

CITY OF BEL AIRE
STAFF REPORT

DATE: June 31, 2025

TO: City Manager

FROM: Marty McGee, Public Works Director

Water- This month we had a meeting with PEC to discuss how to increase the water pressure in Sunflower Park. We had the south water tower pressure washed and re-painted. There are three 12" valves needing to be replaced at the south water tower, these valves control our ability to take the south tower offline for maintenance; I have McCullough and UMC quoting the work.

On 6-5-25 Battin, Glendale, Krueger and Harding water mains were sent out for bids to Dondlinger, McCullough, Nowak, Mies and UMC. We received bids back on 07-01-25 and will submit to the council meeting on 07-15-25 for approval. This month we had 70 shutoffs. On 7-1-25 we performed our annual backflow test in the pump house and results were submitted to Wichita.

Streets- We are in the process of completing the mastic and pot holing on 45th street from Woodlawn to Oliver. We will continue to keep up with the roadwork on 45th street until this road is under contract in 2026; we have filled several potholes around town.

Sewers- This month we started cleaning the sewers in the Pearsons addition and will camera this area as well. We are now collecting information about our sewer systems and determining what material and conditions we have in each area. This will be a lengthy process throughout the city, however when the project is completed, we will be able to pinpoint what sections need attention. This month we have cleaned 4,000 feet of sewer pipe and have televised 1,000 feet. On 6-10-25 at 3:20 we had a pump failure at the Rock Road lift station; a piece of aluminum became lodged in the pump causing the impeller to jam and shut the pump down; pictures included. After this was detected, I had staff patrol for open manholes to ensure this doesn't happen again; no open manholes were located during our investigation.

We are currently in the process of upgrading our SCADA system with R.W. Vaught, who has maintained the SCADA system for years, we are also exploring options with a local company to take over maintenance of the SCADA system. R.W has given us an estimate to upgrade the current system to maintain SCADA contact with our new facility. I have several other providers in the process of quoting an update but have yet to receive a price point. On 6/20 Jon Whaley and Troy Todd with TEC Systems Group did a walk-through of each lift station, pump house and our SCADA system. TEC Systems Group is in the process of creating a "scope of work", once completed the SoW will be used to produce similar quotes from Utility Help Net, RE Pedrotti, Young Electric, and Decker Electric.

On 6-12-25 Jack with Sunrise Christian Academy called to report an open manhole on his property. After investigating this issue, it was determined that the manhole lid had been hit with a piece of equipment, no fault was issued. PW purchased and installed new concrete rings to correct the problem; the open manhole was a partial factor of the increased I&I in our system. We have no way of determining how long this manhole had been open due to the manhole being behind a locked gate on Sunrise property; Public Works does not maintain this property. Pictures included below.

On 6-19-25 During the storm the 53rd Street lift station transformer was blown causing the lift station pumps to fail. As we were already having issues with our SCADA system relaying information to PW, we were unaware of the pump failure. The lift station overflowed and leached into the pond next to the lift station, no solids were removed from the lift station. KDHE has been contacted about the overflow, and all necessary paperwork has been filed; CCUA was also contacted to report the problem. We are awaiting response from KDHE to determine if any further corrective actions are required. I reached out to R.W. Vaught explaining our situation and expressed the importance of the SCADA system working properly. R.W. was also informed that when the power shut down the pumps did not switch to auto because of the VFD failure. When the VFD fails we should have had an alarm stating pump failure and we would have gone out and reset the VFD. This is also why I need to ask the council to allow PW to purchase a backup pump that could have been installed while pump 2 was out for repairs. I would like to have a sign and system installed at each lift station with flashing lights and an alarm that goes off when power is lost, this would create a visual and audible alert to passersby to contact PW in case alerts are not received.

Evergy had to replace the power transformer, our generator was running, and our pump was running but we had no alerts on SCADA showing that we lost power. Kanza Co-op was called to refuel the generator since Evergy didn't have a specific time or date as to when the transformer could be replaced. The transformer was replaced on 6/20/25 and power was restored.

On 6/16/25 we had a com failure at Chapel Landing lift station, the problem was corrected, and lift station is operational.

On 6/17/25 Chapel Landing Com Failure again problem was corrected, and lift station was running as it should. This was the day of the storm.

On 6/21/22 When performing our daily rounds, it was found the generator was running at the Chapel Landing lift station and there was no line power coming from Evergy into our system. After further investigation we determined there was power from Evergy just not switching over in our system. There were no alerts on our scada system to notify us about power failure, nor did it tell us that the generator was running. I called Cummins and Atlas electric to come out and trace the power failure, it was determined the transfer switch had burnt up, not allowing the line power and generator to switch as it should. We are now running Evergy power only, with no generator backup until Monday morning 6-23-25 when Cummins will be out to fix the problem. On 6/25/25 Cummins came out to the Chapel Landing lift station and replaced the transfer switch. We are keeping a close eye on all lift stations.

Storm water- Elk Creek is still having issues with flooding during heavy rain events; we have cleaned all the pipes in this area to help prevent this issue. I have met Jason Gish with MKEC to determine what needs to be done with the ponds to allow the water to flow properly. Jason recommends that the pipe that enters the lake be cleaned out and a hole dug at the end of the pipe to allow sludge to flow through the pipe properly. The end of the pipe that is underwater is full of sludge that will need to be cleared, this will have to be subcontracted as Public Works does not have the equipment to execute this procedure. Public Works is working with the HOA and is exploring a less invasive approach to alleviate flooding issues, this will consist of re-grading a small area to allow the water to travel in between the houses where there is already a ditch/swell that allows for overflow when flooding occurs in this area. This is not a solution to the flooding problem but will allow the water to subside quicker and should keep the water from entering residents'

homes. We have taken our third storm water sample for KDHE this year. We are in the process of determining who is responsible for clearing and maintaining the Glenwood/Willow Creek Additions drainage issues. Anne is investigating the flooding in this area and will relay the ownership of this property to me when determined. This area highlighted in red has not been maintained for many years and will need to be cleared and regraded for proper flow in this area. Picture included below.

Parks- We have installed 4 park benches at Bel Aire park this month. We have sprayed for poison ivy and bagworms in all parks. We removed algae from the Alley Park Pond then treated the pond to remove the remaining algae. We have also added black dye to prevent further algae growth in hot weather. We already use dye in the Central Park ponds to control algae growth. Trib-7 has been sprayed for poison ivy and mowed, the rain has delayed a lot of mowing this month in our ditches and exteriors. Also, I'm waiting for Countryside to send me a quote to solve the flooding problem on Colonial Ave in Central Park. We are waiting on a quote to change the islands on Brandies in Central Park to a zero scape as residents have requested. Once the quote is presented from Countryside, I will determine the cost for PW to do the work and let you know the difference in price.

Special events

Jon and I completed Harassment and Bullying training through IMA. All Public Works employees have completed monthly safety training courses; this month's training was focused on blood borne pathogens.

On 6/21/25 we hauled tree debris from the storm to the Kechi brush sight.



Fixed and raised a manhole at Sunrise Christian Academy



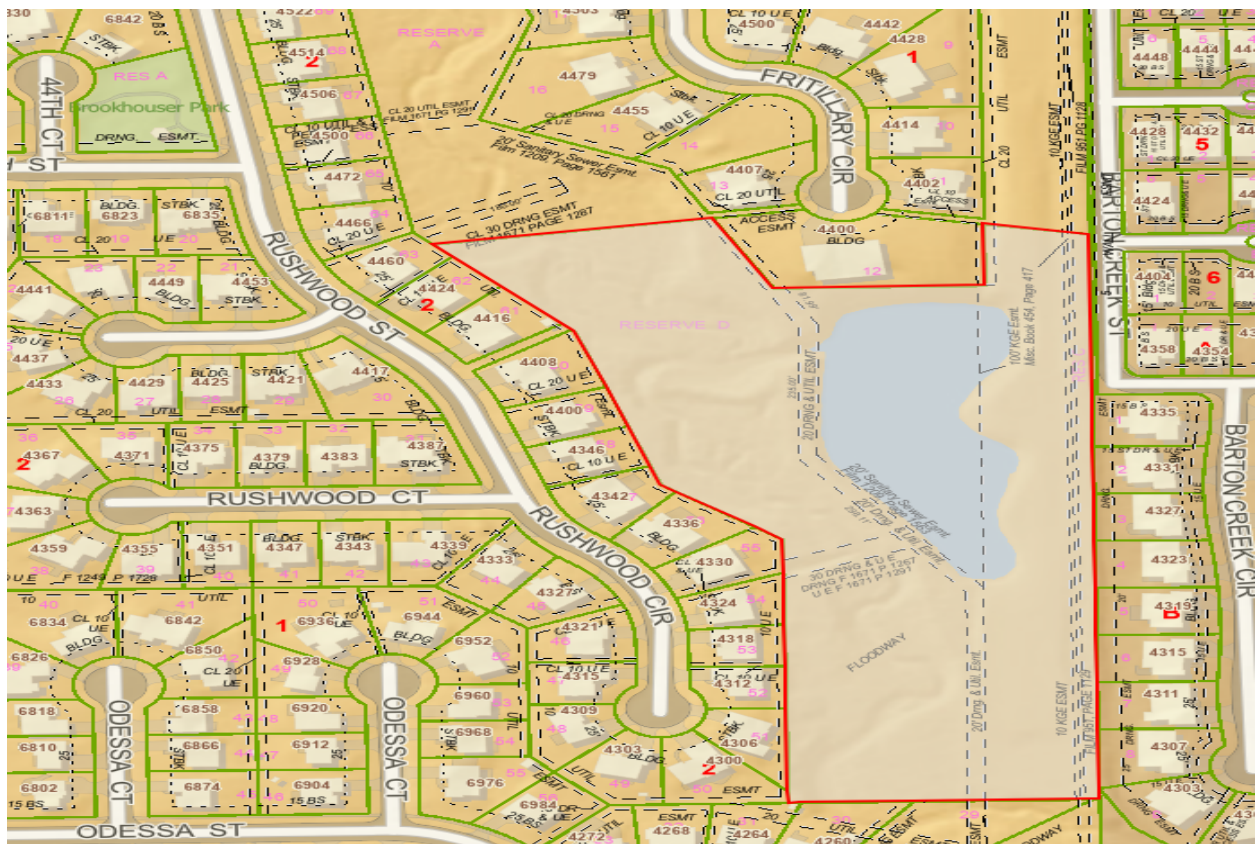
Rock Road lift station pump clogged.



Elk Creek Street flooding



Alley Park algae problem, the pond is 100% clear now after the chemical was added.



Glenwood and Willow Creek Addition drainage issues