

**DOYLESTOWN TOWNSHIP MUNICIPAL AUTHORITY**  
**Minutes of Meeting**  
**July 17, 2014**

A meeting of the Doylestown Township Municipal Authority was held at 4:00 p.m. on Thursday, July 17, 2014 in the Township Building with the following members in attendance: Ronald C. May, Chairman; C. Edward Hege, Vice-Chairman; Edward Harvey, Treasurer and Frank LaRosa, Assistant Secretary/Treasurer. Also present at the meeting was Alfred S. Ciottoni, Municipal Authority Engineer; Richard D. Magee, Jr., Authority Solicitor; Richard E. John, Executive Director and Rick Collelo, Board of Supervisors Liaison to the Doylestown Township Municipal Authority.

**ACTION ITEMS**

**MINUTES APPROVAL: June 19, 2014**

Upon a motion by Mr. LaRosa, seconded by Mr. Hege and unanimously approved by the Authority, the Minutes of the June 19, 2014 meeting were approved as submitted.

**BILL'S LIST: July 17, 2014**

Mr. LaRosa made a motion to approve the July 17, 2014 Bills List for the General Fund Account in the amount of \$153,095.36; the Developers Escrow Fund in the amount of \$-0-; the Debt Service Reserve Fund in the amount of \$-0-; the Repair and Replacement Fund in the amount of \$13646.82; the Capital Improvement Fund in the amount of \$474.10; and the Prepaid Invoices in the amount of \$8,133.93. Mr. Hege seconded the motion and the motion was unanimously approved by the Authority.

**TREASURER'S REPORT: July 17, 2014**

Mr. LaRosa made a motion to approve acceptance of the July 17, 2014 Treasurer's Report as submitted. Mr. Hege seconded the motion and the motion was unanimously approved by the Authority.

**PEBBLERIDGE/WOODRIDGE: PIPE IN THE STREET**

As a follow up to a prior discussion regards extending the water distribution system throughout the PebbleRidge/Wood Ridge areas, the Board directed a cost analysis be completed and as a follow up, Mr. Ciottoni prepared an estimated cost and reviewed the proposal to extend 18,640 lineal feet of additional water mains and to include services for 205 properties with an estimated daily demand of more than 51,000 gallons of water. He explained his costs were based on constructing a stand alone distribution system

costing \$ 2,340,000.00, or, a simultaneously constructed system using common sewer/water trenches to reduce costs which would be about \$ 2,050,000.

### **GROUNDWATER WITHDRAWAL REPORT:**

This was tabled until a later date when the engineer was available to lead a review.

### **CAPITAL PROJECT STATUS:**

Mr. John reviewed the status of the following projects based in Doylestown Township – Casa Bella, Cross Keys Project, Doylestown Greene, Furlong Area, Goetzberger Tract, Stone Barn Manor, Pavilion at Furlong, Silver Maple Farms and Bailey's Square and Carriage Hill located in Plumstead Township.

### **PROJECT STATUS:**

Bailey's Square – Commercial center under construction with anticipated opening date of spring 2014. Water main and fire hydrant relocation completed. Meter pit remains to be installed. Number of units and associated tap in fees is unknown at this time. Water use has been suggested to be 1,260 gallons per day.

Carriage Hill – Continues to build with over 256 units sold. Expect another 106 units to be sold in 2014 out of the approved 463 units. Tap in fees paid to date: \$654,512.00, including 20 fees paid during March, April, May and June of 2014.

Casa Bella - Property owner stated the proposed 4 house subdivision will connect to public water and will extend main across property frontage. Planning will continue on this proposed project.

Cross Keys Project – Authority still seeking approval of Cross Keys fire hydrants by ISO. There has been little response from ISO in trying to bring this to closure. Mr. Bach has been involved in trying to bring this to conclusion as have the Water Superintendent, Scott Miele and Doylestown Fire Chief, Sam Cramer. Executive Director made contact with DTMA insurance carrier seeking another agency that can complete review of the DTMA's application for hydrant capabilities in fire suppression.

Doylestown Greene – Under construction having received advisement that the water main work will begin within the next ten days.

Furlong Area – Due to the proposed development of a water system for the Pavilion site, Mr. John believes that the DTMA should begin discussion of how we might better serve the Furlong area, especially as it relates to mitigating the contamination issue in the local on-site wells.

Goetzberger Tract – Location is Lower State Road across from the CB YMCA. Development will consist of restoring the existing residence, rehabbing the existing barn into townhomes and constructing four additional new townhomes with public water.

Stone Barn Manor (360 Old Dublin Pike) – This will be a subdivision with the existing house being restored, the barn being converted to a house and six additional single family homes being constructed. All will be serviced with public water.

Pavilion at Furlong – Sketch plan submitted March 11, 2014. The new plan consists of the following proposed units:

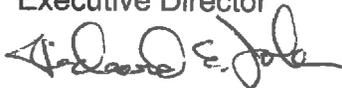
1. Retail Unit "A" multi-tenant (24,043 sq. ft.)
2. Retail Unit "B" multi-tenant (12,500 sq. ft.)
3. Free Standing Bank Building (3,060 sq. ft.)
4. Free Standing CVS Building (10,794 sq. ft.)
5. Free Standing Day Care Bldg. (10,272 sq. ft.)

Silver Maple Farms – Lower State Road at the Parkway) – Developer to construct the ten residential units in 2014.

**ANNOUNCEMENTS:** The next meeting of the Doylestown Township Municipal Authority will be held on Thursday, July 17, 2014 starting at 4 pm.

**ADJOURNMENT:** There being no further business to come before the Authority, Mr. LaRosa made a motion to adjourn the meeting at 4:38 pm. Mr. Hege seconded the motion and the motion was unanimously approved by the Authority.

Respectfully submitted,  
Richard E. John  
Executive Director



  
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11/20/14  
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Date