

RICHLAND TOWNSHIP WATER AUTHORITY
MINUTES
September 13, 2018

The meeting was called to order at 7:00 p.m. by Ken Mitchell, Chairman. Other Board members present were Bill Rosson, Zane Stauffer, Brian Foster and Chris Vanelli. Also present were Tim Arnold, Executive Director/Operator; Tim Gluck; and Barbara Merlie, Solicitor. Mark Bahnick, Van Cleef Engineering, was not in attendance.

MINUTES

Motion **Bill Rosson made a motion to approve the minutes from the meeting of August 9, 2018. Zane Stauffer seconded the motion. All agreed.**

PRESENTATION OF BILLS

Motion **Chris Vanelli made a motion to approve the August bills and payroll. Bill Rosson seconded the motion. All agreed.**

EXECUTIVE DIRECTOR'S REPORT

Richlandtown Borough

- We visit the pump stations twice a day for chlorine residual monitoring
- Monthly coliform and DDP samples were taken

Updates on Pump Stations

Tim A provided a report on the Authority's facilities:

Walnut Bank Farm:

- Normal daily operations and maintenance

Sweetbriar:

- Normal daily operations and maintenance
- Replaced Well #1 motor and installed new wiring

Richland Court:

- Normal daily operations and maintenance
- The motor is being replaced. While the casing is pulled, the well will be acid-washed. We will also replace the transducer, the galvanized liner and the wiring.
- The jammed meter was replaced with a new mag meter.

Paletown Road well:

- Normal daily operations and maintenance
- The chlorine analyzer was installed and the station has been cleaned. The water will be run to waste for a few more days. The DEP will then be contacted to begin the process of putting the well online.

Sampling

- The monthly coliform and DDP samples were taken

Right to Know Request

The packet included a Right-to-Know Request from Rick Orloff and the two responses that were sent to him.

CVS Pharmacy

The applicant has requested that the professional escrow accounts be closed and the balance in the Letter of Credit be released.

Motion Chris Vanelli made a motion that the RTWA approve the release of the escrow funds to SW Quakertown CVS LP for the CVS Pharmacy project: 1) the application escrow account in the amount of \$1,300.00, and 2) the developer escrow account in the amount of \$8,734.66, contingent upon any fees due the Richland Township Water Authority. Brian Foster seconded the motion. All agreed.

Motion Brian Foster made a motion that the RTWA approve the release of the Letter of Credit balance in the amount of \$13,786.00. Ken Mitchell seconded the motion. All agreed.

Creek View Crossing

This project consists of 37 single family homes on Trumbauersville Road. All the necessary fees have been posted. The Board will need to take action to execute the agreements.

Motion Ken Mitchell made a motion that the Richland Township Water Authority (“Authority”) Board of Directors, by its authorized officers, approve the Development Agreement and Easement Agreement relating to the Creek View Crossing project and authorize the Chairman to execute said agreements. Bill Rosson seconded the motion. All agreed.

Woodside Creek

Van Cleef provided the 8th water system review of the project.

Edgewater

This project of 40 townhomes has been sold to Lennar. An Assignment Agreement will need to be executed.

Motion Chris Vanelli made a motion that the Richland Township Water Authority Board, by its authorized officers, (i) approve the Assignment Agreement assigning the Water System Improvement Agreement and Water System Improvement Security Agreement relating to the Townhomes of Edgewater project from MEI-Edgewater, LP (“MEI”), to Lennar MPA, LLC (“Lennar”), so that Lennar shall assume all responsibilities of MEI pursuant to the said Agreements, and (ii) accept the Letter of Credit issued on behalf of Lennar, replacing the Letter of Credit previously submitted by MEI, and (iii) authorize the Executive Director to execute the said Assignment Agreement.. Bill Rosson seconded the motion. All agreed.

Method 334

Tim A and Tim G attended training for Method 334, which is a quality control protocol for chlorine analyzers. We will need to calibrate both online and handheld chlorine analyzers used to collect chlorine residuals. We will need to purchase additional equipment in order to comply.

Nursery School

A representative from a nursery school has contacted Tim A to see if we could provide the Nursery School services as its licensed operator. The well water would need to be tested and sampled. Tim A will discuss this with the engineer and solicitor and report at the next meeting.

DEP Updates

Tim A has updated the sample site plans for DDP, lead and copper, revised total coliform, and DRR. The DEP has approved the revisions. He will do the same for Richlandtown Borough. Coliform samples will need to be taken once a week next year. Since we take 8 samples per month, we can take 2 samples per week.

Shop With a Cop

Motion **Chris Vanelli made a motion that the RTWA donate \$450.00 for the Shop With a Cop event. Brian Foster seconded the motion. All agreed.**

DRBC

The docket is up for renewal next year. The DRBC has received our application. The old wells at Melody Lakes are part of our total docket. We have asked that these wells be put at zero output, and increase the allocated amount at WBF.

Board Members

Tim asked the Board members if they are satisfied with the information presented to them at the meetings, or if there is something else they would want to see.

Ken said there is a good balance of “nuts and bolts” and financial reports.

Bill asked if the packet could be put together earlier.

Chris suggested a field trip for the new member.

Brian also was satisfied with the blend of information.

Zane was satisfied also.

SOLICITOR'S REPORT

No report.

ENGINEER'S REPORT

No report.

OPERATIONS REPORT

We pumped a bit more water in August than in July. WBF and Sweetbriar are running more since Richland Court is shut down.

We will be taking meter readings shortly.

Customer Care Calls:

1. Pheasant Run – high use. The owner never returned Tim's calls.
2. Arbour Lane – no water pressure. The homeowner never returned Tim's calls.
3. Glen Manor Drive – pressure issues. The owner was advised to get a PRV.

Motion **Chris Vanelli made a motion to adjourn at 8:10 p.m. Bill Rosson seconded the motion. All agreed.**

Respectfully submitted,
Dianne McLane
Recording Secretary