

MINUTES

WEST MANCHESTER TOWNSHIP AUTHORITY

April 16, 2026

The regular monthly meeting of the Board of the West Manchester Township Authority was called to order in the offices of the Shiloh Water Authority on April 16, 2026, at 7:01 pm by Chairman James Bentzel, Jr. Also present were Gene Williams, Scott Thomassy and Lee Woodmansee, WMTA; John Horvatinovic, Manager; Diana Young, Engineer; and Attorney John Baranski, Solicitor. Melissa Smith was absent.

PUBLIC COMMENT, QUESTIONS: There were no public comments.

MINUTES: Minutes of the March 19, 2026 meeting were reviewed.

A **MOTION** was made by Mr. Williams to approve the minutes of March 19, 2026 as presented. The motion was seconded by Mr. Thomassy. Motion was approved 4-0.

TREASURER'S REPORT. Mr. Thomassy reviewed the Treasurer's Report which is attached and is part of the minutes. The beginning cash balance was \$658,598.95; Final account balance on March 31, 2026 in the PNC Money Market account was \$597,863.80; a PNC checking balance of \$25,000; and an escrow fund balance of \$69,201.82 for an available balance on March 31, 2025 of \$553,661.98.

The Capital Reserve Fund had a beginning balance on March 1, 2026 of \$3,667,459.22; Interest earned during March of \$11,643.12 and a final balance in the Capital Reserve Fund on March 31, 2026 of \$3,679,102.34.

During March, the Authority had operating revenues of \$21,195.53; total expenses of \$67,306.55; and cash flow during the month of -\$46,111.02.

A **MOTION** was made by Mr. Williams and seconded by Mr. Woodmansee to approve the Treasurer's report as presented. **MOTION** was approved 4-0.

MANAGER'S REPORT

1. The meter at well 8 has been calibrated by LAWCO and installed. The meter at well 4 did not pass the calibration test and it could not be repaired. A rebuilt is available and will be installed tomorrow.
2. Waiting for Control Systems to wire the generator to the Sensaphone at well 7.
3. Gingerich Landscaping and Excavating should install a hydrant and valve at 2480 Ramblewood Dr. by next week and conclude this year's allotment of hydrant replacements.
4. Diana recommended testing Wells 2 and 4 for PFAs. That testing should be done by 4/20.
5. Mr. Horvatinovic reported that the Consumer Confidence Report is about half done and must be submitted by June 30th.
6. He asked to have a future discussion regarding the addition of a VFD on pumps 1 and 2 because SRBC limits require shutting them off and on multiple times.
7. Last month's well level error has been corrected.

ENGINEER'S REPORT:

1. Ms. Young stated that she has reviewed and approved the final Phase 1 plans for the Baker Road Subdivision and the plan needs to be approved by the Board.
2. Development of plans and specs for the construction of the Chlorine detention pipe at well 6 are underway.
3. Ms. Young reported that she has had a meeting with the PFAs litigation team. As a result, new samples are being analyzed at each source contamination and historic pumping rates are being reviewed.
4. A report was attached regarding the tapping fee update as well as a proposed revised tapping fee resolution.

SOLICITOR'S REPORT:

1. Attorney Baranski stated that he continues to follow the progress of the sale of the antenna leases to assure that the Board is "kept in the loop" as the very complicated requirements of the sale continue to require attention as final actions continue to be needed.
2. Attorney Baranski did not report on the letter to be sent to the Township requesting that they inform the Authority of any pending developments that may require public water.

DISCUSSION TOPICS

- a. **Transition Planning:** Mr. Bentzel discussed the future possible modification of duties for the three full-time positions. Mr. Smith's readiness to assume the manager position was discussed. It was the consensus that the new office manager should take over the billing responsibilities and some other duties currently handled by the system manager.
- b. **Building/Office improvements:** Mr. Williams had no report.
- c. **Plans for Water System expansion project(s):** Approval/disapproval of the final water distribution plan for the Baker Rd. subdivision is on the agenda.
- d. **Status of 2026 Hydrant valve project:** Mr. Horvatinovic described the project status as being almost complete.
- e. **Storage tank inspections:** The Board discussed the possible internal inspections of one or more of the storage tanks.
- f. **Possible water rate adjustments:** A discussion was held regarding the possibility of multiple adjustments over a number of years to help pay for upgrades; PFAs studies; and supply system upgrades.
- g. **Tapping fee adjustments for new connections to the system:** Ms. Young described the items which are included in the Tapping Fee ordinance which she has presented for adoption.

UNFINISHED BUSINESS:

- a. **Fire Hydrant Inventory: Motion** by Mr. Thomassy and seconded by Mr. Bentzel to table initiation of possible fire hydrant inventory. Motion passed 4-0.

- b. **Motion to approve, disapprove, or table the approval of the final water distribution plan at the intersection of Sunset Ln and Baker Rd. MOTION** by Mr. Bentzel and seconded by Mr. Williams to approve final water supply distribution plan for Phase 1 of the Baker Road subdivision at the intersection of Baker Rd and Sunset Lane. Motion approved 4-0

NEW BUSINESS:

- a. **Motion to approve, disapprove, or take other action regarding future rate increase(s):** Motion by Mr. Bentzel and seconded by Mr. Woodmansee, to table any plans for a rate increase until additional information is available. Motion approved 4-0.
- b. **Motion to approve, reject, or table an offer to provide water tank inspection services for one or more Authority tanks:** Mr. Bentzel made a motion to approve inspection of water tanks at Locust Lane and Trimmer School and not authorize inspections for the 2 million gallon tank. Motion approved 4-0.
- c. **Motion to adopt, not adopt, or table RESOLUTION 2026-2 proposing modified tapping fees for all new customers of the Shiloh Water System: MOTION** by Mr. Bentzel, seconded by Mr. Williams, 6, 2026 to adopt **RESOLUTION 2026-2** setting tapping fees for all new customers of the Shiloh Water System. Motion approved 4-0.

OTHER BUSINESS:

REVIEW OF PUMPING RECORDS: Pumping records were presented and reviewed.

PAYMENT OF MARCH/APRIL BILLS: Bills received since the last meeting were reviewed. **MOTION** was made by Mr. Williams and seconded by Mr. Thomassy to approve bills through April 16, 2026 totaling \$68,509.37. **MOTION** was approved 4-0.

ADJOURNMENT:

The meeting was adjourned at 9:38 pm by Chairman Bentzel.

Respectfully submitted,

W. Lee Woodmansee, Secretary