

Red Lion Municipal Authority
Meeting Minutes
Wednesday, May 26th, 2021

Members present

Mike Poff, Chairman
Skip Missimer, Vice-Chairman
Dennis Klinedinst, Treasurer
Chris Minnich, Asst. Sec/Treasurer
Kelly Henshaw, Secretary

Others present

Keith Kahwajy, Superintendent
Jeff Beard, Asst. Superintendent
Jason Reichard, Engineer
Andy Miller, Solicitor
Stacy Myers, Recording Sec'y

Visitors

Dianne Price
Stephanie Weaver
Mackie & Sandra Enfield

1. The meeting was called to order @ 7:00p.m. followed by the pledge to the flag.
2. Mr. Missimer made a motion to approve the April 28th, 2021 Meeting Minutes; Mr. Minnich seconded. All were in favor; motion carried.
3. **WATER USAGE REPORT**—Keith reported 1.75" of rainfall was received since last month. Usage has increased recently; Dallastown-Yoe's usage has also increased. DYWA completed their flushing on May 12th & noted it took them less time than previous years because of the new Water Treatment Plant. Windsor Borough is planning to flush their system this year.
4. **CONNECTIONS REPORT**—8 new connections since last month (6—The Paddock; 2-Kensington development)
5. **VISITORS**—Mackie & Sandra Enfield were present to request connection to public sewer at their 420 S. Franklin Street home, located in York Township. 30 years ago, Ed Henshaw & Ray Arnold asked if the Borough could install a storm sewer pipe down Enfield's property because of the runoff that had come from the Bellevue development. Enfield's were concerned about the pipe ruining their septic system, but were told by Henshaw that, if anything ever happened to their septic, they could hookup to public sewer for free & not ever pay a sewer bill in exchange for allowing the storm sewer pipe installation. Ed Henshaw told him a sewer tap would be installed on the line for Mr. Enfield's hookup, when/if the time came. He was also told by a guy working in the manhole (Borough staff at that time) that they were making free water available to Mr. Enfield.

Jeff Beard said the Authority discussed this issue last month & the Board agreed the sewer connection makes sense. The Borough though, is in charge of the storm sewer pipe that's on his property. Jeff told Mr. Enfield it's the Borough's pipe & they need to do their part in removing it if it's not needed.

Mrs. Price said the Borough has nothing in that area other than that storm pipe, which she said isn't necessary for anything and it's on York Township property. Jeff had previously told Mrs. Price they could go to the site to discuss the Enfield's issue, but Mrs. Price said she talked to Council who said sewer/water connections are the Authority's responsibility, so it was referred back to the Authority.

Mr. Missimer explained there are a number of Red Lion water customers who still have septic systems and, should their systems fail & they need to connect to public sewer, the hookup/tapping fee is \$3,000. Once connected, they would pay a monthly sewer fee based on the amount of water they use. He asked if Mr. Enfield is asking the Board to waive the tapping fee or the monthly bill? Mr. Enfield said he wants everything waived, as that was the agreement from Ed Henshaw. Ed Henshaw & Ray Arnold have passed away & nothing is in writing about this agreement between them & Mr. Enfield.

Mr. Enfield said he gets hooked up to the sewer for free or he'll dig out the pipe. Mr. Missimer invited him to dig it out.

Keith said York Township had confirmed that there was indeed a sewer tap installed but it's capped. He said the Board agreed to Mr. Enfield's sewer connection last month & to waiving the tapping fee, but they feel a monthly fee needs to be charged for his usage (& possibly a meter put on his well). Mr. Enfield disagreed.

Mr. & Mrs. Enfield were confused about what the Borough owned & what the Authority owned & didn't understand that Ed Henshaw had nothing to do with the water & sewer, nor should he have ever made the offer of a free sewer connection (& no sewer bills). Mrs. Enfield suspects Ed Henshaw would've hooked them up to public sewer without the Municipal Authority knowing about it. Mr. Enfield maintained he's not paying a lot of money for something that he's currently paying nothing for.

Mr. Enfield said he had two plumbers at the house to get a price for the sewer connection, but Jeff Beard stopped by and "put an end to it and the plumbers left". Jeff said he didn't stop the plumbers; they were aware of the situation after contacting York Township and stated they would wait until the outcome is known, so they never gave Mr. Enfield a quote.

Mr. Klinedinst stated he is willing to waive the sewer and water tapping fees for the Enfield's but feels they need to pay the monthly fees after hooking up. He also suggested creating an easement that if the Authority would ever need to access the pipe, they can. Mr. Missimer said there would be no need for the Authority to have an easement agreement as it's the Borough's storm sewer pipe.

Andy Miller wanted everyone to be aware, there will be a cost to decommission Enfield's septic service, but that would be York Township's problem, same with the storm sewer pipe. That would either be a YT or a RL Borough problem, not RLMA.

No sewer or water is available to Enfield through YT. The property would be serviced by RLMA so Andy doesn't feel YT would need to be involved. He did suggest that RLMA avoid hooking up a resident (any resident, not just Enfield) only to sewer without also connecting them to water for shut-off purposes should a sewer bill go unpaid. Mrs. Enfield confirmed that York Township said a sewer connection would be between the Enfield's & Red Lion. She also said YT said the Enfield's didn't need to do anything with their septic system if they connect to public sewer.

Mr. Missimer made a motion to waive **both** the sewer & water tapping/hook-up fees for 420 S. Franklin Street but **not** waive the monthly fees; Mr. Henshaw seconded.

Before a vote was taken, Mr. Enfield said he only wants to connect to sewer; it doesn't suit him to hook up to water at this time. He said lots of black water & dirt came out of the water main when flushing was done.

Mr. Missimer rescinded his motion; Mr. Henshaw rescinded his second.

Mr. Enfield said RLMA staff & Borough staff must use his property to access the area below/behind his house. If he digs out the storm sewer pipe, there will be a lot of mud and runoff going to the houses behind him. Keith & Jeff said staff doesn't need to access sanitary sewer via the Enfield property; they can go thru the backyards of the Bellevue development.

Jeff said he agrees that 30 years ago, V & L Construction created a lot of runoff problems for the Borough when they created the Bellevue development. And Ed Henshaw & Ray Arnold went to Mr. Enfield to try & resolve what resulted from a bad developer. The Enfield's were used to correct V & L Construction's error & poor design, but RLMA has offered to waive tapping fees for a sewer **and** water connection if the Enfield's want to move forward with making the connection and paying monthly fees. The Enfield's made no agreement to the water/sewer connection & left the meeting.

6. **WATER AND SEWER—OLD BUSINESS**

- **Solicitor's Report**—Andy reported:
 - **DYWA Bulk Sales Agreement**—Andy made the changes that were discussed last month. He included two alternates in the agreement, 1) RLMA staff would

use their best efforts to supply additional water if requested or 2) permit RLMA staff to supply additional water as long as there is capacity at the plant & the permitting has been completed for it.

There's not a big difference between the two, just whichever the Board prefers. Also, in Subsection C, there was discussion about requesting connection information from Dallastown-Yoe on an annual basis and Andy included that language in the agreement. It's unsure whether or not DYWA will accept it. Another question was from page 4, Section 3.1—involving language that the agreement can be renewed for a year, but at that time, DYWA must give notice to RLMA that they're going to end that term. Andy can cleanup some of the language to be less confusing. He believes this was a change that was suggested by Dallastown being that a prior draft stated a 6-month notice must be given prior to the end of any term. RLMA can end the agreement as well, so Dallastown asked for 12-month notice. The agreement has an automatic renewal, but if RLMA wouldn't want the next renewal, they'd have to give DYWA notice 12 months ahead of time.

The Board agreed with Andy's suggestion to leave alternate #2 (above) in the agreement & send it to Dallastown for their review. He will let DYWA know the revised agreement will be on the July's Joint Meeting agenda for acceptance by both parties.

- **DeTraglia Excavation Certified Payroll Records**—these were never submitted for a job DeTraglia completed in August 2020, so payment for the job was never released, although it had been approved by the RLMA Board. The documents would confirm that all employees had been appropriately paid the prevailing wage rate amounts. The payroll records have now been sent to Jason's office for review. Nothing additional needs to be done by RLMA Board.
- **Engineer's Report**—Jason reported:
 - **Springvale Road Water Main Extension**—the work is essentially complete with Barrasso completing the final paving on the road, line painting is done and there are no outstanding punchlist items on the project. Grading & seeding may be required, but we'll wait to see how the vegetation comes up before that item is released. RLMA staff is satisfied with Barrasso's work & they've received word that customers along that area are satisfied as well.

A 2nd Application for Payment in the amount of \$170,702.45 is before the Board for action. It covers final water service connections, service lines, temporary roadway restoration & milling. It excludes the final wearing course & to finish grading & seeding. Mr. Missimer made a motion to approve the payment to Barrasso Excavating in the amount of \$170,702.45; Mr. Henshaw seconded. All were in favor; motion carried.

Total completed contract value is \$374,605 & the approved contract amount was approx. \$421,000.
 - **Railroad Lane Sanitary Sewer Manhole Replacement**—replacement of 3 manholes on Railroad Lane that are seriously deteriorating. Jason broke this into two contracts:
 - **Contract #1**—digging out the old, followed by directive placement of the new manhole & reestablishing connections to it. Jason estimates timeline for this work to be approx. 1 week. Bypass pumping will be set up although near the manholes isn't a great area to do so & Jason predicts the rate of flow would be greater than what they can handle. He believes pumping equipment will need to be at the pumpstations then carried via a tanker.

- **Contract #2**—install concrete protective liner in the new manhole & return flow back to the system. Jason predicts this work to only be 1 day.

This project is estimated at approx. \$65,000 but could possibly be lower. The costs for bypass pumping & road restoration are unknown; however, Jason doesn't foresee a large expense for those.

Mr. Missimer made a motion to advertise for bids for a bid opening at the June meeting; Mr. Minnich seconded. All were in favor; motion carried.

- **Rexroth Equities, LP Final Land Development Plan**—the plan, which involves warehouse expansions at the industrial park is under review. This is an ongoing process & will be reported on as needed.
- **Superintendent's Report**—Keith reported the following:
 - June 16th, 2021--shut offs for unpaid bills.
 - Pretreatment basin repairs—no quote has been received yet.
 - Future of Edgewood Tank—ongoing research & all references received about Entech were called & all gave high regards about them. Entech now has the executed contract approved by the Board.
 - Board members were given the Emergency Response Plan for their review. Any comments can be submitted to Keith or Mr. Missimer.
Mr. Missimer suggested holding a tabletop exercise with York County Emergency Management & our local EMC to prepare for such an emergency as a dam break, tank failure, etc.
 - Computer system at the Water Treatment Plant is **not** connected to the internet to insure they do not get hacked. Staff is in discussions with ACC (installer of hardware/software) & Doceo (IT services) to get the Win911 System working again. That enables a call system to notify staff if an alarm is triggered for the SCADA system.
Doceo suggested installing an appliance that backs up the SCADA system so staff no longer has to rely on Sherwin Logan. The appliance is free as long as a yearly contract with Doceo is in place which involves a \$125/monthly fee.
Mr. Henshaw made a motion to approve the purchase of this appliance; Mr. Missimer seconded. All were in favor; motion carried.
 - Princeton Hydro (Milfoil company)—staff wants to run a test to weigh carbon so they could control the dilution of the herbicide. Staff will also look at the anthracite in the filters to ensure they're strong enough (& able) to take it out of the system.
 - Keystone had removed the old Alum Tank at the WTP. An invoice was received & sent to DEP so they can remove that from their records & not bill RLMA the annual fees associated with it.
 - Keystone is also reviewing the removal of the 6,000-gallon diesel tank at the WTP. This was the fuel tank for the emergency backup generator at the OLD treatment plant.

7. **WATER AND SEWER—NEW BUSINESS**—Keith & Jeff reported:

- RLMA staff renewed their CPR/First Aid certifications
- HVAC unit in the Municipal Offices was installed 27 years ago & has a slow leak. During his annual service of all the units, Dan Neff suggested replacing it & quoted \$6,868 for the heating & A/C units. Mr. Henshaw made a motion to move forward with the replacement; Mr. Missimer seconded. All were in favor; motion carried.

- Keith & Jeff are reviewing pump replacements & upgrades to the electronics at Beaver Creek. Mr. Missimer suggested also upgrading the security (cameras, sensors, etc.) at the same time.
 - Staff is planning to purchase a rotating assembly for one of the pumps at the high service pumpstation. Costs are being researched. Brad did a study on the 3 pumps & realized the hertz had to be higher on the 1 pump compared to the other 2. That pump had already been to Motortech for repair.
Sherwin Logan is the local vendor for a new rotating assembly and the cost is estimated between \$4,000-6,000. The Board gave their consensus for Keith to call for majority approval on the purchase should something happen before next month's meeting.
 - Roof coating for Municipal Office—Jonas Miller, who coated the roofs at the sewer stations & Beaver Creek quoted:
 - \$20,000 for a product with a 10-year warranty
 - \$27,000 for a product with a mesh covering on all seams making them more durable & it comes with an 18-year warranty.
 \$20,000 has been budgeted for this roof repair, but the Board suggested going with the mesh product & suggested the roof replacement be coordinated with the A/C upgrade. Keith will bring the quotes to the June meeting for discussion.
 - Ambulance membership--all RLMA staff are now covered by the \$150 membership.
8. **Other business**—Mr. Klinedinst & Mr. Minnich suggested pushing back the 2022 flushing schedule by a week or two so the Borough can finish street sweeping & avoid an MS-4 violation by flushing cinders into the storm sewer. Mr. Poff said discussion was held this year in January when Borough Council requested RLMA delay flushing. RLMA agreed & delayed it by a week. RLMA must notify Dallastown-Yoe of their flushing schedule & everything seemed to go well this year; however, the Borough was still pressed to get sweeping done. Mr. Klinedinst made a motion to delay the 2022 flushing until the week of April 11th, not before; Mr. Minnich seconded. All were in favor; motion carried.
 9. **Approval of bills & statements**—Mr. Missimer made a motion to approve the bills & statements; Mr. Klinedinst seconded. All were in favor; motion carried.
 10. **Authority recessed @ 8:43p.m.** to discuss a personnel issue. Authority reconvened @ 9:00p.m. No action was taken.
 11. **Adjournment**—Authority adjourned @ 9:00p.m.

Respectfully submitted by:

Stacy Myers, Recording Secretary