

WAYNESBORO BOROUGH AUTHORITY

DECEMBER 12, 2023

MINUTES

Authority Chairman Jon Fleagle called the meeting of the Waynesboro Borough Authority to order at 6:00 p.m. with the following in attendance:

Borough Authority Members – Jon Fleagle, Lee Layman, Bill Pflager and Scott Stine (Todd Blake was absent)

Borough Staff – S. Leiter Pryor, Director of Borough Utilities
Tyler Grove, Dual Certification Water/Sewer Plant Operator
Andrew Benchoff, Authority Solicitor

APPROVE MINUTES: Bill Pflager made a motion to approve the minutes of the October 10, 2023 and November 14, 2023 regular meetings, as written. Lee Layman seconded; the motion passed unanimously.

WATER PLANT UPGRADE - UPDATE: Leiter Pryor reported on progress toward completion of the final payment request to PENNVEST ... DEP's inspection is scheduled for tomorrow and once they "give their blessing", PENNVEST will be notified to release the final payment. He will discuss the proposed final payment amount with Rachel Govelovich and will forward the information to WBA members. It was noted that, when received, the money will be returned to the Water Construction Fund.

Mr. Pryor noted that there is still a minor control issue with the furnace, but the problem is almost resolved and they do have heat. There is also a control issue with the pumps at the Mt. Airy Pump Station and they have to be turned on and off manually. Repair parts have been ordered.

Mr. Pryor also noted that they are in the process of advertising for an Operator (or Trainee, if necessary) for hiring after 01/01/2024.

He advised WBA members of an emergency situation that took place on Rattlesnake Run Road near the entrance to the plant several days ago. Several staff members responded and assisted the shooting victim, but he heard that the gentleman has since passed away. He added that the Borough's (Police Department) Co-Responder has reached out to the employees to offer support if needed. He commended each of the employees who assisted, as they did an excellent job.

ANTIETAM DAM – UPDATE: Nothing new to report.

SEWER PLANT – UPDATE: Mr. Pryor reported that the generator transfer switch has been repaired, the main control board was replaced, and everything is working fine.

He had reported at the last meeting that there was an issue with the methanol feed system, and a solenoid was replaced.

DEP has inquired about the work required on the above-ground methanol storage tank as a result of the recent inspection. A proposal was signed with Keystone Petroleum, and they have moved us up to 12/18 to do the work. In addition, he provided them with a Notice-to-Proceed to take care of the storage tank for the generator as well.

Mr. Pryor noted that the sewer flusher truck was towed back to Hagerstown, because it wouldn't start again. They replaced the batteries and it is running well now. He added that the truck is still under warranty.

POLE BUILDING - UPDATE: Mr. Pryor reported that they have heat in the building, but there is now an issue with the garage door opener. He contacted Dutchman and they will be sending someone down to look at it.

LIEN (109 NORTH BROAD STREET): Mr. Pryor noted that 107 N. Broad Street was foreclosed on and purchased by E-Z Homes, LLC. The lot next to this property, 109 N. Broad Street, was a vacant lot with junk lying around (there was originally a trailer there, but it burned and was removed). A utility lien of \$1,600 was filed against 109 in November, 2018; with interest, the amount now owed is \$2,300. After discussing the matter with Borough Manager Jason Stains and Zoning-Code Enforcement Officer Matt Schmidt, it was thought that perhaps the WBA could go after the property.

Solicitor Benchoff explained several options the WBA would have in this case. He will investigate the matter further and report back at the next meeting what he feels would be the best procedure to pursue. Bill Pflager made a motion to authorize the Solicitor to investigate the matter to determine if there are any additional liens on the property and how they might go about obtaining it. Scott Stine seconded; the motion passed unanimously.

LOCAL SHARE GAMING GRANT: Mr. Pryor noted that the grant application has been submitted for the biotowers at the Sewer Plant. He added that the maximum grant amount is \$1,000,000.

ADDITIONAL ITEMS FOR DISCUSSION: Mr. Pryor presented a drawing from R. Lee Royer for a proposed eye care office (a 60' x 230' building) on N. Welty Road across from the medical building behind Tractor Supply. They need a water availability letter in order to proceed with the land development. Bill Pflager made a motion to authorize Leiter Pryor to write a letter indicating that water is available for this property. (The sewer will be with WTMA.) Scott Stine seconded; the motion passed unanimously.

It was noted that the required paperwork for transfer of the Wharf Road (Well) property to Scott Stine has been prepared. After Mr. Stine's attorney is satisfied, the settlement can be scheduled.

PAY BILLS: Lee Layman made a motion to approve the payment of the following requisitions. Scott Stine seconded; the motion passed unanimously.

Sewer Construction Fund Requisition #1172 – Rodney B. Smith Plumbing, Heating & Cooling, Inc. - \$4,200.00 – LG ductless heat pump installation at WWTP (50% remaining balance)

Sewer Construction Fund Requisition #1173 – Star Excavating and Electrical - \$3,320.69 – Electrical work for new pole building at WWTP (remaining balance)

Sewer Revenue Fund Requisition #SA-325 – Borough of Waynesboro (Sewer Fund) - \$511,437.00 – 1st Quarter, 2024 Sewer Allocation

Sewer Revenue Fund Requisition #SA-326 – Gannett Fleming, Inc. - \$813.44 – Inv. #0000029728 (2023 Annual Services for 09/30/2023 thru 11/03/2023)

Water Construction Fund Requisition #WC-323 – Gannett Fleming, Inc. - \$2,386.63 – WTP Raw Water Supply and Intake and Antietam Dam Rehabilitation Project, Final Design, Permitting, and Bid Phase for the period of 09/30/2023 through 11/03/2023

Water Construction Fund Requisition #WC-324 – Star Excavating and Electrical - \$7,748.29 – Electrical work for new pole building at WWTP (remaining balance)

Water Revenue Fund Requisition #23-32 – Borough of Waynesboro (Water Fund) - \$898,489.00 – 1st Quarter, 2024 Water Allocation

Water Revenue Fund Requisition #23-33 – Gannett Fleming, Inc. - \$378.20 – Inv. #0000029726 (2023 Annual Services for the period of 09/30/2023 thru 11/03/2023)

Water Revenue Fund Requisition #23-34 – Dennis E. Black Engineering, Inc. - \$4,315.79 – Inv. #42616 (2023 Antietam Dam Inspection Report)

Having no further business to discuss, Bill Pflager made a motion to adjourn the meeting at 6:50 p.m. Lee Layman seconded; the motion passed unanimously.

Respectfully Submitted,

Melinda S. Knott
Borough Secretary