

Dauphin County General Authority

Barbara A. Zemlock, Chairperson
David W. Shannon, Vice-Chairperson
Eric Epstein, Secretary
Bill Kohl, Treasurer
Doug Gelder, Assistant Secretary/ Assistant Treasurer

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WEDNESDAY, OCTOBER 15, 2025 DAUPHIN COUNTY GENERAL AUTHORITY BOARD OF DIRECTORS REGULAR BOARD MEETING

- I. CALL TO ORDER**
- II. APPROVAL OF THE SEPTEMBER 17, 2025 BOARD MEETING MINUTES**
- III. EXECUTIVE SESSION**
THE BOARD HELD AN EXECUTIVE SESSION SEPTEMBER 24, TO DISCUSS PERSONNEL MATTERS. THE ADMINISTRATOR WAS PRESENT TO PROVIDE INFORMATION.
- IV. APPOINTMENT OF SALZMANN HUGHES, P.C. AS SOLICITOR**

MOTION: REQUESTING RATIFICATION OF THE SALZMANN HUGHES, P.C. AGREEMENT FOR SOLICITOR SERVICES AT AN HOURLY RATE IN THE AMOUNT OF \$295.00 TO BE INVOICED MONTHLY. THE AGREEMENT IS MONTH TO MONTH.
- V. PUBLIC COMMENT**
- VI. GOLF COMMITTEE REPORT**
- VII. FINANCIAL REPORT**
 - A. SEPTEMBER 30, 2025 FINANCIAL REPORT**

NOTE: WE HAVE NOT RECEIVED ANY RENTAL PAYMENTS FROM THE COMMONWEALTH FOR JULY, AUGUST, SEPTEMBER AND OCTOBER. THE AMOUNT PAST DUE IS \$1,662,000.
- VIII. RIVERFRONT OFFICE CENTER REPORT – BREANNA MCCOY**
 - A. PMI – SEPTEMBER OPERATING EXPENSES - \$156,147.60**

MOTION: REQUESTING APPROVAL FOR THE TRANSFER TO PMI IN THE AMOUNT OF \$156,147.60 TO PAY THE SEPTEMBER 2025 OPERATING EXPENSES.
 - B. GANNETT FLEMING INVOICE - \$1,560.00**

MOTION: REQUESTING APPROVAL FOR THE PAYMENT OF THE GANNETT FLEMING INVOICE IN THE AMOUNT OF \$1,560.00 IN CONNECTION WITH THE PERIMETER FENCE PROJECT.

THIS EXPENSE WILL BE PAID FROM THE RENEWAL AND REPLACEMENT FUND.
 - C. NEW HOLLAND CHAIN LINK LLC PROPOSAL \$311,000.00 - DISCUSSION**
 - D. COR CONSTRUCTION SERVICES, INC. AGREEMENT**

MOTION: REQUESTING APPROVAL OF THE COR CONSTRUCTION SERVICES, INC. AGREEMENT FOR THE REPLACEMENT OF THE COOLING TOWER HEAT TRACE.
 - E. TK ELEVATOR CORPORATION – CHANGE ORDER \$1,515.00**

MOTION: REQUESTING APPROVAL OF THE TK ELEVATOR CHANGE ORDER IN THE AMOUNT OF \$1,515.00 TO PURCHASE A SECOND SET OF WALL PADS..
 - F. TK ELEVATOR CORPORATION – CHANGE ORDER - \$8,345.00**

MOTION: REQUESTING APPROVAL OF THE TK ELEVATOR CHANGE ORDER IN THE AMOUNT OF \$8,345.00 FOR GENERATOR TESTING AND FINAL L&I INSPECTION.

**IX. REPORT FROM THE ADMINISTRATOR
MATTERS REQUIRING ACTION:**

- A. RBC CAPITAL MARKETS INVOICE - \$8,333.33.00 (September, 2025 Administrative Services)
MOTION: REQUESTING APPROVAL FOR THE PAYMENT OF THE RBC CAPITAL MARKETS LLC SEPTEMBER INVOICE IN THE AMOUNT OF \$8,333.33.
- B. BEYOND THE NUMBERS INVOICE- \$3,640.00
MOTION: REQUESTING APPROVAL FOR THE PAYMENT OF THE BEYOND THE NUMBERS INVOICE IN THE AMOUNT OF \$3,640.00 FOR THE SEPTEMBER ACCOUNTING WORK AND WORK RELATED TO THE BOARD MEETING PRESENTATIONS.
- C. POST & SCHELL INVOICE - \$1,794.00
MOTION: REQUESTING APPROVAL FOR THE PAYMENT OF THE POST & SCHELL INVOICE IN THE AMOUNT OF \$1,794.00 FOR SEPTEMBER SPECIAL COUNSEL WORK.
- D. POST & SHELL INVOICE - \$9,990.00
MOTION: REQUESTING APPROVAL FOR THE PAYMENT OF THE POST & SCHELL SOLICITOR INVOICE IN THE AMOUNT OF \$9,990.00 FOR SEPTEMBER SOLICITOR WORK.
- E. SALZMANN HUGHES P.C.INVOICE \$354.00
MOTION: REQUESTING APPROVAL FOR THE PAYMENT OF THE SALZMANN HUGHES, P.C. INVOICE IN THE AMOUNT OF \$354.00 FOR SOLICITOR WORK (RIGHT TO KNOW REQUEST).
- F. INSURANCE RENEWAL POLICY FOR 2026
MOTION: REQUESTING APPROVAL OF THE 2026 INSURANCE POLICY RENEWAL
- G. SCHOOL POOL II – 1998 LOAN TO GARNET VALLEY SCHOOL DISTRICT
REQUESTING DIRECTION FOR THE SOLICITOR, MCNEES WALLACE & NURICK AND THE ADMINISTRATOR TO PROCEED WITH THE CONVEYANCE OF THE PROPERTY BACK TO THE SCHOOL DISTRICT, PURSUANT TO THE ORIGINAL LEASE.
- H. WEBSITE RE-DESIGN – DISCUSSION ONLY

X. DAUPHIN HIGHLANDS GOLF COURSE

- A. RATIFY THE NOVEMBER 1, 2025 DEBT SERVICE PAYMENT – \$27,888.64
MOTION: REQUESTING RATIFICATION OF THE PAYMENT OF THE NOVEMBER 1, 2025 DEBT SERVICE PAYMENT IN THE AMOUNT OF \$27,888.64.
- B. GOLF CART SERVICES, INC. INVOICE - \$13,050.00
MOTION: REQUESTING APPROVAL FOR THE PAYMENT OF THE GOLF CART SERVICES , INC. INVOICE IN THE AMOUNT OF \$13,050.00 TO PURCHASE A NEW RANGE BALL PICKER CART.
- C. WELL PUMP REPLACEMENT – NO ACTION REQUIRED
THE INSURANCE CARRIER SENT A CHECK IN THE AMOUNT OF \$22,300.00 FOR INSURED COVERAGE RELATED TO THE WELL PUMP LIGHTNIG STRIKE.

XI. OLD BUSINESS - NONE

XII. EXECUTIVE SESSION

XIII. ADJOURNMENT