

**MINUTES OF PLUMSTEAD TOWNSHIP
BOARD OF SUPERVISORS
WORK SESSION MEETING
APRIL 23, 2024**

1. Call to Order: The April 23, 2024, work session meeting of the Plumstead Township Board of Supervisors was held at Plumstead Township Municipal Building, 5186 Stump Road, Pipersville, PA. Chairman, James McComb, called the meeting to order at 7:05 p.m.

ELECTED OFFICIALS PRESENT:

James McComb	Chair
Daniel Hilferty	Vice Chair
Kenneth Lichtenstein	Member
Gregory Bankos	Assistant Secretary
Matthew Given	Assistant Treasurer

APPOINTED OFFICIALS PRESENT:

Township Manager:	Angela P. Benner
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2. Moment of Silence & Pledge of Allegiance: Mr. McComb led the Board and Audience in a moment of silence followed by the Pledge of Allegiance.

3. Announcements: Mr. McComb announced that the Board met in Executive Session on Tuesday, April 23, 2024, to discuss personnel matters.

4. Public Comment: Lynda Mitchell of 2 John Dyer Way expressed concern about a Buckingham Township Land Development project involving a warehouse. Ms. Mitchell expressed concern over how the proposed project will affect the stormwater runoff on the neighboring Plumstead Township residents' properties.

Mr. McComb informed the Ms. Mitchell that the Plumstead Township Manager, Angela Benner, has reached out to the Buckingham Township Manager to find out more about the proposed project.

5. Water Rate Study Presentation: Presenting the Water Rate Study was Adrienne Vicari, Practice Area Leader in Strategic Management & Capital Solutions for Herber, Rowland & Grubic, Inc., with assistances from Plumstead Township Public Works Director, Alan Bleam.

Ms. Vicari explained that HRG is a civil engineering firm that has ten office locations across the State. They specialize in finding the most cost effective and sustainable solutions for municipalities, while maintaining as minimal cost as possible to the residents. HRG was hired to evaluate the water needs of Plumstead Township for the next five years, through 2029. Ms. Vicari stated that their formulas took into consideration both capital improvement projects as well as regular infrastructure maintenance. Additionally, Ms. Vicari stated that the Nation Index, Treasury Rates, and future inflation were also factored into their study. Ms. Vicari explained that Plumstead Township operates four public water systems, serving approximately 2,617 customers, including 41 commercial accounts. Ms. Vicari explained that when all of the factors were used in their formulation, the result of the study showed that the Township must raise the Public Water Rates in order to afford the operational and maintenance costs over the next five years. Mr. Bleam explained that the largest Capital Improvement Project will be the Summer Hill Interconnect, which will happen in 2027. Ms. Vicari presented the Board with four options to raise the water rate. Each option provides an opportunity to use additional debt service from PENNVEST to fund capital improvements, a Reserve Fund Balance to fund future improvements to the system, and each option provided a varying degree of impact to the rate payers. Ms. Vicari and Mr. Bleam answered the Board's various questions involving the capital improvements, future growth & needs, use of ARPA funds, and rate structures. Ms. Vicari stated that HRG recommended at least a 5% rate increase for 2024.

CONSENSUS: Upon General Consensus, the Board unanimously agreed to include the Water Rate Study Discussion into the agenda for the Regular Schedule Board of Supervisors meeting on May 8, 2024.

6. Consent Agenda

- 6.1. Bills List Dated April 17, 2024, in the amount of \$121,389.98, subject to Audit.**
- 6.2. Minutes of Meeting of April 10, 2024.**

CONSENSUS: Upon General Consensus, the Board unanimously approved the Consent Agenda.

11. Public Comment: There was no public comment at this time.


12. Board of Supervisors Comments: Mr. McComb debriefed everyone on the annual PSATS conference, which he attended. Mr. McComb stated his desire for the Board to write a letter to Rep. Shelby Labs, opposing Pennsylvania House Bill 1976, which would allow the State to override local zoning ordinances. The other Board members agreed. Mr. Lichtenstein stated that he will discuss that with BCATO at their next meeting in May as well. Mr. McComb stated that the PA Emergency Management Systems for Municipal Officials PDF document that was recently updated has useful information and encouraged the Board members to read it. Mr. McComb stated that PA House Bill 1730, affecting cemeteries, passed. Mr. McComb stated that all but one of the PSATS resolutions and recommendations were approved at the PSATS conference.

Mr. Lichtenstein stated that PSATS has released a new book entitled Our Accountabilities Simplified and recommended that all the Board members read it.

13. Adjournment: Upon General Consensus, the meeting was adjourned at 8:40 p.m.

Respectfully Submitted,

Date Approved: 5/8/24


Angela P. Benner, Township Manager/Secretary