

Mount Joy Borough Authority
Pre-Authority Meeting
July 16, 2024
Minutes

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

Public Input Period

There was no one present from the public.

Consulting Engineer Report

ARRO Consulting provided a written report.

Authority Manager Report

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

Mr. Kapcsos provided an update on the Water Resource Plan: Mr. Kapcsos stated that SRBC provided a Water Resource Development Plan update approval letter for the Authority's 2024 submission; next submission is due by January 31, 2025.

Mr. Kapcsos provided an update on the PA DEP mock emergency scenario: Mr. Kapcsos stated that Authority staff continued discussions with PA DEP to plan out the mock emergency scenario which is scheduled for July 17th at the Carmany Road Water Treatment Plant.

Mr. Kapcsos provided an update on the COVID-19 ARPA H2o PA Grants:

- Dystor Rehabilitation Project: No Updates.
- Fairview Street Water Main Replacement Project: Mr. Kapcsos stated that Authority staff met with ARRO Consulting to discuss the layout of the water main replacement.

Mr. Kapcsos provided an update on the industrial waste discharge program: Mr. Kapcsos stated that letters were sent to three customers who have industrial discharge permits, notifying them of the review and increase of the surcharge rates.

Mr. Kapcsos informed the Board that the Authority provided water to fill the swimming pool for the dog jumping competition held by Keystone Dock Dogs; an invoice will be generated for water used for the event.

Mr. Kapcsos informed the Board that the Borough has hired Ms. Mary Gerlach to fill the role of part-time receptionist since Ms. Linda Gainer has resigned.

Mr. Kapcsos informed the Board that Authority staff met with a contractor about upgrading the building alarms and access control for the South Jacob Street and Carmany Road Water Plants.

Mr. Kapcsos informed the Board that the Authority received a Land Development plan for review for Dairy Queen Grill & Chill which will be located at 400 East Main Street.

Mr. Kapcsos informed the Board that Authority staff met with a contractor and engineer today regarding development of 842-844 East Mian Street which will possibly include two businesses and a residential unit.

Mr. Kapcsos informed the Board that Fluid Pinpointing Services has started a full system leak survey this week due to higher-than-normal daily pumping data from our water treatment plant and to date one leak was found on Donegal Springs Road of which has since been repaired.

Assistant Authority Manager

Mr. Dennis Provided an update on the South Jacob Street Water Plant Start-Up: Mr. Dennis stated that PA DEP has requested several changes to plant operations based upon their recent site visit and updated requirements since the initial operation permit was issued. Mr. Dennis noted that these items will be addressed over the next couple of weeks and in the interim, Authority staff are discussing the potential issuance of the operating permit. Mr. Dennis noted that Authority staff performed a manual air hold test procedure to determine if the membrane filters would perform as expected and was successful. Mr. Dennis also noted that PA DEP had indicated that the Authority's request to remove the requirements for caustic soda addition will not be considered during this process and will require a major amendment at a future date. Mr. Dennis stated that Authority staff continues to complete necessary steps to resume operation and testing have been performed and results have been sent to PA DEP.

Mr. Dennis informed the Board that Authority staff replaced bulbs and sleeves in the UV Bank A; staff also cleaned and pressure washed the UV tank and are continuing to work on the UV system wipers.

Mr. Dennis informed the Board that Authority staff continues to perform manual air scour of the denitrification filters; filter #2 was started first with many solids removed and an increase in performance.

Mr. Dennis informed the Board that aeration blower #3 would not operate; the air conditioning system for the VFD cabinet and disconnect were replaced. Mr. Dennis noted that the motor was found to be bad as well and was sent for repairs. Mr. Dennis also noted that the aeration blower #2 exhaust fan needed to be replaced.

Mr. Dennis informed the Board that a mixer on the EQ tank was not operating; a short circuit in the wiring was discovered and repaired.

Mr. Dennis informed the Board that the HVAC units in the Wastewater Treatment Plant control building were serviced. Mr. Dennis also noted that Authority staff met with a representative to discuss replacement options due to age and current operational deficiencies.

Mr. Dennis informed the Board that the fans were replaced on two VFD's at Pump Station #1.

Mr. Dennis informed the Board that the PLC in the headworks at the Wastewater Treatment Plant would not restart after a power outage; parts have been ordered to repair.

Mr. Dennis informed the Board that Authority staff sealed all pavement patches that were recently installed throughout the system.

Mr. Dennis informed the Board that Authority staff installed a new fire hydrant on North Jacob Street to allow for adequate flushing and maintenance; this required a boil water advisory for three customers, no customer complaints were received, and the advisory was rescinded after receiving negative total coliform results.

Mr. Dennis informed the Board that Authority staff attended a public relation event at the library and was well received by the attendees. Mr. Kapcsos noted that the library asked if the Authority would consider participating in future events; emails will be provided to Authority staff for review and consideration.

Mr. Dennis informed the Board that Authority staff from all departments responded to a water main break on July 5th on Old Market Street, across from the LCCTC. A boil water advisory was issued to sixteen connections as the main had to be shut down for repairs; there were no customer complaints, and the advisory was rescinded after receiving negative total coliform results.

Business Manager Report

Mrs. Fenicle informed the Board that we have collected \$15,000 of the outstanding arrears balance since June 13th and July invoices have been mailed.

Minutes of the Previous Meeting

A **MOTION** was made by Mr. Metzler and a second by Mr. Melhorn to approve the June 18, 2024, meeting minutes as presented; motion carried.

Unfinished Business

There was no unfinished business to discuss.

New Business

A **MOTION** was made by Mr. Metzler and second by Mr. Derr to approve the Encroachment Agreement between Core5 at I-283, LLC and Mount Joy Borough Authority; motion carried.

A **MOTION** was made by Mr. Metzler and second by Mr. Derr to approve the License and Encroachment Agreement between Core5, LLC at I-283 and Mount Joy Borough Authority; motion carried.

A **MOTION** by Mr. Melhorn and second by Mr. Metzler to approve Payment Application No. 1 for Eastern Environmental Contractors, Inc. in the amount of \$28,800 for the Dystor Gas Holding Rehab Project as recommended by ARRO Consulting's letter dated July 1, 2024; motion carries.

Any Other Matter Proper to Come before the Authority

Mr. Kapcsos noted to the Board that he will be on vacation the week of July 29th.

Mr. Kapcsos informed the Board that Ms. Jill Frey, Borough Asst. Manager has provided her resignation with her last day being August 9th.

Authorization to Pay Bills

A **MOTION** was made by Mr. Metzler and second by Mr. Melhorn to approve Requisition No. 5 for the Water Operating Fund in the amount of \$142,524.54 and Sewer Operating Fund in the amount of \$162,180.57; motion carries.

A **MOTION** was made by Mr. Metzler and second by Mr. Ruffini to approve Requisition No. WRBI 24-7 in the amount of \$6,827.75 from the Water Bond Redemption and Improvement Fund; motion carries.

A **MOTION** was made by Mr. Melhorn and second by Mr. Ruffini to approve Requisition No. SRBI 24-7 in the amount of \$29,943.62 from the Sewer Bond and Improvement Fund; motion carries.

Executive Session

A **MOTION** was made by Mr. Metzler and a second by Mr. Melhorn to enter executive session to discuss a personnel and real estate matter at 4:57 PM; motion carried.

A **MOTION** was made by Mr. Melhorn and a second by Mr. Ruffini to reconvene the public meeting at 5:57 PM; motion carried.

Adjournment

There being no further business, a **MOTION** was made by Mr. Ruffini and seconded by Mr. Melhorn to adjourn. Motion carried and the meeting adjourned at 5:58 PM.

Respectfully submitted,

J. Michael Melhorn
Secretary