

WESTERN MONMOUTH UTILITIES AUTHORITY

WORKSHOP & PUBLIC MEETING

August 9, 2016

Chairman McEnergy called the Western Monmouth Utilities Authority's Public meeting to order at 7:04pm. It was announced that pursuant to the Open Public Meeting Act and N.J.S.A. 10:4-6 et seq., adequate notice of this meeting has been sent to the Asbury Park Press, The Home News and Tribune, Clerks of Manalapan and Marlboro Townships, and is posted in the lobby of the Western Monmouth Utilities Authority ("W.M.U.A.")

Upon roll call:

Present:	Messrs. McEnergy, Mendez and Rosen
Absent:	Commissioner Joe Pernice
Also in Attendance:	F. Borin, DeCotiis, Fitzpatrick & Cole, LLP
	G. Stankiewicz, Auditor
	T. Gillen, CME Associates
	M. Dziubeck, CME Associates
	K. Henderson, T&M Associates
	B. Valentino, Executive Director
	J. Carr, Manager of Engineering Services
	R. Smith, Facilities Manager
	K. Leatherman, General Manager
	A. Finnerty, Authority Clerk
	M. Musich, Mayor of Manalapan
	J. Ploskonka, Concept Engineering
	M. Shmeltzer, Project #589

All present cited the Pledge of Allegiance.

Chairman McEnergy asked if there was any public comment. John Ploskonka from Concept Engineering and Marvin Schmeltzer requested to speak regarding Parker Chase, Project #589. This is a 15 lot subdivision in Marlboro next to Crine West. There is a stream that goes thru the property on American Way. They have received preliminary approval from the Marlboro Township Planning Board. They are now at DEP getting the different permits that are needed. The sewer system would be tied into the Crine Road Pump Station. This can be done thru existing sewer in Deerfield Road and there is a sewer line thru an easement that goes to the pump station. There is also a tributary of the brook they have to go under and redo the piping in Deerfield Road and thru the private WMUA 30' wide easement. (Pictures have been provided) There are a number of million dollar homes with substantial landscaping and improvements on their property. The work can be done but may cause problems with the homeowners going thru the WMUA easement. They have devised a better way to do this but it will require adding a new small pump station which will pump directly to the pump station on Crine Road. The cost will be about \$200,000.00. Mr. Shmeltzer stated that he has been involved with WMUA for about 40 years. He stated that about 25 years ago the Authority had an issue with the Westbrook Pump Station. The WMUA requested Mr. Shmeltzer grant an easement through the Crine West property. Mr. Shmeltzer stated that at the time, he was designing the Crine West project. He said

that he would design the project to accommodate the flow and the Authority was able to save a substantial amount of money. The only request was the cost of the pipe because we needed a 12" line as opposed to an 8" line. Mr. Shmeltzer stated he would make a contribution and build a new small pump station. Commissioner Rosen inquired about the rules regarding easements and homeowners. Frank Borin, the Authority Attorney stated that it depends on the wording of the easement. As a general matter you shouldn't put landscaping on top of an easement because if it has to be ripped out, it is not the responsibility of the Authority to restore that. Mr. Shmeltzer stated that they have had issues like this before. Homeowners treat easements as if it their own property. Mr. Borin stated that we should discuss the application with the engineer and respond to Mr. Shmeltzer at a later time. Mr. Ploskonka stated that a formal application has been submitted with the deep line which is now pending. They are looking for direction and would like to discuss this with the Authority Engineers. Mr. Borin stated the professionals need to review this. Mr. Ploskonka and Mr. Shmeltzer thanked the Commissioners for their time.

Chairman McEnergy asked for comment regarding the Executive Directors Report.

Mr. Valentino stated that he does not have many things to discuss since the last meeting in August. There were a few minor break downs in the plant that were dealt with in the normal course of repairs. Mr. Valentino stated was out of town last week and thanked Robby Smith for standing in on his behalf. He stated that the addition of Jim Carr as our new Director of Engineering Services has really been advantageous to the Authority. He has been a real asset to our staff. Commissioner Mendez asked if it would be a good idea if Mr. Carr be added to the Agenda and speak at each meeting. Mr. Valentino stated that if something needed discussion by Mr. Carr, they will add him to the Agenda. Mr. Valentino added that we have installed a brand new triple filtered water fountain in the public lobby. Other than these items they are working on the budget.

Chairman McEnergy proceeded with the meeting and moved on to Discussion.

- Chairman McEnergy asked for any comment regarding the Minutes of July 12, 2016. There were no comments.
- Chairman McEnergy asked for any comment regarding the Paving at the Treatment Plant. Mr. Smith stated that we will be repaving the parking lots in front of the Administration Building. Mr. Carr stated that the specifications have been prepared; they are just waiting for the commissioner's approval.
- Chairman McEnergy asked for any comment regarding Memorializing the Paving on McCue Road in Marlboro Township. Mr. Valentino stated that we had a break in the line on McCue Road last year. The Authority patched the area that didn't hold well. In an effort to do good community service the Authority decided to repave a portion of the road instead of just patch work. The Authority contacted Marlboro Township to advise them of the paving work. Marlboro Township stated that they have to replace some storm sewers in the same area. Mr. Valentino suggested that we let Marlboro Township do the paving and we will pay them for our portion of the work. It will cost the Authority about half of what it would have to cost us to do it on our own. The language in the Resolution needs to be changed before we vote on the Resolution; he stated that the Resolution should be amended. Commissioner Mendez asked if we inspect areas that we have repaired in the past. Mr. Valentino stated the best inspectors are our customers and if there is a problem, they will call us promptly.

- Chairman McEnergy as for any comment regarding the Approval to RMS Facility and the Mattie House, Project #582. Tim Gillen stated that this is the connection for the hospital on Conover Road. They are building a pump station and force main and making connection to our gravity system and eliminating the old treatment plant of the Marlboro state hospital site. There had been many discussions for the last two years. There was a problem they had to address because there system was riddled with infiltration. The Authority will only be getting 11 to 15 thousand GPD.
- Chairman McEnergy asked for any comment regarding the Reduction in the Change Order #1 for the FMS HVAC/Boiler Replacement Project. Keith Henderson stated that this is the close out documents for the HVAC. This is the final payment for the project.
- Chairman McEnergy asked for any comment regarding the Approval for the Pasmel Subdivision, Project #619. Jim Carr stated this was reviewed internally. This is a four lot subdivision in Marlboro on 520. They are extending the sewer to service 4 lots. A TWA will be needed.

Chairman McEnergy asked for any comments on the Resolutions, there were none. Chairman McEnergy asked for a motion for Resolutions 16-95 through 16-100 and 16-97 will be pulled out and voted on separately. Commissioner Rosen moved, seconded by Commissioner Mendez, the vote was as follows:

AYES:	Messrs. McEnergy, Mendez and Rosen
NAYS:	None
ABSTENTAIIONS:	None
ABSENT:	Commissioner Pernice

16-95	Approving Minutes of July 12, 2016
16-96	Authorizing the General Manager to Prepare Plans and Specifications, Advertise and Receive Bids for Paving at the WMUA Treatment Plant
16-97	Memorializing the Execution of a Shared Service Agreement with the Township of Marlboro for the Paving of McCue Road
16-98	Granting Approval to RMS Facility and Mattie House, Project #582
16-99	Authorizing Reduction in Change Order #1 for FMB HVAC/Boiler Replacement Project
16-100	Granting Approval for the Pasmel Subdivision, Project #619

Mr. Valentino stated how the changes will be made to Resolution #16-97 Memorializing the Execution of a Shared Service Agreement with the Township of Marlboro for the Paving of McCue Road. Commissioner Rosen moved, seconded by Commissioner Mendez, the vote was as follows:

AYES:	Messrs. McEnergy, Mendez and Rosen
NAYS:	None
ABSTENTAIIONS:	None
ABSENT:	Commissioner Pernice

Chairman McEnery asked if there were any comments on the bill list. There were none. Commissioner Mendez moved, seconded by Commissioner Rosen. All present voted aye.

Chairman McEnery asked if there is any other Authority Business. Commissioner Rosen confirmed the next meeting for September 13<sup>th</sup>, 2016.

At 7:30PM, Chairman McEnery stated that they will move into Closed Session and asked for a motion for Resolution #16-101, Authorizing the Commissioners to go into Closed Session for the Purpose of Discussing Litigation and/or Personnel and they will not return to Public Session. Commissioner Mendez moved, seconded by Commissioner Rosen. All present voted aye.

#####