

**WERNERSVILLE MUNICIPAL AUTHORITY
REGULAR MEETING
FEBRUARY 11, 2025**

BOARD MEMBERS PRESENT: Michael Drobeck, Chairman
Edwin Guldin, Vice Chairman
Keegan Worley, Treasurer
Natasha Manbeck, Asst. Secretary/Treasurer

ADVISORS PRESENT: Nicole Plank, Plank♦Frankowski
Nicholas Johnson, Johnson Environmental Engineering
Matthew Walborn, Interim Manager

VISITORS: None

OPENING:

Chairman Drobeck opened the meeting and led the Board in the Pledge to the Flag at 6:30 p.m.

VISTORS: None

MINUTES:

A motion was made by Mr. Worley, seconded by Ms. Manbeck, and unanimously adopted to approve the January 14, 2025, minutes.

TREASURER'S REPORT:

A motion was made by Mr. Guldin, seconded by Ms. Manbeck, and unanimously adopted, to approve the Treasurer's report, and to pay all invoices presented to the Board.

ENGINEER'S REPORT:

Mr. Nick Johnson presented his Engineer's Report, as follows:

PHOEBE INTERCEPTOR LINING PROJECT

Mr. Johnson had no update.

WEST RIDGE SUITES.

Mr. Johnson had no update.

WEST END INTERCEPTOR – PHASE IV

Mr. Johnson reported he requested an update quote from Mr. Rehab.

2024 INFILTRATION AND INFLOW REDUCTION PLAN

Mr. Johnson reported he is coordinating lateral root cutting with the contractor. He will provide updates to the Board.

60 WERNER STREET

Mr. Johnson had no update on this matter.

23 EAST PENN AVENUE

Mr. Johnson reported the fire line is in and pressure tested. He stated they still need to finish sprinklers and tie them in and provide reporting. He will report back when the same is complete.

WALTER'S PARK - S. HEIDELBERG

Mr. Johnson reported he is awaiting additional information from the developer and will report back.

ETHOS KRICK LANE

Mr. Johnson reported the preliminary will-serve letter was issued and that we are awaiting an executed PSA and escrow to be posted to be able to move the development forward. He will report back.

LINCOLN DRIVE

Mr. Johnson reported that preliminary drawings were received. Attorney Plank will draft a PSA to present to the developer.

SOLICITOR'S REPORT:

BODEN FAMILY INVESTMENT V, LLC - Attorney Plank reported she is still negotiating the reciprocal easement agreement for the Boden/Sisk Property and will report back.

MANAGER'S REPORT:

FINANCIAL REPORT:

Mr. Walborn reviewed the Income and Expense reports for Water Fund for January 2025. The Water Fund made a cash profit (adding back in depreciation) of about \$135,000.00 during January 2025. The Water Fund has a cash balance of approximately \$2,631,000.00 (which includes the \$100,000 from the Municipal CD).

Mr. Walborn reviewed the Income and Expense reports for Sewer Fund for January 2025. The Sewer Fund made a cash profit (adding back in depreciation) of about \$77,000.00 during January 2025. The Sewer Fund has a cash balance of approximately \$75,000.00.

OPERATING REPORT:

FLOW DATA AND BILLINGS: Mr. Walborn had no update on this matter.

SEWER EDUs: Mr. Walborn reported that as of January 2025 WMA had 575 EDUs of sewer capacity available in the Sewer Treatment Plant.

Mr. Walborn stated he would like to table discussions regarding the Mueller EchoShore DX Pilot program hydrant leak detection system due to other matters to be addressed.

Mr. Walborn provided a rate comparison report to the Board for review. A discussion was had on the current rates for WMA. No action was taken at this time.

Mr. Walborn also discussed work that needs to be completed on Reservoir #3 and his desire to have the same completed in the Spring of 2026. A discussion was had. No action was taken at this time.

Mr. Walborn also discussed the need for a watermain inventory to develop a replacement schedule based on the age of the same. A discussion was had. The Board has asked Mr. Walborn to work with Mr. Johnson to develop a comprehensive replacement plan and to report the same to the Board for further discussion and action.

ADJOURNMENT:

On motion was by Mr. Worley, seconded by Ms. Manbeck, and unanimously adopted, the meeting was adjourned at 7:13 pm.

Respectfully submitted,

A handwritten signature in black ink, appearing to be 'N. Plank', written in a cursive style.

Nicole Plank, Esquire, on behalf of
Christopher Yatron, Secretary