

January 25, 2016

A regular meeting of the Board of Sewer & Water Commissioners was held on Monday, January 25, 2016 at 7:00 p.m., at the Edward J. Delaney Water Treatment Plant, 1303 Washington Street.

Present: John Spillane, Roger Turner, William Abbott, Patrick Fasanello and Tom Brown. Also Rick Mattson, Supt. of Sewer and Water.

The chairman opened the meeting at 7:00 p.m.

Abatements submitted tonight are reviewed and Mr. Spillane asks that one be held until he has a better explanation for the abatement. All others are signed.

Motion Made by William Abbott to accept the minutes of January 11, 2016 as amended tonight. Second by Tom Brown. Vote 5-0-0.

SUPERINTENDENT'S STATUS REPORT

Mr. Mattson reports that it has been relatively quiet. They have concentrated on finding pipe sizes and valve locations in the Lincoln Road area. He says there are 2 issues, the flow deficiency in the Renmar Rd. area and quality. He would like to focus on quality as the flow is much more complex. He speaks of a proposed age qualified subdivision on Renmar Road as it relates to the flow deficiency. He feels it might be practical to speak with the applicant about removing this area from the south pressure zone and connecting to the central pressure zone.

Mr. Guisti and Mr. Moraski arrived at this time (7:05 p.m.)

There is discussion on the locations of the various zones. Mr. Fasanello asks if this would help the applicant and the answer is that if they want fire flows however it will all have to be engineered. Mr. Brown asks if Mr. Mattson had looked into the cost of a booster tank at the OPR tank site as discussed at the last meeting. Mr. Mattson says the cost would be \$980,000. Mr. Brown asks for the other options and Mr. Mattson says his capital budget says \$805,000 to rehabilitate the tank, the second option is to abandon the tank and install a booster and the third option is a combination of both at \$1.3 million which he really has not explored in depth. Mr. Brown asks what the life expectancy is if they rehab the tank and the answer is 40 plus years. He then asks for life expectancy for the booster and the answer is 5 to 7 years before it would need some rehab work and the typical cost would be about \$80,000 depending on how extensive the rehab is. Mr. Abbott adds that the booster also needs to be run by someone in addition to the cost of electricity. He feels to install the booster pump and taking the tank down would result in someone else paying to erect a site for the antennas. Mr. Mattson says at this point and looking at the dollars it might be best to put this off for a year. He does not believe the tank is in peril although it has been on capital for 5 years. He believes it can be postponed for a year but if this is the decision he would recommend a report of its condition by our consultant.

7:15 APPT. MICHAEL VIANO, OLMSTED ESTATES AND ROSCOMMON SUBDIVISION

Engineer John Glossa and Mr. Viano are present for this meeting. Mr. Glossa gives the background of the previous allowance for the sewer main to be installed. Mr. Mattson asks what the revisions are and Mr. Glossa says they are to address the Town Engineers comments with regard to requirements on drainage. He says nothing has changed with regard to the sewer and he is therefore making a formal request to allow the extension of the sewer to Roscommon. Mr. Mattson asks for the number of

bedrooms and Mr. Viano says mostly 3 with some 4. Mr. Mattson wonders if it will exceed the 15,000 gallons which would require a State Sewer Extension Permit however after quick calculations Mr. Glossa says using 4 bedrooms for 30 homes it would be just over 13,000 gallons. Mr. Fasanello speaks about a dead end that could be eliminated via an easement into Pheasant Hill. Mr. Glossa says this is a good idea and will check into whether or not there is an easement. Mr. Mattson tells Mr. Glossa that he needs to confirm the 2 connections as to what zones they are in. Mr. Viano says he also needs a vote to allow access to the water main. Mr. Glossa speaks of the loop that this Board asked for on Olmsted Lane and it has been added to the plans. Mr. Mattson says he understands the need for the loop but feels there needs to be a more practical way. Mr. Fasanello asks why and Mr. Mattson responds that if it were to remain private it would be okay but not if the town owns it. Mr. Fasanello disagrees. Mr. Glossa would like to get back to the purpose that they are here which is to approve the sewer connection into Roscommon. Mr. Mattson says the Sewer & Water Commission requires a Local Sewer Extension Permit to be approved by them and part of this approval is that all I/I fees are paid up front. He has not seen any of this. Mr. Glossa says he will get this done. No sewer or water will be approved for this subdivision until all necessary documents are provided and approved by this Board.

PLANNING BD REQUEST FOR COMMENTS REVISED #4 MEADOWBROOK RLTY TR.

This is the aged qualified at 164 Pine Street. Mr. Spillane asks if someone is looking into whether this will add to the sewer odor problem in the area. Mr. Mattson answers that the Board needs to tell the developer. They may have to hire a consultant to perform a study this and then have our engineer to do a peer review of their work which should also be paid for by them. If determined that the condition would worsen then the applicant can pay entirely for remediation. Additionally, Mr. Mattson reminds that the applicant has not submitted their sewer extension permit for approval and that they will be responsible for inflow and infiltration which has to be paid for up front. After review of the plans the Board also wants the water main looped through the complex and back out to Pine Street and the main should be brought to the Town line for a potential interconnection with the Town of Sharon. Planning Board will be notified of this. The Commission is in agreement that the applicant and/or their engineer should schedule an appointment with this Board to address all questions and concerns.

PLANNING BD & CONCOM REQUEST FOR COMMENTS BOYDEN EST. 327 SUMMER ST.

Mr. Mattson says he feels this is a very congested plan. This subdivision has also not filed for a sewer extension permit and/or addressed inflow and infiltration. The Board is in agreement that the applicant should come to the Board to address any questions or concerns.

BD. OF APPEALS REQUEST FOR COMMENTS 95 WEST ST., CORCORAN AND CO.

Mr. Spillane says this is basically for parking and is read and noted. Mr. Mattson says this subject will eventually be a concern of the Board as a large project involving water and sewer.

PLANNING BD REQUEST FOR COMMENTS HIGH MEADOWS, HIGH ST. REVISED PLAN

There is discussion regarding the proposed individual grinder pumps. Town Counsel is determining if the drain easement can be used as a water easement that goes to Rose Marie La. The Board is in agreement that water should be connected to Rose Marie La. to eliminate a dead and the sewer should also be connected to Rose Marie La. which would eliminate the need for grinder pumps. Also there has not been any sewer extension permit filed for approval at this time and inflow and infiltration has not yet been addressed. The Board agrees the applicant and/or representatives should attend one of our meetings for discussion.

Mr. Guisti of Gould Ave. appears before the Board without notification. He has questions regarding an additional sewer connection he will be making for which he was told he would have fees per bedroom. Mr. Mattson explains that this is inflow and infiltration and is only required for two or more homes. He is only building one home. **Motion Made** by John Spillane that Mr. Guisti not be required to pay inflow and infiltration fees for this existing home. Second by Tom Brown. Vote 5-0-0.

Mr. Mattson then speaks of his email where the 5K race at Mick Morgan's is requesting to use Jarvis Farm for overflow parking as they did last year. Mr. Fasanello says he would want an appropriate parking plan. Mr. Mattson says he sees no harm. Mr. Fasanello asks where they would park and the answer is in the designated parking area. He then asks how many cars and Mr. Mattson says he will find out. Mr. Brown says there should be a parking attendant and a designated parking area. Mr. Fasanello says we didn't spend \$4.5 million for a parking area, the plan is to protect the aquifer and this is against good judgement. Mr. Fasanello suggests allowing parking on the entrance road up to the land and then when leaving turn in the parking lot and drive out. There is then discussion regarding Mr. Fasanello's previous correspondence to DEP with regard to paving the parking area. Mr. Mattson is going to follow up on this. **Motion Made** by Tom Brown to authorize Mick Morgan's to use Jarvis Farm for overflow parking during the 5 K on St. Patrick's Day race in the parking designated area and provided there is an attendant to make sure they park where they are supposed to. Second by William Abbott. Here is further discussion regarding the need to protect the aquifer. Mr. Brown asks what it would take to do a parking analysis to see how many cars can be parked here and Mr. Mattson says he will get that information. Vote on the motion 4-1-0, Fasanello against.

EASTLAND CIRCLE ENTRANCE FEES

Mr. Mattson says the construction is completed and the total assessment is \$13,091. Typically we would assess betterments. There are four homes eligible for connection which would normally involve a sewer order recorded at the registry of deeds with a lien on the property. The Board actually never voted a sewer order. In 2000 town meeting voted the assessment at 50%/50%. He is suggesting for this small amount instead of betterment assessment that Board establish a special entrance fee lump sum of \$1785. **Motion Made** by William Abbott to establish a special sewer entrance fee for the four homes on Eastland Circle in the amount of \$1785 as recommended by the Superintendent. Second by John Spillane. Vote 5-0-0.

SEWER & WATER ENTRANCE FEES

Mr. Mattson reports that the review of our entrance fees is completed by our consultant Woodcock and Kopelman and Paige. Both fees are set to increase significantly because of infrastructure improvements and debt that has been incurred. Inflow and Infiltration fees are under review by Weston & Sampson, Kopelman and Paige and Woodcock. He is intending to have the consultant come in at a later date and the new fees would be set at our next rate hearing. Mr. Fasanello asks if the rates are defensible and the answer is yes. He adds that if all proposed projects go forward there should be a lot of financial help. He says he would like to see the Board adopt a regulation that exceeds the plumbing code for new construction as it relates to toilet flushing requirements and conservation showerheads and faucets. Also the Planning Board should be encouraged to cut down areas to be irrigated. There is discussion and Mr. Mattson feels we need to find a happy medium.

Mr. Mattson then tells that normally he puts the Water Management Policy in the Water Quality Report which is in the process of being put together. Past practice was from the first Monday in May and

ending on the first Monday of October. **Motion Made** by William Abbott to institute the Water Management Policy for 2016 beginning May 2nd and ending October 3rd as recommended by the Superintendent. Second by John Spillane. Vote 5-0-0.

CAPITAL IMPROVEMENTS

Mr. Mattson reviews the warrant, Article 7 and 8 are the O&M budgets. Article 9 is the installation of the mixing systems, Article 10 is the Lincoln Road area improvements, Article 11 is the Old Post Road tank and Article 12 is upgrading of the Booster stations. Mr. Fasanello asks why dioxane remediation is not on there and he is told it is on for next year. He says he wanted it on this year. Mr. Mattson suggests that he put it on the FATM if he wants to. **Motion Made** by Patrick Fasanello to place an article on the Fall Annual Town Meeting for the remediation. Second by William Abbott. Mr. Brown asks what this entails and Mr. Mattson responds that a pilot study must be done first which may require 1 or 2 seasons usually done in the spring and fall. After the findings they would tell us what the best available treatment would be to remove this one of which would be advance oxidation which at last look would cost \$1.5 million. Mr. Abbott confirms this would be done in two phases. Mr. Brown asks if there is any State assistance available and Mr. Mattson responds not for an unregulated compound. Mr. Fasanello says we can bill the company that contaminated our water. There is discussion on the limit levels, where they came from, if we should be consulting Town Counsel to see if we can go after those who contaminated our water with this even though it is unregulated. Vote on the motion 4-0-1, Turner abstained. **Motion Made** by John Spillane to approve Articles 7 & 8 which are the O&M budgets for the SATM. Second by William Abbott. Vote 5-0-0. Article 9 is discussed. Mr. Fasanello wonders why we need mixing systems all of a sudden since it has been the same for 40 or 50 years. Mr. Mattson responds that it allows us to maintain a better disinfectant level. Mr. Spillane asks if pumping in would stir the tank and Mr. Mattson answers, no because there is a common inlet and outlet. He adds that this is to make the quality of water better. Mr. Brown suggests phasing the tanks. Mr. Spillane feels we should hold off on this article. **Motion Made** by William Abbott to take no action on Article 9 of the SATM. Second by Tom Brown. Vote 5-0-0. Article 10 is the replacement of the water main for Alice and Edgewood Aves., Lincoln Rd. and Granite St. Mr. Mattson says the engineer estimates Alice Ave and Edgewood Ave at \$342,000. He says the Granite St. line would be replaced with an 8" line. The cost to clean and line the 8" line in Lincoln Rd. is being compared to replacing the 8". There is discussion the 6" and 8" lines in the Lincoln Rd. area. **Motion Made** by William Abbott to support Article 10 of the FATM. Second by Roger Turner. Mr. Mattson says the way the article is written is for water system improvements up to and including replacement. He says we should have the actual costs prior to Capital Budget. Vote 5-0-0. Per the question by Mr. Moraski there is discussion about the paving of the different areas. Article 11 is the rehabilitation of the Old Post Road tank for \$805,000. Mr. Fasanello feels since we are providing service to the Town i.e. antennas, we should look for some consideration from the Town or diminish payments to the Town via Indirect Costs. Mr. Brown suggests that since the Town uses the tank for their antennae that we should break up the costs. **Motion Made** by William Abbott to support Article 11 for \$805,000 for the rehabilitation of the OPR tank. Second by Patrick Fasanello if Mr. Abbott is willing to add to his motion to state that the Commission will pursue from the Town any related costs of the antennae. There is discussion about postponing for another year and getting it re-inspected. Mr. Turner thinks it would be a financially good idea to defer the water tank rehab as it would help with the cash flow. Mr. Spillane agrees with Mr. Turner. Mr. Turner feels the infrastructure has a higher priority at this time. Vote on the motion 2-3-0, Brown, Turner, and Spillane against. There will be no action on Article 11. Article 12 is the rehabilitation of the booster stations in the amount of \$297,000. Mr. Fasanello says he has not received many complaints recently in his area

about the water pressure and Mr. Mattson responds that this is a small zone. Mr. Fasanello feels since Texaco is the cause of the Texaco Booster Station they should be sent the bill for the rehabilitation. Mr. Mattson explains that there was a signed agreement once it was turned over to the Town of Walpole; we own it. Mr. Fasanello asks what the backup is should the booster fail and Mr. Mattson says it would be bypassed which would result in having water but at very, very low pressure. **Motion Made** by William Abbott to support Article 12, addressing all booster stations in the amount of \$297,000. Second by John Spillane. Vote 4-1-0, Fasanello against. Mr. Mattson says all the articles are separate because they are all borrowing articles.

Motion Made by Roger Turner to adjourn. Second by William Abbott. Vote 5-0-0. Meeting adjourned at 9:15 p.m.

Accepted 2/23/16