

Capital Improvements Committee Meeting

381 Main Street, First Floor Hearing Room; 1/29/20, meeting opened at 7:31 p.m.

Present: Preble, Parker, Kelly, Mizner, McDowell, Jennings; Guest: Amaral

Not Present: Boria

- 1.) Update: Water Department Costs/Replacements for 10 years;
 - a.) Guests: Mike Gootee, Bob Janes, Dick Cushing
 - b.) Gootee: Upcoming Articles over the next few years
 - i.) Drain Pipestave Water Tank and substantial maintenance
 - ii.) Paint exterior of Pipestave Tank
 - iii.) Upgrade Exterior of Wellfield #1 building
 - iv.) Replace 2007 pickup truck
 - c.) Jennings: there are updates on Brake Hill Water Tank on Water Dept. site.
 - d.) Dole Place - in Executive Session with BOS
 - i.) If process (pulling permits) gets going before 2022, it will not need to be retested.
 - ii.) Will likely take a couple years to build a treatment facility and get on line.
 - iii.) Would not look to build water treatment facility until year after the land has been purchased. Estimated cost to build treatment facility: \$2.4 million.
 - iv.) Six months after being on line, additional water testing would be required, and could force expansion of the water treatment plant (\$5.6 million additional cost); this testing was negative in Groveland
 - v.) Additional wellfield could potentially make us sellers
 - e.) Water Mains & General Comments
 - i.) See Detailed Water Main Replacement List
 - ii.) Biannual flushing has to occur due to combo of geography and small 6" pipes, which even though there is great pressure at 110 psi in lower elevation areas such as Church St., tuberculation (pipe corrosion) and sediment reduce the normal flow of a 6" water main in half, acting more like 3" pipe in places
 - iii.) Oldest Pipes - 1938, Cast Iron, no lead
 - iv.) Not anticipating expanding Town coverage
 - v.) Still purchasing from Newburyport
 - vi.) Discussed deep bedrock wells (can change quickly) v. gravel packed wells (ideal)
 - vii.) Testing goes up when > 3300 residents are serviced (monthly instead of yearly)
- 2.) Update: Fire Department Costs/Replacements for 10 years
 - a.) Guest: Chief Mike Dwyer
 - b.) Jaws of Life
 - i.) going to wait another year because new technology coming out

- ii.) Old one works fine, but is first generation, and newer technologies are better, and continue to improve
- iii.) Does not believe the old equipment could be sold to another department due to liability, and would likely just collect dust
- c.) Vehicles
 - i.) Tanker Truck Grant Application is running out - this is year three
 - ii.) New vehicle looking at will replace two vehicles (Tanker and Pumper)
- d.) Article Request - Page School Fire Alarm System
 - i.) Major public safety concern for both school and daycare
 - ii.) The old equipment in the main part of the school fails and needs to be addressed regularly. There are literally hundreds of spliced wires throughout the school which makes things very difficult. It is becoming more challenging to repair, and parts are becoming unavailable. Wiring, alarms, and flashing lights all need to be replaced.
 - iii.) If the system fails and cannot be repaired it will require to have a firefighter present at all times, or the school will have to close the school

3.) Update: DPW

- a.) Guest: Wayne Amaral
- b.) Page School
 - i.) Gym Entrance Roof Leak
 - (1) Would repair now fully if had the money, but has not leaked in over a year since last repair, but problem has been chronic, and is not completely resolved
- c.) Article Request - Page School Floor Repair
 - i.) \$120,000 request, \$40,000 per year for three years
 - ii.) Concrete floors, and the mesh that supports it, is failing in multiple hallways. It can be observed because tiles start to crack, and even have a sagging feeling.
 - iii.) A few repairs have been done in the last couple years, and with this amount of repair, approximately 10% of hallways floors will have been replaced.
 - iv.) Issue is only occurring in hallways, not in any classrooms.
- d.) Article Request - Dump Truck Replacement
 - i.) \$229,020 cost. Current vehicle is 2008 with 38,000 miles, and 4,400 hours. Mileage may not seem high, but the hours are high because it is being used during snow/ice storms salting roads. The vehicle is showing major rust to the undercarriage. Eventually the truck could "split in half". Used very little other than in the winter time.
 - ii.) Loss of this truck would delay operations by 4-15 hours depending on the storm duration due to a 25% reduction in snow/ice clearing equipment.
 - iii.) Alternatives to salt?
 - (1) Sand, calcium chloride, beet juice

e.) Review Updated Values

- i.) Preble concerned about creating accurate Stabilization Table in light of DPW complete list; Amaral commented it helps keep straight all of projects in Town. Mizner suggests "Stabilization" as funding source. Preble and Amaral will meet to go over tables together.

4.) Important Dates

- a.) March 16th - drop dead date for CIC to make recommendation to Board of Selectmen. They have a meeting that night, so it would be best to submit something before then.

b.) Next Meetings

- i.) Thursday, February 27
- ii.) Wednesday, March 4

5.) Approval of minutes from last meeting, 1/13/20 (4-0-1)

6.) Adjourn, 10:02 p.m.