Cecil Township Municipal Authority
Monthly Meeting
August 18th, 2026

The Cecil Township Municipal Authority held its regular monthly meeting on Tuesday, August 18th, 2026. Chairperson Rosanne Rodgers called the meeting to order at 6:30 PM with Eron Barnes, J. Craig Roach, Brad Smith, and Brady Benedetti in attendance. Shana Durig, Business Manager, was absent. Also present were Attorney Romel Nicholas of Gaitens, Tucceri, and Nicholas, Larry Lennon Jr. and Alexandria Maloney of Lennon, Smith, Souleret Engineers (LSSE), and Michael J. Zrenchak, Authority Manager

An audio tape of this meeting is available on the Cecil Township web site.

MOTION TO APPROVE July 21st, 2026 MINUTES

The Board voted on a motion by Eron Barnes, and seconded by J. Craig Roach, approving the July 21st, 2026 meeting minutes.

ENGINEERS REPORT

Larry Lennon Jr. from LSSE gave the Board an update on the Village of Lawrence Collection System Construction Contract. The last item is the PENNVEST closeout. We have been coordinating funding adjustments with PENNVEST. We are waiting on PENNVEST to complete that final funding adjustment, then we will submit the final pay request.

Update on Traditions of America Phase 7. As built submissions were received from the developer. We did issue a review letter. They need to confirm some of the manhole dimensions to finalize the record drawings. They still owe an easement exhibit and legal description. The Deed of Dedication is on the agenda tonight for conditional approval.

Update on Silver Creek Development.

Phase 1 - Punch list items were complete. We do have a bond reduction on the agenda tonight. We issued the letter recommending acceptance.

Phase 2 – Mainline construction has been complete. There is some testing remaining. Some of it has to wait for 30 days before they can do a mandrel test post installation. There is also a motion on the agenda tonight for a partial release on the Phase 2 bond.

Phase 3 and 4. We did issue a bonding summary letter for Phases 3 and 4. They intend to start construction in September on Phase 3.

Update on the Iron Ridge Residential Development. A walk through of Phase 1 was done with the contractor and the developer on August 12th, 2026. We did issue a review letter to complete the remaining testing of all lines, CCTV work, and the submission of record drawings and easement exhibits. We expect to see this next week. There is a motion on the agenda tonight for conditional approval for Phase 1.

Phase 2 - Developer advised that they plan on starting construction in September.

Mount Pleasant Sewer System update. No change.

Update on Clifford Road Low Pressure Sewer Extension request. No change. Waiting for a response.

Update on the Fleeher and Ridgewood Plan Sewer Evaluation. Contractor did complete the remaining punch list items. The final change order with final quantities was signed by the contractor. It is a contract reduction of $94,853.82. Work from the contract that they did not need to complete was removed.

The final pay request is on the agenda this evening. We recommend approving both the change order and the final pay request.

Millers Run Lift Station Emergency Bypass Outfall Repair update. The contractor did not submit a pay request this evening.

Update on the Cherrybrook Lift Station Improvement Project. The advertisement was placed in the paper for a September bid opening. We are reviewing the final plans and making some adjustments. We will have to talk to the Township about permits needed for construction.

Update on Monaco Wastewater Treatment Plant. No change.

Update on Tom Brown Sanitary Sewer Extension. No change.

Update on Millers Run Nighttime Flow Isolation Study. LSSE is reviewing the study data and additional treatment plant flow data from March through May provided by the Authority Manager. The information will be used to develop synthetic storm hydrographs and make budgeting recommendations for next year, including structural repairs for the Fleeher and Ridgewood plans and flow-reduction strategies.

Update on Coleman Road Development. No change

Update on Cool Valley Development. We are in the process of reviewing the current capacity of the sanitary sewer lines and Maple Ridge Lift Station. The Authority Manager is getting all the billing records for residential and commercial customers. We are doing a rough split of what flows are coming from what direction and then looking at the lift station records and coming up with how much available sewer capacity is there and then wrapping it up into an availability letter. Preliminary analysis shows that there are going to be some improvements needed at the lift station. We may need to go back to North Strabane to amend the service agreement and see if they can accept that those additional flows for this development.

Update on the Mikulski Sewer Extension. We did issue a bond review to the developer. Construction pending once submission of pre-construction material is received. We did have the pre-construction meeting, but we are waiting on submittals.

Grant update. 2026 Statewide LSA is going to open September 1st, 2026. Applications are due by November 30th, 2026. The applications submitted last year have not been awarded yet. We will discuss potential projects or projects for reapplication with the Authority Manager.

The Authority Manager gave the board a brief update on the outstanding items for TOA, Silver Creek, and the Iron Ridge Developments.

Mrs. Rodgers noted significant development activity in the Township, including Cool Valley and the proposed Canonsburg Hospital site, and emphasized the need for the Authority to communicate review timelines clearly and remain proactive as projects advance.

MOTION TO APPROVE, REJECT OR TABLE TO AUTHORIZE SIGNING DEED OF EASEMENT FOR TRADITIONS OF AMERICA PHASE 7 - MH 6-4 TO MH 7-10.

The Board voted on a motion by Rosanne Rodgers, and seconded by J. Craig Roach, approving signing Deed of Easement for Traditions of America Phase 7 - MH 6-4 to MH 7-10.

MOTION TO APPROVE, REJECT OR TABLE TO AUTHORIZE SIGNING RESOLUTION 05-2026 FOR CONDITIONAL ACCEPTANCE OF SEWERS FOR TRADITIONS OF AMERICA PHASE 7 - MH 6-4 TO MH 7-10.

The Board voted on a motion by Eron Barnes, and seconded by Brad Smith, approving signing Resolution 05-2026 for Conditional Acceptance of Sewers for Traditions of America Phase 7 - MH 6-4 To MH 7-10.

MOTION TO APPROVE, REJECT OR TABLE TO AUTHORIZE SIGNING DEED OF EASEMENT FOR IRON RIDGE RESIDENTIAL DEVELOPMENT PHASE 1 – FROM SMH-CCC TO SMH-19, SMH-17 to SMH-45, SMH-8 to SMH-26, and SMH-26 to SMH-38.

The Board voted on a motion by J. Craig Roach, and seconded by Rosanne Rodgers, approving signing Deed of Easement for Iron Ridge Residential Development Phase 1 – from SMH-CCC to SMH-19, SMH-17 to SMH-45, SMH-8 to SMH-26, and SMH-26 to SMH-38.

MOTION TO APPROVE, REJECT OR TABLE TO AUTHORIZE SIGNING RESOLUTION 06-2026 CONDITIONAL ACCEPTANCE OF SEWERS FOR IRON RIDGE RESIDENTIAL DEVELOPMENT PHASE 1 - SMH-CCC TO SMH-19, SMH-17 to SMH-45, SMH-8 to SMH-26, and SMH-26 to SMH-38.

The Board voted on a motion by J. Craig Roach, and seconded by Brad Smith, approving signing Resolution 06-2026 Conditional Acceptance of Sewers for Iron Ridge Residential Development Phase 1 - SMH-CCC to SMH-19, SMH-17 to SMH-45, SMH-8 to SMH-26, and SMH-26 to SMH-38.

MOTION TO APPROVE, REJECT, OR TABLE BOND REDUCTION REQUEST NO. 3 IN THE AMOUNT OF $2,475.00 FOR THE SILVERCREEK PLANNED RESIDENTIAL DEVELOPMENT – PHASE 1.

The Board voted on a motion by J. Craig Roach, and seconded by Eron Barnes, approving Bond Reduction Request No. 3 in the amount of $2,475.00 for the Silvercreek Planned Residential Development – Phase 1.

MOTION TO APPROVE, REJECT, OR TABLE BOND REDUCTION REQUEST NO. 1 IN THE AMOUNT OF $78,360.50 FOR THE SILVERCREEK PLANNED RESIDENTIAL DEVELOPMENT – PHASE 2.

The Board voted on a motion by Eron Barnes, and seconded by J. Craig Roach, approving Bond Reduction Request No. 1 in the amount of $78,360.50 for the Silvercreek Planned Residential Development – Phase 2.

- Contract No. 25-S1 – 2025 CCTV Program

MOTION TO APPROVE, REJECT, OR TABLE ROBINSON PIPE CLEANING CO, INC. PAY REQUEST NO. 3 IN THE AMOUNT OF $28,598.17

The Board unanimously voted on a motion by J. Craig Roach, and seconded by Brad Smith, approving the Robinson Pipe Cleaning Co, Inc. Pay Request No. 3 in the amount of $28,598.17 for work completed as part of Contract No. 25-S1 – 2025 CCTV Program.

MOTION TO APPROVE, DENY, OR TABLE CHANGE ORDER NO. 1 (FINAL) FOR REDUCTION IN CONTRACT AMOUNT OF $94,853.82 AND A TIME EXTENSION OF 42 CALENDAR DAYS.

The Board unanimously voted on a motion by Eron Barnes, and seconded by Rosanne Rodgers, approving Change Order No. 1 (Final) for reduction in contract amount of $94,853.82 and a time extension of 42 Calendar days as part of Contract No. 25-S1 – 2025 CCTV Program.

SOLICITORS REPORT

Solicitor Nicholas reported that he reviewed the contract for the Cherrybrook Lift Station Rehabilitation Project with LSSE and the Authority Manager. He proposed revisions that addressed owner protections, bond-detail requirements, ownership and sharing of drawings, managerial discretion for project-related issues, limits on mobilization costs, consequential-damages language, indemnification protections, cleanup provisions, and dispute resolution.

The Board discussed whether to retain the standard arbitration clause or require mediation before court action. After discussion, the Board favored mandatory mediation within 90 days, with unresolved matters proceeding through the Washington County Court of Common Pleas or applicable appellate courts.

Solicitor Nicholas requested an executive session regarding CHJA and pending Lawrence litigation.

BUSINESS MANAGERS REPORT

The Authority Manager provided the Business Manager's report in Ms. Durig's absence.

Financial Reports - June 2026. Authority Manager stated that the reports were included in the Board Member packets. He asked if there were any questions concerning the reports. There were no questions.

A debt service payment for the Series 2016 bonds in the amount of $49,565.27 was made on August 4th, 2026.

CD 00-13018987 and CD 00-13017806 were renewed at an interest rate is 4.11% with a yield of 4.25 for one year.

AUTHORITY MANAGERS REPORT

Mr. Zrenchak provided the board with some updates and recommendations on assorted items.

OLD BUSINESS

- The search for a wastewater operator continues. The Authority Manager conducted a phone interview with a candidate and is continuing to evaluate options for bringing one or more operators on board.

- Cleaning of the Cherrybrook, Commerce Boulevard, Georgetown Estates, Klinger Road, and Maple Ridge Pump Stations by Hapchuk has been scheduled but delayed due to wet weather. The work is expected to be completed before the end of the year.

- Annual service for the stand-by generators was performed on May 19th, 2026. The service reports recommend changing batteries at Southpointe, Maple Ridge, and Millers Run WWTP. Also recommended changing the engine block heater at the Millers Run WWTP generator. Service Manager is resubmitting quotes with updated pricing.

- Oil change for the raw sewage pumps at the Lawrence SBR wet well with Pump Man Pittsburgh has been scheduled.

- Preventative maintenance service for the 5 blowers at the Lawrence SBR with Excelsior Blower has been scheduled.

- #1 pump issue at Millers Run Pump Station tripping overload relay on start has been resolved. Pump was pulled to remove underwear wedged inside the pump obstructing the impeller. Pump running normally.

- Trojan to issue a replacement uVI sensor for Bank A for the Lawrence SBR uV system. They are saying it is covered under the pro-rated warranty, but Bank A sensor was replaced on November 5th, 2025. Working with Trojan to get it covered.

NEW BUSINESS

- Flow equalization tank blower has failed at Cherrybrook WWTP. Blower is 34 years old. New blower cost $3019.00. These blowers need to be upgraded; I am looking for options for a short-term solution that would be cost effective.

- The 2014 F-150 pickup has intermittent steering issues and requires replacement of the intermediate steering shafts, front struts, and coil springs at an estimated cost of $2,600.00. Because the truck is also developing rust issues, the Authority Manager does not recommend making the repairs and recommends listing the truck on Municibid or trading it in toward another vehicle.

- Insurance Policy for 2026 -2027 has been renewed. The Workman's Compensation premium came down. We can save some additional premium costs by increasing our deductible. Mrs. Barnes suggested having that discussion during budget planning.

- The blower motor for the furnace at the Millers Run WWTP has failed causing air conditioner to freeze up. Both the air conditioner and furnace will be 20 years old. Recommend replacing both units.

- The Authority Manager recommended moving forward with evaluation of LSSE's GIS system to make CTMA sewer mapping available digitally for PA One Call markings, field operations, and long-term asset management. He noted that the system will become increasingly important as experienced staff retire and as employees rely on older paper, mylar, or scanned drawings that may be difficult to read, incomplete, or inconsistent with field conditions. LSSE explained that CTMA already has some GIS information from the Lawrence project, recent CCTV work, and portions of Fleeher, Ridgewood, and Miller's Run where field locations were confirmed with GPS or survey-grade equipment. Southpointe was identified as a priority area because existing drawings are difficult to interpret and include unnamed roads and overlapping utility information. The system could be built in phases by focusing first on the most important areas and then adding additional data as it becomes available. The Board discussed using Washington County parcel data as a background layer, with CTMA's manholes, mains, laterals, CCTV video, manhole surveys, elevations, and other infrastructure information added as Authority-specific layers. LSSE noted that more detailed survey information would support line-capacity studies, maintenance planning, and future flow analyses, such as the work currently being done for Cool Valley and Maple Ridge. The Authority Manager stated that money had been included in the capital budget for GIS work and that the effort would likely be an ongoing program rather than a one-time project. LSSE can provide a demonstration and cost estimate for the Board. Grant opportunities may also be reviewed, although no specific grant source was identified during the discussion. LSSE further noted that CTMA's updated rules and regulations require developers to submit digital CAD files at project closeout, which will allow new developments to be incorporated into the GIS/key map moving forward. The Board expressed interest in continuing to evaluate the GIS system as part of the budget and long-term operations planning.

REVIEW OF CORRESPONDENCE.

The Authority Manager presented correspondence regarding 30 Sycamore Street in Muse, Pennsylvania, requesting a reduction of the outstanding sewer bill. The resident has been deceased since September 2023, and the petitioners stated that they did not obtain legal conservatorship of the property until November 21, 2025. The Board discussed the need for more information, including the current property status, whether anyone may have occupied the duplex, whether charges were based on usage or base fees, and the total lien balance of $1,867.34. The Authority Manager stated that he would gather additional information and report back.

COMMITTEE REPORTS

Chairperson Rodgers stated that there are no committee reports this month.

PAYMENT OF EXPENSES/TRANSFER OF FUNDS ETC.

The Board unanimously voted on a motion by Eron Barnes, and seconded by J. Craig Roach, to authorize payment of expenses, reports and transfers as follows:

- Payment of Expenses/Invoices etc.
- Employee Payroll; 941 Tax Deposit; Employee State Tax Payment

COMMENTS FROM THE FLOOR

Chairperson Rodgers called for comments from the floor. There were no comments this evening.

MOTION FOR EXECUTIVE SESSION FOR PERSONNEL MATTERS, LITIGATION, AND PROPERTY

The Board unanimously voted on a motion by Eron Barnes, and seconded by Rosanne Rodgers, to enter executive session at 7:24 PM.

The board came out of executive session at 7:58 PM.

ADJOURNMENT

There being no other business, the Board unanimously voted on a motion to adjourn by Eron Barnes, and seconded by Rosanne Rodgers, the meeting was adjourned at 7:59 PM. The next regular meeting is scheduled for 6:30 P.M. Tuesday, September 15th, 2026.

J. Craig Roach

Secretary