

MINUTES
New Holland Borough Authority
July 21, 2015

The New Holland Borough Authority met in regular session on Tuesday, July 21 at 8:30 a.m. in Borough Hall. All members were present: Chairman Jacob W. Musser, Vice-Chairman M. Timothy Bender, Treasurer Jack E. Schnader, Secretary Robert P. Johnson and Assistant Secretary/Treasurer Ernest M. Orr. Also present were: Authority Manager/Recording Secretary J. Richard Fulcher, Authority Solicitor Bradford J. Harris, Borough Water Department Supervisor Clete Stone, Authority Water consultant Jeff Bologna of Becker Engineering, Authority Wastewater consultant Dave Shirk of Buchart-Horn and Auditor for the Authority Pat Carr of Weinhold, Nickel and Co.

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

Jack Schnader made the motion that the Minutes of the Authority's previous meeting of April 21, 2015 be approved as presented. This was seconded by Ernest Orr and passed.

Vice Chairman Bender noted that at the last meeting a tentative recessed meeting was identified if needed for the sale and closing of the Authority's six lots along Towne Centre Lane. The sale went as approved and the recessed meeting was canceled.

Pat Carr, auditor for Weinhold, Nickel and Co. reviewed the 2014 Audit of the Authority with the members. The Authority is a non-operating Authority which operates on a modified cash basis. Because there are not an extremely high number of transactions annually for the Authority, he is able to review each transaction of the process. This allows for a higher capability of monitoring activities. Two standard letters are included with the Audit. The first is a single page which states as it does every year, that the Authority does not retain an internal auditor, which the American Institute of Certified Public Accountants calls a deficiency; but has no bearing on actual operating audit concerns. The second letter is to the members and contains the standard general audit process information. The audit found no fraud and good records are maintained. In summary, the audit provides a formal rating of Unmodified Statement; which is the best opinion an audit provides.

Tim Bender made the motion that the 2014 Audit of the Authority as prepared by Weinhold, Nickel and Co. be accepted. This was seconded by Jack Schnader and passed.

Water consultant Jeff Bologna of Becker Engineering then reviewed a number of water items with the members. The first was the presentation and recommendation on the project requiring the relocation of the existing sewer line at the Groff Park well site, as well as the installation of the new water line for the well, both to run north/south into the existing major sewer and water lines in the meadow to the north. He noted that because those major water and sewer lines follow a small creek, there was additional Permitting required to restore those connection areas properly. Completion of this project phase will allow the new well process to continue. There were five bids received for this work. The bids were properly opened yesterday. The bids were:

Barrasso Excavating of Oley	\$158,838.80
DOLI Construction Corp. of Chalfont	\$182,180.00
Fidelity Contracting of Elverson	\$186,330.00
Eagle Contracting, Inc. of Downingtown	\$203,010.00
A.H. Moyer, Inc. of Myerstown	\$218,695.00

Things initially appear in order for Barrasso but they will be reviewing everything closer. This project is planned to take place in the fall. He noted that as he understands, Council is to provide the project funding for this to proceed. In response to a question from member Bender on some of the various differences in bid elements, Mr. Bologna noted that contractors place things in different line items when determining their bid response information.

Tim Bender then made the motion that the Authority award the project for relocation of the sewer line and installation of a new water line connection, both in conjunction with development of the planned new well at Groff Park, to Barrasso Excavation, Inc. at the bid of \$158,838.80; contingent upon Council providing the project funding as planned. This was seconded by Jack Schnader and passed.

Consultant Bologna then continued with other water related items. There have been significant material and quality of work issues related to the contractor--Velocitel, for T-Mobile, in replacing their antennae attachments on the East End Water Tank near Garden Spot High School. The Manager instructed his firm to closely monitor these activities because of the recent repair and repainting of that tank. T-Mobile did provide an initial \$8,000 escrow to the Authority to reimburse these

costs but this may need to be increased. They are not allowed to proceed with any additional work until the current issues are resolved.

In continuing, Mr. Bologna noted that in contrast to the concerns with the East Tank, Verizon has requested to place antennae on the West/Diller Avenue storage tank. A good set of attachment drawings have been provided and so far they have been conducive to addressing Authority concerns, such as to add a hand railing along the top, outside of the tank. This is an expensive but important additional safety item. He anticipates they will be proceeding in late fall or winter.

Solicitor Harris reported that he continues to communicate with Verizon officials as the planned Attachment Agreement has not been presented to his satisfaction on behalf of the Authority. There are still a number of items to be worked out.

Concerning the status of the work on the new well, the drawdown testing appears to be on schedule for possibly late fall. This will include control of the discharge flow. In proceeding with formal Docket approval by the Susquehanna River Basin Commission, Well 1, one of the two wells at the North Hoover Avenue site, which was “Grandfathered” during the updates for Well 2, will also need formal action on the SRBC Docket approval because once a new or in this case even an additional rotational source is requested, the “Grandfathered” well must also obtain a current SRBC Permit. It is hoped that based on the long time production records maintained by Water Department Supervisor Stone, much new additional, separate draw down information will not need to be obtained for this well. This would save a large cost.

Manager Fulcher reported on the planned project of providing an east/west connection of the major supply line from South Ranck, west to the existing service line on Windsock Way. The Borough hopes to perform much of the work when it proceeds. He is considering planning this project after the new well is installed and finalized at Groff Park, so the priority capital focus stays with the new well. He then reported that a company called Crown-Castle has according to them, purchased the ATT tower on the Authority’s Wastewater Plant property. A representative just recently stopped in and discussed their requesting the Authority for a site lease renewal. The current Agreement with ATT ends 2021. They are interested in another long term renewal period. They also provided an outline of six other items they would like to discuss with the Authority. These items do not appear to be of major concern with the exception of one or two which will require appropriate clause language to protect the potential of an emergency public need to terminate the Lease, shorter than a standard one or two year regular Notice. He has

provided these items to the Solicitor to work through with the appropriate representative of Crown-Castle. If this progresses well, Authority approval would be scheduled for its October meeting.

Manager Fulcher continued noting that local Goodville Mutual Insurance Company on the west end of the Borough in preparing for an expansion of its main structure, had a property survey performed and according to it, a few inches of the Authority's West End Pump Station concrete base, goes onto Goodville property. Along with this, the larger propane gas tank on the north side of the Pump Station is on Goodville property and has been since it was placed there some 25 years ago. Neither party can find any documentation in writing on this. Goodville Mutual officials have been very understanding with this and are awaiting the Borough's investigation of alternatives with the situation. Alternatives include removing the large tank and possibly installing a smaller one; replacing or possibly allowing for a portable connection or elimination all together because of the holding capability of this Station, if allowed by PA DEP. If necessary Goodville would consider allowing the purchase of the additional site area. This will continue to be worked through.

On a wastewater related topic--the Spruce Road Pump Station, which we are working with Bucharth-Horn to identify and eliminate inflow and infiltration into the collection system for that Station, of which we are under a Corrective Action Plan as agreed with PA DEP, to reduce Station overflows, recently had its second of the two main pumps replaced. These are both more energy efficient as well as able to provide more flow to the force main in North Kinzer. Early observations from the more recent intense, short rain events, show these new pumps have positively improved the flow capability. There were no warning or overflow alarms resulting from these events.

Tim Bender then made the motion that the bills be paid as prepared. This was seconded by Ernest Orr, and passed. This bills were:

Good & Harris	\$1,755
Verizon, Misc., Towne Centre Sub.	Ck#1427
Becker Engineering	\$7,191.00
Groff, T-Mobile, Ranck Road Loop	Ck#1428
Tri-Tech Resources	\$339.75
Finding Pins at Towne Centre Lane	Ck#1429

Pequea Valley School District Taxes	\$34.25 Ck#1430
ELANCO School District Taxes	\$673.64 Ck#1431
Becker Engineering Verizon, T-Mobile, Groff, Jackson Water	\$11,738.85 Ck#1432
Becker Engineering Groff Mem Park	\$4,741.35 Ck#449

There being no further business or public comment, the meeting adjourned at 9:24 a.m.

October 20, 2015
Date Approved