

MINUTES OF THE REGULAR MEETING  
OF THE MONTH OF FEBRUARY  
PERKASIE REGIONAL AUTHORITY  
MONDAY, FEBRUARY 13, 2023

The regular meeting of the month was convened in the Authority Office, 150 Ridge Road at 6:30 p.m. on February 13, 2023 by Chairman David Watt. Attending in addition to the Chairman were Board Members J. Thomas Horn, Ben Rainear, Victoria Miller and Stephen Algeo. Staff members present: Nicholas Fretz, Manager, Peter C. Andersen, Engineer, John N. Schaeffer, III, Esquire, Solicitor, and Laura Snyder, Accounts Payable.

**NEW BUSINESS:**

None this meeting.

**EXECUTIVE SESSION:**

None this meeting.

**MINUTES:**

Upon motion by Horn, seconded by Algeo, the Minutes of the regular meeting of January 09, 2023 and special meeting on January 30, 2023 were unanimously approved as written.

**PUBLIC FORUM:**

- a) Jamie Schlesinger, PFM, Mark Quinn, Stifel, and Andrew Maher of Dentons, Cohen and Grigsby – Jamie and Mark presented to the Board short-term financing options for PRA capital projects as well as a reimbursement resolution that would allow PRA to reimburse itself for any capital costs incurred prior to a settlement.
- b) Tina O'Rourke, 1819 Old Bethlehem Pike – Tina requested information from the Board about the Old Bethlehem Pike Project. Tina asked the Board if the tapping fee and meter were covered under the Grant. The Board informed the resident that they were covered and the resident would only have to pay the quarterly water fee. Tina also asked if the abandonment of the wells would be included in the Grant and the Board informed the resident that they would look more into that. There would be more letters to residents to follow that would include more information.
- c) Jodi Cutaiar, 1808 Old Bethlehem Pike – Jodi asked the Board if there was a timeline for the project to start. The Board informed the resident that they were hoping to start in May after bidding was completed. Jodi asked how far the water main would be and the Board informed her that the main would extend from Three Mile Run Rd. to Forest Rd. and down Tabor Rd.
- d) Greg and Angela Goodwin, 1730 Tabor Rd. – Greg asked the Board if there was a possibility of a sewer connection. The Board informed the resident that they were not installing a sewer line.
- e) Jessica Darling, 712 Jefferson Drive – Property owner requested relief from her bill due to an outside faucet pipe burst that has since been fixed.  
**See Official Board Action**
- f) Charles Campbell, 8 Blue Rock Dr. – Charles presented to the Board his offer for TMP#12-020-044. The Board informed the resident that the Board would make the decision at the next Board meeting after the wells have been abandoned properly.

**CORRESPONDENCE:**

None this meeting.

**PWTA:**

- g) Minutes from the December 2022 meeting
- h) December 2022 flow reports

### FINANCIAL INFORMATION:

- a) Balance Sheet for January 2023
- b) Profit and Loss Budget Overview Reports for January 2023
- c) Statement of Trust Funds – January 2023
- d) Revenue Fund Requisition Number 577 in the amount of \$303,636.27.
- e) Bond Redemption and Improvement Fund Requisition Number 1092 thru 1093 in the total amount of \$15,417.33.
- f) Construction Fund Requisition Number 180 in the total amount of \$1,134.00.
- g) Project Summaries
- h) Developer Escrow Releases & Summaries

Upon motion by Horn, seconded by Algeo, the Financial Information was unanimously approved.

### OPERATIONS REPORT:

- a) Activity Report for January 2023
- b) Average production by month for January 2023
- c) Precipitation Report for January 2023
- d) Water Production Reports for January 2023
- e) Sewer truck reports

Upon motion by Rainear, seconded by Horn, the Operations Report was unanimously approved.

### SOLICITOR'S REPORT:

- a) Lease Assignment – The Solicitor presented the standard lease agreement that would change the lease holder from Andersen Engineering to Pennoni and change the term to May 31, 2023.  
**See Official Board Action**
- b) Pennridge Airport – The Solicitor stated that there was still punch list items that needed to be finished and that the easements and dedication would be ready soon.

Upon motion by Watt, seconded by Rainear, the Solicitor's Report was unanimously approved.

### ENGINEER'S REPORT:

- a) Storage Tank – The Engineer stated that the SCADA system has been upgraded and the no tank simulation was successful and completed. The Engineer recommended the issuance of a Notice of Award, followed up by the issuance of a Notice to Proceed after the contractor has provided the required bonds.  
**See Official Board Action**
- b) Spruce St. Townhouses – The Engineer informed the Board that they were waiting for the contractor to address the punch list.
- c) Old Bethlehem Pike – The Engineer stated that bids would be received by March 9<sup>th</sup>. The contract documents were modified to include requirements for American Iron and Steel and special treatment for Disadvantaged Business Enterprises (DBE).
- d) Ridge Run Well Abandonment – The Engineer informed the Board that the low bidder had indicated that they would be starting within the next two weeks.

Upon motion by Algeo, seconded by Rainear, the Engineer's Report was unanimously approved.

**MANAGER'S REPORT:**

- a) Engagement Agreement (Dentons, Cohen & Grigsby) – The Manager presented the Engagement Agreement (Dentons, Cohen & Grigsby) to the Board for approval.  
**See Official Board Action**
- b) Reimbursement Resolution 2023-01 – The Manager presented the Reimbursement Resolution 2023-01 to the Board for approval.  
**See Official Board Action**
- c) Stifel Bonding Agent Agreement – The Manager presented the Stifel Engagement Agreement to the Board for approval.  
**See Official Board Action**
- d) Resolution 2023-02: Grant Resolution – The Manager presented the Resolution 2023-02: Grant Resolution to the Board for approval.  
**See Official Board Action**
- e) Letter of Intent TMP #12-025-022 – The Manager presented to the Board the letter of intent from Prime Development Group regarding TMP #12-025-022. The Board directed the Manager to contact the real estate agent and make a counter offer of \$95k and inform them that a decision on the sale would be done at the March 13<sup>th</sup> meeting.
- f) Offer(s) for Property at TMP #12-020-044 – The Manager presented both offers to the Board and the Board informed the Manager that they would have a decision next meeting which would give time for the wells to be properly abandoned.
- g) 2022 Consumer Confidence Report (CCR) – The Manager presented to the Board the 2022 Consumer Confidence Report. He stated that a link to the CCR would be posted on the future quarterly bills and the website as well as posted in the required areas.
- h) Summer Internship Program – The Manager presented to the Board a Summer Internship Program that would allow about 9-12 interns rotating on a weekly basis to each of the Authorities to learn about water and sewer and how each Authority operates. The Board did not think that this was the right time to participate in the summer internship program.

Upon motion by Rainear, seconded by Horn, the Manager's Report was unanimously approved.

**OFFICIAL BOARD ACTION:**

Upon motion by Watt, seconded by Algeo, the Board unanimously approved to credit 712 Jefferson Drive for the sewer charges in the amount of \$201.73.

Upon motion by Watt, seconded by Rainear, the Board unanimously approved the Lease Assignment between Pennoni and PRA.

Upon motion by Watt, seconded by Horn, the Board unanimously approved the Notice of Award and the Notice to Proceed after the contractor has provided the required bonds.

Upon motion by Watt, seconded by Rainear, the Board unanimously approved the Engagement Agreements for both Stifel and Dentons, Cohen and Grigsby.

Upon motion by Watt, seconded by Rainear, the Board unanimously approved the Reimbursement Resolution 2023-01.

Upon motion by Watt, seconded by Rainear, the Board unanimously approved the Resolution 2023-02 – Grant Resolution.

**UNFINISHED BUSINESS/NEW BUSINESS:**

None this meeting.

**CHAIRMAN'S REMARKS:**

None this meeting.

**PUBLIC FORUM II:**

None this meeting.

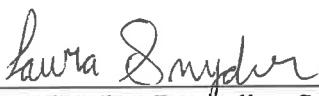
**EXECUTIVE SESSION:**

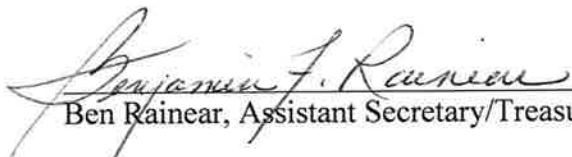
None this meeting.

**ADJOURN:**

There being no further business to come before the Board in the regular session and upon motion by Horn seconded by Rainear, the meeting was adjourned at 8:18 p.m.

Respectfully Submitted,

  
\_\_\_\_\_  
Laura Snyder, Recording Secretary

  
\_\_\_\_\_  
Ben Rainear, Assistant Secretary/Treasurer