



# TOWNSHIP OF SPRING

**BERKS COUNTY, PA**

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## **Township of Spring Infrastructure Committee Meeting Minutes – July 16, 2024**

Chairperson Sarah Ehrlich called the regularly scheduled public meeting of the Township of Spring Infrastructure Committee to order at 8:30 a.m. on Tuesday, July 16, 2024, in the Township of Spring Administration Building, located at 2850 Windmill Road, Spring Township, Berks County, Pennsylvania. The following committee members were present: Sarah Ehrlich, Leroy Schannauer, Paul Darrah, and Alan Kreider. Mike Kocher attended via teleconference. Also in attendance were Dean Murray, Jason Reichert, Jennifer Bensinger, Dan Becker, Esquire, Matt Boggs of Entech Engineering, Aaron Klinger, and Mark Klinger.

### **AMENDMENT TO THE AGENDA** – None

### **MINUTES:**

*A Motion was made by Mr. Schannauer and seconded by Mr. Kreider to approve the minutes of June 18, 2024. All in attendance voted affirmatively. MOTION CARRIED*

### **OPEN TO THE FLOOR:** No public comment.

### **ACTIVE DEVELOPMENTS**

#### **Beacon Avenue- Klinger Low-Pressure System**

Aaron Klinger and his brother, Mark Klinger were present for an update regarding approval of their low-pressure sewer system design that is proposed to be installed in Beacon Ave. Since the last meeting, the applicants have revised the drawings to show items that were listed in the Entech Engineering review letter and discussed at the last Infrastructure Committee meeting, such as the utility easement. The plans originally showed a 20-foot-wide sewer easement and now show a 25-foot-wide Utility Easement. The plans also now show water service connections instead of wells serving the proposed dwellings that will be owned by the Klinger's. Mr. Klinger requested approval of the plans so that they can get started on building the houses. They would like to be in the new homes by Christmas. Mr. Becker states that there are agreements that need to be finalized. The Easement Agreement between the Klinger's and Mr. Luigard should list the Township as a party. Mr. Boggs states that Mr. Klinger did provide the easement that was there before between the Klinger's and Luigard, they are just basically adding Spring Township to the easement agreement. Mr. Boggs continues to state that he is fine with the language pertaining to the easement now. The water line which has been applied for through PA American will be in the same easement. Mr. Becker asks if we need a Municipal Improvements Agreement for this project. The Applicant is going to own and maintain the line. Mr. Becker states that we would need an Easement Agreement and Sewer Agreement similar to how it was with Mr. Luigard. Mr. Becker states that approval would be contingent upon completion of the agreement between the Township and the Klinger's for the easement and the ongoing maintenance of the line. Mr. Schannauer asks if there are other lots

that

**ACTIVE DEVELOPMENTS** (Continued)

**Beacon Avenue- Klinger Low-Pressure System** (continued)

that could be built upon that border the sewer improvement. According to Mr. Klinger there are several lots that could be improved in the future. Mr. Schannauer asks if those properties can connect to the proposed sewer line. Mr. Klinger states that they can. Mr. Schannauer asks if that is listed anywhere in writing. Mr. Becker states that it will be part of the sewer agreement. Mr. Luigard had that same kind of agreement that he had the right to allow others to connect. Mr. Becker asks if the concern is that others should be able to connect. The reason for concern, is because there is already another private sewer lateral running down the road and with this proposed low-pressure system, if others weren't allowed to connect, there could be multiple lines running down the street and we could have multiple penetrations into the Township owned manhole in Old Fritztown Road. Mr. Becker states that with the Luigard agreement, they would have to come into the Township to make sure that there is capacity in the line. The Luigard proposal showed proposed connections on the opposite side of the street as well, and the line was sized for such connections. In terms of fairness or allowing them to connect, Mr. Becker states that we could have it listed in the agreement that they could not charge more than what the Township charges for a connection fee. Mr. Klinger would get to charge for the connection piece since they installed the line. Mr. Reichert brings up the Bernardo agreement where the other people that are connected to the line would share in the maintenance costs of the line. The Klinger's are paying upfront and those connecting would reimburse as they connect. Mr. Becker states that we will take a look and finalize the agreements. Mr. Becker states I think that is all that is needed, we don't need a Municipal Improvements Agreement because there are no stormwater improvements or impacts. By adding the water line and now having public sewer and water, the limitation of the acreage has been resolved and there is no longer a zoning issue. Mr. Becker states that approval can be given contingent upon the Easement and the Sewer agreement ensuring ongoing maintenance and the ability for others to connect in the future. Mr. Kreider asks, if there is a lack of maintenance in the future, will the Township step in. Mr. Becker states that the Township will have the right but not the duty to do so. The Township will have the right to do that and that is the reason why the Township was added as a party to the agreement.

*A Motion was made by Mr. Darrah and seconded by Mr. Schannauer to conditionally approve the Beacon Ave Low Pressure Sewer Design contingent upon an easement agreement and maintenance agreement. All Committee Members in attendance voted affirmatively, MOTION CARRIED.*

Mr. Klinger tells the Committee that Mr. Luigard said that he will sign the easement agreement once it is ready. Mr. Becker states that we are currently working on it and the Township will let you know when it is ready. Mr. Klinger also asked about the Escrow amounts. How much will they be. Mr. Becker said that there will definitely be an Escrow and that will be up to Entech Engineering and then Jim and Jason will have to review that. Mr. Klinger asked about the procedures for when the main is installed and when making connections to the main. Mr. Darrah said that he and someone from Entech would be out to inspect the connection.

**ENTECH ENGINEERING REPORT:**

**Wexcon Payment Application # 3**

Wexcon, Inc.'s Payment Application #3 for the Wyomissing Interceptor Project is for work completed on the project as of July 12, 2024, in the amount of \$ 297,000.81. Work completed within

the payment application includes the installation of 740 feet of 30" sewer and one manhole. Accordingly, Entech recommends approval of the payment.

*A Motion was made by Mr. Darrah and seconded by Mr. Kreider to approve the Wexcon Payment Application # 3. All Committee Members in attendance voted affirmatively, MOTION CARRIED*

### **Wexcon Change Order # 2**

Mr. Boggs states that there were unforeseen conditions that were discovered in Wyomissing near Park Side Drive. There was a stray lateral from the corner residence that was discovered. It was necessary to install an Inserta T Connection and connect the line to the Wyomissing Interceptor. Also, there was a Wyomissing Borough 8-inch sewer line that connects to the Shillington Interceptor and with our new line being bigger it would have been right in the way, so we had to install a drop manhole and drop the line down to make it work. Wexcon, Inc. has submitted a change order # 2 which includes the Inserta T and the drop-down manhole. The additional cost is \$ 18,175.54.

*A Motion was made by Mr. Darrah and seconded by Mr. Schannauer to approve the change order # 2, All in attendance voted affirmatively, MOTION CARRIED.*

### **Sludge Press Project**

Mr. Boggs reports that there is a bid opening next Friday which is a week from this Friday. There was a mandatory pre-bid last week. The project has a general mechanical contract clause and an electrical contract. We had 6 bidders for the general contract and 2-3 for the electrical contract. There were some familiar faces. DESCO was there, as well as Eastern and some others. There were some questions, and we anticipate an addendum in order to clarify some of the items. The addendum will be going out later this week so that all the bidders are up to date. That project is through Penn Bid. There will not be a bid opening at the Township, it will be done electronically. Mr. Boggs will make the bid visible so that the bidders can see the results. After the bid is open, Entech will review the bids and since they are familiar with the contract, they are able to turn the recommendation around pretty quickly. In August at the first IC meeting, Entech will have a recommendation for the Committee. There is some work that Entech would like to get done before the end of the year. Contractors had inquired about a timeline to know how to line up their schedules. Mr. Boggs describes the following timeline: the bids go out at the end of July, awards would be early August, then it takes a few weeks for insurance and bonds, so you are looking at a Notice to Proceed around Labor Day.

### **Grinder Pump Specs**

Mr. Boggs reports that they did receive information back from the Grinder Pump contact Andy Stump. We talked about volume within the tank, and we coordinated with Paul and his team, and we are working on finalizing that spec and estimate that we will have that for the Committee for approval at the next IC meeting. That will be the duplex and the simplex grinder pumps. The details have been figured out. Mr. Schannauer asks if the duplex tank is bigger than the Simplex tank. Mr. Boggs responds that the duplex tank is bigger and that is a 4ft tank. Mr. Boggs states that we would like to see at least one day's volume of storage in case of a power outage.

### **Public Works Director/WWTP Superintendent**

Mr. Darrah updates the Committee regarding the plant inspection DEP performed a while ago in which they had just received the paperwork. One of the items mentioned in the report was updating the PPC Plan which is the Emergency Plan for the Sewer Plant. It has not been updated since 2017. DEP recommends that this plan be updated every 5 years. Mr. Darrah states that he has a work order

that he will be taking to the Board of Supervisors on Monday night to update the PPC Plan. Mr. Darrah and Entech Engineering will be the ones working on the plan. Mr. Boggs says that he appreciates working with Paul and Andy because they look at the plan and make sure things are right instead of copying things from the past.

**Streets & Stormwater**

Ms. Ehrlich asks about the status of the road maintenance. Mr. Darrah reports we are anxiously awaiting paving and the Township does not have a date for the reconstruction part yet. The maintenance portion of the project keeps getting pushed back and there is a meeting tomorrow to hash things out due to school starting soon.

**ANNOUNCEMENTS:** The **next** meeting is at 8:30 a.m. on Tuesday, August 6, 2024.

**ADJOURNMENT:** With no further business to discuss, Ms. Ehrlich adjourned the meeting at 8:52a.m.

Respectfully submitted,



Jennifer Bensinger  
GIS Engineering & Planning Coordinator