

COPLAY WHITEHALL SEWER AUTHORITY

THE REGULAR MEETING of the Coplay-Whitehall Sewer Authority was called to order by Chairman James Hahn at 7:00 p.m. on the 15th day of January 2026.

BOARD MEMBERS present were:

**Paul F. Geissinger
James Hahn
Dennis Wehr, Jr**

**Paul D. Boyle
Joseph J. Marx**

**Joseph Bonshak
James Roth**

MANAGER: Matthew Harleman

ACTING BUSINESS MANAGER: Anita Smith

AUTHORITY SOLICITOR: Andrew Schantz, Davison & McCarthy P C

ENGINEER:

LIAISONS: NONE

PRESS: Jim Weber, Times News

**CITIZENS present: Mike Melosky, Operations Manager
Blake McMullen, PE, Keystone Consulting Engineers, Inc**

CHAIRMAN: James Hahn called the meeting to order.

Mr. Hahn called for the Pledge of Allegiance to the Flag.

Mr. Hahn called for the reading of the minutes of the Regular Meeting of December 18, 2025.

MOTION WAS MADE BY MR. MARX, SECOND BY MR. WEHR, APPROVING THE MINUTES OF THE REGULAR MEETING DECEMBER 18, 2025 WITH ANY AND ALL ADDITIONS /DELETIONS AS NOTED, DISPENSING WITH READING OF SAME. 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

Chairman James Hahn turned the meeting over to Attorney Schantz for the Annual Reorganization part of the Meeting.

Attorney Schantz mentioned that we will elect officers tonight. The salaries for the offices of Chairman, Vice Chairman, Treasurer, Secretary and Community Affairs/Public Relations Officer will remain the same as last year and are paid at the rate of \$400 a month. The salaries of the offices of Assistant Treasurer and Assistant Secretary are paid \$350 a month. He will open the floor for a nomination for a particular office, then there will be a motion and a second to elect an office, we will then have a motion and second to close the nominations and then vote. If you are nominated for an office, he cautioned the Board that no one can vote for themselves, so please abstain.

For nominations for Chairman,

MOTION WAS MADE BY MR. BOYLE, SECOND BY MR. WEHR TO NOMINATE MR. HAHN FOR CHAIRMAN. MOTION TO CLOSE BY MR. BOYLE SECOND BY MR. WEHR. 6 AYES, 0 NAYES, 0 ABSENT, 1 ABSTAINED (HAHN). MOTION CARRIED.

For nominations for Vice Chairman,

MOTION WAS MADE BY MR. HAHN, SECOND BY MR. ROTH, TO NOMINATE MR. BOYLE FOR VICE CHAIRMAN. MOTION TO CLOSE BY MR. ROTH, SECOND BY

MR. WEHR. 6 AYES, 0 NAYES, 0 ABSENT, 1 ABSTAINED. (BOYLE). MOTION CARRIED.

For nominations for Secretary,

MOTION WAS MADE BY MR. ROTH, SECOND BY MR. WEHR TO NOMINATE MR. GEISSINGER FOR SECRETARY. MOTION TO CLOSE BY MR. MARX, SECOND BY MR. ROTH. 6 AYES, 0 NAYES, 0 ABSENT, 1 ABSTAINED (GEISSINGER). MOTION CARRIED.

For nominations for Treasurer,

MOTION WAS MADE BY MR. HAHN, SECOND BY MR. BOYLE TO NOMINATE MR. BONSHAK FOR TREASURER. MOTION TO CLOSE BY MR. BOYLE, SECOND BY MR. ROTH. 6 AYES, 0 NAYES, 0 ABSENT, 1 ABSTAINED (BONSHAK). MOTION CARRIED.

For nominations for Community Affairs Officer/Public Relations Officer,

MOTION WAS MADE BY MR. HAHN, SECOND BY MR. WEHR, TO NOMINATE MR. MARX FOR COMMUNITY AFFAIRS OFFICE/PUBLIC RELATIONS OFFICER. MOTION TO CLOSE BY MR. BOYLE, SECOND BY MR. ROTH. 6 AYES, 0 NAYES, 0 ABSENT, 1 ABSTAINED (MARX). MOTION CARRIED.

For nominations for Asst. Treasurer,

MOTION WAS MADE BY MR. GEISSINGER, SECOND BY MR. BOYLE TO NOMINATE MR. WEHR FOR ASST. TREASURER. MOTION TO CLOSE BY MR. HAHN, SECOND BY MR. ROTH. 6 AYES, 0 NAYES, 0 ABSENT, 1 ABSTAINED (WEHR). MOTION CARRIED.

For nominations for Asst. Secretary,

MOTION WAS MADE BY MR. MARX, SECOND BY MR. WEHR TO NOMINATE MR. ROTH FOR ASST. SECRETARY. MOTION TO CLOSE BY MR. MARX, SECOND BY MR. WEHR. 6 AYES, 0 NAYES, 0 ABSENT, 1 ABSTAINED (ROTH). MOTION CARRIED.

Mr. Hahn said that there was an Executive Session prior to this meeting to discuss litigation and personnel issues.

Mr. Hahn asked if anyone would like to address the board. I believe we have someone from Bible Fellowship.

Good Evening, I am Blake McMullen from Keystone Consulting Engineers, I would like to discuss the Bible Fellowship Independent Living Apartments. He said we have approval from LVPC from October 10, 2024, we have approval from NPDES on September 9, 2025, the Planning Commission conditional approval on October 23, 2024. The Board of Commissioners did a conditional approval on December 9, 2024 and we ended up doing phasing for this project which I will explain in a minute. That final phase was approved by the planning commission on June 23, 2025. The entire system that we are proposing for sanitary sewer will be private and tying into the existing Fellowship Community system. That first section will be gravity and then the three apartment buildings will be serviced by a pump station. The reason is being the grade on the site. The pump station will be located between the proposed commons building. This project will be done in 2 phases. Phase 1 is just apartment building #1, that building including the lateral, the pump station and stubs for the remaining buildings will be built to the sewer tie in. The project has DEP approval and would be using 73 EDUs that is 15,695 gallons per day that planning approval by DEP was provided on November 14, 2025. This is the overall project. The ownership is the responsibility of the development which is Fellowship Community. We want approval from CWSA and get agreements, there would no maintenance by CWSA.

Mr. Harleman said that other people have proposed a low-pressure pumping system on this site before and it did not work since they were tying directly into our system. Since

Bible Fellowship is going to use a private tie into their existing lines. That is why this system works.

Mr. Geissinger asked how is the pump station going to handle the three ninety degree turns? I am not an engineer, are you a sewer engineer?

Mr. McMullen said I am a sewer engineer. They are not ninety degree turns they are double forty-five degree bends.

Mr. Geissinger said there are eight forty-five degree bends, will that restrict the system or is it not an issue?

Mr. McMullen said that does not restrict the system and it is not an issue. I have run an analysis on the static and hydraulic losses through the system to make sure that line is sized properly. This line is going to be a four inch PVC, C 900, those bends can withstand the pressure from the pump station and any surges.

Mr. Geissinger asked what size is the pipe?

Mr. McMullen said the pipe is four inch pipe. It will be 65 gallons per minute.

Mr. Geissinger asked how many units?

Mr. McMullen said each building has 24 units. There is a total of 72 units. There is a proposed wood shop on top there. That is going to be a gravity sewer lateral.

Mr. Hahn said is this the low area on the corner of Mauch Chunk?

Mr. Harleman said this is that lowest spot in the area at the corner of Mauch Chunk and Schadt Avenue. (Exhibit A)

Mr. Hahn asked if the existing pipe in Fellowship Manor adequate?

Mr. Harleman said he did not look into that area

Mr. McMullen said there is eight inch pipe there which is adequately sized.

Mr. Harleman asked is there a cafeteria?

Mr. McMullen said no, nothing like a cafeteria would be in existing area.

Mr. Harleman said I would like to make a recommendation because of the layout of the site and Bible Fellowship's ability to keep the entire low pressure system privately owned that the Authority would consider approving the sewer improvements at this location with the condition that developer enters into a sanitary sewer improvement agreement that is acceptable to the CWSA.

MOTION WAS MADE BY MR. GEISSINGER, SECOND BY MR. ROTH TO APPROVE THE SEWER IMPROVEMENTS FOR THE BIBLE FELLOWSHIP INDEPENDENT LIVING APARTMENTS WITH THE CONDITION THAT THE DEVELOPER ENTER INTO A SANITARY SEWER IMPROVEMENT AGREEMENT THAT IS ACCEPTABLE TO CWSA . 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

1. Written –

MOTION MADE BY MR. BOYLE, SECOND BY MR. ROTH, TO ACCEPT THE DECEMBER 2025 MANAGER'S FIELD REPORT AS PRESENTED AND TO MAKE THE WRITTEN REPORT PART OF THE OFFICIAL MINUTES. 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

2. Verbal-

Mr. Matthew Harleman said that he had a few items. I will wait until new business to discuss them.

B. ADMINISTRATIVE REPORTS - Monthly Financial Report presented for Board review after general review:

MOTION MADE BY MR. WEHR, SECOND BY MR. BONSHAK, TO APPROVE THE DECEMBER 2025 FINANCIAL REPORT AS PRESENTED BY THE TREASURER. 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

See attached listings for the invoices listed to be paid.

MOTION MADE BY MR. GEISSINGER, SECOND BY MR. BONSHAK, TO APPROVE THE DECEMBER 2025 INVOICES FROM THE 1ST NORTHERN BANK ACCOUNT AS PRESENTED BY THE TREASURER. 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

C. CORRESPONDENCE AND OTHER MISCELLANEOUS DATA

1. *Agenda from Kline's Island Sewer Signatory System meeting on 1/8/2025*
2. *PMRS MMO invoice for 2026 (approved 9/18/25 meeting)*
3. *Resolution 387 Authorizing disposition of certain public records pursuant to the Municipal Records Manual*
4. *Local Services Tax—Exemption Certificate for 2026, to be returned to Anita Smith ASAP (Board Only)*
5. *Statement of Financial Interest for 2025, returned to Anita Smith by May 1, 2026*

Operations Committee— Mr. Roth reported normal operations.

Administrative Committee— Mr. Marx reported normal operations.

Financial Committee-- Mr. Wehr reported normal operations.

Clear Water Committee—Mr. Geissinger reported normal operations.

Safety Committee—Mr. Bonshak reported normal operations.

OLD BUSINESS –

NEW BUSINESS–

MOTION MADE BY MR. WEHR, SECOND BY MR. ROTH TO APPROVE RESOLUTION 387 AUTHORIZING DISPOSITION OF CERTAIN PUBLIC RECORDS PURSUANT TO THE MUNICIPAL RECORDS MANUAL. 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

Mr. Harleman said her received a request about a release of the letters of credit for Phase 1, 2 and 3 for Taylor Villas. The Board last approved a reduction in the letters of credit was in June 5, 2024, so it was at the May 2024 meeting. The developer wants all three letters of credit to zero. Since the time from the last letter of credit release the maintenance period on all three phases has expired, so I feel at this time it is appropriate to release all letters of credit.

The total for the letter of credit for Phase 1 is \$6,400.00, Phase 2 is \$4,000.00 and Phase 3 is \$4,300.00. The total of all the letters of credit is \$14,700.00. I asked the maintenance personnel to do a drive through to make sure that nothing had deteriorated or anything that may have been overlooked during punch list and they said no.

MOTION MADE BY MR. WEHR, SECOND BY MR. ROTH, TO RELEASE TAYLOR VILLAS FINAL LETTERS OF CREDIT FOR PHASE 1 FOR \$6,400.00, PHASE 2 FOR \$4,000.00 AND PHASE 3 FOR \$4,300.00. THE MAINTENANCE PERIOD FOR ALL PHASES HAVE EXPIRED. TOTAL OF ALL LETTERS OF CREDIT ARE \$14,700.00. 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

MOTION MADE BY MR. ROTH, SECOND BY MR. WEHR, TO REAPPOINT FOR 2026 BUCKNO AND LISICKY AS OUR AUDITORS WITH NO RATE INCREASE. 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

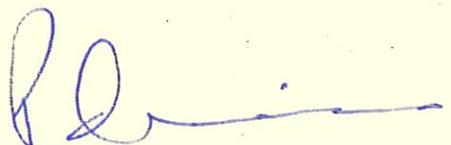
MOTION MADE BY MR. MARX, SECOND BY MR. ROTH, TO REAPPOINT FOR 2026 T&M ASSOCIATES AS OUR ENGINEERING FIRM WITH NO RATE INCREASE. 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

MOTION MADE BY MR. BOYLE, SECOND BY MR. WEHR, TO REAPPOINT FOR 2026 DAVISION AND MCCARTHY PC AND ATTORNEY SCHANTZ AS OUR SOLICITOR, WITH NO RATE INCREASE. 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

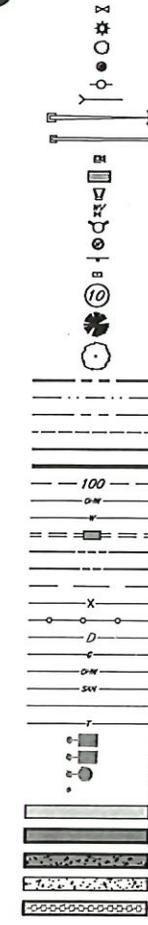
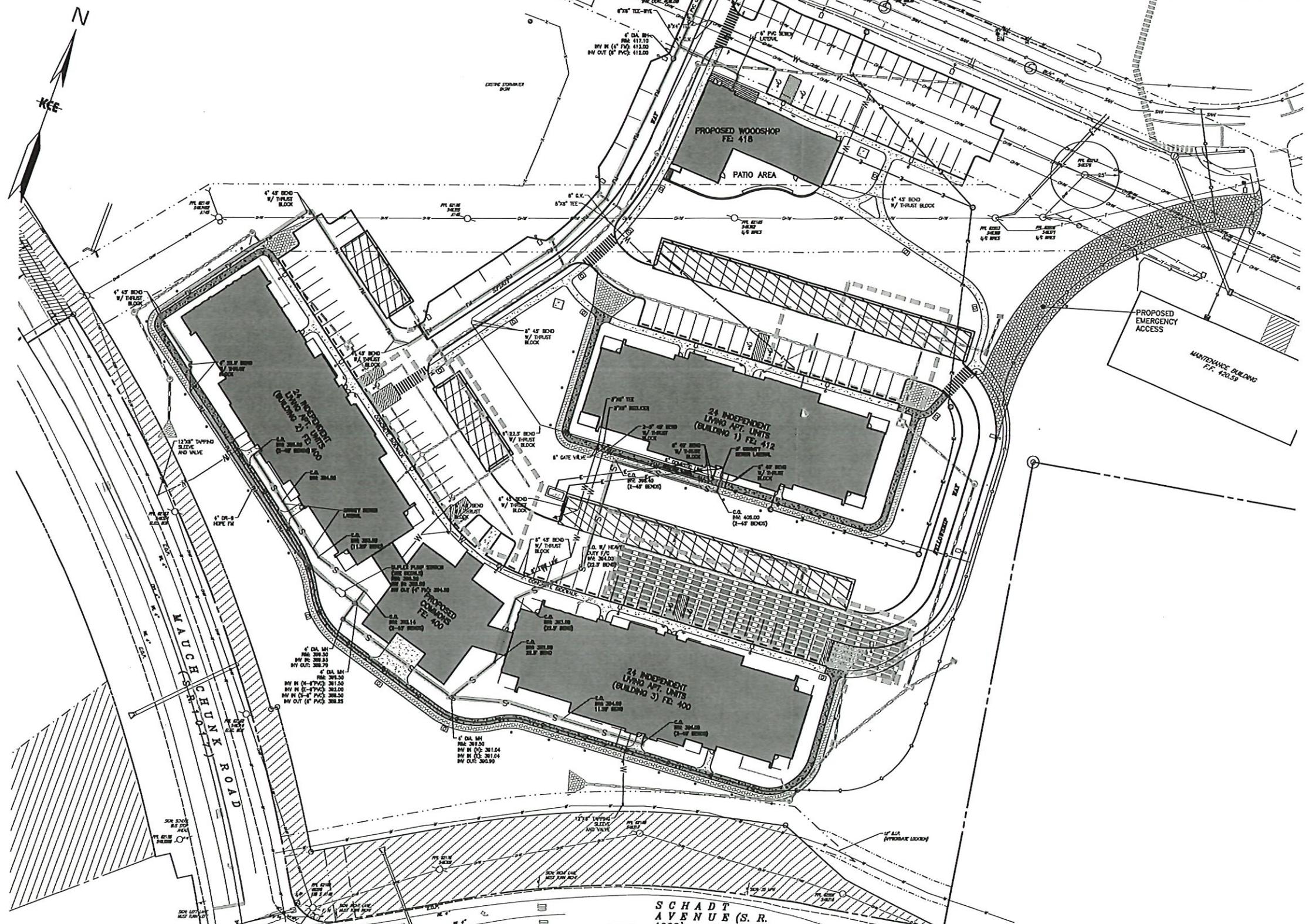
ADJOURNMENT -

MOTION MADE BY MR. MARX, SECOND BY MR. BONSHAK, TO ADJOURN THE MEETING. 7 AYES, 0 NAYES, 0 ABSENT. MOTION CARRIED.

The meeting was adjourned at 7:33 PM.



Respectfully submitted,
Paul F. Geissinger, Secretary



PROJECT BENCHMARK
 BM - EXISTING WATER VALVE
 ELEV. = 413.81
 (NAD83 DATUM)

SANITARY NOTES:

1. PROPOSED FORCE MAIN AND PUMP OPERATED, AND MAINTAINED BY THE AUTHORITY.

WATER NOTES:

- AS REQUIRED BY THE AUTHORITY, HORIZONTAL SEPARATION MUST BE 18" BETWEEN UTILITIES AND A MINIMUM OF 18" SEPARATION/CLASH AT CROSSING.
- ALL PUBLIC WATER MAIN PIPING AND CLASS 90 PIP.
- ALL PUBLIC WATER MAIN PIPES AND MINIMUM OF 4" AND MAXIMUM OF 8" THE AUTHORITY.
- A WATER METER WITH TRANSDUCER FROM THE WHITEHALL TOWNSHIP AUTHORITY SHALL BE INSTALLED BY THE APPLICANT AFTER INSTALLATION OF THE WATER MAIN. THE TRANSDUCER UNIT (MAY BE EXPENSE OF THE DEVELOPER/OWNER) SHALL BE INSTALLED IN ACCORDANCE WITH THE SCHEDULE OF THE AUTHORITY.
- ALL PUBLIC WATER DISTRIBUTION SYSTEMS TO BE DEDICATED TO THE AUTHORITY IN ACCORDANCE WITH THE WHITEHALL TOWNSHIP REGULATIONS AND CONSTRUCTION WATER SUPPLY MANUAL, AS AMENDED.
- THE LIMITS OF THE AUTHORITY OWNED THE EDGE OF THE PUBLIC ROAD OR THE WATER AUTHORITY'S EASEMENT.
- ALL WATER DISTRIBUTION SYSTEMS DEDICATED TO THE AUTHORITY SHALL CONSTRUCTED IN ACCORDANCE WITH ALL CONSTRUCTION STANDARDS AND BUILD AT THE TIME OF CONSTRUCTION. ALL APPOINTMENTS WILL BE OWNED, OF OWNER/DEVELOPER IN PERPETUITY.
- ALL MAIN LINE AND FITTINGS, VALVES, METRIC DRAINS FOR THURST RESTS 40', ON EITHER SIDE OF A VALVE, IT USING FIELD LOCK GASKETS.
- ANY VALVE WHOSE OPERATING MIT IS GRADE SHALL BE EQUIPPED WITH A 6" EXTENSION TO 6" FROM FINISHED GRADE.
- DEVELOPER/CONTRACTOR MUST NOTIFY HOURS IN ADVANCE OF PLANNED WATER PLANNED WATER MAIN SYSTEM SHUTTER.

SCHADT AVENUE (S.R. 1008)