

Public Works and Buildings Committee
September 15, 2016 7PM
Council Chambers

MEMBERS PRESENT

Councilor Ray Varney- Vice Chairman
Councilor Sandy Keans
Councilor Donald Hamann
Councilor Thomas Willis

MEMBERS ABSENT

Councilor Ralph Torr – Chairman

OTHERS PRESENT

Councilor James Gray
Dan Fitzpatrick, City Manager
John B. Storer, Director of City Services
Richard Davee, Wright-Pierce Engineers
Krzysztof Kozlowski, 9 Academy Street
Chris Taft, 7 Royal Crest / Hideaway Village
Misty Eastman, Royal Crest / Hideaway Village, Treasure of Co-Op

MINUTES

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

1. Approve minutes from August 18, 2016 meeting -

The Vice-Chairman requested a recommendation on last month's minutes.

Councilor Keans made a motion to accept minutes as presented for the August 18, 2016 Meeting. The motion was seconded by Councilor Hamann. The Motion passed unanimously.

2. Public Input

Mr. Kozlowski of 9 Academy Street was present and discussed issues affecting his property. Mr. Kozlowski stated that has to pick up trash from neighboring properties and he would like the City to address the problem. He stated that he lives on a one way street and because of the way the trash removal vehicles are set up, all of the trash carts have to be placed on his side of the street. He stated that there are two multi-family units across the street from him and they overload their carts causing trash to spill out when it is dumped into the truck. He stated they also leave the containers out on the street for days after trash removal. Mr. Kozlowki stated that the City does not enforce its own laws for littering and the removal of bins on the same day of trash service. Mr. Kozslowski also stated that his street has large islands and bump outs that should be removed so that there is better access through roadway and he also stated that there are potholes to be patched. Mr. Storer stated that this street is being looked at for inclusion in the Woodman Street

Area project and that staff will be out to patch or shim areas needing it. Mr. Fitzpatrick stated that the DPW could make the Compliance Officer aware of the problems with toters and trash.

3. **Royal Crest Mobile Home Park Water Pressure**

Mr. Storer requested this item moved up on the agenda as there were several home owners from Royal Crest Park present. The Vice-Chair agreed. Mr. Taft of 7 Royal Crest spoke to the Committee. He stated that in order to comply with the City and State laws they had put in the necessary backflow device at a cost of about twenty thousand dollars to the Co-Op Park homeowners. He stated that the City had previously been supplying bare minimum pressure to the park and now due to the device reducing that pressure there is insufficient pressure to run appliances. He cited washing machines, showers and dishwashers as examples. He stated that Mr. Brigham, the President of the home owners association, had met with the City Engineer and that the park is now bypassing the backflow until a resolution can be determined. Mr. Storer stated that the City supplies the park with approximately 35 psi which is within recommended requirements of water supply. He agreed that the backflow will lower the psi 4-5 psi for each section of the dual check device that was installed. This per manufactures information would lower the pressure 8-10psi. Mr. Storer stated that the other contributing factor is that the parks infrastructure is so deep in ground they are losing pressure as the water travels to the higher elevations for the homes. Mr. Storer stated that the information regarding the inability to supply appliances is a result of both factors and that as the backflow is required; the park is going to need to do additional work on their side to correct the problem. Mr. Storer stated that he has an unconfirmed estimate of ten thousand dollars for the park to install a booster pump system that will also require monthly and annual maintenance along with monthly power bills. He also stated that he has an unconfirmed estimate of twenty thousand dollars to run the water out the back through an easement to Nola Street. Councilor Gray asked if there was some other device that could be used that would meet the backflow requirements. Mr. Storer stated there was not. Councilor Keans suggested Community Development Block Grant Funds (CDBG). Vice Chair Varney suggested that the park contact Julien Long the City's CDBG Administrator to determine eligibility. Vice Chair Varney and Ms. Eastman asked what the minimum psi is required for supply to the park. Councilor Willis stated he was trying to confirm the number but believed it was 20 psi.

4. **Water Supply – Water quality & disinfection bi-products**

Mr. Storer stated that the Water Department has had a violation of this quarter for disinfection byproducts maximum level in the water system. He wanted to make sure anyone listening noted that there is no immediate health risk. Normal use can continue. He stated that in the summer due to warm temperatures and other factors the chlorine reacts with the naturally occurring organic compounds within the supply system and cause higher levels of certain disinfection byproducts. The violation we experiences is

for what is called Total Trihalomethanes (TTHM). He stated that typically these numbers rise and fall within the four quarters and during the warmer months we expect higher levels. The samples are measured with what is called a rolling average that is tracked quarterly on a twelve month basis. He stated that you can go over the 80 parts per million in the summer months because you are averaging it with the lower readings obtained during other quarters. He introduced Rick Davee from Wright-Pierce engineers to explain further. Mr. Davee stated that within the last several years the State of NH Department of Environmental Services (NHDES) had required a change of sampling sites and that the City's test sites are now in the furthest sections of the system where the water is not necessarily looped or drawn on as much. This causes the water to age or sit longer in the piping. The longer the water sits, plus the warmer it gets, the more likely TTHM will increase due to the reactions of the dissolved organics with the necessary chlorine. Mr. Davee stated that one of the areas experiencing the higher level is the Shell station on Route 11. This is near to the Cocheco Well site which is off line due to the low flows experienced in the river. He stated that the well when it is in operation tends to blend and dilute the issues as the well water does not have the dissolved organics that react with chlorination. Mr. Davee stated that the new sites, the increased water temperatures and the possibility of higher dissolved organics due to low water levels could be the contributing factors. Councilor Keans asked if this could have been anticipated and prevented. Mr. Davee stated that the higher temperatures are anticipated, and that the Water Treatment Plant staff is doing an excellent job monitoring and adjusting their treatment measures. He stated that the water leaving the plant has optimal levels of treatment and is good. He further stated that the dissolved organics cannot be removed by the plant and they are what react within the system to create the disinfection bi-products. What happens out in the system can not necessarily be controlled from the plant. He stated that the bio film that naturally occurs on the pipes could be elevated in certain areas where the water is not moving as fast and a site with that issue has been identified in the southern section of the City along Route 125. Mr. Fitzpatrick stated that he has learned over the years of service as a City Manager that looping the system is advantageous, and asked if there was a way to loop the problem areas. Mr. Davee agreed with the City Manager that looping the water system is always preferable and as a long term solution that should be part of the plan when possible. Vice Chair Varney asked what should be done in the short term. Mr. Davee suggested that the City is already working on the short term solutions. He stated that they are looking to adding powder activated carbon to the process. They are already flushing to get the aged water out of the system. Right now this must be managed carefully due to the drought, and that they are looking at the possibility of "ice pigging". He stated this is a process of pushing an ice plug through the line to in effect scrape and cleanse the line in areas where they suspect built up organics or bio film. Mr. Storer stated that the staff is working with NHDES to determine if a letter must go

out to all end users, but he wanted to assure the City that this is a Tier II violation; no immediate health issue is involved. If an immediate health issue was involved notification would have already been made.

5. Academy Street

Mr. Storer stated that Mr. Kozlowski had brought up several of the issues faced on Academy Street. He stated that this street may be included in Woodman Area Project. Vice Chairman Varney stated that he did not believe this was in the original project scope. Mr. Storer stated that staff is currently looking at this street as an add alternate on the Woodman Area project and would be address based on funding. Vice Chairman Varney asked what other streets might be included. Mr. Storer stated that Myrtle St, Congress St, Davyanne Locke Lane and Beaudoin Court were some of the other streets.

6. Ice Arena Update

Mr. Storer stated that the current roof project was halted due to the structural engineers concern to confirm the integrity of the footings and foundations. They recommended confirming that the reinforcement tiebars and shoring within the foundation are in existence prior to adding the additional load of the new roof system. Mr. Storer stated that Budel Construction had been in the arena this past week end to determine that information and did find that the tiebars were in place, however the structural engineers still had concern for degradation of the system due to age and corrosion. Mr. Storer stated that now that this issue had been brought up he would likely acquire a second opinion prior to proceeding with the roof project. Councilor Gray asked that if it might be a better idea to do the floor project first and that while they are doing the floor maybe the same contractor could add additional footings to the foundation to support the roof project. Mr. Storer stated that they have been looking at this as an option, but they are hesitant to put the roof project off if it is not necessary as the arena would have to go another two years shoveling and worrying about safety if they were to go that route. Mr. Storer stated that he should have a definitive answer by the October Public Works Committee Meeting.

7. Granite State Business Park Line Striping and Lighting

Mr. Storer passed out the plan for line striping and stated that the Department would be proceeding with the work prior to winter and that staff had been working on a plan for the overhead lighting. Mr. Storer stated that currently most of the business park is supplied by underground lighting. He stated to put up wood poles to add cobra head lighting seemed to be going in the wrong direction for the park. Councilor Keans agreed that the current design look the City was looking for was modern. Mr. Storer stated to put up the wood poles and cobra head lights would be approximately seventy thousand dollars. He stated to put up the aluminum poles with underground wiring the project would be about two hundred and fifty thousand dollars and that we do not have funding for that. There was discussion on how much walking is being done during the night that would necessitate lighting. Councilor Keans stated putting lighting up may be too expensive

when weighed against other projects. Councilor Willis stated that if we put up lighting other than cobra heads or the town and country lights the City Staff would then have to maintain it and we would need additional staff time and inventory. Councilor Willis suggested looking at the Town & Country style lights on Anderson Way or other new subdivisions. Councilor Grey stated that staff should look into other lighting options and stated that St. Mary's on Lowell Street had the same concerns for maintenance and went with low 3-4foot lights that point down and just light the walk/roadway. Mr. Storer stated that staff has put in a considerable amount of time on the cost estimates and that they will come back next month after looking at the Town & Country style lights and looking at as built to see if there was other conduit already existing for lights. Vice Chair Varney stated that the income generation in this TIF would have to be looked at prior to any budgetary increases and that this part of the project is not going to happen prior to winter at this point.

8. Wastewater Treatment Plant Emergency Aeration Repairs

Mr. Storer stated that the lagoons have been transferred over and the aeration head replacements will happen the week of the 26th. He stated that so far it is going well we are just waiting on the specialty vendor to come in.

9. Great Bay Update

Mr. Storer stated that a letter had been sent out this week stating our position. He also stated that the Coalition had met with Mr. Burrack of NHDES and that the meeting had gone well and we believe that they are taking all of the other water ways except for the Great Bay off the list for nitrogen impairment. He stated the lingering disagreement is whether the science agrees with the Great Bay still being listed as nitrogen impaired. NHDES is basing the assumption of impairment on the issues with the eel grass, when other factors could be contributing. Mr. Storer stated if NHDES leaves it on the list of impaired waters we could be looking at a twenty-five million dollar upgrade to our plant that requires we treat to the maximum technical abilities for nitrogen and phosphorus. If they remove it from the list of impaired waters it would give us another couple of years to explore the other contributing factors and solutions. Councilor Keans asked if there were studies being done on other abutters to the rivers, such as farms and golf courses. Mr. Storer stated that we are performing studies of the river that measures the nitrogen before and after the plant to see what we are contributing, but he is unaware of studies being done by any golf courses or farming situations. Mr. Storer stated that the City has a meeting with the Environmental Protection Agency next week and that he will keep them informed.

10. Finance Departments Budget Recommendation

Mr. Storer stated that he had met with the Finance Department and discussed budgeting for multi-year projects. Vice Chairman Varney suggested that this discussion be had at the Finance Committee.

11. Utility Funding /EDA and other projects

Mr. Storer stated that he needs to write up a policy on financing the utility lines. He stated that he was looking for some direction on that policy. Mr. Fitzpatrick suggested looking up the work that former Councilor Laroche had done on the subject.

12. Bike Sharrows

Mr. Storer stated that this is on the agenda as Councilor Gray had requested it. He further stated that he had met with Jennifer Marsh from Economic Development and Mike Provost from the Main Street Organization. They discussed where they might paint these markings and that there needs to be fore thought on the beginning and endings as there are safety concerns to be addressed. Councilor Gray stated that he had this put on the agenda at the request of the Community Development Committee.

13. Wakefield Street

Mr. Storer stated that he would still like to see a Master Plan in place to help guide this type of project and he stated that he will continue to work with Planning Department to help get that going. Mr. Storer stated that they are in the preliminary stages of design for the Wakefield Street Reconstruction Project and he wanted to get some feedback on how and what to address as part of the project. He asked about the intersection of Columbus and Wakefield Street, the intersection of Yeagley and Wakefield, the possibility of putting the electricity underground, and also he asked if the Council wanted to address the railroad crossing on Glenwood. Councilor Keans suggested that there is no room for opening up Glenwood. John suggested that there is some room on the Yeagley side of the intersection. Councilor Gray suggested that it would not make sense to open up Glenwood without realigning the Yeagley Street side. Mr. Storer stated that the preliminary assessments show there is room to make improvements. Councilor Keans was in favor of future work at the intersection of the railroad tracks on Glenwood. She stated that it is going to be difficult for the seniors that are living in new development to get out on Wakefield Street. Vice Chairman Varney suggested that opening the railroad crossing will also open it up for truck traffic and other motorists. Mr. Storer stated there are things that can be done to prohibit the truck traffic. Vice Chairman Varney asked what the team is doing currently on this project. Mr. Storer stated that they are currently working on the assessment of current infrastructure and traffic counts and they are awaiting direction for any intersection improvements and underground electrical service. Vice Chairman Varney stated that this is classic project creep and if all of these items were addressed with this project then we would end up with a ten million dollar project that we cannot afford. Mr. Storer stated that he understood the concern for project creep but was trying to look at the area as a whole as they could address all issues now and not go back into that area for another 20 or more years. Councilor Willis stated that the underground electrical in the South Main Street area was a huge improvement and that it should be considered. Vice Chairman Varney suggested that the Director bring back an

estimate to do the underground electrical and lighting and to proceed with the project as originally planned.

14. **Project Updates**

Columbus Ave Parking lot – Nearly complete, the lilac trees on the Upham Street end are transplants and may or may not survive. Mr. Storer stated that the department had one resident complaint regarding the fencing being close to the property line. Councilor Gray stated that a constituent called stating the fence was seven feet closer than the original plan stated. Mr. Storer stated that he had checked and it was built according to plan. He further stated that there could have been some misunderstanding due to some verbal estimates that were discussed during the planning process. Councilor Keans stated that it was supposed to be no closer than the former tree line.

15. **Other.**

Chesley Hill Road – Vice Chairman Varney asked Councilor Willis about the residential development project at the Planning Board phase that is slated for Chesley Hill Road. He specifically asked if these homes were to be on septic or City sewer. Councilor Willis stated he believe they were going with private septic systems. Vice Chairman Varney asked if they could be encouraged to tie in. Councilor Willis stated that it appears that the way they are phasing in the project they will be developing the section that is furthest from the City sewer system and that it may be because they would like to avoid a tie into the City sewer.

Exit 16 – Vice Chairman Varney stated that there have been accidents at this exit due to the sharp turn and short distance left to decelerate speed. He stated he would like to have City Staff put some pressure on New Hampshire Department of Transportation (NH DOT) to improve that exit. There was a discussion on rumble strips. Mr. Storer stated that he would look at the issue.

Water Restrictions – Councilor Willis stated that he would like the City to consider water restriction as they have been urged by NHDES. Mr. Storer stated that he understands the concern that the State of NH and Councilor Willis have. He stated that the City Staff has been monitoring the reservoir and all watershed areas and have discussed what the triggers should be for implementation of mandatory water restrictions. Mr. Storer also mentioned that staff is slated to participate in the Governor's emergency conference call tomorrow.

Winter Street Yellow Line – Councilor Gray stated that he had received a request to have the yellow center line repainted as it was fading. Mr. Storer stated that the line was painted in error and not needed originally. He stated that he did not like the idea of painting it again as it would be perpetuating the original error, but he would look at and decide if it needed repainting. Councilor Gray stated that he is not saying that it must be

repainted and he understood that it might not be, but he would like to know what the decision is.

Rochester Reservoir East End Dam Project – Mr. Storer stated that this dam had a letter of deficiency from the state and we are on a NHDES mandated schedule to make repairs to this dam prior to December 31, 2016. Mr. Storer stated that the appropriation for the construction was three hundred and fifteen thousand dollars and the bid for construction is in and it is three hundred and twenty-eight thousand dollars. He stated that leaves us with a short fall for the construction, plus the State has mandated full time project inspection. He further stated that he would be putting an agenda bill in the process for One hundred thousand dollars to cover these cost and that he has added a 10% contingency. Vice Chairman stated that he could put it on the October agenda with a hearing, 1st and 2nd reading.

Paving Whitehouse Road – Mr. Storer stated that there is going to be a delay in paving this road due to the high pressure gas line. Unitil has expressed concern for running heavy vibrating equipment over this high pressure line as they believe that it is shallower than it should be. They are now considering relocating the line and they would like time to evaluate the situation and would likely relocate the line next year. Mr. Storer stated that the DPW would be working with them to get the road shimmed or overlaid for this winter and that we would try to get them to pay for this pavement or at least participate in the cost. Councilor Willis asked if we had given them advance notice of our paving scheduled. Mr. Storer stated that the DPW has been in contact with Unitil and that they were aware of the paving being scheduled. He further stated that he believed the situation developed as some drainage and culvert repairs were being completed in advance of the paving and it was determined that the gas lines were shallow and should be relocated.

Honeywell Contract – Mr. Storer stated that he had discussed it with Blaine Cox and the DPW will be executing a one year contract with Honeywell. He stated that he had met with the school department and had discussed the possibility of working together to contract the HVAC for the all City buildings and he would use the next year to evaluate the best way of putting the service out to bid. This would align the City's contract to end at the same time as the School Departments.

Buildings & Ground Staff – Councilor Hamann stated that he would like to thank this division of Public Works for the excellent job they had done on setting up for elections and for responding quickly as things came up that day. He stated that he and others were very happy and appreciated their work and quick responses.

Councilor Hamann made a motion for adjournment at 9:02 pm. The motion was seconded by Councilor Willis. The motion passed unanimously.

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