

**SEWER AND WATER COMMISSION
REGULAR MEETING – 01/23/2012
SEWER AND WATER OFFICE – 7:00 P.M.**

MEMBERS PRESENT: Vice-Chairman Scott Meyers, Walter Tumel, Crystal Caouette, Jim Natale, and Gregory Dandio.

MEMBERS ABSENT: Chairman James Paolino.

ALSO PRESENT: Administrator Philip Olmstead.

I. CALL TO ORDER, PLEDGE OF ALLEGIANCE, ATTENDANCE

The meeting was called to order at 7:20 p.m. The Pledge of Allegiance was suspended. Attendance was taken; a quorum was present.

II. APPROVAL OF MINUTES

Upon **MOTION** by Crystal Caouette, seconded by Jim Natale, it was unanimously voted by voice vote to accept the minutes of the Regular Meeting dated December 19, 2011.

III. CORRESPONDENCE

	<u>Date</u>	<u>To</u>	<u>From</u>	<u>Subject</u>
1.	04/28/11	Mayor Dunn	P. Najarian	W.H.S. water main extension
2.	2012	Commission	L. Bosco	Calendar
3.	04/17/01	M. Tansley	G. Fox	Hamilton Dev Connection Fees
4.	01/18/12	Commission	L. Bosco	Sewer Spreadsheet as of 12/31
5.	01/18/12	Commission	L. Bosco	Water Spreadsheet as of 12/31
6.	01/18/12	Commission	L. Bosco	Sewer Delinquent Rpt as of 12/31
7.	01/18/12	Commission	L. Bosco	Water Delinquent Rpt as of 12/31
8.	01/18/12	Commission	L. Bosco	Sewer Collection Status 1/26/11-1/12/12
9.	01/18/12	Commission	L. Bosco	Water Collection Status 1/13/11-1/18/12

IV. NEW BUSINESS

V. OLD BUSINESS

1) **Modification of Ordinance Concerning Water Main Extensions and Authority of the Wolcott** (re: benefit assessments within Town Projects)

This item was tabled to the next Agenda.

2) **Method of Assessment**

This item was tabled to the next Agenda.

Upon **MOTION** by Crystal Caouette, seconded by Jim Natale, it was unanimously voted by voice vote to table the following items to the next Agenda: Modification of Ordinance Concerning Water Main Extensions and Authority of the Wolcott Sewer and Water Commission and Method of Assessment.

3) **Discussion re: Lyman Oaks Connection Fees**

Steven Bosco, 202 Lyman Road, Wolcott came forward representing RSK Realty, LLC. He explained that there are senior apartments being constructed on the corner of Potuccos Ring and Lyman Rd and the developers are asking for a reduction in the current sewer and water connection fees. He noted that the developers were not aware of the per unit charge which would run approximately \$80,000 (verses the \$9,000 anticipated) and that they are trying to keep the rents down to meet HUD requirements and senior vouchers. He referenced Hamilton Development's Project (Wolcott Hills) and noted that a past administration had reduced their sewer connection fee for the 118 single family residences, which was \$900 each at the time reduced to \$300 each. (Refer to correspondence submitted dated 4/17/01.) He pointed out that this was done for an out of town company and that the developers of Lyman Oaks were born and raised in this town, they have built their business in this town, and they are now developing a senior complex in this town to benefit the seniors and also the town. (He stated he would check into the connection fee paid for the senior apartments on Edgemont Lane.)

Scott Meyers confirmed that the 118 single family residences referenced in the correspondence submitted were "affordable" housing not "senior" apartments. Mr. Bosco stated that was correct and added that the reduction was given because #1) Hamilton Development was doing the senior apartments; and #2) Hamilton Development was not going to assess the property owners along Wolcott Road for their costs to extend the waterline past their properties to get to their project.

Scott Meyers confirmed that this project will include MacCormack Drive. Mr. Bosco stated that was correct and noted there are water problems there. It was noted that only the water line (not the sewer line) is being extended to this project via MacCormack Drive.

Scott Meyers confirmed that the Developers were requesting a reduction in both the sewer and water connection fees. Mr. Bosco stated whatever the Commission can do would be a help. He noted again that he would check into what the Edgemont Lane (New Samaritan) senior apartments were charged for connection fees to give the Commission more information to consider when making their decision.

As Gregory Dandio is a new to the Commission, Chairman James Paolino was not present, and more information may possibly be forthcoming, the following action was taken:

Upon **MOTION** by Jim Natale, seconded by Crystal Caouette, it was unanimously voted by voice vote to table the following item to the next Agenda: Discussion re: Lyman Oaks Connection Fees.

VI. SUB-COMMITTEE REPORTS

None.

Upon **MOTION** by Crystal Caouette, seconded by Gregory Dandio, it was unanimously voted by voice vote to add the following to the Agendas: **VII. COMMITTEE OF THE WHOLE PROJECT REPORTS – 1) Lower Woodtick Road Water Main Replacement Project – 2) Water Main Extension Project to Wolcott High School.**

VII. COMMITTEE OF THE WHOLE PROJECT REPORTS

1) Lower Woodtick Rd Water Main Replacement Project

Administrator Philip Olmstead reported that the engineering and bid packets for this project are 99% complete with minor changes needed. He requested approval for a purchase order in the amount of \$2,000 to RHS Consulting, LLC to make the necessary changes.

Upon **MOTION** by Crystal Caouette, seconded by Jim Natale, it was unanimously voted by voice vote to approve a purchase order for RHS Consulting, LLC in the amount of \$2,000 for services relating to corrections required to the bid documents for lower Woodtick Road Water Main Replacement Project.

2) **Water Main Extension Project to Wolcott High School**

Reference was made to the correspondence dated April 28, 2011, wherein issues were noted with the content (which was preliminary) that need to be addressed. The issues included, but were not limited to, incorrect pipe size, water storage, cross connection surveys, backflow studies, etc. General discussion was held regarding responsibilities and additional work load. Questions were raised relating to the total cost that was allocated, sufficient funding, additional funding (if needed), quoted number of people that would be served, quoted number of curb stops, acquisition of property, acquiring of easements, fire protection, and distance between hydrants. It was noted that discussion with Superintendent Joseph Macary will be placed on the next Agenda as requested.

VII. **ADMINISTRATOR'S REPORT**

1) **Water Quality Monitoring and Reporting**

The Wolcott Water Department is in compliance with water quality monitoring and reporting. All results met US EPA primary and secondary drinking water standards.

- **Sewer Pump Stations**

Pumps at both stations were pulled, inspected, and found to be still in great working order. The generators were run and tested and also found to be still in great working order. The paint on the lower wells were scraped, primed, and re-painted again to ensure structural integrity.

- **Manhole Inspection Project**

Inspection and reporting on Contract 25 is now complete. The partial flumes continue to be inspected and cleaned on a weekly basis to ensure correct billings from Waterbury.

VIII. **PUBLIC COMMENT**

No one present.

IX. **EXECUTIVE SESSION**

No executive session.

X. ITEMS FOR NEXT AGENDA

- Modification of Ordinance Concerning Water Main Extensions and Authority of the Wolcott Sewer and Water Commission (re: benefit assessments within town projects)
- Method of Assessment
- Discussion re: Lyman Oaks Connection Fees
- Discussion with Superintendent Joseph Macary re: Water Main Extension Project to W.H.S.

XI. ADJOURNMENT

Upon **MOTION** by Crystal Caouette, seconded by Jim Natale, it was unanimously voted by voice vote to adjourn the meeting at 7:55 p.m.

ACCEPTED:

Laurie Bosco, Administrative Secretary

James Paolino, Chairman
SEWER AND WATER COMMISSION