

Mount Joy Borough Authority  
Regular Monthly Meeting  
January 6, 2015  
Minutes

The Mount Joy Borough Authority held its regular meeting on this date in Council Chambers of the Borough Offices Building. Present were Chairman Gainer, Mr. Weidman, Mr. Rebman, Mr. Derr and Mr. Golicher. Also present were Angie Fenicle, John Leaman and Joe Ardini. Chairman Gainer called the meeting to order at 4:00 PM.

**Reorganization of the Board.**

The meeting was turned over to Mr. Leaman for the purpose of election of officers. Mr. Leaman noted the suggested slate of officers as follows: Kenneth Gainer, Chairman; John Weidman, Vice Chairman; Larry Derr, Treasurer; John Rebman, Secretary; Robert Golicher, Assistant Secretary/Treasurer. A nomination was made by Mr. Rebman and a second by Mr. Derr to nominate the above listed slate of officers. A **MOTION** was made by Mr. Derr and a second by Mr. Rebman that the nominations be closed; motion carried. A **MOTION** was made by Mr. Derr and a second by Mr. Rebman to approve the above stated slate of officers as presented; motion carried.

**Appointment of Official Representatives.**

Chairman Gainer noted the current slate of representatives:

Solicitor: Barley Snyder, LLC.  
Engineer: ARRO Consulting, Inc.  
Auditor: Trout, Ebersole & Groff  
Trustee: Fulton Financial Advisors  
Depository: Union Community Bank

A **MOTION** was made by Mr. Derr and a second by Mr. Weidman to reappoint the same representatives as noted above for the 2015 calendar year; motion carried.

**Public Input Period.**

Mr. Gary Gorski from Penn Court Mobile Home Park was present to discuss his penalty charge on his water / sewer account. Mr. Gorski stated that a check was sent on October 1<sup>st</sup> via US Postal mail and was not received by Mount Joy Borough Authority. After a brief discussion with staff and Board Members, it was approved to grant him the relief of the penalty. A **MOTION** was made by Mr. Rebman and a second by Mr. Weidman to approve the request by Mr. Gorski to waive the penalty from his water / sewer account which was based upon the submittal of a check stub proving that it was sent on October 1<sup>st</sup>; motion carried by 3- with Mr. Gainer and Mr. Derr opposing. Mr. Gainer stated by the motion taken, this does not set precedence with other customers relating to penalty's occurred from late payments.

**Authority Manager Report.**

Mr. Leaman informed the Board that Mr. Mike Davis sent an email to Mr. Charlie Courtney regarding the Florin Hill Agreement. Mr. Courtney stated that he will respond by Thursday this week.

Mr. Leaman stated that Mr. Mark Stanley responded to Mr. Mike Davis's email on the conditions for pump station 2. One outstanding concern being discussed is the EDU reservations according to the rules and regulations of the Authority. Mr. Leaman stated that the other conditions that were discussed appear to be satisfied. Mr. Davis stated the he feels the Authority needs to proceed with an agreement with the change to read that the EDU reservations will expire in five years. Mr. Leaman also stated that East Donegal Township approved waiving the financial security for Mount Joy Borough Authority.

Mr. Leaman informed the Board that he received an email from SRBC on Monday afternoon giving the Authority verbal approval for the 72 hour test. Mr. Leaman stated that the documents are in the process of being signed.

Mr. Leaman stated that ARRO Consulting has reviewed the Green Park Phase 4 plans and has sent a comment letter to Authority staff for review and provide comments.

Mr. Leaman stated that the Borough is moving forward with the Union School Road improvements. Their project will consist of storm sewer and curb and sidewalk on the east side on Union School Road from Mount Joy Country Homes to Arbor Rose Avenue. Mr. Leaman reminded the Board, that this is the project that the Authority received funding to replace the water main.

Mr. Leaman stated to the Board that the amendments to the job descriptions were completed to reflect the same language regarding CDL license. A **MOTION** was made by Mr. Derr and a second by Mr. Golicher to approve the amended job descriptions for the plant operators and construction laborers; motion carried.

Mr. Leaman reminded the Board of the Public Officials Day at the Farm Show on Thursday, January 15<sup>th</sup>.

Mr. Leaman reminded the Board of the Joint Administration meeting scheduled for January 21<sup>st</sup> at 7:00 PM.

Mr. Leaman informed the Board that representatives from UGI and PPL will be attending the public works committee meeting on February 9<sup>th</sup> at 6:30 PM if they are interested to attend.

Mr. Leaman informed the Board that Mr. Hershey will be contacting Comcast to get pricing for the internet and phone service to the administration office.

Mr. Leaman stated the he received an email from DEP on a workshop that they are sponsoring to educate municipalities on unaccounted for water. Mr. Leaman stated that he will attend this workshop as the Authority's percentage is approximately 27%. Mr. Leaman stated that DEP regulations would like to see unaccounted for water in the area of 20%

#### **Operations Manager Report.**

Mr. Ardini updated the Board on the booster station project; the water main installation in the streets has been completed except the booster station site. The roof trusses have been set and sheeted in. The installation of the roof shingles and the electrician are scheduled during the week of January 5<sup>th</sup>. The generator is scheduled for January and will be installed when it arrives.

Mr. Ardini informed the Board that staff generated a list of vacated / non-use properties to verify that there is no water being used and no leaks. Mr. Ardini stated this is a proactive way verify our current records.

Mr. Ardini stated that staff terminated the water line at Wilbur Chocolate with no problems. Wilbur Chocolate is now solely responsible to maintain it.

Mr. Ardini stated that there was another water main leak on Marian Avenue on December 23<sup>rd</sup>. Within two hours the leak was repaired with no boil water notice since it was repaired under pressure.

Mr. Ardini stated that the effluent strainer at the water plant was leaking. The manufacture has agreed to replace the strainer at no cost to the Authority. Staff will do the installation when it arrives.

Mr. Ardini stated that staff is currently working on the fine screen system at the waste water treatment plant. The compactor screw will not turn when the gearbox is turned on. In the interim, staff will be using the manual bar screen to remove debris from the influent stream.

#### **Business Manager Report.**

Mrs. Fenicle stated that she received a letter from Mr. Matt Brown from ARRO Consulting stating that ARRO has made a contribution to the Alzheimer's Association in honor of the Authority.

#### **Minutes of the Previous Meeting.**

A **MOTION** was made by Mr. Weidman and a second by Mr. Derr to approve the December 2, 2014 meeting minutes as presented; motion carried.

### **Unfinished Business.**

There was no unfinished business to discuss.

### **New Business.**

A **MOTION** was made by Mr. Derr and a second by Mr. Weidman to approve Resolution No. 1-15 to enter into a Deed of Dedication for the Conveyance of Interest in Utility Facilities to serve Elm Tree Properties The Villas at Elm Tree Phase 5D Development as recommended by ARRO Consulting's letter dated December 19, 2014. The existing letter of credit was previously reduced to the 15% and will be in place for 18 months maintenance period; motion carried.

A **MOTION** was made by Mr. Rebman and a second by Mr. Derr to approve Messiah Family Services request to reduce letter of credit no. 98.248.050 in the amount of \$102,560 for Mount Joy Country Home Phase 2A as recommended by ARRO Consulting's letter dated December 19, 2014; motion carried.

### **Any Other Matter Proper to Come Before the Authority.**

Mr. Gainer stated to the Board and staff that he has received complaints about the water quality on Park Avenue and something needs to be addressed. It was stated that some areas have dirty water at times. Mr. Leaman stated he and Mr. Ardini did meet with an individual on Park Avenue to explain why such color water appears from time to time in her lines. Mr. Leaman stated because of the age of the pipe the iron is the main factor for the colored water. Mr. Ardini stated that he did receive a cost estimate of \$606,000 from ARRO Consulting to replace the water line on Park Avenue and High Street. Mr. Ardini mentioned that these replacements can also be completed by our staff at approximately \$253,000 not including engineering services. Mr. Derr asked if there would be any other related cost. Mr. Ardini stated that the as-built documents will need updated at approximately \$10,000. After a lengthy discussion it was determined to create a timeline to replace the water mains using Authority staff.

### **Authorization to Pay Bills.**

A **MOTION** was made by Mr. Weidman and a second by Mr. Rebman to approve the attached Requisition No. 17 as follows: \$82,255.91 from the Water Operating Fund and \$91,596.51 from the Sewer Operating Fund; motion carried.

A **MOTION** was made by Mr. Derr and a second by Mr. Golicher to approve the attached Requisition No. WBRI 15-1 from the Water Bond Redemption Improvement Fund; motion carried.

A **MOTION** was made by Mr. Derr and a second by Mr. Golicher to approve the attached Requisition No. SBRI 15-1 from the Sewer Bond Redemption Improvement Fund; motion carried.

### **Executive Session.**

An executive session was held to discuss personnel and real estate matters, no decisions were made.

A **MOTION** was made by Mr. Rebman and a second by Mr. Derr to reconvene the public session at 6:08 PM; motion carried.

### **Adjournment.**

There being no further business, a **MOTION** was made by Mr. Weidman and seconded by Mr. Derr to adjourn; motion carried and the meeting adjourned at 6:10 PM.

Respectfully submitted,

John D. Rebman  
Secretary