

**MINUTES OF THE MEETING**  
**OF THE MIDDLETOWN TOWNSHIP SEWER AUTHORITY, DELAWARE COUNTY**  
**HELD ON JULY 18, 2022**

The regular monthly meeting of the Middletown Township Sewer Authority was held on Monday, July 18, 2022, at 7:15pm at the Township Administration Building located at 27 N. Pennell Road.

Present were Authority Members: Roland Bailey, John Hanna, Edward Klodarska, and Timothy Sullivan. Mr. Scholz was absent.

Authority Advisors James Flandreau, Esquire/Solicitor, Walter Fazler, Engineer, and Authority employees John Ibach, Manager, and Fran Niermann, I&I Coordinator, were also present.

- **PLEDGE OF ALLEGIANCE TO THE FLAG**

Mr. Klodarska, Vice-chairman, called the meeting of the Sewer Authority to order at 7:15 pm and led the recitation of the Pledge of Allegiance to the Flag.

- **APPROVAL OF MINUTES OF THE MEETING HELD ON June 16, 2022**

Mr. Sullivan made a motion to approve the June 16, 2022, minutes. Mr. Hanna seconded the motion. The motion was carried with a vote of 4-0.

Mr. Klodarska announced that there was an executive session prior to the start of the Board meeting to discuss real estate matters.

A. Manager's Report

1. CCI Easement Closeouts

This has been placed on hold briefly due to workloads and summer vacations. Mr. Ibach hopes to have these finalized with SEPTA by the end of September. Mr. Flandreau added that this schedule also works well with the Township's meeting schedule with SEPTA.

2. UPTSA (Upper Providence Township Sewer Authority) Sanitary Sewer Invoicing

The invoice (included in June's packets) was sent to UPTSA shortly after the June Board meeting. Payment has not yet been received by MTSA. Mr. Sullivan confirmed that PIT's (Old Notre Dame High School) is connected to the Nether Providence Sewer system and not UPTSA's.

3. Darlington Valley Pump Station (DVPS)

Warranty parts have not yet been received from Smith and Loveless. As soon as they are received, KBX will finish out the repairs.

4. Electrical Safety Committee Report

The arc flash study reports have been received by MTSA. Mr. Ibach stated that he and Mr. Fazler have already met with FXB's electrical engineer to go over the revisions. Mr. Ibach has sent a letter to KBX requesting a meeting to review the reports. Mr. Klodarska added that his presentation was updated to show that the labels were affixed

to each pump station and a copy of the single line drawing is located at each pump station. The single line drawings show the electrical distribution for each pump station as required by the NEPA 70E Standard. Mr. Klodarska suggested to Mr. Ibach to send the same letter to Premium Power (generator company) to better understand these modifications. As part of this learning curve, a walk through will be scheduled in the near future for F X Bonnes' engineer to explain what these labels and single line drawings mean, and the corresponding PPE gear required for each repair instance. Mr. Klodarska hopes that by August's Board meeting, this project will be completed. He thanked Mr. Ibach and Mr. Fazler for doing such a great job in leading this project.

5. Texas Eastern Hold Harmless Agreement

Mr. Ibach was contacted by Texas Eastern Pipeline (TEP) regarding maintenance work they need to do on their existing pipelines. The maintenance work is located in the general vicinity of the Chester Ridley Creek PS. TEP would like to have access to their work area through Southwest's and MTSA's easements that were installed as part of the Chester Creek Interceptor project. They sent a typical draft agreement which Mr. Flandreau is reviewing. TEP would like this agreement signed and returned to them by the end of this week July 22, 2022. The Board went into executive session to further discuss this topic.

6. Premium Power Generator Maintenance Proposal

Mr. Ibach stated that he received the annual generator maintenance proposal totaling \$5,800 which is above his authority to execute. Mr. Sullivan made a motion to authorize Mr. Ibach to execute this proposal. Mr. Hanna seconded the motion. The motion was carried with a vote of 4-0.

In addition, Mr. Ibach included a copy of the 2020-2021 draft of the final audit report for the Board to review, edit and approve. This draft includes the PMRS GASB 68 calculation which MTSA just received. Mr. Ibach would like to post the audit on the EMMA website to fulfill the Bond Issue Continuing Disclosure requirement. Mr. Ibach and Mr. Hanna have already reviewed the draft Audit and made minor adjustments. Subject to any other changes suggested by Board members, Mr. Sullivan made a motion to accept the draft audit report. Mr. Hanna seconded the motion. The motion was carried with a vote of 4-0.

B. Treasurer's Report

1. Payment of Operating Expenses

Mr. Hanna presented a list of paid invoices for the period of June 20, 2022, through July 15, 2022, totaling \$140,127.54. The largest invoice is to KBX (\$35,983.87). Mr. Hanna made a motion to approve these paid invoices. Mr. Bailey seconded the motion. The Board approved with a vote of 4-0.

2. Payment of Capital Expenses – Bond Redemption and Improvement Fund

Mr. Hanna reported one Capital Expense totaling \$12,290.64 for July 18, 2022, payable to Bradford Engineering. Mr. Hanna motioned to approve these expenses. Mr. Bailey seconded the motion. The Board approved with a vote of 4-0.

Mr. Hanna pointed out that MTSA has been running at a loss of 1.8% for the last two months excluding interest income and depreciation.

In addition, Mr. Sullivan and Mr. Hanna conversed earlier in the day regarding interest

rates. As a result of these discussions, Mr. Hanna contacted Mr. Visoskas, Middletown Township Finance Director, regarding the way the township handles its investments and whether changes can be made to MTSA's banking relationship with Republic Bank. Mr. Hanna was very impressed by Mr. Visoskas' input and knowledge. Mr. Visoskas stated that since Middletown Township is the guarantor on MTSA's bond issue, it has certain fiduciary responsibilities in monitoring the sewer revenue account and LPL activities. He also stated that MTSA does not really have an obligation to stay with Republic Bank and suggested contacting PLGIT or PSDLAF (governmental pool of investments) for rates or other products that provide higher rates of return. He provided Mr. Hanna with the most current rates from both institutions which were shared with the Board. Mr. Visoskas also suggested waiting till after July 25<sup>th</sup>'s Federal meeting regarding interest rates because rates will most likely shift upwards in an effort to stabilize the economy. Mr. Hanna will make calls to research other options with PLGIT and PSDLAF.

### C. Solicitor's Report

1. DELCORA/AQUA Acquisition

No change since last month.

2. Bortondale Road Pump Station

Mr. Flandreau has not heard back yet from UPTSA's solicitor but in a casual conversation with Mr. Matson, the UPTSA Manager, he was told that UPTSA is still working on the reconciliation of the past due items as well as reviewing the legal description of the pump station.

3. Sleighton Sewer Improvements Design & Capacity Agreement

Due to some questions about how real estate is going to be configured in Middletown and possibly Edgmont townships, this project is on hold for now. Mr. Flandreau continues to work on the agreement with the developer.

4. BET 2<sup>nd</sup> Apartment Complex

The original planning modules state that BET is responsible for the temporary diversion of its flows from the Chrome Run Interceptor into the Glen Riddle Interceptor. Since there was a significant lapse of time from when BET's planning documents were first approved, MTSA has hence completed the Chester Creek Phase III Interceptor. Therefore, it makes no sense for BET to divert Wawa and Granite Farms (GFE) flows into the Glen Riddle Interceptor, and alternately, flows should be permanently diverted into the Chester Creek III Interceptor. Mr. Flandreau, Mr. Fazler and Mr. Ibach recently met with BET and it was agreed that this scenario is the best solution for both BET and MTSA. BET will make a monetary contribution for the diversion of the Wawa and GFE to the CCI III. Once this is completed, MTSA would, in turn, notify the Township that BET has satisfied its responsibilities for its past sewage commitments. Mr. Flandreau was asking the Board for a resolution to allow him to proceed with the negotiations and to secure the financial contribution from the developer for the diversion of flows to be executed by MTSA. Mr. Sullivan made a motion to agree to the acceptance of a financial contribution in lieu of construction infrastructure alterations per the original planning modules. Mr. Bailey seconded the motion. The motion carried with a vote of 4-0. Mr. Flandreau will communicate this resolution to BET's attorney. As long as the monetary contribution is imminent, Mr. Flandreau will notify the Township that BET has satisfied its sewage requirements and the developer can proceed with the final approvals from Middletown Township. Mr. Fazler will also communicate with the Township Engineer. Mr. Flandreau will have an appropriate agreement to be executed by the MTSA Board.

#### D. Engineer's Report

1. DELCORA I & I Program

Mr. Fazler stated that there is a limited amount of remaining funds for the repair work to be completed. He would like to get the bulk of the work done under DELCORA's remaining funds and the rest of the work will be treated as capital repair work. He is still working on the pricing and organizing a meeting with potential contractors.

2. 685 Rose Tree Road Low Pressure Sewer Extension (LPSS)

This project is 100% complete. The Hold Harmless and dedication documents have been executed.

3. Chrome Run Interceptor Relocation/Replacement

A team of Wetland specialists just visited the area to delineate the wetlands. Once the wetland survey is complete, modifications may be needed for the access road locations for the televising of the interceptor.

5. Baltimore Pike Collector Connections

Mr. Fazler is in negotiations with Wawa and GFE and is also working on the Fair Acres PS connection to the Baltimore Pike Collector. Preliminary engineering is going smoothly with the Fair Acres PS upgrade.

6. Pump Station Confined Space Entry Abandonment

Mr. Fazler stated that the design plans are now complete and he is working on the specifications. Since Mr. Fazler had concerns about filling in the dry well at Fair Acres and whether it would affect the foundation and the existing building, a Geo Tech engineer it is scheduled to conduct soil borings around the pump station foundation. They will probe the soil and provide Mr. Fazler with a report showing what the bearing capacity is.

7. 119 Glen Riddle Road Repair

No updates to report this month.

8. SCADA – North Heilbron Pump Station

This SCADA system on the Paul Lane pump station has been installed and is working well. Mr. Ibach added that MTSA just received the SCADA system for N. Heilbron, and it should be installed in the next few weeks. Mr. Fazler is very happy with the data coming from the other PS's that have a SCADA system. It's helping KBX be more efficient in responding to alarms. MTSA was recently alerted that these SCADA systems will be going up in price. Mr. Fazler quoted an estimated price of \$175,000 to \$200,000 (including installation) for all remaining 13 MTSA pump stations. Mr. Sullivan made a motion to approve the purchase of the remaining 13 SCADA systems. Mr. Hanna seconded the motion. The motion was carried with a 4-0 vote.

#### **QUESTIONS FROM THE AUDIENCE**

No one was in attendance.

#### **ADJOURNMENT**

Upon motion by Mr. Sullivan and seconded by Mr. Hanna, the meeting was adjourned at 8:15pm with a vote of 4-0.

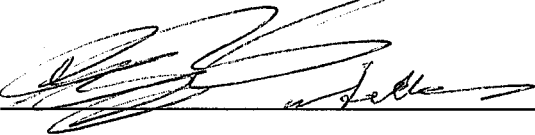
Respectfully Submitted,

John Ibach, Manager

Cc: Authority Board and Advisors  
Township Manager  
S.W.D.C.M.A.  
DELCORA

The minutes were recorded by Mr. Ibach and transcribed by Ms. Tierney.

Approved: \_\_\_\_\_



Date: \_\_\_\_\_

8-15-22