

NORTHEASTERN YORK COUNTY SEWER AUTHORITY

September 27, 2021

The Northeastern York County Sewer Authority met on Monday, September 27th beginning at 7:00 PM at 200 North Main Street in Mt. Wolf.

Authority members in attendance were:

Mt. Wolf Borough

Patti Fisher
Mike Barlett

Manchester Borough

Dale Benedick
Judy Hilliard

East Manchester Township

John Nace
Tyler Kramlick (by phone)

Engineer

Christopher Toms

Solicitor

Attorney Jayne Katherman

Operations Manager/Recording Secretary

Pat Poet

Visitors

Chris Beauregard, Danny and Theresa Doll and Dean Kohr,

Agenda

A Benedick/Barlett motion was made to approve the amended agenda with the following changes: Under Solicitor's Report – Item D changes to an action item and under the Engineer's Report – Item B needs "application for payment" added. Motion passed unanimously.

Minutes

A Hilliard/Barlett motion was made to approve the minutes from August 23, 2021. Motion passed unanimously.

Correspondence/Visitors

Ollie's Warehouse – Chris Beauregard from Nutec representing Ollie's Warehouse presented the plan for Ollie's 200,000 square foot addition. This addition was included in their original plan but was not constructed at that time. Ollie's currently has twelve EDU's. They were requested by the Authority to purchase an additional three EDU's for this expansion; however, there may be a leak or some other problem causing their water usage reported to the Authority from the York Water Company to be high. Their water usage is 2 ½ to 3 ½ times greater than a typical warehouse uses. A Fisher/Barlett motion was made to require Ollie's to post security for three EDU's, and after monitoring water usage for three billing periods beginning when the Financial Security Agreement is approved and signed, to determine if they will be required to purchase the three EDU's. Motion passed unanimously. The three billing cycles will provide Ollie's with sufficient time to investigate their water usage. If Ollie's does not respond to the Authority with their findings, the Authority will assign the three additional EDU's to Ollie's and retain the posted security.

Mr. & Mrs. Danny Doll – Mr. & Mrs. Doll reside within the Area 2 project on Park Street. Their home sits at least 800 feet back from where the sewer main will be constructed, therefore they will not be obligated to connect. They discussed the possibility of connecting to the sewer and asked if it would be feasible to have two stubs, one on the Park Street side of their property and the second on the Canal Road side. After discussion, they decided against the two stubs.

Mr. Dean Kohr – Mr. Kohr asked if the Authority could post their agenda as well as the financial statements on the website. Pat explained where he could find the agenda on the home page. The financial statements will be posted. He also questioned what residents will have to do with their septic tanks after they are connected to the sewer system. Because the Sewer Authority is only responsible for the public sewer, the Township's Sewage Enforcement Officer would need to be contacted.

Operations/Plant Manager Report

South 7th Street and 65 Olde Hickory Road Line Repairs – Both of these locations had to have section of lines repaired after the heavy rains. Gingerich's performed both repairs. The Township assisted with the Olde Hickory Road repair. Chris Toms explained the extent of the repairs for both projects.

288 North Main Street, Manchester – The owner of this property was told the separate garage that is being used as a body shop needs to be connected to the sewer. Their plumber stopped by the Authority's office with questions, but nothing has been heard since that time. Attorney Katherman will send a letter to the property owner.

Laurel Drive Fence – The license agreement was signed by the property owner for the fence partially located behind the owner's property within the Authority's right-of-way. This agreement allows for the removal of the fence by the property owner should the Authority need to access that line for repairs.

Trugreen Lawn Service - Pat contacted Trugreen and discontinued one regular treatment as well as the seeding/aeration treatment for the grass around the administration building.

Billing Shopping Centers – Currently the East Manchester Shopping Center is being billed differently than the other shopping centers along North George Street. Desiree is going to calculate a comparison of what the amount of the billing would be if billed by parcel or by individual units and report back at the October meeting.

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Vehicles – The 2005 Ford Van needs a new transmission which will cost approximately \$4,000. After discussion a decision was made to have the transmission replaced.

2022 Budget – Pat will begin working on the 2022 budget. When a draft is completed, it will be emailed to all Board members.

Solicitor's Report

Liability Insurance for Inspector – A Benedick/Fisher motion was made to approve monthly payments of \$60.00 to Andy Rouscher as reimbursement for the cost of his liability insurance that is needed for the inspections he is doing for the Authority. Motion passed unanimously.

Job Descriptions – Attorney Katherman updated the job descriptions as were discussed at the Personnel meeting. A Fisher/Hilliard motion was made to approve the job descriptions as updated. Motion passed unanimously.

Rules & Regulations - Attorney Katherman is rewriting a section of the Rules and Regulations regarding commercial/industrial customers. Attorney Siegel from Barley Snyder is assisting.

RES/Sinking Springs Mitigation Project – A 200' design error was discovered that was to be added to Phase III of this project, however it is needed now in Phase II. RES requested an expedited closing on Phase III so that the additional 200' could be accessed and utilized during the Phase II site work. This 200' section is needed for the staging area for Phase II. The amount RES will pay the Authority for Phase III of the project is \$22,658.11 at closing. RES requested the original declaration which includes saving the sycamore tree be removed from the agreement. RES has determined they will not be able to work around the tree. A Barlett/Benedick motion was made to approve Phase III of the mitigation project and approve the removal of the sycamore tree, conditioned on monetary compensation from RES for such removal. Motion passed unanimously.

Engineer's Report

Effluent Line Abandonment – Chris attended a meeting with representatives from Talen regarding the abandonment of the effluent line that runs across Talen's property. Many details remain to be worked out between the Authority and Talen.

Manchester Street Repairs – The final repairs for this project have been completed.

Second Street Pump Station – The generator work at this station has been prioritized. CSD is installing a diesel generator for the entire station that can be purchased through COSTARS. Prices are being obtained from Winter Engines.

Sherman Oaks Pump Station – Pump representatives from Gorman-Rupp and Smith & Loveless met with Peter to discuss the hydraulic conditions of this station.

Chestnut Valley Pump Station – The temporary construction easement agreement with the property owners of 270 Lynne Drive has been executed. The easement was necessary for the installation of an air release valve. The valve has been delivered. A Hilliard/Fisher motion was made to approve the quote of \$20,930 from Clearview Excavating to install the air release valve. Motion passed unanimously.

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Long Road Pump Station – The steel backerboard is scheduled to be installed by PSI on October 5th. There was a delay in the installation because of coordination needed with Met Ed to disconnect the electricity while the backboard is being replaced.

North George Street Station – The survey phase is now complete which will allow the preliminary design and permitting to begin. Industrial flow records have been requested from staff in an effort to verify that the downstream gravity system has capacity as required by DEP. If any sections of the downstream system are overloaded per DEP, this project could reduce the capacity of this station.

Corrective Action Plan – Televising data for the remainder of the system that flows to the Saginaw plant has been reviewed and problem areas were identified. Proposed repairs needed are going to be contracted out and completed by the end of this year. A list of laterals that will need to be push camera'ed will be provided to Peter.

Area 2 Project – The preliminary design drawings will be prepared for the next meeting. The agreements for tapping fees and the \$30.00 payments from property owners in Area 2 are coming in very slowly. Attorney Katherman suggested sending out certified reminder letters at the end of October to property owners who have not returned their agreements. There are a few properties outside of Area 2 but will be within 150' of the new sewer lines. East Manchester Township will need to make a decision to determine if those properties will be required to connect. John Nace and Chris Toms will be attending the next Township Supervisors' meeting.

Mt. Wolf Apartments on Maple Street – Chris's office is reviewing the plans and will be issuing a comment letter.

Treasurer's Report

Invoices – Judy Hilliard presented the invoices for approval. A Benedick/Barlett motion was made to approve all invoices as presented. Motion passed unanimously.

Requisitions – A Fisher/Hilliard motion was made to approve the following requisitions: 2021-19 – Gingerich Excavating for the Saginaw dichlorination system; \$6,866.00; 2021-20 to Exeter Supply for air release valve - \$8,792.04; 2021-21 to CS Davidson for engineering fees for \$676.34; 2021-22 to CS Davidson for \$15,157.58 and 2021-23 to CS Davidson for \$27,384.29. Motion passed unanimously.

Executive Session

At 9:35 PM an Executive Session was called to discuss personnel items.

At 9:59 PM the regular meeting was called back to order.

Adjourn

At 10:00 PM a Benedick/Barlett motion was made to adjourn. Motion passed unanimously.

NEXT REGULAR MEETING - October 25, 2021 - 7:00 PM

