

**WEST EARL SEWER AUTHORITY
PO BOX 725
BROWNSTOWN, PA 17508-0725**

The regular monthly meeting of the West Earl Sewer Authority was held in room 102 at the West Earl Township Municipal Building, 157 West Metzler Road, Brownstown, Pennsylvania on Wednesday, October 9, 2019. Chairman Mike Reed called the meeting to order at 7:00 PM.

Authority members present: Brian Kane, Dave Noyes. Mike Reed and Don Eckel. Also present: Dan Becker, Becker Engineering. Teresa Beever, administrator.

1. **MINUTES**

The ***motion*** by Don Eckel, seconded by Brian Kane was approved unanimously to accept the minutes of the September 11, 2019 regular meeting of the West Earl Sewer Authority as presented.

2. **PUBLIC COMMENT/GUESTS**

At the August 14, 2019 West Earl Sewer Authority meeting, the Authority granted 1 EDU residential capacity for a second dwelling proposed at 28 North Conestoga View Drive. **Troy Summers**, owner of the property asked the Authority for clarification regarding the costs involved for the additional EDU. The Authority explained that the current tapping fee is \$3,900 and that amount would be due for the permit that is required for the additional dwelling. Mr. Summers paid the \$420 capacity reservation fee, which guarantees capacity until August 14, 2020.

3. **ENGINEER'S REPORT**

BEL reviewed the following items with the board. **See attachment.**

DS Services Flow Equalization – DS Services is addressing BEL's comments and will be providing a construction schedule once they receive schedules for equipment items that have been ordered.

Non-Residential Waste Discharge Permit Program

Cleveland Brothers is continuing to address BEL's comments for the Non-Residential Waste Application.

Conestoga View Sewer Extension – BEL reported that Affordable Paving, the subcontractor for C&R, returned to repair the driveway at 570 Old Akron Road, which reduced the cost for Hoover's excavating to complete punch list items from \$6,900 to \$5,800.

Bobby Rahal – BEL noted that boring has begun for the project; BEL is providing periodic construction observation.

System Maintenance – The **auto dialer for the Eagle Drive pumping station** was installed September 5, 2019. The cost quoted for the Auto Dialer was \$3,900. The cost to refurbish the pump for the Oregon Pike pumping station is \$9,438. BEL will contact Cawley to begin refurbishing the pump to use as a spare.

Marlee - Teresa Beever informed BEL and the Authority that the motion to approve the final plan will be presented to the Board of Supervisors at their October 14, 2019 meeting for action.

99 Rosewood Drive – The Developer provided the grinder pumping station start up report and record drawings and BEL recommends releasing the remaining \$2,000 financial security. Teresa Beaver reported that there is an outstanding amount of \$459.90 due to the Escrow fund for this project.

The **motion** by Brian Kane, seconded by Dave Noyes was approved to **release the remaining \$2,000.00 financial security** for the 99 Rosewood Drive project, **pending payment of the outstanding escrow balances.**

Brownstown Commons Lot 4/5 – Sanitary sewer facility construction has begun and BEL is providing construction observation.

Transition to Community – To supplement the existing 4 EDU's that are already in place for this project, the developer paid for one EDU to complete construction of one of the buildings that requires a total of 5 EDU's. BEL is providing construction observation.

Brownstown Elementary School – this project is anticipated to begin in spring, 2020.

535 Old Akron Road – the damage to the low pressure sewer lateral caused by vehicle traffic was repaired and BEL recommends that a cast iron valve box be installed over the cleanout and the embankment radius along the roadway be backfilled to provide additional protection for the cleanout. Hoover Excavating will perform this work as part of the Conestoga View restoration job.

110 Stone Quarry Road Sewer Lateral – a gravity sanitary sewer lateral was installed to accommodate a house addition at this property. BEL observed its installation.

4. **BROWNSTOWN COMMONS LOT 2** – the developer of this lot notified the Authority that this proposed project has been cancelled and requested the return of the escrow balance.
The **motion** by Mike Reed, seconded by Don Eckel was approved unanimously to return the escrow of \$10,000 to the developer.
5. **CORRESPONDENCE**
 - **MOR** – the Authority reviewed the report submitted by Cawley Environmental Services, Inc. for August, 2019.
 - **Treasurer's Reports** – the Authority reviewed the treasurer's report from August, 2019.
 - The Authority received notification that the **DEP has completed its review** of the 2018 Chapter 94 report that was submitted in March, 2019.
6. **BILLS**

The **motion** by Don Eckel, seconded by Dave Noyes was approved unanimously to pay total monthly operating expenses of \$54,690.28

The **motion** by Mike Reed, seconded by Brian Kane was approved unanimously to pay escrow expenses of \$1,903.75 for the Bobby Rahal, 99 Rosewood Drive, Brownstown Commons Lots 4/5, and Transition to Community projects.

7. **PAYMENT REQUISITIONS**

The ***motion*** by Brian Kane, seconded by Don Eckel was approved unanimously to authorize payment **Requisition No. 212** for \$54,690.28 to pay operating expenses. The Authority and engineer signed the document.

The ***motion*** by Dave Noyes, seconded by Brian Kane was approved unanimously to authorize payment **Requisition No. 56** for \$566.25 to pay expenses from the Bond Redemption and Improvement Fund for engineering expenses associated with the Conestoga View Project. The Authority and engineer signed the document.

8. **OTHER BUSINESS**

The Authority reviewed the 2019 permit list. The Board asked Teresa Beever to investigate placing liens on the two properties whose owners have not maintained their required payment plans.

9. **ADJOURNMENT**

The ***motion*** by Don Eckel, seconded by Mike Reed was approved unanimously to adjourn the meeting at 7:40 PM.

WEST EARL SEWER AUTHORITY October 2019 Engineer's Report

1. DS Waters: DS Waters has addressed some of the comments outlined in BEL's August 26, 2019 review letter and will be submitting hard copies and digital copies when all comments have been addressed. A construction schedule will also be provided after DS Waters receives schedules for the long lead-time equipment items.
2. LGH Sewer Connection (**No Change from September Report**): LGH has agreed to the conditions required for ETSA to provide sanitary sewer service to the property located in West Earl Township. ETSA provided a copy of the draft Temporary Sewer Service Agreement to WESA on December 12, 2018. The Authority Solicitor has reviewed the Agreement and issued a letter to the Authority dated January 29, 2019.
3. Lancaster County Career & Technology Center (**No Change from September Report**): LCCTC submitted a letter to the Authority dated April 26, 2011 indicating that they may be interested in connecting to the Authority's sanitary sewer facilities when public sewer facilities are installed adjacent to the LCCTC facility. LCCTC indicated that anticipated wastewater flows of approximately 3,000 – 4,000 gpd should be utilized for planning purposes.
4. Non-Residential Waste (NRW) Discharge Permit Program:
 - a. DS Waters: The NRW Permit will expire on August 31, 2024. BEL also received the 2nd quarter sampling results and issued a review letter dated August 6, 2019.
 - b. Zimco/American LaFrance (**No Change from September Report**): The NRW Permit will expire on December 31, 2019. BEL received a renewal application from Zimco on July 1, 2019 and BEL issued a review letter August 13, 2019. BEL also received the 2nd quarter sampling results and issued a review letter dated August 7, 2019 along with the surcharge calculation in the amount of \$130.23.
 - c. The Authority had mailed correspondence to all non-residential customers requesting updated information and information has been coming into the Authority. Authority staff and BEL have been working to compile the information that has been received to date. BEL also drafted a letter for the Authority to send to all non-residential customers regarding discharge of fats, oils and greases into the Authority's system.
 - d. Cleveland Brothers: BEL was contacted regarding discharging wash bay water that is currently being recycled and disposed off site, into the Authority's sanitary sewer system. Cleveland Brothers submitted a Non Residential Waste application and BEL issued review comments on September 11, 2019.
5. PADEP Sewage Facilities Planning (**No Change from September Report**): BEL met with PADEP and Authority representatives on June 25, 2012 to discuss future sewer area planning as well as planning associated with the 2010 WWTF rerate. As a result of that meeting, PADEP has requested that the Authority submit a Special Study to address the WWTF rerate as well as the selected alternative for the Oregon Pike Sewer Extension project. At the July 2012 Authority meeting, the Authority authorized BEL to prepare and submit the Special Study to PADEP for these two projects.

BEL also confirmed with PADEP that the Authority could request Total Nitrogen (TN) off-sets for the Talmage Area and the Oregon Pike Area since the existing OLDS will be abandoned and all properties will be connected to the Authority's system. This means that the current TN loading limit included in the NPDES Permit for the WWTF can be increased by 25 lbs/year/EDU. BEL included the TN offset request information as part of the recently submitted WWTF NPDES Permit renewal.

6. Patti Martin Sewer Extension (**No Change from September Report**): BEL received a telephone call from the property owner questioning when and if public sanitary sewer service would be provided in the area of Millway Road. BEL indicated that filed survey work is being scheduled.
7. Creek Hill (**No Change from September Report**): The Authority previously authorized a 90% sanitary sewer financial security reduction in November 2015 to bring the remaining financial security

to \$36,582.15. BEL has received the required print sets and electronic copies of the Record Drawings and provided copies to the Authority. The Authority Solicitor provided 2 copies of the Bill of Sale for the sanitary sewer collection system to the developer for execution on August 29, 2018. The developer will also need to provide a sanitary sewer maintenance guaranty in the amount of \$54,873.23 prior to the Authority considering dedication of the sanitary sewer facilities. BEL has requested a construction schedule from the developer's contractor regarding the correction method for the one manhole experiencing infiltration.

8. Tapping Fee **(No Change from September Report)**: The Authority modified the sanitary sewer tapping fee to \$3,900.00 effective June 1, 2019.
9. Fairmount Homes WWTF **(No Change from September Report)**: BEL received correspondence from Fairmount Homes' consultant indicating the Fairmount Homes is considering a building expansion that may require an expansion to their existing WWTF. The consultant stated that Fairmount Homes does not want to absorb the costs of expanding/upgrading their WWTF if public sanitary sewer service is going to be provided to the Farmersville Area. BEL responded on February 24, 2017 updating the Fairmount Homes consultant of the LGH project status.
10. Conestoga View Sewer Service: BEL contacted Hoover Excavating to complete the remaining punch list items. Hoover anticipates beginning restoration work the week of October 14, 2019. C&R's paving subcontractor did repair the driveway at 570 Old Akron Road so the cost for Hoover's punch list work will be reduced from \$6,900 to \$5,800.

BEL has also been providing observation services for the private property lateral installations and approximately 7 connections remain outstanding.

11. Bobby Rahal Automotive Group: BEL received plumbing plans and issued a review letter dated June 13, 2019. The site contractor completed blasting for the project in the area of the Authority's existing force mains and there did not appear to be any damage to the Authority's facilities. Sanitary sewer facility construction commenced on October 7, 2019 and BEL is providing periodic construction observation.
12. Sewer Lateral Inspections: BEL has been performing sanitary sewer lateral inspections as necessary.
13. System Maintenance: At the May 2017 Authority meeting, the Authority requested that BEL prepare a sanitary sewer system maintenance schedule for the Authority's consideration. BEL prepared a draft schedule for the Authority's information and review and provided that to the Authority at the July 2017 Authority meeting.

BEL coordinated the purchase of a new Verbatim auto dialer for the Eagle View Pumping Station with Cawley Environmental.

BEL also discussed the Oregon Pike Pumping Station pump rebuild with Cawley Environmental. The Authority recently purchased a spare pump for this station and the problem pump should be repaired and maintained as a spare.

14. PA One Calls: BEL responded to 103 PA One Calls since September 6, 2019.
15. West Earl Township Building Water Service **(No Change from September Report)**: At the request of the Township, BEL provided drawings to the Water Authority consultant to proceed with installation of the water extension to serve the Township Building.
16. Marlee Properties, LLC: The Authority granted sanitary sewer capacity for 3 EDU's at the January 2018 Authority meeting. The Authority also approved the sanitary sewer design conditioned upon the items outlined in BEL's May 14, 2019 review letter being adequately addressed at the June 2019 Authority meeting. The Authority Solicitor has prepared the necessary agreements and forwarded those to the developer for execution prior to approval by the Authority. The contractor has contacted the Authority about scheduling a preconstruction meeting.

17. 99 Rosewood Drive: The Authority authorized a reduction to the sanitary sewer financial security to \$2,000.00 at the July 2019 Authority meeting. **The developer has provided the grinder pumping station start up report and record drawings and BEL recommends that the Authority release the remaining sanitary sewer financial security.**
18. Brownstown Business Center (**No Change from September Report**): BEL met with the property owner on January 12, 2018 regarding a proposed building modification/addition at 15 South State Street. The property owner is proposing to construct a "caretakers house" and modify the existing building office space into 2 long term rentals and up to 10 separate office spaces each with 1 or 2 employees. BEL informed the property owner of the Authority's requirements and recommended that they submit a letter to the Authority outlining the details of the project and requesting sanitary sewer capacity. BEL did receive sanitary sewer design drawings and issued a review letter dated March 29, 2018.
19. Scott Monger Subdivision (**No Change from September Report**): The Authority granted 1 EDU of sanitary sewer capacity for the Scott Monger Subdivision at the March 2018 Authority meeting. The developer will need to schedule a preconstruction meeting and provide sanitary sewer shop drawings prior to commencement of construction. PennDOT has issued the Highway Occupancy Permit for construction of the sanitary sewer lateral.
20. 152 Brian Drive Sewer Lateral Installation (**No Change from September Report**): The property owner constructed the sanitary sewer lateral himself and the depth of the gravity sewer lateral into the grinder pumping basin is only 18-inches, which is not in conformance with the Authority's specifications. BEL attempted to contact the property owner on several occasions but never heard back from him. The Authority issued a certified letter to the property owner who contacted BEL. Evidently the property owner is proposing to attend the Authority meeting to discuss his situation.
21. 152 Stone Quarry Road Sanitary Sewer Service (**No Change from September Report**): BEL previously spoke with the property owner regarding sanitary sewer service options and suggested that the property owner submit a letter to the Authority describing the property sanitary sewer situation. The property owner, Jared Martin, submitted an email to the Township on April 4, 2018. BEL provided the Authority's Rules and Regulations to Mr. Martin on April 18, 2018 and recommended that he contact a Professional Engineer to assist him with his sanitary sewer service options.
22. 241 East Main Street PennDOT HOP (**No Change from September Report**): Construction and testing of the sanitary sewer lateral has been completed. The property owner/contractor will need to close out the PennDOT HOP.
23. Darl & Denise Yoder (**No Change from September Report**): The Yoder's are proposing to subdivide an existing lot along Stone Quarry Road and their consultant submitted a sanitary sewer capacity request for 1 EDU to accommodate the proposed new lot. The Authority granted 1 EDU, or 265 gpd, of sanitary sewer capacity at the August 2018 Authority meeting. The Authority forwarded a reminder to the developer to pay the Capacity Reservation/Commitment Fee on August 2, 2019.
24. Brownstown Commons Lots 4 & 5: The Authority approved the sanitary sewer design conditioned upon the comments outlined in BEL's January 15, 2019 review letter at the February 2019 Authority meeting. BEL attended a pre-construction meeting on August 29, 2019 and has reviewed the sanitary sewer shop drawings. Sanitary Sewer facility construction commenced and BEL is providing periodic construction observation.
25. Transition to Community: The Authority approved the sanitary sewer design conditioned upon the items outlined in BEL's March 13, 2019 review letter being adequately addressed at the April 2019 Authority meeting. BEL attended a preconstruction meeting for this project on July 26, 2019 and has reviewed the sanitary sewer shop drawings. Sanitary sewer facility construction commenced and BEL is providing periodic construction observation.
26. Brownstown Elementary School: The Authority approved the sanitary sewer design conditioned upon the items outlined in BEL's May 28, 2019 review letter being adequately addressed at the June

2019 Authority meeting. Sanitary sewer facility shop drawings have been submitted to BEL for review.

27. 122 West Metzler Road Sewer Connection **(No Change from September Report)**: Construction and testing of the sanitary sewer lateral was completed on August 2, 2019. Final road paving will be completed when the final driveway is paved.
28. Sanitary Sewer Easements **(No Change from September Report)**: As requested by the Township Manager, BEL has prepared mapping to identify the location of existing Authority sanitary sewer easements and to also identify any sanitary sewer easements that need to be obtained.
29. 535 Old Akron Road Sewer Lateral Repair: The low pressure sewer lateral was damaged by vehicle traffic and Cawley was contacted to repair the damaged lateral. BEL visited the site and recommends that a cast iron valve box be installed over the cleanout and the embankment radius along the roadway be backfilled to provide additional protection for the cleanout. BEL will coordinate this work with Hoover Excavating to be completed as part of the Conestoga View punch list items.
30. WWTF Influent Pumping Station Trash Basket Guide Rails **(No Change from September Report)**: BEL contacted Cawley to have the trash basket cleaned which was completed by a subcontractor to Cawley. It is BEL's opinion that no action is required by the Authority at this time to replace the trash basket.
31. 110 Stone Quarry Road Sewer Lateral: BEL observed installation of a gravity sanitary sewer lateral which was installed to accommodate a house addition which will be completed in Spring 2020. This property is already connected to the Authority's sanitary sewer system.