

Northeastern York County Sewer Authority

August 26, 2024

The Northeastern York County Sewer Authority met on Monday, August 26, beginning at 7:00 PM at 200 North Main Street in Mt. Wolf.

Authority members and others in attendance were:

Mt. Wolf Borough

Patti Fisher
Anya Barlett

Manchester Borough

Dale Benedick
Judy Hilliard

East Manchester Township

Tyler Kramlick
Tom Beakler

Members absent: None.

Engineer: Chris Toms of CS Davidson, Inc.

Solicitor: Peter Ruth of Stock & Leader

Office Manager/Recording Secretary: Desiree Boorujy

Visitors/Employees: Employee Peter Nestlerode; Curtis Weir of Manchester Borough; Mark Pentz of East Manchester Township.

Pledge of Allegiance

Agenda

A Kramlick/Barlett motion was made to approve the agenda with the following amendments: Under Operations Report add item H. Selling of Vehicles; Under Solicitor's Report add "Action" to item A. The motion passed unanimously.

Minutes

A Beakler/Kramlick motion was made to approve the minutes from the July monthly meeting. The motion passed unanimously.

Correspondence/Visitors

Mr. Mark Pentz, resident of East Manchester Township, attended the meeting to appeal the Authority's requirement to disconnect his sump pump from the public sewer system. This connection is not compliant with the Authority's Rules & Regulations due to its potential to allow storm water to enter the public sewer system. Mr. Pentz stated that no storm water has entered the basement in his nine years of ownership, and provided a notarized statement from the previous owner stating that no storm water entered the basement in his 26 years of ownership. Mr. Pentz explained that he has taken steps to prevent any issues with storm water, such as having the basement sealed/waterproofed and grading the yard to slope away from the home. Mr. Pentz feels that the steps he has taken and the proof that he has provided should allow the setup to remain as is.

Mr. Curtis Weir, resident of Manchester Borough, was in attendance to appeal the Authority's requirement to repair his floor drain, as it's currently connected to the public sewer system. Like sump pumps, this type of connection has potential to allow storm water to enter the sewer system and is not compliant with the Authority's Rules & Regulations. Mr. Weir's washer discharges to this floor drain. In order to comply, he may need to relocate his washer and dryer, which would be very expensive. In past discussions with office staff, he has admitted that storm water does enter his basement. Mr. Weir's plumber provided a solution that he hopes will alleviate the Authority board's concern.

Dennis Howell, a Manchester Borough resident, provided office staff with photos of his floor drain and plumbing setup to present to the board members. This setup, he admits, was "jerry rigged" by the previous owner. The plumber that visited his home has refused to repair the floor drain connection due to the current setup, as it's not up to code. In order to meet code requirements, Mr. Howell states he was provided a \$5000 estimate. The estimate was not presented for the board meeting.

The board stated that they will consider and discuss how to handle these and other unique situations and will provide their decisions as soon as possible.

Operations/Administration Report

Desiree Boorujy reviewed items on the Administration report:

Sheetz Land Development Plan – These plans were previously approved and signed, however, the 4044 N George Street property was sold prior to the township having them recorded with the County; therefore, a new set of plans with updated ownership were provided for signing.

LSA Grant Reimbursement – All information was filed for the grant reimbursement, and a check for \$121,236.00 was received. Unfortunately, that check was returned by the bank. A replacement check was received last week and deposited. Desiree questioned whether the board would like the funds to remain in the operating account or if they should be transferred to PLGIT to earn interest. She was directed to transfer the funds to PLGIT.

Demand Deposit Account – Desiree worked with the appropriate entities to open this account, as recommended by Jamie Schlessinger of PFM and approved last month. \$8,657,061.73 was transferred from PLGIT to the new account on July 29.

Area 2 Project – Desiree suggested that the Authority's website should have an update regarding the Area 2 expansion project, as the current statement is outdated and residents, especially those affected, should have up-to-date information to explain the project's delay. Chris Toms will provide information to be added to the site.

Pete Nestlerode reviewed the Maintenance/Operations Report:

Maintenance & Operations Report

Selling of Frack Tanks – Pete would like the board to consider selling the frack tanks that are at the farm. They have been sitting unused and are an eye sore. **A Beakler/Barlett motion was**

made for the frack tanks to be advertised on Municibid, and the motion passed unanimously.

Biosolids Application Feasibility Study - Because plant staff have been unable to haul sludge to the farm due to the aggrator being out of commission, Spring Valley Spreading LLC has been used to haul sludge to the farm. Spring Valley's equipment was impressively more efficient than the Authority's own equipment, and all three digesters are empty for the first time in many years. Pete would like to work with the engineer to determine if it would be in the Authority's best interest to sell hauling equipment and have Spring Valley haul sludge twice a year. Chris Toms suggested that this study be completed now so that educated decisions can be made regarding the digester upgrades. No action was taken at this time.

Ahrens/Gross Farm Agreement - There was discussion as to whether the Authority should take steps to cancel this agreement, which renews in perpetuity. There are no benefits to keeping or quitting the agreement, but Chris Toms will investigate what Springettsbury WWTP uses this farm for and how their use potentially affects the Authority. No other action was taken at this time.

Selling of Vehicles – The 2009 F-150 needs over \$6000 of repair work, not including potential engine work. The mechanic has suggested that the vehicle may not be worth the repairs. Pete recommended selling the F-150 and the van, which is rarely used, to buy a new truck that would be more useful. He was directed to investigate the trade-in value of both vehicles and to get quotes on the ideal replacement vehicle for next month's meeting.

Solicitor's Report

Sinking Springs Farm Lease Bid – Star Rock Farm was the only bidder for the Sinking Springs Farm lease. They are currently paying \$327.50 per acre and bid \$411/acre, ending at \$421/acre at the 10th year, which all agreed is incredible. **A Barlett/Kramlick motion was made to accept this bid. The motion carried.**

Canal Road Pump Station – The owner of this property has responded positively to Attorney Ruth. Although the Authority has an easement over the existing pump station, it doesn't actually show up as the owner of the property, as it was never formally dedicated. A Deed of Dedication will be drawn up for signature.

Engineer's Report

Award Contract for Mt Wolf Borough Sanitary Sewer Maintenance – Chris Toms provided a copy of the bid tabulation for the board's review. This is for projects in the borough where York Water and Columbia Gas have already completed projects. We are awaiting an agreement among those entities and the Authority that include cost sharing for street paving, which will be required to be completed by May 15, 2025. The Authority will complete their projects, have temporary paving (rough patch) done, let the trench settle. It will then be smoothed out to a plowable condition before winter. Rogele was the apparent low bidder at \$528,933. CSD recommends rewarding all six projects to Rogele and then, over the next 5-6 years, continue televising lines in the borough and performing necessary work to complete borough projects.

A Kramlick/Benedick motion was made to accept Rogele's bid of \$528,933.00. The motion passed unanimously.

Mt. Wolf WWTP Blower Replacement – The blowers at the plant are nearing the end of their 20-year life expectancy. Two out of three are operating, and the third has been inoperable for some time. Between Pete N. and Chris Toms, three quotes will be gathered for the board's review.

N. George Street Pump Station – Engineers are still working through shop drawings, and the contractor has some long lead time on some items, so construction has not begun yet. Hopefully, by next month's meeting progress will have been made.

Musser Run Pump Station – Atty Ruth has been in contact with one of the owners and is optimistic that he'll have an update at next month's meeting. The project is a significant upgrade and is part of the Area 2 project. The project is ready to begin as soon as the appropriate documents are finalized with the owners.

Treasurer's Report

Payment of Invoices – **A Kramlick/Barlett motion was made to approve the invoices as presented. The motion passed unanimously.**

Requisitions – **A Kramlick/Benedick motion was made to approve Requisition 2024-15 for \$11,804.72 to CS Davidson. The motion carried.**

At 8:24 PM an Executive Session was held to discuss legal and personnel issues.

The regular meeting reconvened at 8:55 PM.

Adjournment - **With nothing further to discuss, a Kramlick/Benedick motion was made to adjourn the meeting at 8:56 PM. The motion passed unanimously.**

NEXT REGULAR MEETING – Monday, September 23, 2024.