

DOYLESTOWN TOWNSHIP MUNICIPAL AUTHORITY
Minutes of Meeting
July 18, 2019

A meeting of the Doylestown Township Municipal Authority was held at 3:30 p.m. on Thursday, July 18, 2019 in the Township Building with the following in attendance: Richard Bach, Chairman; C. Edward Hege, Vice-Chairman, Joseph Van Houten, Secretary and Kevin Green, Treasurer. Also present at the meeting was Keith Hass, Executive Director; Alfred S. Ciottoni, Municipal Authority Engineer; Richard Magee, Municipal Authority Solicitor; Stephanie Mason, Township Manager, Jeffrey P. Garton, Doylestown Township Solicitor and Rick Colello, Board of Supervisors Liaison to the Doylestown Township Municipal Authority.

ACTION ITEMS

MINUTES APPROVAL: June 13, 2019

Upon a motion by Mr. Van Houten, seconded by Mr. Green and unanimously approved by the Authority, the minutes of the June 13, 2019 DTMA meeting was approved as submitted.

BILL'S LIST: July 2019

Mr. Van Houten made a motion to approve the July 2019 Bills List for the General Fund Account in the amount of \$100,042.42; Developers Escrow Fund in the amount of \$20,836.50; Capital Improvement Fund in the amount of \$8,228.005; Prepaid Invoices in the amount of \$7,156.12; Prepaid ACH Credit Invoices in the amount of \$9,221.64 and Transfers to the Township in the amount of \$87,614.34. Mr. Green seconded the motion which was then unanimously approved by the Authority.

TREASURER'S REPORT: July 18, 2019

Mr. Van Houten made a motion to approve acceptance of the July 18, 2019 Treasurer's Report as presented. Mr. Green seconded the motion and the motion was unanimously approved by the Authority.

AUTHORIZATION TO EXECUTE FIRST AMENDMENT TO NESHAMINY MANOR WATER SUPPLY AGREEMENT

Mr. Hass reported that the original Neshaminy Manor Water Supply Agreement was entered into in 1997. He explained that this First Amendment will continue DTMA to supply bulk water to the County of Bucks Neshaminy Manor for the next fifteen (15) years. The Agreement is scheduled to be considered by the Bucks

County Commissioners at their upcoming Board Meeting. Mr. Green made a motion to approve and execute the First Amendment to the Neshaminy Manor Water Supply Agreement. Mr. Van Houten seconded the motion and the motion was unanimously approved by the Authority.

AUTHORIZATION TO EXECUTE 2019-2020 DELAWARE VALLEY UNIVERSITY CONTRACT WATER OPERATIONS AGREEMENT

Mr. Van Houten made a motion to approve and execute the 2019-2020 Delaware Valley University Contract Water Operations Agreement enabling the DTMA to continue operating the Delaware Valley University Water System. Mr. Green seconded the motion and the motion was unanimously approved by the Authority.

AUTHORIZATION FOR ESCROW RELEASE #3 (FINAL) FOR STONE BARN MANOR

Mr. Ciottoni reported that the maintenance period for this project has expired and dedication of the water system is now in order subject to the following two conditions:

1. The developer's completion of the maintenance bond and punch list.
2. Receipt and acceptance of documents requested by the DTMA Solicitor as prescribed in his recent letter.

Mr. Van Houten made a motion to approve the final escrow release in the amount of \$17,943.60. Mr. Green seconded the motion and the motion was unanimously approved by the Authority.

OLD BUSINESS

Westaway Lane and Stony Lane Circle Water Main Extension Agreement Update

Mr. Hass referenced the letter that was sent to the residents of Westaway Lane and Stony Lane Circle and reported that six (6) positive responses have been received to date. He added that we would have a better idea by the DTMA's next meeting due to the August 15 deadline date.

Regional Water Update

Mr. Hass reported that Warrington is planning to sell its water system to North Wales Water Authority with the sewer system possibly being sold to Bucks County Water Authority.

Water Main Extension and Water Service Project Update

Mr. Hass reviewed the Water Main Extension and Water Service Project Update with the members of the DTMA with specific mention of the following projects:

Ashbridge at Furlong, Souderton Associates, York (SR 263) and Rogers Road

Mr. Hass stated that there has been positive movement in this project and that the developer has agreed to change the footprint of the building in hopes of eventual approval.

The Developer (Souderton Associates, Inc.) received approval to install off-site public water and sewer to the Pavilion project at the December 2017 Doylestown Township BOS meeting. Thus, public water can be provided by DTMA from our existing water main along Cherry Lane near the intersection of Windover Lane.

The Doylestown Township Planning Commission met with the Developer on May 28, 2019 and again on June 24, 2019 to review the building layout and public water and sewer options for the Ashbridge at Furlong. It was discussed over 10,000 LF of public water and public sewer is proposed for this independent senior living project.

Knoell Property, County Builders, Inc., New Britain Borough

Mr. Hass stated that building has started on this project with foundation pouring for this 147 apartment project.

Water main construction is complete. Water services need to be installed into the apartment buildings. In addition DTMA installed seven services on May 24 for homes to connect on Shady Retreat Road.

The Tabor Village

Mr. Ciottoni stated that Phase II of this project will include 145 age-restricted, assisted living units. All three buildings are connected to DTMA public system. Partial escrow release was granted in November 2018.

Burke Tract (Bristol Road and Upper State Road)

The Developer Agreement was approved at the May, 2019 DTMA Board Meeting and was passed by the Doylestown Township Board of Supervisors at their most recent meeting.

Bray Long Tract (Lower State Road and Bristol Road)

DTMA and professional staff met with Toll Brothers on March 27 to continue discussion of the new water system. The plan review is underway for this 137 townhome development. The plan for the off-site water main and construction

timing was discussed. They have started on the surveys and markings only for this project.

Brooks Tract (Cherry Land and Pine View Drive)

Mr. Hass stated that the DTMA will be serving three (3) of the five (5) individual homes included in this project.

Proposed Township Ordinance Requiring Water Connections

Mr. Hass referenced the proposed Township Ordinance that would require connection to the DTMA water system upon the sale of a property. He stated that the details of the proposed agreement are currently being finalized but that the Ordinance should probably be ready by the DTMA's August meeting following its discussion with the Public Water and Sewer Advisory Board. The Board Chair, Mr. Dick Bach, emphasized the importance of reaching a consensus among the members of the DTMA before going to the Board of Supervisors with the understanding that the adoption of this ordinance is in the public's best interests as it relates to public safety. A public meeting is being planned and 300 homes would be impacted at this point in time.

DEP Update

Mr. Hass reported that the DEP has scheduled a meeting with the four area municipalities regarding the Pine Run/Easton Road contamination situation with the purpose of announcing a solution for the eight (8) contaminated private wells.

EXECUTIVE SESSION

The Municipal Authority adjourned to Executive Session at 4:21pm for the purpose of discussing potential litigation with Plumstead Township concerning the existing Bulk Water Agreement between the DTMA and Plumstead Township and Plumstead Township's recent action of entering an agreement with the North Wales Water Authority. Richard Magee, Municipal Authority Solicitor, did not participate in the Executive Session. Jeffrey P. Garton, Esquire participated as Special Counsel to the DTMA for said Executive Session.

ANNOUNCEMENTS

The next DTMA Board Meeting is scheduled for Thursday, August 15, 2019 at 5:00pm

ADJOURNMENT

There being no further business to come before the Authority, the meeting was adjourned at 5:10 pm.

Respectfully submitted,

Keith Hass
Executive Director

Date


Secretary

8-15-19