

UPPER SAUCON TOWNSHIP MUNICIPAL AUTHORITY MINUTES

Meeting Held Monday, December 5, 2016

4774 Saucon Creek Road

Chairman Bruce Bush called to order the regular meeting of the Upper Saucon Township Municipal Authority at approximately 6:00 PM in the public meeting room of the Upper Saucon Township Water and Sewer Department office building, 4774 Saucon Creek Road, Upper Saucon Township, Lehigh County, PA.

NOTIFICATION:

All public sessions of the Upper Saucon Township Municipal Authority are electronically recorded. The recordings are maintained as part of the record of the meeting until the minutes are transcribed and approved by the Authority.

MEMBERS PRESENT:

Bruce Bush – Chairman
Mindy Moore - Vice Chairwoman
Joaquin (Jack) DeMatos - Secretary
Mark Sullivan – Treasurer
Ronald Reybitz - Asst. Secretary and Asst. Treasurer

STAFF PRESENT:

Gary A. Brienza, Esquire, Solicitor
Karl E. Schreiter Jr. P.E., Engineer
Chris Cope, UST Director of Water and Sewer Resources
John Guignet, UST Assistant Director of Water and Sewer Resources

VISITORS:

Sandra Calverey and Howie Campbell, 6150 Whitetail Drive, Coopersburg

PUBLIC COMMENT:

Sandra Calverey explained that she purchased a home at 4661 Limeport Pike in February 2016. It is located near a creek, on a flood plain and the septic system is located only twenty feet from the well. Ms. Calverey wants to hook up to public sewer but needs an easement from her next door neighbor in order to bore for pipe access. The neighbor denied her request because he wants an additional property line adjustment unrelated to the location where the easement is needed. Ms. Calverey has hired Attorney Thomas Schlegel of Fitzpatrick, Lentz and Bubba to represent her.

Mr. Schreiter told Ms. Calverey it is not mandatory for her property to hook up unless the system is failing. Ms. Calverey said she wants to use the home as a duplex but the septic system will not handle this.

Solicitor Brienza said if the system is considered to be failing; the Township can do a condemnation to acquire an easement if necessary. Mr. Schreiter said the first step is for Ms. Calverey to contact Tom Beil, request the township engineer inspect the system and determine if it is failing. If they determine the system is failing, the Township will send a letter to the neighbor to request an easement. If they deny the request, the Township will legally take it.

UPPER SAUCON TOWNSHIP MUNICIPAL AUTHORITY MINUTES

Meeting Held Monday, December 5, 2016

4774 Saucon Creek Road

Solicitor Brienza said he will inform Tom Beil of Ms. Calverey's situation before she contacts him.

MINUTES:

A motion was made and seconded to approve the meeting minutes for November 6, 2016 as submitted.

Motion passed unanimously.

CORRESPONDENCE COMMENTS:

Authority members may comment on the correspondence packets or the "Summary" which they received.

(NOTE: This is a summary of the correspondence prepared by the Chairman. Details must be obtained by reading the actual correspondence)

Date list was prepared or amended: 11/30/2016, 12/1/2016

Date of letter: 11/4/2016

Letter from: Karl Schreiter, SEA (e-mail)

Letter sent to: Wayne Wilcox, Lennar

Subject: Blue Ridge West --- Wearing Course Paving

Need submittals on the following:

HDPE Pipe -- Valves in flushing manhole --- Piping used in flushing manhole

We would like the force main to be a 2" diameter pipe, not 1 1/4" as shown on the drawing. A third property may be serviced by the line. Need a formal response to the submittals.

(This is in response to request to proceed with construction of the low pressure sewer.)

Date of letter: 11/8/2016

Letter from: Chris Cope, UST (e-mail)

Letter sent to: Gary Brienza, Solicitor

Subject: Status of Mountain Glen

It appears that the tree has been removed and the mailbox has been relocated.

Date of letter: 11/8/2016

Letter from: Gary Brienza, Solicitor (e-mail)

Letter sent to: Tom Beil, UST

Subject: January Meeting

The Board has agreed that the first USTMA/USSTA meeting in January will be at 6 PM on January 9, 2017. Thereafter we will have our meetings on the first Monday of each month subject to national holidays as previously determined.

Date of letter: 11/9/2016

Letter from: J Guignet, UST (e-mail)

Letter sent to: Gary Brienza, Solicitor

UPPER SAUCON TOWNSHIP MUNICIPAL AUTHORITY MINUTES

Meeting Held Monday, December 5, 2016

4774 Saucon Creek Road

Subject: Status of Mountain Glen

There was another tree (shrub) in the easement behind the houses.

Date of letter: 11/22/2016

Letter from: Karl Schreiter, SEA (e-mail)

Letter sent to: Bruce Bush and others

Subject: Lanark Commons --- Water & Sewer

(Karl forwarded an e-mail dated 11/22/2016 from Bob Bauer regarding the subject and the problem ---- Gravity sewer lateral laid per UST sanitary sewage specs seems likely to be in conflict with the water main in W. Valley Road. The e-mail then lists options that are available and that those options need to be discussed with his client)

Date of letter: 11/28/2016

Letter from: Karl Schreiter, SEA

Letter sent to: Bruce Bush

Subject: DeSales University -- Athletic Field Improvements Area....Request for partial release of Escrow monies (First Request)

James Mazeika, Barry Isett and Associates....Engineering firm for DeSales University, has requested partial release of escrow monies associates with the construction of the sanitary sewers for the Athletic Field Improvements. The University has requested the release of 93% of the monies less retainage as allowed under current Authority policy. The requested escrow release is \$118,118.00.

An e-mail from M. Albanese of DeSales University, dated 11/23/2016, the University has accepted the sewers with the defects noted in our letters dated 7/20/2015 and 8/12/2015. Therefore we recommend that the Authority approved the release as requested at this time.

*****end of correspondence for December Meeting

SOLICITOR'S REPORT:

The Solicitor's Report dated December 5, 2016 was presented by Solicitor Brienza.

Solicitor Brienza told the Authority there is no update from Brinley.

Solicitor Brienza said the judge still has not made a ruling on the Benkini lawsuit.

There was another meeting with the owners of Saucon Crossings, their attorney and Township representatives on November 15. Mr. Brienza said they have 8 to 10 open spaces in the park that have never been connected that they want to connect.

Solicitor Brienza explained that Saucon Crossings plans on updating their entire system in two to three stages. He said after a certain stage is complete, the Township will inspect and connect if approved. Mr. Brienza said a major issue was that Saucon Crossings wants the Township to bill individuals instead of billing the park in bulk. Each unit will have its own meter but Mr. Beil said only one bulk bill will be issued to the park owner.

UPPER SAUCON TOWNSHIP MUNICIPAL AUTHORITY MINUTES

Meeting Held Monday, December 5, 2016

4774 Saucon Creek Road

Mr. Brienza said there are more modifications of the Tapping Fee Ordinance. There needs to be one more meeting scheduled to go over all changes before finalizing.

Mr. Brienza said Mr. Guignet verified all requested changes have been made at Mountain Glen. However, Mr. Guignet found another shrub that needs to be removed from the easement. Mr. Brienza will notify the HOA President and ask for it to be removed. He will let her know that the Township can remove it with her permission.

Mr. Guignet said they are working on the retention pond and have removed the weeds. They also paved the road and everything looks good. Mr. Cope said he will send a reminder to Tom Beil that before dedication, Mountain Glen needs to know the Township will not be responsible for curb damage if they need to enter the easement.

Ms. Moore is concerned about High Hotels being billed for 90 EDUs instead of 100. She wants to know how it will be handled if usage goes over. Mr. Schreiter said it is stated in the Tapping Fee Ordinance that if a user goes over by 10% of their allocation, the Township may ask for more funds.

ENGINEER'S REPORT

Karl Schreiter, PE, presented Engineer's report dated December 2, 2016.

Mr. Schreiter said he just received new flow monitoring data from the recent rain storm but has not reviewed it yet. He doesn't think he will find any issues.

Mr. Schreiter said he has one motion to request a release of escrow funds to DeSales University for Athletic field Modifications. Mr. Schreiter added that he noted deficiencies in the system, but since it is private, DeSales has decided to accept it as-is.

Mr. Schreiter said Lanark Commons is looking to hook up on West Valley Road instead of boring under Route 309, as the previous owners requested. Upon inspection, Mr. Cope found a sewer lateral on top of the water main. The owners wanted the Township to move the water line but Tom Beil refused. Mr. Cope said the owners have demolished a house to help gain access, but the location has old terra cotta lateral and will need to be replaced. Mr. Schreiter said he needs to review their drawings and figure out what to do.

SUPERINTENDENT'S REPORT:

Mr. Cope said the Bis(2-ethylhexyl) phthalate test is complete and there were a lot of non-detects. He said he will wait to see what the DEP has to say.

Mr. Cope said that he, Mr. Schreiter and Mr. Guignet met about Stabler Lot 10 connecting.

Mr. Cope said staff cleaned out manholes on Limeport Pike.

UPPER SAUCON TOWNSHIP MUNICIPAL AUTHORITY MINUTES

Meeting Held Monday, December 5, 2016

4774 Saucon Creek Road

TREASURER'S REPORT:

Treasurer Mark Sullivan submitted the report.

Mr. Sullivan explained there was a reimbursement to Mr. Bush for printing and mailing costs in the amount of \$46.82. Stipends to the Authority members were paid as well.

Motion was made and seconded to approve the treasurer's report as presented.

Motion passed unanimously.

MOTION (S):

Motion made and seconded to approve the release of Escrow Funds in the amount of \$118,118.00 for the DeSales University Athletic Field Modifications. Ref: SEA's letter dated 11/28/2016.

Motion passed unanimously.

UNFINISHED BUSINESS:

A. Unconnected Sewer Analysis

Reference SEA's letter dated 1/8/2014. Study identified 53 potential properties that should be connected to the sanitary sewers. Update of the status of the letter that the Authority recommended be sent to the "53".

B. Sewer Tapping Study - update

Review the Updated Sewer Tapping Fee Report and Exhibits as submitted by D. Busch and sent by e-mail to the members of the Authority on 11/1/2016.

C. Easement Problems

NEW BUSINESS:

None

ANNOUNCEMENTS:

Next scheduled meeting of the Authority will be Monday, January 9, 2017 @ 6:00 PM at the Water and Sewer Building. It will be the reorganizational meeting.

ADJOURNMENT:

With there being no further business to discuss, the meeting of the Upper Saucon Municipal Authority was unanimously adjourned at approximately 6:44 pm.

Respectfully submitted,

Jack DeMatos
Secretary