

WAYNESBORO BOROUGH AUTHORITY

FEBRUARY 21, 2012

MINUTES

Authority Chairman Jon Fleagle called the regularly scheduled meeting of the Waynesboro Borough Authority to order at 7:30 p.m. with the following in attendance:

Borough Authority Members – Christopher Snively, Jon Fleagle, S. Allen Stine, Lee Layman and William Pflager

Borough Staff – S. Leiter Pryor, Director of Borough Utilities
D. Lloyd Reichard, II, Authority Solicitor
Scott Crum, Chief Draftsman-Inspector

APPROVE MINUTES: William Pflager made a motion to approve the minutes of the January 17th meeting, as written. Lee Layman seconded; the motion passed unanimously.

PUBLIC IN ATTENDANCE: Wayne Bartholow was present and discussed his concern regarding the recent *Record Herald* article on the Craig Mahrle situation, and the possibility that some of his tenants may be evicted due to his non-payment of certain fees. Chairman Fleagle explained that Mr. Mahrle rented an apartment last year without a required occupancy permit (the occupancy permit was not issued because he had not paid the appropriate tap fees). Since that time, the fees were paid for that unit; however he then moved tenants into two (2) other units without occupancy permits. Fees for those two (2) units have now also been paid in full. It was clarified that Mr. Mahrle is “up-to-date” on fees for the three (3) units he currently has occupied. There are, however, still three (3) other units that are involved as far as his Chapter 11 bankruptcy is concerned.

Mr. Bartholow also noted his continued concern regarding junk vehicles on the property immediately adjacent to the WBA’s well site on Route 316.

UPDATE - SEWER PLANT UPGRADE: Leiter Pryor reported that contractors for the WWTP upgrade project have been submitting shop drawings, etc. to Gannett Fleming for review and approval. A meeting was held a week ago with the contractor and a representative of the Franklin County Soil Conservation Office regarding the Erosion and Sedimentation Plan. Mark Malarich provided a tentative start date of 03/05 (when they will mobilize on-site), and they will begin either that day or the next with erosion/sedimentation controls and excavation.

REVISED SCOPE OF WORK - WATER SYSTEM STUDIES: Jon Fleagle noted that Gannett Fleming provided a proposal regarding rehabilitation of the filtration plant – the long list of items totaled approximately \$50,000. Mr. Pryor explained that they were taking a very broad comprehensive approach, but that isn’t what is needed at this time.

After review of the matter with the staff, he provided a recommended revised scope of work for the water treatment plant evaluation (including 8 items) and the water distribution system evaluation (including 2 items) which should definitely be addressed. Scott Crum requested that future upgrades on the lines with fire flows vs. water age be added as a third item on the distribution system evaluation. The WBA concurred, and Leiter Pryor will respond back to Gannett Fleming with a request for a price quote on these particular items.

GFE ENGINEERING SERVICES PROPOSAL - CHURCH STREET WATER MAIN: Leiter Pryor noted that Gannett Fleming also provided an estimate of \$78,100 for engineering work for replacement of the water line on N. Church Street to Stottlemeyer Road. After discussion with Chairman Fleagle, he also requested an estimate from Denny Black. He is hoping to have that price quote for review at the next meeting.

Discussion ensued regarding the need for design and survey work only, as it was noted that project bidding, construction management services and inspections can be handled in-house. The WBA requested that Gannett Fleming recalculate their estimate based on this modification. Further discussion was held regarding contracting the job out vs. allowing the Borough's maintenance crew to do the work. It was noted that traffic control for a project this size would be difficult for the Borough to handle; but flagging could be contracted out. Chairman Fleagle instructed Leiter Pryor to discuss this matter with Denny Benshoff, as a firm commitment would be needed that they can dedicate manpower to the project.

MR. REHAB - SEWER SYSTEM I & I PROPOSALS: Mr. Pryor noted he received a price quote of \$9,000 from Mr. Rehab for inspection of the sewer line from Enterprise Avenue to Washington Township, as well as a short piece along the stream that runs to the Third Street Pumping Station on the other side of town. Because of the wetlands in the area, the contractor feels it would be best to inspect the lines first and then bring in the grouting equipment at a later date to repair any leaks. Chairman Fleagle noted that once it has been determined how extensive the problems are, the repair job could be bid out.

The second proposal received from Mr. Rehab of \$9,500 was to install flow meters in various drainage areas to determine rates of Inflow and Infiltration (I & I). Mr. Pryor noted that \$30,000 was budgeted this year for I & I work. Once this information is obtained, Scott Crum can input the data into the sewer system drawing to indicate where the worst I & I areas are. Lee Layman made a motion to authorize Leiter Pryor to proceed with the two (2) projects with Mr. Rehab. Allen Stine seconded; the motion passed unanimously.

BIOSOLIDS APPLICATION SITE UPDATE: Leiter Pryor reported that Gordon Cruickshanks has been in contact with Material Matters regarding the proposed new biosolids application site. They reviewed a map of the site and looked at the soils, and feel that they will be adequate. A proposal will be provided for permitting this site by the next meeting.

WEDGEWOOD DRIVE: In response to Chairman Fleagle's questioning, Mr. Pryor noted that Kevin Grubbs will pull the deed at the Courthouse, and it will be forwarded to Lloyd Reichard..

UPDATE ON CRAIG MAHRLE: Chairman Fleagle requested an update on Craig Mahrle's situation. Lloyd Reichard stated that a Proof of Claim has been filed for three (3) units, and Mr. Mahrle is in the process of completing the units. (He has paid tap fees for a total of three (3) units, but there are three (3) remaining.) He will now have to submit a plan to the court; and once it has been approved by the court, the WBA will begin receiving payments (together with interest) for the remaining three (3) units.

Leiter Pryor added another concern ... that Mr. Mahrle has not yet upgraded any of the facilities (1" line). This may be a problem at some time in the near future when his tenants don't have sufficient water. Concern was also noted because there is one (1) master meter serving all six (6) units; and in order for them to be deeded separately, the utilities need to be segregated.

The WBA noted that, in order to preclude these issues in the future, cooperation is needed from the Borough. The Authority should be given the opportunity to review and comment on utility plans for land developments prior to approval. This situation was unique, however, as the building already had water service.

FINANCIAL STATEMENTS: WBA members received copies of the 2011 year-end financial statements for review. Mr. Fleagle noted that expenses “look good”.

Chairman Fleagle requested a brief executive session at the end of this meeting.

REQUEST FROM AT&T WIRELESS FOR MICROWAVE DISH: Mr. Pryor noted that he received information from AT&T Wireless that they would like to install a small microwave dish on the tank at N. Broad Street. He will review the lease agreement to determine if a modification is needed. Mr. Fleagle commented that he continues to feel that the WBA should consider installing a monopole. .

PAY BILLS: Allen Stine made a motion to approve payment of the following requisitions --

Water Revenue Fund Requisition #12-06 - Gannett Fleming Companies - \$319.32 - Water system engineering services related to the performance of the duties of the Authority’s consulting engineer and other services as authorized for the period of December 31, 2011 through February 3, 2012

Sewer Construction Fund Requisition #958 - Gannett Fleming Companies - \$3,208.20 - Engineering assistance to Waynesboro Borough Authority associated with PENNVEST financing for the Wastewater Treatment Plant Rehabilitation Project for the period of December 3, 2011 through December 30, 2011

Sewer Construction Fund Requisition #959 - Gannett Fleming Companies - \$299.64 - Bid Phase Services for WWTP Upgrade and Rehabilitation for the period of December 3, 2011 through December 30, 2011

Sewer Construction Fund Requisition #960 - Gannett Fleming Companies - \$1,504.20 - Construction Phase Services for WWTP Upgrade and Rehabilitation for the period of December 3, 2011 through December 30, 2011

Sewer Construction Fund Requisition #961 - Gannett Fleming Companies - \$4,549.24 - Construction Management for the period of December 31, 2011 through January 27, 2012

Sewer Construction Fund Requisition #962 - Gannett Fleming Companies - \$4,019.70 - Construction Phase Services for WWTP Upgrade and Rehabilitation for the period of December 31, 2011 through January 27, 2012

Sewer Construction Fund Requisition #963 - Gannett Fleming Companies - \$831.75 - Engineering assistance to Waynesboro Borough Authority associated with PENNVEST financing for the Wastewater Treatment Plant Rehabilitation Project during construction for the period of December 31, 2011 through January 27, 2012

William Pflager seconded; the motion passed unanimously.

Authority members adjourned to an executive session at 8:50 p.m. to discuss a legal matter regarding possible land acquisition. The meeting was reconvened at 9:20 p.m. and adjourned at 9:22 p.m. on a Pflager/Stine motion which passed unanimously.

Respectfully Submitted,

Melinda S. Knott

Administrative Assistant