

**WERNERSVILLE MUNICIPAL AUTHORITY  
REGULAR MEETING  
January 13, 2026**

**BOARD MEMBERS PRESENT:** Michael Drobeck, Chairman  
Edwin Guldin, Vice Chairman  
Christopher Yatron, Secretary  
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 5:30 p.m.

**ANNUAL REORANIZATION:**

Solicitor, Nicole Plank, opened the floor for nominations of officers for the Authority.

A motion was made by Mr. Guldin, seconded by Mr. Yatron, and unanimously adopted, to elect the same slate of Officers for 2026, as were in office in 2025. Mr. Drobeck as Chairman; Mr. Guldin as Vice Chairman; Mr. Yatron as Secretary; Mr. Worley as Treasurer; and Ms. Manbeck as Assistant Secretary and Assistant Treasurer.

A motion was made by Mr. Worley, seconded by Mr. Guldin, and unanimously adopted, to reappoint Herbein and Company as the accounting firm.

A motion was made by Mr. Worley, seconded by Ms. Manbeck, and unanimously adopted, to reappoint Nicole Plank as solicitor.

A motion was made by Mr. Worley, seconded by Mr. Yatron, and unanimously adopted, to reappoint Nick Johnson of Johnson Environmental Engineering as the engineer.

Mr. Drobeck the resumed the meeting as Chairman.

**EXECUTIVE SESSON:** None

**VISTORS:** None

**MINUTES:**

A motion was made by Mr. Yatron, seconded by Mr. Guldin, and unanimously adopted to approve the December 15, 2025, minutes.

### **TREASURER'S REPORT:**

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

### **ENGINEER'S REPORT:**

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

#### **PHOEBE INTERCEPTOR LINING PROJECT**

Mr. Johnson reported the easements for access are drafted and will be forwarded to the property owners for signature. He also reported Mr. Rehab is scheduled to start the work the first week of February.

#### **WEST RIDGE SUITES**

Mr. Johnson reported he is still waiting on updated drawings from the developer. He also reported it is his understanding the necessary documents were submitted to DEP and that the Borough is preparing to adopt an updated mandatory connection ordinance. Lastly, Mr. Johnson also reported a few additional properties were identified that were not connected to sewer and he is working on this issue with the Borough and will keep the Board updated.

#### **STONE RIDGE DEVELOPMENT**

Mr. Johnson reported he is still working to schedule a field meeting to review the punch list of outstanding items and will report back to the Board. The Escrow Report indicated the Developer has not paid outstanding invoices due to WMA for professional services rendered by WMA. Ms. Plank stated she would reach out to the Developer (again) and that no additional work by Mr. Johnson should be done until those invoices are paid.

#### **2024 INFILTRATION AND INFLOW REDUCTION PLAN**

Mr. Johnson reported he contacted Jubilee Ministries (again) regarding the status of the I&I investigation. Mr. Johnson reported he is still waiting on an update and will keep the Board posted.

#### **WALTER'S PARK - S. HEIDELBERG**

Mr. Johnson reported he received the cost estimate for the off-site improvements and that the developer's engineer has submitted additional documentation for his review. He will update the Board when a final agreement on the cost estimate and scope of work is reached and the agreements that will be required pursuant to the same.

#### **ETHOS KRICK LANE**

Mr. Johnson had no update. We are still waiting for the executed PSA.

#### **LEHMAN SUBDIVISION - LINCOLN DRIVE**

Mr. Johnson had no update.

#### **GRANTS**

Mr. Johnson reported the application for the LSA Grant for Reservoir #3 was submitted and that comments were provided by the Grant Agency that will need to be addressed. He also reported he spoke to the alternative tank specialist to obtain a quote for the work and that they will be submitting a proposal. Lastly, he reported the grants will be announced in September 2026 so

WMA will need to coordinate for bidding and with DEP, etc., for cost/grant allocation of funds. He will keep the Board updated.

### **LOWER HEIDELBERG TOWNSHIP**

Mr. Johnson reported he received a design update from the Township and that he will review and provide comments.

### **CAPITAL PROJECT LIST**

There was no further discussion regarding the capital project list.

### **MUNICIPAL COOPERATION**

Mr. Johnson reported no update at this time.

### **SOLICITOR'S REPORT:**

**ESCROW REPORT** – Ms. Plank reported Wernersville Borough approved the compensation for the WMA Board Members to increase starting in January 2026 to \$50.00 per meeting, per member.

### **MANAGER'S REPORT:**

#### **FINANCIAL REPORT:**

Mr. Walborn reviewed the Income and Expense reports for Water Fund for January through December 2025. The Water Fund made a cash profit (adding back in depreciation) of about \$208,000.00 during December 2025. The Water Fund has a cash balance of approximately \$2,625,000.00 (which includes the \$105,000 from the Municipal CD).

Mr. Walborn reviewed the Income and Expense reports for Sewer Fund for January through December 2025. The Sewer Fund made a cash profit (adding back in depreciation) of about <\$118,000.00> during December 2025. The Sewer Fund has a cash balance of approximately \$41,000.00.

#### **OPERATING REPORT:**

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

**SEWER EDUs:** Mr. Walborn reported that as of December 2025 WMA had 415 EDUs of sewer capacity available in the Sewer Treatment Plant.

**JOINT AUTHORITY:** Mr. Walborn reported he had no update.

**WERNERSVILLE STATE HOSPITAL:** Mr. Walborn had no update to report.

**SERVICE VEHICLES:** Mr. Walborn had no update.

**WATER RATE INCREASE AND LEAD AND COPPER LETTERS:** Mr. Walborn reported the website was updated with the explanation on the rate increase and a note was added to the bills sent to the rate payers directing them to go to the website for an explanation on the rate increase.

**MISCELLANEOUS:** Mr. Walborn had no update on the heating unit for the WMA building. Mr. Walborn reported he received nothing from the Commonwealth regarding the “outbreak” of legionella cases at Pheobe Berks, so at this time, he is assuming the outbreak was a result of the property’s plumbing and not WMA’s services.

**ADJOURNMENT:**

On motion was by Mr. Yatron, seconded by Mr. Guldin, and unanimously adopted, the meeting was adjourned at 5:59 pm.

Respectfully submitted,

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