

UPPER MONTGOMERY JOINT AUTHORITY  
MINUTES OF JUNE 10th, 2025 BOARD MEETING

The regular monthly meeting of the Board of Directors of the Upper Montgomery Joint Authority was held on Tuesday June 10th, 2025 in the office of the Plant Administration Building, Mensch Dam Road, Pennsburg, Pennsylvania.

I. EXECUTIVE SESSION

None.

II. CALL TO ORDER

Mr. Ingram, Chair called the meeting to order at 7:00 p.m.

III. PLEDGE OF ALLEGIANCE

IV. MOMENT OF SILENCE FOR THE MEN & WOMEN SERVING IN HARM'S WAY

V. ROLL CALL

Donna Paul, Secretary, called the roll. The following board members were present:

William Ingram  
Ryan Pugh  
Donna Paul  
Leon Ritchey  
Gregory Gaudreau  
Kimberly Gery

Also, in attendance were:

Jennifer Leister, Executive Director  
Gregory Philips, Picardi, Philips & Ottaviano, Solicitor  
Jamie Lorah, SSM Group

VI. VISITORS

None.

## VII. CHAIR AND PUBLIC COMMENT PERIOD

Mr. Ingram informed the board that he, along with Gregory Gaudreau, Jennifer Leister, Greg Philips, and Steve Miller from Worth and Company, Inc. met on June 6th, 2025, to discuss the Design Build Agreement for the Biosolids Project.

## VIII. MINUTES APPROVAL

Mr. Ingram noted the Minutes of the May 13th, 2025 meeting had been distributed previously and are presented tonight for approval. Mr. Ingram asked if there were any corrections to the minutes. Mr. Pugh moved to approve the minutes and Mr. Gaudreau seconded the motion. The Minutes were approved unanimously.

## X. TREASURER AND INTEREST REPORTS

The board reviewed the Treasurer's Report (copy of which is attached hereto). A motion was made by Mr. Pugh to accept the Treasurer's Report. The motion was seconded by Mrs. Paul and it was unanimously approved.

## XI. FINANCIAL REPORTS

The Financial Reports were circulated for review and discussed.

## XII. BILLS FOR PAYMENT

Mr. Gaudreau made a motion to approve the listed monthly bills that were paid prior to the meeting, because their due dates fall between meetings, and those that are currently due. Mr. Pugh seconded the motion and it was unanimously approved.

## XIII. ENGINEER'S REPORT

Copy attached

## XIV. SOLICITOR'S REPORT

Copy attached

## XV. EXECUTIVE DIRECTOR REPORT

Copy attached

## XVI. UNFINISHED BUSINESS

Mrs. Leister continued discussion with the board regarding the implementation of a deduct meter policy for residents. Mrs. Leister noted that Bill Casper with Rio Supply met with staff to demonstrate the Neptune Deduct Meter. However, she advised that the meters would need to be purchased directly by the Authority as Mr. Casper does not sell directly to the public or to contractors. After discussion, the board requested that Mrs. Leister investigate this matter further before they make a final decision.

## XVII. NEW BUSINESS

Mrs. Paul made a motion to approve the Audit Proposal from Styer and Associates in the amount of \$14,430.00. Mrs. Gery seconded the motion and it was unanimously approved.

Mrs. Leister requested that the board consider implementing Automated Clearing House (ACH) Payment Processing. Mrs. Leister shared that checks are frequently getting lost in the mail, leading to costly stop-payment and reissuance processes. She also highlighted that ACH payments offer a more secure and less expensive alternative to credit card transactions. Following a discussion, the board has asked Mrs. Leister to reach out to QNB to inquire about any fees associated with setting up ACH payments. Mrs. Leister has agreed to share her findings at the July meeting.

Mrs. Leister discussed implementing a lateral inspection program for condominiums, duplexes, and apartments. Currently, the Authority does not have a policy in place to inspect laterals for multi-unit complexes. The board agreed that the building owner is responsible for the sewer lateral and that a program should be implemented to inspect the laterals every other year. Mr. Philips agreed to generate a Resolution to add this new program to the Rules and Regulations.

## XVIII. ADDITIONAL BUSINESS

None.

XIX. ADJOURNMENT

Mr. Pugh made a motion to adjourn the meeting.  
Mr. Ingram adjourned the public meeting at 9:14 p.m.

Respectfully submitted,



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Secretary (Assistant Secretary)



## Upper Montgomery Joint Authority

X.A

Meeting Date

June 10, 2025

Treasurer's Report - Account Balances as of

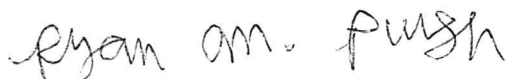
May 31, 2025

## QNB Accounts

Account Name	last 4 digits of acct #	Beginning Balance	Deposits	Service Fees	Withdraws	Interest Earned	Ending Balance
Operating Checking	1284	40,118.87	246,368.65		(246,059.82)	22.39	40,450.09
Special Checking	1300	21,253.88	224,523.46		(33,443.05)	24.55	212,358.84
Rental Income	4741	480.86	229,833.09		(104,570.75)		125,743.20
Rental - Credit Card Income	2050	169.27	100,911.70		(44,153.89)	5.92	56,933.00
Revenue Fund	0478	314,637.50	180,830.59		(334,007.32)	224.22	161,684.99
Bond Redemption	0486	498.95				0.22	499.17
Depreciation Reserve	0494	11,276.50	5,475.00		(10,000.00)	3.81	6,755.31
Debt Service Fund	0544	654,294.12	100,663.67		(622,482.00)	587.04	133,062.83
Debt Service Reserve Fund	0551	1,213,494.55				1,478.80	1,214,973.35
<b>Totals</b>		<b>\$ 2,256,224.50</b>	<b>\$ 1,088,606.16</b>	<b>\$ -</b>	<b>\$ (1,394,716.83)</b>	<b>\$ 2,346.95</b>	<b>\$ 1,952,460.78</b>

## QNB Escrow Accounts

Account Name	last 4 digits of acct #	Beginning Balance	Deposits	Service Fees	Withdraws	Interest Earned	Ending Balance
Fox Clearing (Glenwood Chase)	0627	43,339.24				30.39	43,369.63
Perkiomen School	0635	2,292.46				1.01	2,293.47
Jefferson Street O&M	0676	29,820.62				20.91	29,841.53
P&B Partitions	0684	1,366.84				0.60	1,367.44
Lateral Projects	0734	411.39	675.00			0.43	1,086.82
Craig Building Group	4504	1,279.91				0.56	1,280.47
Stonegate	6400	5,747.75			(266.00)	2.45	5,484.20
Arlington Subdivision	6459	4,522.56			(548.33)	1.82	3,976.05
NB at Deerfield LLC	7747	10,174.88			(7,273.84)	2.52	2,903.56
189 Main St Assoc LP	7853	8,154.04				3.58	8,157.62
Creekside (Forestar)	7804	3,333.58				1.46	3,335.04
Creekside (Forestar) Construction	7812	59,290.92			(3,627.12)	57.08	55,720.88
Sands Bros. Partnership LP	8562	1,353.00		10.00	(646.17)	0.41	717.24
<b>Totals</b>		<b>\$ 171,087.19</b>	<b>\$ 675.00</b>		<b>\$ (12,361.46)</b>	<b>\$ 123.22</b>	<b>\$ 159,533.95</b>



Ryan Pugh, Treasurer

# Treasurer's Report - Account Balances as of

May 31, 2025

## INCOME

		2025-2026 Budget	Total to Date	%	May
Grant	354.04		\$ 202,162.00		202,162.00
Rentals	364.10	4,417,916.00	\$ 320,959.79	7%	320,959.79
EDU's	364.20		\$ 29,486.00		29,486.00
Certifications	364.30	7,000.00	\$ 665.00	10%	665.00
Laterals	364.40	25,000.00	\$ 9,100.00	36%	9,100.00
Other Income	364.50		\$ -		
Inspections	364.60		\$ -		
Legal Fee Reimbursement	364.70		\$ -		
FOG Program	364.80		\$ -		
Interest Income	341.10	18,000.00	\$ 2,347.38	13%	2,347.38
Cell Tower Income	342.53	26,000.00	\$ 2,505.13	10%	2,505.13
<b>TOTAL MONTHLY INCOME</b>		<b>\$ 4,493,916.00</b>	<b>\$ 567,225.30</b>	<b>13%</b>	<b>\$ 567,225.30</b>



Ryan Pugh, Treasurer

**Upper Montgomery Joint Authority****X.B****Meeting Date                  June 10, 2025****Treasurer's  
Cash Report - Payroll - May 2025****Payroll - EFT transfers**

(Automatic withdraw)

Pay Date	Check #	NAME & DESCRIPTION	Account	AMOUNT
5/1/2025	EFT	Salaries (Net)	426.10	\$ 11,724.89
5/1/2025	EFT	Payroll taxes	201.50	\$ 4,875.55
5/1/2025	EFT	QuickBooks Fee	400.11	\$ 39.60
<b>TOTAL</b>				<b>\$ 16,640.04</b>
5/8/2025	EFT	Salaries (Net)	426.10	\$ 12,513.11
5/8/2025	EFT	Payroll taxes	201.50	\$ 5,310.08
5/8/2025	EFT	QuickBooks Fee	400.11	\$ 39.60
<b>TOTAL</b>				<b>\$ 17,862.79</b>
5/15/2025	EFT	Salaries (Net)	426.10	\$ 12,446.73
5/15/2025	EFT	Payroll taxes	201.50	\$ 5,234.23
5/15/2025	EFT	QuickBooks Fee	400.11	\$ 39.60
<b>TOTAL</b>				<b>\$ 17,720.56</b>
5/22/2025	EFT	Salaries (Net)	426.10	\$ 13,502.29
5/22/2025	EFT	Payroll taxes	201.50	\$ 5,603.66
5/22/2025	EFT	QuickBooks Fee	400.11	\$ 39.60
<b>TOTAL</b>				<b>\$ 19,145.55</b>
5/29/2025	EFT	Salaries (Net)	426.10	\$ 13,530.76
5/29/2025	EFT	Payroll taxes	201.50	\$ 5,662.11
5/29/2025	EFT	QuickBooks Fee	400.11	\$ 39.60
<b>TOTAL</b>				<b>\$ 19,232.47</b>
<b>TOTAL EFT Transfers for month</b>				<b>\$ 90,601.41</b>



Ryan M. Pugh, Treasurer/Kimberly Gery, Asst Treasurer



## MONTHLY ENGINEER'S REPORT

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### Upper Montgomery Joint Authority

Reporting Period: May 14, 2025 to June 10, 2025

SSM File: 110328.2025  
Submitted by: Jamie D. Lorah, P.E.  
Client Representative  
[jamie.lorah@ssmgroup.com](mailto:jamie.lorah@ssmgroup.com)

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To: Jennifer Leister, Executive Director and Board Members

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Here is our **Monthly Engineer's Report** ("MER") for use at your June 10th Authority Meeting.

#### 1. **Miscellaneous Services (.2024)**

- **RECAP:** The *PA Small Water & Sewer Grant Application* was approved by the CFA in the amount of \$423,576.<sup>00</sup> for the *Lateral Lining and Rehabilitation Project: East Greenville & Pennsburg*; the Authority's contribution is expected to be \$74,749.<sup>50</sup>. This work is still underway. We are awaiting additional invoices for submission of reimbursement applications. New grant information is provided below.
- **RECAP:** Grants were received for the *Pennsburg Pump Station Improvements* to include the cost of the new Generator and installation, as well as the *Manhole Rehabilitation Project* to include a project scope of approximately \$68,000. A Grant Application was submitted for the SCADA improvements at this Pump Station as well (as Phase II).
- **UPDATE:** A connection application was reviewed for 1206 Red Hill Road with regard to possible pipe extension, and we reviewed the length for two connections.
- **UPDATE:** SSM also recommended a Neptune deduct meter, which is currently being used by Red Hill and Upper Hanover water utilities.

#### 2. **Glenwood Chase Development (.0004)**

- **RECAP:** SSM has inspected the installation of the house laterals and cleanouts, as needed. At this time, all 45 laterals have been inspected and have passed inspection. We recommend televising again prior to taking ownership of this system. According to the Project Manager, the site has not yet been re-seeded, but they intend to do that, possibly with a Winter Rye grass. They were also



reminded that the utility pins need to be provided for the pump station property. Partial information was provided to the Solicitor for the dedication agreement.

**3. Developer Review – Stonegate/6<sup>th</sup> Street (.0005)**

- **RECAP:** A set of Plans was previously reviewed, and comments were provided to the developer. The developer wishes to add a section of sewer line that will need to be dedicated to the Authority, and a section of the development will be tied into the existing, lined pipe.
- **UPDATE:** The escrow cost opinion was revised by Ludgate and has been submitted for use in the Improvements Agreement. The CMP was previously updated in order to get Planning Module approval by the PA DEP.

**4. Developer Review – Kershner Tract/Creekside Village (.0011)**

- **RECAP:** Construction work started on February 3, 2025 to include the sewer connections of the four (4) single family homes along Hendricks Road; this work is expected to continue until the Summer of 2025. The Pump Station permit was modified, and upgrades include the installation of VFDs for soft-starts to the existing pumps. A total of 65 units are to be installed on this site.
- **UPDATE:** All laterals have been installed to date (to the cleanout), all manholes have been installed with manhole encapsulation. A missed lateral was added at Lot 25 this past month, and all sewer main was pressure tested this past month.

**5. LSA Grant Administration (.0020)**

- **UPDATE:** Addressed questions from Grant Reviewer on Red Hill Gun Club Pump Station. Coordination with DCED for Reimbursement Request No. 1 for the Manhole Rehabilitation Grant. Prepared Payment Request No. 3 for East Greenville and Pennsburg Lateral Lining and Rehabilitation project and sent to DCED for review/processing.

**6. Developer Review – Craig Building Group (.0024)**

- **RECAP:** The Plan Set is proposing a grinder station with a connection along W. 4<sup>th</sup> Street. The developer intends to install an 8" diameter sewer line meeting the Authority's design requirements for dedication to the Authority. Planning was previously waived by PA DEP.
- **UPDATE:** We reviewed the Letter of Credit. The Pre-Construction Job Conference was held on June 9<sup>th</sup> on-site, and work is expected to start in the coming weeks.

**7. 2023 LSA Grant Applications (.0025)**

- **UPDATE:** Compiled and sent Reimbursement No. 2 to DCED for their review to include updated payroll and signature for the Lateral Lining and Rehabilitation Project: East Greenville & Pennsburg.

We also began processing the reimbursement for the Pennsburg Pump Station Generator purchase (deposit), but we are awaiting additional information from Brian Martin.

**8. Developer Review – Montgomery Ave./Deerfield (.0026)**

- **UPDATE:** Construction work began in December with the connection of most of the sewer main to a manhole along Montgomery Ave. This development is expected to include 38 twin dwellings, 5 single family dwellings, and the connection of 2 existing dwellings for a total of 45 EDUs. Work has been in progress for the past 6 months (on and off), and they have installed at least ten (10) manholes, nearly all of the sewer main, and at least 35 capped laterals (to the cleanouts). Sewer mains have all been pressure tested and have all passed testing as well. Mandrel testing was performed this past month, and the remainder of the connection along Montgomery Ave. is being performed the week of June 9<sup>th</sup>.

**9. Developer Review – 400 Main Street (.0028)**

- **RECAP:** The Planning Module exemption was denied for this development, which is expected to include 25 EDUs, including apartments to be installed within a commercial building. A plan has been received and was reviewed this past month. The Planning Module was finalized and transmitted to the Developer's engineer. There are currently no updates.

**10. Developer Review – 5th Street/Arlington (.0030)**

- **RECAP:** The Developer had submitted plans for two (2) homes to be constructed on a property along 5<sup>th</sup> Street in East Greenville. As part of this project, a sewer main extension may be installed from Washington Street northward. Plans were submitted to propose a much shorter sewer line extension as an alternate design, with a low pressure force main to be provided to one of the two properties. This is primarily due to a "dip" in the elevation. This Plan was formally reviewed in November, and a review letter was submitted to the Authority and the developer.
- **UPDATES:** Review Letter No. 3 was prepared and submitted this past month. A survey was sent out to the surrounding homeowners last month to assess interest in connecting to the sewer main in order to determine if an extension is needed. So far, at least two properties have responded and have waived connection.

**11. 2024 LSA Grant Applications (.0031)**

- The following Grant Applications were submitted by the November 30<sup>th</sup> deadline:
  - (1) ***Graber & Biting Alley Lateral Rehabilitation Project***, which is proposed to be performed in Red Hill and Pennsburg Boroughs. The total project cost is **\$1,132,228.<sup>00</sup>** and includes the rehabilitation of 203 sanitary laterals utilizing LMK lining technology. The Authority's contribution would be **\$132,228.<sup>00</sup>**. This is to be re-submitted under the ***PA Small Water and Sewer Grant***.
  - (2) An ***LSA Grant Application*** in the amount of **\$52,178.00.<sup>00</sup>** for the ***Vehicle and Equipment Purchase*** for the purchase of a scissor lift, a UV34 Gas Utility Vehicle, and a truck bed. This is to be re-submitted under the ***PA Small Water and Sewer Grant***.



- (3) *Red Hill Gun Club Pump Station Improvements* in the amount of **\$131,989.<sup>00</sup>** for the furnishing and installation of a new diesel generator and upgrade of the existing SCADA control panel. This is to be re-submitted under the *PA Small Water and Sewer Grant*.
- (4) *2025 – 2026 WWTP Project* in the amount of **\$452,144.<sup>00</sup>**. This project involves improvements to the Authority's Wastewater Treatment Plant to include the retrofit of the Primary Clarifier, installation of a heating and ventilation system in the Authority's Compressor Room, the purchase and installation of actuators for use in the biological treatment process, and necessary security upgrades at the plant. This is to be re-submitted under the *PA Small Water and Sewer Grant*.
- (5) *WWTP Centrifuge Replacement* in the amount of **\$748,072.<sup>00</sup>** for the furnishing and installation of a new centrifuge to replace the existing one.
- (6) *WWTP Generator PLC and SCADA Integration* in the amount of **\$115,770.<sup>00</sup>**. This project includes the replacement of the Wastewater Treatment Plant PLC for remote start-up during critical power outage events. Additionally, the system will need to be integrated into the plant's existing SCADA system. This is to be re-submitted under the *PA Small Water and Sewer Grant*.
- (7) *East Greenville Borough – State, Valley, and 4<sup>th</sup> Street Sanitary Sewer Lateral and Manhole Rehabilitation* in the amount of **\$967,815.<sup>00</sup>**. This project includes the lining and rehabilitation of approximately 172 sewer laterals and 36 manholes in the areas of State Street, Valley Street, Forge Road, and 4th Street in the western portion of East Greenville Borough. This is to be re-submitted under the *PA Small Water and Sewer Grant*.
- (8) *Lateral Lining and Rehabilitation Project – East Greenville and Pennsburg Boroughs* in the amount of **\$1,000,000.<sup>00</sup>** with a total project cost **\$1,019,701.00**. This project includes the rehabilitation and lining of 186 sewer laterals within East Greenville and Pennsburg Boroughs, as well as cured-in-place (CIPP) lining of 549 Linear Feet (LF) of sanitary sewer main line in the Boroughs. This is to be re-submitted under the *PA Small Water and Sewer Grant*.

## **12. 2025 NPDES Permit Renewal and DRBC Docket Renewal (.0032)**

- **RECAP:** SSM is currently in the process of finalizing the NPDES Permit Application (due by August 4<sup>th</sup>) for submission to the PA DEP. This is due June 30, 2025, but this process is well underway. The DRBC Docket renewal was finalized and submitted to the DRBC by the March 30, 2025 deadline.
- **UPDATE:** Work was conducted on the effluent and influent sampling for the processing of the NPDES Permit application form. Coordination of the Act 14 letters were prepared and sent to the Commissioners and the Township this past month.

**13. Developer Review – 134 W. Eighth Street (.0033)**

- **UPDATE:** Plan Review No. 2 letter was submitted for the plans associated with the garage connection. The Developer will need to obtain easements across private property. SSM provided responses to the Developer's questions associated with the easement last month; the easements are the only remaining item for approval. There are currently no updates.

**14. 2025 PA Small Water and Sewer Grants (.0036)**

The following PA Small Water and Sewer Grant Applications were submitted by the April 30<sup>th</sup> deadline following Board approval:

- (1) A resubmittal of the *Vehicle and Equipment Purchase* grant for the purchase of a scissor lift, a UV34 Gas Utility Vehicle, and a truck body in the amount of **\$45,352.<sup>00</sup>**.
- (2) A resubmittal of the *Red Hill Gun Club Pump Station Improvements* in the amount of **\$129,471.<sup>00</sup>** for the furnishing and installation of a new diesel generator and upgrade of the existing SCADA control panel. This is to be re-submitted under the *PA Small Water and Sewer Grant*.
  - (a) **UPDATE:** The grant analyst reached out requesting additional information on the application. The required details were provided and no further action is required.
- (3) A resubmittal of the *2025 – 2026 WWTP Project* grant in the amount of **\$399,517.<sup>00</sup>**. This project involves improvements to the Authority's Wastewater Treatment Plant to include the retrofit of the Primary Clarifier, installation of a heating and ventilation system in the Authority's Compressor Room, the purchase and installation of actuators for use in the biological treatment process, and necessary security upgrades at the plant.
- (4) The submittal of the *Pennsburg Pump Station Improvements – Phase II* grant in the amount of **\$90,437.<sup>00</sup>** for the replacement of the existing SCADA system, the SCADA control panels, new VFDs for the pumps and float replacement.
- (5) A resubmittal of the *WWTP Generator PLC and SCADA Integration* in the amount of **\$98,407.<sup>00</sup>**. This project includes the replacement of the Wastewater Treatment Plant PLC for



remote start-up during critical power outage events. Additionally, the system will need to be integrated into the plant's existing SCADA system.

- (6) *East Greenville Borough – Colonial Drive Lateral Rehabilitation in the amount of \$393,625.<sup>00</sup>*, which includes the lining and rehabilitation of approximately 39 sewer laterals on Colonial Drive.
- (7) *East Greenville Borough – Valley, Forge and 4<sup>th</sup> Streets Lateral Rehabilitation in the amount of \$425,000.<sup>00</sup>*, which includes the lining and rehabilitation of approximately 46 sewer laterals on these streets.
- (8) *East Greenville Borough – Hamilton, Blaker, State and 3<sup>rd</sup> Streets Lateral Rehabilitation in the amount of \$395,633.<sup>00</sup>*, which includes the lining and rehabilitation of approximately 49 sewer laterals on these street.

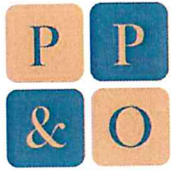
Please do not hesitate to contact us should you have any questions or comments on the above, or if additional information is needed. Thank you.

Respectfully submitted,  
Spotts, Stevens and McCoy

*Jamie D. Lora, P.E.*

Technical Director, Environmental Engineering  
[jamie.lora@ssmgroup.com](mailto:jamie.lora@ssmgroup.com)

cc: Greg Philips, Esq.



**PICARDI PHILIPS  
& OTTAVIANO**  
ATTORNEYS AT LAW

Kenneth E. Picardi  
Gregory W. Philips  
Jamie V. Ottaviano  
Judith L. Watts  
Richard P. Almquist, Jr.  
David L. Allebach, Jr., *Of Counsel*

James D. Scheffey (retired)  
Sherwood L. Yergey (1935-2024)  
Lane H. Daylor (1942-2009)

June 10, 2025

**Agenda Item XIV**

**UPPER MONTGOMERY JOINT AUTHORITY  
Solicitor's Report for May 2025**

1. Personnel.
  - a. Benefits. Nothing new to report.
2. Collection of Delinquent Accounts. Mr. Philips worked to collect outstanding debts on the following accounts:
  - a. Delinquency Reports. Review emails from staff regarding delinquencies. Draft email to staff.
  - b. Hansell. Nothing new in the Bankruptcy Case.
  - c. 1004 Cedar Leas Court. Mr. Philips has been in contact with the homeowner regarding payment. Homeowner has purchased an additional EDU and the lien placed on the property will be satisfied.
  - d. 1007 Cedar Lea Court. Nothing new to report.
  - e. 1013 Cedar Lea Court. Nothing new to report.
  - f. 117 E. Sixth Street. Mr. Philips reviewed email from staff regarding payment by the County and satisfied the lien against the property.
  - g.
3. Development Plans.
  - a. 1420 W. 4<sup>th</sup> Street. Mr. Philips reviewed emails from Developer and staff.

*Formerly the law firm of Yergey Daylor Allebach Scheffey Picardi*

1129 East High Street | P.O. Box 776 | Pottstown, PA 19464  
610-323-1400 | gwphilips@ppo.law | ppo.law

- b. 5<sup>th</sup> Street Development. Review emails between developer and SSM.
- c. 6<sup>th</sup> Street Development. Mr. Philips reviewed between developer and SSM.
- d. 134 W. 8<sup>th</sup> Street. Review emails from Developer's Engineer. Review Professional Services Easement and Easement prepared by Pennsburg's Solicitor. Mr. Philips consulted with SSM regarding the easement plan provided in response to easement.
- e. Creekside Village (Formerly Kershner). Nothing New to report.
- f. Deerfield (Montgomery Avenue) Subdivision. Nothing New to report.
- g. Glenwood Chase. Nothing New to Report.

4. General Counsel Services.

- a. 990 Macoby Street. Mr. Philips worked with Mrs. Leister regarding a claim by Upper Hanover Township that the Authority's sewer main caused a sink hole.
- b. Draft Resolutions 2025-10 through 2011. Mr. Philips revised the Resolutions for increasing the Tapping and rate fees in accordance with Dave Busch's Recommendations.
- c. Glenwood Chase Excessive Water Use. Mr. Philips worked with Ms. Leister regarding the excessive water charges being used by the residents. Mr. Philips prepared enforcement letters and requested the residents to purchase additional EDUs of capacity based on their water usage. Mr. Philips spoke with a number of residents and suggested that they enter the water deduct meter program.
- d. Biosolids Project. Mr. Philips continued to work with Mrs. Leister regarding this project. Mr. Philips reviewed the design build documents provided by Worth & Co. Mr. Philips prepared redline changes to the documents for review by the Worth. Mr. Philips worked with Mrs. Leister regarding the USDA Approval process for financing the Project. Mr. Philips met with Mrs. Leister, Chairman Ingram and Member Gaudreau to prepare for meeting with Worth & Co.

- e. Solar Energy Panels. Nothing new to report. Zoom Meeting Scheduled for June to update progress.
- f. Right to Know. Mr. Philips worked with Mrs. Leister regarding a right to know request from the Town & Country Newspaper.

Respectfully submitted,

Gregory W. Philips, Esquire  
Picardi Philips & Ottaviano  
Upper Montgomery Joint Authority Solicitor





UPPER MONTGOMERY JOINT AUTHORITY  
EXECUTIVE DIRECTOR REPORT

June 10, 2025

### Treatment Plant Information

Rainfall: 9.97"

There were no Sanitary Sewer Overflow (SSO) events or plant violations reported during the month of May.

The dryer has continued to operate within normal parameters, consistently producing an estimated 3 to 4 dry tons of product per week. While overall system performance has remained stable with minor operational issues with the discharge auger have been observed. The team is actively addressing these issues. As a result of these challenges, overall dried product output has decreased and some material has been diverted to landfill. The loadout conveyor responsible for transporting the finished product to the bagging station has exhibited significant wear over the past several months. This degradation poses a potential risk to ongoing production efficiency and reliability.

In response, the operations team is actively evaluating a range of temporary repair solutions to mitigate further deterioration and maintain uninterrupted product output. These measures are intended as interim solutions while longer-term repair or replacement options are assessed in the upcoming project.

### Committee Information/Safety

On June 9, 2025, UMJA staff held a scheduled safety meeting focused on the topic of Chemical Safety Introduction. The session covered key principles of safe chemical handling, proper storage practices, labeling requirements, personal protective equipment (PPE) usage, and emergency response procedures. The objective was to reinforce best practices and ensure all personnel are informed and compliant with safety protocols related to chemical use.

### Community Outreach

On May 22, 2025, UMJA staff participated in the annual Trout Release event held at Hereford Elementary School. On May 22, 2025 two staff members also attended the ACE Program Award

Ceremony at the high school, supporting student achievement and community partnership initiatives.

### Collection System

No odor complaints have been reported from Pennsburg pump station. The hydrogen peroxide system has been in service since the end of April and continues to operate as intended.

Cedar Knoll and Colonial Village Pump stations are both scheduled to receive new propane tanks with installation planned for June 11, 2025.

### Escrows

None- Opened or Closed

### Property Transfer Lateral Inspections

Lateral Inspections: Pass = 9; Failed = 4

Lateral Re-Inspections: Pass = 2; Failed = 0

Property Inspections: Pass = 1; Failed = 0