



Newsletter

June 2020

Hartstene Pointe Water-Sewer District

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Billing Office Hours
Mondays: 9:00 am—2:00 pm
Tuesdays: 9:00 am—2:00 pm
Thursdays: 9:00 am—2:00 pm

Board of Commissioners meetings are held on the 1st & 3rd Thursdays of the month at 1:00 pm in the District Office. All meetings are open to the public.

Hartstene Pointe Water-Sewer District is not associated with or governed by the Hartstene Pointe Maintenance Association. Please direct water-sewer service related questions to the District.

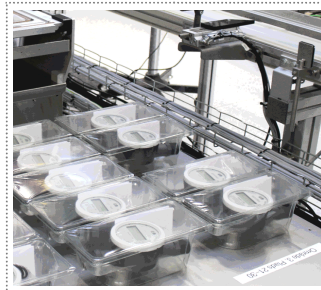
Hartstene Pointe Water-Sewer District is an equal opportunity provider and employer.

Installation of New Meters Begins

The District is very excited with the selection of Correct Equipment Inc. to supply new Kamstrup-manufactured, ultrasonic, electronic radio-read meters. With a 20-year life expectancy, easy installation, smart leak detection technology and quick read-times, these meters promise to be a robust, long-term replacement for the used meters that were installed in 2012 in Hartstene Pointe.

All Kamstrup smart water meters are static ultrasonic meters. They have no moving parts and are resistant to both wear and tear as well as minerals or other impurities, which ensures a high accuracy throughout the entire lifetime.

Why Kamstrup?



Kamstrup water meters are engineered to last with strict production, calibration and testing processes to secure a consistently high quality and an error margin close to 0% in the entire dynamic range. The production is highly automated and all water meters go through extensive testing and calibration before they leave Kamstrup's production facilities.

Smaller meters (seen in upper right) are made from an eco-friendly and durable composite while the larger meters are made from eco-friendly brass or stainless steel. Meter houses are vacuum sealed and fully watertight. The water meters are suitable for installations both indoors or outdoors and in meter pits. They can be installed both horizontally and vertically, independent of piping and installation conditions.

Ultrasonic = Accuracy

Ultrasonic technology is extremely accurate in measuring the water consumption and measures water at a flow of as low as 2 liters per hour. When there is no flow, the signal transit times are the same, upstream and downstream. When water starts flowing in the pipe, the ultrasonic signals are accelerated in the direction of the flow and slow down against the direction of the flow. As a result, the ultrasonic signals now have different transit times. Less time in the direction of the flow and more time against the flow—hence, the meter shows the exact volume of water consumed, irrespective of high, constant or low flow.

At this point, the District has one hundred Kamstrup meters in hand and ready to be installed, with the rest being phased in over the next 2 years. This is just one of numerous long-range capital improvements that will aid in solidifying the District's infrastructure and help achieve the overall goal of sustainability.



flowIQ® 2100 residential water meter.



Drippy the Droplet's

“Water your plants and lawn minimally and during the cool parts of the day to avoid water waste due to evaporation.”

Watch for more of Drippy's tips in future newsletters and on our website, hpwatersewer.com

General Manager's Report

Phase 2 and The New Normal



As many of you know by now, Mason County is approved to shift into Phase 2 of the Governor's plan to mitigate the impact of COVID-19 on Washington State residents. This means that Restaurants are opening at half capacity and numerous other aspects of traditional life here in this state will begin the long road towards the new normal. However, Phase 2 will have little to no impact on the current operations of Hartstene Pointe Water-Sewer District. We, like other special purpose Districts, are on somewhat of a different timeline due to the fact that we are a government entity. This is primarily because of the Open Public Meetings Act, which you can learn more about at <http://mrsc.org/Home/Explore-Topics/Legal/Open-Government/Open-Public-Meetings-Act.aspx>.

In a nut shell, since we, like all other Districts and public agencies, are required by law to invite the public to come to all meetings held by the District and due to the potential for those meetings to grow beyond 50, the state has instructed that all meetings be held via teleconference until Phase 3.

This has been a challenging and trying experience for most of us and I know we're all ready to get back to some semblance of normalcy whatever that happens to look like. Hang in there, Hartstene Pointe. We're almost there!

Thank you for supporting and partnering with us as we endeavor to serve our beautiful community!

- David Carnahan, General Manager

Let's Talk Rates



Two questions owners often ask are “when will our usage be metered and when will we be billed based on usage?”

First, nearly all lots within Hartstene Pointe currently have water meters installed and usage is detailed on billing statements. The District purchased and installed *used* meters in 2012 in order save funds for some very large and expensive capital improvements that were to take place in the near future. Consequently, these meters are beginning to fail one-by-one, with replacement parts increasingly difficult to find. This is just one of the reasons that the new meters are being phased in throughout the community.

Second—in regards to usage-based billing—the District plans to move to a blended rate structure in 2021. This “blended-rate” structure will likely consist of a monthly base-rate that includes a defined amount of water as well as charges for high usage. The District will perform a rate study this summer to calculate the details. It is not anticipated that the base rate will decrease.

Additionally, it is estimated that nearly 70% of homes within the Pointe are second homes, which means that while it would be the District's preference to move to a rate structure



solely based on usage, it is not realistic. This is due to the fact that whether or not a homeowner uses water on a regular basis, the infrastructure continues to require maintenance, repair and operators to keep it functioning.

Every year, both management and the board of commissioners spend months in budget preparations. Sustainability is HPWSD's main goal and to that end, the District, in addition to rate adjustments, is seeking grants or a combination of grants and loans to repair/replace much of the deteriorating underground infrastructure.

Water & Sewer services are not just a convenience, but also a vital resource for community health and safety. Your commissioners and staff recognize this, which is why we diligently examine the system on a day-to-day basis and plan for the future to ensure our resources are protected for many years to come.