South Park, PA
June 26, 2024

The regular monthly meeting of the Pleasant Hills Authority was called to order at 7:00 p.m., Chairman Patrick Bondi presiding.

Members present:	Messrs. Beaver, Bondi, Howley, Smith, Stuncard and Tackett
Members present via phone:	None
Members absent:	Vacancy

Also present: Ronald J. Brown, Esq., representing the Authority Solicitor; Robert W. Dengler, II, P.E., representing the Authority Engineer; Jean Crane, Manager; and Michael Majzer, Superintendent.

The minutes of the meeting of May 22, 2024 were considered. It was moved by Mr. Smith and seconded by Mr. Howley to approve the meeting minutes of May 22, 2024 as presented. Motion carried.

Financial Report – The report for May was presented as follows:

Pleasant Hills Authority – Financial Report
May 2024
Statement of Changes in Capital Accounts

	May 2024	Apr 2024	2024 YTD	2024 Plan
Capital Fund (Dollar Bank)				
Beginning Balance	**$ 1,935,724**	**$ 1,771,250**	1,847,613	1,847,613
Additions:				
Interest	4,917	4,367	23,262	45,000
Service Fees - Municipalities	-	249,754	499,507	999,014
Tapping Fees	4,000	8,000	34,000	60,000
Deposit / Reimbursement	-	-	-	-
Total Additions	$ 8,917	$ 262,120	$ 556,769	$ 1,104,014
Deductions:				
Revenue Fund - Capital Exp	5,092	14,395	131,828	350,000
Pennvest Payment	83,251	83,251	416,256	999,014
Other	-	-	-	-
Total Deductions	$ 88,343	$ 97,646	$ 548,084	$ 1,349,014
Ending Balance	**$ 1,856,298**	**$ 1,935,724**	**$ 1,856,298**	**$ 1,602,613**
Funds Increased (Decreased) by	**$ (79,426)**	**$ 164,474**		
Trustee Accounts				
Beginning Balance				
Construction Fund	1,823,349	1,859,061	3,224,076	3,224,076
Debt Service Fund	53,576	53,352	8,992	8,992
Debt Service Reserve Fund	189,386	188,594	186,276	186,276
Surplus Fund	146,190	145,578	84,825	84,825
Total Beginning Balance	$ 2,212,499	$ 2,246,584	$ 3,504,169	$ 3,504,169
Additions:				
Interest	9,117	10,930	64,091	100,000
Debt Service Deposit	34,320	-	78,376	173,288
Other	100,000	-	159,439	81,640
Total Additions	$ 143,437	$ 10,930	$ 301,907	$ 354,928
Deductions:				
Debt Service Payment	-	-	-	173,288
Requisitions	15,844	45,015	1,465,983	3,100,000
Transfer to Revenue Fund	-	-	-	-
Other	-	-	-	-
Total Deductions	$ 15,844	$ 45,015	$ 1,465,983	$ 3,273,288
Ending Balance				
Construction Fund	1,915,045	1,823,349	1,915,045	215,676
Debt Service Fund	88,113	53,576	88,113	8,992
Debt Service Reserve Fund	190,153	189,386	190,153	186,276
Surplus Fund	146,782	146,190	146,782	174,865
Total Ending Balance	**$ 2,340,092**	**$ 2,212,499**	**$ 2,340,092**	**$ 585,809**
Funds Increased (Decreased) by	**$ 127,593**	**$ (34,085)**		

The Treasurer's report for the month of May was presented as follows:

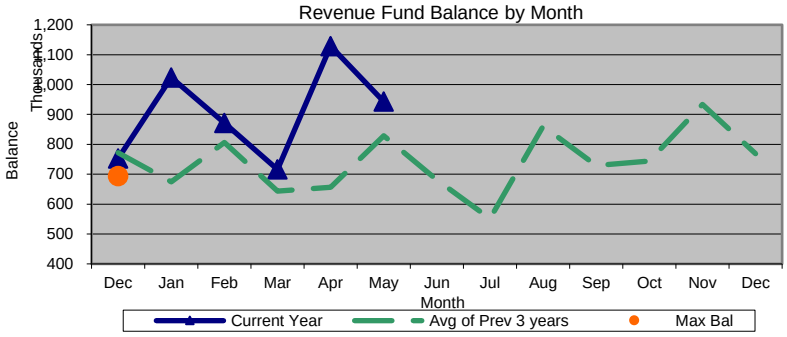
Pleasant Hills Authority
Revenue Fund
Month of May 2024

			May 2024
Dollar Bank	Previous Month	$	250,000.00
Less outstanding checks and Electronic Fund Transfers			86,604.83
Actual Cash Balance	Previous Month	$	163,395.17

South Park, PA
June 26, 2024

Month of May 2024

			May 2024
DEPOSITS:			
Transfers from			
Sweep Account	Monthly summary of daily transfers	256,750.84	
Capital Fund	for Capital bills	5,091.52	
Service Fees Received	Contracting Municipalities	-	
	Contract Customers	-	
Other	PA H2O Grant, Travelers	101,000.00	
TOTAL DEPOSITS		$	362,842.36
DISBURSEMENTS:			
O&M Vouchers		152,050.12	
Electronic Fund Transfers		2,703.87	
Capital Vouchers		5,091.52	
Transfers to		-	
Sweep Account		-	
Capital Fund	Capital Amt from 2nd Qtr Serv Fee	-	
Trustee	DS Pymnt, PA H2O Grant	134,319.71	
Other		-	
TOTAL DISBURSEMENTS		$	294,165.22
ACTUAL CASH BALANCE	Current Month		**232,072.31**
Add Outstanding Checks and Electronic Fund Transfers			17,927.69
Dollar Bank Balance	Current Month	$	**250,000.00**
REVENUE FUND INVESTMENTS			
Dollar Bank Sweep Account - Principal			702,563.96
Dollar Bank Sweep Account - Accrued Interest (YTD)		2,170.16	8,397.40
TOTAL REVENUE FUND INVESTMENTS			**710,961.36**
TOTAL REVENUE FUND BALANCE (Actual Cash Bal. + Total Invest.)			943,033.67



Pleasant Hills Authority
PENNVEST Account
Month of May 2024

			May 2024
Bank BALANCE	Starting balance	$	83,251.13
Less outstanding checks			-
Actual Cash Balance	Previous Month	$	83,251.13
DEPOSITS:			
From Capital Account	For Loan Payment	83,251.13	
Other		-	83,251.13
TOTAL CASH BALANCE AND DEPOSITS		$	166,502.26
DISBURSEMENTS:			
PENNVEST ACH	Loan Payment	83,251.13	
TOTAL DISBURSEMENTS		$	83,251.13
ACTUAL CASH BALANCE	Current Month		**83,251.13**
Add Outstanding Checks			-
Bank BALANCE	Current Month	$	**83,251.13**

It was moved by Mr. Tackett and seconded by Mr. Beaver that the Treasurer's reports be accepted and placed on file. Motion carried.

The bills for the month of June were submitted as follows:

Pleasant Hills Authority
WWTP – Monthly Bills Detail
June 2024

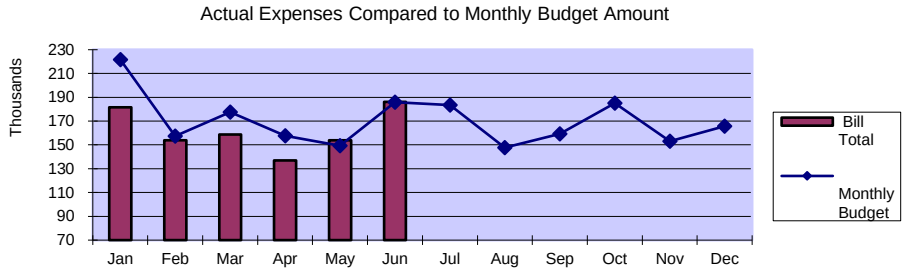
Name	Num	Description	Amount
Utilities - Monthly			
Electricity			
West Penn Power WWTP	2024-06	176822 kWh, 32 days	12,582.52
Duquesne Light LRPS	2024-05	39902 kWh, 5/21/24	5,125.69
Duquesne Light SDPS	2024-06	2442 kWh, 6/5/24	380.46

Name	Num	Description	Amount	
Natural Gas				
Peoples Gas	2024-06	229.6 mcf	989.57	
IGS Energy	428842	246.2 mcf	1,084.59	
Phone				
Full Service Network	42	phone and internet	310.99	
AT&T Mobility	2024-06	cell phones	135.24	
Water				
PA Am Water FIRE	2024-05	fire hydrant service	125.04	
PA Am Water LRPS	2024-06	38000 gal, 34 days	498.57	
PA American Water SDPS	2024-06	0 gal	18.58	
PA American Water WWTP	2024-06	4500 gal, 33 days	197.85	
Total Utilities			**21,449.10**	
Bills - Monthly				
Aqua Filter Fresh	1706687	5 gal spring (7)	63.25	
Cintas	4 inv	uniforms	848.46	
Environmental Service Lab	2 inv	Daily Samples (4/24-5/16) & Sludge	3,266.00	
Daniel's	2024-05	Misc Supplies	42.88	
Waste Management - Garbage	3923768-0067-9		302.50	
Waste Management - Sludge	3923922-0067-2	loads: 7	8,983.88	
WEX	97391972	Fill-ups: 6, 11.14 gal	339.88	
Bills - Miscellaneous				
Cintas FAS	8406847741	first aid service	70.16	
Colonial Scientific	227090	nitrile gloves (4 cases)	279.40	
Core & Main	U946321	Plug valve	1,640.60	
Environmental Service Lab	2413473	2nd Qtr IPP	923.00	
Fayette Parts Service	780629	Impact Socket	17.86	
Fire Fighter Sales & Service	FP0047943	Annual Fire Extinguisher Service	438.85	
Industrial Pump and Motor	42918	Press: spare motor for press/conveyor	846.37	
Lowe's	97330	tools	328.46	
MSA Safety Sales	963764709	LRPS: H2S Sensor	1,029.43	
PA Rural Water	77674	Annual dues 2024	971.00	
Pro-Am Safety	120946	H2S meter: Calibration gas	279.04	
Safety-Kleen	94467984	parts cleaner	379.39	
Scott electric	4478122	Wire for MM Floats	202.42	
Sherwin Williams	6661-1	painting supplies	65.51	
Total Treatment Plant Bills			**42,767.44**	
O&M Agreements Reimburseable Expenses				
Cummins Sales and Service	T8-37896	7720 · Pleasant Hills Expenses	661.83	
Cummins Sales and Service	T8-37895	7710 · Baldwin Expenses	1,101.92	
Cummins Sales and Service	T8-37786	7720 · Pleasant Hills Expenses	713.01	
Amazon	UPS Battery	7720 · Pleasant Hills Expenses	35.93	CC
Total Reimburseable Expenses			**2,512.69**	

Pleasant Hills Authority
Revenue Fund – Monthly Bills Detail
June 2024

Name	Num	Split		Amount	
Expenses					
Treatment Plant Bill Total				**42,767.44**	
Borough of Pleasant Hills	2024-05	Payroll and Insurances		97,800.50	
	Tapping Fees	Permit 246-2024, Pleasant Grove		100.00	
Borough of Pleasant Hills Total				97,900.50	
Broughton VFD	2024	Annual Donation		200.00	
Dickie McCamey	10768111	RJB: 11.6 hrs		1,856.00	
Gannett Fleming, Inc.	37672	Operations Assistance		2,862.44	
	37673	Industrial Users		1,682.24	
	37677	Monthly Fee		400.00	
Total Gannett Fleming, Inc.				4,944.68	
Credit Card - M.Majzer	Home Depot	Tool box, gloves		47.95	
	UPS Store	DO Meter Return		23.86	
	ICE Cube	Bio Chem Panel A/C Repair		1,500.00	
	Tactacam	Annual Subscription 2 cameras		110.00	
	Home Depot	Sealant for MM Lids		91.56	
Credit Card - J. Crane	PRC	Electronics (Printer) disposal cost		10.00	
Total Credit Card				1,783.37	
Travelers	2023-24	4th Installment		19,317.75	EFT
Sub-Total Expenses				**168,769.74**	
Payroll					
Jean L. Crane - Manager	7,370.00	Less Deductions:	2,632.94	4,737.06	
Bruce Beaver - Board Member	300.00	Less Deductions:	65.16	234.84	
Patrick J. Bondi - Board Member	300.00	Less Deductions:	65.16	234.84	
John J. Howley III - Board Member	300.00	Less Deductions:	78.16	221.84	
Jamie Smith - Board Member	300.00	Less Deductions:	65.16	234.84	
James D. Stuncard - Board Member	300.00	Less Deductions:	65.16	234.84	
. Steve Tackett - Board Member	300.00	Less Deductions:	65.16	234.84	
Trustee Insurance Fund	6 month	Health Insurance		6,980.22	
Trustee Insurance Fund	6 month	Dental Insurance		222.06	
PMRS	June 2024	Retirement Account		626.45	
United States Treasury	June 2024	Federal Taxes, SS & Medicare		2,933.01	EFT
PA Dept of Revenue	June 2024	State Taxes		281.52	EFT
PA - Unemployment Comp	2nd Quarter	Unemployment		16.74	EFT
Jordan Tax Service	2nd Quarter	Local Income Taxes		239.10	EFT
HAB-LST	2nd Quarter	Local Service Tax		26.00	EFT
Sub-Total Payroll				**17,458.20**	
Total				**186,227.94**	

South Park, PA
June 26, 2024



Pleasant Hills Authority

June 26, 2024

Bills Submitted for Approval of Payment from Capital Accounts:

	Invoice	Approved	Fund	June	YTD	Total TD
Master Billing Meter Project						
Gannett Fleming, Inc.						
Design		125,000		-	-	125,000.00
Rights of Way				-	-	67,339.24
Permits				-	1,032.75	47,013.37
Bid Phase		15,000		-	-	13,028.10
Construction Management	37671	96,000	Constrctn	8,106.24	30,558.72	69,157.44
Construction Observation	37671	184,000	Constrctn	1,734.28	49,397.51	65,936.53
GeoTechnical Work	37671	184,000	Constrctn	1,323.49	1,323.49	1,323.49
Subtotal Gannett Fleming, Inc.				11,164.01	80,988.98	387,474.68
W.A. Petrakis (General)	Pay App #3	2,274,600	Constrctn	250,569.07	1,543,330.63	1,543,330.63
Right Electric (Electric)		379,649		-	102,073.29	247,969.95
Halliday Products				-	6,535.24	6,535.24
Subtotal Master Billing Meter Project				**261,733.08**	**1,732,928.14**	**2,185,310.50**
Generator Automatic Transfer Switches						
Gannett Fleming						
Study				-	-	5,250.87
Project Management				-	-	5,250.77
Scott Electric		193,000		-	-	193,000.00
Rovisys				-	3,955.00	7,445.00
Subtotal Generator Automatic Transfer Switch		193,000		-	-	203,501.64
Main Equipment Building Renovations						
Gannett Fleming						
Design/Proj Mgmt	37676		Cap Acct	328.44	6,640.99	56,233.74
Tennis Roofing	Pay App #7 - Final		Cap Acct	23,439.54	128,952.65	452,629.59
Subtotal Main Equipment Building Renovations		-		23,767.98	135,593.64	508,863.33
LRPS Upgrades						
Gannett Fleming						
Evaluation	37674		Cap Acct	8,841.35	18,055.66	19,759.78
Contractor				-	-	-
Subtotal LRPS Upgrades		-		8,841.35	18,055.66	19,759.78
Rain Garden Improvements						
Gannett Fleming	37675		Cap Acct	2,614.28	2,911.92	2,911.92
Contractor				-	-	-
Subtotal Rain Garden Improvements		-		2,614.28	2,911.92	2,911.92
Commwlth of PA - Pennvest	2024-07	1,001,000	CA->PV	83,251.13	499,506.78	
Total				**380,207.82**	**2,388,996.14**	**2,920,347.17**

		Req #			
Summary by Fund	Capital Account --> Rev Fund		Cap Acct	35,223.61	167,051.46
	Capital Account --> Pennvest		CA->PV	83,251.13	499,506.78
	Trustee Construction Fund	18	Constrctn	261,733.08	1,727,716.39
	Trustee Surplus Fund		Surplus	-	-
Total				**380,207.82**	**2,394,274.63**

It was moved by Mr. Tackett and seconded by Mr. Howley to pay the bills as presented including Construction Fund Requisition No. 18 in the amount of $261,733.08. Motion carried.

Mr. Brown reported the negotiations for an encroachment agreement with Taco Bell (the tenant) for the site along Rt 51 next to Chick-fil-A. Mr. Brown handed out an email response from the attorney for the tenant. Mr. Brown stated that the agreement would be a three-party agreement between PHA, the tenant and the property owner. From previous discussions, the property owner (Tech One Associates) is not willing to invest any funds, so all the cost is the responsibility of the tenant. The tenant responded to Mr. Brown's previous email and with the following comments:

- The tenant agrees to televising the sewer line before and after construction to determine if any damage occurred during construction. If any damage occurs, then the tenant will pay for the repairs.

- The tenant agrees to lining the interceptor sewer to prolong the life of the affected sewer line segments. Along with the response was a quote from Insight Pipe for the lining, which included a page of items that were not included in the quote. Mr. Brown will review this quote with Mr. Majzer to determine if there are any items of concern. The Authority's position will be that all costs associated with the lining would be the cost of the tenant, even if they are not included in the Insight Pipe quote.
- They do not agree to pay incremental costs if the line needs to be relocated in the future due to a failure or deterioration of the existing line.
- They also do not agree to paying any restorations costs. Mr. Brown stated that there is probably a compromise solution for the restoration costs, whereby the Authority pays for standard restoration such as paving and landscaping and the tenant pays for any improvements, such as the drive-thru ordering box, etc.

There was some discussion about these issues. Mr. Brown proposed an alternate solution to the tenant paying the incremental cost of relocation, which would be that the tenant indemnify the Authority for any damage that may occur to the building if the Authority must repair the interceptor line in its current location. Mr. Brown stated that the agreement would be recorded for future property owners/tenants. Mr. Brown will respond with the indemnity alternative, restoration compromise and any other clarifications from the lining quote.

Mr. Dengler presented and read the Engineer's report as follows:

PLEASANT HILLS AUTHORITY
Engineering Report
June 26, 2024

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1. **Operations Assistance (066828.002)**
   a) We have developed drawings for the relocation of the Stage 1 Waste Activated Sludge (WAS) pipe due to a leak that has been discovered in the existing pipe.

2. **Pretreatment Program (066828.004)**
   a) A summary of the most recent DMR sampling results is attached.

3. **NPDES Permit Renewal (066828.007)**
   a) PADEP has issued the draft NPDES permit for the treatment plant. Comments are due by July 28, 2024.

4. **Main Equipment Building Renovation Project (066828.011)**
   a) The Contractor is finishing work on the final punchlist items.
   b) MOTION – Approval of Completion Certificate and Final Certificate and final payment contingent upon Contractor furnishing all properly executed contract closeout documents.

5. **Master Billing Meters Project (063286)**
   a) Job Conference #15 was held on June 5, 2024.
   b) All meters have been installed, with the exception of Meters #2 and #3.
   c) The Geotechnical work at Meter Site #3 has been completed and the soils information has been submitted to the Contractor for use in developing the shoring design as required by Carload Express.
   d) MOTION – Approval of Change Order #1-5 in the amount of $15,000 for remobilization costs for Meters #4, 5 and 11.
   e) MOTION – Approval of Change Order #1-6 in the amount of $15,716.26 for the Meter #11 Stream Crossing and Stream Bank Stabilization.

6. **Lewis Run Pump Station Evaluation (066828.013)**
   a) We are in the process of finalizing the updated draft of the report.

7. **Rain Garden Improvements Project (066828.014)**
   a) The draft design drawings have been submitted to Authority staff for review.
   b) MOTION – Approval to advertise for bids.

Respectfully submitted,
__/Robert W. Dengler, II /s____
ROBERT W. DENGLER II, P.E.

PLEASANT HILLS AUTHORITY
DMR SAMPLE RESULTS
Year 2024

Approved Local Limits 11/19	6.4 mg/l	0.0062 mg/l	N/A	0.54 mg/l	Test Done By
EPA Effluent Goals	0.0054	0.0000500	0.0184	0.0006	ESL / Suburban and
PHA WWTP Sample Date	Cyanide mg/l	Mercury mg/l	Copper mg/l	Cadmium Mg/l	LL Mercury by Geochemical Testing
1/5/2024	<0.003	0.0000457	0.0140	<0.0001	
2/8/2024		0.0007960			
2/28/2024		0.0002140			
3/8/2024		0.0001490			

South Park, PA
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Approved Local Limits 11/19	6.4 mg/l	0.0062 mg/l	N/A	0.54 mg/l	Test Done By
EPA Effluent Goals	0.0054	0.0000500	0.0184	0.0006	ESL / Suburban and
PHA WWTP Sample Date	Cyanide mg/l	Mercury mg/l	Copper mg/l	Cadmium Mg/l	LL Mercury by Geochemical Testing
4/17/2024	0.003	0.0000699	0.005	<0.0001	
5/17/2024		0.0001240			

Mr. Dengler reported that the draft NPDES Permit was issued and comments are due by July 28, 2024 (Item #3 on report). The Manager prepared a comparison of the current and draft permit. For the main daily items, there is not much change. The EPA issued a notice today that NPDES Permits will be the mechanism used to identify and remove PFAS (forever) chemicals. So, the additions in the PHA draft permit dealing with the PFAS chemicals are unlikely to be changed by the PADEP. Additionally, the pretreatment program must identify any industrial users that may discharge PFAs, so we may need to add Industrial Users. The testing requirement under the pretreatment program is to test for the 40 PFAS Analytes quarterly.

The biggest issue is the testing frequency and addition of metals to be tested. The addition of weekly testing for Cadmium, Copper and Free Cyanide, which is currently tested quarterly under the pretreatment program. For mercury, the testing frequency would go from monthly to weekly. Additionally, there is a section added for a Water Quality Based Effluent Limit Compliance Report, which includes a Toxic Reduction Evaluation and implementation of recommendations. The Manager stated that Kevin Garber is available to work with us on a response to the draft permit. It was moved by Mr. Howley and seconded by Mr. Smith to approve the Appointment of Special Counsel to assist the Authority in communicating and negotiating with the PADEP for the NPDES Permit with selection of Special Counsel delegated to the Authority Manager. Motion carried.

Mr. Dengler reviewed the status of the Main Equipment Building Renovation Project (Item #4 on report). Mr. Dengler stated that there are still a couple of minor items on the punchlist to be completed, which hopefully will be done within a month. Mr. Dengler requests approval of the Completion and Final Certificates and issuance of final payment once all work and final paperwork has been completed. It was moved by Mr. Stuncard and seconded by Mr. Howley to approve the Completion Certificate and Final Certificate and final payment for the Main Equipment Building Renovation Project with Tennis Roofing, Inc. contingent upon receipt of all properly executed contract closeout documents. Motion carried.

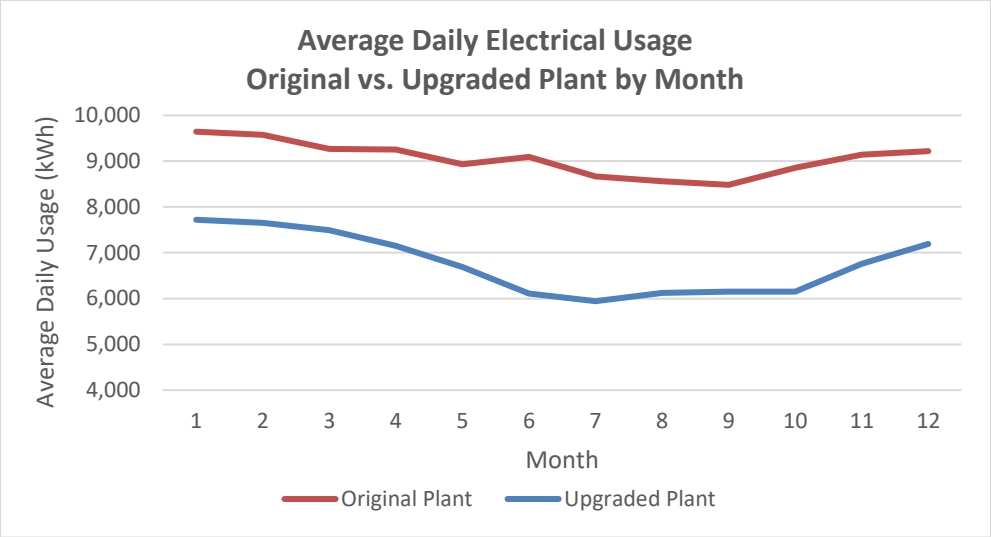
Mr. Dengler reviewed the status of the Master Billing Meter Project (Item #5 on report). Mr. Dengler stated that all meters except the two by the railroad have been installed. The Manager provided a summary of the change orders to date on the project. Including the change orders on the agenda tonight, the total change order amount is $110,365.19 or 4.3% of the original contract amounts. The total amount budgeted for change orders was $259,000, so the project is currently within the budgeted amount. Change Order 1-5 incorporates the remobilization costs due to the delay for installation of Meters #4, 5 and 11. It was moved by Mr. Stuncard and seconded by Mr. Tackett to approve Change Order No. 1-5 with W.A. Petrakis Contracting for the Master Billing Meter Project Contract One – General in the amount of $15,000. Motion carried. Change Order No 1-6 was for the stream crossing and additional riprap necessary at Meter #11 due to erosion at the site. It was moved by Mr. Howley and seconded by Mr. Smith to approve Change Order No. 1- with W.A. Petrakis Contracting for the Master Billing Meter Project Contract One – General in the amount of $15,716.26. Motion carried.

Mr. Dengler reviewed the Rain Garden Improvement Project (Item No. 7 on report). Mr. Dengler stated that the revised drawings are available for review and bid specifications are being prepared. It was moved by Mr. Stuncard and seconded by Mr. Smith to authorize advertising for bids for the Rain Garden Improvement Project. Motion carried.

It was moved by Mr. Howley and seconded by Mr. Tackett to approve advertising for Requests for Qualifications for Engineering Services. Motion carried.

Mr. Majzer reviewed the operations through 6/26/2024.

- For Meters #7, 10, 11 and 12, flood proof hatches were installed.
- The Wemco pump rebuild was authorized on 6/12/24.
- Cummins performed the annual Generator Maintenance for Tassel Lane Pump Station.
- Mr. Majzer presented a graph showing that the electrical use at the Treatment Plant has decreased by about 2,200 kWh per day after the upgrade, which is a savings of approximately $59,000 per year in electrical costs. Most of the savings are due to the more efficient blowers.



Mr. Beaver asked about the project to rebuild the Trojan UV. Mr. Majzer stated that project will be in the capital budget for next year.

Mr. Trimbath reported that the Borough Building construction has begun. The utility work on Rt. 51 is supposed to begin later this year with paving beginning in 2025. The Curry Hollow Road construction has been delayed again and is supposed to start late summer or early fall.

It was moved by Mr. Beaver and seconded by Mr. Tackett to adjourn the meeting. Motion carried. Meeting adjourned at 8:05 p.m.

Respectfully submitted,

Jean L. Crane
Manager