

MINUTES OF THE REGULAR MEETING
OF THE MONTH OF JULY
PERKASIE REGIONAL AUTHORITY
MONDAY, JULY 14, 2025

The regular meeting of the month was convened in the Authority Office, 150 Ridge Road at 5:29 p.m. on July 14, 2025 by Vice Chairman J. Thomas Horn. Attending in addition to the Vice Chairman were Board Members Vicki Miller and Gregory Martin. Absent from the meeting with consent of the Board was David Watt and Stephen Algeo. Staff members present: Nicholas Fretz, Manager, Jakob Reilly, EIT, John N. Schaeffer, III, Esquire, Solicitor, and Laura Snyder, Accounts Payable.

NEW BUSINESS:

None this meeting.

EXECUTIVE SESSION:

None this meeting.

MINUTES:

Upon motion by Martin, seconded by Miller, the Minutes of the regular meeting of June 11, 2025 were unanimously approved as written with Horn abstaining.

PUBLIC FORUM:

- a) 605 Jefferson Drive – Deborah Nagel requested relief from her bill due to a leaky toilet that has since been fixed.
See Official Board Action
- b) 100 S. 7th St. – The Manager presented on Ms. Garzio's behalf who requested relief from her bill due to a leak that the water has since been turned off.
See Official Board Action
- c) 429 S. Ridge Rd. – Ms. Knoble explained to the Board that she was a sewer only customer and used majority of her well water for gardening. She requested the Board to look at other sewer billing options for the customers that use majority of their well water for outdoor use rather than billing sewer charges off of all water used. The Board stated that they would look further into other methods of billing sewer charges for sewer only customers.

CORRESPONDENCE:

- a) PMAA Donation – The Manager presented to the Board the PMAA donation request for the Future Leaders Scholarship Fund.
See Official Board Action

PWTA:

- b) Minutes from the May 2025 meeting
- c) May 2025 flow reports

FINANCIAL INFORMATION:

- a) Balance Sheet for June 2025
- b) Profit and Loss Budget Overview Reports for June 2025
- c) Statement of Trust Funds – June 2025
- d) Revenue Fund Requisition Number 606 in the amount of \$503,165.19.
- e) Bond Redemption and Improvement Fund Requisition Number 1234 thru 1237 in the total amount of \$68,197.34.
- f) Developer Escrow Releases & Summaries

Upon motion by Horn, seconded by Martin, the Financial Information was unanimously approved.

OPERATIONS REPORT:

- a) Activity Report for June 2025
- b) Average production by month for June 2025
- c) Precipitation Report for June 2025
- d) Water Production Reports for June 2025
- e) Sewer truck reports

Upon motion by Martin, seconded by Miller, the Operations Report was unanimously approved.

SOLICITOR'S REPORT:

- a) Well Guarantee Agreement (Update)– The Solicitor stated that he updated a well guarantee agreement. The Board tabled this discussion until next meeting.

Upon motion by Martin, seconded by Miller, the Solicitor's Report was unanimously approved.

ENGINEER'S REPORT:

- a) Well 10 - The Engineer stated that there was no change in the progress of the project.
- b) McClennen Tract – The Engineer stated that there was no change in the progress of the project.
- c) 8th Street Commons - The Engineer stated that there was no change in the progress of the project.
- d) Spruce Street Townhouses - The Engineer stated that there was no change in the progress of the project.
- e) Green Ridge Estates West – The Engineer stated that construction was expected to begin soon, pending acceptance of the agreements and letter of credit that were received.
- f) 809 Three Mile Run Road – The Engineer stated that a pre-construction meeting was scheduled for the week of July 14th and construction would begin soon thereafter, pending the acceptance of the agreements and letter of credit.
- g) Constitution Square – The Engineer stated that the developer had completed the final wearing course and made repairs to the valve boxes on site. They were waiting for the completion of the remaining punch list items before final acceptance.
- h) Lawn Avenue Subdivision – The Engineer stated that they had met with the developer about installing pipe along Ridge Road and met with PennDOT regarding the boring under Route 309. They were reviewing the revised set of plans for the Lawn Avenue Subdivision and would be issuing a second review letter shortly.
- i) Well 14 – The Engineer stated that they had completed a redesign of the stormwater management facilities based on Township comments, created a Letter of No-Rise, and were working on an Elevation Certification.
- j) Well 4 – The Engineer stated that they began to receive material submittals from DOLI and were reviewing change orders for potential cost savings. They were working through some specifics regarding the temporary filtration system and were on schedule to have it installed in August.
- k) Well 7 – The Engineer stated that the conditional approval was obtained from the Township. They were revising the plans based on Township comments.

Upon motion by Miller, seconded by Martin, the Engineer's Report was unanimously approved.

MANAGER'S REPORT:

- a) Security, Fire, Access Control Upgrades – The Manager presented to the Board an upgrade proposal from B-Safe Security.
See Official Board Action
- b) Tapping & Construction Agreements – 809 Three Mile Run Rd. – The Manager presented to the Board the tapping & construction agreements for 809 Three Mile Run Rd. that was signed by the developer.
See Official Board Action
- c) Tapping & Construction Agreements – Green Ridge Estates West – The Manager presented to the Board the tapping & construction agreements for Green Ridge Estates West that was signed by the developer.
See Official Board Action
- d) 2026 Budget Projection – The Manager presented to the Board the 2026 Budget projection.

Upon motion by Horn, seconded by Martin, the Manager's Report was unanimously approved.

OFFICIAL BOARD ACTION:

Upon motion by Horn, seconded by Miller, the Board unanimously approved to credit 605 Jefferson Drive for the sewer charges in the amount of \$908.25.

Upon motion by Horn, seconded by Martin, the Board unanimously approved to credit 100 S. 7th St. for the sewer charges in the amount of 393.75.

Upon motion by Miller, seconded by Martin, the Board unanimously approved to donate \$100.00 to PMAA for The Future Leaders Scholarship Fund.

Upon motion by Martin, seconded by Miller, the Board unanimously approved the Fire Upgrade System proposal from B-Safe Security in the amount of \$22,308.97.

Upon motion by Martin, seconded by Horn, the Board unanimously approved the tapping & construction agreements for 809 Three Mile Run Rd. and Green Ridge Estates West.

UNFINISHED BUSINESS/NEW BUSINESS:

None this meeting.

CHAIRMAN'S REMARKS:

None this meeting.

PUBLIC FORUM II:

None this meeting.

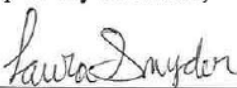
EXECUTIVE SESSION:

None this meeting.

ADJOURN:

There being no further business to come before the Board in the regular session and upon motion by Horn seconded by Miller, the meeting was adjourned at 6:24 p.m.

Respectfully Submitted,



Laura Snyder, Recording Secretary



Victoria Miller, Secretary