

**DALLASTOWN-YOE WATER AUTHORITY
175 E BROAD STREET
DALLASTOWN, PA 17313
MARCH 8, 2017 – 7:00 PM
MEETING MINUTES**

CALL TO ORDER

The March 8th meeting of the Dallastown-Yoe Water Authority was called to order by Authority Chairman, Patricia Myers, followed by the pledge of allegiance.

MEMBERS PRESENT

Patricia Myers
Steve Malesker
Pat Callahan
Michael McGonagle

ALSO PRESENT

Connie Stokes – Borough Manager
Peter Ruth – Stock & Leader - Solicitor
Dennis Sarpfen – Holley & Assoc. - Engineer
Joe Joines - Maintenance

ABSENT

Susan Sprague

ACTION ON THE 2/8/17 MEETING MINUTES

Motion: Mr. Malesker moved and was seconded by Mr. Callahan to approve the 2/8/17 meeting minutes as presented.

Motion carried 4-0.

VISITORS – There were no visitors present.

- Joe Joines addressed the previously high bill at 564 Gary Drive. Mr. Shearer had addressed the Authority at the February meeting with his concerns. The meter was sent out for testing to a 3rd party and tested fine. A new meter was installed and in place for 3 quarters prior to the high usage. With the new meters, if there is negative flow, it will signal an alarm. There was not an alarm. The installation of a backflow preventer would not cause the usage to increase. After thorough discussion, the Authority felt there was not sufficient evidence to reverse the bill.

ENGINEER'S REPORT

- Mr. Sarpfen has not heard anything new concerning Cape Horn Crossing. Mr. Joines stated that they are about ready to break ground and he will touch base with them. New plans for the revised water layout still need to be approved by the Authority plus the Township.
- Concerning the tanks, the concrete is not getting any better. Mr. Sarpfen was asked to put together some pricing for a new tank. The price for a 1 million gallon tank with storage area underneath is approximately \$1.9 to \$2 million. New Freedom has one and it is working out well. He offered to set up a time for the Authority to visit the tank in New Freedom.
Mr. Joines asked how much it would be to remove the existing tanks. Mr. Sarpfen will be checking on that for the next meeting.
There has been no movement at the Denton tank, but they are still keeping an eye on it. A decision needs to be made whether to make the tank higher or just install new footers. Mr. Malesker asked

about just getting rid of the Denton tank altogether and installing a cell tower. If the tank is staying, something will definitely need to be done about the deteriorating concrete.

The Park Street tanks must definitely be replaced.

- York Water is currently running numbers on the Emergency Interconnect.
- Six bids were received for Contract #1 which was the water improvement portion of the Gay Street project. Kinsley Construction was the low bid at \$103,640.00. A recommendation was made to award the bid to Kinsley Construction.

Motion: Mr. Malesker moved and was seconded by Mr. Callahan to award the bid for the water project on Gay Street to Kinsley Construction in the amount of \$103,640.00.

Motion carried 4-0.

SOLICITOR'S REPORT

- Changes to the Rules & Regulations were reviewed by Authority and the proposed final draft should be at the April meeting for approval.
- The AT&T representative, John Good, agreed to all the recommended changes to the contract concerning use of the water tanks for their cell equipment. The recommended changes were concerning sub-leasing, proper identification when entering the property, a flat \$300.00 fee per after-hours incident (does not apply to emergency situations which would affect their signal coverage). Will continue to receive current rent until 2024, then will go down to \$1800.00 with 3% annual increases. Mr. Good wanted the Authority's general consensus before taking it back to the AT&T legal team. There shouldn't be any additional changes, but if there are Attorney Ruth will bring back to the Authority for review.

Motion: Mr. Malesker moved and was seconded by Mr. Callahan to approve the 1st amendment to the water tank license agreement with AT&T for the Park Street tank subject to final solicitor review.

Motion carried 4-0.

- Resolution #2017-1 – At the last meeting, a motion was made to increase the water rates by 10%, effective April 1, 2017.

Motion: Mr. Malesker moved and was seconded by Mr. McGonagle to approve Resolution #2017-1.

Motion carried 4-0.

****** EXECUTIVE SESSION ******

(7:58 PM – 8:12 PM)

MANAGER'S REPORT

- Ms. Stokes would like a good idea of all the improvements the Authority plans to do moving forward prior to borrowing money. That way she can apply for funds all at once.
- Tank Level Report
- Master Meter Reads
- Maintenance Log

OTHER BUSINESS TO COME BEFORE THE AUTHORITY – There was no other business.

APPROVAL OF BILLS

Motion: Mr. Malesker moved and was seconded by Mr. McGonagle to approve the bills as presented.

Motion carried 4-0.

APPROVAL OF FINANCIAL STATEMENTS

Motion: Mr. Callahan moved and was seconded by Mr. Malesker to approved the financial statements as presented.

Motion carried 4-0.

ADJOURNMENT

Motion: Mr. Malesker moved and was seconded by Mr. McGonagle to adjourn the meeting.

Motion carried 4-0. 8:25 PM

Respectfully Submitted,

Susan Wertz