

Minutes
North Lebanon Township Municipal Authority
February 8, 2007

The meeting of the North Lebanon Township Municipal Authority was held on Thursday, February 8, 2007 at 7:00 PM at the North Lebanon Township Municipal Building, 725 Kimmerlings Road, Lebanon, PA with the following Board members present:

Richard Miller	Vice Chairman
Tod Dissinger	Treasurer
Susan Switzer Pierce	Assistant Secretary
Ron Ensminger	Member
Fred Wolf	Solicitor
Scott Rights	Steckbeck Engineering
Sheila Wartluft	Assistant Manager

Also in attendance were Mike Kneasel, sewer foreman and two North Lebanon Township residents.

COMMENTS FROM THE PUBLIC

There were no comments from the public.

Vice Chairperson Richard Miller asked for a motion to approve the January minutes.

Treasurer Dissinger had some questions regarding the January minutes. He questioned the description of the section regarding Union Canal.

MOTION: Motion was made and seconded to approve the January minutes with requested addition. Motion approved.

Vice Chairperson Miller 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.

SOLICITORS REPORT

Santana Plan

Solicitor Wolf stated they finished the agreement and it was given to the parties involved. He said it is primarily now getting the money and bonding in place for the work that needs to be done in the Penn Dot right of way.

Cedar Grill

Solicitor Wolf stated they had a pre-construction meeting regarding extending the sewer to their property and then connecting to the sewer. There has been a written agreement with them and they have paid the fees. The manager from South Lebanon attended the meeting because part of the sewer will be on the South Lebanon side of the street.

Webster Plan

Solicitor Wolf stated Mr. Webster is finished with both lots as far as the Authority is concerned, and he now has permission to proceed with the construction on both lots.

Gensler Plan

He stated Gensler on Mechanic Street has started construction. They made the sewer connection off of Sand Hill Road. Mike stated the only thing left is inspection.

Ebenezer Church

Solicitor Wolf stated all the deeds have been signed, the plans have been approved, and they have posted the money with Sheila. He said we expect the plan and deeds will be recorded next week.

Zimmerman Plan

Solicitor Wolf stated she has not been able to get the release from the bank to purchase the property. He said he has given her a deadline so the Authority doesn't need to carry this as an active plan if it is not going to be completed.

Bisson Lot Addition

He stated this lot is along Tunnel Hill Road and the owner has agreed to convey a lot to the Friends of the Union Canal. The reason the Authority is looking into

it is because there is a sewer right of way, which goes through this property. They are trying to set up a meeting to go over the final details but have not been able to complete that yet.

Restoration Connection

Solicitor Wolf stated they have prepared an agreement for them. He stated he and Sheila identified the property owners, which surround the area and will be involved in connecting to the sewer line to set up a meeting. He said they also are contacting the property owners who are set back more than 150 feet in case they may want to put the laterals in while the other work is being done.

Seyfert Plan

He stated regarding the seven lots along Narrows Drive an agreement was signed by TriValley who purchased those lots. There will be a pre-construction meeting next week regarding the work which will be done along Narrows Drive in order to create more capacity. He stated the Authority asked to pass a resolution for a special purpose fee of \$2,000 along with the normal tapping fees for this area. He said they will be notifying Evelina Krall as well as the other two other prospective connections. They have already been informed that there may be a special purpose tapping fee.

He stated Sheila has encountered a problem in this area where the study was completed. The Authority will need to establish a policy regarding the cost for the study based on the number of EDUs which developers are requesting. They may need to place specific amounts in escrow per EDU in case there is a change in the number of EDUs they are requesting in order to cover the costs involved.

MOTION: Motion was made and seconded for Sheila to draw up a resolution for discrepancies for the study and set a fee for overages. Motion carried.

College Hill and Gottschalls

Solicitor Wolf said Sheila has been tracking the consumption and number of EDUs for several commercial accounts. Several have been exceeding the sewer capacity which they initially purchased. This has affected the Authority in that it we have used up sewer capacity, which was not purchased from the city, and also we are not collecting debt service. This has been discussed on numerous occasions and that they have been asked to conserve on their consumption which they haven't done. Sheila has been tracking their consumption and stated they have purchased nine EDUs and are using 28 according to their

consumption. He said Sheila has also been monitoring Gottschalls' consumption which is also higher.

Lebanon Valley Industrial Development Park

Solicitor Wolf stated the primary issue we need to get resolved this year is that they will need to extend the sewer so that we could eliminate the Hillside Drive Pump Station. They had requested an extension of time and will need to make a proposal to the Authority as to what time they will need.

ENGINEER'S REPORT

Ebersole Lot Add on Plan

Scott stated the lateral which was the old Eatwell Diner was capped. They had requested the lot be split and part of it be sold to Dairy Queen.

MOTION: Motion was made and seconded to approve the Ebersole plan lot add on. Motion carried.

Seyfert and Arnold plans

Scott stated the Seyfert plan is on Grubb Avenue between Snow Drive and Kercher Avenue and Arnold Acres is between Narrows and Prescott Drive. Both of these lots will have on lot systems.

MOTION: Motion was made and seconded to approve the Seyfert plan based on the perks and probes. Motion carried.

Scott stated regarding the Arnold plan they will to make a motion to approve this plan.

MOTION: Motion was made and seconded to approve the Arnold plan. Motion carried.

Sandhill Drive Plan

Sheila stated that in the past this property could not get approval from Penn Dot for a driveway permit. Since that time a new developer has purchased the property and the plan that had been previously approved is similar to the original one and a driveway permit has been obtained. Scott stated there are several issues which will need to be resolved before the Board will want to approve it.

Chapter 94 report

Scott stated the tables have been completed, and the flows for last year for the sewer system were fairly good. Scott explained the situation of the question by the city engineer regarding the meters.

ASSISTANT MANAGERS REPORT

Sheila stated she had some agreements, which were previously discussed which needed to be signed. She also said she is introducing Resolution 02-2007 which basically approves the special purpose tapping fee #5. It is \$2,000 which would be assessed to the east side based on the study which Scott did for projected costs and usage in the future.

MOTION: Motion was made and seconded to approve Resolution 02-2007 with the North Lebanon Township Municipal Authority of Lebanon, Pennsylvania to enact a special purpose tapping fee in the amount of \$2,000 for the anticipated Narrows Drive area. Motion carried.

SEWER DEPARTMENT REPORT

Mike Kneasel reported he had met with East Lampeter and they discussed Raven Epoxy 405 which was a new product they had tried. Mike concluded this product was not effective.

Mike reported that they are having problems with the computer which controls reporting what the pumps are doing at all eight pump stations. This controls alerting the wastewater department if there are any problems with the pumps. At the Eighth Avenue pump station they have been monitoring the gas consumption during the cold weather because this is the first year and they don't have a baseline to compare.

Mike reported that they need to speak with Penn Dot regarding Sand Hill Road because there are a few more issues that need to be worked out.

Mike also reported they are in the process of working on a state grant. He stated they had not heard anything else yet regarding the county grant they were awarded.

MOTION: Motion was made and seconded to accept the report. Motion was approved.

With no more business for the good of the Authority the meeting was adjourned at 8:25 p.m.

Respectfully Submitted,

Barbara Bertin
Recording Secretary