



**CONSENT DECREE PACKAGE 5 COMPONENT 3
(COLUMBIA WOODS/TONEY DRIVE UPSIZING PROJECT)**

Virtual Community Meeting

Thursday, March 27, 2025 @ 6:30 p.m.



DeKalb County
GEORGIA



WELCOME AND INTRODUCTIONS

Mr. Kerry Williams, P.E., PMP

Deputy Director of Engineering and Construction Management Services
(ECMS)



GREETINGS

District 3 - Commissioner Nicole Massiah
Super District 7 – Commissioner LaDena Bolton

MEETING AGENDA



- DEPARTMENT OF WATERSHED OVERVIEW:** *Mr. Kerry Williams, P.E., PMP, Deputy Director - ECMS*
- THE ASSESSMENT & PROBLEM:** *Ms. Alia Johnson, P.E., Engineering Manager - ECMS*
- THE SOLUTION:** *Ms. Cassandra Marshall, CCM, PMP, Assistant Director - CIP*
- PROJECT SCOPE OVERVIEW:** *Mr. Kian Baniassad, PMP, MBA, Engineer, Sr./Project Manager*
- CONSTRUCTION OVERVIEW:** *Mr. Arre Kennedy, UM, Construction Project Manager*
- COMMUNITY AWARENESS:** *Ms. Cassandra Marshall, CCM, PMP, Assistant Director - CIP*
- PUBLIC COMMUNICATIONS:** *Ms. Alicia T. Pennie, Public Relations Manager*
- QUESTIONS**



DEPARTMENT OF WATERSHED OVERVIEW

Mr. Kerry Williams, P.E., PMP
Deputy Director of ECMS



• WHAT WE DO...

- Serve approximately 700,000+ DeKalb County residents
- Treat up to 128 Million Gallons per Day (MGD) finished drinking water/day
- Distribute ~70 MGD/day of safe drinking water
- Treat up to 56 MGD treated wastewater per day
- Maintain over 5,000 miles of water distribution and sanitary sewer collection piping

Intake river water from the environment

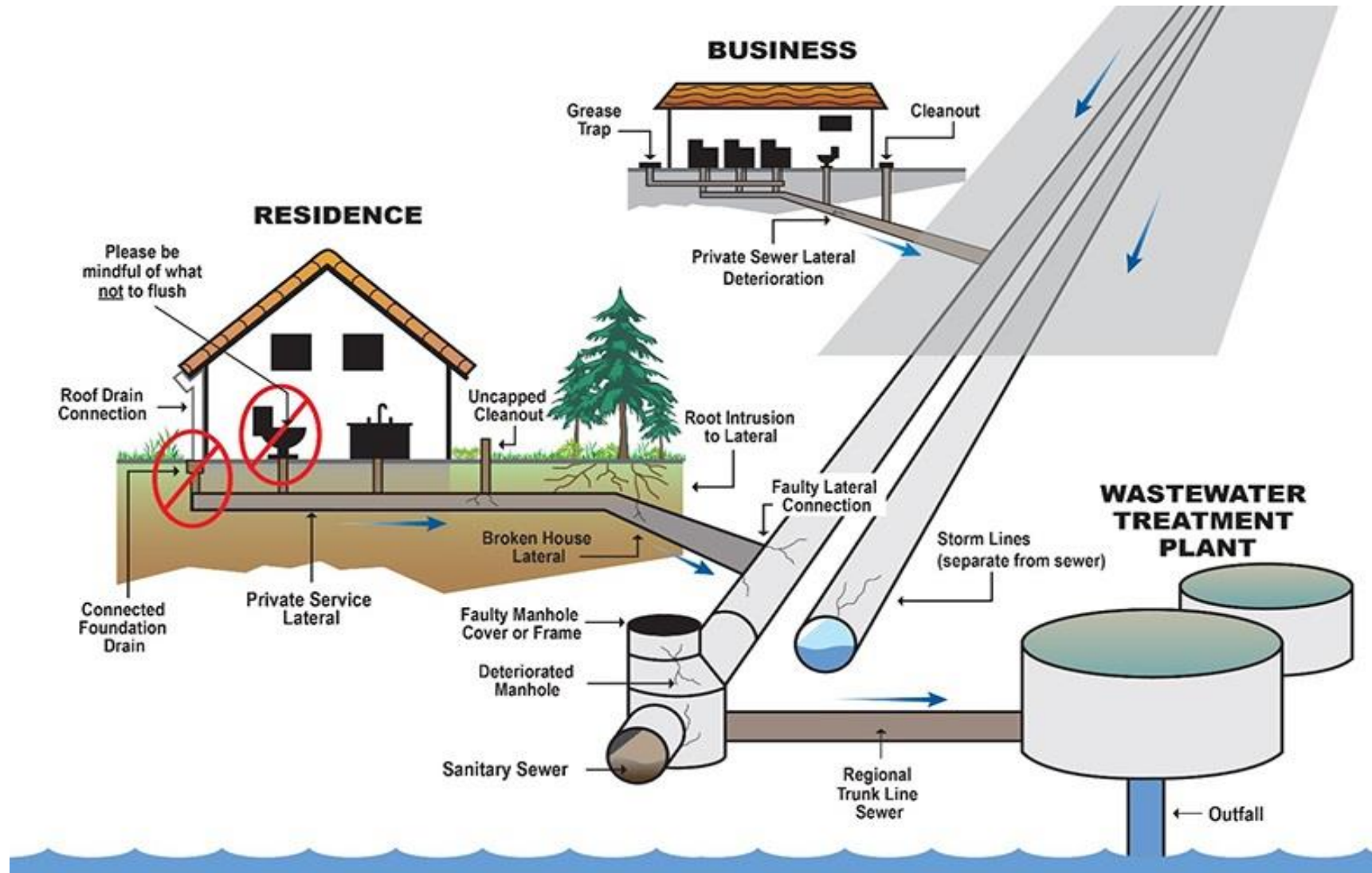
Treat and produce safe, clean drinking water

Distribute drinking water to customers

Collect wastewater from customers

Treat wastewater and return to the environment

WASTEWATER SYSTEM OVERVIEW: WHAT'S A GRAVITY SEWER?



WHY IS DEKALB COUNTY REPLACING AND/OR REPAIRING SEWER LINES?



DeKalb County Department of Watershed Management's Engineering and Construction Management Division is leading the effort to repair and replace the county's aging infrastructure. These repairs will:



TEAM INTRODUCTIONS



DeKalb County Department of Watershed Management
Engineering and Construction Management will lead a team of
Engineers, Inspectors and Contractor Crews.



Kemi Construction
Co., Inc





THE ASSESSMENT & PROBLEM

Ms. Alia Johnson, P.E.

Engineering Manager, ECMS

Problem Assessment

- Smoke Testing
 - 230 potential private lateral/cleanout defects identified through smoke testing, 90 corrected to date.
- Closed Circuit TV
 - 7,360 LF of sewer main upstream of the project site with notable defects including holes, cracks, and fractures that have been rehabilitated in addition to the pipes to be upsized for capacity
 - These defects can allow groundwater/stormwater to enter the sewer using capacity
- Structural Condition Assessment and Inspection
- Acoustical Testing
- Hydraulic Modeling



THE PROBLEM

Repeated SSOs

43 wet weather-related spills since 2017 in this area
Most recent spill occurred on February 13, 2025,
and eight spills occurred in 2024.

Priority Fix List (PFL)
#26 – 3075 Thrasher Circle

Aged Infrastructure

Lack of Capacity

Operational Efficiencies



THE SOLUTION

Ms. Cassandra M. Marshall, CCM, PMP
Assistant Director – Capital Improvement Projects

CAPITAL IMPROVEMENT PROJECT OVERVIEW



- What is a Capital Improvement Project (CIP)?
 - A project that helps maintain or improve an asset.
 - The new construction or replacement of an infrastructure.
- In 2025, the Board of Commissioners approved a new CIP for \$4.27 billion dollars for projects to be completed from 2025 to 2035.
 - The Consent Decree Columbia Woods/ Toney Drive upsizing project is a \$3.9 million project that is included in that plan.
- The CIP Team is responsible for executing the work done after the engineering has been completed.





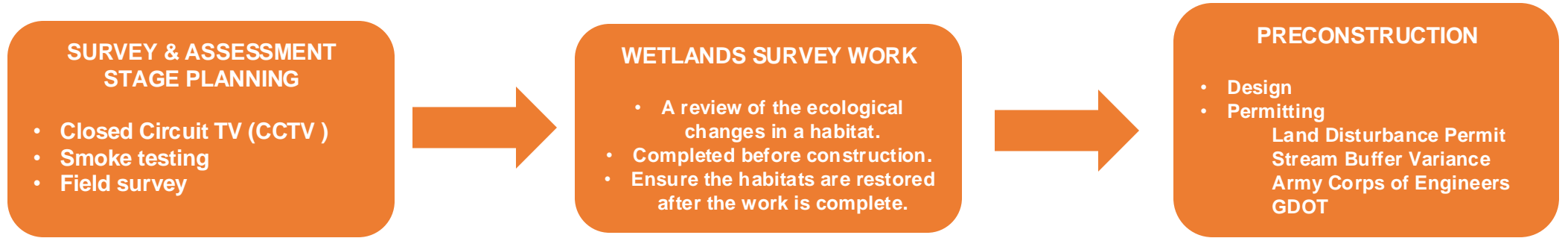
**CONSENT DECREE PACKAGE 5 COMPONENT 3
COLUMBIA WOODS/TONEY DRIVE UPSIZING PROJECT
SCOPE OVERVIEW**

Mr. Kian Baniassad, PMP, MBA
Engineer, Sr./ Technical Project Manager

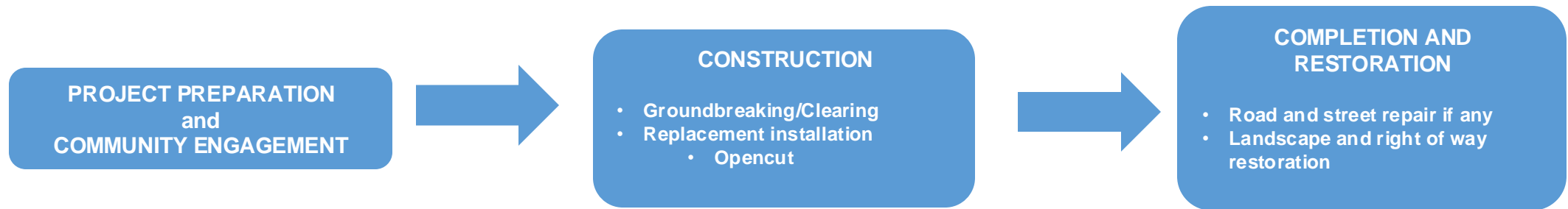
PROJECT OVERVIEW



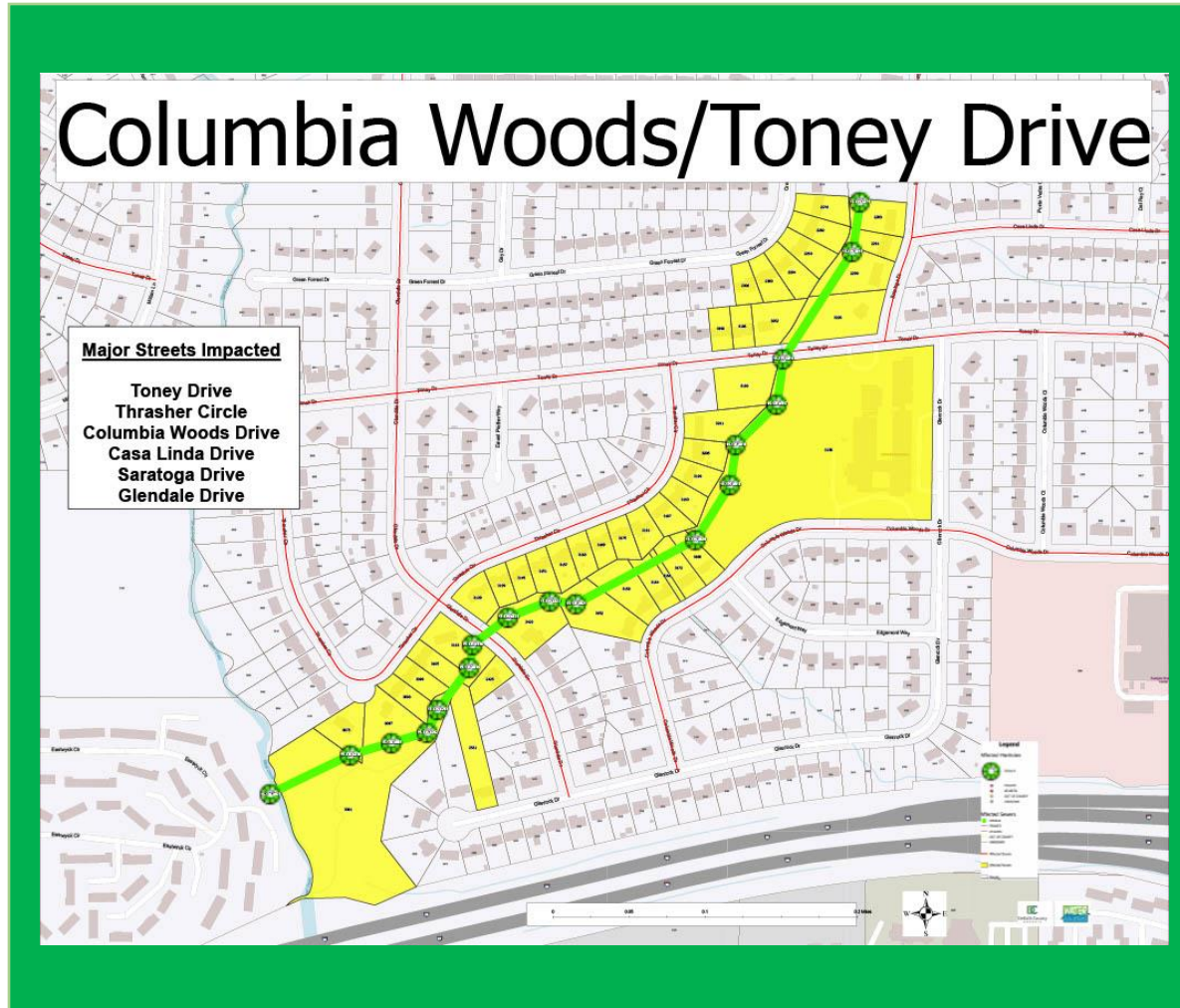
January 2016 -
February 2025



January 2025 –
June 2026



CONSENT DECREE PACKAGE 5 COMPONENT 3 COLUMBIA WOODS/TONEY DRIVE UPSIZING PROJECT SCOPE OVERVIEW



- Planned work includes:
 - Upsizing approximately 458 linear feet of pipe with 20-inch ductile iron pipe, 2,614 linear feet of pipe with 18-inch ductile iron pipe, and 19 linear feet of pipe with 8-inch ductile iron pipe. For a total of 3,091 LF.
 - Replacement or rehabilitation of 18 manholes
 - Most of the installation will be performed by conventional open cut excavation method or pipe bursting.
 - Bypass sewage flows around section(s) under construction



**CONSENT DECREE PACKAGE 5 COMPONENT 3
COLUMBIA WOODS/TONEY DRIVE UPSIZING PROJECT
CONSTRUCTION OVERVIEW**

Mr. Arre Kennedy, UM

Construction Project Manager

Consent Decree Columbia

Woods/Toney Drive

Upsizing Construction Overview

- Boots on the ground
- Responsible for construction activities
 - Clearing within the right of way
 - Ensuring that erosion and sedimentation controls are in place
 - Ensuring proper installation of pipe
 - **Enforcing safety measures are followed**



METHODS OF CONSTRUCTION



Open Cut Trench Excavation

- Traditional method for sewer construction, repair, or replacement.
- Most economical method of construction to achieve the County's desired results for gravity sewer.
- Provides the service best suited to the scope of this project.



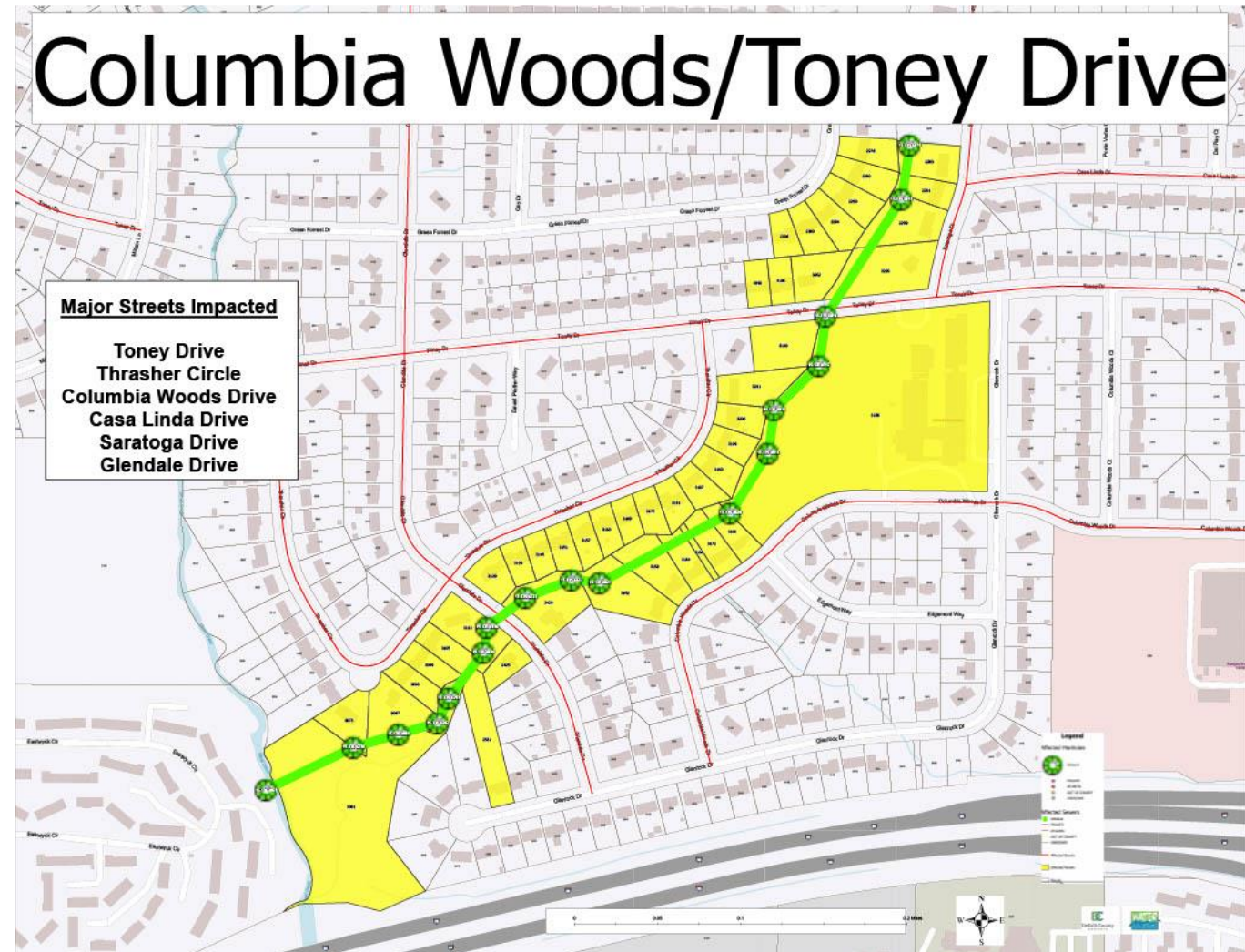
Pipe Bursting

- Mostly trenchless method of construction by which the existing pipe is opened and forced outward by a bursting tool

DURATION OF PROJECT:



March 31, 2025	Surveying/Staking
April 1, 2025	Mobilization Starts
April 14, 2025	Access Road/Clearing
May 2025	Pipe Installation Starts
January 2026	Pipe Installation Comp.
February 2026	Final Restoration/Paving
June 2026	Final Completion

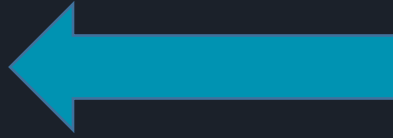


**All dates are weather and site condition dependent.*

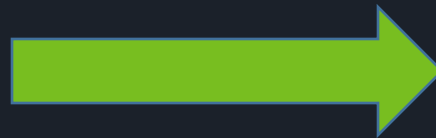
Before



- Construction work zone



- Restoration



After





THE COMMUNITY

Ms. Cassandra M. Marshall, CCM, PMP
Assistant Director – CIP

COMMUNITY AWARENESS

- What to Expect
 - Construction Traffic (Both Foot Traffic And Vehicles)
 - Construction Deliveries
 - Construction Parking
 - Safety and Security
 - Noise Increase
 - Back Up Alarms (Safety Mechanism)
 - Bypass Pumps
 - Delineating Construction Zones
 - County contractors and employees will have a County issued badge
 - Work Hours
 - 8am – 5pm (high impact residential areas)
 - Environmental Protection
 - Construction entrance and exits
 - Minimize dust control and dirt on streets



COMMUNITY AWARENESS



- Construction yard signage will be clearly and carefully placed to alert community of streets affected by construction

- Contractor will also have vehicles on site marked with either a company logo or a DeKalb County contractor sign



DeKalb County
GEORGIA

Michael Thurmond
Chief Executive Officer

Board of Commissioners

District 1
Robert Patrick

District 2
Jeff Rader

District 3
Larry Johnson

District 4
Steve Bradshaw

District 5
Merreda Davis Johnson

District 6
Edward "Ted" Terry

District 7
Lorraine Cochran-Johnson

DEKALB COUNTY
DEPARTMENT OF WATERSHED MANAGEMENT

COMMUNITY CONSTRUCTION NOTICE

As a part of the \$2.4 billion Capital Improvement Program, the Department of Watershed Management (DWM) will be improving the capacity and service of the watershed systems serving your community.

CONTRACTOR ON-SITE:
The Renee Group (RGI)

Heavy equipment and badged work crews will be in your area.
For information or to report a construction related problem, please call 1-800-986-1108.



Scan for Social

www.dekalbwatershed.com * 1.800.986.1108 * projectinfo@dekalbcountyga.gov

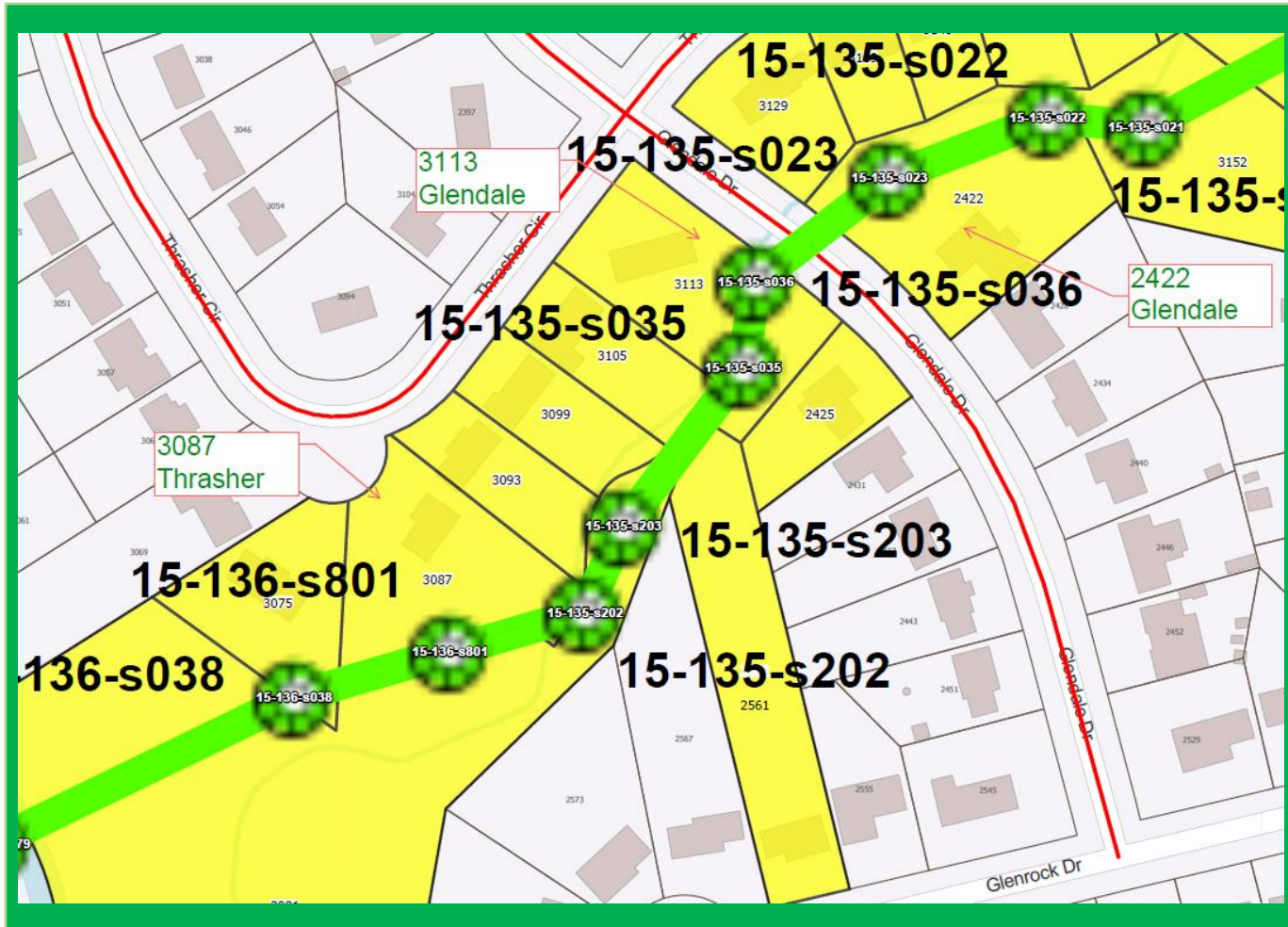


DEKALB COUNTY WATERSHED



CONTRACTOR

RESIDENT IMPACT



Contractor will provide traffic control to guide residents throughout the area

- Project Access/Entrances
 - Down 3087 Thrasher Circle
- Road crossings on
 - Glendale Drive
 - Between 3133 Glendale and 2422 Glendale

RESIDENT IMPACT

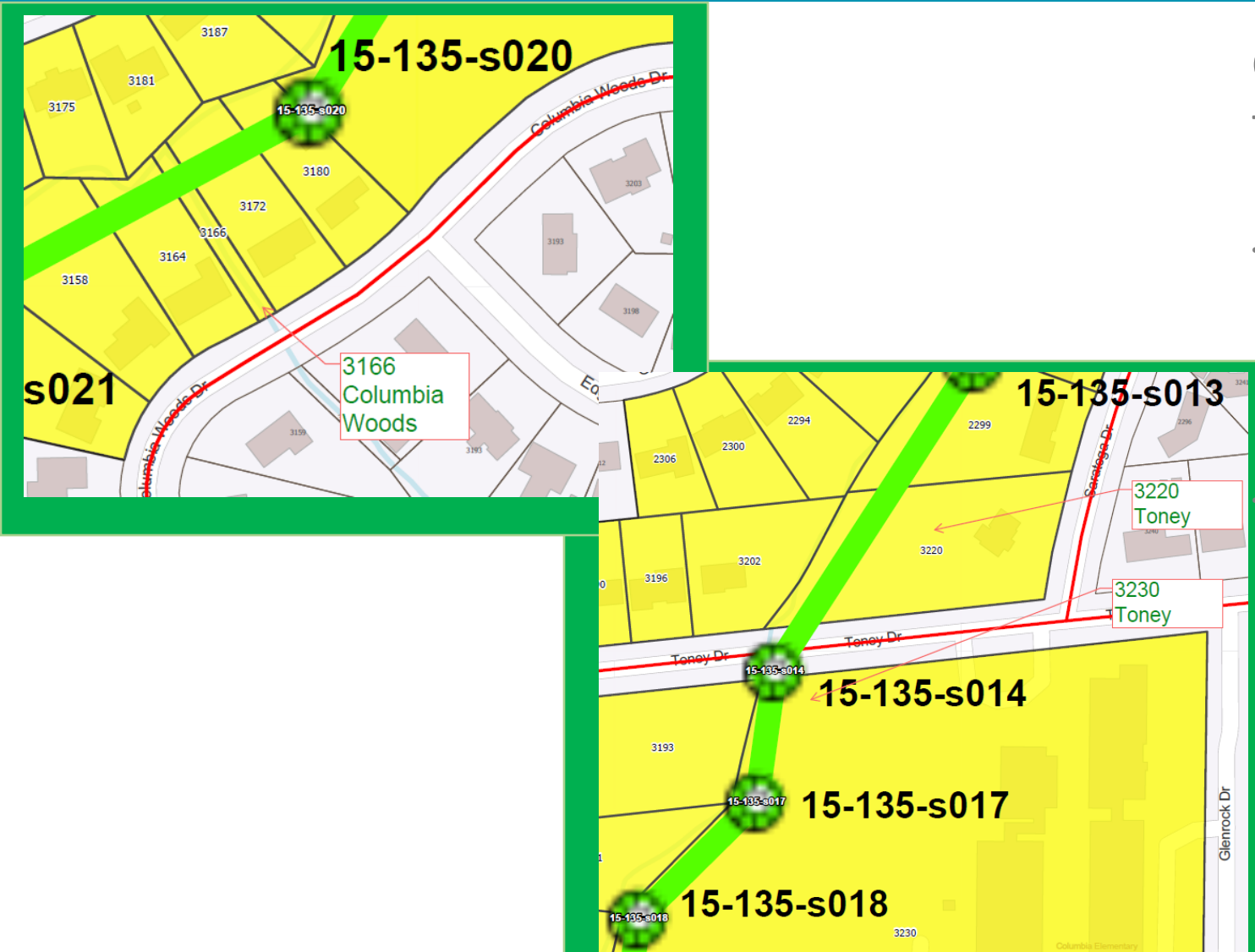


Contractor will provide traffic control to guide residents throughout the area

- Project Access/Entrances
 - Down 3166 Columbia Woods Drive

Road crossings on

- Toney Drive
 - Between 3230 Toney and 3220 Toney






Public Communications Update

Ms. Alicia T. Pennie
Public Relations Manager

COMMUNICATIONS STRATEGY



LETTERS

 770.414.2355 (o) Watershed Management
404.298.4446 (f) 4572 Memorial Drive
DeKalbCounty.ga.gov DeKalb County Georgia 30032

February 11, 2018
Subject: Package III Gravity Sewer Project

Dear Resident,

As part of DeKalb County's \$1.245 billion capital improvement program, the Department of Watershed Management (DWM) will be improving the capacity and service of the Wastewater systems serving your community. The **Package III Gravity Sewer Project** will be designed to move wastewater from a lower elevation to a higher elevation. The gravity sewer improvement projects will provide maintenance ease, increase capacity and reduce sanitary sewer overflows in the Stone Mountain and Decatur areas.

This letter serves as formal notification that construction activities associated with this project will begin **March 2019**. Normal construction hours will be from 7 a.m. to 7 p.m., **Monday through Friday, excluding major holidays**. Property owners will be notified in advance of significant changes in scheduled work hours.

Please be advised to expect an **increase in construction-related noise and traffic, during work hours**. Property owners will be notified 48 to 72 hours prior to the start of impactful construction activities. Our construction crews will work diligently to minimize the length of impact to residents.

The gravity sewer improvement project is expected to last approximately 20 months, with construction completed in February 2020. Garney Construction, working on behalf of DeKalb County, is the authorized contractor for the **Package III Gravity Sewer Project**. All workers will be wearing proper identification and driving marked vehicles.

Should you have any questions or concerns regarding the **Package III Gravity Sewer Project**, please do not hesitate to contact the DWM Project Information line at 1-800-986-1108 or email projectinfo@dekalbcountyga.gov.

We appreciate your patience as we work diligently to make improvements to DeKalb County's sanitary sewer collection system.

Chief Executive Officer
Michael Thurmond

Board of Commissioners
District 1
Nancy Jester
District 2
Jeff Rader
District 3
Larry Johnson
District 4
Stephen Bradshaw
District 5
Mereda Davis Johnson
District 6
Kathie Gannon
District 7
Lorraine Cochran-Johnson

DOOR HANGERS



NOTIFICATION


Department of Watershed Management
Package III Gravity Sewer Project

The DeKalb County Department of Watershed Management's Office of Engineering & Construction Management Services (ECMS) has initiated a project to **design and build** a new wastewater treatment gravity sewer project.

Please be advised to expect **lorem ipsum lorem ipsum lorem ipsum**. Signs and traffic flaggers will assist drivers in moving safely around the closures.

Work hours for the project will be from 7 a.m. – 7 p.m., Monday through Friday, excluding major holidays. In some cases, weekend work may be necessary. Our construction crews will work diligently to minimize the length of impact to residents. Also, please note all staff working on behalf of DeKalb County will have proper identification and will drive marked contractor vehicles.

All inquiries about this project should be directed to projectinfo@dekalbcountyga.gov or 1-800-986-1108. We appreciate your patience as we work diligently to make improvements to DeKalb County's water distribution system.

 [facebook.com/28568306892882](https://www.facebook.com/28568306892882)  twitter.com/28568306892882

Chief Executive Officer - Michael Thurmond

D1 – Comm. Nancy Jester
D2 – Comm. Jeff Rader
D3 – Comm. Larry Johnson
D4 – Comm. Steve Bradshaw

D5 – Comm. Mereda Davis Johnson
D6 – Comm. Kathie Gannon
D7 – Comm. Greg Adams Sr.

EMAILS

Email (HTML) Email (Plain Text)

From: Watershed Management Department - DeKalb <dekalbcountywatershed@public.govdelivery.com>
Subject: American Fare Lift Station Abandonment and Gravity Sewer Construction Update



COMMUNICATIONS STRATEGY



TOUCHPOINTS



Project Hotline



Website



Social Media



News Release



County Newsletter,
The Relay

- DCTV
- Next Door
- Project Signs
- GovDelivery
- Contractors
- FAQ

COMMUNICATIONS STRATEGY



Like, Follow, & Subscribe To Stay In The Know

NEXTDOOR

FACEBOOK

TWITTER/X

YOUTUBE



CONTACT INFORMATION



- Customer Questions?

- Project Information: 1-800-986-1108
- Email Inquiries: projectinfo@dekalbcountyga.gov

- Contact Information:

- Cassandra Marshall: cmmarshall@dekalbcountyga.gov 678-614-9060
- Arre Kennedy: amkennedy@dekalbcountyga.gov 678-428-6194
- Alvester Williams: alwilliams2@dekalbcountyga.gov 470-786-2210
- Kian Baniassad: kbaniassad@dekalbcountyga.gov 678-794-1041

- Dispatch Emergency Information:

- Phone: 770-270-6243
- Email: dekalbwaterops@dekalbcountyga.gov

QUESTIONS

