

# **WAYLAND BOARD OF PUBLIC WORKS**

DPW Facility  
66 River Road  
Wayland, MA 01778  
June 12, 2018

## **MEETING MINUTES**

Present: M. Lowery (Chair), T. Abdella, C. Lewis, J. Mishara, M. Wegerbauer, T. Holder (DPW Director)

DPW Staff in Attendance: Paul Brinkman (Town Engineer), Daniel Cabral (DPW Business Manager), Joe Doucette (DPW Superintendent)

Meeting opened at 7:00 PM

Lowery announced that the meeting is being recorded.

Lowery announced that the Dudley Pond Association is having its annual ice cream social at Mansion Beach this weekend.

### **Public Comment**

Lowery noted that the Board of Selectmen received two letters concerning the increase in the Transfer Station Recycling Permit fee for FY2019.

Lowery suggested that an informational article be drafted for publication in the Wayland Town Crier.

### **Irrigation Application: 131 Commonwealth Road**

William Kenney of 131 Commonwealth Road appeared before the Board to discuss his irrigation application.

Wegerbauer made a motion to approve the application as presented.

Abdella 2<sup>nd</sup>, all in favor.

*Items Included in the Packet for Discussion:*  
*- 131 Commonwealth Irrigation Application*

### **Initial Evaluation of Claypit Hill Traffic Calming Request**

Lewis recused himself from the discussion, as he is a resident of Claypit Hill Road.

Nancy McNitt of 92 Claypit Hill Road appeared before the Board to discuss her traffic calming request.

Lowery explained the traffic calming policy to McNitt.

Holder noted that he would get accident and citation information from the Police Department.

Wegerbauer made a motion to schedule a traffic calming public hearing for Claypit Hill Road for the 6/26/2018 meeting, and requested that accident and citation information be available for the meeting.

Mishara 2<sup>nd</sup>.

Abdella, Mishara, and Wegerbauer in favor; Lowery abstain.

***Items Included in the Packet for Discussion:***

- *Claypit Hill Traffic Calming Request submitted by Nancy McNitt and Patrice Barton*

**Discussion on Establishing a Municipal Water Rate**

Lewis returned to his seat on the Board

Lowery noted that it is the sense of the Board that they are supportive of the establishment of a municipal water rate beginning in FY2020.

Susan Bottan, Wayland Public Schools Business Administrator, appeared before the Board to discuss the potential implications a municipal water rate would have on the School Department.

Wegerbauer suggested that tier 1 be used as a flat rate for outdoor municipal water usage, with the base charge remaining.

Lowery noted that the sense of the Board is that the institution of a municipal water rate for FY2020 would likely be considered as part of the upcoming water rate public hearing.

***Items Included in the Packet for Discussion:***

- *Spreadsheet: Water Use and Potential Costs at Unbilled/Seasonal Locations*

**Continued Discussion on FY2019 Water Rate Setting (Paul Brinkman in Attendance)**

Brinkman presented the PowerPoint Presentation, Water Rate Discussion – Meeting 2, concerning FY2019 water rate setting to the Board.

The Board discussed potential changes to water tier rates as depicted in the PowerPoint.

Wegerbauer noted that he would be comfortable with an increase in water rates for FY2019, but was opposed to increasing the base charge.

Mishara and Lowery agreed with Wegerbauer.

Lowery noted that the sense of the Board is that it is in support of implementing the proposed tier rates of 4%, 5%, 6%, and 7% respectively while not modifying the base charge.

The Board determined that the water rate public hearing should be scheduled for the 6/26/2018 meeting.

***Items Distributed for Review***

*- Water Rate Discussion – Meeting 2*

**Discussion on Pursuing Beneficial Application of Automated Meter Infrastructure**

Lewis discussed the costs of water damage to homes and a potential system of monitoring for, and notification of, major water leaks as part of an AMI system.

Lewis noted that many insurance companies offer a reduction in insurance rates for the installation of such a device.

Lewis noted that if the sense of the Board is that this should be pursued, he will continue to gather data.

Lowery noted he could prefer for the Board to review a description of such a device for the Board to review in the future.

**Discussion on Status of Route 20 South Former Landfill Site**

Holder reviewed the memo drafted by Paul Brinkman, “South Landfill Repurposing Project – Status Report”.

Lewis suggested that the scope be expanded, so a complete project plan utilizing the extra space is developed.

***Items Included in the Packet for Discussion:***

*- 6/5/2018 Memo from Paul Brinkman “South Landfill Repurposing Project – Status Report”*

**DPW Director’s Operational Report**

Holder reviewed the DPW Director’s Operational Report.

Wegerbauer asked about the status of River’s Edge.

Brinkman discuss the current status of the clean-up process of the River’s Edge site.

Lowery expressed his desire for a publicly accessible list of town projects and their current status.

Lewis asked about the status of the demolition of 195 Main Street.

Holder replied that he anticipates demolition work will begin in the fall.

Holder discussed the status of the MS4 storm water permit and its budgetary impact.

Lowery asked about the status of the Transfer Station Access Road.

Brinkman replied that he anticipates it will be advertised within the next two months.

### **Board Members' Reports, Concerns, and Updates**

Lewis noted that a religious institution has asked the Planning Board for permission to park along Concord Road.

The Board discussed whose jurisdiction this should be placed on.

Lowery suggested that a copy of the permit issued by the Planning Board be obtained for future review by the Board.

Wegerbauer discussed the current configuration of the intersection of Adams and Claypit Hill, and asked if it could be narrowed when it is paved.

Lowery noted that he attended a BOH meeting regarding 10 Glezen Lane Title V, which is located within a Zone 1.

Lowery noted that the BOH has asked the owner to evaluate the utilization of approximately 7000 square feet of their property that is outside the Zone 1.

Lowery suggested the Board consider instituting a subsidy program to assist homeowners whose septic systems are located within a Zone 1.

Lowery discussed recent emails concerning the safety of soccer goals.

Holder noted that upon inspection of the goals, it was determined that they did not constitute an imminent danger and will be repaired shortly.

Lowery noted that he received a request from Gretchen Schuler asking if the DPW could undertake repairs needed to the historic fence at the First Parish Church.

#### ***Items Distributed for Review:***

*- 5/18/18 Email from Mike Lowery re: Possible scheme for selling 'tickets' for bulky waste disposal"*

### **Topics Not Reasonably Anticipated by the Chair 48 Hours Prior to Posting**

The Board discussed a letter received by the Board of Selectmen from residents of 9 Apache Trail regarding the water abatement process.

Holder discussed a recent conversation he had with the homeowners, noting that they plan on attending the 7/10/2018 meeting.

Wegerbauer made a motion to designate the Director, or his designee, the authority to impose or remove water usage restrictions in accordance with Town Bylaw.

Abdella 2<sup>nd</sup>, all in favor.

Brinkman discussed an open order of conditions on the Treatment Plant remains open, and that one of the conditions is that a portion of land be preserved for conservation purposes.

Lowery requested a copy of the order of conditions.

***Items Distributed for Review:***

- 6/8/2018 letter from Vikas and Nitigna Desai of 9 Apache Trail re: Water usage/abatement

**Review and Approve the Minutes of the 5/22/2018 Meetings**

Lowery noted that Abdella was absent for the meeting.

Lowery noted that during the discussion on FY2019 water rate setting, Holder recommended municipal rates not be adopted until FY2020.

Wegerbauer made a motion to approve the minutes of the 5/22/2018 meeting as amended.

Abdella 2<sup>nd</sup>, all in favor.

***Items Included in the Packet for Discussion***

- 5/22/18 Meeting Minutes Draft

**Executive Session to Discuss Recent Legal Actions Regarding Cochituate Commons Land Taking and 20 Meadowview Abatement Small Claims Case**

Lowery made a motion that the Board of Public Works enter into executive session pursuant to Massachusetts General Laws Chapter 30A, Section 21(a)(3) to discuss recent legal actions regarding Cochituate Commons Land Taking and 20 Meadowview Abatement Small Claims Case.

Wegerbauer 2<sup>nd</sup>.

Roll Call Vote: Abdella – aye, Lewis – aye, Lowery – aye, Mishara – aye, Wegerbauer – aye.

Lowery invited attendance by DPW employees Paul Brinkman, Tom Holder, Joe Doucette, and Dan Cabral.

Lowery noted that the Board will reconvene in open session in approximately fifteen minutes for the purpose of adjourning.

Board entered into executive session at 9:40 PM

The Board reconvened in open session at 9:56 PM

Wegerbauer made a motion to adjourn.

Mishara 2<sup>nd</sup>, all in favor.

Meeting adjourned at 9:57 PM.

Respectfully submitted,  
Daniel Cabral  
Business Manager