



LISBON WATER DEPARTMENT

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Paul A. Adams, General Manager

William A. Bauer, Chairman, & Commissioners Stanley Doughty Jr. & Kenneth R. Wells

Commissioners' Meeting Minutes for May 24, 2010

Members Present: Bill Bauer, Stanley Doughty Jr., and Ken Wells

Staff Present: Paul Adams

Audience: Tim Sawtell of Dirigo Engineering, Steve Eldridge, Town Manager, Ryan Leighton, Town Engineer, See Attachment for all others in attendance

Meeting called to order by Mr. Bauer, at 6:30pm.

I. AUDIENCE PARTICIPATION

A. Mr. Bauer opened the floor to questions from the public audience about the Route 9 and Upland Road projects.

1. Warring Cutler of 61 Ridge Rd

a. Mr. Cutler asked if there was a cost to connect to the water.

i. He mentioned that he would still like to use his well for irrigation purposes.

ii. Mr. Adams stated that the cost distribution has not been decided.

iii. Mr. Wells asked if the well was deemed contaminated and Mr. Cutler said that he believed it was.

iv. Steve Eldridge stated that if the well was deemed contaminated then the cost would be assumed by the Town, as those costs were part of the expenses in the bond money. He stated that if the well is not deemed contaminated, then it will be the homeowner's responsibility to cover all costs associated with the connection.

v. Mr. Adams stated that in answer to the second part of Mr. Cutler's question, that there will be no connection with the public water supply and a private well. He said that the public water supply will be a separate run line.

b. Mr. Bauer stated that due to cross contamination risks, there can be no connection to a private well.

2. Estimated Tap and Meter Costs

a. Mr. Adams stated that an estimate for the cost of a tap installation at the property line is \$950.

b. Mr. Adams stated that an estimate for the cost of a meter and associated parts is \$250.

3. Taps for Vacant Property Lots

a. Mr. Adams and Mr. Bauer stated that they are putting at least one tap at all property locations, as there will be a 5 year moratorium from digging up the newly paved roads.

- i. They encouraged anyone with plans for the near future to communicate with the Water Dept. so that the tap can be put in the best location.
 - ii. Mr. Adams also stated that if a property owner knows that there will be no need for water within the 5 year moratorium to communicate that as well. He stated that they would rather wait until there is a need for water to place the tap in the correct location. He said that this will save the owner from extra costs to the run water line.
4. Contaminated Wells
 - a. It was asked how it was determined if a well was contaminated. Mr. Adams stated that tests were done prior to construction.
 - i. Mr. Eldridge stated that if there was 250mg of sodium per liter then the water was considered contaminated.
 - b. Mrs. Fitzgerald asked why we did not run a water line on Route 9 beyond Upland Rd. as we knew the problem was in that area as well.
 - i. Mr. Eldridge stated that the Town has a responsibility to resolve the issue and they will.
 - c. Mrs. Fitzgerald asked if we could get grants or a low interest.
 - i. Mr. Bauer explained that because our water rates are so low, we do not qualify for any grant money. He also stated that the Water Dept. can not borrow money, that we rely on the Town to borrow it for us.
 - ii. Mr. Eldridge stated that they shopped all available sources and that we were able to utilize a low interest loan.
 - d. Mrs. Fitzgerald asked, on behalf of George Upham, how they were going to resolve Mr. Upham's issue.
 - i. Mr. Wells suggested that Mr. Upham approach the Town about drilling a well. He feels this will be the quickest most economical solution for his issue.
 - ii. Mrs. Fitzgerald asked what would happen if the newly drilled well became contaminated as well.
5. Bernice Kirsch Tap for Trailer Lot
 - a. Mrs. Kirsch asked why Mr. Adams refused to install a new tap on the new main for her existing tap for her trailer lot. She stated that she had come to the office to speak with Mr. Adams about this and she was told that it would be at her expense. She did not see how her tap was any different than any of the others that were not required to pay out of pocket.
 - i. Mr. Adams stated that he had not discussed this issue with the Commissioners yet, but it was his opinion because there has not been a mobile home on that site since the 1970's they were not aware that there was a mobile home pad at this location. The staff saw this location with one house and one tap.
 - ii. Mrs. Kirsch said that she has already paid for that tap when it was originally installed and she does not think she should pay again.
 - iii. The Commissioners tabled the issue for further research and discussion at a later meeting.
6. Well Testing for Upland Road
 - a. A resident asked when the State will start testing for contaminated wells on Upland Road.
 - i. Mr. Eldridge stated that it should be soon to coordinate with construction schedule.

- ii. Mr. Leighton stated that he thought that they would begin the testing on Upland Road this fall.
7. Standpipe on Upland Road
 - a. Mr. Bauer stated that there may be a standpipe installed near the corner of Upland Road and Route 9. He said that he wanted to make everyone aware that it could happen at some point.
 - b. Mr. Adams stated that it will be whatever is recommended on an engineering study by Dirigo Engineering to be able to supply water in that area.
 - c. Mr. Sawtell, of Dirigo Engineering, stated that the main is the first of 2 or 3 phases and the storage tank is the next phase. The tank is necessary to stabilize the pressure for the higher elevations on Upland Rd and Route 9. He also reiterated that the current standpipes are in poor condition and a new tank will eliminate the costs of repairs to the older tanks. He stated that there are many styles to choose from when the time comes for installation.
 - d. Mrs. Fitzgerald asked if the water would have to be pumped up to the new tank because it would be up so high.
 - i. Mr. Sawtell stated that the current pumps at Moody station and Bauer station will be able to pump the water to the new tank.
 - e. Mrs. Fitzgerald asked about the cost of the new tank.
 - i. Mr. Bauer stated that it is about \$1/gal, so a 500,000 would cost \$500,000 for just the tank. Mr. Sawtell stated that there are other costs involved for the preparation and completion of the job.
 - f. Town Councilor, Gina Mason wanted to make it clear that it was not cost effective to continue on Route 9 beyond Upland Rd. She stated that cost is extreme, that the pressure would be low, that there would be no benefit of fire protection, and there are no guaranteed customers to tie into the main. She stated that it did not make economical sense to continue on Route 9.
8. Fire Hydrant Pressure
 - a. Tom Wrobel, a local volunteer fire fighter, asked if the new hydrants going in on Route 9 will be usable with the low pressure.
 - i. Mr. Sawtell stated that the hydrants at the higher elevations will not be usable until after the new tank is installed, but you install them when the main is being installed. He said the hydrants at the lower elevations will provide water.
9. Minimum Pressure
 - a. A resident stated that he was concerned that the minimum pressure at the tap had to meet only 20lbs. He commented that it was not a lot of water.
 - b. Mr. Adams agreed that it was not a lot of water, but it is the States standard.
 - c. Mr. Sawtell stated that the State requires that the Water Utility must provide a minimum of 20lbs to every customer. He said that the industry standard tries to meet 35lbs of pressure to offset any fluctuations in the system, such as hydrant flushing or a fire.
 - d. A resident asked if they have a contaminated well and the Town is paying for the connection, will they pay for the booster pump as well. Mr. Eldridge said they would not pay for the pump.
 - i. A resident asked if they could use their existing tank and pump from their well and Mr. Doughty Jr stated they could as long as there is no connection to the contaminated well.
10. Mr. Wells asked if they will put a stub across Route 9 for Gould Road.

- a. Mr. Adams stated that he consulted with Mr. Sawtell earlier in the construction process and he did not recommend putting this stub in if you are not going to utilize the line within the 5 years. Mr. Adams said that there are no plans in the foreseeable future to utilize Gould Rd, so the stub will not be put in.
 11. Savings for Coordinating the Project with the State Road Construction
 - a. Mrs. Fitzgerald asked what benefit was there to the Town for doing this project with the State's construction schedule.
 - i. Mr. Bauer and Mr. Adams replied that the obvious savings is that neither the Town nor the Water Dept had to pay for paving the road, blasting, and some digging.
 12. Tying in the Contaminated Well Customers
 - a. A resident asked when they thought the residents on Route 9 with contaminated wells will be tied into the new water main.
 - b. Mr. Eldridge asked the resident to call the Town Office and speak to Mr. Leighton, the Town Engineer, as he would know the schedule. Mr. Leighton had left the meeting prior to the resident asking the question.
 13. Mr. Bauer asked if there were anymore questions about Route 9 and Upland Rd and there were none. He stated that he was concluding the discussions about Upland Rd and Route 9 and that those who wish to remain could stay for the rest of the regular Water Commissioners Meeting Agenda.
- B. Upland Standpipe
 1. Mr. Adams wanted to get rough ideas from Mr. Sawtell about the size, type, and location of a standpipe for Upland Rd.
 - a. Mr. Sawtell stated that they need to get the water level to 370'. The best option for location is only 360' so we could utilize a low profile tank of 10' or so.
 - i. Mr. Adams stated that he did not think this location was an option as there is no land available to support this tank.
 - b. Mr. Sawtell stated that the second option behind the cemetery on Upland road is at 330', so we would need a 40' tank at a minimum. He said because of the location off the road that there would be a need for more transmission line to reach the tank from the main.
 - c. Mr. Sawtell stated that a real rough estimate would be between \$800,000 and \$1.2 million.
 - d. The Commissioners tabled the discussion to June 28th for Mr. Sawtell to do more research for this standpipe.
- C. Davis Street Meter Issue
 1. James Wrobel stated that he purchased 9 Davis St two years ago and they have been renovating it. He said that they are finally ready for water. He said that his sister had come to the Water Dept. office to see about getting water. He said that she was told that they would need to purchase a meter as the meter is no longer at the location. He said that he did not understand why he had to pay for the meter for new service as the Water Dept was supposed to do that.
 - a. Mr. Adams clarified that 9 Davis St. is not a new service, but an existing service. He said that the plumbing had been ripped out and stolen and the meter was one of the items stolen. He said that it is the homeowner's responsibility to safeguard the meter at their location.
 - b. Mr. Wrobel explained that he was not the owner at the time when the meter was stolen. He stated that the Water Dept. does an inspection for the change of ownership and why wasn't the issue paid for by the previous owner as it was their expense.

- i. Mr. Adams stated that the main reason for inspections is to check for a backflow device, no leaks, and general condition of the meter.
 - a. Mr. Wrobel stated that there was no meter at that time and Mr. Adams concurred.
 - ii. Mr. Adams stated that because Mr. Wrobel purchased the home in this condition, he assumed the responsibility of the cost of replacing the meter.
 - a. Mr. Wrobel stated that he did not feel we could do this without a lien on the property and asked why we did not put a lien on the property for the cost of the meter.
 - b. Mr. Adams stated that in State Law that water utility expenses were an automatic lien applied to the property.
 - c. Mr. Adams stated that Mr. Wrobel should pursue their closing company to see why the costs were not taken care of at closing.
 - d. Mr. Wrobel's father stated that they thought the Water Dept. had taken the meter as the meter horn was there and there were plugs in the line, but the meter was missing.
 2. The Commissioners discussed the issue and decided to install the meter to establish water service provided he pay the \$45 establishment fee. They will table the issue of resolving the cost of the meter at the next meeting upon further research and discussion.

II. WARRANTS

- A. Warrant 19 for May 12, 2010- Approved
- B. Warrant 20 for May 19, 2010- Approved

III. OLD BUSINESS

- A. Reading and approval of minutes:
 1. Minutes from May 10, 2010
 - a. Mr. Wells made a comment on II Old Business, F, 2. He said that none of the notice corrections that went out had postmarks on them. Mr. Adams stated that the minutes read what was said at the meeting, that the person making the statement may have misspoke, but the minutes record what was actually said. Mr. Wells accept this explanation, but wanted it noted in these minutes that the notices were not postmarked.
 - b. Mr. Wells made a motion to accept the minutes for May 10, 2010 with the clarification. Mr. Doughty Jr. 2nd the motion followed by a positive unanimous 3/0 vote.
- B. Upland Road and Route 9
 1. Expense of Installing the New Customer Taps on Upland Rd and Route 9
 - a. Mr. Doughty Jr. stated that he was not in favor of charging anyone for the taps that are being installed.
 - b. Mr. Adams stated that if we do not charge the new customer the cost of the tap then every new service will expect to have their tap installed at no cost. Mr. Adams stated that the cost is almost \$1,000 each and more if they have to cross the road. He said that there are almost 40 taps for an estimated cost of \$40,000.
 - c. Mr. Wells stated that he agrees with Mr. Doughty Jr. and that he feels that customers are already paying for the tap in the bond payment and that they would be paying twice if we charged them each for the tap.
 - d. Mr. Doughty Jr. made a motion to not charge customers for the parts and installation of the taps on Upland Rd and Route 9. Mr. Wells 2nd the motion followed by a positive unanimous 3/0 vote.
 2. Sullivan Contaminated Well

- a. Mr. Wells asked about the stub for Gould Rd.
 - i. Mr. Bauer stated that they need to provide water to the Sullivan residence as they have a contaminated well.
 - ii. Mr. Adams stated that they will run a 1” line from the main on Upland Rd across Route 9 to the Sullivan residence.
 - iii. Mr. Doughty Jr. made a motion to install a 1” service line to cross Route 9 to the Sullivan residence. Mr. Wells 2nd the motion followed by a positive unanimous 3/0 vote.
 - a. The Commissioners asked that Mr. Adams send an e-mail concerning the vote on the Sullivan residence to the Town Engineer.
 - 3. Wing Street Connection
 - a. Mr. Wells asked if we knew when the connection to the Wing St. main will be done.
 - i. Mr. Adams stated that he did not know, as it was the Town’s project. He said that they only put a T in the new main and continued on to Upland Rd. intersection. He stated that they are currently working on tying in the existing water customers in Route 9.
 - 4. Booster Pumps for the Contaminated Wells
 - a. Mr. Wells asked if the Town Manager was correct when he stated that the Town will not pay for booster pumps for the homes with contaminated wells.
 - i. Mr. Adams stated that he believes that they will have to if the pressure at the main is not 20psi. He said that the Sullivan residence will need a booster pump at their elevation.
- C. Old Meadow Road Service Line
 - 1. Mr. Adams stated that he contacted Mr. Partridge about water service and that he was given the estimates for the tap and the meter. He said that it is now up to Mr. Partridge to pursue whether he actually connects to the public water supply.
- D. Rate Case
 - 1. Mr. Adams stated that he was contacted by Kathy Robinson from MRWA for copies of the notices in the newspapers and a few other things. He stated that she is starting the process for the final submission of the rate case to the PUC.
 - a. Mr. Wells asked if there has been any news of a petition and Mr. Adams stated that only Mr. Graham had picked up a petition form, but nothing has been filed to his knowledge.
- E. Angelo’s Request to Purchase Property at the Corn Shop Location
 - 1. Mr. Bauer stated that he spoke to the Code Enforcement Officer about leasing the property to Angelo’s Restaurant. Mr. Adams will pursue the issue again with Mr. Cote
 - 2. The Commissioners tabled the issue until the next meeting.
- F. Dirigo Engineering Invoice Payment
 - 1. Mr. Adams stated that the Dirigo Engineering invoice has been paid by the Town, but he has not heard whether the Town wants reimbursement for any the expense.
 - 2. Mr. Bauer stated that he is not sure that they will come to the Water Dept. for reimbursement as they currently have control of all the bond money that has been distributed.
- G. Bond Money for Upland Road and Route 9
 - 1. Mr. Bauer stated that Mr. Adams pointed out that the Water Dept. share should be distributed to the Water Dept. accounts as all monies for the Water Dept. are not to be

co-mingled with other monies. He also stated that the interest for the \$1.2 million should be put in Water Dept. accounts as revenue.

2. Mr. Wells requested that we get copies of the bond paperwork that was signed as he did not understand all the amounts on the paperwork.

H. Customer Complaint Log

1. Mr. Adams stated that all the complaints were based on dirty water from the hydrant flushing.

I. Tabled Items

1. Wellhead Protection-Tabled
2. Dragon Property- Tabled
3. Pay Increases- Tabled

J. Other Old Business

1. None

IV. NEW BUSINESS

A. General Manager's Report

1. Temporary Seasonal Help

- a. Mr. Adams stated that he had sent e-mails saying that he was having Mr. Lawton and Mrs. Reynolds handle the application and interview process. He said that he asked them to pick the top five and he would forward the information to the Commissioners for their choice.

- b. The Commissioners will review the information as soon as possible and respond with their choices.

B. Other New Business

1. None

C. Next Meeting Date

1. The next Commissioners' Meeting date is for Monday, June 14, 2010 at the Water Dept. office at 6:30pm.

V. EXECUTIVE SESSION

A. None

VI. ADJOURNMENT

- A. Mr. Wells made a motion to adjourn and Mr. Doughty Jr. 2nd the motion followed by a positive unanimous 3/0 vote. The meeting adjourned at 8:31pm.

B. Mr.