete and reliable in all material respects.

Nichols, Cauley & Associates, LLC, a firm of licensed certified public accountants, has audited the District’s financial statements. The goal of the independent audit is to provide reasonable assurance that the financial statements of the District for the year ended December 31, 2025, are free of material misstatement. The independent auditor concluded, that the District’s financial statements present fairly, in all material respects, the respective financial position of the governmental activities and general fund information of the District, as of December 31, 2025, and the respective changes in financial position, thereof for the year then ended are in conformity with accounting principles generally accepted in the United States of America.

GAAP requires that management provide a narrative introduction, overview, and analysis to accompany the basic financial statements in the form of Management’s Discussion and Analysis (MD&A). This letter of transmittal is designed to complement MD&A and should be read in conjunction with it. The District’s MD&A can be found immediately following the report of the independent auditors.

Profile of the Metropolitan North Georgia Water Planning District

The District, created in 2001, is charged with coordinating the development of regional and watershed specific plans for Stormwater Management, Wastewater Management, Water Supply, Water Conservation, and the General Protection of Water Quality.

The District's Board consists of county and city public officials from the 15-county area of north Georgia including, Bartow, Cherokee, Clayton, Cobb, Coweta, DeKalb, Douglas, Fayette, Forsyth, Fulton, Gwinnett, Hall, Henry, Paulding, and Rockdale counties, and appointed citizen members. The District counties lie within the boundaries of five major river basins: the Chattahoochee, Etowah, Flint, Ocmulgee and Oconee Basins.

The annual budget serves as the foundation of the District's financial planning and control. The District is structured to operate according to a calendar year. In 2024, the Board approved the 2025 Budget to keep the per capita local dues assessment at \$0.25. This rate provided \$1,398,593 in local dues for the District's calendar year 2025 Budget.

Factors Affecting Financial Condition

The information presented in the financial statements is perhaps best understood when it is considered from the broader perspective of the specific environment within which the District operates. The District's primary revenue sources are dues paid by member local governments as determined by the Governing Board and state appropriations.

Cash Management Policies and Practices

District policy authorizes investments in obligations of the United States (and of its agencies and instrumentalities), bonds or certificates of indebtedness of the state of Georgia (and of its agencies and instrumentalities), repurchase agreements where the underlying security is one of the foregoing certificates of deposits and the State of Georgia's Local Government investment pool (Georgia Fund 1).

The preparation of the report was accomplished through a cooperative effort of District support staff.

Respectfully Submitted,

A handwritten signature in blue ink, appearing to read "G. M. Page".

Glenn Page, PE
Chairman, Metropolitan North Georgia Water Planning District

FINANCIAL SECTION

INDEPENDENT AUDITOR'S REPORT

To the Board Members of the
Metropolitan North Georgia Water Planning District

Report on the Audit of the Financial Statements***Opinions***

We have audited the financial statements of the governmental activities and the general fund of the Metropolitan North Georgia Water Planning District ("the District"), as of and for the year ended December 31, 2025 and the related notes to the financial statements, which collectively comprise the Metropolitan North Georgia Water Planning District's basic financial statements as listed in the table of contents.

In our opinion, the accompanying financial statements present fairly, in all material respects, the respective financial position of the governmental activities and the general fund of the Metropolitan North Georgia Water Planning District, as of December 31, 2025 and the respective changes in financial position and the budgetary comparison for the general fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS) and the standards applicable to financial audits contained in *Government Auditing Standards* (GAS), issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Responsibility of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement issuance date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS and GAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS and GAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management discussion and analysis on pages 6-10 be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information

in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management’s responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information

Management is responsible for the other information. The other information comprises the Introductory Section but does not include the financial statements and our auditor's report thereon. Our opinions on the financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon. In connection with our audit of the financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued our report dated May 22, 2026 on our consideration of the District’s internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District’s internal control over financial reporting and compliance.

Nichols, Cauley + Associates, LLC

Kennesaw, Georgia
May 22, 2026

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT MANAGEMENT'S DISCUSSION AND ANALYSIS

December 31, 2025

This discussion and analysis of the **Metropolitan North Georgia Water Planning District's** (the "District") financial performance provides an overview of its financial activities for the period from January 1, 2025, through December 31, 2025, based upon currently known facts. Please read it in conjunction with the transmittal letter and the District's financial statements.

Financial Highlights

During the period, the District had expenses of \$1,700,092 as compared to \$1,339,720 in the prior year.

The District's only fund, the General Fund, reported revenues in excess of expenditures of \$216,505 for the current year.

Actual expenditures for the year of \$1,700,092 were less than amended budgeted expenditures by \$213,078. Actual revenues of \$1,916,597 were less than amended budgeted revenues by \$457,866.

Overview of the Financial Statements

This discussion and analysis is intended to serve as an introduction to the District's basic financial statements. The District's basic financial statements are comprised of combined presentation government-wide and fund financial statements and notes to the financial statements.

Government-wide financial presentation. The *government-wide financial presentation* is designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The *statement of net position column of the Governmental Fund Balance Sheet and Statement of Net Position* presents information on all of the District's assets and liabilities, with the difference between the two reported as *net position*. Over time, increases and decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The *statement of activities column of the Governmental Fund Revenues, Expenditures, and Changes in Fund Balance and Statement of Activities* presents information showing how the District's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, *regardless of the timing of related cash flows*. Therefore, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

The government-wide financial presentation distinguishes functions of the District that are principally supported by grants and regional appropriations (*governmental activities*). The government activities of the District include general government, general government overhead, and all grant funded activities.

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT MANAGEMENT'S DISCUSSION AND ANALYSIS

December 31, 2025

This District has no component units.

Governmental fund presentation. *Governmental funds* are used to account for essentially the same functions reported as *governmental activities* in the government-wide financial statements. However, unlike the government-wide financial presentation, governmental fund financial statement presentation focuses on *near-term inflows and outflows of spendable resources*, as well as on *balances of spendable resources* available at the end of the fiscal year. Such information may be useful in evaluating a government's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented under the *governmental fund presentation* with similar information presented for *governmental activities* in the government-wide financial presentation. By doing so, readers may better understand the long-term impact of the government's near-term financing decisions. Both the governmental fund balance sheet and statement of net position and the governmental fund statement of revenues, expenditures, and changes in fund balance and statement of activities provide a reconciliation to facilitate this comparison between *governmental funds* and *governmental activities*.

This District maintains one governmental fund, the General Fund.

Budget to Actual Analysis

The District adopts an annual budget for its general fund. The budgetary comparison statement for the general fund demonstrates adherence with this budget.

Overall, District expenditures were \$213,078 less than amended budgeted expenditures primarily due to lower than expected costs for salaries and fringe benefits, indirect costs, contract expenses, and public education.

Government-wide Financial Analysis

Net position may serve over time as a useful indicator of a government's financial position. For the District, assets exceeded liabilities by \$1,586,074 on December 31, 2025 as compared to \$1,369,569 on December 31, 2024. The District's policy is to strive to maintain a minimum fund balance of \$300,000.

**METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
MANAGEMENT'S DISCUSSION AND ANALYSIS**

December 31, 2025

Financial Analysis of the Governmental Funds

The focus of the District's governmental funds is to provide information on near term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the District's financing requirements. In particular, the unassigned fund balance may serve as a useful measure of a government's net resources available for spending at the end of the period.

As of the end of the current period, the District's governmental fund reported an ending unassigned fund balance of \$1,586,074 which was the same balance reported in the government wide financial statements as unrestricted net position.

The following table summarizes the financial condition on December 31, 2025 and 2024 and the activities for the years ended December 31, 2025 and 2024.

**METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
MANAGEMENT'S DISCUSSION AND ANALYSIS**

December 31, 2025

CONDENSED FINANCIAL DATA

	Governmental Activities 2025	Governmental Activities 2024
Current and other assets	\$ 4,568,854	\$ 3,197,086
Total assets	<u>4,568,854</u>	<u>3,197,086</u>
Total liabilities	<u>2,982,780</u>	<u>1,827,517</u>
Net position		
Unrestricted	1,586,074	1,369,569
Total net position	<u>\$ 1,586,074</u>	<u>\$ 1,369,569</u>
Expenses		
Executive office expenses	\$ 446	\$ 565
Salaries	666,471	569,729
Fringe benefits	317,005	266,467
Contracts	237,497	56,813
Overhead	329,465	277,617
Miscellaneous operating	90,894	78,138
Public education	58,314	90,391
Total expenses	<u>1,700,092</u>	<u>1,339,720</u>
Program revenues		
State grants	399,590	250,000
Total program revenues	<u>399,590</u>	<u>250,000</u>
Net program (expense) and program revenue	(1,300,502)	(1,089,720)
General revenues		
Regional appropriations	1,398,593	1,398,593
Miscellaneous fees	13,120	390
Interest	105,294	82,093
Total general revenues	<u>1,517,007</u>	<u>1,481,076</u>
Change in net position	<u>\$ 216,505</u>	<u>\$ 391,356</u>

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT MANAGEMENT'S DISCUSSION AND ANALYSIS

December 31, 2025

Economic Factors and Next Year's Budget

Funding for the District is based on a combination of State funds and local dues. In 2022, the District member governments committed to an assessment of \$0.25 per capita based on the 2010 Census figures. Following the release of the 2020 Census figures, the District's Governing Board voted to maintain the same \$0.25 per capita dues rate which increased dues for 2023 to \$1,398,593, which remained the same for 2024, 2025, and 2026. Dues for 2026 collected in 2025 were reported as unearned revenue in 2025.

Requests for Information

This financial report is designed to provide a general overview of the District's finances for all those with an interest in the government's finances. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the Finance Department, Atlanta Regional Commission, 229 Peachtree Street, N.E., Suite 100, Atlanta, Georgia 30303.

FINANCIAL STATEMENTS

**METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
GOVERNMENTAL FUND BALANCE SHEET AND
STATEMENT OF NET POSITION**

December 31, 2025

	<u>Governmental General Fund</u>	<u>Adjustments</u>	<u>Statement of Net Position</u>
ASSETS			
Cash and cash equivalents	\$ 4,147,367	\$ -	\$ 4,147,367
Receivable from local governments	421,487	-	421,487
Total assets	<u>\$ 4,568,854</u>	<u>\$ -</u>	<u>\$ 4,568,854</u>
LIABILITIES			
Accounts payable	\$ 959,187	-	\$ 959,187
Unearned revenue	2,023,593	-	2,023,593
Total liabilities	<u>2,982,780</u>	<u>-</u>	<u>2,982,780</u>
FUND BALANCE/NET POSITION			
Fund balance:			
Unassigned	1,586,074	(1,586,074)	-
Total fund balance	<u>1,586,074</u>	<u>(1,586,074)</u>	<u>-</u>
Total liabilities and fund balance	<u>\$ 4,568,854</u>		
Net position:			
Unrestricted		1,586,074	1,586,074
Total net position		<u>\$ 1,586,074</u>	<u>\$ 1,586,074</u>

The accompanying notes are an integral part of this statement.

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
GOVERNMENTAL FUND STATEMENT OF REVENUES, EXPENDITURES, AND
CHANGES IN FUND BALANCE AND STATEMENT OF ACTIVITIES

For the Year Ended December 31, 2025

	Governmental General Fund	Adjustments	Statement of Activities
Expenditures/expenses:			
Chairman's Allowance	\$ 446	\$ -	\$ 446
District Planning Function:			
Salaries	666,471	-	666,471
Fringe benefits	317,005	-	317,005
Contracts	237,497	-	237,497
Overhead	329,465	-	329,465
Miscellaneous operating	90,894	-	90,894
Public education	58,314	-	58,314
Total expenditures/expenses	1,700,092	-	1,700,092
 Program Revenues			
Operating grants and contributions:			
State grant	399,590	-	399,590
Total program revenues	399,590	-	399,590
 Net program (expense) and program revenue	(1,300,502)	-	(1,300,502)
 General Revenues			
Regional appropriations	1,398,593	-	1,398,593
Miscellaneous fees	13,120	-	13,120
Interest	105,294	-	105,294
Total general revenues	1,517,007	-	1,517,007
 Excess(deficit) of revenue over expenditures	216,505	(216,505)	-
 Change in net position	-	216,505	216,505
 Fund balance/net position beginning of year	1,369,569	-	1,369,569
 Fund balance/net position end of year	\$ 1,586,074	\$ -	\$ 1,586,074

The accompanying notes are an integral part of this statement.

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
STATEMENT OF REVENUES, EXPENDITURES AND
CHANGES IN FUND BALANCE - BUDGET AND ACTUAL
For the Year Ended December 31, 2025

	Original Budget	Amended Budget	Actual	Variance with Final Budget Positive (Negative)
Revenues				
Regional appropriations	\$ 1,398,593	\$ 1,398,593	\$ 1,398,593	\$ -
State grants	250,000	910,000	399,590	(510,410)
Miscellaneous fees	17,000	10,870	13,120	2,250
Interest	55,000	55,000	105,294	50,294
Total revenue	<u>1,720,593</u>	<u>2,374,463</u>	<u>1,916,597</u>	<u>(457,866)</u>
Expenditures				
Chairman's Allowance	3,000	3,000	446	2,554
District Planning Function:				
Salaries	733,966	733,966	666,471	67,495
Fringe Benefits	366,983	352,304	317,005	35,299
Contracts	235,000	275,000	237,497	37,503
Overhead	365,515	363,900	329,465	34,435
Miscellaneous Operating	85,000	85,000	90,894	(5,894)
Public Education	100,000	100,000	58,314	41,686
Total expenditures	<u>1,889,464</u>	<u>1,913,170</u>	<u>1,700,092</u>	<u>213,078</u>
Excess (deficit) of revenues over expenditures	<u>\$ (168,871)</u>	<u>\$ 461,293</u>	216,505	<u>\$ (244,788)</u>
Fund balance at beginning of year			<u>1,369,569</u>	
Fund balance at end of year			<u>\$ 1,586,074</u>	

The accompanying notes are an integral part of this statement.

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2025

NOTE A – SUMMARY OF ACCOUNTING POLICIES

A summary of the significant accounting policies consistently applied in the preparation of the accompanying financial statements follows.

1. Financial Reporting Entity

On April 5, 2001 the Georgia General Assembly and Governor Roy Barnes with the signing of State Bill 130 established the Metropolitan North Georgia Water Planning District (the “District”). The District was established to develop regional and watershed specific plans for storm water management, wastewater management and water supply and conservation in a 16-county area - Bartow, Cherokee, Clayton, Cobb, Coweta, DeKalb, Douglas, Fayette, Forsyth, Fulton, Gwinnett, Hall, Henry, Paulding, Rockdale and Walton. In July 2008, the Georgia Environmental Protection Division reassigned Walton County to the newly formed Upper Oconee Water Planning Region.

The District’s financial statements are prepared in accordance with accounting principles generally accepted (GAAP) in the United States of America. The Governmental Accounting Standards Board (GASB) is responsible for establishing GAAP for state and local governments through its pronouncements (Statements and Interpretations).

For the District, financial statements consist of the following:

- Management’s Discussion and Analysis
- Basic Financial Statements
 - Combined government-wide and fund financial statements. Due to the single purpose nature of the District, the government-wide and fund financial statements have been presented together with an adjustments column reconciling any differences between the two statements.
 - Notes to the financial statements

The District’s financial statements include the accounts of its functions and activities. There are no component units.

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
NOTES TO FINANCIAL STATEMENTS

December 31, 2025

NOTE A – SUMMARY OF ACCOUNTING POLICIES (Continued)

2. Government-wide and Fund Financial Statements

The government-wide presentation columns include the “Statement of Net Position” column in the Governmental Fund Balance Sheet and Statement of Net Position and the “Statement of Activities” column of the Governmental Fund Statement of Revenues, Expenditures, and Changes in Fund Balance and Statement of Activities. This governmental presentation reports activities, which are normally supported by regional appropriations, intergovernmental revenues and grants.

The statement of activities column demonstrates the degree to which the direct expenses of the District are offset by program revenues, if any. Direct expenses are those that are clearly identifiable with a specific function or segment. Program revenues include 1) charges to customers or applicants who purchase, use, or directly benefit from goods, services, or privileges provided by a function or segment and 2) grants and contributions that are restricted to meeting the operational requirement of a particular function or segment. Regional appropriations and interest income are reported as general revenues.

3. Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statement reports use the economic resources measurement focus and the accrual basis of accounting. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Appropriations, grants and similar items are recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund columns in the statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be available when they are collectible within the current period or soon enough thereafter to create a current receivable. Regional appropriations revenue is considered measurable and available when invoiced to members in the year that the dues are owed to the District.

Expenditure-driven grants (state grants and District special project revenue) are recognized when the qualifying expenditures have been incurred and all other grant or contract requirements have been met.

Expenditures generally are recorded when a liability is incurred, in accordance with accrual accounting. However, expenditures related to claims and judgments are recorded only when payment is due.

All material governmental fund expenditures are classified as current. All governmental fund revenues of the District are considered susceptible to accrual.

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
NOTES TO FINANCIAL STATEMENTS

December 31, 2025

NOTE A – SUMMARY OF ACCOUNTING POLICIES (Continued)

4. Assets and Liabilities

Deposits and investments - The District's cash and cash equivalents are considered to be cash on hand and short-term investments with original maturities of three months or less from the date of acquisition.

Receivable from State and local governments - The amount recorded as receivable from State and local government represents outstanding funding commitments from the State of Georgia and various local counties and cities. The District periodically evaluates the collectability of receivables on a case by case basis. Anytime an evaluation indicates there is doubt on the collectability of a receivable, the District will record an allowance for doubtful accounts. When the District determines an account will not be collected, it is written off the books. On December 31, 2025, the District believed all receivables were fully collectible. Accordingly, no allowance for doubtful accounts has been recorded as of year-end.

Capital assets - The District defines capital assets as assets with an initial individual cost of more than \$1,000 (amount not rounded) and an estimated useful life in excess of two years. Such assets are recorded at historical cost. The District did not have any capital assets as of December 31, 2025.

Unearned revenue – Unearned revenues arise when the District receives regional appropriations or grant funds in the current period, which relate to subsequent periods and have not been earned. In the subsequent period the liability for unearned revenue is removed from the balance sheet and revenue is recognized.

5. Net Position

The difference between a government's assets and liabilities is recorded as net position in the Statement of Net Position column of the Governmental Fund Balance Sheet and Statement of Net Position.

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
NOTES TO FINANCIAL STATEMENTS

December 31, 2025

NOTE A – SUMMARY OF ACCOUNTING POLICIES (Continued)

6. Fund Equity

GASB Statement 54 “Fund Balance Reporting and Governmental Fund Type Definitions” enhances the usefulness of fund balance information by providing clearer fund balance classifications that can be more consistently applied and by clarifying the existing governmental fund type definitions. The District implemented this standard in fiscal year 2011. In the fund financial statements, governmental funds report fund classifications that comprise a hierarchy based primarily on the extent to which the District is bound to honor constraints on the specific purposes for which amounts in those funds can be spent. Amounts that are restricted to specific purposes either by a) constraints placed on the use of resources by creditors, grantors, contributors, or laws or regulations of other governments or b) imposed by law through constitutional provisions or enabling legislation are classified as restricted fund balances. Amounts that can only be used for specific purposes pursuant to constraints imposed by the District Governing Board (the “Board”) Members through an ordinance or resolution are classified as committed fund balances. Amounts that are constrained by the District’s intent to be used for specific purposes but are neither restricted nor committed are classified as assigned fund balances. Assignments are made by District management based on the Board Members’ direction. Nonspendable fund balances include amounts that cannot be spent because they are either (a) not in spendable form or (b) legally or contractually required to be maintained intact. Unassigned fund balances represents fund balance that has not been restricted, committed, or assigned to specific purposes within the general fund, and are available for any purpose. The Board has adopted a policy to maintain a minimum fund balance of \$300,000.

The District uses restricted amounts to be spent first when both restricted and unrestricted fund balance is available unless there are legal documents or contracts that prohibit doing so. Additionally, the District would first use committed, then assigned, and lastly unassigned amounts of unrestricted fund balance when expenditures are made.

7. Budget

The Budget is organized on a ‘fund’ basis. A fund is an accounting entity used to account for revenue of like sources. The District had only one fund, the General Fund that was utilized during the year. The General Fund is the basic operating fund of the District. It is used to account for all financial resources not required to be accounted for in another category.

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
NOTES TO FINANCIAL STATEMENTS

December 31, 2025

NOTE A – SUMMARY OF ACCOUNTING POLICIES (Continued)

8. Management Estimates

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect the reported amounts of assets, liabilities, and the disclosure of contingent liabilities at the date of the financial statements, and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from those estimates.

NOTE B – COMPLIANCE AND ACCOUNTABILITY

Budgets for the District’s General Fund are adopted on a basis consistent with GAAP. Prior to July 1 each year the officers of the Board submit to the District for adoption a preliminary budget required for the operation of the District during the ensuing calendar year, which is also the fiscal year. The budget at the legal level of control is organized into a General Fund. The budget must be balanced. The Board votes to adopt the budget for the ensuing fiscal year, subject to amendment or modification, during its September or October meeting. During the fiscal year, the Finance Committee may from time to time recommend, and the Executive Committee may make revisions to the adopted budget and program of work as provided below, when such revisions are deemed necessary for the accomplishment of program of work objectives.

- Such budget and program of work revisions may involve:
 - Fund transfers among elements of the adopted program of work.
 - Modifications of or additions to the work to be performed under the adopted program of work.

- Budget and program of work revisions may be undertaken by the Chairman, with the agreement of the Finance Committee, without prior approval by the District, subject to the following limitations:
 - The cumulative absolute value of fund transfers shall not exceed five percent of the total adopted disbursements budget.
 - Fund transfers shall not cause or result from a significant change in the scope or objective of the work to be performed under any of the elements of the adopted program of work.
 - Program of work modifications or additions shall not cause or result from a significant change in scope or objectives of work to be performed under any of the elements of the adopted program of work.
 - Revisions shall not cause any increase in the total adopted budget.

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
NOTES TO FINANCIAL STATEMENTS

December 31, 2025

NOTE B – COMPLIANCE AND ACCOUNTABILITY (Continued)

Miscellaneous operating expenses exceeded budget by \$5,894. There were no other significant general fund expenditures which exceeded appropriations.

NOTE C – DETAILED NOTES ON THE GENERAL FUND

Credit Risk – The District is authorized to deposit funds in financial institutions as determined by the Board of Directors of the District, subject to any applicable law. As of December 31, 2025, the District had no deposits other than one checking account with Truist and the investment in Georgia Fund 1 described below.

Custodial Credit Risk-Deposits – Custodial credit risk for deposits is the risk that, in the event of the failure of a depository financial institution, a government will not be able to recover deposits or will not be able to recover collateral securities that are in the possession of an outside party. The District reduces its exposure to custodial credit risk by requiring deposits to be collateralized in accordance with state law. As of December 31, 2025, the District had no bank balances that were exposed to custodial credit risk.

Investments - At December 31, 2025 cash and cash equivalents include \$2,264,575 of investments in the State of Georgia’s Local Government Investment Pool (Georgia Fund 1). Georgia Fund 1 is regulated by the oversight of the Georgia Office of the State Treasurer. The pool’s primary objectives are safety of capital investment income, liquidity and diversification. The pool consists of U. S. Treasury obligations, securities issued or guaranteed by the U. S. Government or any of its agencies or instrumentalities, banker acceptances, overnight and term repurchase agreements with highly rated counterparties, and collateralized bank accounts. Fair value of the investment in Georgia Fund 1 is equal to the value of the pool of shares. As of December 31, 2025, the Georgia Fund 1 had a weighted average maturity of 27 days and a credit rating of AAAs by Standard & Poor’s.

Receivables - Receivables as of December 31, 2025 for the District are as follows:

Funding Source	Receivable
City of Atlanta	\$ 124,679
Cherokee County	66,655
Coweta County	36,540
Paulding County	42,165
Toilet Rebates	360
Georgia Environmental Protection Agency	138,088
Old Castle Infrastructure	7,000
Georgia Dept of Natural Resources	6,000
	\$ 421,487

**METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
NOTES TO FINANCIAL STATEMENTS**

December 31, 2025

NOTE D – OTHER INFORMATION

Risk Retention

The District is exposed to various risks of loss related to torts, errors and omissions. The District is a State agency that participates in an entity risk pool operated by the State of Georgia Department of Administrative Services. This is a common risk pool currently operating as a common risk management and insurance program for State agencies. The District is required to report to the Georgia Department of Law as promptly as possible all incidents which could result in the risk pool being required to pay any claim of loss. The District is also required to use the attorneys of the Department of Law to represent the District in investigation, settlement discussions and all levels of litigation arising out of any claim or errors and omissions made against the District within the scope of loss protection furnished by the Department of Administrative Services.

There have been no claims and no settlements for the current year or the three prior years.

The District believes the risk of loss related to torts is remote and thus believes it is more economical to retain such risk. Because management believes the probability of loss related to a tort is remote, no amounts are reserved or set aside for any future losses.

METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
NOTES TO FINANCIAL STATEMENTS

December 31, 2025

NOTE D – OTHER INFORMATION (Continued)

District Appropriations

Significant revenues reported in the General Fund are received from the City of Atlanta and the 15-county area of the District. Pursuant to state law, the District adopted a funding formula to be paid by member governments of \$0.25 per capita (2020 census) for calendar year 2025. Based upon this funding formula, the District recorded \$1,398,593 in revenue for the year.

The following is the appropriation funding level for all members of the District:

<u>Members</u>	<u>2020 Population</u>	<u>2025 Dues Revenue</u>	<u>2026 Unearned Dues Revenue</u>
Atlanta	498,715	\$ 124,679	\$ 124,679
Bartow	108,901	27,225	27,225
Cherokee	266,620	66,655	66,655
Clayton	297,595	74,399	74,399
Cobb	766,149	191,537	191,537
Coweta	146,158	36,540	36,540
DeKalb	724,362	181,091	181,091
Douglas	144,237	36,059	36,059
Fayette	119,194	29,799	29,799
Forsyth	251,283	62,821	62,821
Fulton	608,015	152,004	152,004
Gwinnett	957,062	239,265	239,265
Hall	203,136	50,784	50,784
Henry	240,712	60,178	60,178
Paulding	168,661	42,165	42,165
Rockdale	93,570	23,392	23,392
	<u>5,594,370</u>	<u>\$ 1,398,593</u>	<u>\$ 1,398,593</u>

In addition to the \$1,398,593 of unearned dues revenue detailed above, the District had \$125,000 of unearned grant revenues as of December 31, 2025.

**METROPOLITAN NORTH GEORGIA WATER PLANNING DISTRICT
NOTES TO FINANCIAL STATEMENTS**

December 31, 2025

NOTE E – CONTINGENCIES

Administrative Agreement

Pursuant to an administrative and staff services agreement, the Atlanta Regional Commission (ARC) has agreed to provide administrative financial and technical staff support to the District. The District does not have any employees. Labor and related expenses are for employees of the Atlanta Regional Commission who contracts with the District to perform planning and administrative activities. Substantially all District costs are paid by the ARC and reimbursed by the District. On December 31, 2025, the District owed ARC \$959,187 for unreimbursed costs.

COMPLIANCE SECTION

**INDEPENDENT AUDITOR’S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON
COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN
ACCORDANCE WITH *GOVERNMENT AUDITING STANDARDS***

To the Board Members of the
Metropolitan North Georgia Water Planning District

We have audited, in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities and the general fund of the Metropolitan North Georgia Water Planning District (“the District”), as of and for the year ended December 31, 2025, and the related notes to the financial statements, which collectively comprise the District’s basic financial statements, and have issued our report thereon dated May 22, 2026

Report on Internal Control over Financial Reporting

In planning and performing our audit of the financial statements, we considered the District’s internal control over financial reporting (internal control) as a basis for designing procedures that are appropriate in the circumstances for the purpose of expressing our opinion on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District’s internal control. Accordingly, we do not express an opinion on the effectiveness of the District’s internal control.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the District’s financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over financial reporting was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses or significant deficiencies may exist that were not identified.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the financial statements. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

Nichols, Cauley + Associates, LLC

Kennesaw, Georgia
May 22, 2026



Metropolitan North Georgia Water Planning District
International Tower | 229 Peachtree St., NE | Suite 100 | Atlanta, GA 30303

MEMORANDUM

Date: June 3, 2026
To: Executive Committee
From: Mark Berry, Finance Committee Chair
RE: Revision to the 2026 Budget and Proposed 2027 Budget and Work Program

The following memo describes the proposed revisions to the 2026 Budget and the proposed 2027 Budget and Work Program.

The 2026 Budget Revision includes a reduction in the starting fund balance due to a combination of lower than projected 2025 expenses, an adjustment for anticipated revenue for the GA 319 grant, and a shift in the recognition of the \$500,000 from state appropriations from the prior 2025 District budget to the 2026 District budget year in accordance with the 2025 Annual Comprehensive Finance Report (ACFR) provided in the meeting materials.

The Proposed 2027 Budget and Work Program reflect no change in the county dues rate from the prior year. Contract expenses have been adjusted to recognize the remaining work related to the 2028 Plan Update. Miscellaneous expenses have been adjusted to include expenses related to website upgrades required by the Web Content Accessibility Guidelines 2.1 Level AA Standards associated with the Americans with Disability Act.

2026 Budget Revision – The District proposes a revision to the 2026 budget to reflect the final figures identified in the 2025 ACFR.

Beginning Fund Balance - The beginning fund balance for 2026 was reduced based on the combination of a reduction in expenses in 2025 as documented by the District's 2025 ACFR Report and a shift in the recognition of the \$500,000 from state appropriations from the prior 2025 District budget to the 2026 District budget year when the funds are expected to be expended.

Revenues – Revenues under the GA EPD 319 Grant were increased to recognize a shift in expenses and revenues from 2025 to 2026 for work being conducted by the consultant.

The District maintains two interest bearing accounts, a Truist money market account and a Georgia Fund 1 account earning 2.1% and 3.68% respectively. Based on the current account balances and interest rates, we are maintaining current assumptions for interest income revenue at this time.

2026 Budget Revision and 2027 Budget and Work Program Memo

Expenses – No changes.

Proposed 2027 Budget and Work Program - As required by O.C.G.A. § 12-5-577, the attached proposed budget and work program for calendar year 2027 has been prepared. This budget will fund the work program to continue the District's multi-year implementation tasks and development of the 2028 Plan Update.

Revenues - The 2027 revenues include \$250,000 in state FY2027 appropriations as approved in the 2026 legislative session. Local dues reflect the per-capita dues rate which is held steady from the prior year at \$0.25.

Proposed 2027 Local Dues: 5,594,370 (2020 Census pop.) x \$0.25 per-capita = \$1,398,593

The proposed dues by county are provided below.

Interest income is assumed to be the same as 2026. The District will reassess the rate assumptions at the end of 2026 and recommend amendments to the budget as needed.

Miscellaneous fees reflect the projected revenue from the District's Post-Construction Stormwater Technology Assessment Protocol program.

Expenses – A four percent salary increase is included to account for annual merit increases and promotions. The estimated fringe benefits rate is expected to remain at 52 percent and overhead is expected to remain at 31 percent. Overhead is calculated as a percentage of the combination of salary and fringe.

Also included are projected contract expenses of \$230,000 for the 2028 Plan Update, \$60,000 for governmental affairs, \$5,000 for reservoir management, and \$50,000 for other contracts. The Miscellaneous Expenses line item includes an increase of \$15,000 over the 2026 budget to fund website upgrades associated with ADA-mandated accessibility guidelines (WCAG 2.1 Level AA). These standards are designed to make digital content more accessible to all users, and while regional agencies now have until 2028 to comply, initiating these updates in 2027 ensures our systems remain a reliable foundation for regional communication. Public awareness/education expenses are projected to remain the same.

Recommendation for Approval - The Finance Committee held a conference call meeting on May 11, 2026, to review the proposed 2026 Budget Revision and 2027 Budget and Work Program. The Finance Committee recommended these two proposals for approval. Following the Finance Committee call, the 2025 ACFR was released which deferred the recognition of the \$500,000 received from state appropriations for the 2028 Plan Update to the 2026 Budget. This memo reflects that change and will now go before the Executive Committee for approval with this change.

2026 Budget Revision and 2027 Budget and Work Program Memo

Population and Proposed Dues by Jurisdiction

Jurisdiction	Population (2020 Census)	2026 Dues (\$0.25/capita)
Atlanta	498,715	\$124,678.75
Bartow	108,901	\$27,225.25
Cherokee	266,620	\$66,655.00
Clayton	297,595	\$74,398.75
Cobb	766,149	\$191,537.25
Coweta	146,158	\$36,539.50
DeKalb*	724,362	\$181,090.50
Douglas	144,237	\$36,059.25
Fayette	119,194	\$29,798.50
Forsyth	251,283	\$62,820.75
Fulton*	608,015	\$152,003.75
Gwinnett	957,062	\$239,265.50
Hall	203,136	\$50,784.00
Henry	240,712	\$60,178.00
Paulding	168,661	\$42,165.25
Rockdale	93,570	\$23,392.50
TOTALS	5,594,370	\$1,398,592.50

*DeKalb and Fulton population figures do not include City of Atlanta population.

2026 Budget

Metropolitan North Georgia Water Planning District

June 3, 2026
DRAFT

	2026 ADOPTED June 17, 2025	2026 ADOPTED December 10, 2025	2026 DRAFT June 3, 2026
Per Capita Dues Rate	\$ 0.250	\$ 0.250	\$ 0.250
Revenues			
State Funding (Appropriations)	250,000	250,000	250,000
State Funding (GAEPD 319 Grant)	50,000	90,000	100,410
State Funding (Plan Update)	-	-	500,000
Local Dues (2020 Census at per capita rate)	1,398,593	1,398,593	1,398,593
Interest Income	55,000	55,000	55,000
Misc. Fees	15,500	15,500	15,500
Total Revenues	1,769,093	1,809,093	2,319,503
Expenses by Type			
Chairman's Allowance	3,000	3,000	3,000
District Planning Function			
Salaries*	755,985	755,985	755,985
Fringe Benefits	362,873	393,112	393,112
Overhead	374,817	356,220	356,220
Contracts	765,000	845,000	845,000
Miscellaneous Operating	85,000	85,000	85,000
Public Awareness / Education	100,000	100,000	100,000
Total Expenses	2,446,674	2,538,317	2,538,317
Projected increase/(-) reduction in Fund Balance	(677,582)	(729,224)	(218,814)
2028 Plan Update Reserve			1,067,260
Projected Reserve Fund Balance			300,000
Beginning Fund Balance			1,586,074
Projected Ending Fund Balance			1,367,260

NOTES

1. The District received \$250,000 for District Administration for State FY2026 and \$500,000 for the 2028 Plan Update. Previous versions of the 2025 and 2026 budgets recognized the Plan Update funding in 2025, however, moving forward, this funding will be recognized in 2026 to coincide with the calendar year that the funds will be expended and consistent with the 2025 District Annual Certified Financial Report.

2. The District will strive to maintain a minimum fund balance of \$300,000 for operating

3. Contracts: 2028 Plan Update, Stormwater Management Infrastructure Mapping Strategy, Stormwater Facilitation, Drought Management Technical Assistance, Governmental Affairs and other contracts

4. Misc. Operating: This category includes operating supplies, publications, printing and photocopying, meeting expenses, postage, contractual photocopying, meeting expenses, postage, contractual, operating services such as

* Includes 3,000 of match funds for the Stormwater Management Infrastructure Mapping Strategy project.

2027 Budget
Metropolitan North Georgia Water Planning District

June 3, 2026
DRAFT

	<u>2025</u> Final Audit	<u>2026</u> DRAFT Revision June 3, 2026	<u>2027</u> DRAFT June 3, 2026
Per Capita Dues Rate	\$ 0.250	\$ 0.250	\$ 0.250
Revenues			
State Funding (Appropriations)	250,000	250,000	250,000
State Funding (GAEPD 319 Grant)	149,590	100,410	-
State Funding (Plan Update)	-	500,000	-
Local Dues (2020 Census at per capita rate)	1,398,593	1,398,593	1,398,593
Interest Income	105,294	55,000	55,000
Misc. Fees	13,120	15,500	15,000
Total Revenues	1,916,597	2,319,503	1,718,593
Expenses by Type			
Chairman's Allowance	446	3,000	3,000
District Planning Function			
Salaries	666,471	755,985	786,224
Fringe Benefits	317,005	393,112	408,837
Overhead	329,465	356,220	370,469
Contracts	237,497	845,000	345,000
Miscellaneous Operating	90,894	85,000	100,000
Public Awareness / Education	58,314	100,000	100,000
Total Expenses	1,700,092	2,538,317	2,113,531
Projected increase/(-) reduction in Fund Balance	216,505	(218,814)	(394,938)
2028 Plan Update Reserve			672,322
Projected Reserve Fund Balance			300,000
Beginning Fund Balance (Estimated)	1,369,569	1,586,074	1,367,260
Projected Ending Fund Balance	1,586,074	1,367,260	972,322

NOTES

1. The District received \$250,000 for District Administration for State FY2027.
2. The District will strive to maintain a minimum fund balance of \$300,000 for operating contingencies.
3. Contracts: 2028 Plan Update, Drought Management Technical Assistance, Governmental Affairs and other contracts
4. Misc. Operating: This category includes operating supplies, publications, printing and photocopying, travel, meeting expenses, postage, website services, financial audit, and other misc. expenses.

YEAR 2027 DISTRICT WORK PROGRAM SUMMARY

District General and Basin Advisory Council Management

The District staff will provide overall management of the District. Specific activities will include:

1. Administrative support for District Board and committees.
2. Budgeting, accounting and financial services.
3. Contract management.
4. Preparation, publication and distribution of the Annual Activities and Progress Report.
5. Basin Advisory Council (BAC) management and coordination.
6. Coordinating and meeting with other Water Planning Councils in the state on various water planning issues.
7. Representing the District in a variety of forums, including legislature and various speaking opportunities.
8. Website management, electronic newsletters and social media.
9. Updating the District's website to comply with the Web Content Accessibility Guidelines 2.1 Level AA Standards associated with the Americans with Disability Act.
10. Reviewing and processing plan amendments as needed.
11. Responding to general information requests as needed.
12. Providing research and support to the Legislative Policy Committee

The District General Tasks are estimated to be 13 percent of the 2027 budget.

Water Supply

The District staff will provide technical support to local governments in water supply and water conservation. Specific activities will include:

1. Discussing plan update needs with the TCC and BACs and conducting the planning work for the 2028 Water Resources Management Plan Update.
2. Working with a consultant to develop the 2028 Plan Update.
3. Reviewing and coordinating with TCC on regional issues and work products for water supply and water conservation.
4. Collecting implementation information from local governments through surveys and audit reviews.
5. Coordinating and providing technical assistance to local government implementation activities on the Water Resources Management Plan.
6. Developing and conducting training workshops for local government staff. Workshop topics will be determined by TCC.
7. Researching case examples and papers related to the water conservation program and responding as needed.
8. Partnering and coordinating with GA EPD on conservation and water supply activities as needed.
9. Maintaining and updating information and technical resources on the District's website.
10. Coordinating District updates and activities on issues related to tri-state water disputes.
11. Coordinating and providing technical assistance to local governments on drought management.

12. Participating in ACF Stakeholders organization as part of outreach to other areas of the state as needed.
13. Updating water use information in preparation for the 2028 Plan Update.

The District Water Supply Tasks are estimated to be 22 percent of the 2027 budget.

Watershed Management

The District staff will provide technical training and guidance to support local governments in protecting and improving water resources through watershed and stormwater management.

Specific activities will include:

1. Discussing plan update needs with the TCC and BACs and conducting the planning work for the 2028 Plan Update.
2. Working with a consultant to develop the 2028 Plan Update.
3. Reviewing and coordinating with the TCC on regional issues and work products for stormwater and watershed management.
4. Coordination and providing technical assistance to local government implementation activities on the Water Resources Management Plan.
5. Collecting implementation information from local governments through surveys and audit reviews.
6. Developing and conducting training workshops for local government staff. Workshop topics are to be determined by TCC.
7. Work on nutrient water quality issues with a special technical working group.
8. Coordination of the Post-Construction Stormwater Technology Assessment Protocol for Metropolitan North Georgia.
9. Develop messaging and provide technical assistance to various stakeholders on broader non-point source pollution issues.

The District Watershed Management Tasks are estimated to be 22 percent of the 2027 budget.

Wastewater

The District staff will provide technical support to local governments in managing wastewater treatment, sewer systems and associated water quality issues. Specific activities will include:

1. Discussing plan update needs with the TCC and BACs and conducting the planning work for the 2028 Plan Update.
2. Working with a consultant to develop the 2028 Plan Update.
3. Reviewing and coordinating with TCC on regional issues and work products for wastewater management including biosolids management.
4. Coordinating and providing technical assistance to local government implementation activities on the Water Resources Management Plan.
5. Collecting implementation information from local governments through surveys and audit reviews.
6. Developing and conducting training workshops for local government staff. Workshop topics are to be determined by TCC.
7. Working with the TCC to develop educational materials on the proper use of sewer systems and septic tanks.
8. Monitoring GA EPD's development of nutrient criteria for surface waters in the District.

The District Wastewater Tasks are estimated to be 21 percent of the 2027 budget.

Public Awareness and Education

The District staff will coordinate public awareness and education activities. This will include:

1. Discussing plan update needs with the TCC and BACs and conducting the planning work for the 2028 Plan Update.
2. Working with a consultant to develop the 2028 Plan Update.
3. Developing materials for the My Drop Counts water conservation campaign in coordination with the TCC.
4. Collecting implementation information from local governments through surveys and audit reviews.
5. Updating existing educational materials and developing new educational materials needed by TCC members to support local education efforts.
6. Preparing, purchasing, and disseminating water education and information materials to local governments and for District supported events.
7. Reviewing and coordinating with TCC on regional issues and work products for education.
8. Conducting an Essay Contest for Middle School students.
9. Conducting a Video Contest for High School students.
10. Conducting a Photo/Calendar Contest for adults.
11. Maintaining and updating nonpoint source educational materials to support the local government's Phase I and II stormwater permit requirements.
12. Conducting "Water Drop Dash" regional fun run and 5K to promote water conservation, including educational fair.
13. Implementing a media campaign to promote nonpoint source education and My Drop Counts water conservation campaign.

The Public Awareness and Education Tasks are estimated to be 22 percent of the 2027 budget.



Metropolitan North Georgia Water Planning District

International Tower | 229 Peachtree St., NE | Suite 100 | Atlanta, GA 30303

TO: Executive Committee

FROM: Metro Water District Staff

DATE: June 3, 2026

RE: Plan Amendment Process Documentation and Staff Recommendation
(City of Senoia)

The Metropolitan North Georgia Water Planning District received a request from the City of Senoia to modify the Water Resources Management Plan. According to the Plan Amendment Guidelines adopted by the Board on August 28, 2013, District staff are required to provide the Executive Committee with a category recommendation concerning the plan amendment request prior to the meeting. Please find the following summary of the amendment request along with the District staff recommendation.

Amendment Request: Appendix B, Coweta County - Water

Local Jurisdiction: City of Senoia

Description: The City of Senoia requests that Appendix B, Coweta County - Water be revised to include a new surface water withdrawal and a new water treatment plant within the Line Creek watershed. The intent is to add additional surface water withdrawal and treatment capacity for a peak day equal to 1.5 mgd. The additional proposed treatment capacity would be constructed over the planning period, at the existing facility or a new site, with the potential for 2-phase construction such as two (2) 0.750 mgd phases. The City of Senoia currently has a withdrawal permit with a monthly limit of 0.3 MGD from Hutchins Lake and a water treatment plant with a total capacity of 0.45 PD-MGD. The new withdrawal will allow the City to once again utilize the full capacity of the existing Senoia WTP. Additionally, the groundwater capacity for the City will be reduced to reflect the recent decommissioning of two wells.

Additional background is provided in the attached letter.

Staff Recommendation:

District staff recommend this request be categorized as a major amendment and subject to a 30-day public comment period because modification of the plan is local in nature but may be objected to by other local parties.

COWETA COUNTY - WATER (Page 1 of 2)

Summary of Planned Sources

Source	Local Water Provider	Current Permitted Withdrawal Monthly Average (MGD)	Planned 2040 Withdrawal (MGD) (Note 1)	
			Monthly (Note 2)	Peak Day
B.T. Brown Reservoir (Notes 3, 4, 5)	CCWSA	6.7	22.1	26.9
Chattahoochee River (Notes 3, 4, 5, 6)		Fills B.T. Brown Reservoir		
J.T. Haynes Reservoir	Newnan	14.0	14.0	18.6
Sandy Brown Creek		Fill J.T. Haynes Reservoir only		
White Oak Creek (Flint River)				
Line Creek (Flint River)				
Hutchins Lake (Keg Creek)	Senoia	0.3	0.34	0.45
Crystalline Rock Aquifer		0.233	0.233	0.233
Crystalline Rock Aquifer	CCWSA	0.504	0.504	0.504
Total Withdrawal (MGD)		21.7	37.1	46.7

Notes:

- 2040 Planned Withdrawal reflects proposed plant capacities needed to accommodate projected water demands and incremental plant expansions.
- Monthly is calculated by dividing Peak Day by 1.33, unless otherwise listed in current permits.
- The B.T. Brown Reservoir and pumping system will be capable of providing 26.9 MGD at 2040. The water intake pump station and raw water transmission main from the Chattahoochee River will have the capacity to pump at a peak rate of 21.3 MGD at 2040. The buildout capacity will be constructed in phases as demands increase.
- The withdrawal from the Chattahoochee River is to be pumped into B.T. Brown Reservoir for storage prior to treatment. The withdrawal from B.T. Brown Reservoir is taking water previously removed from the Chattahoochee River for treatment. As water demand continues to increase, CCWSA may seek additional storage to its reservoir system.
- The withdrawals from the Chattahoochee River and B.T. Brown Reservoir are to serve as a replacement for an existing water source from a small tributary of the Chattahoochee River, which has proven its inability as a resilient water source in most recent droughts of record. This proposed Chattahoochee River withdrawal will allow the Authority to supply demands previously served by outside water providers and increase the resilience of its water supply.
- The Chattahoochee River pump rate of 21.3 MGD for 2040 is required to help fill the B.T. Brown Reservoir. This withdrawal is not additive and is thus not included in the Total Withdrawal for Coweta County.

Summary of Needs

Water Demands & Capacities	2040 Peak Day Demand (PD-MGD) (Note 7)
Coweta County Needs	33.1
Self Supplied	-1.6
From Fulton County (City of Atlanta) (Note 8)	0.0
From Griffin's Still Branch Reservoir (Note 8)	-5.0
Total Projected Demand from Facilities (PD-MGD)	26.4
Treatment Capacity	46.7
Total Projected Demand from Facilities (AADF-MGD)	2040 (AADF-MGD)
	20.7

Notes:

- District-wide planning peak day factor is 1.6 times annual average day.
 For local system planning, the highest peak day factor was 1.56 from 2011 to 2019 in this County.
- Coweta County Water and Sewer Authority (CCWSA) is seeking a permit from Georgia EPD to have a direct withdrawal from the Chattahoochee River. If that water withdrawal is permitted and constructed, CCWSA would no longer purchase from the City of Atlanta. In either scenario, total withdrawals from the Chattahoochee will not be affected. In the event that a withdrawal permit is obtained, the connection with the City of Atlanta will be maintained for emergency service.
- The Still Branch Creek Reservoir is located outside of the District and is owned by the City of Griffin in Spalding County. The reservoir serves Pike and Spalding Counties as well as Coweta County. Coweta County has a purchase contract for 3.0 PDD-MGD of finished water (2012) from the City of Griffin which increases to 5.0 PDD-MGD on July 1, 2022.

COWETA COUNTY - WATER (Page 2 of 2)

Phasing Plan

Facilities (Note 10)	Existing (2021) Permitted Plant Capacity (PD-MGD)	By 2040 Plant Capacity at End of Period (PD-MGD)
Chattahoochee Basin		
CCWSA B.T. Brown WTP (Note 11)	6.4	26.9
Chattahoochee/Flint Basins		
Newnan Hershall Norred WTP	14.0	18.6
Flint Basin		
Senoia WTP (Note 12)	0.45	0.45
Groundwater		
Senoia	0.233	0.233
CCWSA Murphy Well	0.504	0.504
Total Capacity (PD-MGD)	21.6	46.7

Notes:

- 10) The schedule shown above is intended to be a general guideline to identify general expansion needs. Expansion capacity may be required sooner or later than indicated depending on local population and employment growth, water service extensions and other planning variables. Specific conditions for withdrawal and operation permits will be determined by Georgia EPD.
- 11) The B.T. Brown WTP should be expanded to 26.9 PD-MGD by 2040 to fully utilize the yield of B.T. Brown Reservoir.
- 12) The City of Senoia has a withdrawal permit with a monthly limit of 0.3 MGD from Hutchins Lake and a WTP with a total capacity of 0.45 PD-MGD. The City will need to increase their water withdrawal permit in order to fully utilize the plant capacity.

Interconnections

Maintain existing interconnections and water supply agreements with City of Atlanta, City of Griffin and additional interconnections as necessary.

COWETA COUNTY - WATER (Page 1 of 2)

Summary of Planned Sources

Source	Local Water Provider	Current Permitted Withdrawal Monthly Average (MGD)	Planned 2040 Withdrawal (MGD) (Note 1)	
			Monthly (Note 2)	Peak Day
B.T. Brown Reservoir (Notes 3, 4, 5)	CCWSA	6.7	22.1	26.9
Chattahoochee River (Notes 3, 4, 5, 6)		Fills B.T. Brown Reservoir		
J.T. Haynes Reservoir	Newnan	14.0	14.0	18.6
Sandy Brown Creek		Fill J.T. Haynes Reservoir only		
White Oak Creek (Flint River)				
Line Creek (Flint River)				
Hutchins Lake (Keg Creek)	Senoia	0.3	0.34	0.45
Line Creek (Flint River)		0	1.125	1.5
Crystalline Rock Aquifer (Note 13)		0.233 0.119	0.233 0.119	0.233 0.119
Crystalline Rock Aquifer	CCWSA	0.504	0.504	0.504
Total Withdrawal (MGD)		21.7	37.1 38.2	46.7 48.1

Notes:

- 1) 2040 Planned Withdrawal reflects proposed plant capacities needed to accommodate projected water demands and incremental plant expansions.
- 2) Monthly is calculated by dividing Peak Day by 1.33, unless otherwise listed in current permits.
- 3) The B.T. Brown Reservoir and pumping system will be capable of providing 26.9 MGD at 2040. The water intake pump station and raw water transmission main from the Chattahoochee River will have the capacity to pump at a peak rate of 21.3 MGD at 2040. The buildout capacity will be constructed in phases as demands increase.
- 4) The withdrawal from the Chattahoochee River is to be pumped into B.T. Brown Reservoir for storage prior to treatment. The withdrawal from B.T. Brown Reservoir is taking water previously removed from the Chattahoochee River for treatment. As water demand continues to increase, CCWSA may seek additional storage to its reservoir system.
- 5) The withdrawals from the Chattahoochee River and B.T. Brown Reservoir are to serve as a replacement for an existing water source from a small tributary of the Chattahoochee River, which has proven its inability as a resilient water source in most recent droughts of record. This proposed Chattahoochee River withdrawal will allow the Authority to supply demands previously served by outside water providers and increase the resilience of its water supply.
- 6) The Chattahoochee River pump rate of 21.3 MGD for 2040 is required to help fill the B.T. Brown Reservoir. This withdrawal is not additive and is thus not included in the Total Withdrawal for Coweta County.

Summary of Needs

Water Demands & Capacities	2040 Peak Day Demand (PD-MGD) (Note 7)
Coweta County Needs	33.1
Self Supplied	-1.6
From Fulton County (City of Atlanta) (Note 8)	0.0
From Griffin's Still Branch Reservoir (Note 8)	-5.0
Total Projected Demand from Facilities (PD-MGD)	26.4
Treatment Capacity	46.7
Total Projected Demand from Facilities (AADF-MGD)	2040 (AADF-MGD)
	20.7

Notes:

- 7) District-wide planning peak day factor is 1.6 times annual average day.
 For local system planning, the highest peak day factor was 1.56 from 2011 to 2019 in this County.
- 8) Coweta County Water and Sewer Authority (CCWSA) is seeking a permit from Georgia EPD to have a direct withdrawal from the Chattahoochee River. If that water withdrawal is permitted and constructed, CCWSA would no longer purchase from the City of Atlanta. In either scenario, total withdrawals from the Chattahoochee will not be affected. In the event that a withdrawal permit is obtained, the connection with the City of Atlanta will be maintained for emergency service.
- 9) The Still Branch Creek Reservoir is located outside of the District and is owned by the City of Griffin in Spalding County. The reservoir serves Pike and Spalding Counties as well as Coweta County. Coweta County has a purchase contract for 3.0 PDD-MGD of finished water (2012) from the City of Griffin which increases to 5.0 PDD-MGD on July 1, 2022.

COWETA COUNTY - WATER (Page 2 of 2)

Phasing Plan

Facilities (Note 10)	Existing (2021) Permitted Plant Capacity (PD-MGD)		By 2040 Plant Capacity at End of Period (PD-MGD)	
Chattahoochee Basin				
CCWSA B.T. Brown WTP (Note 11)	6.4		26.9	
Chattahoochee/Flint Basins				
Newnan Hershall Norred WTP	14.0		18.6	
Flint Basin				
Senoia WTP (Note 12)	0.45		0.45	
Proposed Senoia WTP #2	0		1.5	
Groundwater				
Senoia (Note 13)	-0.233	0.119	-0.233	0.119
CCWSA Murphy Well	0.504		0.504	
Total Capacity (PD-MGD)	21.6	21.5	46.7	48.1

Notes:

- 10) The schedule shown above is intended to be a general guideline to identify general expansion needs. Expansion capacity may be required sooner or later than indicated depending on local population and employment growth, water service extensions and other planning variables. Specific conditions for withdrawal and operation permits will be determined by Georgia EPD.
- 11) The B.T. Brown WTP should be expanded to 26.9 PD-MGD by 2040 to fully utilize the yield of B.T. Brown Reservoir.
- 12) The City of Senoia has a withdrawal permit with a monthly limit of 0.3 MGD from Hutchins Lake and a WTP with a total capacity of 0.45 PD-MGD. The City will need to increase their water withdrawal permit in order to fully utilize the plant capacity.
- 13) **Groundwater wells will remain in service as long as practicable.**

Interconnections

Maintain existing interconnections and water supply agreements with City of Atlanta, City of Griffin and additional interconnections as necessary.



May 8, 2026

Maya Goldman, P.E.
Metropolitan North Georgia Water Planning District
229 Peachtree St NE, Suite 100
International Tower
Atlanta, Georgia 30303

RE: Line Creek Withdrawal Permit
Senoia, Georgia
H&A File No. 6085-020

Dear Maya:

Hofstadter & Associates, Inc. (H&A) respectfully submits this letter on behalf of the City of Senoia to formally request an amendment to the Metropolitan North Georgia Water Planning District **“Water Resources Management Plan (December 2022)”** (WRMP). Specifically, we request that the amendment revise the WRMP Appendix B County-Level Summaries for Senoia under the Coweta County – Water heading. The requested changes include two (2) subjects: (1) The current and planned 2040 groundwater withdrawal allocation from the Crystalline Rock Aquifer will be reduced from 0.233 mgd to 0.119 mgd to match the EPD permit; and (2) The planned 2040 surface water withdrawal allocation will be increased by 1.5 mgd from a new Line Creek intake structure and water treatment plant. The requested changes will be shown in more detail in the “Amendment Request Description” section of this letter.

Background

The City of Senoia is currently in a multi-year planning process to ensure that adequate water and wastewater infrastructure is available for existing and future populations, including residential, non-residential, and industrial users. The City recognizes that it is critical to coordinate with both Georgia EPD and with the Metropolitan North Georgia Water Planning District when planning for long-range infrastructure upgrades. The City submitted a Surface Water Withdrawal Permit Application to Georgia EPD on July 2, 2025 for a potential new site. The City now desires to request an amendment to the WRMP that aligns with the surface water withdrawal permit application. Much of the supporting information found within this request letter was originally published by H&A in an accompanying document for the EPD permit application process. The document is titled **“Addendum No. 1 – Surface Water Withdrawal Permit Application [Line Creek] for the City of Senoia, Georgia”** (October 2025).

Status of Groundwater Wells

A well summary is presented below.



Well No.	Location	Status
#1	Pylant Street	De-commissioned
#2	Renwick Drive	In-service
#3	Renwick Drive	De-commissioned due to iron bacteria
#4	Renwick Drive	In-service

The current practical capacity of the two (2) operational wells is approximately 0.080 mgd.

The WRMP Appendix B Summary of Planned Sources allocates 0.233 mgd of groundwater wells (from the Crystalline Rock Aquifer) for both the “Current” and “Planned 2040” time periods. Likewise, the Phasing Plan allocates 0.233 mgd of Groundwater for both the “Existing” and “By 2040” time periods. However, Georgia EPD issued Groundwater Withdrawal Permit No. 038-0006 on January 27, 2025 (see enclosure) that authorizes 0.119 mgd monthly average and 0.119 mgd annual average. The new permit reflects the de-commissioning of two wells.

Based on City experience with Wells #1 and #3, trends indicate that future production from Wells #2 and #4 may completely fail.

(a) February 2026 Action

The City of Senoia shut the two (2) remaining groundwater wells off at the end of February 2026 because of water quality issues. City personnel plan to leave them off indefinitely.

Description of Reservoir and Water Treatment Plant

Hutchins Lake serves as Senoia’s reservoir which supplies raw water to the water treatment plant. Georgia EPD authorizes the City to withdraw surface water from the reservoir at the rate of 0.300 mgd daily maximum and 0.300 mgd monthly average under Surface Water Withdrawal Permit No. 038-1102-05 (see enclosure). Georgia EPD reduced the permitted intake capacity from 0.450 mgd to 0.300 mgd in previous permit cycles because of the effects of sediment accumulation in the reservoir.

Georgia EPD authorizes the Senoia Water Treatment Plant (WTP) to treat 0.450 mgd under Permit-to-Operate-a-Public-Water-System No. CS00770003 (see enclosure). It is noted that the full treatment plant capacity cannot be utilized since the permitted surface water withdrawal amount is limited to 0.300 mgd.

12-Month Production Records

Senoia has several reliable drinking water supply sources to provide potable water to the water system’s customers. These sources include finished water from:

- Senoia Water Treatment Plant
- Senoia Groundwater Wells
- Coweta County Water and Sewerage Authority (CCWSA)



(a) Year 2024 Production

City of Senoia water production numbers for Year 2024 are presented below.

Month	WTP Production	Well Production	Total City Production	County Purchase	Total	Avg. Daily Demand
January 2024	6,190,771	1,998,700	8,189,471	6,539,974	14,729,445	475,143
February 2024	5,433,346	1,528,300	6,961,646	5,302,114	12,263,760	422,888
March 2024	5,980,700	2,660,200	8,640,900	4,319,635	12,960,535	418,082
April 2024	6,353,659	2,784,300	9,137,959	6,081,524	15,219,483	507,316
May 2024	6,278,963	647,600	6,926,563	11,293,873	18,220,436	587,756
June 2024	5,091,968	2,374,400	7,466,368	14,963,995	22,430,363	747,679
July 2024	5,359,259	2,580,100	7,939,359	11,316,169	19,255,528	621,146
August 2024	5,544,538	2,631,200	8,175,738	12,490,593	20,666,331	666,656
September 2024	5,997,101	2,202,200	8,199,301	10,334,464	18,533,765	617,792
October 2024	7,286,014	2,454,300	9,740,314	8,174,362	17,914,676	577,893
November 2024	7,427,527	2,441,800	9,869,327	4,438,629	14,307,956	476,932
December 2024	6,614,770	2,463,100	9,077,870	0	9,077,870	292,835
Total	73,558,616	26,766,200	100,324,816	95,255,332	195,580,148	534,372
Daily Average	200,980	73,132	274,112	260,260	534,372	

NOTES

- (1) Production / Purchase / Total units: (gallons)
- (2) Avg. Daily Demand units: (gallons per day)

(a) Year 2025 Production

City of Senoia water production numbers for Year 2025 are presented below.

Month	WTP Production	Well Production	Total City Production	County Purchase	Total	Avg. Daily Demand
January 2025	6,112,502	243,200	6,355,702	6,731,272	13,086,974	422,160
February 2025	5,379,978	789,500	6,169,478	6,054,053	12,223,531	436,555
March 2025	7,810,160	2,697,100	10,507,260	2,896,197	13,403,457	432,370
April 2025	7,127,161	2,684,500	9,811,661	5,440,739	15,252,400	508,413
May 2025	7,138,810	2,771,300	9,910,110	6,059,612	15,969,722	515,152
June 2025	7,833,719	2,660,000	10,493,719	6,106,445	16,600,164	553,339
July 2025	8,355,600	2,649,936	11,005,536	5,972,099	16,977,635	547,666
August 2025	8,389,480	2,566,900	10,956,380	4,682,120	15,638,500	504,468
September 2025	8,342,559	2,468,600	10,811,159	7,525,200	18,336,359	611,212
October 2025	8,924,758	2,510,900	11,435,658	7,282,182	18,717,840	603,801
November 2025	8,743,377	2,470,300	11,213,677	3,273,714	14,487,391	482,913
December 2025	8,509,765	2,550,900	11,060,665	2,798,516	13,859,181	447,070
Total	92,667,869	27,063,136	119,731,005	64,822,149	184,553,154	505,625
Daily Average	253,885	74,146	328,030	177,595	505,625	

NOTES

- (1) Production / Purchase / Total units: (gallons)
- (2) Avg. Daily Demand units: (gallons per day)



Production vs. Current Demand Analysis

The production records show that Senoia’s production capacity is in deficit relative to the current system demand. The Year 2024 deficit is shown to be 0.260 mgd, and the Year 2025 deficit is 0.177 mgd. The production shortfall is fulfilled by importing finished water from an outside source – CCWSA. Without new production capacity, the deficit will grow over time as system demand increases and as the groundwater well production is reduced.

(a) Year 2024 Deficit

The Year 2024 minimum theoretical deficit of 0.115 mgd is calculated as the amount of finished water required to be imported if the WTP and groundwater wells operated at full capacity. (Similar calculations could be performed for other time periods that would yield similar results.)

$$\text{Min. Theoretical Deficit} = [\text{Year 2024 Demand}] - [\text{Production Capacity}]$$

With,

$$\text{Year 2024 Demand} = 0.534 \text{ mgd}$$

$$\begin{aligned} \text{Production Capacity} &= [\text{WTP Capacity}] + [\text{Groundwater Well Capacity}] \\ &= 0.300 \text{ mgd} + 0.119 \text{ mgd} \\ &= 0.419 \text{ mgd} \end{aligned}$$

$$\begin{aligned} \text{Min. Theoretical Deficit} &= 0.534 \text{ mgd} - 0.419 \text{ mgd} \\ &= 0.115 \text{ mgd} \end{aligned}$$

The Year 2024 theoretical deficit increases to 0.234 mgd if the groundwater well capacity is reduced to 0.000 mgd under a “wells-completely-failed” scenario.

(b) Year 2025 Deficit

The Year 2025 minimum theoretical deficit of 0.086 mgd is calculated below.

$$\text{Min. Theoretical Deficit} = [\text{Year 2025 Demand}] - [\text{Production Capacity}]$$

With,

$$\text{Year 2025 Demand} = 0.505 \text{ mgd}$$

$$\text{Production Capacity} = 0.419 \text{ mgd (see previous section)}$$

$$\begin{aligned} \text{Min. Theoretical Deficit} &= 0.505 \text{ mgd} - 0.419 \text{ mgd} \\ &= 0.086 \text{ mgd} \end{aligned}$$

The Year 2025 theoretical deficit increases to 0.205 mgd if the groundwater well capacity is reduced to 0.000 mgd under a “wells-completely-failed” scenario.



(c) Conclusion

Because the water treatment plant and the groundwater wells cannot produce water at 100% efficiency on an annual basis, the actual deficit will exceed the minimum theoretical deficit.

The actual production records and the theoretical deficit calculations summarized below show that the City of Senoia needs additional finished water production capability at the present time and in the future to overcome the deficit.

Year	Demand (mgd)	Min. Theoretical Deficit (mgd)	Min. Theoretical Deficit w/o Wells (mgd)	Actual Deficit (mgd)
2024	0.534	0.115	0.234	0.260
2025	0.505	0.086	0.205	0.177

Population Demand Projections

The U.S. Census Bureau website data shows historical populations. The retrieved data is summarized below.

Population Data - (Senoia & Coweta Co.)

Year	Senoia Population	Coweta County Population	Senoia Pop. / Coweta Pop. (%)	Source of Data
1990	956	53,853	1.78%	U.S. Census Bureau
2000	1,738	89,215	1.95%	
2010	3,307	127,317	2.60%	
2020	5,016	146,158	3.43%	

Different planning organizations, including the Metropolitan North Georgia Water Planning District (MNGWPD), the Atlanta Regional Commission (ARC), and the Georgia Governor’s Office of Planning and Budget (OPB), have developed future population projections for Coweta County. For long-range planning purposes, the City of Senoia population will be estimated by assigning a share of the Coweta County population. The city share will be estimated to increase from the Year 2020 share of 3.43% to a Year 2060 share of 5.0% over the planning period. The low- and high- range projections are shown below.

Population Projections - (Senoia & Coweta Co.)

Year	Coweta County		Assigned Share	Senoia	
	Low-Range	High-Range		Low-Range	High-Range
2030	172,938	189,442	3.823%	6,611	7,241
2040	190,688	224,105	4.215%	8,037	9,446
2050	204,078	255,714	4.608%	9,403	11,782
2060	213,847	290,192	5.000%	10,692	14,510

Sources

- (1) Georgia Governor's Office of Planning and Budget (OPB) website / "Population Projections Visualization" tab
- (2) Atlanta Regional Commission (ARC) & OPB data published by MNGWPD "WRMP" (Dec. 2022) -- Table 4-1

Water Demand Projections

The Senoia water demand estimate will be calculated as [the estimated future population] x [the per capita water demand]. The following per capita water demand estimating approaches are analyzed to determine a flow range.

(a) Published Planning Document Estimate

The WRMP Figure 3-2 (reproduced below) shows a per capita water demand of 99 gallons per capita per day (gpcpd) for the entire District.

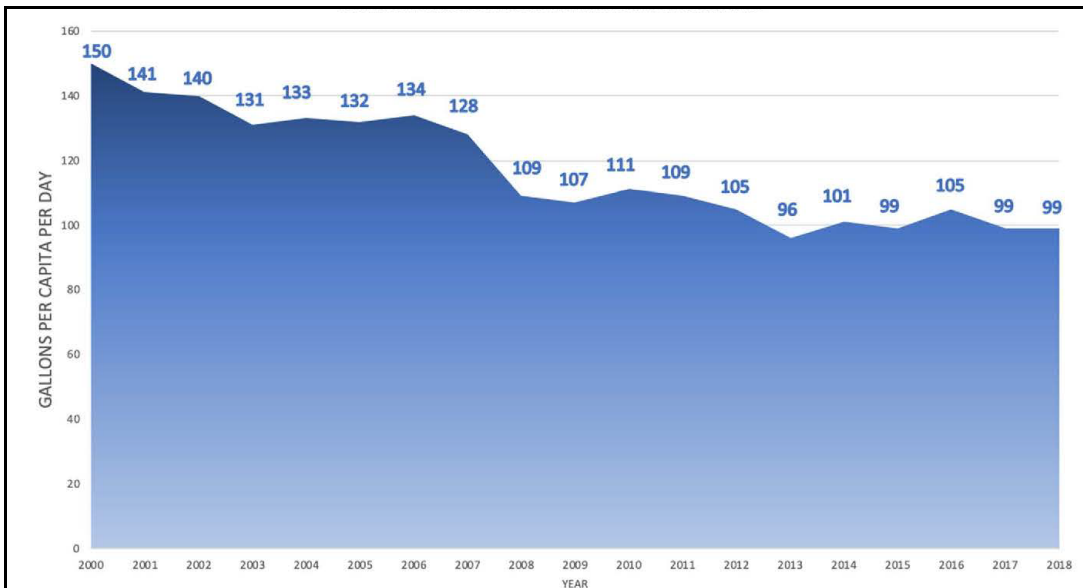


Figure 3-2. District Per Capita Water Use Trend 2000-2018

Note: This gallons per capita per day (GPCPD) calculation is the sum of all municipal and industrial demands in the District divided by the population of the District. It accounts for water sales into and out of the District. Note that population is based upon the latest estimated census values (last visited June 18, 2020).



(b) Published Planning Document Water Demand Forecasts Divided by the Forecasted Population
 The WRMP Tables 4-1 and 4-2 provide county level population projections and water demand forecasts. For planning purposes, it is assumed that water demand for Senoia users will match the county-wide demand. See the per capita estimates below.

Category	2040 (OPB High)	2060 (ARC)	2060 (OPB High)
Coweta County Demand (AADF-MGD)	20.7	21.0	27.3
Population Estimate	224,105	223,397	290,192
Per Capita Water Demand (GPCPD)	93	94	94

(c) Actual Current Water Production Divided by the Estimated Current Population
 Based on the actual 2024 production volume, and based on the most-current population estimate from the 2020 Census, the per capita water demand is calculated below.

$$\begin{aligned}
 [\text{Per capita water demand, GPCPD}] &= [\text{Average daily demand, gpd}] / [\text{Population}] \\
 &= [534,372 \text{ gpd}] / [5,016] \\
 &= 107 \text{ GPCPD}
 \end{aligned}$$

Projections

The low- and high-range per capita water demand estimates (i.e., 93 -to- 107 gpcpd) will be applied to the low- and high-range population forecasts to determine a planning estimate for the future. The projected average water demand estimate ranges between 0.994 mgd and 1.552 mgd at Year 2060. It is noted that certain days, including the peak day, will be above the average demand.



Average Flow Demand Projections - (Senoia)

Year	Population	Per capita Demand (GPCPD)	Total Water Demand (gpd)
<i>Low-Population / Low Per Capita Demand</i>			
2030	6,611	93	614,823
2040	8,037	93	747,441
2050	9,403	93	874,479
2060	10,692	93	994,356

High-Range	Per capita Demand (GPCPD)	Total Water Demand (gpd)
<i>Low-Population / High Per Capita Demand</i>		
6,611	107	707,377
8,037	107	859,959
9,403	107	1,006,121
10,692	107	1,144,044

<i>High-Population / Low Per Capita Demand</i>			
2030	7,241	93	673,413
2040	9,446	93	878,478
2050	11,782	93	1,095,726
2060	14,510	93	1,349,430

<i>High-Population / High Per Capita Demand</i>		
7,241	107	774,787
9,446	107	1,010,722
11,782	107	1,260,674
14,510	107	1,552,570

Infrastructure Upgrade Concept Planning

The City of Senoia plans to upgrade the water production infrastructure to meet the existing and future needs. The improvements envision increasing both the surface water withdrawal capacity and the water treatment capacity. Groundwater wells will be kept in service as long as practical before they are de-commissioned, if necessary. **The long-range plan is to add additional surface water withdrawal capacity and treatment capacity equal to 1.5 mgd**

A second surface water withdrawal site will provide additional raw water capacity as well as redundancy to protect against service interruptions at the existing site. Additional treatment capacity will be constructed in phases over the planning period. For example, a new 1.5 mgd WTP could be constructed either at the same site as the existing facility or at a new site near the proposed surface water withdrawal structure. The new WTP could be constructed in phases, such as two (2) 0.750 mgd phases. However, the raw water transmission main would be sized to transport flows from the intake structure to the WTP for both the initial and ultimate phases.

An estimated project timeline for the new surface water withdrawal intake structure and the initial WTP addition is presented below. The timeline forecasts the start of construction in Year 2029 with facility commissioning in Year 2030.

- Planning, including Land Acquisition – 12 months
- Design – 12 months
- Permitting – 6 months
- Financing / Funding – 6 months
- Capital Project Construction – 12 months



Description of Proposed Intake Site #2

The City of Senoia is at the planning-level stage of seeking a second surface water withdrawal site (Intake Site #2). The active permit application on file with Georgia EPD envisions Intake Site #2 on Line Creek at State Route 74/85. However, the City is still considering other potential locations within the Line Creek Basin for Intake Site #2. If the City selects another site, then the Surface Water Withdrawal Permit Application on file at EPD will be amended, and a new Safe Yield Analysis will be performed to verify that sufficient stream flow is available.

Amendment Request Description

The City of Senoia requests that MNGWPD amend the Appendix B County-Level Water Summary for Coweta County. Our recommended summaries are shown below.

Summary of Planned Sources

Source	Local Water Provider	Current Permitted Withdrawal Monthly Average (MGD)	Planned 2040 Withdrawal (MGD)		Current Permitted Withdrawal Monthly Average (MGD)	Planned 2040 Withdrawal (MGD)	
		Monthly	Peak Day	Monthly		Peak Day	
Hutchins Lake (Keg Creek)	Senoia	0.3	0.34	0.45	0.3	0.3375	0.45
Intake Site #2 (Line Creek Basin)		---	---	---	0	1.125	1.5
Crystalline Rock Aquifer		0.233	0.233	0.233	0.119	0.119 (A)	0.119 (A)

Notes:

(A) Groundwater wells will remain in service as long as practical.

Phasing Plan

Facilities	Existing Permitted Plant Capacity (PD-MGD)	Plant Capacity at End of Period (PD-MGD)	Existing Permitted Plant Capacity (PD-MGD)	Plant Capacity at End of Period (PD-MGD)
Flint Basin				
Senoia WTP	0.45	0.45	0.45	0.45
Proposed Senoia WTP #2	---	---	0	1.5
Groundwater				
Senoia	0.233	0.233	0.119	0.119 (A)

Notes:

(A) Groundwater wells will remain in service as long as practical.

There is no need to amend the wastewater summary at this time.



If you should have any questions or need additional information, please don't hesitate to call.

Sincerely,

HOFSTADTER AND ASSOCIATES, INC.

A handwritten signature in blue ink that reads 'John Fry'.

John B. Fry, Jr., P.E.
Project Engineer

Cc: Jessie Cox, w/ Encl.

- Encl. (1) Groundwater Withdrawal Permit No. 038-0006
(2) Surface Water Withdrawal Permit No. 038-1102-05
(3) Permit-to-Operate-a-Public-Water-System No. CS00770003



ENVIRONMENTAL PROTECTION DIVISION

Jeffrey W. Cown, Director

Watershed Protection Branch
2 Martin Luther King, Jr. Drive
Suite 1052, East Tower
Atlanta, Georgia 30334
404-463-1511

01/27/2025

Ms. Jessie Cox
City of Senoia
PO Box 310
Senoia, GA 30276

Re: Groundwater Withdrawal Permit No. 038-0006

Dear Ms. Cox:

In accordance with the Georgia Groundwater Use Act, as amended, a Modified permit to withdraw groundwater has been issued by the Division and is hereby enclosed. Please read your permit and note that your total system groundwater production limits are:

0.119 million gallons per day (mgd) monthly average and 0.119 mgd annual average,

from two well(s) in the Crystalline Rock aquifer(s). Also, please read the Standard Conditions and Special Conditions contained within the permit. This permit will expire on the **19th day of April 2033** and must be renewed prior to the expiration date. Any change in the withdrawal limits or conditions under which your permit was issued will require a permit modification, see Chapter 391-3-2-.06, paragraph 6 of the Rules for specifics.

Please be aware that you are required to submit Groundwater Use Reports (GWURs) on a monthly basis, which must be sent to EPD by the 10th day of the following month. The current "Monthly Groundwater Use Reporting Form" is available from the EPD website at: (<https://epd.georgia.gov/water-withdrawal-permitting-forms>). Please send each completed GWUR to:

ground.water@dnr.ga.gov

Or

Georgia Environmental Protection Division
Water Supply Program
Groundwater Withdrawal Unit
2 Martin Luther King Jr. Dr., S.E.
East Floyd Towers, Suite 1052
Atlanta, Georgia 30334

If you have any further questions, please call me at 470-524-0567, or email me at bill.frechette@dnr.ga.gov.

Sincerely,

William Frechette

William Frechette
Unit Manager
Water Supply Program - Groundwater Unit

Enclosure

cc: Mountain District Office, EPD

PERMIT NO. 038-0006
ISSUANCE DATE: 01/27/2025



GEORGIA

DEPARTMENT OF NATURAL RESOURCES

ENVIRONMENTAL PROTECTION DIVISION

PERMIT TO USE GROUNDWATER

PERMIT HOLDER'S NAME: **City of Senoia**
PERMIT HOLDER'S ADDRESS: **PO Box 310, Senoia, GA 30276**
COUNTY: **Coweta County**

In accordance with the Provisions of the Groundwater Use Act, (O.C.G.A § 12-5-90 et seq.) as amended, and the Rules and Regulations for Groundwater Use, Chapter 391-3-2, promulgated pursuant thereto, this Permit is issued to withdraw, obtain, or utilize a maximum system wide total of groundwater in the amount of:

0.119 million gallons per day monthly average and **0.119** million gallons per day annual average;

from **two** well(s) located near/at **Senoia, Georgia – Coweta County** for the purpose of a consumptive use for **a central water supply**.

This Permit is conditioned upon the permit holder complying with all of the terms, conditions, and schedules of compliance specified on the attached pages, which are hereby made a part of this Permit.

In accordance with the application dated **April 9, 2024** and in conformity with the statements and supporting data entered therein or attached thereto, all of which are filed with the Environmental Protection Division (EPD) and are hereby made part of this Permit.

This permit is effective from the date first above written and is subject to revocation on evidence of noncompliance with any of the provisions of the Groundwater Use Act, as amended, or any of the Rules and Regulations promulgated pursuant thereto; or with any representation made in the above mentioned application or the statements and supporting data entered therein or attached thereto; or with any condition of this permit.

Absent prior revocation in accordance with the above language, this Permit will expire on the **19th day of April 2033**.



Jeffrey W. Cown

Jeffrey W. Cown, Director
Environmental Protection Division

This Permit is conditioned upon the permit holder complying with the provisions of the Groundwater Use Act, as amended, or any of the Rules and Regulations promulgated pursuant thereto;

1) **GENERAL REQUIREMENTS**

- a) This Permit is valid for ground water withdrawal from the **Crystalline Rock** Aquifer(s). No other aquifer(s) can be used without the approval of the EPD.
- b) The withdrawal of groundwater is limited to the quantities and purpose of the water herein specified.
- c) Water associated with this Permit must not be withdrawn by, released for, or otherwise utilized by any other entity or for any other purpose, without first modifying this Permit.
- d) This Permit must not be transferred except with the approval of the EPD.
- e) The replacement of any permitted well must receive prior approval from the EPD.
- f) This permit supersedes any and all previous permits of the same permit number.

2) **PERMIT RENEWAL**

All permit holders desiring to renew a permit shall submit an application for renewal to the EPD Director within six (6) months of the permit's expiration.

3) **PERMIT MODIFICATION**

- a) The permit holder may seek modification of any of the terms of an unexpired permit upon written request to the EPD Director.
- b) The Georgia EPD has the authority to modify any groundwater withdrawal permit at any time.

4) **MONITORING AND REPORTING**

- a) If multiple aquifers are designated in Condition (1a) above, groundwater withdrawal from each aquifer must be reported separately, in addition to the total amount withdrawn from all wells. Each aquifer must be identified on the Groundwater Withdrawal Report, in addition to listing the well or wells that are producing from each aquifer. If a well is producing in more than one aquifer, it is to be noted.
- b) The Groundwater Withdrawal Report must be submitted MONTHLY in accordance with the following schedule:
 - Production between the first day of the month and the last day of the month will be submitted to EPD by the 10th day of the following month (ex. January 1st through January 31st groundwater withdrawal data will be reported to the EPD by February 10th).

4) **MONITORING AND REPORTING (Continued)**

- c) In accordance with the Groundwater Use Rules, 391-3-2-.08(1), a permit holder will measure and record the static and pumping levels of each aquifer utilized and the date the water levels were measured on a semi-annual basis, submitting the results to EPD. Semi-Annual Water Level measurements must be collected from the highest yielding wells, using the same wells for each reporting period and preferably taking the measurements during the same two months of the year (six months apart). One well should be measured for every five permitted wells (i.e., if you have between one and five permitted wells, conduct measurements for one well; if you have between six and ten permitted wells, conduct measurements from two of the permitted wells, etc.).
- d) In accordance with the Groundwater Use Rules, 391-3-2-.08(2), a permit holder will analyze a raw groundwater sample for specific conductance on an annual basis. Analysis for specific conductance must be conducted in accordance with 40 Code of Federal Regulations, Part 141.89. A raw groundwater sample must be collected for every five permitted wells (i.e., if you have between one and five permitted wells, collect one raw groundwater sample for analysis; if you have between six and ten permitted wells, collect a raw groundwater sample from two of the permitted wells, etc.). The groundwater samples will be collected from the highest yielding wells. The results must be submitted to EPD and include the date sampled, well number, temperature of water sample at time of testing, the specific conductance result, and the units of measurement.

5) **WATER PLANNING REQUIREMENTS**

- a) This groundwater withdrawal permit and any future modifications or re-issuances of such, is conditioned upon implementation of the permit holder's Water Conservation Plan developed in accordance with the Rules and Regulations for Groundwater Use, Chapter 391-3-2, and the Georgia Water Stewardship Act. It should be regularly updated to be consistent with current EPD guidelines.
- b) The permit holder must submit a Water Conservation Progress Report to the Division five years after permit issuance, and every five years thereafter.
- c) In accordance with the Rules for Public Water Systems to Improve Water Supply Efficiency (391-3-33), Public Water Systems that regularly serve 3,300 or more individuals must submit an annual Water Audit to EPD by March 1 of each year. Any future permit action is conditional upon the demonstration of progress toward increased water efficiency. The permit holder must maintain ongoing compliance with the following:
 - 1. Establishment of a Water Loss Control Program and associated goals to set measures of water supply efficiency.
 - 2. Demonstration of progress toward increased water efficiency using the measures established.

5) **WATER PLANNING REQUIREMENTS (Continued)**

- d) The permit holder must abide by all applicable drought response requirements, which include but are not limited to the Georgia Drought Management Rule (391-3-30), the Georgia Water Stewardship Act, and the permit holder's Drought Contingency Plan.
- e) The permit holder must maintain ongoing compliance with applicable **Metropolitan North Georgia Water Planning District** Regional Water Plan requirements.

6) **SPECIAL CONDITIONS**

- a) To ensure progress toward increasing water supply efficiency, the permittee must provide a progress report every year starting one (1) year from the permit issuance date, based on the permittee's Water Loss Control Plan, on efforts made to reduce Water Loss within the permittee's system. The progress reports must provide a description of implemented measures and how the implemented measures have reduced the system's Non-Revenue Water. This annual report must continue to be submitted every year to ensure continued progress.
- b) The permit holder will cooperate with the Georgia EPD in the coordination of its water withdrawal requirements associated with this Groundwater Withdrawal Permit and the following additional Water Withdrawal Permit(s):
 - **038-1102-05**



GEORGIA
DEPARTMENT OF NATURAL RESOURCES

ENVIRONMENTAL PROTECTION DIVISION

Richard E. Dunn, Director

Watershed Protection Branch
2 Martin Luther King, Jr. Drive
Suite 1152, East Tower
Atlanta, Georgia 30334
404-463-1511

Aug 31, 2022

Mr. Harold Simmons, City Manager
City of Senoia
Post Office Box 310
Senoia, Georgia 30276-0310

RE: Surface Water Withdrawal Permit Application (Renewal)
Permit # 038-1102-05
Source: Hutchins Lake in Flint River Basin
Permit Limits: 0.30 mgd max 24-hr day/ 0.30 mgd monthly average

Dear Mr. Simmons:

In accordance with the Georgia Water Quality Control Act, as amended, the above-referenced permit to withdraw surface water from Hutchins Lake in the Flint River Basin has been issued by the Division and is hereby enclosed. The conditions of compliance are provided in this permit. Specifically, please note that Standard Condition (4)(b) requires the permit holder to submit a monthly Surface Water Withdrawal Report to the Division within the first ten (10) days of the calendar month for the previous month. The Report must show daily raw water withdrawals associated with this permit. A copy of this reporting form is included.

Please also note that exceeding the maximum 24-hour or monthly average withdrawal limitations is a permit violation and must be reported to the Water Protection Branch by telephone at (404) 463-1511 within 48 hours and confirmed in writing within ten (10) days. Failure to comply with any of the provisions of the Permit may make the permit holder liable for civil penalties as provided by the Act.

If you have any questions, please contact me via email at kelli-ann.sottile@dnr.ga.gov.

Sincerely,

Kelli-Ann Sottile Schrage

Kelli-Ann Sottile Schrage
Surface Water Unit, Manager
Water Supply Program

Enclosure(s)

PERMIT NO. 038-1102-05
ISSUANCE DATE: Aug 31, 2022



GEORGIA

DEPARTMENT OF NATURAL RESOURCES

ENVIRONMENTAL PROTECTION DIVISION

PERMIT TO WITHDRAW, DIVERT OR IMPOUND SURFACE WATER

PERMIT HOLDER'S NAME **City of Senoia**
PERMIT HOLDER'S ADDRESS **P. O. Box 310, Senoia, Georgia 30276**
COUNTY: **Coweta**

In accordance with the provisions of the Georgia Water Quality Control Act, (O.C.G.A. § 12-5-20 et seq.) as amended, and the Rules and Regulations for Water Quality Control, Chapter 391-3-6, promulgated pursuant thereto, this permit is issued to withdraw surface water from Hutchins Lake in the Flint River Basin for the purpose of municipal water supply.

The City of Senoia (Permittee) must comply with the following limitations:

- (1) Maximum 24 hour: Withdrawal 0.30 MGD; Impoundment ___ MGD; Diversion ___ MGD
- (2) Not to exceed a monthly average of 0.30 MGD

This Permit is conditioned upon the permit holder complying with the attached **Standard Conditions** (1 through 5) and the additional **Special Conditions** (8 through 13) which are hereby made a part of this Permit.

In accordance with the application dated 12/9/2021 and in conformity with the statements and supporting data entered therein or attached thereto, all of which are filed with the Environmental Protection Division of the Department of Natural Resources and are hereby made part of this Permit.

This Permit is effective from the date first above written and is subject to revocation pursuant to the Georgia Water Quality Control Act, as amended, O.C.G.A. § 12-5-31 (k).

Absent prior revocation in accordance with the above language, this Permit will expire **ten (10) years** from the issuance date on this permit.



Richard E. Dunn, Director
Environmental Protection Division

This permit is conditioned upon the permittee complying with the provisions of the Water Quality Control Act, as amended, or any of the Rules and Regulations promulgated thereto;

STANDARD CONDITIONS

1) GENERAL PERMIT CHARACTERISTICS

- a) The use of surface water is limited to the quantities and purposes as specified herein.
- b) Water associated with this Permit must not be withdrawn by, released for, or otherwise utilized by any other entity or for any other purpose without first modifying this Permit.
- c) This permit must not be transferred except with the approval of the Georgia Environmental Protection Division.
- d) This permit supersedes any and all previous permits of the same permit number.

2) PERMIT RENEWAL

All permittees desiring to renew a permit must submit an application for renewal to the Director within six (6) months prior to its expiration.

3) PERMIT MODIFICATION

- a) The permittee may seek modification of any of the terms of an unexpired permit upon written request to the Director.
- b) The Georgia Environmental Protection Division (EPD) has the authority to modify any surface water withdrawal permit at any time.

4) MONITORING AND REPORTING

- a) The permittee must submit annually to the EPD, within 30 days of completion of the calendar year, a report listing for each month of the previous year:
 - 1. The gallons per day withdrawn, based on an average of the daily withdrawals for the month; and,
 - 2. The maximum 24-hour withdrawal.
- b) In addition to Condition 4a, the permittee must submit to EPD within ten (10) days of completion of the calendar month, a monthly Surface Water Withdrawal Report for the previous month showing daily raw water withdrawals associated with this Permit.

5) WATER PLANNING REQUIREMENTS

- a) The permittee must abide by all applicable water conservation requirements, which may include but are not limited to submission of a Water Conservation Plan for EPD approval and submission of a five-year Water Conservation Progress Report in accordance with Georgia Rules and Regulations (Rule) 391-3-6-.07. The Progress Report must include all actions and improvements made to conserve water and reduce water loss and shall be submitted for EPD review by five (5) years from the issuance date of this permit.
- b) The permittee must abide by all applicable drought response requirements, which include but are not limited to the Georgia Drought Management Rule (Rule 391-3-30) and the permittee's Drought Contingency Plan.
- c) The permittee must maintain ongoing compliance with applicable "Metro North Georgia Water Planning District" requirements.

SYSTEM INFORMATION

- 6) The Permittee owns and operates a water system in Coweta County for the purpose of municipal water supply. The system consists of a surface water withdrawal under this permit, four (4) active ground water wells with permitted capacity of 233,000 gallons per day under Groundwater Permit No. 038-0006, and a surface water treatment plant with a present permitted capacity of 300,000 gallons per day operating under Permit No. CS0770003. The system also includes one (1) clearwell with a total capacity of 100,000 gallons, two (2) elevated storage tanks with a total capacity of 700,000 gallons, and a distribution system consisting of 2-inch through 12-inch pipes. The permittee's surface water system is shown in Figure 1 of this permit.
- 7) In addition to the permitted surface and groundwater water withdrawals discussed above, the permittee also purchases water from Coweta County via two (2) metered connections within the system.

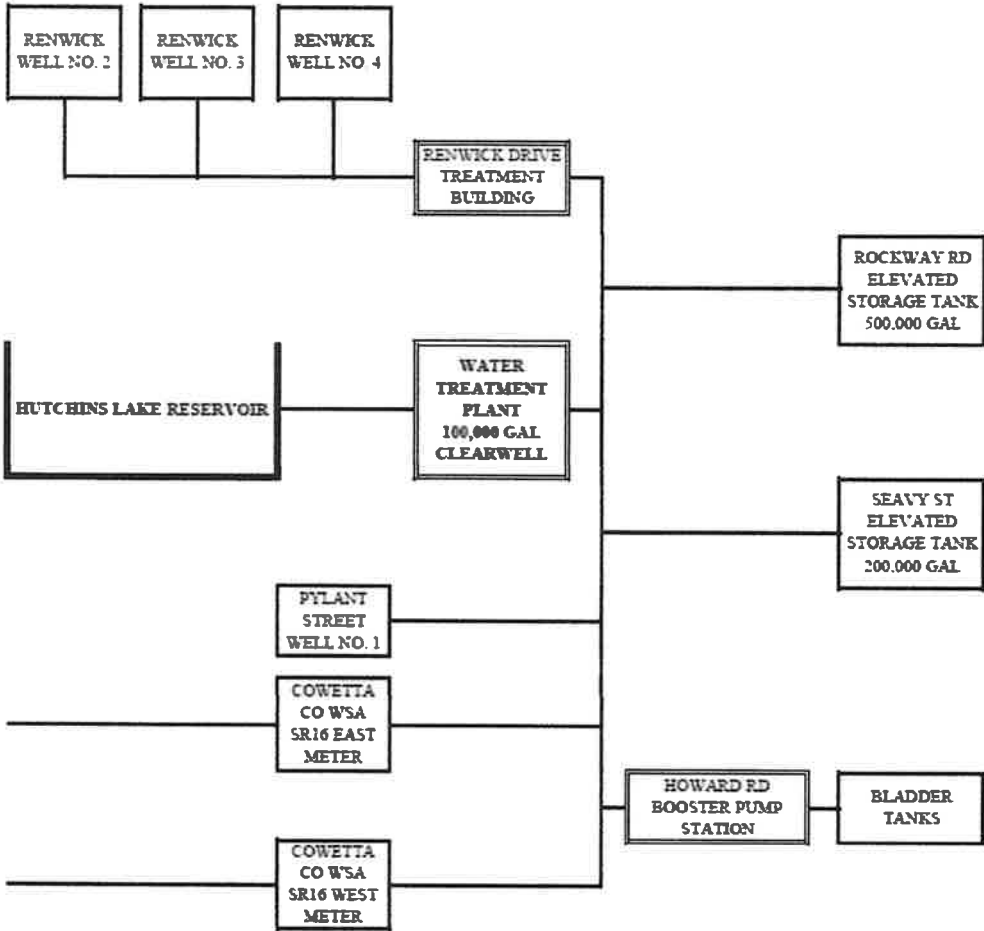
SPECIAL CONDITIONS

- 8) The permittee's water withdrawal is from Hutchins Lake. The intake structure is located approximately 200 feet west of Rockaway Road, Senoia, Georgia in Coweta County. All water withdrawn must be metered as it enters the Senoia Water Treatment Facility, and the withdrawal record must be maintained at the facility and reported to EPD.
- 9) The permittee must operate in accordance with all criteria for Water Supply Watersheds as outlined in Rule 391-3-16-.01, including the applicable Water Supply Watershed Protection Plan.

- 10) In accordance with Rule 391-3-33-.05, any future renewal or modification is conditioned upon the demonstration of progress towards increased water efficiency. The permittee must submit an annual Water Audit by March 1 of each year and maintain ongoing compliance with the following:
 - a) Establishment of a Water Loss Control Program and associated goals to set measures of water supply efficiency.
 - b) Demonstration of progress toward increased water efficiency using the measures established.
- 11) To ensure progress toward improved water supply efficiency, the permittee must provide a progress report every year starting one (1) year from this permit issuance date, based on the permittee's Water Loss Control Plan, on efforts made to reduce Water Loss within the permittee's system. The progress report must provide a description of implemented measures and how the implemented measures have reduced the system's Non-Revenue Water (NRW). This annual report must continue to be submitted every year to ensure increasing water efficiency.
- 12) The permittee must not transfer any water withdrawn via this permit to any entity operating outside the Flint River basin without EPD approval of such a transfer.
- 13) The permittee must cooperate with the EPD in the coordination of its water withdrawal requirements associated with this Permit and Groundwater Permit No. 038-0006.

Figure 1
(as provided by the applicant)

CITY OF SENOLA
WATER SYSTEM SCHEMATIC 2022





ENVIRONMENTAL PROTECTION DIVISION

Richard E. Dunn, Director

Watershed Protection Branch

2 Martin Luther King, Jr. Drive
Suite 1152, East Tower
Atlanta, Georgia 30334
404-463-1511

MAR 27 2020

Honorable Charles F. Eichorst
City of Senoia
P.O. Box 310
Senoia, GA 30276-0310

Re: **Senoia Water System**
WSID# 0770003
Coweta County

Dear Mayor Eichorst:

In accordance with the Georgia Safe Drinking Water Act of 1977, as passed by the Georgia General Assembly, and the Rules for Safe Drinking Water, Chapter 391-3-5, a permit to operate the Senoia Water System, a public water system located in Coweta County, Georgia has been issued by the Environmental Protection Division (EPD) and is hereby enclosed. The specific conditions for operation of the water system are outlined in the pages attached to the permit. **Please provide a copy of this permit to anyone directly involved in the operation or sample collection for this water system.**

The Rules for Safe Drinking Water, Chapter 391-3-5, specify the number and frequency of microbiological, chemical, and radiological samples that must be analyzed for your water system. These compliance samples must be analyzed by EPD's Laboratory or any other commercial laboratory certified by EPD to conduct the analyses. If you participate in EPD's "Drinking Water Laboratory and Related Services", sample bottles with instructions for sample collection, preservation, and return shipping will be mailed to you as sampling is required. If you do not utilize the services of EPD's Laboratory for testing, you are responsible for complying with all applicable monitoring schedules in the Rules for Safe Drinking Water. Please visit <http://gadinkingwater.net> to view your required monitoring schedules and other pertinent water system information.

Please remember that all bacteriological and chemical samples, reports, and other information for this system that are submitted to EPD should be identified by the water system identification number, WSID# 0770003.

Sincerely,

Peter C. Nwogu
Drinking Water Unit Manager

Enclosure

cc: Drinking Water Permitting & Engineering Program, EPD
Coweta County Health Department

PERMIT NO. CS0770003

ISSUE DATE: MAR 27 2020



GEORGIA
DEPARTMENT OF NATURAL RESOURCES

ENVIRONMENTAL PROTECTION DIVISION

PERMIT TO OPERATE A PUBLIC WATER SYSTEM

In compliance with the provisions of the **GEORGIA SAFE DRINKING WATER ACT of 1977, O.C.G.A. 12-5-170 et. seq.**, and the **RULES, CHAPTER 391-3-5**, adopted pursuant to the ACT

City of Senoia

is issued a **PERMIT TO OPERATE A PUBLIC COMMUNITY WATER SYSTEM** named

Senoia Water System

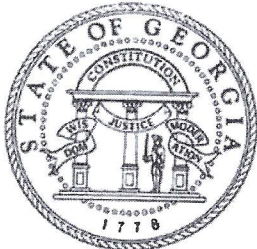
and located at

Peachtree, Coweta County, Georgia

THIS PERMIT to operate the above public water system shall become effective on the date shown above and shall have a fixed term of ten (10) years, absent any prior revocation or modification.

THIS PERMIT is issued subject to the terms, conditions and schedules of compliance as follows:

1. **THE PERMITTEE** shall at all times operate the public water system in full compliance with the **GEORGIA SAFE DRINKING WATER ACT of 1977**, and the **RULES, CHAPTER 391-3-5**, adopted under the ACT. **THE DIRECTOR** may modify, suspend or revoke this permit as provided therein.
2. **THIS PERMIT** is transferable only with a change of ownership. **THE PERMITTEE** shall notify the succeeding owner by letter of the existing permit and surrender the original permit to the Director. The succeeding owner shall apply to the Director for a permit transfer within 30 days of receiving title to the property.
3. **THIS PERMIT** is further subject to the terms, conditions and schedules of compliance specified on the attached pages.



Richard E. Dunn, Director
Environmental Protection Division

STATE OF GEORGIA
DEPARTMENT OF NATURAL RESOURCES
ENVIRONMENTAL PROTECTION DIVISION

OWNER: City of Senoia

PERMIT NO.: CS0770003

SYSTEM: Senoia Water System

PERMIT CONDITIONS

4. **This permit is for the operation of a public water system using surface water as the principal source of supply, supplemented by four (4) wells.** The approved production rate(s) for the surface water treatment plant(s) and other approved sources of water are:

Hutchens Lake, Source 101
Senoia Water Plant: 337.5 GPM (0.450 MGD) W/ 2 FILTERS @ 3 GPM/SQFT
Coweta County Water System, WSID#0770042, Source 102
Well #1 Pylant Street, Source 103
Well #2 Renwick Drive, source 104
Well #3 Tudor Way, Source 105
Well #4 Renwick Drive, Source 106

Operation of the water plant(s) in excess of the approved production rate(s) in a twenty-four (24) hour period (starting at 0000 to midnight 2400 hours) is a violation of this permit. Violations must be reported to the Drinking Water Program by telephone within forty-eight (48) hours and confirmed in writing within ten (10) days. **The total amount of water produced must not exceed the limits imposed by your surface water withdrawal permit, #038-1102-05, or your groundwater withdrawal permit, #038-0005.**

5. The permittee must provide continuous disinfection by chlorinating all water distributed by the system to maintain a detectable residual of free chlorine in the recommended amount of 0.2 milligrams per liter in all parts of the distribution system, or as specified in Section 391-3-5-.14, as amended, of the Rules for Safe Drinking Water.

6. **The permittee shall analyze or have analyzed all microbiological and chemical samples required by the Rules for Safe Drinking Water, Chapter 391-3-5. Monitoring for each contaminant must be performed as scheduled by the Georgia Environmental Protection Division's (EPD) Watershed Compliance Program (WCP). The supplier must provide all test results to the WCP within the time frames established in the schedules.** The permittee may use the laboratory services of the EPD's certified laboratory or any other laboratory certified by the WCP to perform the specific analysis. If a laboratory other than the EPD's certified laboratory is used, the laboratory results must be submitted to the following address as specified in Section 391-3-5-.30:

Environmental Protection Division
Watershed Protection Branch Compliance Program
Drinking Water Compliance Unit
2 Martin Luther King, Jr. Drive, SE, Suite 1152 East
Atlanta, Georgia 30334

The format used to report results must be approved by the WCP and must identify the system by the water system identification number, WSID# 0770003, and the laboratory performing the analysis. The laboratory's certification number must be included on the report. Results requiring immediate notification should be reported to the WCP by telephone at (404) 463-1511 or fax at (404) 651-9590.

STATE OF GEORGIA
DEPARTMENT OF NATURAL RESOURCES
ENVIRONMENTAL PROTECTION DIVISION

OWNER: City of Senoia

PERMIT NO.: CS0770003

SYSTEM: Senoia Water System

7. Reports must be maintained by the permittee on the premises of the water system and be available for inspection. **A true and correct copy of the operation records and other reports must be sent to the following address, by the tenth day of the month following the month being reported, unless otherwise stated in Section 391-3-5-.30 or elsewhere in the Rules:**

Environmental Protection Division
Drinking Water Permitting & Engineering Program
Suite 1362, Floyd Towers East
2 Martin Luther King, Jr. Drive, SE
Atlanta, Georgia 30334
Phone: (404) 656-2750
Fax: (404) 651-9590

8. **The permittee shall ensure that this public water system is operated in compliance with the Georgia Certification of Water and Wastewater Treatment Plant Operators and Laboratory Analysts Act, as amended, and the Rules adopted thereunder. The certification classification must be consistent with the public water system classification specified in Section 391-3-5-.39 of the Rules for Safe Drinking Water.**
9. The permittee shall comply with O.C.G.A Sections 12-5-7 and 12-5-8 regarding limitations on outdoor irrigation, local variances from state restrictions on outdoor watering, and any rules and regulations related to drought management promulgated thereafter. This condition applies to any water system that holds a water withdrawal permit, or uses water provided by a system with a withdrawal permit.
10. Drinking water distributed by the permittee should not contain any impurity which will cause offense to the sense of sight, taste or smell and should not be excessively corrosive as to cause degradation of the water quality or deterioration of the distribution system, as specified in Section 391-3-5-.19 and .26 of the Rules for Safe Drinking Water.
11. The permittee is required to have a water conservation plan on file with the Division.
12. **The permittee is required to provide continuous fluoridation to all water distributed by the system, as specified in Section 391-3-5-.16 of the Rules for Safe Drinking Water.**
13. The permittee shall comply with Section 391-3-5-40, Wellhead Protection and the approved Wellhead Protection Plan, which is incorporated herein by reference as a condition of this permit.
14. The permittee shall comply with Section 391-3-5-.06 of the Rules for Safe Drinking Water and shall meter all water supply sources connected to the public water system and shall report the system's water usage to the EPD's Drinking Water Permitting & Engineering Program.
15. The permittee shall comply with Section 391-3-5-.10 of the Rules for Safe Drinking Water and shall meter all new services connected to public water systems, unless specifically directed otherwise by the Director.
16. This permit replaces all Permits to Operate a Public Water System previously issued for the operation of this public water system.



Metropolitan North Georgia Water Planning District

International Tower | 229 Peachtree St., NE | Suite 100 | Atlanta, GA 30303

TO: Executive Committee

FROM: Metro Water District Staff

DATE: June 3, 2026

RE: Plan Amendment Process Documentation and Staff Recommendation
(City of Villa Rica)

The Metropolitan North Georgia Water Planning District received request from the City of Villa Rica to modify the Water Resources Management Plan. The Executive Committee met on March 11, 2025, and categorized the proposed changes for the City of Villa Rica, as a major amendment pursuant to the District's "Plan Amendment Guidelines" and initiated a 30-day public review and comment period.

The District solicited public review and comment on the proposed amendment from April 1, 2026 to May 1, 2026. The public review and comment period was advertised in the Fulton County Daily Report on April 1, 2026 - April 29, 2026 (copy of the announcement and published notice), on the District's website throughout the period, and by notice to the District's Governing Board, Technical Coordinating Committee, and Basin Advisory Councils sent via email (attached).

Amendment Request: Appendix B, Douglas County - Wastewater

Local Jurisdiction: City of Villa Rica

Description: The City of Villa Rica requests that Appendix B, Douglas County - Wastewater be revised to include an expanded wastewater plant capacity at Villa Rica West WPCP of treated effluent from 2.15 MGD to 4.15 MGD by 2040. The increased flow of treated effluent will be discharged to surface water bodies in the Tallapoosa Basin, potentially increasing ridgeline transfer from the Chattahoochee Basin. The City of Villa Rica has obtained a waste-load allocation for this new discharge from EPD. These changes will maintain adequate capacity according to their current growth projections and future development. Additional background is provided in the attached letter.

Comments Summary:

The District received 10 formal responses to the proposed amendment. See attached letters. The proposed amendment received no opposing comments.

Staff Recommendation:

Recommend that the plan be amended as requested. This project provides the necessary infrastructure improvements that will support future growth while maintaining high standards for water quality.

DOUGLAS COUNTY - WASTEWATER

Original

Summary of Needs

Wastewater Flows & Capacities	2040 Maximum Month Average Daily Flow (MMF-MGD)
Douglas County Sewered Needs	12.3
From Cobb County	0.09
To Cobb County	-3.01
Total Projected Sewered Flow to Plants	9.4
Septic Flows (AAD-MGD)	3.1

Phasing Plan

Facilities (Notes 1, 2, 3)	Existing (2021)	By 2040
	Permitted Plant Capacity (MMF-MGD)	Planned Plant Capacity (MMF-MGD)
Chattahoochee Basin		
DDCWSA Rebel Trails WPCP	0.04	Decommission
DDCWSA South Central UWRF	0.5	<i>17.5</i>
DDCWSA South Central WPCP	6	
DDCWSA Northside WPCP	0.6	
DDCWSA Sweetwater Creek WPCP	3	
Villa Rica North Sweetwater WPCP	0.52	1.0
Tallapoosa Basin		
Villa Rica West WPCP (Note 4)	2.15	2.75
Total Capacity (MMF-MGD)	12.8	21.3
Sewered Needs		9.4

Notes:

- 1) Max Month Flow (MMF) is 1.25 times the Average Annual Daily Flow (AAD).
- 2) The schedule shown is intended to be a general guideline to identify general capacity needs. While the expansion capacities are intended to be in operation before the end of the period shown, exact timing of expansions should be determined by local wastewater master plans.
- 3) Planned plant capacity values shown in italics are values provided by local wastewater providers and are subject to applicable water quality permitting requirements and must provide justification of need to Georgia EPD. Inclusion in this appendix does not guarantee assimilative capacity or a permit. When applying to Georgia EPD for wasteload allocations or wastewater disposal permits, wastewater providers are responsible for providing the necessary documentation to justify the socio-economic need that may be documented through local master planning or other planning documents and that the plant capacities specified above are not exceeded.
- 4) Villa Rica West WPCP is located within Carroll County; a portion of this facility flow was estimated to be generated in Douglas County.

DOUGLAS COUNTY - WASTEWATER

Proposed Revision

Summary of Needs

Wastewater Flows & Capacities	2040 Maximum Month Average Daily Flow (MMF-MGD)
Douglas County Sewered Needs	12.3
From Cobb County	0.09
To Cobb County	-3.01
Total Projected Sewered Flow to Plants	9.4
Septic Flows (AAD-MGD)	3.1

Phasing Plan

Facilities (Notes 1, 2, 3)	Existing (2021)	By 2040
	Permitted Plant Capacity (MMF-MGD)	Planned Plant Capacity (MMF-MGD)
Chattahoochee Basin		
DDCWSA Rebel Trails WPCP	0.04	Decommission
DDCWSA South Central UWRF	0.5	<i>17.5</i>
DDCWSA South Central WPCP	6	
DDCWSA Northside WPCP	0.6	
DDCWSA Sweetwater Creek WPCP	3	
Villa Rica North Sweetwater WPCP	0.52	1.0
Tallapoosa Basin		
Villa Rica West WPCP (Note 4)	2.15	2.75 <i>4.15</i>
Total Capacity (MMF-MGD)	12.8	21.3
Sewered Needs		9.4

Notes:

- 1) Max Month Flow (MMF) is 1.25 times the Average Annual Daily Flow (AAD).
- 2) The schedule shown is intended to be a general guideline to identify general capacity needs. While the expansion capacities are intended to be in operation before the end of the period shown, exact timing of expansions should be determined by local wastewater master plans.
- 3) Planned plant capacity values shown in italics are values provided by local wastewater providers and are subject to applicable water quality permitting requirements and must provide justification of need to Georgia EPD. Inclusion in this appendix does not guarantee assimilative capacity or a permit. When applying to Georgia EPD for wasteload allocations or wastewater disposal permits, wastewater providers are responsible for providing the necessary documentation to justify the socio-economic need that may be documented through local master planning or other planning documents and that the plant capacities specified above are not exceeded.
- 4) Villa Rica West WPCP is located within Carroll County; a portion of this facility flow was estimated to be generated in Douglas County.



Metropolitan North Georgia Water Planning District

International Tower | 229 Peachtree St., NE | Suite 100 | Atlanta, GA 30303

TO: Executive Committee

FROM: Metro Water District Staff

DATE: March 11, 2026

RE: Plan Amendment Process Documentation and Staff Recommendation
(City of Villa Rica)

The Metropolitan North Georgia Water Planning District received a request from the City of Villa Rica to modify the Water Resources Management Plan. According to the Plan Amendment Guidelines adopted by the Board on August 28, 2013, District staff is required to provide the Executive Committee a category recommendation concerning the plan amendment request prior to the meeting. The staff recommends the following change outlined below:

Amendment Request: Appendix B, Douglas County - Wastewater

Local Jurisdiction: City of Villa Rica

Description: The City of Villa Rica requests that Appendix B, Douglas County - Wastewater be revised to include an expanded wastewater plant capacity at Villa Rica West WPCP of treated effluent from 2.15 MGD to 4.15 MGD by 2040. The increased flow of treated effluent will be discharged to surface water bodies in the Tallapoosa Basin, potentially increasing ridgeline transfer from the Chattahoochee Basin. The City of Villa Rica has obtained a waste-load allocation for this new discharge from EPD. These changes will maintain adequate capacity according to their current growth projections and future development. Additional background is provided in the attached letter.

Staff Recommendation: District staff recommends this request be categorized as a major amendment and subject to a 30-day public comment period because modification of the plan is local in nature but may be objected to by other local parties.

CITY COUNCIL
LESLIE MCPHERSON, MAYOR
STEPHANIE WARMOTH – MAYOR PRO-TEM
SHIRLEY MARCHMAN
MATTHEW MONTAHAN
TYLER BARR
DOMINIQUE CONTEH

City of Villa Rica



INTERIM CITY MANAGER: JENNIFER
HALLMAN
CITY CLERK: THERESA CAMPBELL
CITY ATTORNEY: NICOLE SMITH

571 W BANKHEAD HWY
VILLA RICA, GA 30180
770.459.7000 | VILLARICA.ORG

February 20, 2026
Revised March 23, 2026

Mr. Vic Engel, District Manager
North Georgia Metropolitan Planning District
229 Peachtree Street NE
Suite 100
Atlanta, Georgia 30303

RE: Water Resources Management Plan
West Wastewater Reclamation Facility
North Wastewater Treatment Plant
Plan Amendment
Villa Rica, Carroll & Douglas Counties

Dear Mr. Engel:

The City of Villa Rica currently owns and operates two wastewater treatment facilities; the West WRF, located in Carroll County, permitted at 2.15 MGD, and the North Sweetwater Plant, currently permitted at 0.52 MGD. Currently, the Metro Plan (Appendix B) projections state the West facility is to be expanded to 2.75 MGD by 2040 while projections for the North Plant to 1.0 MGD in 2040 for a total of 3.75 MGD. A total increase of 1.10 MGD by 2040.

The City has witnessed extensive growth in recent years. With that growth, along with already-approved development projects in various phases of design construction, the City is now projected to be at capacity within three years, and beyond treatment capacity in the next five to seven years. As such, the City has received a waste load allocation for a 2.0 MGD discharge to the Little Tallapoosa River or Hominy Creek. The City intends to discharge 2.0 MGD to the Little Tallapoosa River and not utilize the WLA to Hominy Creek. These waste load allocations allow for an increase at the West Plant from 2.15 MGD to 4.15 MGD, and an increase at the North Plant from 0.52 MGD to 1.0 MGD. It is the City's growth projections that determined the need to increase capacity to these WLA volumes. It is also the City's intent to develop a long term solution to its capacity limitations and provide for the City through 2040 and beyond. The City is therefore respectfully requesting a modification to the District plan relative only to the west plant projections, leaving the Districts planned North Plant (1.0 MGD) expansion projection in place. This provides for state approval of the permit modifications to

match the flows designated in the approved waste load allocations, so that the City can continue to serve its residents and businesses.

From 2000 to 2010 the City grew at a rate of 12.5% per year. Between 2020 and 2025, the growth rate decreased to 2.68% and is expected to maintain this growth rate into the future. OPB estimates the 2024 population at 20,095. Projecting the current growth rate through 2045, the population is estimated to exceed 38,000 residents. Current tracking of developers initiating the planning and permitting process shows 16 residential projects complete or under construction anticipating a population increase of 6,107 persons in the immediate future.

As these wastewater treatment facilities discharge into different watersheds, as evaluations proceed, the City is looking to direct as much water as possible back to the watershed from which it was acquired. The City's ability to purchase water from both Carroll County and Douglas County should aid in this effort to minimize any potential impacts resulting from inter-basin transfer.

The City's water production is currently limited to 1.5 MGD at the Franklin Smith Water Treatment Plant. Staff is currently evaluating options for the expansion of the water treatment facility. The Districts' Plan limits the water production to 3.2 MGD by 2040. However, existing contracts with the adjacent Carroll County and Douglas County currently provide an additional 1.2 MGD of available water capacity through interconnections to their water distribution systems. Staff is confident that the combination of water production and expanding the purchase contracts from Carroll and Douglas Counties will provide for future water supply demand and be equivalent to the proposed wastewater expansion projects.

We appreciate your consideration and look forward hearing any feedback or additional questions.

Sincerely,

John D Bain

John D Bain
Interim Deputy City Manager/Utilities Director
(470) 249-6723
jbain@villarica.gov

cc: Curtis Environmental Resource (curtisdboswell@comcast.net)
Simonton Engineering (paul@simontoneng.com)

May 27, 2025

Ms. Diana DeSanto, Interim City Manager
City of Villa Rica
571 W. Bankhead Highway
Villa Rica, Georgia 30180

RE: Wasteload Allocation Transmittal
West Water Pollution Control Plant
Expanded Discharge to Little Tallapoosa Creek
EPD # WLA000300
New Discharge to Little Tallapoosa River
EPD # WLA000301
New Discharge to Hominy Creek
EPD # WLA000302
Carroll County, Tallapoosa River Basin

Dear Ms. DeSanto:

The Georgia Environmental Protection Division (EPD) has completed its evaluation of the wasteload allocation (WLA) requests for an expanded 3.0-MGD discharge of treated domestic wastewater into Little Tallapoosa Creek (also referred to as Mud Branch), and for a new discharge up to 2.0 MGD into Little Tallapoosa River or Hominy Creek (along with current 2.15-MGD discharge into Little Tallapoosa Creek/Mud Branch).

EPD has determined that the request for an expanded wasteload allocation at the existing outfall location into Little Tallapoosa Creek/Mud Branch (WLA000300) cannot be granted. This determination has been made to avoid effluent-dominated stream conditions. The instream waste concentration would exceed 50% at mean annual streamflow for the proposed discharge flow of 3.0 MGD.

The following wasteload allocations for the other proposed locations are valid for one year from the date of this letter unless a written extension is requested and granted. The wasteloads are provided for planning purposes only.

Recommended effluent permit limits – Discharge Little Tallapoosa River (WLA000301):

Constituent/Parameter ⁽¹⁾	Limits		
Effluent Flow Rate (MGD)	1.0	1.5	2.0
Five-Day Biochemical Oxygen Demand (mg/L)	5.0	5.0	5.0
Total Suspended Solids (mg/L)	10	10	10
Ammonia, as N (mg/L)	1.6	1.2	1.0
Total Phosphorus, as P (mg/L)	1.0	0.67	0.50
Dissolved Oxygen, Minimum (mg/L)	6.0	6.0	6.0
<i>Escherichia Coli</i> (#/100 mL)	126	126	126
pH, Minimum – Maximum (Standard Units)	6.0 – 8.5	6.0 – 8.5	6.0 – 8.5
Total Residual Chlorine, Daily Maximum (mg/L) ⁽²⁾	0.01	0.01	0.01
Orthophosphate, as P (mg/L)	Report	Report	Report
Organic Nitrogen, as N (mg/L)	Report	Report	Report
Nitrate-Nitrite, as N (mg/L)	Report	Report	Report
Total Kjeldahl Nitrogen, as N (mg/L)	Report	Report	Report
Total Nitrogen, as N (mg/L)	Report	Report	Report

⁽¹⁾ Values are maximum monthly averages except as noted.

⁽²⁾ Chlorine-based products cannot be utilized to meet the *E. coli* limit. The Total Residual Chlorine limit only applies when chlorine is used for maintenance purposes at the plant.

Recommended effluent permit limits – Discharge to Hominy Creek (WLA000302):

Constituent/Parameter ⁽¹⁾	Limits		
Effluent Flow Rate (MGD)	1.0	1.5	2.0
Five-Day Biochemical Oxygen Demand (mg/L)	5.0	5.0	5.0
Total Suspended Solids (mg/L)	10	10	10
Ammonia, as N (mg/L)	0.8	0.7	0.6
Total Phosphorus, as P (mg/L)	1.0	0.67	0.50
Dissolved Oxygen, Minimum (mg/L)	6.0	6.0	6.0
<i>Escherichia Coli</i> (#/100 mL)	126	126	126
pH, Minimum – Maximum (Standard Units)	6.0 – 8.5	6.0 – 8.5	6.0 – 8.5
Total Residual Chlorine, Daily Maximum (mg/L) ⁽²⁾	0.01	0.01	0.01
Orthophosphate, as P (mg/L)	Report	Report	Report
Organic Nitrogen, as N (mg/L)	Report	Report	Report
Nitrate-Nitrite, as N (mg/L)	Report	Report	Report
Total Kjeldahl Nitrogen, as N (mg/L)	Report	Report	Report
Total Nitrogen, as N (mg/L)	Report	Report	Report

⁽¹⁾ Values are maximum monthly averages except as noted.

⁽²⁾ Chlorine-based products cannot be utilized to meet the *E. coli* limit. The Total Residual Chlorine limit only applies when chlorine is used for maintenance purposes at the plant.

Priority pollutant limitations and aquatic toxicity testing requirements will be determined at a later date. Please also be aware that EPD will be developing a Nutrient Permitting Strategy in the upcoming months that may result in a total nitrogen limit and/or reduced total phosphorus limit.

The City of Villa Rica will be required to submit an *Antidegradation Analysis* justifying the proposed discharge, an *Environmental Information Document* to evaluate the direct and indirect environmental impacts of the project, and a *Design Development Report* to describe any process modifications to meet the WLA limits. EPD must concur with all the documents before a draft NPDES permit for the requested flow rates can be issued. Please submit the reports for review to the Wastewater Regulatory Program. Please be aware that construction cannot start until a permit is issued and plans and specifications for the proposed facility are approved.

In addition, the City must evaluate if their Watershed Protection Plan (WPP) covers the expanded service area. If this is not the case, the WPP must be revised to include the new area

If you should have any questions, please contact me at (678) 672-6037, or via email at ethan.rhine@dnr.ga.gov.

Sincerely,



Ethan Rhine
Municipal Permitting Unit
Wastewater Regulatory Program

cc: Diana DeSanto, City of Villa Rica (ddessanto@villarica.gov)
John Bain, City of Villa Rica (jbain@villarica.gov)
Paul Simonton, Simonton Engineering (paul@simontoneng.com)
Josh Welte, EPD Water Quality Modeling Unit (josh.welte@dnr.ga.gov)

Comments Received

Proposed Amendment

Appendix B – Douglas County – Wastewater

City of Villa Rica

CITY COUNCIL
LESLIE MCPHERSON, MAYOR
STEPHANIE WARMOTH, MAYOR PRO TEM
SHIRLEY MARCHMAN
MATTHEW MOMTAHAN
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City of Villa Rica

INTERIM CITY MANAGER: JENNIFER HALLMAN
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CITY ATTORNEY: NICOLE SMITH

571 W BANKHEAD HWY
VILLA RICA, GA 30180
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04/21/2026

Dear Members of the Board,

We are writing to express our strong support for the City of Villa Rica's amended plan to expand its sewer system. This plan represents a thoughtful and necessary step toward addressing both the City's current infrastructure demands and its long-term vision for responsible growth.

Villa Rica is experiencing continued development pressures that are placing increasing strain on its existing sewer capacity. The proposed expansion is essential to meeting these immediate needs, ensuring that residents and businesses have access to reliable and efficient wastewater services. Without this investment, the city risks limiting its ability to safely and effectively serve its current population.

Equally important, this plan demonstrates forward-thinking leadership by preparing for future population growth and economic development opportunities. Villa Rica is well-positioned to attract new industry, commercial investment, and residential development; however, adequate sewer infrastructure is a foundational requirement for such growth. By proactively expanding its system, the City is creating the conditions necessary to support job creation, increase its tax base, and enhance overall quality of life for its residents.

The amended plan reflects a balanced approach; one that not only addresses present-day challenges but also anticipates the needs of a growing and evolving community. It aligns infrastructure planning with economic development goals, ensuring that Villa Rica can grow in a sustainable and strategic manner.

For these reasons, we respectfully urge the Board to support and approve the City of Villa Rica's amended sewer expansion plan. Doing so will help secure the City's ability to meet current service demands while positioning it for continued success in the years ahead.

Thank you for your consideration.

Sincerely,

Mayor & Council
City of Villa Rica



DOUGLASVILLE-DOUGLAS COUNTY WATER AND SEWER AUTHORITY

P.O. Box 1157 | Douglasville | Georgia | 30133

April 30, 2026

Water Resource Management Plans
229 Peachtree Street N.E., Suite 100
Atlanta, Georgia 30303
(via email: comments@northgeorgiawater.com)

RE: City of Villa Rica Wastewater Plan Modification Request

To whom it may concern:

The Douglasville-Douglas County Water and Sewer Authority (DDCWSA) provides water, sewer, and stormwater services to the residents and businesses of the City of Douglasville and unincorporated Douglas County, provides an emergency/standby water supply to Carroll County Water Authority by Intergovernmental Agreement, and provides wholesale water for a portion of the City of Villa Rica by Intergovernmental Agreement. A minority portion of the incorporated City of Villa Rica (VR) is within Douglas County.

DDCWSA is not opposed to VR's requested wastewater plant capacity upgrade at its West Plant. DDCWSA offers these comments for clarity only relating to long-term water supply mentioned in their request.

Historically, DDCWSA has included in its long-term water supply plan approximately 300,000 gallons per day for VR for the approximate needs of the portion of VR within Douglas County. DDCWSA and VR are currently operating under a mid-term water supply agreement, whereby VR may purchase up to 600,000 gallons per day from DDCWSA to support its needs while VR evaluates its long-term water supply alternatives. DDCWSA is using excess capacity currently in its water system to provide for the needs that exceed 300,000 gallons per day. Should DDCWSA and VR agree that more than 300,000 gallons per day needs to be provided by DDCWSA, then DDCWSA's long-term water supply plan will need to be updated. VR is evaluating their options and has been communicating with DDCWSA as they progress, DDCWSA is planning to update its Water System Master Plan over the next year, and the Metropolitan North Georgia Water Planning District is currently underway with its plan update. DDCWSA anticipates that the long-



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WWW.DDCWSA.COM



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term water supply needs of VR to be provided by DDCWSA will be addressed as these three plans finalize.

Please do not hesitate to reach out to me with any questions regarding this matter.

Sincerely,

Gilbert B. Shearouse
Executive Director

Cc: John D. Bain, City of Villa Rica Interim Deputy City Manager/Utilities Director
(via email: jbain@villarica.gov)

Dear Members of the Board,

I am writing to express my strong support for the City of Villa Rica's amended plan to expand its sewer system. This plan represents a thoughtful and necessary step toward addressing both the City's current infrastructure demands and its long-term vision for responsible growth.

Villa Rica is experiencing continued development pressures that are placing increasing strain on its existing sewer capacity. The proposed expansion is essential to meeting these immediate needs, ensuring that residents and businesses have access to reliable and efficient wastewater services. Without this investment, the city risks limiting its ability to safely and effectively serve its current population.

Equally important, this plan demonstrates forward-thinking leadership by preparing for future population growth and economic development opportunities. Villa Rica is well-positioned to attract new industry, commercial investment, and residential development; however, adequate sewer infrastructure is a foundational requirement for such growth. By proactively expanding its system, the City is creating the conditions necessary to support job creation, increase its tax base, and enhance overall quality of life for its residents.

The amended plan reflects a balanced approach; one that not only addresses present-day challenges but also anticipates the needs of a growing and evolving community. It aligns infrastructure planning with economic development goals, ensuring that Villa Rica can grow in a sustainable and strategic manner.

For these reasons, I respectfully urge the Board to support and approve the City of Villa Rica's amended sewer expansion plan. Doing so will help secure the City's ability to meet current service demands while positioning it for continued success in the years ahead.

Thank you for your consideration.

Sincerely,



Bill Stone



CARROLL COUNTY WATER AUTHORITY

P.O. Box 739 • Carrollton, Georgia 30112
770-832-1277 • Fax 770-830-8853

April 29, 2026

Metropolitan North Georgia Water Planning District
International Tower
229 Peachtree St. NE, Suite 100
Atlanta, GA 30303

Subject: City of Villa Rica's Requested MNGWPD Plan Amendment

Dear District Board Members,

I am writing to express my support for the City of Villa Rica's ("City") request to amend the Metropolitan North Georgia Water Planning District's ("District") Water Resource Management Plan by expanding wastewater plant capacity at its West WPCP from 2.15 MGD to 4.15 MGD by 2040. The Carroll County Water Authority ("CCWA") believes this request represents an essential step toward addressing the City's infrastructure needs.

The City has experienced development pressures and approved developments that are placing a strain on existing sewer capacity. The proposed capacity expansion is necessary to ensure that residents and businesses have access to reliable and efficient wastewater services. The requested amendment helps the City address present-day challenges while preparing the City to attract and support future economic development opportunities such as industrial and commercial investment. CCWA believes this request also better positions the City to potentially assist CCWA with wastewater services within its service delivery area should the need arise.

I would note that the existing water purchase contract between the City and CCWA – effective March 2025 and referenced in the City's amendment request - limits CCWA's obligation of supply water to the City at 0.60 MGD. CCWA supports regional planning and welcomes discussions and coordination with the City and other neighboring communities related to long-term water and wastewater capacities and services.

I respectfully request that the District's Board support and approve the City of Villa Rica's requested amendment to the District's Water Resources Management Plan. Thank you for your consideration.

Sincerely,

Matt Windom, P.E.
Executive Director

Robert Sherrod

From: NorthGeorgiaWater
Sent: Thursday, April 30, 2026 3:54 PM
To: Danny Johnson, PE; Robert Sherrod
Subject: FW: City of Villa Rica Wastewater Expansion

From: Timothy Grizzard <tcgrizz@aol.com>
Sent: Wednesday, April 29, 2026 8:13 AM
To: NorthGeorgiaWater <NorthGeorgiaWater@atlantaregional.org>
Subject: City of Villa Rica Wastewater Expansion

Dear Members of the Board,

I am writing to express my strong support for the City of Villa Rica's amended plan to expand its sewer system. This plan represents a thoughtful and necessary step toward addressing both the City's current infrastructure demands and its long-term vision for responsible growth.

Villa Rica is experiencing continued development pressures that are placing increasing strain on its existing sewer capacity. The proposed expansion is essential to meeting these immediate needs, ensuring that residents and businesses have access to reliable and efficient wastewater services. Without this investment, the city risks limiting its ability to safely and effectively serve its current population.

Equally important, this plan demonstrates forward-thinking leadership by preparing for future population growth and economic development opportunities. Villa Rica is well-positioned to attract new industry, commercial investment, and residential development; however, adequate sewer infrastructure is a foundational requirement for such growth. By proactively expanding its system, the City is creating the conditions necessary to support job creation, increase its tax base, and enhance overall quality of life for its residents.

The amended plan reflects a balanced approach; one that not only addresses present-day challenges but also anticipates the needs of a growing and evolving community. It aligns infrastructure planning with economic development goals, ensuring that Villa Rica can grow in a sustainable and strategic manner.

For these reasons, I respectfully urge the Board to support and approve the City of Villa Rica's amended sewer expansion plan. Doing so will help secure the City's ability to meet current service demands while positioning it for continued success in the years ahead.

Thank you for your consideration.

Sincerely,

Timothy C. Grizzard, P.E., Chairman

FW: Villa Rica - Letter of Support

From NorthGeorgiaWater <NorthGeorgiaWater@atlantaregional.org>

Date Mon 4/20/2026 3:59 PM

To Danny Johnson, PE <DJohnson@atlantaregional.org>; Robert Sherrod <RSherrod@atlantaregional.org>

Another letter of support below.

From: Jason Powell <Jason@carroll-ga.org>

Sent: Monday, April 20, 2026 2:39 PM

To: NorthGeorgiaWater <NorthGeorgiaWater@atlantaregional.org>

Subject: Villa Rica - Letter of Support

Dear Members of the Board,

I am writing to express my strong support for the City of Villa Rica's amended plan to expand its sewer system. This plan represents a thoughtful and necessary step toward addressing both the City's current infrastructure demands and its long-term vision for responsible growth.

Villa Rica is experiencing continued development pressures that are placing increasing strain on its existing sewer capacity. The proposed expansion is essential to meeting these immediate needs, ensuring that residents and businesses have access to reliable and efficient wastewater services. Without this investment, the city risks limiting its ability to serve its current population safely and effectively.

Equally important, this plan demonstrates forward-thinking leadership by preparing for future population growth and economic development opportunities. Villa Rica is well-positioned to attract new industry, commercial investment, and residential development; however, adequate sewer infrastructure is a foundational requirement for such growth. By proactively expanding its system, the City is creating the conditions necessary to support job creation, increase its tax base, and enhance overall quality of life for its residents.

The amended plan reflects a balanced approach; one that not only addresses present-day challenges but also anticipates the needs of a growing and evolving community. It aligns infrastructure planning with economic development goals, ensuring that Villa Rica can grow in a sustainable and strategic manner.

For these reasons, I respectfully urge the Board to support and approve the City of Villa Rica's amended sewer expansion plan. Doing so will help secure the City's ability to meet current service demands while positioning it for continued success in the years ahead.

Thank you for your consideration.

Sincerely,

Jason Powell

Jason Powell, Vice President

Carroll Tomorrow

Phone: 678-890-2349

Mobile: 404-992-4357

Web: www.carrolltomorrow.com

Email: jason@carroll-ga.org

200 Northside Drive | Carrollton, GA 30117



FW: City of Villa Rica Amended Plan Letter of Support

From NorthGeorgiaWater <NorthGeorgiaWater@atlantaregional.org>

Date Mon 4/20/2026 3:59 PM

To Danny Johnson, PE <DJohnson@atlantaregional.org>; Robert Sherrod <RSherrod@atlantaregional.org>

Another letter of support below.

From: Joseph Ingui <Joseph@carroll-ga.org>

Sent: Monday, April 20, 2026 3:28 PM

To: NorthGeorgiaWater <NorthGeorgiaWater@atlantaregional.org>

Subject: City of Villa Rica Amended Plan Letter of Support

To whom it may concern,

I am writing to support the city of Villa Rica's amended plan that is currently in review by the board of the Metro North Georgia Water Planning District. The city of Villa Rica has struggled to keep up with rising population. This is not the fault of the current employees, but is a reflection of past employees that failed to effectively plan and execute wise decisions in the face of capacity constraints. This amended plan is needed to alleviate the burden of treatment plants that are at or near capacity.

The plan that the city of Villa Rica has proposed reflects not only catching up to current demands, but also allows for continued population growth as well as growth in their economic development efforts. The city needs to be able to expand sewer so that it can recruit companies that will raise their tax base to pay for city services as well as enhance their residents' quality of life.

I respectfully ask for you to consider accepting the amended plan as it has been presented. The City of Villa Rica needs this approval from your organization and the EPD so that they can continue to serve their residents and any prospective companies.

Thank you for your consideration,

Joseph Ingui

Joseph Ingui, President

Carroll Tomorrow

Phone: 678-890-2353

Mobile: 770-328-2309

Web: www.carrolltomorrow.com

Email: joseph@carroll-ga.org

200 Northside Drive | Carrollton, GA 30117





CARROLL COUNTY SCHOOLS

164 Independence Drive | Carrollton, Georgia 30116 | Phone 770.832.3568 | carrollcountyschools.com

Dear Members of the Board,

I am writing to formally endorse the City of Villa Rica's amended sewer system expansion plan. This proposal is a vital step toward modernizing their infrastructure and is fundamentally necessary to facilitate the City's long-term vision for sustainable growth, especially as it relates to the continued expansion of Carroll County Schools.

From the perspective of the School District, this infrastructure upgrade is critical. Villa Rica is one of our fastest-growing areas, and the development pressures currently straining existing wastewater capacity directly affect the City's ability to support our school system. Our responsibility to safely serve our current population and plan for future student enrollment growth—which may necessitate the expansion of existing facilities or the construction of new ones—is entirely dependent upon reliable and sufficient municipal infrastructure. Expanding the system is not merely an upgrade, but a necessity to ensure that our students and staff continue to receive reliable, efficient service and that we can meet our educational mission without limitations.

We also recognize that robust infrastructure is the foundation of economic health, and the resulting economic growth is paramount to school funding. Attracting new residential and industry investment, which this plan facilitates, will directly support a stronger tax base and provide the crucial resources required for our classrooms, teachers, and programs.

The amended plan demonstrates the necessary foresight, striking a balance between solving immediate challenges and preparing for future evolution. I respectfully urge the Board to approve this essential proposal to secure the success and continued growth of our schools and the entire Villa Rica community.

Thank you for your time and consideration.

Sincerely,

Scott K. Cowart
Superintendent
Carroll County Schools

Their future is our mission.



April 23, 2026

North Georgia Water District
Members of the Board

This letter is to offer my support for the amended plan for the City of Villa Rica's sewer system. I'm sure each of you know the importance of this for the citizens of Villa Rica. This is a town doing its best to serve its existing constituency and a town which, fortunately, is experiencing growth and is well positioned for future growth. Unfortunately, growth has exceeded sewer capacity, and this infrastructure upgrade is desperately needed.

With its location in northeast Carroll County, Villa is our gateway for the westerly outward growth of Metro Atlanta. As such, this amended sewer plan is not only beneficial for Villa Rica, but is important to employment, services, and housing for a much broader area.

Hugh B. Bass, Sr.
Member of the Development Authority of Carroll County