

**MINUTES OF THE REGULAR MEETING OF THE  
MOUNT LAUREL TOWNSHIP MUNICIPAL UTILITIES AUTHORITY**

September 15, 2022

Chairwoman Coco-Capri called the regular meeting of the Mount Laurel Township Municipal Utilities Authority to order at 7:02 p.m. via in person and videoconference. A sign with the call-in information was posted at the Elbo Lane Water Treatment Plant Facility Meeting Room and posted on the Authority's official website.

Those in attendance were:

Cheryl Coco-Capri	Chair
Christopher Smith	Vice Chair
John Francescone	Member
Carol Murphy	Member

Also in attendance were:

William Long	Consulting Engineer
Alexis Smith	Solicitor
Pamela Carolan	Executive Director
Jonathan Sears	Finance Director
Russell Trice	Operations Engineer
Brian Scott	Human Resources Director
Diane Ordille	Administrative Assistant

Chairwoman Capri announced that the notice requirements of the "Senator Byron M. Baer Open Public Meetings Act" have been satisfied. Annual notice has been transmitted to two newspapers; it has been prominently posted on the Municipal Bulletin Board and filed with the Mount Laurel Township Clerk.

**Public Comment - General**

No public in attendance

Christopher Smith, Member entered the meeting

**Minutes**

Following a motion made by Mr. Smith and seconded by Mr. Francescone, the Board unanimously approved the minutes for the August 18, 2022, regular meeting, with affirmative votes from Ms. Capri, Mr. Smith, Mr. Francescone and Ms. Murphy

Total votes: 4 ayes, 0 nays, 0 abstention, 1 absent

**Developments/New Connections**

Following a motion made by Mr. Francescone and seconded by Mr. Smith, the Board unanimously approved Resolution No. 2022-09-89 Resolution Authorizing the Release of the Performance Bonds Posted by Walters Cornerstone Contracting, LLC for Water and Sewer Improvements to the Ethel Lawrence, Section III, Housing Project, with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

Following a motion made by Mr. Smith and seconded by Mr. Francescone, the Board unanimously approved Resolution No. 2022-09-90 Resolution Authorizing the Release of the Performance Bonds Posted by Walters Cornerstone Contracting, LLC for Water and Sewer Improvements to the Connell Tract Project, with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

## **Operations**

### Water System Summary

Ms. Carolan reported that we have had one water system leak since the last meeting.

Ms. Carolan stated that customer use has been higher for August and September, but overall annual use will remain about the same as last year which was a lower use year.

Ms. Carolan said that we have reduced the amount of fire hydrants out of service to 16 and will continue to reduce back to pre-COVID levels as we receive the delayed repair parts.

Ms. Carolan mentioned that there are concerns over chemical supply chain issued caused by the potential of a national railroad strike. Ms. Carolan added that there is a tentative agreement in place, but the chemicals will not be loaded the trains until there is a more permanent agreement. Operations staff is preparing contingency plans.

A member of the public entered the meeting

### Sewer System Summary

Ms. Carolan noted that there has been 1 sewer force main leak, which occurred and was reported during the last meeting.

Ms. Carolan added that there was also a leak on a private sewer ejector line on Mt. Laurel Road that services the NJ Turnpike State Police barracks.

Ms. Carolan stated that things at the sewage treatment plant are looking very good. The peripheral no. 2 clarifier is back in service after being down for a month to allow the contractor to make repairs to the coating of the tank.

Ms. Carolan reported that there are 2 pump stations operating outside of normal parameters.

Ms. Carolan added that Atrium pump station is still on bypass pumping.

### Underdrain System Summary

Ms. Carolan reported that the Township's bridge underdrain station located at the entrance to the MUA's Ramblewood facility, had issues that the MUA took care of and advised the Township.

## **Presentation of Engineer's Status Report**

Mr. Long presented the report.

### Active Projects in Construction

#### Atrium & Hooton Pump Station Upgrades, M-180-347-001

This project includes electrical and control system replacement and upgrades at both the Atrium and the Hooton Road stations. The Atrium station work also includes pump replacement and replacement of the emergency generator with which also connects to the adjacent Horizon Way Water Booster Station.

Financing will be via a NJIB loan. On December 16, 2021, a contract in the amount of \$1,177,150.00 was awarded to Eagle Construction Services. Overall construction is 50% complete. Processing change order for both stations to be on temporary controls until February 2023. Atrium pump station in bypass which should end next week, Hooton pump station is on temporary controls. Waiting on equipment delivery, controls scheduled for February 2023. Minor electrical work ongoing at both stations.

Devonshire Pump Station Upgrade, M-180-353-001

No change in status. This project included a major rehabilitation of the Devonshire Pump Station. A contract in the amount of \$759,000 was awarded to B & H Contracting, Inc. at the December 2020 meeting. Construction started on April 6, 2021. Project is substantially complete with contractor addressing punch list items and still waiting on close out documentation. Still issue with one alarm, some modifications needed.

Hartford Road WPCF Orbal Aerator Repairs, M-180-360

This project is for the repair of broken discs and hoods on some of the aerators located on the orbal tank. When the aerators are repaired, the Orbal cell channels will also be cleaned. This project will be financed via NJIB loan. Contract # 2018-03 awarded to Eagle Construction Services in the amount of \$752,514.00 on August 18, 2022. Preconstruction meeting scheduled for Tuesday of next week. A change order regarding the number of bearings is being prepared.

Union Mill Farms Force Main Replacement, M-180-376-001

No change in status. This project included installation of a new force main that redirects the pump station discharge out of the primary force main in Union Mill Road and into the gravity sewer collection system for Holiday Village East Pump Station. The MUA also repaved the roadway. Financing will be via an NJIB loan. Contract No. 2019-02 was awarded to Earle Asphalt Company in the amount of \$409,713.13 during the October 21, 2021, meeting. Line stop failed on June 30 which caused a sewage spill. Construction is complete. Preparing change order to address costs associated with spill.

Active Projects in Design

Replacement of Part of Library Force Main and Millstream Force Main Connection, M-180-322-002

The project includes replacing a section of the existing PVC library force main with 10" HDPE (via directional drill), beginning at the pump station, through the adjacent wooded area to Route 295. The project includes cleaning and televising the force main crossing under Route 295/NJTP. The project also includes replacement of the connection of the Millstream force main to the primary force main in Union Mill Rd. Project will be financed via an NJIB loan. TWA application is at NJDEP for approval, and the financing package is in the works.

Pump Station Monitoring System, M-180-365

No change in status. This project includes updating of the alarm system (currently) at 29 of the Authority's 41 sewage pumping stations. In addition, condition monitoring will be included with the system. The Authority authorized start of design work with a completion of March 2021, which was not met. Financing for this project was originally planned for NJIB bundle #1. Alaimo Group received recommendations from Flygt representatives for upgrades as each pump station. A "jockey" panel will be installed at each station. Design is still 60% complete. Panel delivery is delayed to the first quarter of 2024.

Air Release Manhole Improvements Union Mill Road M-180-390

This project includes the replacement of a force main air relief valve at the intersection of Union Mill Road and Signature Place. The project schedule is to coincide with the Township project to improve Union Mill Road. Priority and construction schedule will be done when UMR is closed for improvements which could be as late as summer 2023.

Well No. 3 Redevelopment M-180-391

This project will include removal and rehabilitation of the existing pump and well piping, redevelopment of the well and installation of Authority supplied pump and well piping. Project will be advertised tomorrow,

Future Projects

Air Release Manhole Improvements 101 Hartford Road & Valve Removal Pike Road

This project includes the replacement of the air relief valve at 101 Hartford Road. The project also includes the removal of the valve and fitting in the vault at Pike Road.

Completed Projects on Maintenance Bond

Replacement of Briggs Force Main and Connection and Library Force Main Connection, M-180-322-001  
Construction completed on November 16, 2020. The maintenance bond will expire on November 16, 2022.

Hartford Road WPCF, Warehouse to Vehicle Storage Conversion, M-180-354  
Construction completed December 17, 2020, and on maintenance bond that expires November 19, 2022.

Hartford Road WPCF Tank Repairs, M-180-355-00, HR-TK-(A)  
Construction completed August 19, 2021, and on maintenance bond that expires August 19, 2023.

Hartford Road WPCF Primary Clarifier Tank Repainting, M-180-355-002  
Construction completed October 25, 2021, and on maintenance bond that expires October 25, 2023.

Hartford Road WPCF Roof Replacement and Lightning Protection, M-180-363  
Construction completed March 1, 2021. The maintenance bond will expire on March 1, 2023.

Hartford Road WPCF Lighting Replacement, M-180-364  
Construction completed July 29, 2021, and on maintenance bond that expires July 29, 2023

Saint David Drive Water Main Replacement – Phase 2, M-180-367  
Construction is complete effective December 31, 2020; maintenance bond expires on December 31, 2022.

Pump Station Site Work, M-180-371, SPS-B-(B)  
Construction completed August 19, 2021, and on maintenance bond that expires August 19, 2023.

Emergency Shower and Eyewash Facility Installation, M-180-372  
Construction is complete effective February 28, 2021, and on maintenance bond until February 28, 2023.

Piping, Heat Tracing, and Insulation Replacement at Hartford Rd WPCF, M-180-378, HR-MIS-(H)  
Construction completed August 10, 2021. Maintenance bond expires August 10, 2023.

Door and Window Replacement – Various Locations, M-180-382  
Construction completed January 27, 2021. Maintenance bond expires January 20, 2024.

Repainting of Elbo Lane Clarifiers, M-180-383  
Construction completed on January 27, 2021. Maintenance bond expires January 27, 2023.

Redevelopment of Well #6, M-180-384

Construction completed April 7, 2021. Maintenance bond expires April 7, 2023.

South Church Street Tank Painting, M-180-385

Construction completed December 10, 2021. Maintenance bond expires December 10, 2023

Redevelopment of Well No. 7, M-180-386

Construction completed December 9, 2021. Maintenance bond expires December 9, 2023.

2022 Pump Station Painting, M-180-387

Construction completed May 2, 2022. Maintenance bond expires May 2, 2024.

Mr. Trice reported on the following projects as they are being designed by firms other than Alaimo Associates:

Force Main Air Release Valves (Engineer: ERI, Inc.)

This project was to rehabilitate and install select air release valves on sections of the secondary force main. Contract 2020-06 rebid was awarded to Coastline Construction, LLC in the amount of \$434,500.00 in October 2021. Contractor just about complete, project should be closed out by the October 20, 2022, board meeting.

East Saint Andrews Drive Water Main Replacement (Engineer: ERI)

This project was to replace approximately 900 LF of 10" water main on E. St. Andrews Dr. and an upgrade of approximately 400 LF of 4" water main to 6" on Pebblebrook Lane. Contract awarded July 13, 2021, to Earle Asphalt Company in the amount of \$400,213.13. Two punch list items and as-built information remains to be submitted.

Sanitary Sewer System Modeling, Capacity Assessment and Master Planning (Engineer: Mott MacDonald)

The hydraulic model has been completed and calibrated. Mott MacDonald is currently using the model to develop and analyze alternatives for alleviating operational problems experienced in the system and to evaluate alternatives identified by the Authority in the initial SOW. Mott MacDonald anticipates completing the alternative analysis, project cost estimates and recommended capital improvement program by end of September 2022. After receiving Authority review comments, the anticipated schedule is to submit a draft master plan report for review by October 28<sup>th</sup> and a final report by December 2<sup>nd</sup>. This schedule will allow Authority personnel to include recommended projects in FY24 and subsequent fiscal year budgets. No change in status.

Elbo Lane WTP HVAC Replacement (Engineer: Mott MacDonald)

This project is to replace or rehabilitate the HVAC system at the Elbo WTP. Mott MacDonald's subcontractor Concord Engineering was onsite August 4, 2022, to test and determine the operability of some of the existing HVAC equipment. Mott MacDonald is currently working on design documents and anticipates having 60% complete documents ready for Authority review by September 23, 2022. Final bid documents are anticipated to be completed and submitted to the Authority and NJDEP for review and approval by the end of December 2022. This project is included in the Capital Budget as WF-EL-(T). No change in status.

Ramblewood Pump Station Generator Replacement (Engineer: Remington & Vernick)

This project is to replace the existing standby generator at the Ramblewood Pump Station. A contract was awarded to Lee-Way Electrical in the amount of \$173,400.00 at the February 17, 2022, meeting. The generator shop drawings have been submitted and approved. We have been informed that generator

deliveries are on average 12 months from shop drawing approval. Therefore, we do not anticipate the generator being delivered until August 2023. No change in status.

HRWPCF Sludge Dewatering Equipment Replacement (Engineer: Colliers)

This project includes the replacement of the sludge handling and dewatering equipment in the sludge building which was originally constructed in 1996. Colliers Engineering and Design has been actively working on the Planning Document submission required by the IBank and on design and bid documents. Collier's initial project schedule anticipated having bid ready construction documents ready for submission to NJDEP for approval in January 2023, however they appear to be ahead of schedule and may have this work completed before the end of the year. This project is included in the Capital Budget as UB FY21. No change in status.

Chapel Hill Road and Trefoil Terrace Water Main Replacement (Engineer: ERI)

This project includes the replacement of approximately 1,020 feet of 6" and 8" water main and 45 services on Chapel Hill Road and Trefoil Terrace. Contract No. 2022-07-84 was awarded to CTX Infrastructure in the amount of \$430,673.50 in July 2022. The contractor is planning on starting at Trefoil Terrace the first week of October.

2022 Sanitary Sewer Rehabilitation (ERI)

This project includes the lining of 1,190' of 8" and 10" sewer mains and refurbishing 7 manholes through the golf course behind Farnwood Road and St. Davids Drive. This project was awarded to Vortex Services, LLC in the amount of \$400,213.13 at the June 2022 board meeting. Contractor has completed the lining of the mains. Contractor will be in next week to complete the rehab of the manholes. This contractor is going to do one more item that will be done as a change order and that is to cut out and remove a ground rod that was driven through one of our sanitary sewer mains by a county traffic contractor.

Tricia Meadows Force Main (ERI)

This project is for the replacement of a section of the Tricia Meadows force main from the vicinity of the PS to Moorestown-Mount Laurel Road. Preliminary plans are scheduled to be prepared in September. A meeting will be held with the property owner, Davis Enterprises, to review the project and establish access restrictions or specific restoration requirements. Although the Authority owns the water and sewer mains and the pump station and force main, Davis Enterprises still owns the land where these facilities are installed. Bid advertisement is planned to occur in January 2023, with award at the February meeting. This work is included in the Capital Budget under heading 1-05-70-R302-FY23.

Chairwoman Capri reopened the meeting for public comment.

**Public Comment – General**

A homeowner in the Rancocas Pointe neighborhood attended via zoom and asked if there have been other complaints about sewer odors in this area. Ms. Carolan asked the homeowner to contact the main office during business hours so that a service call can be created, and a service technician can investigate when odors are present.

**Closed Session**

A motion was made by Mr. Smith, seconded by Mr. Francescone, the Board unanimously approved to pass Resolution 2022-09-91 to close the meeting to discuss Litigation, Potential Litigation, and Personnel which are exempt from open meetings under the Sunshine Law, at 8:03 p.m., with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

Potential Litigation – SEE CLOSED PORTION OF MEETING

The meeting was re-opened at 8:50 p.m., following a motion made by Mr. Smith, and seconded by Mr. Francescone and with unanimous agreement from Ms. Capri, Mr. Smith, Mr. Francescone and Ms. Murphy

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

**Contracts**

Following a motion made by Mr. Smith and seconded by Ms. Murphy, the Board unanimously approved Resolution No. 2022-09-92 Resolution Approving Appointment of Willis of New Jersey, Inc. to provide Property Insurance Coverage Including Boiler and Machine, Inland Marine, Crime, General Liability, Auto, Excess Liability and NJ PLIGA through the American Alternative Company in the amount of \$217,084.00 for the Mount Laurel Township Municipal Utilities Authority, with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

Following a motion made by Mr. Francescone and seconded by Mr. Smith, the Board unanimously approved Resolution No. 2022-09-93 Resolution Approving Appointment of Willis of New Jersey, Inc. to provide Public Officials Liability Insurance Coverage through Greenwich Insurance Group in the amount of \$17,689.00 for the Mount Laurel Township Municipal Utilities Authority, with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

Following a motion made by Mr. Francescone and seconded by Mr. Smith, the Board unanimously approved Resolution No. 2022-09-94 Resolution Approving Appointment of Willis of New Jersey, Inc. to provide Cyber Liability Insurance Coverage through CSC/Lloyds of London in the amount of \$7,950.00 for the Mount Laurel Township Municipal Utilities Authority, with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

Following a motion made by Mr. Smith and seconded by Ms. Murphy, the Board unanimously approved Resolution No. 2022-09-95 Resolution Approving Appointment of Willis of New Jersey, Inc. to provide Environmental Impairment Liability Insurance Coverage through XL Catlin in the amount of \$56,640.00 for a 3-year term for the Mount Laurel Township Municipal Utilities Authority, with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

Following a motion made by Mr. Francescone and seconded by Ms. Murphy, the Board unanimously approved Resolution No. 2022-09-96 Resolution Approving Appointment of Willis of New Jersey, Inc. to provide Excess Environmental Impairment Liability Insurance Coverage through Mid-Continent in the amount of \$1,500.00 for the Mount Laurel Township Municipal Utilities Authority, with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

Following a motion made by Mr. Smith and seconded by Mr. Francescone, the Board unanimously approved Resolution No. 2022-09-97 Resolution Approving Change Order No. 3 with an Increase of \$30,117.72 for the Atrium and Hooton Pump Station Upgrade, Contract No. 2019-14, with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

**Accounting and Financial**

Following a motion made by Mr. Smith and seconded by Ms. Murphy, the Board unanimously approved the Treasurer's Report for July 2022 and Payment Plan Status Report for August 2022, with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith and Ms. Murphy

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

Following a motion made by Mr. Smith and seconded by Mr. Francescone, the Board unanimously approved Requisition #635 in the amount of \$413,801.14 for the Accounts Payable voucher's list, with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith and Ms. Murphy

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

There were no bills from the Acquisition and Construction Bill List

Following a motion made by Mr. Smith and seconded by Mr. Francescone, the Board unanimously approved Requisition #5691 through #5708, in the amount of \$718,705.77 from the Renewal and Replacement list with affirmative votes from Ms. Capri, Mr. Francescone, Mr. Smith and Ms. Murphy

Total votes: 4 ayes, 0 nays, 0 abstentions, 1 absent

**Comments:**

Ms. Carolan congratulated Michele Barth, Lab Manager, for passing and receiving her NJDEP sewer operator license S3.

Mr. Sears reported that the Township approved the debt authorization for our HVAC and Sludge Dewatering project as well as additional funds to complete the projects from the 2018 debt authorization. The short-term financing for bundle two closed with the NJ IBank.

Mr. Sears mentioned that the auditors will be complete with site work by Friday. Mr. Sears said that because of their familiarity with Edmunds, they were able to complete the audit in a timely manner.

Mr. Scott thanked the Board for actions taken on behalf of the employees related to health benefits contributions.

Following a motion made by Mr. Smith seconded by Mr. Francescone, and with unanimous agreement from the members, the meeting was adjourned at 9:01 p.m.