

BENNER TOWNSHIP WATER AUTHORITY

REGULAR MEETING

April 20, 2021

ATTENDANCE:

AUTHORITY MEMBERS PRESENT: Thomas Eby
James Lanning
Jerrold May

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 April 20, 2021, Regular Meeting of the Benner Township Water Authority was called to order at 6:39 P.M. by Tom Eby, Chairman.

ROLL CALL:

Jim Lanning, Assistant Secretary, took Roll Call, recording three members present. Mr. Edkin and Mr. Swales were excused from the meeting. 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 March 16, 2021 regular meeting were presented for review. Mr. Eby asked if there were any comments or changes to the meeting minutes. Mr. Lanning stated these were the best meeting minutes he's ever read and commended Mrs. Gill on the accuracy and detail of her work. **Mr. Eby moved, seconded by Mr. Lanning to approve the Minutes of the March 16, 2021 Regular Meeting as presented. 3 ayes, 0 nays, 2 absent. 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 referenced the \$1,743.12 line item for driving surface aggregate purchased from Glenn O. Hawbaker and wanted to know how much pavement was obtained. Mrs. Gill stated this line item was for stone, not pavement. Mr. Miller stated the well house driveways were in bad shape and needed an extensive amount of stone. **Mr. Eby moved, seconded by Mr. Lanning to approve the Treasurer's Report as presented, the Paid Checks in the amount of \$3,392.84 and Bills by Vendor in the amount of \$9,134.45.** 3 ayes, 0 nays, 2 absent. **The motion carried.**

SBWJA REPORT:

March 2021 System Overview – Mr. Barton provided an overview of the work completed for the Benner Township Water Authority for the month of March.

System Maintenance –The quarterly water meter readings were obtained for the Hampton Hills/Opequon Hills and Grove Park water systems, as well as the Village of Peru. One of the readings obtained in the Opequon subdivision indicated negative usage and required a follow-up reading to ensure accuracy. The maintenance staff spread stone and rolled the well house driveways. The quarterly blowoffs were flushed within the Hampton/Opequon and Grove Park systems in March to aid in maintaining water quality. A chlorine diaphragm pump within the Grove Park well house was repaired and then several days later it had to be replaced due to a cracked head. Mr. Barton stated it was more cost effective to replace the pump. New surge snubbers were installed on the pressure transducer at the Hampton Hills well house. Mr. Barton explained that snubbers are used to absorb pressure changes that cause inaccurate tank level readings, which cause our well pumps to start/stop more often than necessary.

We met with a homeowner along Edward Drive regarding the proper procedure to disconnect their private well from their home since they are now connected to the public water system. We also met with a homeowner along Millgate Road who believed our most recent meter reading was inaccurate. Mr. Barton indicated that there weren't any problems detected during that visit and the homeowner now believes the increased usage may have been due to their whole house humidifier that they had running over the winter months.

Analytical Testing – The monthly bacteria samples were obtained for both systems in March. A sample was obtained from the raw water tap in the Hampton Hills well house to test for manganese. The results were below the action level and Mr. Miller will contact the Authority's sanitarian to determine if we may be able to eliminate feeding ortho-polyphosphate into the system.

Call Outs/ PA One Calls – There was one Call Out to Millgate Road for water leaking into the basement of the home near the water service line. The water service was terminated that evening at the curb box and their contractor made the repairs to their service lateral later that week. We inspected the repairs made to the service lateral and restored water service to the property. There were 11 PA One Calls responded to during the month of March.

Mr. Lanning indicated there is one additional item that should be added to the list. He asked Mr. Miller to look at his private well to determine the condition of the well, which Mr. Miller indicated was fine. Mr. Lanning stated Mr. Miller will also be assisting with determining his well depth since he doesn't have any records identifying this information. Mr. Miller recommended Mr. Barton complete this work so he can see the special characteristics of the well. Mr. Lanning thanked Mr. Miller for taking the time to assist him with this process.

Exploratory Well Agreement (Szeyller Family Limited Partnership) – Following the last board meeting, Mr. Miller contacted a member of the Szeyller family to provide an update on the status of the proposed project. They have indicated their willingness to work with this Authority in providing a location for the potential new water source. A draft exploratory well agreement was prepared, approved by the Authority's solicitor and provided to the Board for their approval at the meeting. Mr. Miller stated that once the Authority Board approves the agreement it will be forwarded to the Szeyller family for their review and acceptance. Once the agreement is signed by both parties, this Authority will have 18 months to complete drilling of exploratory wells, select the amount of acreage needed and rights-of-way required. Mr. Miller stated that if the well is determined to be acceptable then an appraisal would need completed to help determine the amount of compensation payable to the Szeyller Family Limited Partnership. **Mr. Eby moved, seconded by Mr. Lanning to authorize Warren Miller to provide the draft exploratory well agreement to the Szeyller Family Limited Partnership. 3 ayes, 0 nays, 2 absent. The motion carried.**

PA Infrastructure Investment Authority (PENNVEST) Financing – Mrs. Gill informed the Board that she and Mr. Miller recently attended several webinars hosted by PENNVEST about funding programs they have available for drinking water, wastewater and stormwater projects, which includes low-interest loans. The current interest rates are generally between 1%-2% and the Authority may want to consider financing the new water source through this program. Mrs. Gill asked Mr. Shura to provide an overview of the requirements surrounding the PENNVEST application process.

Mr. Shura indicated the Commonwealth of PA really utilizes the funding available through PENNVEST and it's been a really successful program that funds itself through interest collected. Mr. Shura explained that PENNVEST has a specific allotment of monies that they award each year to eligible projects and depending upon the number of applications received and their grading system, sometimes funding is not available for every project. This could result if a borrower having to apply in subsequent funding cycles.

Mr. Shura explained that PENNVEST requires the project to be shovel ready (ie. have all permits, environmental reviews, etc. completed) before submitting a funding application. Mrs. Gill stated that if the Authority would decide to apply for PENNVEST funding, we would still need to obtain interim financing such as a line of credit through a local bank to assist with the design and permitting for the project. Once the funding was finalized through PENNVEST we would pay off the line of credit.

Mr. Shura stated that when the interim financing is being negotiated there are a few requirements that must be met in order to pay off the line of credit with PENNVEST monies. The term would not be able to surpass 59 months and wouldn't be able to have a pre-payment penalty. There are other PENNVEST requirements which Mr. Shura doesn't believe any of them to be considered unobtainable.

Mr. Shura indicated that Stiffler McGraw has completed a numerous amount of funding applications through PENNVEST for their clients and would be willing to assist the Authority with the application process if the Authority wishes to do so.

Mr. Shura will provide a sample letter for soliciting banking proposals for interim financing, which has been used by Stiffler McGraw clientele.

Grove Park Nitrate Levels – Mr. Miller provided the Board with the results of the nitrate level in the Grove Park well on April 1, 2021, which was 8.57 mg/l. The results are consistent with the last quarterly sample.

Manganese Sampling – Mr. Miller informed the Board that we recently completed manganese sampling of the raw water line entering the Hampton Hills well house. We wanted to see where our existing limits were since our Public Water Supply permit requires us to sequester the manganese in the water, which we currently treat with an ortho-polyphosphate. As mentioned earlier in the meeting, the results were below the action level and Mr. Miller will be contacting the Authority's newly appointed sanitarian to discuss having the permit modified to remove the need for sequestering the manganese.

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

ENGINEER'S REPORT:

Hampton Hills Tank Repair Permit – Mr. Shura indicated the permit for the Hampton Hills water tank repair was submitted to the PA DEP and on April 15, 2021 it was determined to be administratively complete. The permit is currently undergoing the technical review. Mr. Shura stated that the PA DEP was informed of the work being tentatively scheduled for May 2021.

GUESTS:

Bellefonte Airport RV Park – John Elnitski was in attendance at the meeting to provide the Board with an update on the status of his proposed project at the Bellefonte Airport property. Mr. Elnitski stated the survey has been completed and it's currently being designed with several options for water service. Mr. Elnitski stated they could drill a well on their property, connect to the Hampton Hills water system or connect to the proposed well on the Szeyller property. Mr. Eby inquired about the timeline for the project and Mr. Elnitski stated he is hoping to be starting construction in the fall of 2021 or spring of 2022. A pre-submission meeting was held with the Centre County Planning Office and they were informed that water and sewer service for the project would be determined on where the closest utilities are at the commencement of construction. Mr. Elnitski stated he applied for a \$2 million grant that he is currently waiting to see if it has been approved.

John Kostas – Mr. Kostas has been in contact with Cheryl Sinclair of the PA DEP who has been overseeing the PFAS contamination at the State of the Art facility in Benner Township. The PA DEP has contracted with an environmental firm, HDR Inc., to complete a preliminary study of the contamination. Mr. Kostas indicated that HDR Inc. has recently provided the preliminary study to the PA DEP for their review and Ms. Sinclair anticipates a report being finalized and made public mid-summer of 2021. Mr. Kostas stated that the study will also identify the location of test wells that will be drilled to aid in determining the extent of contamination. He also suggested that it may be beneficial if the PA DEP was provided with a copy of the Fracture Trace Study completed by Dr. Parizek for our Hampton/Opequon and Grove Park wells. Mr. Kostas would like the Water Authority Board to get in contact with Cheryl Sinclair to stay up to date on the status of the PFAS contamination in Benner Township. Jim Lanning requested to be the point of contact for this Authority since he has been involved with other entities regarding the same matter and Mr. Eby agreed to his request. Mr. Kostas will provide Mr. Lanning with Cheryl Sinclair's contact information.

CORRESPONDENCE: There was no correspondence presented for discussion.

OLD BUSINESS:

Audit Engagement Letter – Following the last meeting Mr. Edkin was provided with a copy of the 2019 audit engagement letter to compare to the 2020 audit engagement letter provided by Baker Tilly Virchow Krause LLP. Mr. Edkin made contact with the auditor to inquire about having some things changed within the document but hasn't received anything other than acknowledgement of receipt. Mr. Edkin emailed the Board indicating he would not be in attendance at the meeting and suggested approving the audit engagement as it stands to avoid delaying the 2020 audit. Mr. Edkin suggested having changes made to the 2021 audit engagement letter. Since the Board approved the 2020 audit engagement letter at the last meeting contingent upon Mr. Edkin's review/approval, no further action is needed at this time. Mrs. Gill indicated the 2020 audit commenced today.

NEW BUSINESS: There was no New Business presented for discussion.

ACTION ITEMS:

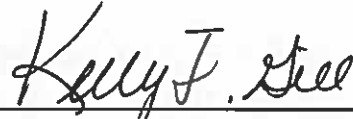
1. Warren Miller to provide a draft agreement to the Szeyller family for drilling a test well on their property along Raymonds Lane.
2. Brian Shura to provide a sample letter for soliciting banking proposals for the interim financing of the project.
3. Key Points of BTWA 04/20/2021 meeting to be submitted to Benner Township Supervisors.
 - a. The BTWA Board is providing a draft agreement to the Szeyller family for drilling a test well on their property along Raymonds Lane.
 - b. Mr. Lanning has been appointed as the Benner Township Water Authority point of contact in relation to the PFAS contamination in Benner Township.

Next regular scheduled meeting is May 18th at 6:30 p.m. and will be held at the Spring Benner Walker Joint Authority's office due to the primary election.

ADJOURNMENT:

Mr. May moved, seconded by Mr. Lanning to adjourn the meeting at 8:10 p.m. 3 ayes, 0 nays, 2 absent. The motion carried.

Respectfully submitted,



Kelly J. Gill, Recording Secretary

CC: Benner Township_____

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

REGULAR MEETING
April 20, 2021

GUEST LIST

1. JOHN KOSTES Gene PARY
2. John Elnitski
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