

Minutes
North Lebanon Township Municipal Authority
April 12, 2018

The meeting of the North Lebanon Township Municipal Authority was held on Thursday, April 12, 2018 at the North Lebanon Township Municipal Building, 725 Kimmerlings Road, Lebanon, PA with the following Board members present:

Gary Heisey	Chair
Dawn Hawkins	Vice Chair
Tod Dissinger	Treasurer
Brian Hartman	Secretary
Rodney Lilley	Assistant Secretary/Assistant Treasurer
Fred Wolf	Henry and Beaver, LLP
Scott Rights	Engineer-Steckbeck Engineering
Lori Books	Administrative Assistant
Cheri Grumbine	Township Manager
Edward Brensinger	Roadmaster/Supervisor
Amy Leonard, Esq.	Henry and Beaver, LLP

The meeting was called to order by Chair Heisey and the pledge to the flag was recited.

William McMichael, resident of 811 Kimmerlings Road, David Brightbill, owner of Lincoln Mobile Home Park, Pete Vanderstappen, resident of Melody Lane, and Molly Finley, Sewer Billing Clerk for the Township, were also in attendance.

COMMENTS FROM THE PUBLIC:

David Brightbill attended the meeting to finalize the agreement he had entered into with the Municipal Authority. The current sewer set up includes an escrow account that is used to cover delinquent balances after a certain point. The new arrangement will eliminate the Municipal Authority completely. The sewer bills will be sent directly to Mr. Brightbill by the City of Lebanon Authority, and he will pay them directly, as water and sewer from his mobile home park do not run through any Municipal Authority lines. The City has notified us that they are ready to begin billing Mr. Brightbill directly for the Lincoln Mobile Home Park with the May billing cycle. Fred stated he did not ask Mr. Brightbill to pay any legal fees because, for the past two quarters, we have been receiving the O&M and Debt charges per quarter from his tenants. He assumed they would pay legal fees with that money. Part of the negotiation included allowing future home owners south of the mobile home park to connect into Mr. Brightbill's line. The Township does not have public sewer in that area. Mr. Brightbill says he does not want any payment for any future connections; the Authority may continue to charge their normal fees. There are currently three homes connected to Mr. Brightbill's line. The agreement has been signed and recorded in the courthouse. Gary had a few questions about the status of the park. There are still 7 delinquent accounts. They will be requisitioned from Mr. Brightbill's escrow to bring their balances to zero. He also informed Mr. Brightbill that the Authority paid to have his

personal line slip lined.

MOTION: Motion was made and seconded to approve allowing the City to bill Mr. Brightbill directly for Lincoln Mobile Home Park. Motion approved.

Pete Vanderstappen stopped in because he missed the stormwater workshop that had taken place earlier that afternoon. Ed informed him there will be another public meeting/hearing where he may come to voice his questions and concerns. The ordinance is still to be drafted and reviewed.

Chair Heisey asked for a motion to approve the March minutes.

MOTION: Motion was made and seconded to approve the March minutes. Motion approved.

Chair Heisey asked for a motion to approve the invoices and requisitions for payment all subject to audit.

MOTION: Motion was made and seconded to approve invoices and requisitions for payment all subject to audit. Motion approved.

SOLICITOR'S REPORT – Fred Wolf

- Joint meeting
 - There will not be a joint meeting between the Municipal Authority and the Board of Supervisors in June. We will hold the joint meeting in November. It will be advertised that the June joint meeting has been cancelled.
- Godshall's
 - Godshall's has been purchasing additional capacity within our sewer lines. They have recently purchased approximately 40 more acres behind the current location on Weavertown Road. They intend to request rezoning around 10-12 of those acres.
- PA Natural Chicks
 - The water readings this last quarter are much higher than the EDU's they have purchased. This past quarter they went from 200,000 to 750,000 which they believe was due to the high-pressure nozzles on their cleaning system that were being used. Since then, the nozzles have been confiscated and replaced with regular nozzles. The owner has been compliant with all the Authority's requests and did purchase 3 additional EDU's a couple of months ago. They plan to add onto their existing building which will require at least one more EDU.
- Nielson
 - The sewer connection has been completed. We are waiting on a final approval/inspection from PennDOT.
- Landmark
 - Landmark still owns a vacant lot in Briar Lake. There is an agreement between them and the Authority allowing them to bore under North 8th Avenue to connect to the sewer line within North 8th Avenue. A Pre-construction meeting is scheduled

for next week.

- Amending of ordinances
 - The Board discussed amending the ordinance stating one must hook up to public sewer if it is available within 500 feet. There have already been a few exceptions made to this. The newly structured ordinance will state they must connect unless it forces them to go through someone else's property in order to do so.

ENGINEERS' REPORT – Scott Rights

- Crossings at Sweetbriar
 - The as-built drawing for Phase 2 were received but still had some discrepancies in the drawings. They also need to retest the 2 manholes; they had equipment fail the first time and this time they truly are failing the inspection.
 - The Board is still on hold with the bond reduction. The City of Lebanon Authority agreed to the water bond reduction. However, County Planning needs something in writing from our Authority because we own the lines, the City simply maintains them. Looking at the sewer side, they are requesting a 100% bond reduction. The Board is willing to grant approval of a reduction if all the remaining items are completed.

MOTION: Motion was made and seconded to release the bond for the water section only, not sewer. Motion approved.

- Homestead Acres Phase 4
 - The as-builts were received. Scott and Ed both have notes that they need to go over but already know there are things that need to be fixed.
- Orange Street Pump Station
 - There has been discussion of installing a gravity line from the pump station to Elias Avenue. Physically, this is an option. They have not compared the cost of building a new station versus running a new line yet. The minimum slope for the line would be about 8 inches.

ADMINISTRATIVE REPORT – Lori Books

- Sunoco Mini Mart- N. 7th Street
 - The new convenience store has added a Subway restaurant. Lori sent them a letter informing them they will need to apply for additional capacity for the new use. They will most likely need a grease trap and must obtain a building permit as well.

WASTEWATER DEPARTMENT REPORT – Ed Brensinger

- March Activity Report
 - Tommy's report recognized the wind storm in the beginning of March and the work it demanded from the crew.
 - The concrete pad for the generator at Water Street has been poured and will be delivered and installed next week.

- The spring clean-up took place this past week.
- We did receive a spare pump for Orange Street. There are now backups for every station.
- Pertinent Issues
 - Dawn did notice some digging on the Seyfert property and wanted to know if Ed was aware of the situation. Ed will check to make sure all is well.

ATTORNEY REPORT- Amy Leonard

Delinquent Sewer Updates – Amy does not have any specific updates. Two from the delinquent list, #11 and #21, were paid in full. There are 5 additional properties on the list that received a 30-day letter, 3 are well properties that have fallen behind. Some may be vacant. Sheriff sale was on Tuesday, but Amy did not see a final list yet.

Additional Comments and Questions

With no more business for the good of the Authority, the meeting was adjourned at 7:40 p.m.

Respectfully Submitted,

Molly Finley
Recording Secretary