

**February 5, 2025**

The regular meeting of the Cleona Borough Authority was held via Zoom on the above date. Members attending were Sue Bowman (joined at 7:40), Matt Ditzler, Ashlea Good, Bryan Hoffman and Les Powell. Also attending were Scott Rights, Steckbeck Engineering; Amy Leonard, Solicitor; Jonathan Johnson, Borough Manager; and Melody Vanderveer, Borough Clerk.

The meeting was called to order at 7:32 p.m. by Chairman Hoffman

**APPROVAL OF MINUTES, TREASURER'S REPORT AND BILLS:**

**Motion by Ms. Good to approve the January 8, 2025, meeting minutes, seconded by Mr. Ditzler. Motion carried.**

Ms. Vanderveer noted that until all the funds are transferred, the Authority will have dual bank accounts at Fulton Bank and at Jonestown Bank and Trust. **Motion by Ms. Good to approve the January 2025 Treasurer's report, seconded by Mr. Ditzler. Motion carried.**

**Motion by Mr. Ditzler, seconded by Ms. Good, to pay the bills for the months of January 2025. Motion carried.**

Appointment of Engineer, Solicitor and Bank Depository

**Mr. Ditzler made a motion to retain engineer, Scott Rights with Steckbeck Engineering; solicitor, Amy Leonard with Henry and Beaver LLC; and Fulton Bank (until funds transfers are completed) and Jonestown Bank and Trust as depositories for 2025. Mr. Powell second the motion. The motion carried.**

**CITIZENS COMMENTS:** No citizens logged into the meeting.

**ENGINEER'S REPORT: Scott Rights**

*Dairy Road Stormwater Project:* Mr. Rights submitted the permit request to DEP for discharging storm water into the Quittapahilla Creek. It should take 2 to 2-1/2 months to hear back from DEP. Mr. Rights and Ms. Leonard coordinated efforts regarding the easement required along 420 East Walnut Street (Millpond Properties) and determined the unopened section of East Walnut Street connecting to Dairy Road is owned by the Borough. They also discussed 419 Dairy Road, where a portion of its rear driveway is on Borough property; Ms. Leonard will research further to determine if the Borough authorized that driveway. Ms. Leonard has drafted easement agreements for 420 East Walnut and the Borough and will mail these agreements to Millpond and the Borough, along with letters advising them of their rights. Mr. Rights will then contact both parties to show them exactly where the project will take place.

*South Christian Street Project:* Mr. Rights reported all old easements in this project's area will be extinguished and replaced with four revised easements. Ms. Leonard will provide the new easement drafts by the March meeting.

*Stormwater Projects:* Mr. Rights reported the stormwater project drawings and specifications are nearing completion. Mr. Hoffman requested a motion directing Mr. Rights to finalize the construction bid documents for the Dairy Road and South Christian Street projects so they can be released for bid as soon as the easements have been secured. **Ms. Good made the motion, seconded by Mr. Ditzler. Motion**

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**carried.** Mr. Rights suggested that CBA consider offering a discount if the successful contractor is low bidder for both the Dairy Road and South Christian Street projects.

New MS4 Permit Requirements: The draft MS4 requirements were published in January's Pennsylvania Bulletin. Mr. Rights finds the new regulations geared more towards volume reductions than sediment reductions; treating stormwater prior to discharge is being emphasized. The new permits are projected to become effective October 1, 2026 for a 5-year period. The public comment period for the draft regulations runs through March 19, 2025; public pushback on the proposed regulations could delay implementation dates. With focus likely being on natural plantings instead of sewer plant treatment, Mr. Hoffman stated natural treatment requires large undeveloped land areas, which Cleona does not have. Ms. Good questioned whether there remains any advantage for the Authority in joining with other municipalities for volume reduction. Mr. Rights indicated the draft MS4 permit requirements be discussed at the Consortium's February 18 meeting.

North Cornwall Township Dairy Rd. Pump Station: Construction on the Dairy Road Pump Station started the first week in January. Mr. Hoffman and Ms. Leonard agreed a written document is necessary to spell out what CBA owes and its payment schedule. Since Ms. Leonard has a conflict of interest, Mr. Hoffman will discuss this issue with NCT.

Meadow Lane Farms: NCT told Mr. Rights their only new connection to CBA's pump station in 2024 was on Wilshire Drive; over the next five years NCT projects 10 new EDUs per year from Meadow Lane Farms Phase 4. Otherwise, most of Meadow Lane Farms' sewage won't drain to CBA's Cleona Boulevard pumping station. Mr. Hoffman asked if these new units are using Cleona's EDUs or NCT's EDUs; Mr. Rights said a written agreement is needed to specify that arrangement.

### **PUMP STATION REPORT: Les Powell**

Mr. Powell said that the pumping station is working well, though recent frigid weather required a temporary change in air flow to the pumps.

### **SECRETARY'S REPORT: Jonathan Johnson**

Balance due as of January 31, 2024: \$73,589.29; Wastewater = \$58,473.96; Stormwater = \$15,115.33. Total billed December 2024 = \$145,205.18.

### **SOLICITOR'S REPORT: Amy Leonard**

Ms. Leonard reported on two delinquent stormwater accounts she is proceeding with. She's also submitting a general claim form for one Sheriff Sale.

**NEW BUSINESS:** Resolution 2025-01: Ms. Leonard reviewed Resolution 2025-01 for CBA's sewer rate change based on an updated rate study. An increase in CBA rates is necessary to accommodate rate increases from CoLA. **Ms. Bowman made a motion to approve Resolution 2025-01, seconded by Ms. Good. Motion carried.**

Local Limits and Surcharge Protocol: Mr. Rights noted new regulations from CoLA for large industrial users will not affect any CBA customers.

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*Stormwater Drain on South Mill Street:* Mr. Hoffman will investigate sinking sidewalk along the east side of South Mill Street and report back at March's meeting.

**UNFINISHED BUSINESS:** None

**ADJOURNMENT:**

With no further business to discuss, **Ms. Good made a motion, seconded by Ms. Bowman to adjourn the meeting at 8:36 p.m.**

Respectfully submitted,  
Jonathan Johnson