



TO: MGCA Members
FROM: Barbara Myers
Vice-President, MGCA Board of Managers
DATE: October 31, 2020
SUBJECT: Campmeeting Water Supply Update #2

On behalf of the MGCA Board of Managers, the following message pertains to all Members:

In the fall 2020 MGCA Newsletter, President Kevin Burd discussed issues related to the Campmeeting water supply. This communication provides a quick review and adds some additional detail. Please refer to the Fall Newsletter if you did not read the original article.

The Campmeeting water system consists of two parts: Supply and Distribution. A key component of our water supply system is a large water storage tank:

- 60,000 gallons
- Welded steel construction
- Elevated on reinforced concrete foundation
- Installed in 1947
- Last inspected October 30, 2019

An October 2019 inspection determined that:

- The exterior is not in sound condition
- The interior coating is failing and not protecting the substrate
- Tank walls are less than 50% of original thickness
- The tank fails to meet multiple OSHA standards
- Tank repair or replacement is indicated

Based on this inspection the MGCA Board decided to explore three options:

- Repair the tank
- Replace the tank
- Obtain water from an outside supplier

The Board retained the services of an engineering firm to help us review these options and provide a cost benefit analysis to assist in decision making. There are still unanswered questions, but here is what we have learned to date.

(Please turn over.)

Tank Repair

- Repair Option One
 - A “limited repair” option
 - Work guaranteed for only one year
 - Would not bring the tank up to OSHA standards
 - After one-year guarantee, tank would not be eligible for a long-term maintenance agreement
- Repair Option Two
 - Combines all work from “limited repair” option above with more extensive interior/exterior refurbishment
 - Could extend service life 20-30 years
 - Cost is close to the low-end estimate for tank replacement

Tank Replacement

- Replacement Option One
 - Install new 70,000-gallon tank (smaller tank options being explored)
 - Lifetime guarantee if properly maintained
 - Reviewing possible use of existing concrete foundation
- Replacement Option Two
 - Same as Option One but includes removal of existing foundation and installation of new foundation
 - Cost estimated to be double that of Replacement Option One
 - Reviewing need for testing at tank site to determine soil/site stability

Water from an Outside Supplier

The Mt. Gretna Authority (MGA) operates the Mt. Gretna Borough water and sewer systems. It may be possible for Campmeeting to connect to the MGA water supply. Initial connection costs, long-term costs, and other terms would be determined by a negotiated agreement. We have had preliminary discussions with the MGA. A key discussion point is which entity would be responsible for maintaining the Campmeeting water distribution system.

Financing Options

We met recently with representatives from the PA Infrastructure Investment Authority (PennVest) to discuss possible financing options. PennVest provides low-interest loans and grants for construction and improvements to drinking and storm water facilities. The MGCA’s Treasurer is also exploring funding options with other financial institutions.

Continuing Education and Public Session

As we gather more information, we will provide it to you in future communications. The MGCA Board of Managers plans to hold a public (online) session on January 9, 2021, to discuss these issues and options and get direct feedback from members. Please stay tuned and stay informed!