

MINUTES OF THE BOARD OF WATER COMMISSIONERS

The regular meeting of the Board of Water Commissioners was held on Tuesday, August 18, 2009 at the department offices, 605 West Queen Street, Southington, CT. A recording of this meeting can be found on file tape #551.

PRESENT: President, Stephen Pestillo, Vice President Thomas Murphy, Commissioner Robert Berkmoes, Commissioner Angelina Santa Maria, Superintendent Thomas West, Assistant Superintendent Fred Rogers.

1. CALL TO ORDER

The meeting was called to order at 6:12PM by President Stephen Pestillo.

2. Approval of Minutes of July 9, 2009 meeting.

A motion was made by Vice President Murphy to accept the minutes as printed. The motion was seconded by Angelina Santa Maria and was passed on a voice vote. Commissioner Berkmoes abstained.

3. Communications

a.) Communications from the Public

Richard Casale addressed the board. He has some concerns about the cell site near the Mill Street tank. He recalled that several years ago the town voted down placing cell towers near the water towers. He wonders if that decision has been rescinded. Superintendent West explained that the applicants had to go through the Planning and Zoning Commission as well as the water board. Mr. Casale asked if there had been any public notice of the decision. Superintendent West explained that the P&Z had a public hearing, as did the Water Board. He is concerned about the low levels of radiation. Mr. West stated that it will not affect the water at all. He assured Mr. Casale that radio waves do not interact with water. The drinking water is perfectly safe. Commissioner Santa Maria asked if the water in the tower has already been treated and Mr. West said that it has. Mr. Casale asked about the treatment and testing procedures and was told that the testing is done according to federal and state regulations for drinking water. Chlorine and fluorine are tested continuously, color and Ph are tested weekly, bacteria weekly, radiation testing is annual, conducted by a third party. He suggested that the speaker take some of the department's Consumer Confidence Reports available on the front counter. Mr. Casale was reassured that the water is safe but any and all concerns are welcomed by Fred Rogers, Assistant Superintendent.

b.) Communications from Administration

None.

c.) Communications from Board Members

None.

4. FINANCIAL MATTERSa.) Review of Water Billings & Outstanding Jobbing Bills
Approval of Invoices

Superintendent West pointed out and explained a one-time entry regarding the water main closing at the end of the month. There is a one-time principal payment plus accrued interest. He noted that billings are considerably off due to the wet weather. Adjustments to big ticket projects may become necessary. Commissioner Santa Maria questioned payments to Blue Shield and the postage bill. She also asked about her water bill printed on colored ink. Superintendent West explained that the bills are on a purchased form. She asked if a quote could be secured for a one-color form to see if it is cost effective. She asked to see the bill from the town for gas. She had several other questions for staff. Commissioner Santa Maria made a motion to approve payment for invoices as they are presented. This was seconded by Commissioner Berkmoes and passed on a voice vote.

5. COMMITTEE REPORTSa.) Executive Committee

None

b.) Infrastructure Committee

Assistant Rogers reported that the Marion Ave water main project started last Tuesday on Marion Avenue extension and Upson. Upson is now 100% and they are heading down Marion Ave. Everything is going very well. Engineering is good and the crew is in touch with Chief Daly as the project progresses. Commissioner Murphy reported that he had stopped by the site recently and he shared his thoughts with the board. There was a discussion about how much easier it would be to replace water mains if the roads could be shut down.

c.) Wellhead Protection Phase 2

There was a general discussion about the improved progress on this job. It is obvious that it will not be completed at the construction deadline, but things are looking good there. Superintendent West reports that the well is not operational yet. He reported on the work at some length. The new site supervisor has been a pleasure to work with. Completion is near, weather continues to be an issue.

Commissioner Santa Maria discussed safety issues regarding Water Company property, including missing valve covers, especially important during events like the Apple Harvest Festival when there will be crowds.

The board discussed a celebratory ceremony for the completed wellhead and decided on Friday October 23 at 11:00AM with lunch at the Water Department Building to follow.

Invited guests will include Meridian, YMCA, Banknorth, The Ferguson Group, FSB, town officials, a Connecticut State delegation, a federal Delegation, and Ann Catino. Invitations will be extended. Parking was discussed at some length. A plaque will be placed on the property.

d.) Technology Committee

None.

6. OLD BUSINESS

There was a consensus among those present and voting, that there will be no old business discussed at this meeting. Superintendent West did note that there will be some savings on the new energy contract. He will report at the next meeting.

7. NEW BUSINESS

a.) Oakland Developers' request for a 1" irrigation system for condo association installed in unit 12 of Prosperity Park.

The proposed plan for Prosperity Court was presented to the board by Assistant Superintendent Fred Rogers. The system will not be operational during the winter months. There are no issues noted. Commissioner Murphy had some questions about the routing of the lines. Commissioner Berkmoes made a motion to approve the project as presented and Commissioner Murphy seconded it. The motion passed unanimously on a voice vote.

b.) Washington Concrete Products' request for a 4" domestic water service to 110 Townline Road

Assistant Superintendent Rogers presented the request for water service made by Washington Concrete. It is a corner lot. There is a hydrant on Birch Street, belonging to Valley Water, but it is bagged. The reason it is out of service will be explored. Commissioner Murphy made a motion to approve this request as presented. Second was made by Commissioner Berkmoes and the motion passed unanimously on a voice vote.

c.) Progressive Developments' request for a 587 foot 12" water main extension on Lazy Lane to 172 Lazy Lane.

Assistant Superintendent Rogers presented the plans for this multiple subdivision. There are new hydrants proposed in the plan. The project is approved by the Fire Department. Questions of the commissioners were answered. Commissioner Santa Maria made a motion to approve the 587' water main extension on Lazy Lane. Commissioner Berkmoes seconded the motion and it passed unanimously on a voice vote.

d.) Progressive Developments' request to revise the 12" pipe rebate cost from \$6.30 per foot to \$18.40 per foot.

Assistant Superintendent Rogers explained that in the past, there was a decision about the eventuality of a

differential between an 8" and a 12" water main. Any time that a contractor put in an 8" main and the board saw fit to increase the size to 12", the water board would pay the difference between the 8" and the 12" pipe. For example, he pointed out a recent water main project when the 8" came in \$18.76 and the 12" pipe came in at \$25.90—the difference being \$9.14. Until now the differential reimbursement was \$6.30.

The developer is requesting a differential of \$18.14 based on a quote he provided from Superior in town, \$17.93 per linear foot for 8" and \$29.59 for 12". Mr. Rogers suggests the \$9.14 differential is appropriate at this time. The board discussed this big difference in the cost and the necessity for a 12" pipe in this project. Superintendent West explained the impact this decision will have on future projects. There was some discussion about exploring an updated policy, assessing a fair market value for all projects. Superintendent West explained the developer's equity rights on water mains. Mr. Rogers offered to explore recent costs for discussion and to craft adoption of a new policy using updated costs.

Commissioner Murphy asked about hydrant locations. The Fire Department has approved the plan. Following a discussion, a decision was made to approve the request, just for this job, to revise the 12" differential to \$9.14 and empower Mr. Rogers to secure the lowest quotes for fittings, valves and accessories. The motion was made by Commissioner Berkmoes and seconded by Commissioner Murphy. The motion passed unanimously on a voice vote. The Board voiced plans to explore, address and adopt a new differential policy.

e.) Progressive Developments' request for an 8 ½" domestic water service to a 23 unit industrial condominium building at 172 Lazy Lane.

Assistant Superintendent Rogers asked some questions of the developer about the plans presented to the water board before he began the presentation of the project. He wanted to be clear about fire hydrants and the installation of separate meters for each unit. The contractor explained that he has no problem with meeting the board's requirements, but right now he is anxious to get the shell of the building up. Commissioner Santa Maria asked about the number of tenants anticipated. The developer explained that he doesn't know—it could be 23 different units or one company could occupy the whole building. Commissioner Murphy made a motion to approve this project as follows: The 8" main with the 2" service as it appears on the proposed plan, stipulating that if the building is ever subdivided to multiple units the water main would have to be looped around the building entirely, fire hydrant locations would be reviewed and each unit must be metered separately. The motion was seconded by Commissioner Berkmoes, and then passed on a voice vote.

f.) Proposed water 1-1/2" service for 2014 West Street,
"Kizl's Restarant.

This restaurant business has decided to abandon their well and wish to bring water service into the building. They will have a 1" meter in place. Assistant Superintendent Rogers explained the proposal to the board. It meets all of the Water Department's specifications. Commissioner Murphy made a motion to approve the request as presented. This was seconded by Commissioner Berkmoes and unanimously passed on a voice vote.

8. Executive Session Anticipated for Personnel and Negotiations

Commissioner Berkmoes made a motion to move to executive session, barring public and press. Seconded by Commissioner Murphy, the motion passed unanimously on a voice vote.


The Board entered executive session at 8:04 PM

The Board Left Executive Session at 9:13 PM.

Commissioner Berkmoes made a motion to adjourn the meeting. Commissioner Murphy seconded the motion and it passed unanimously.

The meeting adjourned at 9:13 PM.

Attest:



John C. Dobbins, Secretary & Treasurer