

BCWSA



MINUTES OF THE REGULAR BOARD MEETING
January 28, 2026

PRESENT: Bryan Allen, Michael Schwartz
Benjamin W. Jones, CEO; Jason Hillaert, CFO; Scott Holbert, Esquire;
Russell Dunlevy, P.E.; Steven Hartman, P.E.; Joe Pezzino, IT Admin and
Sarah Schaffer, Executive Assistant

TEAMS: John Cordisco, Raymond Richardson, Michael Fehrle

VISITORS:

CALL TO ORDER:

The BCWSA's Chairman, John Cordisco, called the Regular Meeting of the BCWSA to order at 9:30 A.M.

PLEDGE OF ALLEGIANCE:

Those present pledged allegiance to the flag.

PUBLIC COMMENT:

MINUTES:

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously approving the Minutes of the BCWSA's Regular Board Meeting of December 23, 2025. (Minutes are attached to the Minute Book)

REPORT OF THE CEO: *Benjamin W. Jones*

-Water & Wastewater Treatment Chemicals 2026-

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously awarding the Water & Wastewater Treatment Chemical Contract to the multiple vendors based on the chemical and the lowest line-item cost, as outlined on the bid tabulation attached. (memo BWJ dated 01/28/26 and bid tabulation are attached to the Minute Book)



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-Municipal Truck Sale Results- December 2025-

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously awarding the bid for various trucks and equipment, advertised for bidding on December 30, 2025, due to high mileage and units being out of service, to the sole responsive bidder, C&B Motors, Inc. (Kevin Hersh). (memo from BWJ dated 01/28/26 and bid tabulation are attached to the Minute Book)

-Electric Service Contract-

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously approving the addition of two (2) Bristol Borough pump stations, currently under a separate electric generation contract that is expiring, to the bulk AEP Energy generation contract for all BCWSA sites. (memo from BWJ dated 01/28/26 and agreement are attached to the Minute Book)

-Reservation of Capacity; Middletown Twp-

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously approving the Reservation of Capacity Agreement between BCWSA and Wood Services, Inc., associated with the construction of a new 12,680 sq sf housing building, requiring the purchase of thirty-one (31) EDUs in Middletown Township. (memo from BWJ dated 01/28/26 and agreement are attached to the Minute Book)

-Reservation of Capacity; Warrington Twp-

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously approving the Reservation of Capacity Agreement between BCWSA and Valley Ridge Group, LLC, associated with the construction of a thirty-two (32) lot townhome development, requiring the purchase of thirty-two (30 new, 2 existing) EDUs in Warrington Township. (memo from BWJ dated 01/28/26 and agreement are attached to the Minute Book)

ENGINEERS REPORT:

Gilmore & Associates

Russell Dunlevy, P.E., presented the Engineer's Report dated 01/28/26 to the Board of Directors.

1. Upper Dublin Diversion Pump Station
BCWSA Contract UDT-14 (GC)
Application for Payment No. 7



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Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously approving the Application for Payment No. 7 to General Contractor Eastern Environmental Contractors (EEC), associated with the referenced sanitary sewage pump station project in Upper Dublin Township, as recommended by the Engineer.

2. New Hope/Solebury PFAS Treatment Applications for Payment No.2-4

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously approving the Application for Payment No. 2-4 to General Contractor Eastern Environmental Contractors (EEC), associated with the referenced PFAS temporary treatment project at well sites in New Hope Borough and Solebury Township, as recommended by the Engineer.

Consulting Engineer's Report; Carroll Engineering Corporation

Steven Hartman, P.E., had no Consulting Engineer's Report to present to the Board of Directors.

Consulting Engineer's Report; Jones Engineering Associates

Joseph G. Jones, PE, CFM, presented the Consulting Engineer's Report dated 01/13/26 to the Board of Directors.

**1.Springfield Township Inflow & Infiltration Removal
Springfield Township, Bucks County, Pa
Contractor Request for Payment #5 (Final Payment)
Project Number: BWSA_SPFD_SS24-01**

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously approving the Application for Payment No. 5 (FINAL), associated with the referenced project located in Springfield Township, as recommended by the Consulting Engineer.

SOLICITORS REPORT:

-Settlement & Release Agreement-

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously approving the Settlement and Release Agreement between BCWSA and Top of The Ridge, Inc. (agreement is attached to the Minute Book)



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CFO's REPORT: Jason Hillaert, CFO

-Bills for Payment-

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously approving the Bills and Requisitions dated 01/28/26. (bills are attached to the Minute Book)

OLD BUSINESS:

NEW BUSINESS:

-Escrow Release Request-

Mr. Schwartz moved, Mr. Richardson seconded the motion unanimously approving the Escrow release request No. 1 (FINAL) for CTK Calkins in the amount of \$166,815.00, associated with the construction of an apartment complex located at 333 N. Broad Street in Doylestown Borough.

This escrow release will be added to the next bills for approval as a final cash escrow release.

-EDU Analysis-

Mr. Jones presented the updated EDU analysis incorporating approved development projects through the end of 2025. (EDU analysis is attached to the Minute Book).

Mr. Jones reported that staff completed a summary analysis covering 2024 through October 2025 for five retail areas, with a similar summary in progress for the overall service area, and that these summaries will be posted on the Authority's website to document Authority approved economic development during that period.

Mr. Jones noted that since 2024, the Authority has approved 47 development projects, representing more than 12,152 new units across 14 municipalities, despite the Neshaminy Interceptor Connection Management Program, and that the municipalities continue to experience varying levels of residential and commercial growth. He added that wholesalers continue to receive allocations based on improvements and progress with infiltration and inflow (I/I) projects and acknowledged public comments about projects being held up while emphasizing that development activity has not been shut off and the Authority continues to support economic development in Bucks County and the region.



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Mr. Jones also announced the recent grant awards of \$140,860 (awarded December 18, 2025) for installation of new meter reading equipment for the water system and \$178,500 (announced January 20, 2026, by the Commonwealth Financing Authority) through the Small Water and Sewer Grant Program for installation of a permanent emergency backup generator in Warrington Township.

ADJOURNMENT:

Mr. Cordisco thanked everyone for the vote of confidence from the Board of Directors.

2/25/26
DATE


SECRETARY

NEXT REGULAR BOARD MEETING: February 25, 2026



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