

LOWER POTTS GROVE TOWNSHIP AUTHORITY SPECIAL MEETING
6/29/2020

The Lower Pottsgrove Township Authority held their regular monthly meeting via Zoom on Monday, June 29, 2020. The meeting was called to order at 6:30 p.m. The following attended:

James Toth-Chairman	Edward Wagner, Manager
Cody Robbins-Vice Chairman	Chad Camburn, Engineer
Mark Loshnowsky-Secretary	Stephen Kalis, Solicitor
Sean Pence	Kathy Kurtas

Mr. James Vlahos- Absent

Mr. Toth announced that this meeting is being recorded.

COMMENTS FROM VISITORS: No Visitors

OLD BUSINESS:

Presentation by Sanatoga Green Officials
Revised Phase I Land Development Plan
Revised Sewage Capacity and Contribution Agreement

Mr. Scott Drumbore from the H&K Group spoke on behalf of Sanatoga Green regarding the ongoing concerns pertaining to the low-pressure systems and grinder pumps in Phase I of the project. Mr. Drumbore explained that they have completed a redesign of Phase I which in turn they eliminated the low-pressure system, the entire Phase I of the project will be served by gravity. The redesign of Phase I resulted in the reduction of 16 townhomes which now the total number of townhomes are now 131.

Mr. Kalis took the lead and said that this is a relatively straight forward process. He reviewed the highlights from the last Authority meeting on June 8th with the Board and Sanatoga Green officials. Mr. Kalis said the reluctance from the Authorities perspective all along was not only regarding the excepting dedication of the lines but more importantly its concern relative to the responsibility of the grinder pumps. As a result of that discussion and the concerns raised, the Authority Board asked that we work with the developer to come up with some alternatives. Mr. Kalis stated that as the Authority Board may be aware and simply put was the developer's proposal to amend the plan that was previously approved by the Board of Commissioners reducing the number of townhomes and eliminating all the grinder pumps in that phase of the project. With that information in hand and with Mr. Camburn, Mr. Drumbore and Mr. Wagner working on a review and a redesign of the plan we offered and forwarded our comments and suggested edits to the draft O & M agreement. He said those comments were accepted by the developer's counsel. In addition, we need to seek an amendment to the Sewage Capacity & Contribution Agreement to reflect the reduction of EDU's required along with the change in the number of townhomes proposed for the project. Lastly was the developer's offer to have the homeowner's association be responsible for the oversite and maintenance of the system through the O & M agreement. Additional language was included relating to the HOA which the

developer's counsel forwarded to Solicitor Garner and I for our review. This outlined clearly that the homeowner's association responsibilities for maintaining the project but also the Authorities right to go into the site to make any necessary repairs should the HOA fail to do so and impose any applicable liens, penalties etc. Mr. Robbins asked if anything changes pertaining to allocation of the monies regarding the credit for the upgrades to the Sanatoga Lake Pump Station. Mr. Kalis and Mr. Drauschak both responded no, and Mr. Kalis said that relates to the construction of the pump station itself and Mr. Robbins agreed.

Mr. Pence made a motion to authorize Mr. Toth to execute the Operating & Maintenance Agreement as presented and Mr. Loshnowsky seconded, and Mr. Robbins voted no because of there being no escrow monies collected to assist us if needed. Motion passes by 3-1 vote.

Mr. Robbins made a motion to authorize Mr. Toth to execute the approved amended Sewage Capacity and Contribution agreement and Mr. Loshnowsky seconded and all unanimously approved by a 4-0 vote.

Mr. Pence made a motion to reduce the gallons per day from 85,000 to 81,800 per day which corresponds with the reduction of EDU's from 425 to 409 for the entire Sanatoga Green project, and Mr. Robbins seconded the motion, and all unanimously approved 4-0 vote.

Mr. Drauschak express his thanks to the Authority for having this special meeting and to the consultants and Mr. Wagner for working with us to get this prepared for action this evening. Mr. Toth expressed his thanks also to Sanatoga Green officials and all involved.

Mr. Toth asked if there was any further Old Business, and Mr. Wagner replied that they are doing the paving on Valley Court and N. Valley Road. Valley Court is completed, and N. Valley will be finished tomorrow. Mr. Wagner said they did a really nice job with this project. In addition, we have a meeting scheduled onsite Wednesday at 9:00 am at Woodland Drive. The contractor will be moving in with his equipment this week with a potential start date of 7/6/2020.

June 29, 2020

FINANCIAL REPORT

I. TREASURERS REPORT:

Mr. Wagner read the Treasurer's Report of June 29, 2020:

SEWER REVENUE ACCOUNT	\$4,654,636.68
CAPITAL IMPROVEMENT RESERVE	\$ 535,372.40

A motion was made by Mr. Pence to approve the Treasurer's Report And Mr. Robbins seconded the motion, and all unanimously approved by a 4-0 vote.

II. BILLS FOR PAYMENT

Mr. Wagner read the Bills for Payment as Presented:

**CAPITAL BILLS
SEWER CAPITAL RESERVE PLGIT**

BSI-LIGHTING UPGRADES	\$ 925.00
BURSICH ASSOCIATES-I&I CONTRACT	\$ 2,357.25
BURSICH ASSOCIATES-N Valley Rd	\$ 1,495.00
BURSICH ASSOCIATES-Woodland Dr	\$ 815.81
OPERATING ACCT PAYMENTS	
BURSICH ASSOCIATES	\$ 1,660.86
FOX ROTHSCHILD, LLP	N/A

Mr. Loshnowsky made a motion to pay the bills and Mr. Toth seconded the motion, and all unanimously approve the bills for payment by a 4-0 vote.

Mr. Wagner stated since we had this special meeting would we want to cancel the Authority meeting on July 13, 2020 and all Authority members agreed; therefore, no meeting will be held on July 13, 2020.

There being no further business the meeting adjourned at 6:55 pm. The next Authority meeting will be August 10, 2020 via Zoom.

Respectfully submitted,



Edward C. Wagner
Authority Manager