

MINUTES OF MEETING OF THE BOARD OF COMMISSIONERS
of
JERICHO WATER DISTRICT

held at the office of the District in Syosset, Nassau County, New York, on the 6th day of August 2025, at 8:30 A.M.

Present:	Commissioners	Thomas A. Abbate
		James Asmus
		Patricia Beckerle
	Attorney	Gregory W. Carman Jr.
		Michael F. Ingham (remote)
	Superintendent	Peter F. Logan
	Business Manager	Kathleen Cannon
	Asst. Business Manager	Amanda Blum
	Engineer(s)	William D. Merklin
		James Van Horn

Commissioner Abbate called the meeting to order at 8:30 a.m.

Minutes of the previous meeting(s) were read and approved unanimously.

Miss Cannon then presented to the Commissioners a draft of the 2026 Operating Budget for their consideration and approval. After detailed review and discussion, the Commissioners approved the draft and requested Miss Cannon prepare a final 2026 Operating Budget to be approved after the September 4th, 2026 Budget Hearing.

Bi-monthly report from the engineers was ordered filed.

1. D&B Budget Report: D&B has prepared a monthly budget report for ongoing projects.
2. Well 20 & 21 AOP Treatment: Punch list work is underway. There is a problem with the Well 21 pump. AC Schultes was called in to try and balance the motor/pump. When they could not balance the motor, they realized that they needed to pull the pump and motor. They found that the bottom bearing of bowl assembly blew out. It is under warranty. No proposed contract modifications at this time.
3. Well 22 Facility Improvements & AOP Treatment: Discussion regarding GC delays and diffusion well remediation. Board has authorized payment of Requisition No. 13, 14 & 15 to J. Anthony. Discussion regarding engineering budget. No proposed contract modifications at this time.

Mr. Logan then presented to the Commissioners Contract Modification No. 5 from J. Anthony Enterprises Inc. for Contract No. C5-24 Well No. 22 AOP General Construction for parging and sealing the preformation in the Diffusion Wells and extension of time to complete the work in the amount of \$56,162.05, thereby increasing the overall cost of the contract from \$3,818,200.00 to \$3,861,789.55, and increase of \$43,589.55 (with \$12,572.50 charged to the general allowance of the contract). After discussion, and upon motion duly made and seconded it was

RESOLVED that the Commissioners approve Contract Modification No. 5 from J. Anthony Enterprises Inc. for Contract No. C5-24 Well No. 22 AOP General Construction in the amount of \$56,162.05, \$12,572.50 to be charged to the general allowance line of the contract and \$43,589.55 to be charged to Capital Project Account No. H-8397-020-2303 Well No. 22 AOP.

VOTE	AYES	3	NOES	0	ABSENTIONS	0
Commissioner Abbate			AYE			
Commissioner Asmus			AYE			
Commissioner Beckerle			AYE			

4. Kirby Lane AOP: MC and EC are performing punch list work and preparing for contract close out. GC responded to delay letter, refusing to sign contract modification document. Two flow meters and a flood sensor were damaged due to the GC's painter getting paint onto the flood sensor which rendered the sensor inoperable and causing the basement to fill up with a few feet of water. This damage will be worked into the contract modification. Deadline to close out the grant is December 23, 2026, JWD cannot commence closing out of the grant until the final project cost can be calculated. Proposed contract modification for EC for contract close out.

Mr. Merklin then requested authorization to reallocate engineering budgets for the Kirby Lane AOP project in the amount of \$15,000.00 with no overall increase to the cost of the project. Mr. Merklin requested to transfer (\$6,000.00) from Assist with EFC and (\$9,000.00) from the Inspection & Start-Up phases to the Bidding and Construction phase. After discussion, and upon motion duly made and seconded, it was

RESOLVED that the Commissioners authorize the reallocation of the engineering budgets for the Kirby Lane AOP project from the Assist with EFC and Inspection and Start Up phases to the Bidding and Construction phase in the amount of \$15,000.00.

VOTE	AYES	3	NOES	0	ABSENTIONS	0
Commissioner Abbate			AYE			
Commissioner Asmus			AYE			
Commissioner Beckerle			AYE			

Mr. Logan then presented to the Commissioners Contract Modification No. 12 from Rolands Electric Inc. for Contract No. C5-21, Kirby Lane AOP Electrical Construction for reconciliation of unused items in the contract resulting in a total credit of \$18,891.33, thereby decreasing the original contract from \$3,374,879.39 to \$3,355,988.06. After discussion, and upon motion duly made and seconded, it was

RESOLVED that the Commissioners approved Contract Modification No. 12 from Rolands Electric Inc. for Contract No. C5-21, Kirby Lane AOP Electrical Construction in the credit amount of \$18,891.33 for contract close out thereby decreasing the original contract from \$3,374,879.39 to \$3,355,988.06.

VOTE	AYES	3	NOES	0	ABSENTIONS	0
Commissioner Abbate			AYE			
Commissioner Asmus			AYE			
Commissioner Beckerle			AYE			

5. Southwoods Road - New Well and Treatment Facility:

- a. Well Construction Contract: Layne responded regarding the proposed change order.
- b. Treatment Facility Contracts: Sampling and manufacturer commissioning are underway. No proposed contract modifications at this time.

6. PTAS at the Wheatley Rd. Site (Well 6 & 16): Discussion regarding EC progress and open items. MC has requested to close out contract, but D&B recommended waiting until generator gas piping issues have been resolved. A meeting was held on July 25th, where it was discussed that NatGrid may be changing out the diaphragm on the regulator to possibly resolve the issue. Nothing more has been done at the site.

7. Split Rock Tank Booster Station: Contractors are on site preparing for commissioning. No proposed contract modifications at this time.

8. Pump Rehabilitation Projects:

- Well 26: Contract close out is underway.
- Well 30: Pump work will be performed in fall 2025.
- Well 3: Contract close out is underway.
- Kirby Booster Pumps: The work will be performed in fall 2025.
- Stone Hill Booster Pumps: Contractor is preparing shop drawings.
- Juneau Booster Pumps: D&B is working with JWD to confirm design information.

9. Convent Road Facility Architectural Improvements: Punchlist and closeout are nearly completed on both contracts.
10. Water Service Gooseneck Replacement: D&B met with JWD on August 5th, 2025 to discuss the project. Bidding goal is late September 2025.
11. The Hunt Club Road Water Main Connection: D&B is preparing to submit to NCDOH after JWD review. D&B will review existing and proposed easements with JWD during a review of the draft. Attorney forwarded the easement search received for the Hunt Club.
12. Treatment at Wells 18, 19 & 29: EFC approved the concept of a contract modification with New Terra for BABA compliance. D&B is preparing paperwork to finalize. D&B has submitted a proposal for the revised scope of work.

Mr. Merklin then presented to the Commissioners a proposal from D&B Engineers and Architects D.P.C. for engineering services to prepare a Basis of Design Report (BODR), plans and specifications, assist with permitting and provide bidding services for the construction of treatment facilities at Well Nos.18 & 19 and Well No. 29 for the not to exceed fee of \$775,000.00. This proposal supersedes the previously authorized proposal for the design of PFAS treatment dated May 11, 2023, in the amount of \$828,000.00, which to date the District has spent \$578,378.00. The original project will be closed out with unexpended balance of \$249,622.00 and these fees assume that D&B will utilize the work completed to date as a starting point to prepare the contract documents required for the revised scope of work. With the design of the original PFAS treatment systems project almost complete, JWD observed significant changes in the water quality at Wells 18 & 19, which will require additional treatment technologies including Packed Tower Aeration System (PTAS), Advanced Oxidation Process (AOP) and Granular Activated Carbon System (GAC). The treatment facility at Well 29 will include only GAC and there are no changes to the proposed work at this site from the original project. This approach allows the District to utilize the BIL Grant received for the project in the amount of \$5,000,000.00. A separate proposal will be provided for construction services upon completion of the design, permitting and bidding work. The not to exceed fee of the project includes \$48,000.00 for Basis of Design Report (BODR), \$675,000.00 for Detailed Design and Permitting, \$10,000.00 for NYSEFC Grant Administration During Design and \$42,000.00 for Bidding Services. After discussion, and upon motion duly made and seconded it was

RESOLVED that the Commissioners approve D&B's proposal for Engineering Services for the Treatment at Wells 18,19 & 29 in the not to exceed amount of \$775,000.00 to be charged to Capital Project Account No. H-8397-022-2303 PFAS Treatment for Well(s) 18, 19 & 29.

VOTE	AYES	3	NOES	0	ABSENTIONS	0
Commissioner Abbate			AYE			
Commissioner Asmus			AYE			

Commissioner Beckerle

AYE

13. Juneau Pump Station Improvements: D&B is preparing a punch list. The Security work has been completed. Gas service work remains outstanding.
14. Jericho Tank Rehabilitation: The tank will be removed from service on October 13, 2025 to perform the outstanding work. D&B will coordinate a preparation meeting prior to the shutdown and remobilization. No proposed contract modifications at this time, some pending.
15. GIS Improvements: D&B is preparing a "How To" manual for JWD staff.
16. Wheatley Grading and Paving: Punch list work continues to be addressed. No proposed contract modifications at this time.
17. Exemption Reporting: The last report is due on October 10th. The exemption expires on August 25th.
18. Sugar Toms Lane Water Main replacement: Conformed contracts are being prepared for the attorney's use in contract execution.
19. PFAS Treatment at Wells 23: A draft BODR will be submitted in August.
20. PFAS Treatment at Wells 27 & 28: D&B is preparing a draft proposal for design and permitting phase services. This will follow the amendment for Wells 18, 19 & 29.
21. LIU Post Distribution Mapping: D&B sent a draft proposal for review for assisting the District with mapping of JWD and LIU Post water mains.
22. Grant Funding Opportunities:
 - a. Waiting for response to BIL applications submitted on May 30, 2025
 - b. D&B will submit WIIA applications prior to the deadline of September 12, 2025. Resolution to be presented to the board on August 20th, 2025.
23. Valentine Lane Water Main: Survey completed. Initial draft drawings will be submitted for review during week of August 15th.
24. Merry Lane Piping Modifications: D&B submitted a proposal for this project.

Mr. Merklin then presented to the Commissioners a proposal from D&B Engineers and Architects D.P.C. for engineering services to prepare plans and specifications and assistance with permitting for the construction of piping improvements at the Merry Lane Site for the not to exceed fee of \$134,000.00. A separate proposal will be provided for construction services upon completion of the design, permitting and bidding work. The not to exceed fee for the project includes \$85,000.00 for Design and Permitting, \$34,000.00 for

Markout and Survey Subconsultants and \$15,000.00 for Bidding Services. After discussion, and upon motion duly made and seconded it was

RESOLVED that the Commissioners approve D&B's proposal for Engineering Services for the Merry Lane Piping Improvements in the not to exceed amount of \$134,000.00 to be charged to Capital Project Account No. H-8397-028-2303 Merry Lane Piping Improvements.

VOTE	AYES	3	NOES	0	ABSENTIONS	0
Commissioner Abbate			AYE			
Commissioner Asmus			AYE			
Commissioner Beckerle			AYE			

25. Muttontown Pressure Zone: D&B is performing initial preparatory work. The District will reach out to Silver Path to discuss cost sharing.

Status of Proposed Development Projects – Engineers Report

1. Woodbury Hills: Contract documents have been approved by NCDOH. A Developer Agreement has been sent to the developer. A bid date will be established after payment is received.
2. Silver Path Estates Subdivision: Discussion regarding proposed Muttontown Pressure Zone.
3. Farnum Subdivision: Waiting for more information related to adjacent properties and the potential for an easement to loop the proposed water main.
4. Grandville Gardens Subdivision: The developer has requested a meeting with JWD and D&B, which will be held on August 7th, 2025.
5. TOB Miller Place Water Main Extension: The Town has indicated that this project is on hold.
6. Bhooma Subdivision: D&B is preparing a proposal and cost estimate for the proposed water mains. The Developer Application and letter was sent to the developer on July 23rd, 2025.

The Board of Commissioners went into executive session at 9:44 AM to discuss legal matters and re-entered at 9:54 AM with no action taken.

Mr. Carman informed the Commissioners that he sent a letter to the attorney for Stone Hill at Muttontown Homeowners Association, Danny Freedman of Freedman & Freedman PC regarding the District's property, located at 36 Kirby Lane. It appears to have

been conveyed to the HOA (Stone Hill at Muttontown) in error on a deed recorded in 2018 with several other parcels. Mr. Carman requested that Mr. Freedman investigate the matter. He will keep the Commissioners informed of the resolution.

Mr. Carman informed the Commissioners that he received a request from Marc Underberg regarding the Country Club Developers project, which has been completed and closed out. The development includes a 25' easement for the water main, and the developer is having difficulty getting other utilities into the development including cable/internet, power and gas. Miss Cannon indicated that there is no remaining deposit on file for the development since the project has been closed out. After discussion, the Commissioners requested a proposal from D&B and CCI to modify the metes and bounds easement language and analyze the possibility of additional utilities sharing the easement while still maintaining the proper margin needed on each side of the water main. The District will then request additional funding from the developer to cover the costs to amend the current easement. Mr. Carman to contact Marc Underberg to confirm that the developer will agree to reimburse JWD for costs incurred to amend the easement for legal and engineering expenses.

Monthly Report of the Superintendent was read and ordered filed.

Mr. Logan reported that all analysis of wells and bacteriological sampling for the period of July 23, 2025, to August 5, 2025, had been completed and all were within state and federal standards.

Mr. Logan then requested authorization to hire Favian Echeverry as a Water Servicer Trainee contingent upon Nassau County Civil Service approval, background check and pre-employment drug test. His tentative start date is September 9, 2025. After discussion, and upon motion duly made and seconded, it was

RESOLVED that Favian Echeverry be hired as a Water Servicer Trainee as of September 9, 2025 contingent upon Nassau County Civil Service approval, background check and pre-employment drug test.

VOTE	AYES	3	NOES	0	ABSENTIONS	0
Commissioner Abbate	AYE					
Commissioner Asmus	AYE					
Commissioner Beckerle	AYE					

Mr. Logan informed the Commissioners that he received a request to waive a backflow fine on Account No. 50257434-0. After discussion, the Commissioners instructed Mr. Logan to waive the fine assessed.

A discussion was held regarding Propel NY Energy. This is the collaboration between New York Power Authority (NYPA) and New York Transco to deliver clean

energy, including offshore wind energy, into the statewide electric grid through system improvements on Long Island, New York City and Westchester County. Mr. Logan informed the Commissioners that he was contacted by Propel NY Energy's representative, WSP Engineers, who requested water main records specific to Robbins Lane, Syosset (however, he is aware of other projects as well). This brings up certain concerns regarding the disturbance of the District's water mains and required distances between their facilities and water mains. The issue of the disturbance of water mains that the District faced in the 1980s when sewers were being installed throughout Nassau County was discussed. After discussion, the Commissioners instructed Mr. Logan to send water main records for Robbins Lane to Propel NY Energy.

Mr. Logan informed the Commissioners that he was contacted by the Jericho School District regarding the fence that borders the Jericho Water District's Well No. 22 site and the Jericho School District. They explained that replacement of the fence was in their budget for this year and that they already contracted for the work. Mr. Logan reported the District's plan to replace this portion of the fence will no longer be necessary as the school district is replacing it. A credit change order will be issued for the JWD Contract No. C5-24, Well 22 AOP General Construction with J. Anthony.

Mr. Logan informed the Commissioners that tonight, August 6, District personnel will commence a water main flushing program on East Avenue in Glen Cove at 10:00 PM. Mr. Logan notified the homeowners on East Avenue and surrounding streets and also posted the notice on the District's website. This is to ensure that all customers get the highest quality of water that the District can provide.

Miss Cannon then presented and reviewed with the Commissioners a Cash Balance/Cash Deposit report as of August 1, 2025. After discussion, the report was ordered filed.

Miss Cannon then presented and reviewed with the Commissioners a Purchase Order by Expense Account Report listing all purchase orders issued between July 22, 2025, and August 1, 2025. After discussion, the report was ordered filed.

Miss Cannon then reported that the Bank Reconciliations for the month of July 2025 were completed. After discussion, the Commissioners ordered the Bank Reconciliations filed.

Miss Cannon then reported that the following contracts expire as of December 31st, 2025 (unless otherwise noted) with the option to renew for one (1) additional year as follows:

1. Contract No. G1-24, Requirements Contract for Chemical Bulk Storage (CBS) & Petroleum Bulk Storage (PBS) Tank Alarm Maintenance & Repairs with Eagle Control Corp. at a 3% increase.

2. Contract No. G2-24, Requirements Contract for Maintenance of Instrumentation and Controls with Lexington Technologies at a 1.5% increase.
3. Contract No. G8-24, Website Design, Hosting & Maintenance Services with PMG Strategic Marketing & Media Services for \$4,200.00/yr (7.7% increase), web hosting for \$665.00/yr and SSL certificate renewal for \$145.00/yr (expires March 31, 2026).
4. Contract No. G2-25, Landscape Maintenance of District Sites with DGB Landscaping, Inc. at a 3% increase (expires November 30, 2025).
5. Contract No. G3-25, Semiannual Newsletter and Annual Water Quality Report & Assorted Mailers with PMG Strategic Marketing & Media Services at a 0% increase.
6. Contract No. G6-25, Office Cleaning for District Headquarters with Professional Cleaning People at a 0% increase.

After discussion, and upon motion duly made and seconded, it was

RESOLVED that the Commissioners approve extending the contracts listed above for one (1) additional year as per the terms listed in the contractor's original bid specifications.

VOTE	AYES	3	NOES	0	ABSENTIONS	0
Commissioner Abbate			AYE			
Commissioner Asmus			AYE			
Commissioner Beckerle			AYE			

Miss Cannon informed the Commissioners that she received two (2) requests from Mr. Nicholas Mindicino, Esq. of Napoli Shkolnik PLLC requesting Water Records for two properties. Miss Cannon informed the Commissioners that she sent Mr. Mindicino a letter acknowledging receipt of his FOIL request within five (5) days of the receipt of his request as required under Section 89 (3) of the Freedom of Information Law, stating that his request will be granted or denied, (in whole or part), within approximately thirty (30) days.

Miss Cannon informed the Commissioners that the notice for the Public Hearing on Proposed Revenues and Expenditures for 2026 will be published in the Oyster Bay Guardian's August 8th, 2025 issue.

Miss Cannon informed the Commissioners that she received a request to waive a penalty on account no. 50301200-0 in the amount of \$128.89. Miss Cannon informed the Commissioners that no penalty had been waived in the last five (5) years. After discussion, the Commissioners authorized Miss Cannon to waive the penalty on the account and instructed her to send a revised bill to the customer.

VOTE	AYES	3	NOES	0	ABSENTIONS	0
Commissioner Abbate			AYE			
Commissioner Asmus			AYE			
Commissioner Beckerle			AYE			

Miss Cannon informed the Commissioners that she received a request to waive penalties on account nos. 45450515-1 & 2 in the total amount of \$299.02. Miss Cannon informed the Commissioners that the customer reported that they had serious health problems over the past two (2) years that caused their bills to go unpaid. After a discussion, the Commissioners agreed to waive half the amount of the cumulated penalties or \$149.55 and instructed Miss Cannon to send a revised bill to the customer.

VOTE	AYES	3	NOES	0	ABSENTIONS	0
Commissioner Abbate			AYE			
Commissioner Asmus			AYE			
Commissioner Beckerle			AYE			

The pending agenda items list was read, discussed, and filed.

The following claims were then audited and approved for payment: General Fund #29658 to #29700, Construction Fund #2822 to #2826 and Installation Fund #4224 to #4226.

There being no further business, the meeting was, upon motion, duly made, seconded, and adjourned.



Secretary