

BENNER TOWNSHIP WATER AUTHORITY

REGULAR MEETING

September 15, 2020

ATTENDANCE:

AUTHORITY MEMBERS PRESENT: Tom Eby
Tim Edkin
Jerry May
Andy Swales
Vacancy

OTHER ATTENDEES: Warren Miller – SBWJA
Kelly Gill – SBWJA
Will Barton - SBWJA
Brian Shura, P.E. – Stiffler McGraw
See Attached Guest List

CALL TO ORDER:

The September 15, 2020, Regular Meeting of the Benner Township Water Authority was called to order at 6:36 P.M. by Tom Eby, Chairman.

ROLL CALL:

Tim Edkin, Secretary, took Roll Call, recording three members present. Mr. Swales entered the meeting at 6:42 p.m. It was noted that there is currently a vacancy on the Authority Board. Mr. Eby, Chairman, noted that with a quorum present, the Benner Township Water Authority was permitted to conduct business under the laws of Pennsylvania.

APPROVAL OF MEETING MINUTES:

The Minutes of the August 18, 2020 regular meeting were presented for review. **Mr. Eby moved, seconded by Mr. Edkin to approve the Minutes of the August 18, 2020 Regular Meeting as presented. 3 ayes, 0 nays, 1 absent, 1 vacancy. The motion carried.**

TREASURER'S REPORT:

Mr. May reviewed the Treasurer's Report as presented and asked the Board if there were any questions regarding the Paid Checks or Bills by Vendor submitted for approval. **Mr. Eby moved, seconded by Mr. May to approve the Treasurer's Report as presented, the Paid Checks in the amount of \$4,843.92 and Bills by Vendor in the amount of \$7,468.11. 3 ayes, 0 nays, 1 absent, 1 vacancy. The motion carried.**

SBWJA REPORT:

August 2020 System Overview – Mr. Barton provided an overview of the work completed for the Benner Township Water Authority for the month of August, which consisted mostly of routine maintenance work.

System Maintenance – A meeting was held at the Hampton Hills water tank on August 4, 2020 to discuss a plan for maintaining continuous water service during the tank inspection which required the draining of the tank. The fire hydrant located at the Benner Elementary School was exercised on August 5, 2020 to prepare for the start of school and to maintain water quality. A frost-free hydrant and the required plumbing were installed at the Hampton Hills water tank to allow for tank maintenance. New lock sets were installed at all well houses. The quarterly water meter readings were obtained for the Hampton/Opequon and Grove Park water systems.

Analytical Testing – The monthly bacteria tests were completed for both systems.

Call Outs/ PA One Calls – There were no call outs for the month of August. Mr. Barton ended the report with a total of 6 PA One calls were located in August.

Hampton Hills Tank – Mr. Miller informed the Board that the Hampton Hills water tank was drained on September 11, 2020 and taken out of service. The tank inspection was completed on September 12, 2020. The seal on the inside of the tank needs replaced which will involve dismantling the tank, cleaning each sheet of stainless steel with an acid wash and installing new hardware (bolts). The tank would then be re-sealed. This work will cost the Authority approximately \$75,000 and the contractor's schedule will not allow for the work to be completed until next Spring. When the tank work is being completed, we will need to once again install the temporary tanks which will cost the Authority \$17,000 per month and a \$1,500 set up fee. These costs will need added to the 2021 budget as a capital improvement expense.

Mr. Swales entered the meeting at 6:42 p.m.

The tank builder indicated this is a typical life of these tanks. The main cause of the decay of the sealant is chlorine. Mr. Miller informed the Board that we currently disinfect the water with sodium hypochlorite, which is 12.5% liquid chlorine. A 5-gallon pail of the sodium hypochlorite is mixed with 15 gallons of water in a day tank and is injected into the water system with a diaphragm pump within the well house. Mr. Barton stated a 5-gallon pail of sodium hypochlorite lasts about two weeks. Mr. Miller explained the issues surrounding the strength of the sodium hypochlorite which is affected by retention time and the implications of having a chlorine residual that is too high or low.

Mr. Shura stated that he has spoken to chlorine suppliers who indicated they try to stock the sodium hypochlorite within their facilities at 15% strength knowing that by the time it's delivered to the customer that it would be around 12.5% strength.

Mr. Shura indicated the only way to avoid the issue is to install a chlorine analyzer that would continuously monitor the water and adjust the stroke and/or speed of the pump. Discussion was held about the estimated costs of installing a chlorine analyzer which may involve purchasing a new meter for compatibility. Mr. Eby recommended coming up with some ideas and/or costs for the next meeting so it could be included within the 2021 budget.

Rate Structures of Surrounding Community Water Systems – The Authority Board was provided with a comparison of water system rates of the surrounding communities that was prepared by the Centre County Water Authority earlier this year. Mr. Miller indicated the Benner Township Water Authority's rates fall within the mid-range of the rate comparison chart.

Rate Increase – Mr. Miller informed the Board that just prior to the Authority Board meeting he and Mrs. Gill were discussing the need for a rate increase and some ideas on where the income needs to be to handle upcoming expenses in 2021. He understands that some Board members may be non-receptive to increasing rates, but it is necessary. This Authority has never increased its rates. The current rates are \$90.00 per quarter for up to 15,000 gallons and then \$3.90 per 1000 gallons after that. Discussion was held about possibly restructuring the Authority's minimum bill by reducing the number of gallons allotted. Mrs. Gill provided an overview of average usage of the Authority's customers. Mr. Miller stated he and Mrs. Gill will work together to provide a recommendation at the next Authority meeting for the rate increase and/or adjustment to the minimum bill.

SOLICITOR'S REPORT: Mr. Campbell was absent from the meeting.

ENGINEER'S REPORT:

New Source Development – Following the last meeting Mr. Shura provided Mr. Elnitski with information regarding a non-community water system for the potential RV Park on the Bellefonte Airport property. Mr. Shura stated he's had no further contact with Mr. Elnitski.

Mr. Shura provided the Authority with a conceptual plan (Alternative 3) which identifies a new water source on the western portion of the Bellefonte Airport property with a 4" raw water line being extended to the Grove Park water system. A cost estimate of \$516,080 was provided for well development and a raw water line installation. A second cost estimate of \$673,588.75 was provided for a disinfection facility (prefabricated fiberglass building) and well development. Mr. Shura stated that he intends to have a full report ready for presentation at the October or November Water Authority meeting which will identify all of the scenarios discussed over the past few months including cost estimates. Mr. Shura stated he didn't go any further with compiling the summary because he is unsure of how the Authority wants to proceed with the handling of the RV Park and their request for public water. There are numerous scenarios that the Authority could go with. Mr. Shura stated that he was hoping to have more conversation with Mr. Elnitski over the last month to obtain an idea on how best to proceed. Mr. Eby recommended Mr. Shura contact Mr. Elnitski to obtain a better understanding on how best to proceed.

Mr. Shura contacted McCamley Hydrogeology to provide an update on the possibility of an RV Park being installed on the Bellefonte Airport property and the developer's need for public water along with the possibility of the new source being located there. McCamley Hydrogeology provided a letter recommending that if the Authority is considering allowing the developer to develop a non-community, transient public water system source on their property with the possibility of the well being turned over to the Authority, the Authority should consider having the well fully tested and analyzed since this would be required if the Authority would add the well to their existing system. McCamley Hydrogeology also expressed concern with well head protection as it relates to possible contamination due to its close proximity to the airport runway. Additional land would likely need acquired from an adjacent landowner to meet the minimum zone 1 well head protection area radius of 100 feet.

Mrs. Gill and Mr. Miller asked the Board if they would be interested in sending notices to the residents of upper Seibert Road and Willow Bend development to see if there is any interest in public water. This information would be valuable in determining how the Authority should proceed. Mr. Swales suggested contacting Benner Township to see if an article could be placed in the Fall newsletter.

GUESTS: There were no Guests present for the meeting.

CORRESPONDENCE:

Ralph Seeley – We received a letter from Ralph Seeley of 420 Millgate Road thanking the Authority for its concern with his higher than normal water usage at his property. Mr. Seeley indicated his gardener did a lot of watering during August that would account for the increased usage. Mr. Seeley also suggested the Authority purchase a new water tank instead of repairing the existing one. Mr. Miller indicated that Mr. Seeley doesn't appear to be fully aware of the cost of a new tank as it compares to repairing the existing one.

OLD BUSINESS:

Emergency Response Plans – The ERP's for both water systems were modified as discussed during the last meeting and emailed to Mr. Edkin prior to the meeting for his review. Mrs. Gill informed the Board that Mr. Edkin gave his approval of the ERPs with the updates. **Mr. Eby moved, seconded by Mr. Swales to approve the Emergency Response Plans for the Hampton/Opequon water system and the Grove Park water system as corrected. 4 ayes, 0 nays, 1 vacancy. The motion carried.**

NEW BUSINESS:

Drought Watch - Mr. Swales asked if the Authority had to do anything in regard to the Drought Watch that's currently in effect for Centre County. Mrs. Gill stated that the Authority's website has been updated to reflect information pertaining to the drought watch and the Authority is in the process of preparing a Drought Contingency Plan as required by the PA DEP. Mr. Eby suggested adding an article to the Benner Township Fall newsletter about the drought watch as well.

ACTION ITEMS:

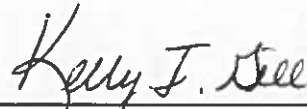
1. Brian Shura to compile a full report of the options surrounding the potential new source for presentation at a future meeting.
2. Mr. Miller to obtain cost estimates for the installation of a chlorine analyzer at the Hampton well house to be included within the 2021 budget.
3. Mr. Miller and Mrs. Gill to provide a recommendation for a potential rate increase and/or adjustment to the minimum bill for the next meeting.
4. SBWJA staff to prepare a Drought Contingency Plan.
5. Key Points of BTWA 09/15/20 meeting to be submitted to Benner Township Supervisors.
 - a. Stiffler McGraw will compile/finalize the report outlining the options for developing a well on the Szeyller Family property along Raymonds Lane or the Bellefonte Airport property with a water line being extended to the Grove Park water system.
 - b. The Hampton Hills water tank will be repaired next Spring which will involve dismantling the tank, cleaning each sheet of stainless steel with an acid wash and installing new hardware (bolts). This work will cost the Authority \$75,000.
 - c. The BTWA is considering a rate increase and/or minimum bill adjustment for 2021 due to capital projects and routine maintenance work.

Next regular scheduled meeting is October 20th at 6:30 p.m.

ADJOURNMENT:

Mr. Eby moved, seconded by Mr. Edkin to adjourn the meeting at 7:48 p.m. 4 ayes, 0 nays, 1 vacancy. The motion carried.

Respectfully submitted,



Kelly J. Gill, Recording Secretary

CC: Benner Township 10/21/2020

BENNER TOWNSHIP WATER AUTHORITY
1224 BUFFALO RUN ROAD
BELLEFONTE, PA 16823
(814) 355-4778

REGULAR MEETING
September 15, 2020

GUEST LIST

1. None present
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3. _____
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5. _____
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