

Water Pollution Control Authority
August 24, 2011
Regular Meeting
Town Hall – Council Chambers

Members Present: Mr. Steve Eberle
Mr. Mark Korman
Mr. Tim Pelton (Chairman)
Mr. John Perrotti
Mr. Thomas Scannell

Members Absent: Mr. Walter Gancarz
Mr. Mark Witek

Others Present: Mr. Dennis Dievert, Superintendent, WPCD
Mr. Donald Chelton, AECOM
Mr. David Schrumm, Town Council Liaison

Chairman Pelton called the meeting to order at 7:30 p.m. Roll was called and a quorum determined. The assembled group recited the Pledge of Allegiance. Mr. Pelton explained to the audience how to exit the chamber in the event of an emergency, in compliance with the Fire Marshal's order.

PUBLIC COMMUNICATIONS

There were no communications to come before the Authority.

APPLICATIONS

Attorney Anthony Fazzone addressed the Authority on behalf of the applicant for Old Towne Commons. Attorney Fazzone recapped a letter that he sent to the authority regarding this project regarding the revision of the plans for the proposed buildings at 166 and 168 South Main Street. He stated that since the June 22 WPCA meeting plans have changed and the flow is now not going to go through Old Towne Condominiums. Several meetings with representatives of Old Towne have been conducted, but they have not granted approval to have the sewer line go through their property.

In response to a query from the Authority, Mr. Fazzone stated that talks will continue with Old Towne to attempt to utilize their sewer system.

At the time the applications were first filed, the applicant indicated that the properties would be developed in three phases. At this meeting the applicant is requesting feasibility approval, award of capacity, final design and a connection permit for the buildings at 166 and 168 South Main Street. In addition, the applicant is requesting feasibility approval for the second and third phases.

Mr. Fazzone stated that the applicant is now proposing that all buildings which are the subject of the current application be serviced by connecting to the Town sanitary sewer system in South Main Street. Total flow for the first phase will be 1,694 gpd.

Mr. Matthew Doucette of Milone & MacBroom addressed the Authority and reviewed plans for the proposed sewer system. In response to a query from Mr. Dievert, he stated that his firm used figures from AECOM to determine restaurant flows. It is not possible to quantify exact flows because a tenant has not been secured at this time.

Mr. Doucette advised the Authority that six grinder pumps will be used. The current grease mechanism location has been changed because of the new location of the restaurant.

Mr. Michelangelo sent a memo to the Authority regarding his concerns relating to this project. He noted that plans have significantly changed since the project was initially presented; specifically that it no longer discharges through the existing line which serves Old Towne. Instead, the flow discharges into the existing sewer main located in South Main Street.

Mr. Michelangelo's letter requests that all sewer lines, laterals, pumps and grease traps be privately owned and maintained. Mr. Doucette responded that the applicant is in agreement with that and it will be reflected on the plans. A notation has also been added to the plans regarding the 6" lateral beyond the connection.

Mr. Michelangelo also commented that cleaning of the proposed grease trap will be very difficult, in that it will have to be cleaned from Route 10 and traffic protection will be necessary. Also, due to the number of bends and length, the force main must be designed with manholes, similar to the Richmond Glen development. Mr. Doucette stated that all of Mr. Michelangelo's concerns have been met.

Mr. Chelton expressed concern (although he noted that he has not reviewed the plans) that the discharge up to South main Street is not the natural way for that flow, and the system is probably not designed to handle that flow. He commented that although this project is small, another developer with a much larger project may refer to this approval as a precedent.

Regarding assessment of the property, Attorney Fazzone stated that when these properties were assessed, they were assessed at a larger basis than residential units because it was based on the land size. The properties were anticipated to be sewerred to South Main Street. Attorney Fazzone referred to a copy of the legal notice regarding the assessment.

In response to a query from Mr. Perrotti, Attorney Fazzone stated that the grinder pumps are E-1 pumps and there is some redundancy. The usable life is approximately 20 years. In response to a query from Mr. Pelton, Mr. Fazzone commented that the second phase contains retail and office space, with no restaurant. In response to Mr. Pelton's request, it

was determined that emergency generators will be offered to the property owners. That will be included in final design phase.

Mr. Pelton offered that the Authority always prefers gravity sewers rather than the use of grinder pumps and would like this design to move in that direction if talks with Old Towne prove productive.

Mr. Dievert expressed concern regarding the restaurant, in that it would be much better to flow into Old Towne by gravity. That does not apply to the South Main Street property. Mr. Eberle asked for reassurance that the applicant has agreed to all of Mr. Michelangelo's concerns. Attorney Fazzone stated that all concerns have been addressed.

Mr. Eberle noted that it is difficult to evaluate applications when they come before the Authority so late. It is difficult to do a thorough review of the plans and concerns previously brought forth.

Mr. Pelton moved that the Cheshire WPCA has reviewed the application and submittals of Pabco, Inc., Old Towne Commons 166-168 South Main Street for Feasibility Approval for Extension of Public Sanitary Sewers. Based upon that review and based upon the recommendation of the Director of Public Works, the WPCA has determined that the application and submittals detail a sanitary sewerage system which is generally capable of construction and which is capable of being connected to the Town of Cheshire public sanitary sewer system; therefore, the application is APPROVED, with the following conditions:

This Approval is preliminary and does not constitute conclusive nor final approval. The right to connect to the sewer system can only be gained by applying for, and obtaining approval of, Final Design Approval, an Award of Capacity, and a Sanitary Sewer Connection Permit.

1. All costs connected with the proposed sewer system shall be borne by the developer.
2. All transfers of property in the subject development shall be encumbered by written waiver by each grantee to any right to appeal any benefit assessment which the Town of Cheshire may levy on such property; however, each grantee may reserve the right of appeal regarding supplemental assessments that the Town may levy.
3. The application and submittals are incorporated and made a part of this Approval.

The motion was seconded by Mr. Perrotti and carried 4-0-1. Mr. Eberle abstained.

Mr. Pelton moved that The Cheshire WPCA has reviewed the application and submittals of Pabco, Inc. Old Towne Commons, 200 Old Towne Road for Feasibility Approval for Extension of Public Sanitary Sewers. Based upon that review and based upon the recommendation of the Director of Public Works, the WPCA has determined that the application and submittals detail a sanitary sewerage system which is generally capable of construction and which is capable of being connected to the Town of Cheshire public sanitary sewer system; therefore, the application is APPROVED, with the following conditions:

This Approval is preliminary and does not constitute conclusive nor final approval. The right to connect to the sewer system can only be gained by applying for, and obtaining approval of, Final Design Approval, an Award of Capacity, and a Sanitary Sewer Connection Permit.

1. All costs connected with the proposed sewer system shall be borne by the developer.
2. All transfers of property in the subject development shall be encumbered by written waiver by each grantee to any right to appeal any benefit assessment which the Town of Cheshire may levy on such property; however, each grantee may reserve the right of appeal regarding supplemental assessments that the Town may levy.
3. The application and submittals are incorporated and made a part of this Approval.

The motion was seconded by Mr. Scannell and carried unanimously.

Mr. Pelton moved that The Cheshire WPCA has reviewed the application and submittals of Pabco, Inc. Old Towne Commons, 166-168 South Main Street for Final Design Approval. Based upon that review and based upon the recommendation of the Director of Public Works, the WPCA has determined that the application and submittals detail a sanitary sewerage system which can be constructed and used for sanitary sewerage purposes in accordance with requirements of the Cheshire Sewer Regulations and other applicable specifications, codes, and laws; therefore, the application is APPROVED.

This Final Design Approval is conditioned upon the following:

1. This Approval does not confer the right to connect to the sewer system which can only be gained by applying for, and obtaining approval of, an Award of Capacity and a Sanitary Sewer Connection Permit.
2. All costs connected with the proposed sewer system shall be borne by the developer.
3. All transfers of property in the subject development shall be encumbered by written waiver by each grantee to any right to appeal any benefit assessment which the Town of Cheshire may levy on such property; however, each grantee may reserve the right of appeal regarding supplemental assessments that the Town may levy.
4. All construction shall conform to all relevant federal, state and local laws, rules, regulations, and specifications.
5. Official representatives and agents of the Town of Cheshire, including the Building Official and the Director of Public Works, are authorized to enter the property, at reasonable times, for purposes of inspection, observation, measurement, sampling, and testing.
6. The application and submittals are incorporated and made a part of this Approval.

7. This Final Design Approval, which is issued in connection with a Site Plan application, shall be valid for a period of one (1) year from the date of Site Plan approval by the Cheshire Planning and Zoning Commission. Extensions of this Final Design Approval for additional one (1) year periods may be applied for and will be granted by the WPCA, by resolution, for good cause shown if the WPCA (in its discretion) finds that substantial compliance has been made with the approved Site Plan; that is, that work on the public improvements and the sewer system has been completed or substantially completed.

8. No Zoning Permit or Building Permit shall be issued and no construction authorized by this Approval shall commence until the Developer's Agreement referred to below is signed by the developer and the WPCA and is filed with the Director of Public Works.

9. The applicant, or his authorized representative, shall prepare and submit to the WPCA, for approval by the Town Attorney and for execution by the WPCA and the developer, a "Developer's Agreement" which sets forth all the conditions of this Approval.

The motion was seconded by Mr. Scannell and carried unanimously.

MIXVILLE PUMP STATON

This project is in the warranty period.

WPCD INFLUENT PUMP STATION

Mr. Chelton informed the Authority that the equipment relating to the change order is now being installed. The project is in the warranty period.

Mr. Eberle moved that the Water Pollution Control Authority approve Invoice #37154276 of AECOM in the amount of \$872.99 for work relating to the WPCD Influent Pump Station. The motion was seconded by Mr. Scannell and carried unanimously.

WPCD PLANT UPGRADE DESIGN

Mr. Chelton reported that the value engineering report has been reviewed by his firm and a workshop has been scheduled for August 31. He presented members with a spreadsheet regarding all of the value engineering points, and AECOM's responses. It will be up to the Authority to make final decisions. Mr. Pelton requested that members review the document thoroughly prior to the workshop.

In response to a query from Mr. Perrotti, Mr. Chelton stated that his firm does not send responses or decisions back to the value engineering firm.

Mr. Chelton informed the Authority that no funds have been set aside for work done by his firm relating to the value engineering project, specifically responses or possible

redesign of certain parts of the project. He will submit an amendment when costs are known.

Mr. Korman moved that the Water Pollution Control Authority approve Invoice #37154261 in the amount of \$114,895.71 of AECOM for work relating to the WPCD Upgrade Design project. The motion was seconded by Mr. Eberle and carried unanimously.

Mr. Chelton informed the Authority that the CHP system (combined heat and power) is not cost effective. It is only effective in plants with a 5 mgd flow. Mr. Chelton stated that all green technologies have been thoroughly investigated in the design of this project. It is important that the public be made aware of this.

I & I PROGRAM

This project is in the warranty period

SUPERINTENDENT'S REPORT

Revenue from New Fees

Mr. Dievert reported that this is a work in progress.

Sump Pump Committee

Mr. Dievert stated that this committee has not met.

New CCI Meter Status

Mr. Dievert informed the Authority that the CCI finally replaced the old meter and flows have dropped dramatically. It appears that the meter was not programmed properly. The CCI represents 26% of the Town sewer flow. Mr. Perrotti stated that he is curious about the amount of phosphorous coming in from the CCI into the Town sewer system. Authority members concurred that this would be an interesting concept to look at. Mr. Dievert will sample flows and report back to the Authority on his findings.

NEW BUSINESS

Utilization of existing I & I funds

There is nothing to report

Value Engineering Report

Will be discussed at the workshop on August 31.

Water Pollution Control Authority

7

August 24, 2011

Public Hearing FY 2011-2012Capital Budget Report

Mr. Chelton thanked all who came out for the public hearing regarding this issue. Although the figure of 32.3 million dollars was approved by the Authority as the number to go to referendum, Mr. Schrumm stated that the Town Council has determined that the number will be 30 million. Mr. Schrumm stated that he believes that the project will cost far less than 30 million due to value engineering, State reimbursement and a favorable bidding market. Authority members discussed bonding for this project and how the cost of the project will affect property owners.

Cook Hill Road Pump StationWest Johnson Avenue Pump Station

Mr. Dievert stated that these projects will be placed on the agenda as they are ready to proceed. Mr. Dievert will discuss matters relating to the Cook Hill Road Pump Station with representatives of Elim Park.

OLD BUSINESSTax Relief Protocol

Nothing to report at this time.

Funding Sump Pump Mitigation Project

Work is still progressing on this project.

CCI/DOC Plant Funding

Mr. Pelton stated that he was optimistic that the Town Manager would have a referendum number, but that is still pending settlement of the State budget. Mr. Schrumm stated that funding from the CCI/DOD for the project is looking better. It has not been determined what the offset will be at this time.

Mr. Korman inquired as to whether the Town is looking to modify the existing agreement with CCI. Mr. Dievert responded that it is in the works at this time. Mr. Pelton is hopeful that the Town will receive the money upfront and not when the project is complete.

Chesprocott Information

Members received copies of the monthly report from Chesprocott detailing septic system failures and repairs for the month of July.

Mr. Dievert reported that there is nothing of significance in the report.

Water Pollution Control Authority

8

August 24, 2011

APPROVAL OF MINUTES

Mr. Korman moved that the minutes of the July 27, 2011 meeting be approved as published, subject to correction. The motion was seconded by Mr. Scannell and carried unanimously.

ADJOURNMENT

Mr. Scannell moved that the Water Pollution Control Authority adjourn at 9:20 p.m. The motion was seconded by Mr. Eberle and carried unanimously.

Respectfully submitted,



Tim Pelton, Chairman
Water Pollution Control Authority

Attest:



Susan F. Zwick

Distribution:

Members: W.P.C.A.
Michael Milone, Town Manager
David Schrumm, Town Council Liaison
Andrew Lord, Town Attorney
Donald Chelton/Jon Pearson, AECOM
Joseph Michelangelo, Ex-Officio Member
George Noewatne, Operations Manager
Dennis Dievert, Superintendent WPCD
Susan Zwick, Recording Secretary