

Cumberland-Franklin Joint Municipal Authority

(August 10, 2017)

- Vice Chairman Steve Oldt called the first meeting of the Cumberland-Franklin Joint Municipal Authority to order **in the new office of C.F.J.M.A. at 204 W. King Street** at 6:00 p.m. and asked for a moment of silence and the pledge to the flag.
- Those present were:

Lisa Suders	Attorney Jim Robinson	George Foreman
Steve Oldt	George Bauserman	Angelique Brown
Jerome Kater	Dwain Koser	John Knutelsky
- Mr. Kater motioned to accept the July 13, 2017 minutes. Mr. Bauserman seconded the motion and motion carried.
- There were no Public Comments.
- There was no Correspondence
- Mr. Bauserman motioned to approve the August 10, 2017 Treasurer's Report and Mr. Knutelsky seconded the motion. Motion carried.
- Under the Solicitor's Report, Attorney Robinson reported that he had the agreement of sale signed by James M. and Susan H. Weaver, for the 11.39 acres owned by CFJMA on Fish Hatchery Road. It contained the signature of Chairman, Tom Ginnick, and was attested by the signature of Vice-Chairman, Steve Oldt, at this meeting. **(see attached)** The agreed upon sale price between CFJMA and the Weaver's for this parcel of land was in the amount of \$96,600.00. Attorney Robinson said that he was available for settlement the week of August 21st and Dwain responded that he would get in contact with the Weaver's to set a date.

Attorney Robinson handed the floor over to Dwain to discuss property of 725 Municipal Drive. Dwain reported to the board that the subdivision plans for the separation of the office and the garage on the deeded property of 725 Municipal Drive were submitted to the Southampton-Franklin Township Planning Commission. The following comments were returned to the Authority:

1. The Township just passed a new ruling that a business needs to have a marked parking place for each employee. Since we are subdividing, there are 10 places required to be marked both at the office and at the garage. The office needs 4 more parking places marked to bring up to code.
2. It was suggested that CFJMA tear out the portion of macadam that connects to the parcel of land with the office building (the "U" shaped "round-about" portion). It was also suggested that CFJMA put up jersey barriers on the new property line.

Dwain submitted his comments back to the planning commission:

1. Dwain contested the 10 spots at the garage because at any given time, only a maximum of two employees will be there. It responded that it is simply a storage shed. He suggested marking 2 spots at the garage.
2. He also contested the removal of the macadam and placement of jersey barriers. He suggested that CFJMA move the chain link fence to the new property line.

Dwain also reported to the board that CFJMA had received the appraisal, done by Ausherman Brothers Real Estate, Inc. on the office building. The appraised value came in at \$255,000.00. After much discussion, the board conceded to sell the office building at the price of \$235,000.00, due to the subtraction of the portion of land to be subdivided with the lot that contains the garage. Mr. Kater made a motion to set the maximum price at a firm amount of \$235,000.00 and a minimum of \$225,000.00. If minimum amount of \$225,000.00 is settled upon, it would include the buyer paying both sides of the transfer tax. Mr. Oldt seconded it. Motion carried.

Attorney Robinson presented the board with **Resolution 2017-02**, "A Resolution of the Board of Directors of this Authority authorizing the sale of certain real property located at 725 Municipal Drive, Shippensburg, Franklin County, Pennsylvania." (**See attached**) Mr. Kater motioned to approve the Resolution 2017-02 and Mr. Knutelsky seconded the motion. Motion carried.

Attorney Robinson reported that there was a meeting of the Joint Committee for the Wastewater Treatment Plant. There are still multiple issues that need resolved with Hazen Sawyer involving the SCADA System (software control system), the blowers, etc. The Joint Committee has agreed to pay PACT II what is owed.

- Under the Manager's Report, Dwain presented the following:
 1. He is working with Lance Keggereis, Dennis E. Black Engineering, to define the project to apply the sewer grant that was awarded to CFJMA in the amount of \$300,000.00. They have located 2 places that would be suitable to build water pumping stations in the Letterkenny Sewer District to help with the force main. He has talked to 2 separate individuals concerning the purchase of a piece of their land and verbal agreements were made. He will continue to pursue this direction.
- There was no Old Business.
- Under New Business, management welcomed board members to the new building and invited them to a tour at the close of the meeting.
- Mr. Kater motioned to adjourn the meeting at 6:30 pm and Mr. Knutelsky seconded the motion. Motion carried.

Respectfully submitted,

Angelique Brown, Recording Secretary