

BCWSA



**REGULAR BOARD MEETING
WEDNESDAY, FEBRUARY 26, 2025
9:30 AM**

Executive Session 9:15 AM

- ***Litigation***
- ***Personnel***

1. CALL TO ORDER:

2. PUBLIC COMMENT:

3. MINUTES:

Consideration to approve the Minutes of the BCWSA's Reorganization Meeting and Regular Board Meeting of January 15, 2025. (see minutes attached)

4. REPORT OF THE CEO: *Benjamin W. Jones*

-Bid Award/ Municibid Results-

Consideration to award the sale of one (1) used vehicle to the highest responsive bidder through the Municibid government auction. (see memo from BWJ dated 02/26/25 and bid tabulation attached)

-Electrical Supplies 2025-

Consideration to award the Contract associated with Electrical Supplies to Cooper-Friedman Electric Supply in the amount of \$87,785.50 for year one, and \$89,102.59 for year two, for a two-year period. (see memo from BWJ dated 02/26/25 and bid tabulation attached)

-Purchase of Vehicle-

Consideration to approve the purchase of a 2025 Ford Escape through the COSTARS program for use by the Engineering Department, replacing the Suburban that was previously sold. (see memo from BWJ dated 02/26/25 and Client Proposal)



BCWSA
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www.bcwsa.net



-Sewer Service Agreement; Springfield Township-

Consideration to approve the Sewer Service Agreement between BCWSA and Blecker Acquisitions, L.P, associated with the construction of sixteen (16) townhomes requiring the purchase of sixteen (16) EDUs (15 new; 1 existing) in Springfield Township. (see memo from BWJ dated 02/26/25 and agreement attached)

Consideration to approve the Tri-Party Financial Security Agreement associated with the funding for the above referenced project. (see memo from BWJ dated 02/26/25 and agreement attached)

-Sewer Service Agreement; Warrington Township-

Consideration to approve the Sewer Service Agreement between BCWSA and Hallmark Homes – Warrington Ridge, LLC, associated with the proposed construction of an eight (8) lot subdivision requiring the purchase of eight (8) EDUs (7 new; 1 existing) in Warrington Township. (see memo from BWJ dated 02/26/25 and agreement attached)

Consideration to approve the Tri-Party Financial Security Agreement associated with the funding for the above referenced project. (see memo from BWJ dated 02/26/25 and agreement attached)

-Sewer Service Agreement; Doylestown Township-

Consideration to approve the Sewer Service Agreement between BCWSA and Lenape Valley Foundation, associated with the proposed construction of an eighteen (18) bed crisis center on the Doylestown Hospital Campus requiring the purchase of eleven (11) EDUs in Doylestown Township. (see memo from BWJ dated 02/26/25 and agreement attached)

-Sewer Service Agreement; Doylestown Borough-

Consideration to approve the Sewer Service Agreement between BCWSA and Pecan Properties, LLC, associated with the proposed construction of a three (3) lot subdivision on North Shady Retreat Road requiring the purchase of three (3) EDUs in Doylestown Borough. (see memo from BWJ dated 02/26/25 and agreement attached)

-Deed of Dedication & Deed of Easement; Doylestown Borough-

Consideration to approve the Deed of Dedication Agreement and Deed of Easement Agreement between Pecan Properties, LLC and BCWSA, associated with the project located on North Shady Retreat Road in Doylestown Borough. (see memo from BWJ dated 02/26/25 and agreements attached)



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- Deed of Dedication & Deed of Easement; Doylestown Township-

Consideration to approve the Deed of Dedication and Deed of Easement Agreements between Better Living Homes and BCWSA, associated with the project located at 300 New Britain Road in Doylestown Township; this is subject to receipt of documents from the builder. (see memos from BWJ dated 02/26/25 attached)

-Reservation of Capacity; Springfield Township-

Consideration to approve the ROC between BCWSA and 5 Star Venture 1 LP associated with the proposed renovation of two (2) existing warehouse buildings requiring the purchase of seven (7) EDUs (6 new; 1 existing) in Springfield Township. (see memo from BWJ dated 02/26/25 and agreement attached)

5. ENGINEERS REPORT:

Gilmore & Associates

Russell Dunlevy, P.E., will present the Engineers Report dated 02/26/25 to the Board of Directors.

**1. Upper Dublin Diversion Pump Station
BCWSA Contract UDT-14-MC (HVAC)
Change Order No.1**

Consideration to approve Change Order No.1 from Mechanical Contractor Rogers Mechanical Company for additions and revisions to the specified mechanical contract work, as recommended by the Engineer.

**2. Duke's Root Control CCTV & Cleaning
Payment Recommendation #7**

Consideration to approve payment recommendation No. 7 to Duke's Root Control, Inc. (Duke's), associated with the sanitary sewer CCTV inspection and cleaning completed in October and November 2024, as recommended by the Engineer.



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Consulting Engineer's Report

Steven Hartman, P.E. will present the Consulting Engineer's report dated 02/19/25 to the Board of Directors.

CENTRAL BUCKS SEWER SYSTEM AREA

A. Castle Valley Diversion Booster Pump Station - Contract CB-75B

Consideration to approve the Application and Certificate for Payment No.12 (FINAL) to AJM Electric, Inc. for the release of final retainage, as all punch list items have been completed, as recommended by the consulting Engineer.

B. Castle Valley Diversion Booster Pump Station - Contract CB-75A

Consideration to approve Change Order No.1 (FINAL) incorporating two prior approved Work Change Directives into the General Construction Contract, as recommended by the consulting Engineer.

Consulting Engineer's Report Continued

Joeseph Jones, P.E., CFM will present the Consulting Engineer's report dated 01/07/25 to the Board of Directors.

Notice of Intent to Award

Consideration to award the bid associated with the Wyndmoor Sewer Repairs Project in Springfield Township to the lowest responsive bidder, PACT One, LLC, as recommended by the consulting Engineer.

6. SOLICITORS REPORT:

-Lease Agreement-

Consideration to approve the Lease Agreement between Rise Up Towers Bucks One LLC and BCWSA. (see agreement attached)



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7. CFO's REPORT: *Jason Hillaert, CFO*

-Bills for Payment-

Consideration to approve the Bills and Requisitions dated 02/26/25. (See bills attached)

8. OLD BUSINESS:

9. NEW BUSINESS:

10. ADJOURNMENT:

NEXT REGULAR BOARD MEETING: March 26, 2025, at 9:30am



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