

Mount Joy Borough Authority  
Pre-Authority  
July 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**

Mrs. Cheryl Rebman from 127 Farmington Way is concerned as to why her water in her toilet tank moves back and forth during an extreme windy day. Mr. Kapcsos replied that it is more likely coming from the plumbing vent and noted that a vent cap can be purchased at a hardware store to help with that.

**Consulting Engineer Report**

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

Mr. Ardini highlighted that Authority staff and ARRO Consulting attended a design review meeting for 1540 Strickler Road to discuss the existing right-of-way through the site. Mr. Ardini noted that a revised plan needs to be submitted and an encroachment agreement will need to be drafted.

**Authority Manager Report**

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

Mr. Ardini provided an update on the Chief Operator Open Position: Mr. Ardini noted that the position was offered to an applicant who has declined the offer and decided to stay at his current employment. Mr. Ardini noted that he would like to offer the position to the second applicant as a license operator and if the applicant would accept, staff will evaluate their performance to see if they would be a good fit for the Chief Operator position.

Mr. Ardini informed the Board that the Borough Manager, Chief of Police, and himself met with the representative from Crabtree, Rohrbaugh & Associates to discuss the sizing of office spaces in the proposed conceptual administration building.

Mr. Ardini provided an update on the revisions of the Authority personnel handbook: Mr. Ardini noted that he reviewed the handbook and provided Barley Snyder with changes and removed references that do not pertain to the Authority.

**Operations Manager Report**

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

Mr. Kapcsos provided an update on the Wood Street Water Main Replacement Project: Mr. Kapcsos noted that phase two from South Market Avenue and Bridge Boulevard is complete. Mr. Derr asked if the project remains on schedule as planned; Mr. Kapcsos replied yes.

Mr. Kapcsos provided an update on the Kamstrup meter replacement: Mr. Kapcsos noted that he is looking at continuing the replacement project on a much smaller scale and will be sending letters in the next few weeks.

**Business Manager Report**

Mrs. Fenicle informed the Board that staff continues to make headway with the current payment agreements and identified ten rental properties who received lien notices and of that ten, three of them have received the ten days' notice due to no response. The total amount of these accounts totaled \$7,500 of which \$4,100 was collected.

**Minutes of the Previous Meeting**

A **MOTION** was made by Mr. Metzler and a second by Mr. Melhorn to approve the June 21, 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 July 18<sup>th</sup> and there were many public comments relating to the police department noting their location should remain on Main Street. Mr. Ardini also noted that the Borough is looking at any possible restrictions that might prevent development on the Grandview lot two since DCNR grant funds were used to develop the green space. Mr. Ardini noted that an Ad Hoc Committee member will be presenting financial numbers to the Borough Council Administration and Finance Committee at their next meeting.

### **New Business**

A **MOTION** was made by Mr. Derr and a second by Mr. Ruffini, the Board unanimously voted in favor of ratifying the prior execution by the Authority of the Developer's Agreement and related documents regarding the Shenk Farm property.

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

Mr. Ardini informed the Board that the Authority received draft notification from SRBC regarding implementation of Civil Penalty Policy. Mr. Ardini noted that EPA and PA DEP currently have policies of this nature and the purpose of this policy is to help reduce repeat violations.

### **Authorization to Pay Bills**

A **MOTION** was made by Mr. Metzler and a second by Mr. Ruffini to approve the attached Requisition No. 5 as follows: \$100,015.49 for the Water Operating Fund and \$170,264.00 for the Sewer Operating Fund; motion carried.

A **MOTION** was made by Mr. Metzler and a second by Mr. Ruffini to approve the attached Requisition WBRI 22-10 from the Water Bond Redemption and Improvement Fund in the amount of \$19,626.95; motion carried.

A **MOTION** was made by Mr. Melhorn and a second by Mr. Derr to approve the attached Requisition SBRI 22-8 from the Sewer Bond Redemption and Improvement Fund in the amount of \$6,250.00; 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 4:44 PM.

Respectfully submitted,

J. Michael Melhorn  
Secretary