

# WAYNESBORO BOROUGH AUTHORITY

JUNE 20, 2006

## 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 – Jon Fleagle, S. Allen Stine, Christopher Snively, Lee Layman and William Pflager

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

**APPROVE MINUTES:** Allen Stine made a motion to approve the minutes executed the May 16, 2006 regular meeting, as written. William Pflager seconded; the motion passed unanimously.

**APPLICATIONS FOR WATER AND SEWER MAIN EXTENSION (HOLLENGREEN DRIVE):** Ronnie Martin would like to install an 8x10" tee with valve and an 8" water line (with a fire hydrant) to behind the curb line. Jon Fleagle stated that a water main extension would be required before any use other than the fire hydrant, but that an application was not needed at this time. Lloyd Reichard agreed. Lee Layman made a motion to authorize Leiter Pryor to send Ronnie Martin a letter stating that all labor, materials and inspection fees would be his responsibility; and that no taps may be made on the line until a Water Main Extension Agreement is executed. Christopher Snively seconded; the motion passed unanimously.

Mr. Martin would also like to install a manhole in Abigail Drive, and extend an 8" sewer line between Lots 6 & 7 of Brimington Farms to his property. Scott Crum mentioned that the easement between Lots 6 & 7 was listed as a storm drainage easement, and that a letter should be obtained from the developer stating that this easement is now a 20' utility easement. Lloyd Reichard stated that the letter should be recordable and notarized. Christopher Snively made a motion to allow Ronnie Martin to connect as requested subject to Mr. Martin obtaining the letter from the developer; and that all labor, materials and inspection costs would be his responsibility. Further, that before the line may be utilized, a Water Main Extension Agreement must be executed. Leiter Pryor was instructed to correspond with Mr. Martin in this regard. Lee Layman seconded; the motion passed unanimously.

**WATER MAIN EXTENSION AGREEMENT (GREEN STREET TOWNHOUSES):** Mike Henicle would like to extend the existing 2" water line on Green Street 35' to reach Lots 5 & 6. Jon Fleagle asked about looping the line to Potomac Street. Scott Crum agreed with the suggestion. Discussion followed about a concrete box culvert across Green Street and the possibility of making the 2" galvanized line a 4" ductile line. Leiter Pryor stated that a 4" line would save the developer \$2,000 in distribution tap fees for Lots 1 thru 4 – a total savings of \$8,000.00 – which should cover the costs of the line being replaced. Lee Laymen made a motion for Kevin Grubbs to re-write the Water Main Extension Agreement to make the appropriate modification for a 4" line from the alley to Lot #6; and further, to approve the Water Main Extension Agreement. William Pflager seconded; the motion passed unanimously.

Leiter Pryor was requested to include replacement of the line from Green Street to Sixth Street (4") in next year's budget.

**APPLICATION FOR WATER MAIN EXTENSION (SHEFFIELD MANOR):** Leiter Pryor sent a letter stating that the WBA has capacity for the development, but that there are elevation problems on some of the lots. Scott Crum presented plot plans for the Authority members' review (the lots with elevations above 795.00 were highlighted). Any lots above that elevation will need booster pumps. He then stated that there is one townhouse area where the mains will be at or above 810.00, which is where the WBA won't be able to supply 25 pounds of water main pressure. It was noted that if the Authority signs the Water Main Extension Agreement, they will have to supply the area.

Options were discussed. Leiter Pryor stated that the last time houses were connected to the standpipe, Gannett Fleming advised that they were close to the maximum capacity of the high service area. The possibility of upgrading the Mt. Airy Avenue pumps for additional capacity was mentioned. Jon Fleagle also discussed concern about fire protection, and was told that it would not be available using the gravity system.

Leiter Pryor was instructed to obtain a proposal from Gannett Fleming for a study of the area, and to correspond with the developer about the elevation problems. The developer should be advised that he will be responsible for the cost of Gannett's study.

**REQUEST FOR WATER SERVICE (ZULLINGER INDUSTRIAL PARK - LOT 10):** Leiter Pryor presented drawings for a proposal on Lot 10 of the Zullinger Industrial Park, however the drawings did not indicate the proposed uses of each unit. After discussion on the matter, Leiter Pryor was instructed to obtain more information on the uses and ownership of each unit. No action was taken.

**BIO-TOWER BEARING REPLACEMENT (SEWER PLANT):** Leiter Pryor noted that, several meetings ago, the Authority discussed a proposal for the second-stage bio-tower bearing replacement project at the Sewer Plant. He recommended proceeding with the proposal received from DSI, as he has dealt with them in the past and found them to be very capable. He explained that the treatment plant permit limits are less stringent in October/November, and he would like to wait until that time to do the work. He added that he would like to include money in the 2007 budget for replacement of the first-stage unit also. William Pflager made a motion to proceed with DSI. Allen Stine seconded; the motion passed unanimously.

**FOREST LEGACY PROBLEM (DCNR):** Leiter Pryor noted that the Authority received correspondence in their packets from Land Conservancy of Adams County. He explained their proposal for large landowners to establish conservation easements which would limit certain uses of a property (mainly further subdivision and residential development). He attempted to get additional information on the program from Daryl Ackerman, but he is not very familiar with the program. Mr. Pryor noted his opinion that the WBA manages their watershed sufficiently already, and should maintain the option of being able to construct a structure for their own use, if necessary. The Authority members expressed no interest in pursuing the matter.

**DEP CORRESPONDENCE (SEWER PLANT):** Leiter Pryor noted that a copy of his correspondence to DEP was included in the Authority's meeting packet. He explained that DEP received a complaint several weeks ago and observed dirty water in the stream below the Sewer Plant. They checked the treatment facility and issued a notice of violation, which Mr. Pryor disagrees with. He further explained his opinion to the Authority and noted that his correspondence expressed his disagreement to DEP. A response from DEP has not yet been received.

**INNOVATIVE TECHNOLOGIES GRANT APPLICATION (MCCLEAF WELL):** Leiter Pryor noted that letters of support were received from Senator Terry Punt and Representative Pat Fleagle for the Innovative Technologies Grant Application, which was submitted prior to close of the application period on June 30<sup>th</sup>. He is hoping to hear something regarding the grant award in the near future.

**SOURCE DEVELOPMENT UPDATE:** Leiter Pryor reported that settlement on the land acquisition has taken place. The majority of the area has been cleaned off; and he spoke with Craig McCleaf today, who advised that

the remainder will be taken care of very soon.

The Authority also discussed a right-of-way issue which came up shortly before settlement. Jon Fleagle explained that the perceived right-of-way from Lot 2 (front) to Lot 1 (rear) needs to be clearly defined. Lloyd Reichard noted that the McCleafs have agreed to include a provision in any conveyance of the property to restrict the type of usage so it would not adversely impact the WBA well. He feels this would be appropriate.

Leiter Pryor noted that the Water Supply Permit Application is still under DEP review. He estimates that the process is "half-way", adding that their comments are necessary in order for Gannett Fleming to proceed with finalizing the design of the treatment scheme and completing the bid documents.

**DAMAGE AT WATER TREATMENT PLANT:** Leiter Pryor noted that Gannett Fleming has conducted their study at the Water Plant. Tim Glessner informed him that no structural damage to the building was found, and the majority of the leaks appear to be coming from construction Joints adjacent the filters and clarifiers. The Authority should receive a formal report from Gannett Fleming for review at their next meeting.

**UNDERWATER INSPECTION AT RESERVOIR:** Mr. Pryor also reported that the underwater inspection of the reservoir was conducted. They found the structural integrity of the intake pipes to be good, but couldn't locate the lower drain line. They estimated that there is approximately 10' of sediment covering the inlet to the drain. A formal report from the contractor will be submitted prior to the Authority's next meeting.

**MOWING PROPOSALS:** Allen Stine noted that he received a price quotation from his son for mowing the Authority's two well sites – \$125.00 for Well #2 (McCleaf Well) and \$100.00 for the Hess Well on Mentzer Gap Road. Leiter Pryor informed the Authority that the Water Plant staff has been mowing the areas to date, but felt that it might be a good idea to consider contracting the work out due to their workload. Leiter Pryor was instructed to obtain proposals for the Authority's consideration.

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

Sewer Requisition #877 – Gannett Fleming Companies - \$109.37 – Design Phase engineering services related to the Enterprise Avenue Wastewater Pumping Station Upgrade for the period of April 1, 2006 through April 28, 2006

Water Requisition #06-10 – Gannett Fleming Companies - \$227.98 – Annual services of the Authority's consulting engineer as authorized under the Annual Services Agreement, including Part A – General consulting services related to the performance of the duties of the Authority's consulting engineer for the period of April 1, 2006 through April 28, 2006

Water Requisition #06-11 – Reichard Law Offices, LLC - \$1,501.19 – Professional Legal Services Rendered (March, April, May 2006)

Source Development Fund (Water Requisition) #SD-134 – Gannett Fleming Companies – \$5,846.96 – Preliminary design of Well No. 2 membrane facilities to support permitting approvals, including Part A – Well No. 2 Preliminary Design, for the period of April 1, 2006 through April 28, 2006

Christopher Snively seconded; the motion passed unanimously.

Having no further business to discuss, the meeting adjourned at 9:24 p.m. on a Snively/Pflager motion which passed unanimously.

Respectfully Submitted,

Melinda S. Knott

## Administrative Assistant