

DTMA MINUTES

Dickinson Township Municipal Authority Board

April 28, 2026, *Dickinson Township Meeting Room*
5:00 pm

Attendance

Board Members:

Chairman Tom Smith, Vice Chair Robert “Bob” Line, Secretary Doug Campbell, Treasurer Harold Cooney Jr., Vice Secretary/Treasurer Nate Merkel

DT Staff:

Jill Lovett – Township Manager, Glenn Kelso Jr. – Public Works Director, Grace Hogue – Secretary/Treasurer, Max Stoner, Engineer

Absent:

Solicitor – Susan Smith

Visitors:

None

CALL TO ORDER

Chairman Tom Smith called the meeting to order at 5:00 P.M.

OPENING ANNOUNCEMENTS - None

APPROVAL OF AGENDA

A motion to approve the agenda for April 28, 2026 was made by Harold Cooney and seconded by Nate Merkel. It passed unanimously.

APPROVAL OF MINUTES & CONSENT AGENDA ITEMS

Doug Campbell motioned to approve the consent agenda items that consist of March 24, 2026 Regular meeting minutes, ratification of bills paid for April 1, 2026, and pay of bills for April 28, 2026. Harold Cooney seconded the Motion, and the Motion was unanimously passed.

PUBLIC COMMENT - None

CHAIRMAN’S REPORT – None

TREASURER REPORT

Harold Cooney reported that accounts were in good standing with nothing out of the ordinary, noting a favorable aging summary. Grace Hogue provided an update to what was provided to the Board. Since the summary was prepared, there were 4 account payments received.

ENGINEER REPORT

Max Stoner reported on a tapping fee matter related to a new commercial building on a vacant lot on 5 Kuhn Drive. The property owner's engineer had raised concerns about the tapping fee, which was calculated in accordance with the Authority's tapping fee ordinance at approximately \$3,300.00 (3 EDUs at \$1,100.00 per EDU). Max Stoner indicated that the owner's representative acknowledged the fee was valid based on the ordinance of the Authority.

SOLICITOR REPORT - None

NEW BUSINESS

- a. Approval of the 2025 DTMA Financial Audit by Hamilton & Musser

Manager Lovett presented the findings of the 2025 financial audit on behalf of Hamilton & Musser, noting that the auditors were not in attendance but had provided a written summary. Manager Lovett summarized the audit and provided explanations of the differences throughout the review. Key findings were as follows:

Summary of Results:

- We are issuing an unmodified (clean) opinion, indicating that the financial statement presents fairly, in all material respects, the Authority's cash receipts and disbursements on the cash basis of accounting.
- The Authority ended the year with a cash balance of \$134,487.00 and a decrease of \$9,144.00 from the prior year, mainly due to a decrease in receipts. Manager Lovett explained this was due to the decrease in consumption from one of the warehouses.
- Receipts totaled \$56,292.00 primarily from sewer charges.
- Disbursements were \$65,436.00 including utilities, contracted services, and treatment charges,
- As disclosed in the notes, the Authority remains financially dependent on a small number of major customers and is party to an intermunicipal agreement for treatment services, which saw a rate increase during the year.

Manager Lovett noted that the audit summary referenced a rate increase from South Middleton, which she confirmed was inaccurate. She had communicated the correction to the auditors, though the summary was not updated in time for the meeting.

Doug Campbell referenced the extra fees and increase in expenses. It was identified as a one-time expense in 2025 for the payments to JHA for an Asset Management Plan and the Operations & Maintenance Plan as additional contributor to the spending exceeding receipts. These are non-recurring charges.

Doug Campbell motioned to approve the 2025 DTMA Financial Audit completed by Hamilton & Musser. Nate Merkel seconded the Motion, and the Motion was unanimously passed.

OLD BUSINESS

Chairman Smith referenced the communication from South Middleton Township Authority provided Manager Lovett. The intermunicipal agreement states the Authority owns capacity of 25,000 gallons per day and based upon past usage, the average usage is 11,000 gallons per day. The difference is the available “excess” capacity under the current intermunicipal agreement. The ability to increase the current capacity under an amendment to the current intermunicipal agreement is unknown at this time as an evaluation of South Middleton Township Authority’s system would need to be completed. There is no anticipation of an increase in rates from them currently. It should also be noted that, if the Authority were to receive a request for service from a large-scale user, sufficient excess system capacity may or may not currently available to accommodate that connection.

Nate Merkel reported that he had recently submitted his resignation for both the Planning Commission and the Environmental Advisory Council. He has been nominated by PA Municipal Authorities Association for the Regional Director position in Region 4. He will remain on the Authority Board.

a. Data Center Ordinance Discussion

Bob Line reported that the ordinance is still in active discussion and that the Planning Commission expects to have a draft ready to present to the Board of Supervisors within a few months. He asked Max Stoner for recommendations for the ordinance.

Max Stoner provided context on the regional data center landscape. He described the large-scale facility under construction in Middlesex Township, situated behind the Carlisle Country Club on approximately 700 acres, as a cautionary example. He described intensive construction activity, significant infrastructure demands, and community friction, including complaints about truck traffic and blasting. He also explained that some industrial developments may initially be approved for one use but later seek infrastructure upgrades to accommodate a data center. Max Stoner stated that developers of data centers of this scale are typically well-capitalized and that the costs associated with water and sewer infrastructure are relatively minor compared to the overall cost of these types of projects.

Doug Campbell stated the specific provision regarding water supply of the current draft ordinance requiring Authority approval of water availability before a data center could be permitted. He expressed strong support for retaining that language, noting it gives the Authority an additional and important means of control. Nate Merkel raised the point that any data center proposed within the Township's business/industrial zone, which aligns with the Authority's current service area, should be required to connect to the municipal water system rather than develop independent wells. Doug Campbell affirmed this, noting that if the area is served by a municipal authority, connection should be mandated.

Max Stoner noted that developers generally prefer not to be in the water business and may offer to drill new wells dedicated to a municipal authority's name in exchange for increased water allocation. Max Stoner cautioned that any groundwater withdrawal exceeding 100,000 gallons per day averaged over 30 days triggers oversight by the Susquehanna River Basin Commission (SRBC), which he described as a lengthy and difficult regulatory process.

The Board acknowledged a key constraint as the Authority's current intermunicipal agreement with South Middleton and the available capacity is limited. This would be entirely insufficient to serve a large-scale data center. Harold Cooney remarked that this capacity limitation likely explains why no data center inquiries have been directed at the Authority to date. Concerns were also raised about the

downstream sewer infrastructure, specifically the South Middleton pump station, which is likely not sized to handle the volume a large-scale user would generate.

Bob Line noted that while he has professional experience in data centers and views their direct neighborhood impacts as minimal at smaller scales, the scale of the Middlesex development is a different matter entirely. He was supportive of keeping language in the ordinance of the water and sewage infrastructure protections. The Board expressed general support for ensuring the ordinance includes adequate protections, including screening, noise mitigation, and explicit Authority approval requirements before any such use could be permitted in Dickinson Township.

ADJOURNMENT

A motion was made by Doug Campbell to adjourn the meeting at 5:36 P.M. The motion was seconded by Harold Cooney and passed unanimously.

Respectfully submitted,

Grace Hogue
Secretary/Treasurer