



TOWNSHIP OF SPRING

BERKS COUNTY, PA

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Township of Spring Infrastructure Committee Meeting Minutes – January 18th, 2022

The regularly scheduled public meeting of the Township of Spring Infrastructure Committee was called to order by Chairperson Ehrlich at 8:32 a.m. on Tuesday, January 18th, 2022, in the Public Meeting Room of the Township of Spring Administration Building, located at 2850 Windmill Road, Spring Township, Berks County, Pennsylvania. The following members were present: Sarah Ehrlich, Leroy Schannauer, Paul Darrah and Bob Myer. Mike Kocher attended via teleconference. Also in attendance were Jim Moll, Mary Burkholder, Jen Bensinger, Dan Becker Esq; Sean McKee-South Heidelberg Township Manager and David Bright-Spotts, Stevens, & McCoy. Chris Hannum & Tori Morgan of Entech Engineering attended via teleconference.

Re-Organization – *Mr. Myer nominated Ms. Ehrlich for the position of Chairperson. Motion to close the floor to nominations for Chairperson was made by Mr. Myer, seconded by Mr. Darrah. All members present voted affirmatively. MOTION CARRIED*

Ms. Ehrlich nominated Mr. Schannauer for the position of Vice-Chairperson. Motion to close the floor to nominations for Vice-Chairperson was made by Ms. Ehrlich, seconded by Mr. Darrah. All members present voted affirmatively. MOTION CARRIED

Open to the Floor – No public comment on anything not already on the agenda. The Committee adjusted the order of business to accommodate those individuals who were present.

South Heidelberg Township-Request for Amendment to Agreement

Mr. Becker stated approximately two (2) months ago; during a public meeting of the Infrastructure Committee, the Committee discussed the request from South Heidelberg Township to amend the current Sewage Treatment and Transmission Agreement. Initially, when South Heidelberg's request was received, it seemed to be an easy request, looking to divert capacity to another system rather than the Township, a relatively small amount of capacity for a warehouse. At the last meeting with South Heidelberg Township, they asked for additional information and background on flows.

The Infrastructure Committee took the request to the Board of Supervisors. The Board of Supervisors took action at a public meeting to indicate that the Township is not in a position to agree to such an amendment. Mr. Moll sent a letter to South Heidelberg Township indicating the Board of Supervisors position. Mr. Becker informed the Committee that he has a conflict of interest because his law firm represents the Township of Spring and South Heidelberg Township, and he will leave the meeting during the discussion. Mr. Becker left the meeting at 8:36 a.m.

South Heidelberg Township-Request for Amendment to Agreement *(Continued)*

Mr. Moll reported that South Heidelberg Township has requested to bring their request again to the Township to approve an amendment to the Sewage Treatment and Transmission Agreement. The proposed project is a warehouse in a portion of the Township in an area identified as a "Future District." Mr. Moll demonstrated the location on the map, which at the time of the agreement, the understanding was that a pumping station would be required to service the area. Mr. Moll pointed out the shaded tan spot on the map, the area South Heidelberg Township is requesting to change the flow to go to the Sinking Spring Treatment Plant. Mr. Moll explained this request is partly because the sewage can flow by gravity rather than by building a pump station.

Mr. McKee stated South Heidelberg's Authority had not previously requested an amendment to the current agreement with the Township. The Authority does not intend to continue to request revisions. Mr. McKee said this situation is unique with Meyer's Distributing, an auto parts distributor. The project consists of three (3) phases, eventually having 1,000,000 square feet of warehouse and distribution space for auto parts operating as the central hub for their northeast operations. Mr. McKee stated that the warehouse would provide a significant economic impact, development, re-assessed value, and jobs.

Mr. Myer questioned why South Heidelberg Township would not build a pump station to accommodate the flows for the proposed warehouse and all future flows. Mr. McKee explained that the developer has concerns about building a pump station for the project. They might not be interested in operating at the location without an amendment to the agreement.

Mr. Bright, Engineer for the Sewer Authority of South Heidelberg Township, stated that the Agreement provides for 176,000 gallons per day of capacity. Mr. Bright stated it is not feasible to build a pump station at this time based on the projected flow from Meyer's Distributing. Mr. Myer said that South Heidelberg Township should build a pump station for the long term rather than a short-term fix. Mr. Myer, Mr. Kocher, and Mr. Darrah noted the Township had upgraded its infrastructure to support this agreement. Mr. Darrah stated that the Township had not received any financial assistance from South Heidelberg Township.

Mr. McKee discussed the areas in South Heidelberg Township that were rezoned with the changes made to South Heidelberg Township's Comprehensive Plan.

Mr. Darrah questioned if South Heidelberg's Township area that was rezoned as Agricultural Preservation was a developable area in the original agreement with the Township. Mr. Bright reported that initially, the area was developable. Mr. Schannauer stated that any possible way for the Township to recoup expenses would be at the project site. Mr. Myer said he feels very strongly about not amending the current agreement because the Township has invested long-term in upgrades to the sewer plant.

9:15 am-Mr. Becker returned to the meeting.

Approval of Minutes

Motion to approve minutes of the November 16th, 2021 meeting was made by Mr. Darrah, seconded by Mr. Myer. Upon roll call, all committee members present voted affirmatively. MOTION CARRIED

Entech Engineering Report

1) Wyomissing Interceptor Project-Mr. Hannum reported Entech has been having difficulties with surveying. Entech is hopeful to have someone finish the final survey and initiate the final design by the end of the month.

2) FOG Program- Mr. Hannum reported that one of the sewer plant's issues had been an increase in fats, oils, and grease (FOG). A significant change occurred when COVID restrictions relaxed, and businesses returned to work with the new influence screening machine the Township has at the sewer plant. In the past, the Township has had a reasonably strong FOG Program. In recent years, it had faded away, and Entech is recommending that the Township reconstitute the program. Mr. Hannum introduced Tori Morgan, one of Entech's Industrial Pre-Treatment & Industrial Waste Leaders.

Ms. Morgan stated she had the opportunity to meet with Township staff in late November and discussed some of the challenges with fats, oils, and grease that the sewer plant and collection system has been experiencing. Ms. Morgan discussed the FOG Program Development and Action Plan. Ms. Morgan highlighted vital points of the FOG Program and the Development Action Plan, including updating and creating an ordinance and creating necessary documents, such as best management practices, training, inspections, and notification correspondence. Ms. Morgan said that during the staff meeting, they discussed costs and the possibility of creating a permit program with a fee that would recoup some of the expenses involved with inspections and additional administrative work associated with the program. Ms. Morgan discussed the possibility that the Township may utilize InterGov to manage the data. If Intergov would not be a good match, Entech could certainly recommend something else. Entech would work with the Township with training and, if desired, inspections to ensure a good relationship and education program with local businesses.

Ms. Morgan stated one item that she has found highly beneficial for a FOG Program is developing relationships with property management owners and haulers who handle the residual grease coming from the facilities. Ms. Morgan stated she suggests that the Township push the education part of the program first. Ms. Morgan said that Entech hopes to assist the Township in redeveloping a FOG Program to help control the amount of grease in the Township's sanitary sewer. Mr. Myer asked if restaurants are the only business that utilizes the program. Ms. Morgan explained that it is not just for restaurants; it would be for any food handling facility. Mr. Myer asked how many food handling facilities the Township currently has. Mr. Darrah reported that there are 232.

Mr. Schannauer asked if the Township currently has the testing equipment required. Mr. Darrah said he has been working on relaunching the program and met with M.J. Reider Associates, Inc. M.J. Reider Associates, Inc. can test ten (10) restaurants at a time. M.J. Reider Associates, Inc. would bill the Township for the testing, and the Township would bill the restaurants. Mr. Schannauer questioned if the FOG Program could add salts and questioned the anticipated costs of the program. Mr. Darrah reported that the plant has problems with the new fine screening machine. The screens need pressure washed twice to three times a week due to the grease binding up the fins. Mr. Darrah stated there might be an initial cost to the Township, but labor rates at the plant should go back down. Mr. Hannum said fees for inspections and sampling could be passed on to those regulated, which will defray costs from the Township.

Entech Engineering Report *(Continued)*

2) FOG Program *(Continued)*

Ms. Morgan explained that a high strength program uses parameters that you sample and bill back the industry based on their excess amount to the facility. Ms. Morgan explained that oil and grease are not a surchargeable parameter but a parameter that the Township would want to limit and avoid getting into the collection system. If the Township would opt not to use sampling as part of the program, the Township can still run a very successful FOG Program and keep costs down with an inspection-only program. In an inspection-only program, the grease traps and interceptors are inspected and determine compliance based on those inspections.

Mr. Darrah said the last invoice from Bailey's to remove grease from the grease traps was approximately \$900.00. Ms. Ehrlich asked how often Bailey's comes to clean out the grease traps. Mr. Darrah reported they have been coming every three (3) weeks in the winter now as the traps are getting worse, and they can potentially coagulate more. Mr. Shannauer asked for confirmation that it goes to Hershey or Allentown when the grease traps are cleaned out. Mr. Darrah confirmed that it goes to Allentown as it has to go to an incinerator. Mr. Schannauer asked if this could be an opportunity for the Township. The Committee discussed future possibilities. Mr. Hannum stated Entech would provide costs for both items, fees associated with the action items presented, particularly the difference between having the Sample Program and the Non-Sample Program, and the conceptional expenses and revenues related to the possibility of modifying the digester. Mr. Hannum reported Entech would have the information for the IC Committee to review at the February 15th, 2022 Meeting.

Mr. Darrah left the meeting at 9:45 a.m.

Sewers –

Hofmann Tract-

Mr. Moll reported the applicant is in the process of resolving the conditions set by the Board of Supervisors. One of the most critical conditions was the notation required to cover the applicant's ability to connect to the sanitary sewer.

Reserve at Gring's Mill-

Mr. Moll displayed the exhibit with an Ariel view that he referred to as the Spring Ridge North area (Portion of Spring Ridge to the north of 222.) The yellow lines displayed the existing sewer lines currently in place. The force main takes the discharge from the pump station up to the current Spring Ridge Pump Station. The Township's agreement with the applicant allows the applicant options as far as maintenance, operations, and ownership. Currently, the Township is maintaining the pump station and the force main, and the Township receives a monthly fee. The agreement has language to allow the applicant to go to DEP to request that the permit be put in their name. If the applicant successfully gets the permit in their name, rather than the Township's, the applicant would be responsible for maintenance and ownership. Mr. Becker noted that the applicant owns the pump station and that the Township is contracted to maintain it. Mr. Schannauer said if the applicant successfully gets the permit in their name and does not maintain it, it falls back on the Township. Mr. Moll reported that for the Township to agree to the applicant to apply and take over the responsibilities, the Township needs to create a very detailed description of all the activities that will be the applicant's responsibility. Mr. Becker said that at all times, the Township would have the right to go in and perform inspections to determine whether it is properly maintained. Currently, the Township inspects the pump station weekly and charges \$1600.00 a month.

Sewers – (Continued)

Reserve at Gring's Mill (Continued)

Mr. Becker stated the Township could oppose the application as the Township is responsible for all sewage facilities in the Township, regardless of ownership. Mr. Becker added that the applicant has a strong incentive to make sure it is properly maintained. The Committee consensus is that they would not object as long as the applicant does what they are supposed to do.

Old Business –No report

Public Works Director/WWTP Superintendent –No Report

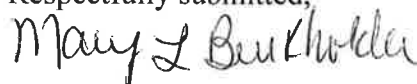
Streets and Stormwater –

Mr. Myer asked if the Board of Supervisors has approved the 2022 Streets. He expressed concern as Scott Anderson had said the Township would have bids back in February 2022. Mr. Myer asked Mr. Moll to relay his concern to Mr. Darrah.

Announcements – The next meeting is scheduled for Tuesday, February 15th, 2022 at 8:30 a.m.

Adjournment – *There being no further business to discuss, Ms. Ehrlich adjourned the meeting at 10:10 a.m.*

Respectfully submitted,



Mary L Burkholder
Township Secretary