

MINUTES
LOWER SWATARA TOWNSHIP MUNICIPAL AUTHORITY
NON-LEGISLATIVE MEETING – OCTOBER 11, 2021

The October 11, 2021, Non-Legislative Meeting of the Lower Swatara Township Municipal Authority was called to order at 7:00 P.M by Chairman Wilkinson. Chairman Wilkinson called for the pledge of allegiance. The record indicated the following in attendance in person or through Zoom:

- Richard Wilkinson, Chairman
- Dan Magaro, Vice Chairman (Zoom)
- Chester Hartz, Secretary
- Scott Spangler, Treasurer
- Frank Popp (Zoom)
- Elizabeth McBride, Township Manager
- Michael McAuliffe Miller, Eckert Seamans
- James Diamond, Eckert Seamans (Zoom)
- Caleb Krauter, Engineer (Sanitary Sewer)
- Shawn Fabian, Engineer (Stormwater) (Zoom)
- Brian Davis, MS4 Coordinator (Zoom)
- Tracey Bechtel, Recording Secretary

Residents and visitors in attendance: (See attached sign in sheet.)

Public comments: No comments

Temporary sanitary sewer option for UPS – Ron Secary:

Mr. Secary shared two exhibits with the Board to discuss the use of a temporary holding tank until the N. Union Street Pump Station is operational. The proposed use of this temporary sanitary sewer holding tank is between March 2022 on June 20, 2022. The projected finish date for the pump station is around mid-May of 2022.

Mr. Moldovan, Senior Project Manager for UPS explained that this is very important to UPS, because they have planned a phase I opening in June of 2022, which will be about a third of capacity then later in October they will move up to two thirds and by 2023 they will move to full capacity. All construction is going well, and all the contracts have been awarded including the pump station and at this point in time they are anticipating that pump station being completed on schedule in mid-May 2022.

Mr. Krauter added that HRG and Authority staff had met with Mr. Secary and UPS staff and this was the least disruptive alternative that was discussed. There are still some further calculations to be reviewed and there needs to be a formal agreement drafted but we needed to have this discussion because this is out of the ordinary

when it comes to what the Authority has allowed in the past. Mr. Krauter asked if the Board had any comments or questions.

Chairman Wilkinson commented that being on the construction side of things with other companies, he understands the current environment with lead times on materials and such, he feels it is a good idea to consider this temporary situation in order to keep things moving on track.

Mr. Hartz asked if DEP has been notified of this holding tank. Mr. Secary and Mr. Krauter both responded that they will be going through DEP for approval if the Board has no objection with going with this option.

Commissioner Truntz asked if once the pump is in place and the pumping station is up and running, will this tank stay in place for emergencies. The UPS representatives all replied that this is only for the temporary purposes.

Commissioner Paul noted that usually holding tanks are executed and watched over by the Township's SEO, has he been notified of this situation. Mr. Krauter confirmed that the Township's SEO will be involved when/if we move forward with this plan.

Commissioner Dehart inquired how this will impact the Fulling Mill Warehouse. Mr. Krauter replied that this will not affect the Fulling Mill Warehouse at all, no capacity from Fulling Mill Warehouse will contribute to the tanks. They will not be able to get their occupancy permit till the new N. Union Street Pump Station is operational, so they would not be able to connect or occupy that building till that time. Mr. Krauter added that they proposed to be completed in May of 2022, so if the pump station schedules stays on time, there should be no delay for them, but if there is further delays with either project then that would delay their occupancy permit being issued. Mr. Krauter also indicated that the Fulling Mill Warehouse has been notified that we do not anticipate the pump station to be running by May 1, 2022, we have not provided them with any further indication of what UPS is pursuing.

The Authority Board was in agreement for HRG, the Solicitor and Staff and UPS to work together on an agreement and get the final calculation and return back to the Board at their November Legislative meeting for final approval.

Approval of Minutes:

A motion was made by Mr. Popp seconded by Mr. Spangler to approve the Minutes of the Legislative Meeting September 27, 2021. The motion was unanimously approved.

Engineer's Report:

2019 Proposed Capital Improvement Projects

HRG has prepared the final closeout documentation for Contract No. 19-1, including Change Order No. 4-Final and recommend approval by the Board. The partially executed Change Order is attached to this Report. We have also attached Application for Payment No. 2-Final and recommend approval by the Board to pay the Contractor, contingent upon approval of Change Order No.4 – Final.

Contract No. 19-3 will be closed out upon confirmation that the leaking of the air release valves on the Jamesway Pump Station force main has been addressed by the Contractor.

HRG continues the construction administration services until the closeout of the project. Due to substantial delays in construction HRG has exceeded the scope within the Agreement with the Authority. At the request of LSTMA Staff, HRG will continue to bill our services, for the remainder of the project, under Phase 4 of the Agreement. Phase 4 is the time and materials phase for the RPR services.

No update. The Middletown Management Associates permanent easement agreement was signed and received. This easement will need to be notarized by both parties once it is safe to do so and before being recorded.

Act 537 Planning

No update. LSTMA Staff are working with contractors to supply quotes for completing the flow metering of the sewer system, as discussed at the April 2021 Authority Board Meeting. Completion of the plan is temporarily on hold until the flow monitoring is completed, which is anticipated to be completed in the spring of 2021. We are anticipate completing the remaining on-lot disposal system inspections once it is safe to enter onto resident S properties and once the flow monitoring is completed. Our services are proposed to be on a time and materials basis, as requested by the Authority.

2021 Drainage Improvements

Design includes drainage improvements at 217 Delmont Avenue, Scarlett Lane, Spring Garden Drive by the Caterer, Swatara Drive and Penn Ave, Cockley Road Culvert Replacement, Nissley Drive at Spring Garden and Greenwood Circle Storm Discharge Repair. Nissley at Spring Garden and Greenwood Circle designs will be finalized with Scott Washinger and added to this project as a change order. Designs have been completed and reviewed with Scott to finalized.

Notice of Award was approved by LSTMA on August 25, 2021 and the contract is now being finalized. We received all required information from JVI Group, Inc. to add the contract finalization and Notice to Proceed issuance to the agenda for the next LSTMA Legislative Meeting.

Legal descriptions for the required easements were written and sent to the Solicitor on May 23, 2021, for incorporation in the final easement documents. LST staff have been negotiating the necessary easements with 215 and 217 Delmont, as well as the caterer.

Rosedale Manor Stormwater Project

DOLI is continuing to complete remaining punch list items in preparation for final pavement. We are still awaiting the schedule for final pavement and DOLI was made aware of the impending paving season end, which is October 15th unless warm weather extends the season. Usually in our area, paving occurs into November unless the weather turns cold and ends the paving season early.

PADEP requested a field meeting with us and Highspire Borough to review the outfalls from the project. That meeting took place on July 15, 2021 and detailed meeting minutes were prepared and given to Scott Washinger for review. The mechanism to provide this to Highspire Borough and RETTEW needs to be discussed.

Change Order #2 was approved at the September 27, 2021 LSTMA Board Meeting. We are also reviewing through additional claims for 2021 and working to finalized the change order recommendations for Word Change Directives 1 (storm sewer movement to middle of road to avoid PPL Conflict) & 2 (storm modification on Mountain View to avoid PPL conflict) as well as field orders 3,4,5 and 6 (covers mill, binder and overlay of private parking spaces, Market Street Extended eastern and western expansion and Hanover Street from Mountain View to Rosedale Ave).

2021 Sanitary Sewer CIPP Lining Project

HRG is completing the capacity analysis of the sewer system for lining and continues design activities. The Contract Documents are anticipated to be ready for bidding this fall.

Land Development Projects Update

The Pond at Fulling Mill (retirement Community)

HRG attended a meeting on October 11, 2021 with LST Staff and Vistablock (Developer), during which the Developer proposed completing the land development in two (2) phases. Splitting the development's construction activities into two (2) phases minimizes delays associated with sewer planning for the flow projected under Phase 2. Phase 1 includes the residential dwellings on Lot No. 5 and Phase 2 includes the mixed use infrastructure Lots 1-4.

It was also discussed that the Authority desires to engage in a public/private partnership to complete the design and installation of the Lumber Street Interceptor Improvements Project. A second meeting is anticipated to take place during the weeks of Oct. 18th or Oct. 25th to discuss further details on an agreement to complete the proposed Lumber Street Interceptor improvements. Construction on Phase 1 is desired to start in March of 2022 and be finished by March 2023.

In response to a question from Mr. Messick, Solicitor Miller pointed out that the Developer has only put concepts on the table. The Township would not be in a position that they would allow half of something to be built and not the other half.

Hershey Creamery Expansion

Construction of the wastewater pretreatment plant continues and HRG continues to provide part time inspections, as requested by the Authority.

UPS Northeast Hub

HRG participated in a meeting with LST/LSTMA Staff and UPS on October 5, 2021 to discuss the use of a temporary sanitary sewer holding tank between March 2022 and June 2022. The Developer's Engineer plans to attend the Authority's October 11, 2021 Authority Board Workshop Meeting to discuss the use of this temporary holding tank until the N. Union Street Pump Station is operational.

HRG received an updated Plan for the N. Union Street Pump Station. We anticipate meeting with the Authority Staff to complete the final review in the coming days.

Construction at the UPS site and along N. Union Street continue.

Buddy's Run Subdivision

No Update. Final pavement restoration is anticipated to be completed before the end of October 2021. The sanitary sewer manholes will need to be re-vacuum tested once final pavement is installed.

Morgan's Run

No Update. HRG has received notification that the developer has completed all punch list items except for the sanitary sewer manhole testing. Once all items have been completed, we will review the facilities with the Authority staff and provide a recommendation to the Authority. We have received the CCTV of the sanitary sewer mains, which are currently under review.

Solicitor's Report: Solicitor Miller commented on how they have been engaged on the Fulling Mill Rd project and they will be working with HRG and Authority Staff on the flow monitoring process. Also worked on the UPS plan through Mr. Diamond, who reviewed the tank issue.

M.A. Manager's Report: In the absence of Mr. Washinger, Mr. Krauter updated the Board on the Georgetown Manhole Lining Project. USG has completed the manhole lining installations. HRG and Mr. Washinger did inspect those, we did find a couple of pinholes in the chimney seals that needed to be corrected, the Contractor has done that. Mr. Washinger found one manhole that he want to line but he has not received a bill from USG, but he does anticipate that to be much less than the quote was, so he will reviewing that to see if we can get one more manhole lined within the quoted amount approved by the Authority Board.

Township Manger's Report: No Report.

MS4 Report: Mr. Davis reported that the Annual Report is completed and has been submitted to DEP.

Mr. Davis also noted that he sent all the Authority Board members a summary of all the properties owned by the Township and their monthly fees for a future discussion on possible partnership credit opportunities. Ms. McBride added that she is reaching out to surrounding municipalities to see how they handle this.

A motion was made by Mr. Popp seconded by Mr. Hartz to adjourn the meeting. The motion was unanimously approved, and the meeting adjourned at 7:47 P.M.

ATTEST:

Tracey Bechtel, Recording Secretary

PLEASE PRINT NAME CLEARLY 10-11-21

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