



LEHIGH COUNTY AUTHORITY

LCA Main Office:
1053 Spruce Road
Wescosville, PA 18106
610-398-2503

Agendas & Minutes Posted:
www.lehighcountyauthority.org

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BOARD MEETING AGENDA – MARCH 28, 2016

1. Call to Order
 - *Public Participation Sign-In Request*
2. Review of Agenda / Executive Sessions
4. Approval of Minutes
 - *March 14, 2016 Board Meeting Minutes*
5. Public Comments
6. Action / Discussion Items:

FINANCE AND ADMINISTRATION

- *Public Participation / Transparency Initiatives – Progress Update & Discussion*
- *Financial Health / Goals (green)*

WATER

- *Suburban Division – Water Line Replacement Easement, Spring Creek Rd/Rte. 100 (tan)*

WASTEWATER

7. Monthly Project Updates / Information Items (1st Board meeting per month)
8. Monthly Financial Review (2nd Board meeting per month)
9. Monthly System Operations Overview (2nd Board meeting per month)
10. Staff Comments
11. Solicitor's Comments
12. Other Comments
13. Executive Sessions
14. Adjournment

UPCOMING BOARD MEETINGS

Meetings begin at Noon at LCA's Main Office, unless noted otherwise below.

April 11, 2016
April 25, 2016
May 9, 2016

PUBLIC PARTICIPATION POLICY

In accordance with Authority policy, members of the public shall record their name, address, and discussion item on the sign-in sheet at the start of each meeting; this information shall also be stated when addressing the meeting. Members of the public will be allowed 5 minutes to make comments/ask questions regarding non-agenda items, but time may be extended at the discretion of the Chair; comments/questions regarding agenda items may be addressed after the presentation of the agenda item. Members of the public may not request that specific items or language be included in the meeting minutes.

REGULAR MEETING MINUTES
March 14, 2016

The Regular Meeting of the Lehigh County Authority was called to order at 12:18 p.m., on Monday, March 14, 2016, Chairman Brian Nagle presiding. Other Members present at the commencement of the meeting were: Linda Rosenfeld, Kevin Baker, Tom Muller, Richard Bohner, Norma Cusick, Scott Bieber, and Ted Lyons. Authority Staff present were Liesel Gross, Ed Klein, Pat Mandes, Frank Leist, Brad Landon, John Parsons, Chuck Volk and Lisa Miller.

A member of the public, John Donches was also present.

REVIEW OF AGENDA

Liesel Gross announced that under Staff Comments, there will be a discussion regarding the lead issue and also an Executive Session following the regular meeting to discuss potential litigation.

Kevin Baker, the newly appointed Board Member, was introduced to the Board and Staff.

APPROVAL OF MINUTES

February 22, 2016 Regular Meeting Minutes

On a motion by Richard Bohner, seconded by Norma Cusick, the Board approved the Minutes of the February 22, 2016 Regular meeting (6-0). Linda Rosenfeld and Brian Nagle abstained because they weren't in attendance.

PUBLIC COMMENTS

None.

ACTION AND DISCUSSION ITEMS

January Financials

Chairman Nagle asked Kevin Baker and Linda Rosenfeld to serve on the Financial Committee. They both agreed to be on the committee, along with Ted Lyons.

Ed Klein informed the Board that the Audit is currently underway and may delay the February financials.

Ed Klein gave a PowerPoint presentation highlighting the January 2016 financials in both the City Division and Suburban Division along with a comparative statement for the same.

Allentown Division – Water System Master Plan

John Parsons reviewed the project which provides for an engineering study that will produce a Master Plan for the Allentown Water System. The Plan is a requirement of the Concession Lease and is required to be updated every five years. The City never did a master plan prior to the Concession Lease. The Plan will address a full-scale condition assessment of all facilities which will be timely with the development of an Asset Management Plan conducted by Chuck Volk. Other areas addressed are process audits and optimization, short-term and long-term capital plans and the safety, security and building code audits. John Parsons recommends approval of the Capital Project Authorization for the design phase in the amount of \$295,000.00 which includes awarding the Professional Services Authorization to Arcadis U.S., Inc. in the amount of \$235,000.00.

On a motion by Linda Rosenfeld, seconded by Norma Cusick, the Board unanimously approved the Capital Project Authorization for the design phase in the amount of \$295,000.00 which includes awarding the Professional Services Authorization to Arcadis U.S., Inc. in the amount of \$235,000.00 (8-0).

Allentown Division – Water Main Replacement Program – Cycles 4-6

Frank Leist introduced Jason Peters to the Board. Jason is the Project Manager at LCA who is in charge of all the water main replacements. Mr. Leist is asking for the renewal of the Gannett Fleming contract for another project period of three years, 2017 – 2019, with approval of the Capital Project Authorization for the Design Phase and Pipe Prioritization Assessment Program Cycles 4-6 in the amount of \$961,455.00 which includes the Professional Services Authorization to Gannett Fleming, Inc. in the amount of \$601,455.00.

On a motion by Norma Cusick, seconded by Linda Rosenfeld, the Board unanimously approved the Capital Project Authorization for the Design Phase and Pipe Prioritization Assessment Program Cycles 4-6 in the amount of \$961,455.00 which includes the Professional Services Authorization to Gannett Fleming, Inc. in the amount of \$601,455.00 (8-0).

Lowhill Township – Sewer System Acquisition

Brad Landon reviewed the background of this agreement and stated that it has been revised and is a similar agreement as Weisenberg Township. The revisions made are as follows: if there are any upgrades to the pump stations, the Authority agrees to make a contribution in direct proportion to the volume of sewage flow and the Authority shall pay a transportation and pump station charge to Upper Macungie quarterly. Closing on the Lowhill system will be in June 2016. Liesel Gross said there are 43 customers that are impacted by the Agreement and they are already our water customers. The Board was concerned with infiltration/inflow (I&I). Brad Landon explained that the Authority agrees to repair or eliminate, at its own expense, any I&I entering the Lowhill sewer system that exceeds the engineering standards for allowable I&I.

On a motion by Tom Muller, seconded by Norma Cusick, the Board approved the Sewage Transportation Agreement with Upper Macungie for sewage pumping and transportation from the Lowhill Township sewer system. (8-0).

Donna Wingle arrived at 12:57 p.m.

PROJECT UPDATES/INFORMATION ITEMS

Liesel Gross explained that this is the updated Board Notes that were previously in the Board packet. It has been updated to include the date of the Board meeting that an Action Item will be ready for approval and under the Information Items, a notation of “*No change*” has been added to project descriptions that include no new information from the prior month’s report.

Ted Lyons asked about the process of purchasing CDs and who makes the decision. Ed Klein explained his process for purchasing and reviewing the CDs.

STAFF COMMENTS

Liesel Gross stated that we have a presentation on lead sampling and introduced Donna Wingle, LCA’s Water Quality Manager and Drinking Water Advisor. Pat Mandes gave the presentation and explained the Lead and Copper Rule. The discussion was centered around questions regarding what actions are taken when there is a high result, if sample locations represent all sources of water, whether the Authority is doing enough to ensure the safety of its tap water, how to ensure customers follow the instructions properly, and the cost of testing.

All LCA systems have achieved reduced monitoring by having results consistently below the Action Levels for both lead and copper. To maintain compliance with the Lead Copper Rule (LCR), in addition to 3-year monitoring for lead and copper, the Allentown system samples for water quality parameters (pH & alkalinity) bi-weekly. 2016 is a monitoring year for lead and copper in all LCA systems.

SOLICITOR’S COMMENTS

None.

OTHER COMMENTS

Ted Lyons reported on the PMAA Board Member Training Conference that he and Scott Bieber attended. He said that topics of interest were the Right-to-Know law and Sunshine Act. He suggested the Board discuss getting LCA email accounts. He said other topics discussed were records retention policy, Board By-Laws and Incorporations, Ethics, and Conflicts-of-Interest. Some discussion followed, and Board members agreed that email accounts should be set up for all Board members.

EXECUTIVE SESSION

The Chairman called an Executive Session at 1:45 p.m. to discuss potential litigation.

The Executive Session ended at 2:16 p.m.

ADJOURNMENT

There being no further business, the Chairman adjourned the meeting at 2:16 p.m.

Richard H. Bohner
Secretary



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MEMORANDUM

TO: LCA Board of Directors & Executive Staff
FROM: Liesel Gross
DATE: March 21, 2016
RE: Financial Health / Goals

Since the beginning of the year, Lehigh County Authority staff members have presented changes in the way we develop, discuss and track progress on strategic organizational goals. For 2016, we have presented four high-level goals. They are:

Goal # 1 – Financial Health

Goal # 2 – Asset Management

Goal # 3 – Environmental / Regional Leadership

Goal # 4 – Organizational Development

All four of these goals are outlined in the attached documents. Goals 2, 3 and 4 were presented previously and will not be discussed, unless Board members wish to revisit them.

Goal # 1, Financial Health, will be discussed at the March 28, 2016 LCA Board meeting. Our CFO, Ed Klein, is preparing a presentation to share alternative ways to analyze our organization's financial health and specifically, our revenue requirements to ensure a sustainable operation.

During this discussion, we will seek the Board's feedback on elements that should (or should not) be included in our future revenue modeling efforts. For example, our water and sewer rates could be developed to provide coverage for a variety of expenses beyond operating expenses: depreciation, capital expenses, equity return on investment, operating reserves, debt service, debt service coverage, etc. These elements have not traditionally been discussed with the Board in terms of how LCA sets rates, and the impact on our ability to reinvest in our systems as they age.

LCA's leadership team believes this is an important discussion to have with the Board now – your direction will assist us in advancing our other organizational goals, such as development of an asset management strategy and completing long-term financial forecasts for the Suburban Division.

We look forward to this discussion, and also to completing our 2016 goal-setting process so that we can begin to focus our efforts on tracking forward progress.

2016 Organizational Goal # 1 – Financial Health

LCA Strategic Plan Components:

1. **LCA Mission:** We will deliver Exceptional Value to our customers through our high-quality, affordable and reliable water and wastewater services.
2. **Goal Category – Operations & Financial Management:** Expert system operations and professional financial management.
3. **Goal Category – Organizational Synergy:** Create a dynamic and unified organizational culture that drives performance and teamwork.

2016 Vision / Goal(s):

- Collaborate across the organization to create a shared understanding of the value proposition LCA offers to its current and future customers, including learning where opportunities exist to enhance revenue and reduce reliance on debt.
- Create short- and long-term financial forecasts for all operating divisions.
- Develop operational and financial KPIs that are predictive of future performance.
- Simplify and standardize financial reporting for more regular staff and Board review.
- We know what the next steps are to advance our financial goals.

Critical Milestones:

1 st Quarter 2016	<ul style="list-style-type: none">• Conduct discussions and training with LCA leadership about current state of Authority finances.• Develop revenue models for discussion with LCA staff and Board that address long-term need for adequate revenue to address capital investment needs of the organization. (<i>Board and staff acceptance of a targeted revenue model is desired to build upon in future milestones.</i>)• Begin routine monthly financial reporting to LCA staff and Board.
2 nd Quarter 2016	<ul style="list-style-type: none">• Develop short- and long-term financial forecasts for Suburban Division, matching time horizon of Allentown Division forecasts (17 years).• Conduct rate studies for the Suburban Division systems to develop strategies to implement accepted revenue model.• Develop / discuss alternative financing strategies to address primary financial challenges facing the Allentown Division, and to address the Administrative Order project financing needs.
3 rd Quarter 2016	<ul style="list-style-type: none">• Complete 2017-2026 Capital Planning process, using accepted revenue model for justification of future capital investments.• Develop 2017 budget process and timeline to include adequate time for public and Board review and discussion.
4 th Quarter 2016	<ul style="list-style-type: none">• Develop 2017 plans to incorporate Asset Management deliverables (facility condition assessments and asset management plans) into calculations of future financing needs and revenue projections.• Establish Key Performance Indicators (KPIs) to measure and predict LCA financial, operational and regulatory performance over time.

2016 Organizational Goal # 2 – Asset Management

LCA Strategic Plan Components:

1. **Goal Category – Capital Asset Management:** Manage our assets to maintain an acceptable level of service and plan for the future, by prioritizing projects and evaluating ways to enhance and perpetuate performance and quality at the lowest life cycle cost.
2. **Goal Category – Organizational Synergy:** Create a dynamic and unified organizational culture that drives performance and teamwork.

2016 Vision / Goal(s):

- Create an organizational vision to guide the future of our asset management program, including how we prioritize work and the desired level of service we seek to provide.
- Develop an inventory of our physical assets, including an assessment of their condition and probability and consequence of failure, in order to assign criticality and establish a risk ranking system. (*Suburban Division focus*)
- Use the risk ranking system to prioritize the critical maintenance, rehabilitation and/or replacement activities (across Capital Works and Operations) required to maintain our desired level of service at the lowest life-cycle cost.
- Collaborate with others to develop shared understanding of the level of funding available for asset management activities, in order to strategize capital renewal/replacement improvements.
- Leverage successful programs already in place in the Allentown Division to build similar successes in the Suburban Division and generate an LCA standard for asset management.
- Define our next steps.

Critical Milestones:

1 st Quarter 2016	<ul style="list-style-type: none">• Internal asset management team assembled to develop program goals and definitions.• Review Allentown Division (AD) use of CityWorks and lease Operating Standards; develop similar goals/concepts for Suburban Division.
2 nd Quarter 2016	<ul style="list-style-type: none">• Suburban Division (SD) facility mechanical inventory completed.• Collaborate with finance to develop timelines for capital plan / budget preparation, to incorporate funding availability into asset management planning / prioritization.• Initiate asset management programming for SD linear assets (water mains) to parallel similar work already in place in AD.
3 rd Quarter 2016	<ul style="list-style-type: none">• SD facility condition assessment project completed. Incorporate results from mechanical inventory.• Initial development of 10-year Capital Plan utilizing preliminary recommendations from condition assessment.
4 th Quarter 2016	<ul style="list-style-type: none">• Populate SD data into CityWorks, including facility data, operating standards and weekly preventive maintenance tasks to parallel similar features already in place in AD.• Develop asset management program goals for 2017, including review of SOPs and development of LCA standard for risk-based project prioritization.

2016 Organizational Goal # 3 – Environmental / Regional Leadership

LCA Strategic Plan Components:

1. **Goal Category – Environmental & Regulatory Compliance:** Serve as a steward of our water resources, protect the public's health and promote resource conservation and protection.
2. **Goal Category – Community & Customer Relations:** Actively engage the community and our customers in our plans and programs.

2016 Vision / Goal(s):

- Collaborate with the City of Allentown and all municipal signatories to track completed and planned system improvements required to address the US EPA Administrative Order (AO) to eliminate sewer system overflows.
- Lead collaborative efforts with the Western Lehigh Sewerage Partners (WLSP) to develop and present a Sewer Capacity Assurance and Rehabilitation Program (SCARP) Implementation Plan.
- Collaborate with WLSP municipal leaders to develop a Memorandum of Cooperation to formalize our shared responsibility for implementing and paying for the capital improvement plan (CIP) outlined in the SCARP Implementation Plan.
- Develop a shared understanding with the City of Allentown and the City municipal signatories about the synergies between their CIP and the WLSP plans, and the associated impact to costs and cost allocation.
- Collaborate with Allentown and the City signatory municipal leaders to develop a Memorandum of Cooperation to formalize our shared responsibility for implementing and paying for capital improvements associated with AO compliance via the City's CIP.
- Develop timeline of next steps that are required to achieve compliance with the AO.

Critical Milestones:

1 st Quarter 2016	<ul style="list-style-type: none">• Establish calendar of meetings to collaborate with the City of Allentown, City signatories and WLSP on AO corrective action planning work.• Develop communications strategy to ensure public has access to information regarding past and future AO efforts and decisions.
2 nd Quarter 2016	<ul style="list-style-type: none">• Finalize planning-level cost estimates for each WLSP for the preferred alternative, inclusive of LCA portion of City CIP costs. Discuss alternatives for cost allocation, cash-flow planning and financing.• Facilitate meetings with City representatives to develop agreement on cost allocation to the City signatories for City CIP.
3 rd Quarter 2016	<ul style="list-style-type: none">• Discuss project implementation options with WLSP to define how projects will be coordinated, financed and costs allocated. Provide support as needed for individual WLSP bond and rate evaluations.• Support the City in their presentation of cost allocation for the City CIP to the City signatories.
4 th Quarter 2016	<ul style="list-style-type: none">• Develop draft of Memorandum of Cooperation among the WLSP. Collaborate with the City on the development of a draft of Memorandum of Cooperation among the Allentown signatories.• Develop timeline of next steps to ensure delivery of all detailed corrective action plans to EPA by December 31, 2017.

2016 Organizational Goal # 4 – Organizational Development

LCA Strategic Plan Components:

1. **Goal Category – Organizational Synergy:** Create a dynamic and unified organizational culture that drives performance and teamwork.
2. **Goal Category – Workforce Sustainability:** Create a supportive and empowering work environment where employees actively seek to contribute toward LCA's mission.

2016 Vision / Goal(s):

- We have established organizational goals for 2016 and methods to communicate / engage with all employees about our progress.
- We know what the next wave of retirements looks like and have plans to address the gaps they will create.
- Our managers and supervisors have resources, training and tools needed to be effective in their people-management roles.
- We have successful union contract negotiations that result in enhanced collaboration and teamwork across all of LCA.
- We know what the next steps are to advance our organizational development program goals.

Critical Milestones:

1 st Quarter 2016	<ul style="list-style-type: none">• Organizational goals defined. Calendar established for employee / manager / Board review of goals & progress.• Focused discussion with managers: Development needs & training required.
2 nd Quarter 2016	<ul style="list-style-type: none">• Internal contract negotiation team & goals established. Data gathered to support salary/benefits discussions during contract negotiations.• Focused discussion with managers: Identifying & planning for retirements.• Management development/training program kicks off.
3 rd Quarter 2016	<ul style="list-style-type: none">• Any special topics identified as requiring extended discussion/research are discussed in advance of union contract negotiations.• Retirements in 1-3 year timeframe are identified.
4 th Quarter 2016	<ul style="list-style-type: none">• Union contracts negotiated and approved.• Future retirement gaps outlined with knowledge gaps identified.• Focused discussion with managers: What's next?

RESOLUTION No. 3-2016-1

(Duly adopted 28 March 2016)

A RESOLUTION AUTHORIZING THE FILING OF A DECLARATION OF TAKING AND ALL NECESSARY ACTION FOR THE CONDEMNATION OF A PERMANENT EASEMENT, AS WELL AS A TEMPORARY CONSTRUCTION EASEMENT, ON A PARCEL OF LAND OWNED BY RONALD R. MUSE FOR THE PURPOSE OF RELOCATING A WATER MAIN AND APPURTENANT FACILITIES

WHEREAS, the Lehigh County Authority (the “Authority”) operates a public water system in Lehigh County; and

WHEREAS, because of improvements to be made to the public highway intersection of Route 100 and Spring Creek Road in Lower Macungie Township, it has become necessary to move an Authority water main and appurtenant facilities (the “Water System”); and

WHEREAS, it is required to obtain permanent and temporary easements over, under and through the tract of land owned by Ronald R. Muse (the “Owner”), identified by Lehigh County Property Identification Number (PIN) 546453094630 and with an address of 7884 Spring Creek Road, (the “Easement”) to include a portion of the Water System; and

WHEREAS, agreement has been reached with the Owner as to consideration for these easements, but the subject property is under a land use covenant under Act 515 (16 P.S. §11941 et seq.) that creates reduced real estate taxes; and

WHEREAS, the Owner would lose the tax benefits under Act 515 and be responsible to pay back (roll-back) all prior tax reductions; and

WHEREAS, Act 515 creates an exception to a roll-back responsibility in circumstances such as these if there is a condemnation of the easement; and

WHEREAS, in accordance with §5607(d)(15) of the Municipality Authorities Act, the Authority is authorized to acquire the Easement through condemnation (eminent domain) proceedings;

NOW THEREFORE, the Authority pursuant to the Municipality Authorities Act and Eminent Domain Code, hereby specifically resolves as follows:

1. The caption and preamble of this Resolution set forth above are incorporated herein by reference.

2. All that certain Easement, more specifically described and shown on the plans attached as Exhibits A and B, is hereby selected and appropriated for construction, operation, maintenance, repair, expansion and replacement of the Water System.

3. The nature of the title to be acquired by this condemnation shall be as a permanent utility easement, which Easement is not intended to restrict the use of the surface of the Easement area except to the extent there may be necessary manholes or air release facilities. The presence of this Easement shall in no way diminish or extinguish the possessory interest of the Owner.

4. The Authority hereby states its intent to be bound to the Commonwealth of Pennsylvania for such amount of just compensation, by reason of the condemnation, as the Owner, and other parties in interest, shall be entitled to receive after the same has been agreed upon or assessed in the manner prescribed by law; and further that such obligation shall be evidenced by the Authority's open-end bond without surety, as allowed by §303(a) of the Eminent Domain Code, which shall accompany the Declaration of Taking instituting the eminent domain proceedings.

5. The Solicitor, Chief Executive Officer, Chief Financial Officer and/or the proper officers of the Authority are hereby authorized to file the Declaration of Taking, and such other documents, including the entry of bonds, as may be necessary or desirable to carry out the purpose of this Resolution.

6. The Chief Executive Officer, Chief Financial Officer and/or the proper officers of the Authority are hereby authorized to negotiate and enter into any settlement that is determined to be reasonable as to the amount owing as just compensation for the Easement and to execute the necessary documents for such settlement, with either the Solicitor or Human Resources Manager of the Authority authorized to attest such documents.

7. The provisions of this Resolution are severable and if any section, sentence, clause, part or provision hereof shall be held to be illegal, invalid or unconstitutional by any court of competent jurisdiction, such decision of the court shall not affect the remaining sections, clauses, parts or provisions of this Resolution. It is hereby declared to be the intent of the Authority that such Resolution would have been enacted if such illegal, invalid or unconstitutional section, sentence, clause, part or provision had not been included herein.

8. Nothing contained in this Resolution shall be construed to affect any suit or proceeding in any court, or any rights acquired or liability incurred, or any cause of action existing prior to the enactment of this Resolution.

9. This Resolution shall become effective immediately upon enactment.

On motion of _____, seconded by _____, this Resolution was adopted the 28th day of March 2016.

Exhibit A

THE PIDCOCK COMPANY

CIVIL ENGINEERING AND LAND PLANNING

ARCHITECTURE

LAND SURVEYING

Oxford Drive at Fish Hatchery Road
2451 Parkwood Drive Allentown, Pennsylvania 18103-9608
Telephone: 610-791-2252
Telefacsimile: 610-791-1256
E-mail: info@pidcockcompany.com
Website: www.pidcockcompany.com

Established 1924

J. Scott Pidcock, P.E., R.A.

Dennis E. Harman, P.E., P.L.S.

Bruce E. Anderson, P.E., LEED AP

Brian A. Dillman, P.E.

Ronald J. Gawlik, P.E.

James A. Rothdeutsch, P.E., LEED AP

John R. Russek, Jr., P.E.

Douglas E. Haberbosch, P.E.

Brian E. Harman, P.E., P.T.O.E.

Steven R. Henning, P.E.

Jeffrey R. Matyus

Todd L. Sonntag, R.A., LEED AP

Richard C. Steskal, P.L.S.

Brent C. Tucker

Joel A. Vicario, P.E.

G. Edwin Pidcock, P.E., P.L.S. 1924-1967

John S. Pidcock, P.E., P.L.S. 1954-1999

Ralph M. Pidcock, P.L.S. 1952-2000 (Retired)

March 10, 2016

Description of waterline easement as shown on a plan titled, "Plan Showing Lands Of Ronald R. Muse To Be Acquired For Waterline Easement, Located In Lower Macungie Township, Lehigh County, PA", dated March 10, 2016, bearing File No. #S-11692, as prepared by The Pidcock Company, Allentown, Pennsylvania:

Beginning at the intersection of the southerly legal right-of-way line of Pennsylvania State Route 3001, also known as Spring Creek Road with the westerly legal right-of-way line of Pennsylvania State Route 0100;

Thence (1) along the westerly legal right-of-way line of Pennsylvania State Route 0100, on a curve to the left having a radius of 1,988.19 feet, (delta $0^{\circ}39'41''$, tangent 11.47 feet, chord $S\ 57^{\circ}05'49''\ E$, 22.95 feet,) for an arc distance of 22.95 feet to a point;

Thence (2) through lands of Ronald R. Muse (recorded in DBV. 1330 PG. 880 & DBV. 1330 PG. 873), $S\ 59^{\circ}37'47''\ W$, a distance of 249.25 feet to a point in line of lands of Jaindl Land Company (recorded as Instrument # 2015029784);

Thence (3) along the same, $N\ 28^{\circ}49'11''\ W$, a distance of 9.94 feet to a point on the legal right-of-way of Pennsylvania State Route 3001;

Thence along the same the following three courses:

(4) $N\ 70^{\circ}55'01''\ E$, a distance of 5.11 feet to a point,

THE PIDCOCK COMPANY

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(5) on a curve to the left having a radius of 1,515.75 feet, (delta $1^{\circ}56'13''$, tangent 25.62 feet, chord N $59^{\circ}58'01''$ E, 51.24 feet), for an arc distance of 51.24 feet to a point,

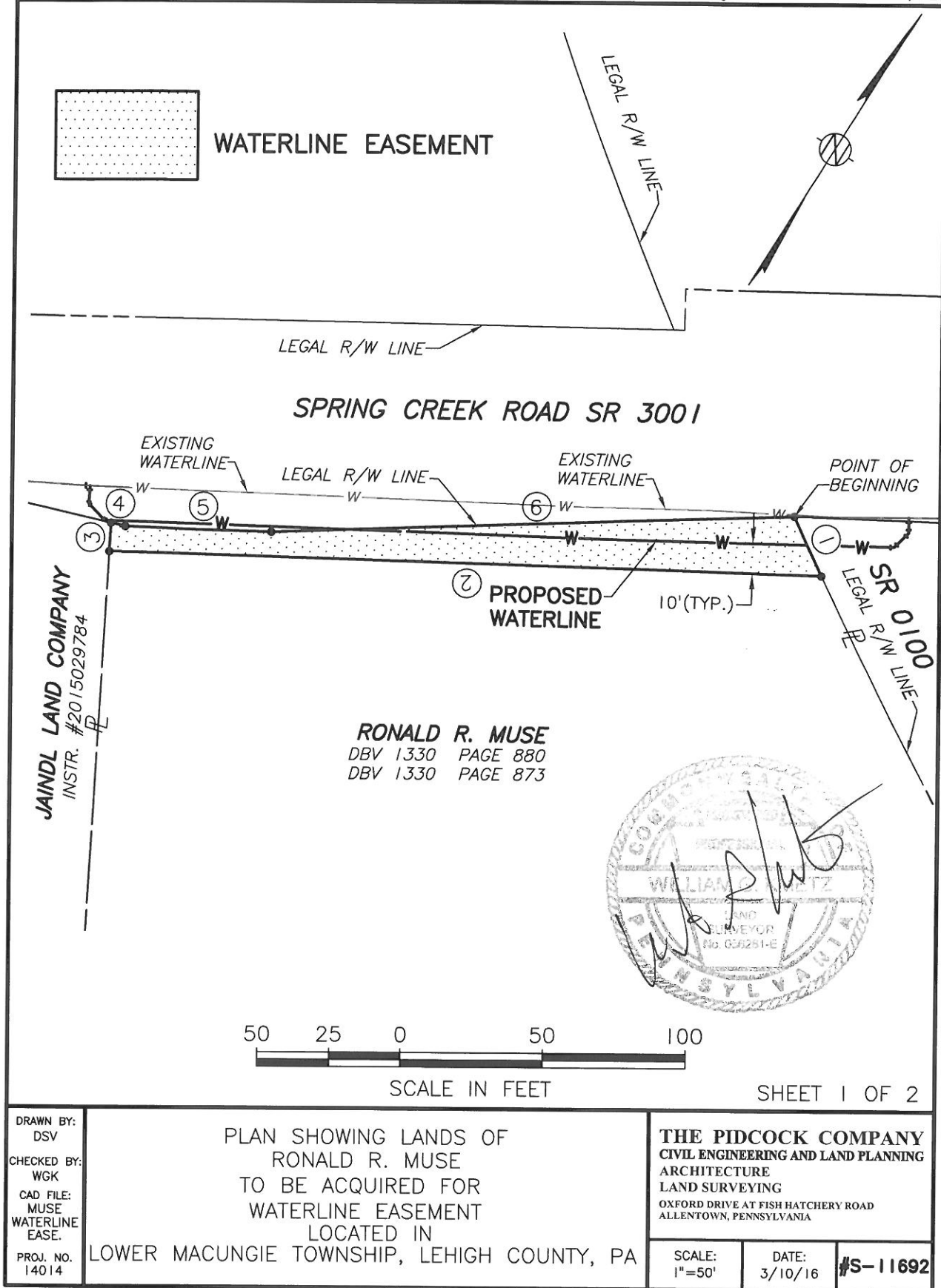
(6) N $55^{\circ}54'37''$ E, a distance of 182.79 feet to the point or place of beginning.

Containing 3,254 Square Feet or 0.075 Acres



Exhibit B

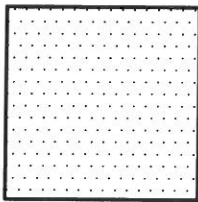
Drawing name: S:\Jaindl-Spring Creek\09038\Civil Plans\Survey\TITLE PLANS\MUSE WATERLINE EASE.dwg Last Modified: Mar 10, 2016 - 5:24pm



"NOT PUBLISHED; ALL RIGHTS RESERVED BY THE PIDCOCK COMPANY."

NOTE:

BEARINGS AND DISTANCES DO NOT DEPICT A FIELD SURVEY OF PROPERTY BOUNDARIES, BUT ARE BASED ON DEED INFORMATION AND APPARENT PROPERTY MONUMENTATION FOUND IN THE FIELD. THE BEARING ORIENTATION IS BASED ON THE PENNSYLVANIA STATE COORDINATE SYSTEM-SOUTH ZONE (NORTH AMERICAN DATUM OF 1983)



WATERLINE EASEMENT
AREA=0.075 ACRE OR
3,254 SQUARE FEET

- ① $\Delta=0^{\circ}39'41''$ $R=1,988.19'$
 $L=22.95'$ $T=11.47'$
 CHD. BRG.=S $57^{\circ}05'49''$ E
 CHD. DIST.=22.95'
- ② S $59^{\circ}37'47''$ W 249.25'
- ③ N $28^{\circ}49'11''$ W 9.94'
- ④ N $70^{\circ}55'01''$ E 5.11'
- ⑤ $\Delta=1^{\circ}56'13''$ $R=1515.75'$
 $L=51.24'$ $T=25.62'$
 CHD. BRG.=N $59^{\circ}58'01''$ E
 CHD. DIST.=51.24'
- ⑥ N $55^{\circ}54'37''$ E 182.79'

SHEET 2 OF 2

DRAWN BY: DSV CHECKED BY: WGK CAD FILE: MUSE WATERLINE EASE. PROJ. NO. 14014	PLAN SHOWING LANDS OF RONALD R. MUSE TO BE ACQUIRED FOR WATERLINE EASEMENT LOCATED IN LOWER MACUNGIE TOWNSHIP, LEHIGH COUNTY, PA	THE PIDCOCK COMPANY CIVIL ENGINEERING AND LAND PLANNING ARCHITECTURE LAND SURVEYING OXFORD DRIVE AT FISH HATCHERY ROAD ALLENTOWN, PENNSYLVANIA		
		SCALE: 1"=50'	DATE: 3/10/16	#S-11692

Lehigh County Authority

System Operations Review - February 2016

Presented: March 28, 2016

Critical Activities	System	Description	Feb-16	2016-to-Date	2015 Totals	Permit
			Daily Avg (MGD)	Daily Avg (MGD)	Daily Avg (MGD)	Daily Max (MGD)
Water Production	Allentown	Total	20.61	20.18	19.99	39.0
		Schantz Spring	6.80	6.60	6.16	9.0
		Crystal Spring	3.90	3.91	3.88	4.0
		Little Lehigh Creek	9.12	9.22	9.85	30.0
		Lehigh River	0.78	0.45	0.10	28.0
	Central Lehigh	Total	8.29	8.18	9.08	
		Feed from Allentown	5.79	5.89	4.95	6.0 MGD (for 2016)
		Well Production (CLD)	2.51	2.29	4.13	
		All other Suburban Water Systems	0.12	0.14	0.17	
Wastewater Treatment		Kline's Island	36.41	32.77	30.44	40.0
		Pretreatment Plant	4.62	4.33	4.34	
		All other Suburban Wastewater Systems	0.32	0.27	0.21	
			Feb-16	2016-to-Date	2015 Totals	
Precipitation Totals (inches)			5.86	9.03	40.24	
Compliance Reports Submitted to Allentown			19	48	246	
Notices of Violation (NOVs)		(Allentown + Suburban)	0	0	3	
Sanitary Sewer Overflows (SSOs)/Bypasses		(Allentown + Suburban)	12	12	13	
Main Breaks Repaired		Allentown	3	8	29	
		Suburban	0	1	12	
Customer Service Phone Inquiries		(Allentown + Suburban)	2,931	5,711	35,983	
Water Shutoffs for Non-Payment		(Allentown + Suburban)	105	108	1,844	
Injury Accidents		(Allentown + Suburban)	2	3	9	

Significant Repairs:

One of the two main power feeds to the Allentown Water Plant had a power transformer (PT) that started having interruptions in mid-January. On February 5, after several attempts at repairs, Crowder found the PT to be bad and it was immediately ordered and then replaced on March 16. During the interim, the water plant only had one power supply.

Description of NOVs and/or SSOs:

Eleven of the twelve SSOs/bypasses in February resulted from the storm event on 2/24/2016 that produced 3" of rain within a very short period of time. The Allentown wastewater plant, the Lynn Township plant, and the Heidelberg Heights plant all had bypasses during the same event. Heidelberg Heights had an unrelated bypass earlier in the month.

Other Highlights: