

BRIGHTON TOWNSHIP MUNICIPAL AUTHORITY

REGULAR MEETING MINUTES

August 18, 2025

Mr. Piccirilli called the August 18, 2025 meeting of the Brighton Township Municipal Authority to order at 7:40 P.M. The meeting was in the Municipal Building, 1300 Brighton Road, Beaver, PA 15009. No visitors were present.

PRESENT: Mark Piccirilli, Chairman
Jeffrey S. Maze, Vice Chairman
Bryan W. Flaugh, Secretary
Gordon R. Sheffer, Treasurer
Jack E. Erath, Assistant Secretary/Treasurer
Bryan K. Dehart, Administrative Manager
Brad Cochran, Operations Supervisor
Wyatt D. Disher, Asst. Engineer, LSSE
Garen Fedeles, Solicitor

ABSENT: Larry Lennon, Jr., P.E. LSSE

There was no **Public Comment**.

Minutes of July 21, 2025 Regular Meeting: Mr. Sheffer made a motion, seconded by Mr. Piccirilli, vote unanimous, to approve the minutes of the July 21, 2025 Regular Meeting.

July Treasurer's Report: The Board reviewed the Treasurer's Report. July activity was as follows:

Revenue Account Balance July 1, 2025	\$294,742.68
July Utility Receipts	\$176,538.97
Connection & Tapping Fees	\$ 0.00
NSF	\$ 1,079.45
Lien Letters	\$ 230.00
Deduct Meters(0)	\$ 0.00
July Expenses/Transfer	(\$394,671.18)
Revenue Account Balance July 31, 2025	\$127,919.92
 Payroll Account Balance July 31, 2025	 \$ 14,977.62
 PLGIT Operating Account Balance July 31, 2025	 \$165,809.42
PLGIT PRIME Operating Balance July 31, 2025	\$329,922.92
PLGIT HRA Account Balance July 31, 2025	\$ 12,799.71

PLGIT Capital Account Balance July 31, 2025	\$ 89,695.53
PLGIT PRIME Capital Balance July 31, 2025	\$785,530.78

The coverage factor for the month of July was 2.56

Mr. Flaugh made a motion, seconded by Mr. Erath, vote unanimous, to approve the July Treasurer's Report as read and file for audit.

Ratify July Bill List: After review, Mr. Maze made a motion, seconded by Mr. Flaugh, vote unanimous, to ratify the July bills list.

Vanport Township Municipal Authority: The Board reviewed the VTMA minutes of the June 30, 2025 Regular Meeting.

Plan Review/Development Status: Roberts Run Subdivision – Application has been filed for a 53-lot residential subdivision. Revised plans have not been submitted.

Clover Communities – We are in the maintenance period ending May 18, 2026.

Deerfield Preserve – We are in the maintenance period ending November 20, 2026.

Water Service Line Inventory: The Engineer discussed the Water Service Line Inventory that is part of the lead and copper rules. LSSE is updating that data spreadsheet as survey responses are received, and as the BTMA maintenance crew updates the information based upon meter changes, or interior inspections.

Water System Master Plan: At the February meeting the Board accepted a proposal from LSSE to prepare an updated Water System Master Plan. The Engineer reported that the hydraulic water system model is completed, the waterline break map is being updated and flow testing locations have been scheduled with the Operations Supervisor. Due to the VTMA water tank on Center Drive being out of service for repairs/painting, flow testing on that side of the system is delayed.

Tuscarawas Road Waterline Replacement: The Municipal Authority has received a \$250,000 Local Share Account Grant for the Tuscarawas Road waterline replacement. The project extends from the area of Center Lane to Pleasantview Avenue. Mr. Dishler reviewed route options, Option A in the roadway and Option B outside of the roadway. Option B will require the BTMA to secure easements from 13 property owners, however, the cost is approximately \$100,000 less for this option. The Engineer reviewed each of the cost estimates.

Mr. Erath made a motion, seconded by Mr. Sheffer, vote unanimous, to designate Option B as the preferred route and authorizing LSSE and the Solicitor to proceed with preparation of easement documents for the project.

Brighton Rehab & Wellness: Mr. Dehart reported that the amount due by July 21st is \$239,761.17. The Beaver Borough Municipal Authority has requested a meeting on this subject. They are not receiving payments for sewage service.

Executive Session: At 8:06 PM the Board recessed the meeting and entered into an executive session to discuss a matter of potential litigation. The Board reconvened the meeting at 8:21 PM.

Brighton Rehab & Wellness – Determine Action(s) to Address Delinquency: The balance due is \$297,470.77. Mr. Erath made a motion, seconded by Mr. Maze, vote unanimous, to proceed with litigation against Brighton Rehabilitation and Wellness for the purpose of collecting the delinquency owed to the Brighton Township Municipal Authority.

The Solicitor confirmed with the PA Department of Health that service termination can take place, subject to certain notification requirements. Brighton Rehab has asked to establish a payment plan for the delinquent balance. The Board determined that any payment plan agreement should be part of the litigation before the court.

Brighton Rehab & Wellness – Separation of Service: The Operations Supervisor has prepared estimates for two (2) options to separate Friendship Commons and the District Magistrate from the waterline that also services Brighton Rehab. This would be a necessary step to terminate service to Brighton Rehabilitation and Wellness. Option A was to connect the waterline servicing those facilities with the BTMA waterline on Western Avenue where they cross. The cost estimate is \$6,952. Option B would require a waterline replacement of approximately 800 LF. The cost estimate is \$29,674. Both options would be constructed by the BTMA staff. The Board discussed each option in detail and review plans of the area. Mr. Sheffer made a motion, seconded by Mr. Erath, vote unanimous, to select Option A and to authorize the BTMA staff to proceed with the work as soon as possible.

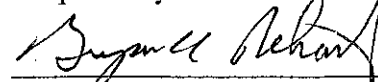
Ohioville Borough Municipal Authority Sales Agreement Extension: The OBMA Agreement expires May 21, 2028. At this time there are no further talks about an extension.

Monthly Operating Report: The monthly Operation Supervisor's Report was reviewed. During the month there were 45 replacement meters installed.

Additional Business: Mr. Dehart said that the new employee Ryan Eiter began employment today. He also said that the \$300,000 grant was received for the meter replacement program.

Adjournment: Mr. Sheffer made a motion, seconded by Mr. Erath, vote unanimous, to adjourn the meeting at 8:48 P.M.

Respectfully Submitted,



Bryan K. Dehart

Administrative Manager