

MABE Meeting Minutes June 24, 2025

In Attendance:

Darrell Gible
Steve Keech
Greg Siwik
Dan Engro
Floyd Jennelle
Keith Showalter, Systems Design Engineering
Charlotte Gehman

Absent:

Stephen Kalis, Fox Rothschild

Others in Attendance:

Dave Friedman, EEMA
Mike Trojecki, Elverson Borough

Meeting called to order at 7:00p by Steve Keech who led the Board in the Pledge of Allegiance and Prayer.

Motion by Floyd to approve May 27, 2025, Meeting Minutes. Second by Darrell. Motion Approved.

Public Comment

Charles Dobson, Engineer Inland Design – Mr. Dobson wanted to be available for questions about the project at 127 E. Conestoga Rd. He feels he may not be able to go forward with the project. Keith clarified that the project was noted as a non-building lot by West Nantmeal and that it is a DEP requirement that they approve the plan. Stephen requests that MABE be copied on any approval or communication from West Nantmeal. Mr. Dobson was brought into the project two months after the owner purchased the property and is looking at all angles to see if the lot can be buildable. Mr. Dobson has not completed the DEP Planning Waiver application yet.

Correspondence/Communication

None.

Treasurer's Report

Approval of the June payables per Check Register presented. **Motion by Floyd to approve the June payables as presented. Second by Darrell. Motion approved.**

Finance Committee Report – \$21,000 transferred for the monthly bills. Dan reviewed the account balances and discussed the possibility of moving some additional money to a CD or moving the checking account.

Controller Services – John Weidman will come to the July meeting and provide his plans and idea. Keith will provide Charlotte with some information on the timing of the grant projects in process.

Operator's Report

Plant ran well in May. Operations was mostly keeping things clean. Installed a new breaker for the EQ pump, cooling fan and vent in the chemical pump cabinet. John met with electrical contractor at the TVEC Pump station. Steve indicated that all Pump Stations should be locked. Steve wants to ensure that all hatches and wet wells to have padlocks.

Engineer's Report

127 E. Conestoga Connection – Keith reviewed the review letter and escrow determination and recommends the Board review the **Motion by Darrell to approve Stephen Kalis to prepare the Construction Escrow/Sewage Service Agreement for the connection at 127 E. Conestoga Rd. Second by Floyd. Motion approved pending receipt of approval from DEP.**

Motion by Darrell to grant Conditional Approval for the planned sewer connection at 127 W. Conestoga Rd. pending outstanding items noted in SDE Review letter dated June 24, 2025. Second by Floyd. Motion approved.

Tensor Motorcar Project – No update.

Act 537 Report – Keith is finalizing that report. Keith received an email from the developer Logan Zysk, Project Manager of Rouse Chamberlain who was made aware that MABE added twenty-one homes to the Act 537 plan. Keith will be providing a copy of the Act 537 plan.

PA Small Water & Sewer **Saddler Pump Station Improvements** Grant - Grant application was submitted on April 25th. Anticipate awards in October or November.

Local Share **Pump Station Improvements** Grant Application – Waiting for awards anticipated for September 2025.

Local Share **Headworks/HVAC** Grant Project – SDE is still preparing the bid documents and getting HVAC detail. Keith is refreshing the Headworks screen quote as the order time is long, so it can be ordered, and the installation will be quoted from CoStars. Keith is looking into heat tracing systems that are more sophisticated than the current system since the building will not be enclosed during the improvements.

ARPA Small Water and Sewer **Collection System Rehab** Grant Project -Ditchcreek will begin work in mid-July, but the exact date has not be confirmed. Keith will let Charlotte know the area of the Borough where the work will be focused so she can post it on Savvy Citizen App.

ARPA H2O PA **Plant Upgrade** Grant Project – Preliminary work has begun.

TVEC Pump Station Rehab – Keith provided a drawing to review the current easement and the proposed new easement. Stephen has spoken to the TVSD solicitor and got clarification. Stephen will send the request to the TVSD solicitor. TVSD only has one July meeting, so effort will be made to get the easement revised so the rest of the work can be done. Keith will ask Ditchcreek to televise the TVSD Pump Station line while they are working in the Borough.

Easement Plans and Right of Ways – Kevin will meet with Charlotte at some point to review the project.

Solicitor's Report

Borough/Municipal Authority Agreement – Review of the new agreement between the Borough and Municipal Authority for Lorrie Stolz to take over Charlotte's position. **Motion by Dan to approve the services agreement as presented which has a one-year term. Second by Floyd. Motion approved.**

Old Business

Plant Driveway Pothole Repair Quote – Presented. **Motion by Darrell to approve Tim McEwen's quote in the amount of \$2,702.02 to repair the potholes in the Treatment Plant driveway. Second by Floyd. Motion Approved.**

TVEC PS Time McEwen Quote – **Motion to approve Tim's quote in the amount of \$5,347.02 as presented for Twin Valley Pump Station Improvements. Second by Dan. Motion approved.**

TVEC PS Fence Quotes (3) Quotes presented. **Motion by Darrell to approve the All Type Fence quote in the amount of 9,465.00. Second by Greg. Motion approved.** May need to expand the fenced are by a foo on two sides based on moving the control panel. Will hold off on scheduling fencing until the next meeting. Steve asked Charlotte to confirm the depth is the paving quoted. Keith will confirm the length of the driveway. Will confirm at the July meeting.

New Business

Portable Generator Exercise – Frank recommended testing the portable generator with each pump station to confirm that it works at each location. Board agrees that this is a good idea.

Locks for PCP's/Hatches and Wet Well venting – Stephen wants all components at each pump station to be locked. Charlotte has extra padlocks if needed. The junction box for the parking lot lights will need to be moved to the outside of the pump station fence.

Admin Udate

Water Shut-off Clarification – Charlotte will work with Stephen to clarify the issue of determining what three quarters delinquent represents, dollars or time?

Finance Charge Discussion – **Motion by Floyd to change the initial finance from \$.25charge to \$1.00. Second by Greg. Motion approved.**

QuickBooks – Charlotte let the Board know that the Borough would be moving to QuickBooks Enterprise and that it would make the most sense to transfer the MABE system to Enterprise sooner than the end of September. Charlotte will then support Lorrie and do other tasks as needed and work shorter days and leave when it makes sense even if it is prior to the end of September.

Executive Session

The meeting was adjourned at 8:20p.

Next Scheduled MABE Board Meeting is **July 29, 2025, at 7:00p.**