

SPRING-BENNER-WALKER JOINT AUTHORITY

REGULAR MEETING

March 24, 2025

ATTENDANCE:

AUTHORITY MEMBERS:	Spring	Joseph Galbraith Rodney Maney Christie McMurtrie
	Benner	Willis Houser, Jr. William Hughes
	Walker	Dennis Brown Dennis McDowell

GUESTS: Jerrold May – Chairman of the Benner Township Water Authority
Debra Houser – 1503 Valley View Road

EXECUTIVE DIRECTOR: N. Warren Miller

EMPLOYEES: Will Barton, Kelly Gill & Melissa White

CALL TO ORDER:

The March 24, 2025, Regular Meeting of the Spring-Benner-Walker Joint Authority was called to order at 4:00 P.M. by Dennis McDowell, Chairman. Mr. McDowell thanked everyone for attending and stated that the meeting would be recorded for transcription purposes.

ROLL CALL:

Willis Houser, Jr., Secretary, took Roll Call, recording seven members present. Mr. Book and Mr. McKee were excused from the meeting. Mr. Galbraith attended the meeting via phone. Mr. McDowell, Chairman, noted that with a quorum present, the Spring-Benner-Walker Joint Authority was permitted to conduct business under the laws of Pennsylvania.

PLEDGE OF ALLEGIANCE:

Mr. McDowell, Chairman, led the Board members, Employees and Guests in the Pledge of Allegiance.

APPROVAL OF MEETING MINUTES:

Mr. McDowell asked the Board if there were any questions and/or changes to the March 10, 2025 meeting minutes as presented. **Mr. Brown moved, seconded by Mr. Houser to approve the Minutes of the March 10, 2025 Regular Meeting as presented.** 7 ayes, 0 nays, 2 absent. **The motion carried.**

CORRESPONDENCE:

Adam Smeltz/Right-to Know Request – We received a Right-to-Know Request from Adam Smeltz on March 12, 2025 on behalf of the news website Statecollege.com. Mr. Smeltz requested a copy of the contract termination letter Spring Benner Walker Joint Authority provided to Benner Township Water Authority in January 2025. *The requested information was provided to Mr. Smeltz on March 12, 2025.* Mr. Miller also had a telephone conversation with Mr. Smeltz and answered all questions he had regarding the contract termination.

FINANCIAL REPORTS:

Treasurer's Report: Mr. McMurtrie reviewed the financial reports for the period ending 02/28/2025. Mr. McDowell asked if there were any questions regarding the Treasurer's Report. **Mr. Brown moved, seconded by Mr. Hughes to approve the Treasurer's Report as presented.** 7 ayes, 0 nays, 2 absent. **The motion carried.**

APPROVAL OF PAYMENTS:

Approval of Requisitions:

Revenue Fund Requisition 2020-116– Mr. McMurtrie presented the Board with Revenue Requisition #2020-116 in the amount of \$74,881.68. Mr. McDowell asked if there were any questions regarding the presentation of Revenue Fund Requisition 2020-116. **Mr. Brown moved, seconded by Mr. Maney to approve Revenue Requisition 2020-116 payable to SBWJA in the amount of \$74,881.68.** 7 ayes, 0 nays, 2 absent. **The motion carried.**

GUESTS:

Jerrold May – Benner Township Water Authority - The Chairman of the Benner Township Water Authority (BTWA), Jerrold May, provided the Board with an update on their search for assistance with the daily operations of the water system. The BTWA prepared a request for proposal (RFP) and it was distributed to surrounding authorities/townships. Mr. May stated the Authority may be able to find a replacement for daily water testing and maintenance on the system; however, their largest hang up is the administrative side of operating the system. Mr. Miller stated some of the administrative tasks would include PA DEP reporting, billing and budgeting.

Mr. McDowell asked Mr. May how their recent Board meetings have been. Mr. May stated a lot of the meetings are consumed by the residents of Walnut Grove Estates requesting a solution to their wells being contaminated with PFAS. Mr. Miller stated that he's not sure all of the residents of Walnut Grove are cohesive in their thoughts for what they want in the future for their development because some of the Walnut Grove residents have indicated they are not interested in public water. Mr. Miller stated it will be difficult to obtain grant funding, to extend public water, if Benner Township does not enact a mandatory connection ordinance, which they may be reluctant to do. Mr. McDowell thanked Mr. May for his update.

EXECUTIVE DIRECTOR'S REPORT:

Amberleigh/Benner Pike Gravity Crossing – One property owner along the Benner Pike is reluctant to grant a right-of-way which would assist in providing gravity sewer to the Candlewood Hotel, Benner Pike Car Wash and Klaban's Home Furnishings. The owner of the Benner Pike Car Wash, Rodney Wellar, has approached Joel Confer requesting a right-of-way across the front of his property at 2932 Benner Pike so they may then gain access to Robert Poole's property at 2903 Benner Pike to obtain gravity sewer. Mr. Miller asked the Board if they would be interested in the condemnation of property for this extension. Mr. Miller stated the Authority doesn't normally condemn property for Developers; however, this situation has a very positive impact on SBWJA because we currently have no gravity sewer in this area. The newly installed gravity mainline would allow the Authority to eliminate a portion of our force main in this area. Mr. Houser stated he would like the Developer to attempt obtaining a right-of-way from Joel Confer and Robert Poole before the Authority would get involved with condemnation because he feels this would be setting a bad precedent. The Board will hold on any involvement with condemnation for this sewer extension.

Storm Activity on 03/16/2025 - The Authority had five (5) call outs as a result of the storm activity on 03/16/2025. Mr. Miller indicated the only real physical damage we had was a power pole at the Zion Road Meter Pit snapped in half and required a new pole be installed. Mr. Barton indicated Strouse Electric assisted with the installation of a new service entrance at the Zion Road Meter Pit. The Authority will receive an invoice from Strouse Electric for the work and depending on the amount of the bill, we may open a claim with our insurance company.

Shiloh Road Sewer Extension Project/State College Regional Airport Meeting – Mr. Miller, Mr. Johnson and Mr. Gibson attended a meeting with the State College Regional Airport on 03/21/2025 to discuss the airport crossing for the Shiloh Road Sewer Extension Project. It was noted the sewer main line will be installed at the end of the airport runway and that there may be additional delays with the project. Mr. Rodgers indicated the Authority will be required to obtain a number of FAA and airport related permits prior to construction. Mr. Miller stated the project may be pushed back to late 2025 or 2026 due to the additional permitting and finalizing the riparian buffer permit requirements.

OLD BUSINESS:

Zion Back Road Sewer Line Extension – A right-of-way easement agreement was previously prepared by Tom Songer in 2009 and approved by all parties, which would allow SBWJA to cross Walker Township's property to install public sewer. Mr. Songer would like to have the right-of-way fees waived due to the park fee now charged by Walker Township for new developments. Mr. Miller will attend Walker Township Supervisor's April 2, 2025 meeting to request the compensation be waived for the right-of-way.

NEW BUSINESS:

Sewer Extension Agreement Benner Pike Tru Hotel (20.77 EDUs) - Mr. Miller indicated the developer for the Benner Pike Tru Hotel is ready to proceed with their mainline sewer extension. **Mr. Houser moved, seconded by Mr. Hughes to approve the Sewer Extension Agreement for Benner Pike Tru Hotel in the amount of 20.77 EDUs.** 7 ayes, 0 nays, 2 absent. **The motion carried.**

EXECUTIVE SESSION -Mr. McDowell recessed the Board for an Executive Session at 4:45 p.m. to discuss Legal and Personnel. The meeting reconvened at 5:25 p.m.

Benner Township Water Authority (BTWA) Contract Termination – During a previous Board meeting on 03/10/2025, Mr. Levandoski asked the Board to consider Benner Township Supervisors' request to operate the BTWA if the Supervisors would decide to dissolve the BTWA. An Executive Session was held and the Board discussed the terminated contract with BTWA and Benner Township Supervisors' request for SBWJA to operate the water system as their own. Mr. McDowell asked that Mr. Miller approach the Supervisors and ask that they provide a formal letter requesting SBWJA assume BTWA or that they attend a future SBWJA Board meeting to make the request in person.

Revisions to Employee Personnel Handbook – Mr. McDowell asked that wording be added to the Employee Personnel Handbook which will allow employees to drive service vehicles home after work hours for the purpose of responding to call outs. The office staff will create wording for this request and present it to the Board for approval. Mr. Galbraith suggested the Board consider a rotation schedule be created for the call outs.

QUESTIONS FOR THE EXECUTIVE DIRECTOR: There were no questions asked of the Executive Director.

COMMITTEE REPORTS:

Personnel & Community Relations Committee: Mr. Galbraith had nothing to report.

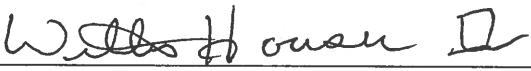
Facilities Committee: Mr. Houser had nothing to report.

Financial Committee: Mr. McMurtrie had nothing to report.

ADJOURNMENT:

Mr. Brown moved, seconded by Mr. Houser to adjourn the meeting at 5:28 p.m. 7 ayes, 0 nays, 2 absent. The motion carried.

Respectfully submitted,



Willis Houser, Jr., Secretary



Tasha L Dutton, Recording Secretary

CC: Benner Township _____
Spring Township _____
Walker Township _____