

Minutes
North Lebanon Township Municipal Authority
March 13, 2008

The meeting of the North Lebanon Township Municipal Authority was held on Thursday, March 13, 2008 at 7:00 PM at the North Lebanon Township Municipal Building, 725 Kimmerlings Road, Lebanon, PA with the following Board members present:

Wynanne Demler	Chairperson
Richard Miller	Vice Chairman
Brian Hartman	Secretary
Susan Switzer Pierce	Assistant Secretary
Tod Dissinger	Treasurer
Frederick Wolf	Solicitor
Scott Rights	Steckbeck Engineering
Sheila Wartluft	Assistant Manager

Also in attendance were six North Lebanon Township residents, one non-township resident, and Mike Kneasel, wastewater foreman.

COMMENTS FROM THE PUBLIC:

Bruce Sattazahn

Bruce Sattazahn was in attendance to discuss the property he owns on Maple Street and the possibility of connecting to sewer service on that property. Sheila stated that she had received a copy of a letter from Matthew and Hockley stating that all applications, permits, user fees, tap-ins will be at the expense of the developer and all designs will be to the codes of the Municipal Authority. She said other information needs to be included in that letter, such as Resolution 2-2006 where it is stated if you want information or review from the Authority you must provide a \$500 fee plus a sketch plan. She stated unless this is in place we will receive numerous inquiries from persons which are not serious and want information we cannot provide. Mr. Sattazahn read a letter from the City of Lebanon regarding obtaining water capacity and is asking for a letter from the Authority that sewer is available also. Sheila stated sewer capacity is also not mentioned in the proposed letter. Additionally, the mention of an HOP should be included. After discussion, it was decided to present a letter to Mr. Sattazahn outlining the Authority's concerns.

Mr. Mark Fortna

Mr. Fortna stated he is looking for new information regarding public sewer which would be in the area of the Arnold Farm which is to be developed. Scott Rights stated they have been working with the developer but the plans have not been completed.

Chairperson Demler asked for a motion to approve the February minutes.

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

Chairperson Demler 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**Rudolf Agreement – 978 Miller Street**

Solicitor Wolf stated this plan is for the developer to extend sewer service to this property and for providing potential sewer service to the properties across the road.

Brooke LP

Solicitor Wolf stated this agreement is with Brooke LP for the two lots along Sandhill Road. He stated nothing has changed and the fees have not been paid.

Maeder Plan

Solicitor Wolf stated this agreement is a plan for two lots along Tunnel Hill Road and there have been no changes in that the fees have not been paid.

Marlin Diagnostics Plan – Suzy Street

Solicitor Wolf stated regarding this plan that everything has been signed, paid, and they are proceeding.

Hotel Plan

Solicitor Wolf stated the hotel developer is asking for a developer agreement and he is in the process of finalizing that. He stated they would have some special provisions because they will have a pump. Sheila stated the plan shows more than 72 rooms plus a pool which is beyond what they had initially requested.

Restoration Connection

Solicitor Wolf stated they had invited the impacted property owners to come to the meeting at 7:30 p.m. and if anyone comes they will be reviewing that plan.

Machamer Plan

Solicitor Wolf stated regarding this lot addition and that for the second time the legal description doesn't match the plan. He said they are asking the surveyor to meet with he and Sheila.

Right of Way Ordinance

Solicitor Wolf stated he had emailed everyone and also the Board of Supervisors a copy of the proposed ordinance. He stated the Board of Supervisors would be discussing it at their meeting the following Monday. He stated he would let the Board of Supervisors know it had been approved by the Municipal Authority. He stated if it is passed by the Authority and then the Board of Supervisors it will be advertised for adoption. The description of the ordinance was discussed.

Capacity Fee

Solicitor Wolf stated they have had issues for many years with capacity regarding commercial and industrial properties. He stated the City has a chart which they use to determine capacity. He stated for businesses generally it is based on employees. He stated that has no bearing on water consumption that is put into our sewer system and that if they are using more consumption than they have EDUs they will need to buy more capacity. He stated the Authority needs to put a standard in place so that everyone would be treated equally. He further stated he and Sheila met with Scott Rights and came up with a capacity fee of \$1500 per EDU which would be reviewed on an annual basis.

MOTION: Motion was made and seconded to set the capacity fee of \$1500 per EDU. Motion carried.

Meeting with Water Street residents

The meeting was stopped at this time so that the residents on Water Street who are affected by the possibility of connecting to public sewer service were asked to come at 7:30 p.m. could participate. Solicitor Wolf suggested the residents look at the plan and how their property might be affected. Discussion with the residents followed regarding the plan. Questions were asked regarding whether it was mandatory to connect. It was explained that these lots would be required to connect and that it was not known

when this would actually take place. Question was asked of the residents whether they would object to the engineer checking their properties.

PA Natural Chicks

Sheila stated their consumption has decreased.

Godshall's Meat

It was discussed that they may be considered for the new capacity fee due to their consumption.

Sewer relining on Sandhill Road

Solicitor Wolf answered the question of whether the grant of \$100,000 would be decreased if the entire amount on the grant application was not used. He explained how it worked and that we were complying. He stated they would want to do enough work to use the \$186,000 as stated on the grant.

Swatara Township – Rockwood Area

Solicitor Wolf stated Sheila had sent the letter and received no response.

Spruce Park

Chairperson Demler questioned whether there was anything the Authority could do to help. Solicitor Wolf stated that what they are doing isn't satisfactory and we need to let them know that. He said they need to come up with a solution.

Flusher truck

Solicitor Wolf stated the flusher truck had been advertised for sale. Mike stated they have several people interested in the truck, some of which are out of the area and also some locally. He stated he will make contact with them next week. Question was asked how it would work if it wasn't a municipality who would purchase it to which the answer was it would be included in the trade-in.

Mr. Rehab

Solicitor Wolf stated he wanted to discuss Mr. Rehab with whom we have a contract for the televising of the lines. He stated we would like to extend the time for him to complete it this year as long as the price remains the same. He said he is asking the Authority to approve this. Scott stated Mike had laid out his flushing plan for the year. It was discussed with them if it could be extended until the end of the year even

though it may be completed sooner. This would include a change order. There is no extra cost to the Authority for the change order.

MOTION: Motion was made and seconded to request a change order with Mr. Rehab until the end of 2008 to do the televising of the lines which Mike is going to flush. Motion carried.

Mr. Rudolf agreement on Miller Street

Solicitor Wolf stated they would be having the same issue of providing public sewer to this area on Miller Street as they have with the people who attended the meeting tonight. Scott Rights stated he had talked to the surrounding property owners. He stated he had talked to one of the property owners who was within the mandatory connection distance of 150 feet. He also spoke with Mrs. Pushnik who owns the lots where the trailers had been located regarding the costs of the laterals. He stated they may be looking at \$17,000 for the laterals, capacity, and grinder pumps.

ENGINEER'S REPORT

Arnold Tract

He stated this will be an ongoing issue.

ASSISTANT MANAGER'S REPORT

Sheila stated they received the hotel plan and had called John Beers about the extra EDU. She said they will be looking at the strong waste but because they were showing a pantry they may want to include a grease trap.

SEWER DEPARTMENT REPORT

Mike stated he was working on loading property files into the GIS/GEO plan with Steckbeck Engineering.

PA Natural Chicks

Mike stated they have officially converted into the new wet well as of today. He said they are coming along with their upgrades.

Sliplining

Mike asked if anyone had any questions regarding the slip lining to which the reply was that the presentation had been self explanatory.

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 8:20 p.m.

Respectfully Submitted,

Barbara Bertin
Recording Secretary