

Public Works and Buildings Committee

Meeting Minutes

November 21, 2019 7PM

Council Chambers

MEMBERS PRESENT

Councilor Ralph Torr, Chairman

Councilor David Walker

Councilor Geoffrey Hamann

Councilor Sandy Keans

MEMBERS ABSENT

Councilor Ray Varney- Vice Chairman

OTHERS PRESENT

Mayor Caroline McCarley

Councilor James Gray

Blaine M. Cox, City Manager

Peter C. Nourse PE, Director of City Service

Daniel Camara, GIS / Asset Management

Dan Bourdeau, PE Geosyntec

Chris Bowlen, Director of Recreation Dept

Greg Lacasse, Resident and Rep for CC Dedication

Christopher Berg, PE Wright Pierce Engineers

Sharon Nall, NHDES

MINUTES

Chairman Torr called the Public Works and Buildings Committee to order at 7:00 PM.

1. **Approve minutes from the October 17, 2019 Public Works & Building Meeting.**

Chairman Torr requested comments or a recommendation on last month's meeting.

Councilor Walker made a motion to accept minutes as presented for the October 17, 2019 Public Works & Building Committee meeting. The motion was seconded by Councilor Hamann. The Motion passed unanimously.

2. **Public Input -**

None

3. **MS4 NPDES Stormwater Permit Update**

Mr. Nourse introduced Dan Bourdeau from Geosyntec. He stated that Geosyntec is the City's consulting engineers for the City's Stormwater Permit and MS4 compliance. Mr. Nourse explained that a requirement of the City's permit is public outreach and education

and that the short presentation that Mr. Bourdeau is giving tonight qualifies toward meeting the requirements. Mr. Bourdeau's presentation began with the history leading up to the issuance of the National Pollutant Discharge Elimination System (NPDES) Permit for the City of Rochester. He stated that the City's current permit was issued in 2017 with an effective date of July 1, 2018. Mr. Bourdeau explained the mile stone requirements for compliance and he stated that the City of Rochester has successfully met all requirements for compliance and reporting annually. Mr. Nourse stated that the PowerPoint presentation given by Mr. Bourdeau will be posted on the City's website for public information along with the many other documents regarding Stormwater Permit Compliance and MS4.

4. Community Center – Gym Floor Dedication

Mr. Nourse distributed a diagram of the markings requested for placement on the Community Center Gym Floor. He stated that this is a request from the Community to dedicate the court to the long time City of Rochester Youth & High School Basketball Coach, Tim Cronin. Mr. Nourse introduced Chris Bowlen the Director of the Recreation Department. Mr. Bowlen expressed his support for the dedication markings on the gym floor and he introduced Greg Lacasse as a former basketball player and participant in the Rochester basketball programs. Mr. Bowlen stated that Mr. Lacasse had made a successful presentation regarding this dedication to the Recreation Commission and he was advised to come to the Public Works and Buildings Committee to seek a recommendation to the full City Council to support his plan. Mr. Lacasse distributed the diagram, a letter and a petition with 300 signatures in support of the dedication to Coach Cronin. He discussed the significant impacts that "Coach" made in his life and the lives of hundreds of youths in Rochester. Mr. Lacasse stated the he had first met Coach Cronin when he started playing in the City's Recreation basketball program in the third grade then continued playing for Coach Cronin through high school. He stated that he then played in college and overseas in a professional capacity. Mr. Lacasse stated that this coach supported him and others from childhood well into adulthood and he is looking for approval to dedicate and mark the gym at the Community Center to commemorate the 30 plus years of service by Coach Tim Cronin. Mr. Lacasse stated that the cost for the markings would be paid for by private contributions.

Councilor Walker made a motion to recommend that the full City Council approve the dedication of the basketball courts and the marking of the courts in commemoration of Coach Tim Cronin. Councilor Hamann seconded the motion. The motion passed unanimously.

5. Opera House Lift CDBG Project

Mr. Nourse explained that a Community Development Block Grant (CDBG) Project was approved by the City Council to install a wheelchair lift for the Opera House. He stated currently that when the Opera House floor is in the up position it is not wheelchair / handicap accessible. He stated that the project was budgeted at \$23,000 and the low bid

is \$32,348. Mr. Nourse stated that Julian Long, who manages the CDBG programmed him has informed him that there is sufficient funding available to increase that budget but it would require the full City Councils approval. Councilor Gray stated that he had suggested this go to DPW in order for them to look at the bid results to see if it was a reasonable cost. Mr. Nourse stated that Mr. Long had looked at the two other recent projects for lifts within the School Department. Mr. Long had supplied information stating that a somewhat large lift was done last year at Maple Street School for \$46,500 and a similar one was installed at the High School for \$31,000. Mr. Nourse stated that the cost estimate may have been low due to the construction cost index increase of the past few years and the Davis Bacon wage rate increases.

Councilor Walker made a motion to recommend that the City Council approve the budget increase to \$33,000 from the CDBG funds. Councilor Hamann seconded the motion. The motion passed unanimously.

6. Woodman Area Reconstruction Project

Mr. Nourse stated that the Public Information meeting was held at the William Allen Elementary School on Wednesday November 13th at 7pm. He stated the DPW had sent notices to all abutters in the project and had put the message boards out a week in advance. He stated that it was a relatively low turnout of less than 20. He stated that the majority of discussions after the presentations of proposed changes was regarding the traffic concerns during drop-off and pick-up times at the school. Mr. Nourse explained that this was addressed at the Public Safety Committee last night (11/20/19) and there are motions going to the full Council from that committee regarding those traffic concerns. Councilor Walker voiced concerns for resident of Davianne Locke Lane. Mr. Nourse stated that he is working to address those concerns. Councilor Walker voiced concerns from a resident of Glenn Street regarding porch damaged during the last construction project. Mr. Nourse stated he would look into it and get back to the Councilor.

7. GIS/Asset Management Update

Mr. Nourse introduced Christopher Berg from Wright Pierce Engineers and Sharon Nall from NHDES. He explained that the DPW has received several grants from NHDES in regards to the GIS and Asset Management systems development for the City and as part of the NHDES Program requirements there is a public informational requirement and this presentation is in part to fulfill that commitment. Mr. Berg explained what would constitute the City's assets. From pipes, main, hydrants to City buildings. He explained how asset management systems and software assist in tracking the current conditions, tracking age, repairs and other history and the value of the many assets. Mr. Berg explained how this information can assist in future planning of repairs and budgeting repairs and replacements. He also explained the significant amount of work that the City has completed and explained the future goals in gathering additional information to feed into the program. Ms. Nall, stated the City of Rochester is doing well and that she commends them for their efforts with GIS and Asset Management. She spoke about the

programs ability to assess the needs for repairs and maintenance and she noted some future dates of other available grants that the City may consider applying for. Councilor Keans inquired about the Beehive system and what it is. Mr. Berg explained that once fed all of the asset data and information from the GIS system the Beehive software allows for the ability to input and track all pertinent information on specific assets. Mr. Camara stated that this is going to manage and track all of the service requests and work performed by the DPW staff. It was discussed that the GIS system allows you to click on an asset and will give you the basic information such as date of installation, the manufacturer or when it was installed, but the Beehive software will allow you to schedule and record maintenance and repairs. It will track all work performed and given the parameters it will assist in the prioritizations of future repair and maintenance on assets. Councilor Hamman asked about the ability to use the Beehive software for

8. Roadway Intersection Projects

Mr. Nourse stated that there are numerous intersections with safety issues. He stated that in the FY21 Budget he will be requesting funds to do a study that identifies the priority to address these safety concerns and the budget timelines needed to implement. He stated that this may be a 5-10 year plan but he suggests that the City should be addressing some of the concerns. Councilor Hamann asked if the new asset management software could be used to track information on these intersections. Mr. Nourse and Mr. Camara stated that the applications of the program are limitless. Councilor Hamann suggested that the current accident report system is difficult to search and access information.

9. FY2020 Paving Assignment

Mr. Nourse stated that the current FY2020 budget is \$900,000 and that this is the optimal time of year to get pricing and plan work for early construction season 2020. He stated that in previous discussions the Committee had stated a preference for prioritizing additional paving along Salmon Falls Road and in October it was discussed at the Finance Committee. Mr. Nourse displayed on the monitor the new recommendation per these discussions for the paving list. The list included Chapman, Johnathan and Huckins Lane, Culumbus Ave from Lowell to Knight Street, Cross Road from Milton Road to Stacy Drive and Salmon Falls from Stonewall to the town line. He stated that an additional one million dollars would be necessary to complete this work.

Councilor Haman made a motion to recommend that the full City Council approve the new paving list as presented and complete a supplemental in the amount of one million. The streets to be paved include. Johnathan and Huckins Lane, Columbus Ave from Lowell to Knight Street, Cross Road from Milton Road to Stacy Drive and Salmon Falls from Stonewall to the town line. Councilor Walker seconded the motion. The motion passed unanimously.

10. DPW Facility

Mr. Nourse stated that the New Facility Construction bids opened today. He stated that the original Request for Qualifications resulted in eleven prospective contractors and

seven of those were prequalified and were given the opportunity to bid on the facility. He stated of those seven, six had submitted bids. Mr. Nourse stated that our engineering estimate for the project was \$22,834,777.00. He stated that the high bid with the soft costs (not part of the bid) included was \$21,800,000.00 and the low bid was 20,270,920.00. He stated that he believed that the bids were tight, only a variance of \$1.5 million from high to low bidders. Mr. Nourse stated that the remaining funds available for the project are \$15, 961,853.62. The estimated difference in what is remaining for funding is \$4,309,056. He stated that he was convinced and was preparing for twice that much. He stated that he believes the short fall is due to the 18% increase to the construction cost index since the time of the original appropriation and it is due to the unexpected cost of purchasing property and demolishing of existing structures, vs. using a City owned parcel. Mr. Nourse stated that he has had preliminary discussions with the Finance Department on how to make these numbers work and he will be putting this on the December 3, 2019 City Council Agenda for discussion and appropriation recommendations should be available from Finance at that time. He stated that this Council has worked hard to achieve this goal and has been patient and supportive as all the different hurdles were overcome. He stated that the department is working through some de-authorizations and deferring of projects to make this project happen. Mr. Cox stated that the Finance Group will be bringing some financing scenarios to the full Council on December 3rd. Councilor Hamann stated that he is supportive of this project but he is not in favor of a Fire Department Building on this parcel for many years. Mr. Nourse stated that the City needs this facility and if it waits, the expense will only be greater.

11. Other

Colonial Pines – Councilor Walker requested an update. Mr. Nourse stated that the sewer mains are in and that this includes going down Wildwood to Tingley Street to pick up the home that has the failed sewer on the corner and that several tie-ins have been made and will continue until prohibited by weather.

Stone Ridge – Councilor Hamann asked about the drainage concern voiced to Councilor Lauterbourne. Mr. Nourse explained that the residents home is at the downhill end of this cul-de-sac off from Route 108. He stated that we have done some work to assist the resident, but the driveway in question is not only at the end of this very steep road but is built below grade of the road. He stated that the roadway was built as designed and that the drainage is working as designed. He said there thousands of driveways in the City that are built below grade of the road and that he does not have the resources to fix them. Councilor Gray asked if the roadway could be rebuilt to direct the water to the center of the cul-de-sac. Mr. Nourse stated that the road is built with a crown and designed to shed off the road. He stated that on a similar cul-de-sac we had looked at doing that and it was a \$30,000 expense. Councilor Hamann suggested that if the road was scheduled to be repaved that may be an option, but this road looks to be in good condition. Mr. Nourse

stated that the previous owners had plantings /berm that seemed to help with the water shedding.

Councilor Walker made a motion to adjourn at 8:08 pm. Councilor Haman seconded the motion. The motion passed unanimously.

Minutes respectfully submitted by Lisa J. Clark, City of Rochester Administration and Utility Billing Supervisor.