

Mount Joy Borough Authority  
Pre-Authority  
April 19, 2022  
Minutes

The Mount Joy Borough Authority held its Pre-Authority meeting on this date in Council Chambers of the Borough Offices Building. Present were Chairman Rebman, Mr. Derr, Mr. Metzler, Mr. Ruffini and Mr. Melhorn. Also, present were Angie Fenicle, Joe Ardini and Scott Kapcsos, and Mike Davis from Barley Snyder. Chairman Rebman called the meeting to order at 4 PM.

**Public Input Period**

No one from the public was present.

**Consulting Engineer Report**

Mr. Dennis was not present at the meeting, therefore, provided a written report.

**Authority Manager Report**

Mr. Ardini provided a written report and highlighted the following:

Mr. Ardini provided an update on the two-year warranty inspection for the hydropillar water tank: Mr. Ardini noted that there were no deficiencies of concern and will revisit this tank to inspect the exterior toward the end of the third-year warranty. Mr. Ardini also mentioned that the Rapho Tank was inspected as noted at the last Board meeting and noted that the overall tank is in good shape. Mr. Ardini explained that even though there are areas of rust on the outside of the tank, Mr. DeClerck is confident that the paint will hold up for another two to three years. Mr. Ardini made the Board aware that the tank was painted in 1998.

Mr. Ardini, Authority Board, and staff discussed their visit to Lower Paxton Township to participate in a demonstration with their combination truck. Mr. Ardini noted that many questions were raised, and Authority staff was very pleased with the performance of the truck. A **MOTION** was made by Mr. Ruffini and a second by Mr. Melhorn to purchase the Combination Single Engine Sewer Cleaner and Vacuum System from A&H Equipment as per proposal summary in the amount of \$515,288 and to authorize Mr. Ardini to sign all documents on behalf of the Authority; motion carried.

Mr. Ardini informed the Board that Mr. Greg Kile, Manager from Rapho Triangle East (RTE) contacted the Authority to discuss their current EDU allocation within their agreement. It was noted that RTE has more EDU's allotted than what will potentially be assigned to incoming businesses. Mr. Ardini stated that there isn't much more ground that can be developed and more warehouses were developed which took a larger piece of ground. Mr. Ardini stated that Mr. Kile approached the Authority because the agreement expires in 2024 and he wanted to entertain a possible offer to the Authority to purchase back the remaining EDU's. Mr. Ardini mentioned to the Board that the Authority is not obligated to purchase the remaining EDU's nor extend the agreement, however, feels the Authority should entertain what RTE presents to the Authority.

**Operations Manager Report**

Mr. Kapcsos provided a written report and highlighted the following:

Mr. Kapcsos informed the Board that staff continues to reconstruct the South Jacob Street swale and hopes to complete this project within the next two weeks.

Mr. Kapcsos provided an update on the security measures at Carmany Road Water Plant: Mr. Kapcsos presented to the Board the two proposals to place a new security system at the Carmany Road Water Plant. After a lengthy discussion, and reviewing the current Verkada free trial experience, the decision has been made to pursue with Verkada with a ten-year license. A **MOTION** was made by Mr. Ruffini and a second by Mr. Derr to purchase a ten-year license agreement with Verkada in the amount of \$27,112 and to authorize Mr. Kapcsos to sign all documents on behalf of the Authority; motion carried.

Mr. Kapcsos informed the Board that a sinkhole and lateral repair took place on Farmview Lane about 60 feet in length. Mr. Kapcsos noted that the homeowner agrees to pay for the repairs as the damage was caused by the homeowner.

Mr. Kapcsos provided an update on the Kamstrup meter replacement: Mr. Kapcsos noted that the first, second, third and fourth round of replacements has been moving along with 654 of 689 meters have been installed or has scheduled their appointments.

Mr. Kapcsos informed the Board that Authority staff met with Mount Joy Wire to create a report for Mount Joy Wire to report water usage to Authority staff. Mr. Kapcsos noted that this will help Authority staff monitor the daily water pumping and if the pumping is high, Authority staff can view Mount Joy Wire's figures to determine if its their business or if there could also be a leak within the system.

### **Business Manager Report**

Mrs. Fenicle informed the Board that staff has initiated first round of termination notices that were sent the first week of April to 95 customers that owe more than \$300 for a total of \$69,000. Mrs. Fenicle noted to date, \$28,000 has been collected and 72 customers has paid in full or established a payment agreement. Mrs. Fenicle noted that staff posted the two-day termination notices today for water shut offs on Thursday.

### **Minutes of the Previous Meeting**

A **MOTION** was made by Mr. Ruffini and a second by Mr. Metzler to approve the March 15, 2022, meeting minutes as presented; motion carried.

### **Unfinished Business**

Mr. Ardini provided an update on the Building Ad Hoc Committee: Mr. Ardini noted that a meeting was held on April 18<sup>th</sup> and a recommendation was made to move forward and pursue the location at Grandview Park and to place this on the Borough Council Administration and Finance Committee for consideration as will as the Borough Council meeting on May 3<sup>rd</sup>.

### **New Business**

A **MOTION** was made by Mr. Metzler and a second by Mr. Ruffini to approve Resolution No. 3-22 to amend the Water Rate Schedule effective May 1, 2022; motion carried.

A **MOTION** was made by Mr. Ruffini and a second by Mr. Derr to approve Resolution No. 4-22 to amend the Sewer Rate Schedule effective May 1, 2022; motion carried.

A **MOTION** was made by Mr. Derr and a second by Mr. Ruffini to approve the Water System 2022-2023 Fiscal Year Budget and the Sewer System 2022-2023 Fiscal Year Budget; motion carried.

### **Any Other Matter Proper to Come before the Authority**

There was no other matter proper to come before the Authority.

### **Authorization to Pay Bills**

A **MOTION** was made by Mr. Derr and a second by Mr. Ruffini to approve the attached Requisition No. 24 as follows: \$36,302.08 for the Water Operating Fund and \$49,130.59 for the Sewer Operating Fund; motion carried.

### **Adjournment**

There being no further business, a **MOTION** was made by Mr. Derr and seconded by Mr. Metzler to adjourn. Motion carried and the meeting adjourned at 5:18 PM.

Respectfully submitted,

J. Michael Melhorn  
Secretary