

MINUTES
New Holland Borough Authority
July 15, 2014

The New Holland Borough Authority met in regular session on Tuesday, July 15, 2014 at 8:30 a.m. in Borough Hall. All members were present: Chairman Jacob W. Musser, Vice-Chairman Jack E. Schnader, Treasurer M. Timothy Bender, Secretary Gerald L. Leaman and Robert P. Johnson. Others in attendance included Authority Solicitor Bradford J. Harris, Authority Manager/Recording Secretary J. Richard Fulcher, water consultant Dan Becker of Becker Engineering, Paul Martin of Martin Auctioneering and Borough Mayor Wilbur G. Horning.

Chairman Musser opened the meeting, asking for action on the Minutes of the previous meeting.

Robert Johnson made the motion that the Minutes of the Authority's previous meeting of April 15, 2014 be approved as prepared. This was seconded by Jack Schnader and passed.

Mr. Martin of Martin Auctioneering then reviewed the plans for the sale process of the Authority's six lots, east of North Roberts Avenue, along Towne Centre Lane in the Borough. These will initially be sold as three groups of two, then alternate approaches will be used adding the two middle lots first with the two west ones, then the two east most ones, then all together. This provides a possible six options to the buyers. As of this morning, his office had received 2,144 hits on the sale website for these lots. The sale is Thursday, July 24th, 6 p.m.

Manager Fulcher noted that previous discussions have identified the Authority's concerns with activities following the sale such as requiring residential use only on the four east-most lots; shutters required as determined by the Borough on the south of the structures; and a timely must proceed to construction time-frame, such as one year from purchase.

Member Leaman stated that these downtown improvement projects the Authority has supported have resulted in loses to the Authority and any future such activities should be closely considered before proceeding.

Member Bender noted that member Leaman's concerns about ultimate cost are an important consideration; however the Authority proceeded with these actions

aware that they were being done for the long term improvement of the community, and the members were aware a negative financial return was a consideration.

Mayor Horning commented that the Authority and Council have a long history of being prudent in their financial responsibilities, but those activities taken by the Authority for the long term improvements of the town, he believes were the right courses of action. He also feels that occasionally there is a need for such action to achieve certain long term goals.

Dan Becker of Becker Engineering then reviewed the status of a number of the water related activities underway. The repainting of the east end water tank is going well and ahead of schedule. The previously approved Change Order related to the removal of Nextel's antennae off of the tank and assumption of ownership of the equipment shed will result in a gain for the Authority. The work will be completed before school starts. The replacement of the water line on East Jackson Street between South Kinzer and South Ranck is also going well. There have only been a few minor issues such as pulling some water lines to a hydrant and hitting the sewer line from the old north side brick restrooms. Water line installation should be complete before the end of the month; with the switchover of the service lines taking place immediately thereafter. The actual cost of the project will depend on actual quantities used; the bid was based on estimated quantities. There was a \$17,000 savings when after a discussion with Borough staff, the initial requirement for the contractor to install temporary asphalt above the ditch, was deleted to simply allow compacted stone. These will be dealt with at one time.

Mr. Becker continued, reporting that both the approximate two acre parcel needed for the future well at Groff Memorial Park, along with the nearby north/south easement, both to be obtained from the Beilers north of Groff Memorial Park, are ready for final staff review. They will then go to Earl Township's and the county's Planning Commission process. As currently prepared the water and sewer line easement is proposed at a 50 foot width. The right of way to be obtained at no cost from Petra Church, from South Ranck Road, east to Runway Avenue, is nearing completion. His company is also reviewing the attachment plans as requested by Verizon for the Diller Avenue water storage tank. Verizon has been instructed to provide additional information. This discussion also includes the awareness that the Diller Avenue tank will be inspected as to a projected timeframe for repainting; and any effect this may have on Verizon's request to attach.

Jack Schnader then made the motion that the bills be paid as prepared. This was seconded by Robert Johnson and passed. The bills were:

Eichelbergers, Inc. Groff Park Well	\$53,790.30 Ck#1384
Terry's Lawn Care Groff Park	\$4,443.50 Ck#1385
Weinhold, Nickel & Company DCED Report	\$3,690.00 Ck#1386
Becker Engineering E. Water Tank, Jackson Water, Groff Pk, Eng.	\$9,974.98 Ck#1387
Becker Engineering E. Water Tank, Jackson Water, Groff Pk, antennas	\$8,706.04 Ck#1388
PV School District R/E Taxes	\$37.67 Ck#1389
Barrasso Excavation, Inc. Marmac Dissimilar Cplg. Reimb.	\$343.55 Ck#1390
Usner Excavating Pipe work at Jackson & Kinzer	\$2,680.00 Ck#1391
Barrasso Excavation, Inc. Application for Payment-1	\$90,253.58 Ck#1392
Good & Harris Beiler—Well, Misc.	\$240.00 Ck#1393
Becker Engineering E. Water Tank, Jackson St., Groff Pk.	\$13,694.96 Ck#1394
ELANCO School District R/E Taxes	\$2,853.41 Ck#1395

Gerald Leaman made the motion that the members in attendance at the sale of the Authority's lots be authorized to make decisions as may be necessary to assist with the sale on July 24th. This was seconded by Robert Johnson and passed.

Noting that the current water projects may need Authority action prior to the next regular quarterly meeting, Gerald Leaman made the motion that this meeting be recessed to Tuesday, September 9, 2014, 8:30 a.m. This was seconded by Robert Johnson and passed.

The meeting was recessed at 9:12 a.m.

July 15, 2014
Continued to
September 9, 2014

The proposed continued meeting of September 9, 2014 was canceled.

October 21, 2014
Date Approved