

**Red Lion Municipal Authority  
Meeting Minutes  
Wednesday, February 26<sup>th</sup>, 2020**

**Members present**

Skip Missimer, Chairman  
Mike Poff, Vice-Chairman  
Jeff Herrman, Secretary  
Dennis Klinedinst, Treasurer  
Chris Minnich, Asst. Sec/Treasurer

**Others present**

Keith Kahwajy, Superintendent  
Jeff Beard, Asst. Superintendent  
Jason Reichard, Engineer  
Doug Myers, Solicitor  
Stacy Myers, Recording Sec'y

**Visitors**

Eric Immel  
Dianne Price  
Cindy Barley  
Steve Olkowski

Stephanie Weaver  
Dustin Boyd  
Bob & Tina Frutiger

1. The meeting was called to order @ 7:00p.m, followed by the pledge to the flag.
2. Mr. Poff made a motion to approve the January 22<sup>nd</sup>, 2020 Meeting Minutes; Mr. Minnich seconded. All were in favor; motion carried.
3. **WATER USAGE REPORT**—4.8” of rainfall was received since last meeting. Keith reported usage of Beaver Creek is down this month.
4. **CONNECTIONS REPORT**—5 new connections
5. **VISITORS**—the following were before the Board:
  - Dustin Boyd from D & B Broadband distributed his business plan that he’s proposing with RLMA, per the Authority’s request from last month’s meeting, along with a picture of the potential coverage area within a line of sight from the water tower. Since last month, he’s also obtained a general liability policy of \$2million that includes \$1million general expenditures, \$2million accidental and a rider for cyber security issues & incidentals. Mr. Missimer requested an engineering study be done for wind load & Dustin assured this would be done. Keith said some of the current (tower) customers have completed recent updates, i.e. changing antennas, removing dishes to replace with antennas and RLMA staff always receives an engineering report when this is done. Dustin’s next step, after obtaining RLMA’s approval, would be to establish a customer base, although he currently has 10 customers willing to try his service. Customers will need to apply for FCC approval (completing a simple form & submitting it to FCC) because the equipment Dustin uses is not required to be licensed by the FCC. The equipment is similar to a wireless router that residents may have in their homes now. After he has a good customer base, Dustin said his next step would be to add more towers & head south to broaden his customer base to those needing high-speed internet. Mr. Missimer had spoken to Andy Miller about the D & B Broadband system, who said he sees very little downside to the Authority moving forward with D & B. There are similar systems popping up in the county. Startup fees for Dustin are approx. \$3,600/year (based on his current 10 customers). This would include a receiver (\$80-90) that a customer would install at their home for a cost to them of under \$100. Radio cost is approx. \$300/radio & \$300/antenna and Dustin would like to start with 6 antennas, as he can get 50 customers per antenna. The antenna itself is approx. 18” in height. As far as response time, Dustin estimates a 2-hr downtime in the event of an incident or problem with the antenna or equipment. He’s uncertain what the monthly charge to his customers will be until he knows what his tower cost is. The Board is amenable to charging him a certain percentage of his gross

revenue as a tower fee. Mr. Missimer suggested starting with 5% of D & B's gross revenue, to be revisited in 6 months to 1-year. He believes it best to start with a 2-year contract between RLMA and D & B Broadband & this can also be revisited after that time.

Dustin stated once he's established (and is more familiar with his operating costs), he will do more marketing to increase his customer base, but he's also interested in offering service to nonprofits, food banks and other lower-income residents who can't afford high-speed internet.

As far as the electricity his antennas would use, Dustin is amenable to paying the Authority \$20/month in addition to 5% of his gross revenue. This amount can also be revisited, should it be necessary to revise it.

Mr. Klinedinst made a motion to move forward with a business relationship between RLMA and D & B Broadband for his antennas on their tower, requesting Dustin & his attorney create a contract stating he will submit \$20/month plus 5% of his gross revenues to Red Lion Municipal Authority for a 2-year period. The contract will be reviewed by RLMA's Solicitor before accepting and can be revisited at the end of the two years. Mr. Minnich seconded. All were in favor; motion carried.

- Eric Immel was recognized by the Board at which time, Mr. Missimer presented him with a plaque recognizing his years of service to the Red Lion Municipal Authority from 2000-2019. Mr. Immel thanked the Board, stating he has gained friends as well as a lot of knowledge in those 20 years. He wished the best for the town & for the Authority. At this time, Jeff Herrman presented Eric with a lamp made of metal piping and a "Red Lion Water Company" curb stop cover from RLMA staff and Board to thank him for his service. Eric took time to shake hands with staff & Board members around the table.
- Steve Olkowski from Red Lion Salvage Yard was present to discuss the situation that occurred on January 29<sup>th</sup>, when the Authority's water main, believed to be abandoned and "dead", ruptured and caused flooding on the junkyard property. The flooding went on for approx. 6 hours creating heavy damage to the crushing area, lots #4 & #5 and driveway. The water proceeded to carry away most of his crushing area into other lots. He obtained a quote for repair of the damage to the crushing area from Fitz & Smith totaling \$40,300 and he came tonight to ask for financial help for the repair. The Board stated the Municipal Authority has a 20' easement in that area & although they thought the line was dead, a significant cover of that right-of-way was removed. Mr. Missimer said, although Municipal staff believed this line was dead, the fact that the soil was removed from the ROW didn't help the flooding situation. Mr. Olkowski said they were only crushing cars & not digging in the area, but Mr. Missimer said someone removed soil from that line & when they did that, they should've called PA One Call and they did not. He believes the salvage yard & Authority are "even" in this situation, stating they were both impacted negatively.

Mr. Olkowski said he's called PA One Call on more than one occasion & while they knew the line was there (and thought it was dead), the line was never marked. He mentioned that he also called RLMA offices a couple times about water seepage along the line & was told this was a spring following the line. Jeff Beard sampled that water & found it was not Red Lion Water (fluoride would not dissipate & would show up in the sample).

Mr. Olkowski stated since the ruptured water main, a representative from Clean Water & Streams has visited the site to complete an inspection. Mr. Olkowski had installed booms in the creek to catch oil & the Clean Water rep suggested he put tablets in the stream for the chlorine, but the amounts were too excessive, and he doesn't believe the tablets would be of much help.

Jeff Beard said the leak was shut down totally in under 5 hours and RLMA staff is still unclear of when & why this water main was still energized. Keith said this line/valve is on RLMA maps & the CSDatum system and all employees are now aware of it, should anything arise in the future.

The line at General Dynamics (up from the salvage yard) was also closed & how it got opened again, the staff does not know. In 1996, the line was rerouted with the nearby development and Jeff Beard said it's unclear when it got energized. The Municipal Authority didn't consider abandoning the line until mid-90's because of General Dynamics issues. The valve that staff was trying to find (at the time of the leak) was in the woods & that was inserted around 1996-97 and staff assumed the valve was shut off ever since.

Jeff Beard said that line was installed in 1925 as the original transmission line to the Borough. A new line was added in the mid-90's and a fire line (for a sprinkler system) was installed.

RLMA staff is holding a meeting at General Dynamics tomorrow (2/27) @ 10:30am to suggest they install a meter pit.

- Stephanie Weaver stated Carl from Reynolds AV will be at the March 2<sup>nd</sup> Council Work Session to give a brief instruction for the video & audio system in the meeting room. Any RLMA members may attend, if they wish.

6. **WATER AND SEWER—OLD BUSINESS**

- **Solicitor's Report**—Doug Myers reported some informational items from the recent Authority magazine:
  - EPCRA (Emergency Planning & Community Right-to-Know Act) had some recent changes giving the Authority additional rights to notifications.
  - PFAS in drinking water—additional testing for this to come.
  - Employees & firearms—RLMA staff is not allowed to carry firearms while working, but Doug said, should the Board's stance change on this, there is information available, as MPL is now dealing with this in other municipalities.
- **Engineer's Report**—Jason Reichard reported:
  - Burrows Road Water Main Interconnect—contract agreements have been secured with DeTraglia Excavating and a preconstruction meeting will be held either March 17<sup>th</sup> or 18<sup>th</sup> (to be confirmed later) to establish a date to proceed. Jason stated the project should be completed end of March-beginning of April, as he estimates 30 days to complete. Traffic control will be the biggest concern until the contractor gets beyond that main intersection.
  - Fairmount Tank overflow—an onsite meeting was held tonight between a few Council & RLMA members (& staff). Alternatives/solutions were discussed. The Board & staff can decide if the project will be done in-house or bid it out. Jason estimates costs to be approx. \$22,000, with 50% rock provision built in. Staff foresees this could be higher than 50% as there's a lot of rock in the area. Jason doesn't see the necessity for core samples to be taken with only digging 3-feet. And this would require geotextile engineering which would raise the cost significantly. Keith & Jeff believe the project could be completed in-house, possibly with a hoe-ram to start & renting larger equipment, if necessary. Or the rock excavation could be bid out by itself, which would bring the cost down below bid limits; 3 phone quotes could be obtained for that. There is no hurry to complete the project; Mr. Missimer said staff can complete it as their schedule allows, with a "end of 2020" given as a timeframe.

Although this is Authority property, the line extends onto Borough property and Jason said the sketch plan proposes an easement across that line to protect this in the future. The easement, however, does not exist, but Jason assumes an agreement can be worked into the land transfer. Mrs. Price stated there is no problem with the easement, but the agreement she was given to review has a place for a date (it's blank right now) for the project to be completed. She said this agreement must be completed for the library's subdivision and the easement could be shown on the subdivision plan. Mr. Missimer suggested entering '300 days' on the agreement as a

timeframe for the project to be completed; Mrs. Price said she will present it to Council for approval. The library's subdivision plan is coming before Planning Commission on March 16<sup>th</sup> (and Zoning Hearing Board in April), but Mrs. Price said it's no problem for the project to be started prior to that, as RLMA staff have time. Mr. Minnich made a motion to proceed with the suggested engineering plan from C.S. Davidson to install a new overflow line from the Fairmount tank out to the street; Mr. Herrman seconded. All were in favor; motion carried.

- **Superintendent's Report**—Keith reported the following:
  - March 11<sup>th</sup>—shut offs for delinquent water bills
  - Source Water Protection meeting was held on February 25<sup>th</sup>. Mr. Missimer said it was a great turnout with great input/discussion. The goal is to draft a Source Water Protection Plan for DEP approval by end of 2020. DEP was present at the Feb. 25<sup>th</sup> meeting and were very impressed with information to date, including the map showing potential sources of contamination.
  - April 6<sup>th</sup>—flushing tentatively scheduled to begin—this is two weeks later than usual to allow Red Lion Borough to complete street sweeping.
  - February 7<sup>th</sup> storm brought down trees, electric & communication lines at the Water Treatment Plant. Jeff Beard had scheduled a tree service to take down 2 trees; however, Met-Ed showed up the day before & completed the job.
  - Channel 27 camera is now on the roof of the RLMA office building. It's functioning & is pointed toward the square.

7. **WATER AND SEWER—NEW BUSINESS**—Keith reported the following:

- Red Lion Recreation requested the use of the Authority's generators for their Suds 'n' Song event (June 6<sup>th</sup>). Mr. Poff expressed concern if RLMA is covered from liability, should something happen while RL Rec is using the generator. Mrs. Price said the Borough is covered for liability through their policy when renting equipment. Mr. Klinedinst made a motion that RLMA rent the generator to Red Lion Recreation for \$1.00; Mr. Poff seconded. All were in favor; motion carried.
- Chapter 110 report & Water Allocation Report have been submitted to DEP and Keith got confirmation that DEP has received them.
- Dallastown-Yoe Water Authority is reviewing cell communication options to obtain meter readings since the February 7<sup>th</sup> power outage.
- 2019 Tier II submission has been done (this is done annually through the EPA & York County Emergency Services for storage of chemicals)
- Tank inspections are being scheduled with Pittsburgh Tank & Tower. Their price is \$1,500/tank or \$2,500 if both tanks are done during the same trip.
- CCR (Consumer Confidence Report) has been sent to DEP for approval. Although DEP's response was expected today, Keith has not heard anything yet. This report needs to be submitted to the public by July 1<sup>st</sup>, 2020.
- Meeting with General Dynamics will be held tomorrow, 2/27 @ 10:30a.m. to discuss a possible meter pit so they have one meter to feed their entire system, including sprinklers. Any Board members interested in attending are welcome.
- Roof inspection update from last year's study--some repairs were completed at that time. Several companies are contacting staff, suggesting they apply a new material, a white epoxy material, over the rubber roofs. It will make the roof stronger, it's highly reflective to reflect sunlight & it typically comes with a favorable warranty. Jeff stated two Amish contractors from Lancaster stopped to give a quote, as they were offering the same type of epoxy roofing material. Their quote was 1/3 of what last year's roofing contractor quoted. For the flat part of the warehouse roof (the cinder block part

only), last year's contractor quoted \$90,000. The Amish contractor would complete the same portion of roof for \$30,000.

Before moving forward using the material on a larger building, Keith & Jeff would like to get the Amish to complete the Beaver Creek pumphouse & a sewer pumpstation first. Their quote was \$2,681 for Beaver Creek (two roofs) and \$2,627 for the Bellevue sewer pumpstation.

Mr. Poff made a motion to move forward with obtaining the Amish contractor to apply the epoxy material to the two above-mentioned rubber roofs; Mr. Minnich seconded. All were in favor; motion carried.

- Fuel tanks out back—diesel fuel is all gone now, but there is still a lot of gas left. Contract has been signed with Keystone for the tank removal & the necessary paperwork has been started with DEP for the removal.
  - March 26<sup>th</sup>—Kaltreider-Benfer Library Open House to be held to discuss expansion plans with the community & answer any questions; 6-8p.m. They're asking people interested in attending to RSVP.
  - Laura Kirk, former EMA Director for the Borough, sent an email about a free course being offered on Sat, March 21<sup>st</sup> at the York County 911 Center called "Incident Command-Overview for Executive & Senior Officials".
  - FYI—the Borough is moving forward with opening Lancaster Street, although still in the stage of obtaining environmental clearances. If RLMA has utilities in that area, let the Borough know. Jeff Beard would like the two dead ends joined on the water main in that area (one at townhouses on Lancaster Street & one at the old Jedco building), which involves approx. 456' of distance. Sewer is already in the area. Mrs. Price will notify RLMA staff when clearances are obtained.
8. **Approval of bills & statements**—Mr. Poff made a motion to approve the bills & statements; Mr. Minnich seconded. All were in favor; motion carried.
9. **Adjournment**—Mr. Herrman made a motion to adjourn the meeting @ 8:29p.m. Motion carried, meeting adjourned.
- 10. The next RLMA meeting will be held Wednesday, March 25<sup>th</sup>, 2020 at 7:00p.m.**

Respectfully submitted by:

Stacy Myers, Recording Secretary