

EAWA WORK SESSION MEETING MINUTES
November 5, 2025 - 6:30 PM

CALL TO ORDER:

1. **CALL TO ORDER:** The EAWA Board meeting was called to order at 6:30 P.M. by Dale Treeese, Chairman. Members present: Keith Murphy, Jeff McCloud, Rich Sheidy, Rick Erb, Rob Reale Jr and Chuck Brewer. Also present were: Austin Calaman, Authority Manager; Jason Bock, Operations Manager; Michael Krieger, Engineer; Jeffrey Shank, Solicitor; Michele Powl, Business Manager; and Jill Gebhart, Admin Assistant. Not present: Donna Bissinger, Admin Assistant. Members of the Public: Giuseppe Ferrarelli.

2. PUBLIC COMMENT:

3. REPORTS:

a. Manager's Report:

i. Request for relief from leaking service at Pizza Town – 50 Veterans Dr.

We first reported a potential leak (4x normal usage for the quarter) last billing and the owner of the property worked with a leak detection agency and plumber to try and identify the leak on the property. Our staff ran several puck reports and worked with the property owner to identify the cause and eliminate the leak but not before a bill of \$4259.93 accumulated. The owner is asking for relief as the leak was an old water line that is underneath a concrete slab and no leak was visible. For context, this leak was more than 10X the normal usage for the quarter. The owner provided bills from his plumber and stated that Sheetz were the ones who coordinated the leak detection company as it was believed they may have hit his service line while doing soil borings.

Discussion ensued about EAWA efforts and findings on the leak issue. Multiple puck reports and inspection of curb to meter pit, and pit to building were done. Giuseppe explained his efforts and difficulty determining the source of leak, without visual evidence of water leak in building or on the ground. After much investigation, leak was determined to be from a T section installation after the meter pit that was causing the issue. Therefore, it was deemed responsibility of the property owner.

Action: "The Board votes to deny relief consistent with average previous usage from prior years billings."

Motion: R Erb

Second: R Sheidy

Approved

R Reale Jr Abstained from voting.

- ii. **EAWA Personnel Policy Manual Review – Resolution 2025-11:** Back in April/May, the Board decided to look at the Personnel Policy Manual to make some updates, revisions, etc. A small committee was formed which met on several occasions to review the entire manual while also sharing it with Mike Miller of Eckert Seamans who is EAWA's labor attorney. Included in September work session agenda was a copy of the DRAFT manual. No comments were received since the September work session meeting. We'll confirm with our labor attorney on any outstanding questions/comments, should there be any.

Action: "The Board approves the updated policy manual and resolution, as presented."

Motion: R Sheidy

Second: R Erb

Approved

- b. **Operations Manager's Report:** Bock presented report highlighting 3 broken hydrants replaced, membrane module replacement, new mixers are in reservoir, wells and creeks are still low. Cornwall was shut down to recharge quarry levels after pulling a month and a half from the quarry. Board remarks lead to discussion on water capacity for future developments, understanding development agreements and the distribution study to allocate capacity. Reale Jr asked about reimbursement for failed fire hydrant. We are waiting on results from testing if defective. EAWA expects insurance reimbursement for hydrants that were damaged by vehicles.
- c. **Engineer's Report:** Krieger stated that paving completed Poplar St water main project. Details for Wells 6 & 7 building type options were evaluated, summarized and recommendations given. Water Treatment rehabilitation project design is completed and ready to bid. Hydraulic model is close to finalizing. Submitted plan to DEP for water allocation permit renewal which is due by January 2026. Concerning the disinfection byproducts, GHD did a coagulation study and provided recommendations and may do a pilot study to see full effect of changing the coagulant. Submitted permits for mixer installation at West Ridge and Groff storage tanks.

Questions were raised about building recommendations for masonry vs pre-engineered metal or post-frame building. Aspects for adaptability, insulation, insurance, build time, and costs are considered.

Treese expressed that the water distribution study is crucial to many aspects of EAWA service and inquired as to how close to having it? Krieger said he should have it by end of next week. With prior scope not a rush and working on many concurrent projects, time for completion was not top priority. Treese expressed change of priority over 6-8 months.

4. UNFINISHED BUSINESS:

- a. **Ongoing discussion of the 2026 O+M Budget and 5-Year Capital Plan Budget** - Treese lead discussion on PENNVEST loans, capital plans, added projects, and changing priorities. Calaman shared discussions with rate consultant, and insights on budget options. Treese said it is important for customers to understand that the rate structure encompasses all things necessary to provide the best quality water, and the distribution system to get it to them.

5. NEW BUSINESS: None.

- 6. BOARD MEMBER'S REMARKS:** Treese indicated Christmas luncheon date reserved for Wed. 12/17/25 11:30 am at Rockwell's. Consensus was to let employees go home rest of day after lunch. Sheidy asked about new water main work on Hummelstown St. Bock said Joao & Bradley doing the Phase 2 work currently from Beechwood to Mulberry. McCloud asked EAWA to stay on top of street repair and Joao & Bradley to restore things to finish the work. Brewer asked where he can find the measure of the work done during the year. Bock said our ArcGIS mapping software is updated as work is completed.

7. EXECUTIVE SESSION: Treese called for executive session after work session meeting.

8. ADJOURN: 8:38 PM

Action: "That the Board adjourns the regular meeting."

Motion: J McCloud **Second:** K Murphy **Approved**

Respectfully submitted,

A Calaman, Authority Manager

Approved at 12/08/2025 Meeting