

BRIGHTON TOWNSHIP MUNICIPAL AUTHORITY

REGULAR MEETING MINUTES

September 15, 2025

Mr. Piccirilli called the September 15, 2025 meeting of the Brighton Township Municipal Authority to order at 7:35 P.M. The meeting was in the Municipal Building, 1300 Brighton Road, Beaver, PA 15009. One (1) visitor was present.

PRESENT: Mark Piccirilli, Chairman
Jeffrey S. Maze, Vice Chairman
Bryan W. Flaugh, Secretary
Gordon R. Sheffer, Treasurer
Jack E. Erath, Assistant Secretary/Treasurer
Jeffrey L. Ziegler, Administrative Manager
Bryan K. Dehart
Larry Lennon, Jr., P.E. LSSE
Wyatt D. Disher, Asst. Engineer, LSSE
Garen Fedeles, Solicitor

ABSENT: Brad Cochran, Operations Supervisor

VISITOR: Jason Shorts, 131 Fox Water Trail

There was no **Public Comment**.

Minutes of August 18, 2025 Regular Meeting: Mr. Sheffer made a motion, seconded by Mr. Erath, vote unanimous, to approve the minutes of the August 18, 2025 Regular Meeting.

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

Revenue Account Balance August 1, 2025	\$ 127,919.92
August Utility Receipts	\$ 256,184.35
Deposit to PNC – Grant.	\$ 300,000.00
Connection & Tapping Fees	\$ 0.00
NSF	\$ 41.25
Lien Letters	\$ 120.00
Deduct Meters(1)	\$ 350.00
August Expenses/Transfer	(\$ 441,694.26)
Revenue Account Balance August 31, 2025	\$ 242,921.26
Payroll Account Balance August 31, 2025	\$ 6,913.54

PLGIT Operating Account Balance August 31, 2025	\$ 189,655.58
PLGIT PRIME Operating Balance August 31, 2025	\$ 331,144.84
PLGIT HRA Account Balance August 31, 2025	\$ 12,773.80

PLGIT Capital Account Balance August 31, 2025	\$ 66,813.42
PLGIT PRIME Capital Balance August 31, 2025	\$1,088,905.79

The coverage factor for the month of August was 3.06

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

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

Appoint Authority Manager: Mr. Piccirilli made a motion, seconded by Mr. Erath, vote unanimous, to appoint Jeffrey L. Ziegler as the Authority Administrative Manager.

Designate Authorized Signers on Authority Accounts: Mr. Maze made a motion, seconded by Mr. Erath, vote unanimous, to designate the Board of Directors, Manager and Dawn Librich as authorized signers on the accounts, with two (2) signatures required on all checks; and as the persons authorized to transfer funds within the PLGIT accounts and between accounts in the name of the Brighton Township Municipal Authority.

Vanport Township Municipal Authority: The Board reviewed the VTMA minutes of the July 28, 2025 Regular Meeting. Solicitor Fedeles said he spoke with the VTMA Solicitor about crediting BTMA for a position of any settlement that may be reached as a result of litigation over the TCE stripping towers. The current Agreement does not specifically address this situation.

Adopt Revised Right-to-Know Law Policy: Mr. Erath made a motion, seconded by Mr. Flaugh, vote unanimous, to adopt a revised Right-to-Know Law Policy appointing Jeffrey L. Ziegler as the Open Records Officer.

Pension MMO Calculation: Each year the Board is to be advised by September 30th of the Minimum Municipal Obligation (MMO) to the pension plan for the following year. The 2026 MMO has been calculated as \$35,581. Mr. Maze made a motion, seconded by Mr. Erath, vote unanimous, to approve the 2026 MMO Calculation of \$35,581 and directed that it be included in the 2026 Budget.

Contract with Plumbers Local Union No. 27: The Authority and Union have reached agreement on a new Agreement for the period January 1, 2026 through December 31, 2030. Mr. Sheffer made a motion, seconded by Mr. Erath, vote unanimous, to approve and authorize execution of the Agreement between Brighton Township Municipal Authority and The Plumbers Local Union No. 27 for the period January 1, 2026 through December 31, 2030.

Municipal Participation: Brighton Township will be selling vehicles and equipment no longer needed. Mr. Sheffer made a motion, seconded by Mr. Piccirilli, vote unanimous, to authorize participation in the Municipal sale of equipment and property jointly with Brighton Township.

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. Mr. Dishler said there are 235 notices that need to be sent to homes that have not specifically identified as having lead free services or is unknown.

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. Design options were reviewed at the August meeting with the route outside of the PennDOT right-of-way selected. This will require the Authority to secure rights-of-ways from 13 property owners. Notices to the property owners are being prepared, along with the easement documents.

Brighton Rehab & Wellness – Separation of Service: Last month the Board authorized the Operations Supervisor to proceed with work to separate Friendship Commons and the District Magistrate from the waterline that also services Brighton Rehab. This was a necessary step to terminate service to Brighton Rehab. The service to the Magistrate will be completed this week. It was noted that once service to Friendship Commons is made the existing fire hydrant will no longer be serviced and a new hydrant will need to be installed at a different location. This will be evaluated further.

Brighton Rehab & Wellness – Determine Action(s) to Address Delinquency: At the August meeting the Board authorized legal action to be conducted jointly with the Beaver Borough Municipal Authority.

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 and one (1) sewer deduct meter installed. There was one water break during the month. .

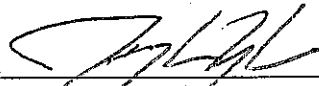
LSA Grants – Mr. Dishler said that the 2025 LSA Grants are now open. Any applications to be filed will require a Resolution at the October meeting.

Additional Business: There was no additional business.

Executive Session: At 8:07 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 8:12 PM.

Adjournment: Mr. Maze made a motion, seconded by Mr. Sheffer, vote unanimous, to adjourn the meeting at 8:12 P.M.

Respectfully Submitted,



Jeffrey L. Ziegler
Administrative Manager