

**DOYLESTOWN TOWNSHIP MUNICIPAL AUTHORITY**  
**Minutes of Meeting**  
**June 18, 2015**

A meeting of the Doylestown Township Municipal Authority was held at 4:00 p.m. on Thursday, June 18, 2015 in the Township Building with the following members in attendance: Ronald C. May, Chairman; C. Edward Hege, Vice-Chairman; Edward Harvey, Treasurer; Richard A. Bach, Secretary and Frank LaRosa, Assistant Treasurer/Secretary. Also present at the meeting was Alfred S. Ciottoni, Municipal Authority Engineer; Richard E. John, Executive Director; Richard D. Magee, Municipal Authority Solicitor and Rick Collelo, Board of Supervisors Liaison to the Doylestown Township Municipal Authority.

**ACTION ITEMS**

**MINUTES APPROVAL: May 21, 2015**

Upon a motion by Mr. LaRosa, seconded by Mr. Bach, and unanimously approved by the Authority, the Minutes of the May 21, 2015 meeting were approved as submitted.

**BILL'S LIST: June 18, 2015**

Mr. Bach made a motion to approve the June 18, 2015 Bills List as follows: General Fund in the amount of \$23,264.91; Developers Escrow Fund in the amount of \$1,592.00; the Debt Service Reserve Fund in the amount of \$-0-; Repair and Replacement Fund in the amount of \$6,210.89; Capital Improvement Fund in the amount of \$6,174.75; the Prepaid Invoices in the amount of \$7,811.25 and the Prepaid ACH Credit Invoices in the amount of \$68,504.45. Mr. LaRosa seconded the motion and the motion was unanimously approved by the Authority.

**TREASURER'S REPORT: May 21, 2015**

Mr. LaRosa made a motion to approve acceptance of the June 18, 2015 Treasurer's Report as submitted. Mr. Hege seconded the motion and the motion was unanimously approved by the Authority.

## **PINE MILL CIRCLE UTILITY PLAN - CONDITIONAL APPROVAL**

Mr. LaRosa made a motion for conditional approval of the water utility plan for a three lot subdivision located on Pine Mill Circle per SC Engineers letter of recommendation for conditional approval subject to the developer submitting revised plans addressing three comments in the SC letter dated April 27, 2015 and executing the Developer and Escrow Agreement and posting of Financial Security in the amount of \$60,855.00. Mr. Hege seconded the motion and the motion was unanimously approved by the Authority.

## **CAPITAL PROJECTS & FACILITY UPGRADES RELATED TO OPERATIONAL NEEDS**

### **CENTRAL BOOSTER STATION VALVE CLOSURES**

Mr. Ciottoni reported that he has engaged Joe Guagno, P.E., (Instrumentation, Control & Energy Engineering, LLC) to advise the Authority on various means to maintain pressures and volumes under normal and/or emergency conditions once valves have been closed in an effort to control wheeling cost. Presently altitude valves are one option as are electrically operated gate valves. Mr. Ciottoni also referenced his email dated June 7, 2015 regarding the Central Pumping Station Change Order. Mr. LaRosa made a motion to grant conditional approval of the Change Order in the amount of \$79,715 for improvements to the Memorial Drive meter chamber. Mr. Bach seconded the motion and the motion was unanimously approved by the Authority.

### **CENTRAL BOOSTER STATION PUMP REPLACEMENT**

This contract began in March; the Engineer provided a status report of this project which indicates the new pumps will be received and installed in accordance with the contract time line during the month of July, 2015.

### **FURLONG WATER SUPPLY**

The DTMA Engineer has sought contact with the Pavilion Engineer (Van Cleef) seeking updated info on the existing well, thought to be eventually placed in use for the now proposed Pavilion development. On June 9, 2015 the NWWA disengaged from its financial support of getting public water to the Furlong area until more info from the DTMA is forthcoming.

The consensus of the Municipal Authority was to direct Messrs. Ciottoni and John to pursue the necessary follow-up work including the identification of a suitable well site thought to be a good source within the Furlong area of Doylestown Township. The consensus also allowed for Del Val Consultants to be brought into the discussions regarding the Pavilion and/or other well sites.

## **NORTH WELL 3 & 4 PUMP UPGRADES**

Mr. Scott Miele addressed the Authority with respect to this topic. Operations reported production at these wells is suffering and, in response, the Authority, at its March 2015 meeting, approved installing new pumps and possibly cleaning the wells. To date, the well pump in NW # 3 has been replaced and production improved without the need for washing the well. NW # 4 is to be acid washed by Buehler Wells at a cost of \$ 11,000.00 as a means to help improve production. It is anticipated a new well pump will then be installed to attain maximum production from NW # 4.

## **NORTH WEST WELL #1**

The Authority, at its March 2015 meeting, approved the Engineer upgrading the pumping and electrical systems of the Northwest Well #1 station in order to meet permitted pumping volumes. One pump and motor have been replaced and tests show it has increased its production with less pump run time. The goal is to pump more water while staying within existing permitted limits and thus reduce the dependence on the North Penn Interconnect. The Engineer and operating staff are working together to improve production at the NWW #1. Mr. Ciottoni also reported that plans have also been made to upgrade the Ridings Well with a larger pump by the end of next month.

## **PEBBLE RIDGE WATER MAIN EXTENSIONS**

An extensive discussion took place following the Municipal Authority Engineer's presentation of cost estimates to extend a water distribution system throughout the Pebble Ridge/Wood Ridge area.

Mr. May stated that he was prepared to change his position providing that: # 1- the Municipal Authority Solicitor can confirm that the DTMA won't be exposed to liability from past or future customers and # 2 - consensus gathered from the Supervisors that they want the Authority to move ahead.

The Municipal Authority Solicitor, Mr. Magee, stated that he didn't feel that the DTMA would face any liability from past or future customers.

Mr. LaRosa stated that he was not in favor of moving forward; explaining that he preferred to see the need, especially in view of an investment number of \$2 million.

Mr. Harvey referenced the survey that he had previously distributed as well as the DTMA's Mission Statement and stated that he was in favor of moving ahead.

Mr. John stated that he was not in favor of spending \$2 million in an area that effectively and efficiently operates with onsite wells.

Mr. Hege recommended that a new survey be developed and distributed to ascertain residents interest in public water.

Mr. May suggested a formalized opinion. He requested that Mr. Collelo, Board of Supervisors Liaison to the DTMA, poll the Board of Supervisors and come back to the Authority with their consensus so that all could move forward together. He also recommended the collection of more data.

The consensus of the DTMA was to direct Mr. Dick Bach to develop a new survey that would be subsequently distributed by the Authority in order to determine the current public water interest of Doylestown Township residents.

#### **OTHER ITEMS -**

##### **PROJECT STATUS:**

##### **2014/15 Projects -**

**Autoland North** - Project moving forward with demolition of former lumber yard. Solicitor is working on agreements.

**Bailey's Square** - Water utility completed.

**Carriage Hill** - Water utility completed however buildings continue to be constructed with over 359 units sold. Expect another 104 units to be sold in 2015 out of a total 463 units. Tap in fees collected to date - \$718,421. 2015 fees anticipated - \$246,168.

**Casa Bella Subdivision** - Final Plan approved by Township on December 2, 2014. Four lots were created and public water to be installed. Anticipate construction to begin in 2015.

**Cross Keys Water Service District** - Arbonite agreed to get back on track with a \$1,600 a month payment until caught up. The Authority Solicitor is working on collecting the remaining two delinquencies.

**Hidden Meadows** - Development within New Britain Boro approved for 16 lot twin homes development. DTMA to provide water source and services. Anticipated to begin construction in 2015.

**Town's Edge** - Preliminary Plan was approved by the Township on July 15, 2014 with one existing home to be renovated; one barn to be converted to a townhome and five new townhomes to be constructed. The Authority approved with conditions (SCE letter of 12/1/14) the water utility plan at its December, 2014 meeting. Solicitor working on agreements.

**Pavilion at Furlong (York & Rogers Roads)** - No further action at this time. New proposal before the Township which indicates use of private well system.

**Silver Maple Farms** - (Lower State Road at 202 Parkway) - Developer has constructed and occupied the commercial building and is preparing for construction of the ten residential units. No work on residential units to date in 2015.

**Stone Barn Manor** - One existing home to be restored, the barn to be converted to a home and seven new single family homes constructed. Site work started December, 2014. Precon meeting for water held 12.18.14. Water to be installed early 2015. The Authority conditionally approved the water utility plan based on SCE 12.1.14 recommendation letter. Solicitor working on agreements.

**ANNOUNCEMENTS:** The next meeting of the Doylestown Township Municipal Authority will be held on Thursday, July 16, 2015 starting at 4 pm.

**ADJOURNMENT:** There being no further business to come before the Authority, the Authority adjourned the meeting at 4:55 pm.

Respectfully submitted,  
Richard E. John  
Executive Director



  
\_\_\_\_\_  
7/16/15  
\_\_\_\_\_  
Date