

Public Works and Buildings Committee

September 21, 2017

Council Chambers

MEMBERS PRESENT

Councilor Ralph Torr – Chairman

Councilor Ray Varney- Vice Chairman

Councilor Donald Hamann

Councilor Thomas Willis

MEMBERS ABSENT

Councilor Sandy Keans

OTHERS PRESENT

Councilor James Gray

Blaine Cox, Deputy City Manager

Peter C. Nourse, PE Director of City Service

Michael S. Bezanson, PE - City Engineer

MINUTES

Chairman Torr called the Public Works and Buildings Committee to order at 7:00 PM.

1. Approve minutes from the August 17, 2017 Public Works & Building Committee Meeting.

Chairman Torr requested comments or a recommendation on last month's meeting.

Councilor Hamann made a motion to accept minutes as presented for the August 17, 2017 Public Works Committee meeting. The motion was seconded by Councilor Willis. The Motion passed unanimously.

2. Public Input – There was no public input.

3. Downtown Lighting – Mr. Nourse stated that the City Council had approved a project for the downtown lamp posts that included an upgrade to the existing LED bulbs and replacement of the ornamental globes. Mr. Nourse brought and displayed example of the existing bulbs and globes and the intended replacement equipment. Mr. Nourse stated that the bulbs will use less wattage and are more efficient and the globes will be much clearer, as the existing ones have become yellow and weathered. He asked the Committee to look at the area of North Main Street nearest the old Foster's building as staff has upgraded 5 light poles in the area and he would like the Committee Members to let him know if there were any concerns for brightness prior to proceeding with the project. Councilor Varney stated that the intention of the project is for more illumination as there were concerns for pedestrian safety. Mr. Nourse stated that the Buildings Division Supervisor, Mike Riley, has found a less expensive source for the globes and he believes that the cost per globe will be about \$70 vs. the previous vendor cost of \$300

each. Chairman Torr asked how many posts were in the downtown. Staff estimated 180 plus.

4. **NH Department of Health and Human Services (DHHS)** – Mr. Nourse explained to the Committee that DHHS has been a long term tenant at the Community Center. He stated that their Department process requires them to do an RFP for leased spaces and that the last one completed had expired in 2010. He stated that since that time they have done amendments to the lease contract to continue using the space. Mr. Nourse stated that DHHS is planning to put out a new Request for Proposals (RFP) for their space needs soon and that the City will need to submit a proposal that meets the requirements listed in the RFP. He further stated that in order to meet those requirements he expects that there will be significant modifications and renovations required and thought that the cost could be two to three hundred thousand dollars. He stated that he had spoken with Mr. Smith from the State of NH Bureau of Facilities and that considerable security upgrades will be needed in the client intake area. Those upgrades will likely include bullet proof glass and sound proof rooms for meeting with clients. Chairman Torr asked if there would be a reasonable payback if we were to make the upgrades. Mr. Nourse stated that we would have to account for that in our submittal. Councilor Gray stated that the new lease contract should include a long term commitment in order to offset the cost of the upgrades requested. Councilor Willis asked about the design. Mr. Nourse stated that the design has been done by DHHS consultants and we will receive that design as part of the RFP.
5. **City Hall Handrails** - Mr. Nourse stated that staff had brought to his attention the handrails in the side entrance to City Hall. He stated that they are in need of maintenance and he stated that City staff would like to remove the existing mauve colored paint and restore it to a wood finish that would match adjacent area within City Hall. The Committee was supportive of the work to be done. Councilor Varney suggested Mr. Nourse look at the lack of handrails in the front stairways. He stated that the wall side of these stairways has no hand rail. Mr. Nourse stated he would have staff look into the lack of railing.
6. **Salmon Falls Sewer Main Repair** – Mr. Bezanson stated that the map that was distributed depicts the project area. He stated that the repairs will be made from Portland Street to the area of the class six road called Old Ox Road. Mr. Bezanson stated that staff is working on a scope of services for trenchless work and we expect to go out to bid soon. He stated that it is still expected to cost approximately \$350,000. Councilor Willis asked about the depth and the size of the pipe involved and asked if they had completed a video inspection. Mr. Bezanson stated that staff had contracted a camera and video recording of the line. He stated he believe it to be an 8” pipe and stated he was unsure of the depth. Councilor Varney reminded the Committee that a supplemental appropriation is planned from the Sewer Fund retained earnings account and that the Council would need to consider changing the funding source to bonding after the full cost of the project is

determined. Chairman Torr expressed his support of the project and asked if this could be done through the winter. Mr. Bezanson stated that it could be done in colder conditions ,but noted that the type of equipment and materials to be used will need to be exposed to existing weather conditions, so there are some weather restrictions. He stated that there is a wide range of temperatures that can work and that this will allow for cold weather work.

7. **FY18 Crack Sealing** – Mr. Bezanson distributed a list of streets to be considered for crack sealing. The streets listed included sections of Betts Road, Blackwater Road, Brattle Court, Brochu Court, Ebony Drive, Farrington Street, Fern, Furbush, King, and Linden Streets, Pickering Road, Pine Street, Railroad Ave, Salmon Falls Road and School Street. Chairman Torr suggested Chestnut Hill Road and Little Falls Bridge Road. Mr. Nourse stated that he would look at those areas. Councilor Willis asked if staff was going to extend current contracted pricing. Mr. Bezanson stated that as Sealcoating Inc. is willing to extend the current pricing that he would be looking to do that.
8. **Sidewalks** – Mr. Bezanson stated that the Committee had previously discussed repairs and replacement of sidewalks in the Portland Street area from Signal Street to Chamberlain Street. He put up pictures of the sidewalks in the area on the display screens. The Committee was in full agreement of the need for repairs and replacements. Mr. Bezanson stated that current funds might not support the entire areas and stated he could start at either end and asked if the Committee had a preference. There was no preference stated by the Committee. Chairman Torr asked if this would be going out to bid. Mr. Bezanson stated that we have been pleased with the current contractors work and if they are willing to extend current pricing we would likely extend the contract to include this work. Councilor Willis asked if the tip downs and sidewalks would be meet ADA compliance. Mr. Bezanson stated that they would and that all new sidewalks are being completed with ADA compliance requirements.
9. **Olde Farm Lane Lighting** – Mr. Nourse stated that at the August meeting we had been directed to discuss and determine the funding source for complete replacement of the underground electrical service and all affected fixtures in the area. He stated that he understood that the department had recently de-authorized over \$90,000 in general fund “cash” projects and he is proposing a \$150,000 supplemental appropriation for this project using the general fund unassigned fund balance, (cash), as the funding source. Councilor Willis stated that he was not at the last meeting where this was discussed and he stated that he would like the Director to ask the Housing Authority to contribute to the funding. Councilor Varney asked that Mr. Nourse bring back a picture of the existing light fixtures and a picture of what will be used as replacement for the Committee to see and he stated that this had previously been discussed with the Housing Authority, but stated it would not hurt to ask if they had any funds to kick in one last time. Mr. Nourse stated that he would contact the Housing Authority. There was discussion regarding the pole and fixture replacements and to the spacing of lamp posts. The consensus of the

Committee was to use the “Town and Country” lights that have been used in other neighborhood areas, and are consistent with Eversource maintained lights.

Councilor Varney made a motion to recommend that the full City Council complete a supplemental appropriation of \$150,000 for the Lighting Project on Olde Farm Lane. The motion was seconded by Councilor Hamann. The motion passed unanimously.

10. Sewer Fund De-Authorizations – There was a distributed list of recommended Sewer Fund de-authorizations that are scheduled to be de-authorized at the November City Council Meeting. There was no discussion.

11. Other:

City Hall Bathroom Project: Councilor Varney stated that there was an appropriation in the FY18 Budget for renovations to the City Hall Bathrooms. He stated that the intent was to start with the ladies room and he inquired about the status and schedule of that project. Mr. Nourse stated he would check into it and get back to the Councilor.

DPW Facility Status: Councilor Varney asked for the status of the new DPW Facility Project. Mr. Nourse stated that he was not up to speed on that project yet and stated he will be meeting with the Engineers on this project Monday September 25, 2017 and he will report back to the Committee next month.

Rt 11 Pump Station: Councilor Varney stated that the CIP has funding for engineering the Rt. 11 Pump Station. He asked if the upgrade is for maintenance reasons or capacity reasons. Mr. Bezanson stated maintenance. Mr. Nourse stated the current pump station can handle capacity needs through phase two of the Granite Ridge Development.

Street Acceptances: Councilor Willis asked if the City had received any request for street acceptances this fall. Mr. Bezanson stated not to his knowledge. .

Dewey St Pedestrian Bridge – Councilor Varney asked the status of the Dewey Street Bridge Project. Mr. Nourse stated that construction has begun. The tree work and bridge removal is underway. Mr. Bezanson stated that the bridge should be completed prior to Thanksgiving. Councilor Varney asked that the schedule be sent out to the full City Council. Mr. Nourse asked if the Committee would like a ribbon cutting. The consensus was to have a ribbon cutting.

Pedestrian Bridge Rt 125 – Chairman Torr asked about the guardrail project. Mr. Bezanson stated that staff is working with the low bidder and plans to have this completed this season.

GIS & Asset Management Presentation: Mr. Nourse stated that the Public Safety Committee will be meeting next month on October 18th at the Public Works Garage. He stated that staff will do a presentation of our current status of GIS & Asset Management and he would like to invite the Public Works Committee Members to attend as well. Councilor Varney suggested inviting the entire City Council. Mr. Nourse stated that the space would be tight but he would do that.

Snow Storage – Chairman Torr asked if the snow dumps were set up for the winter. Mr.

Nourse stated that they are.

Councilor Varney made a motion to adjourn at 7:46. Councilor Hamann seconded the motion. The motion passed unanimously.

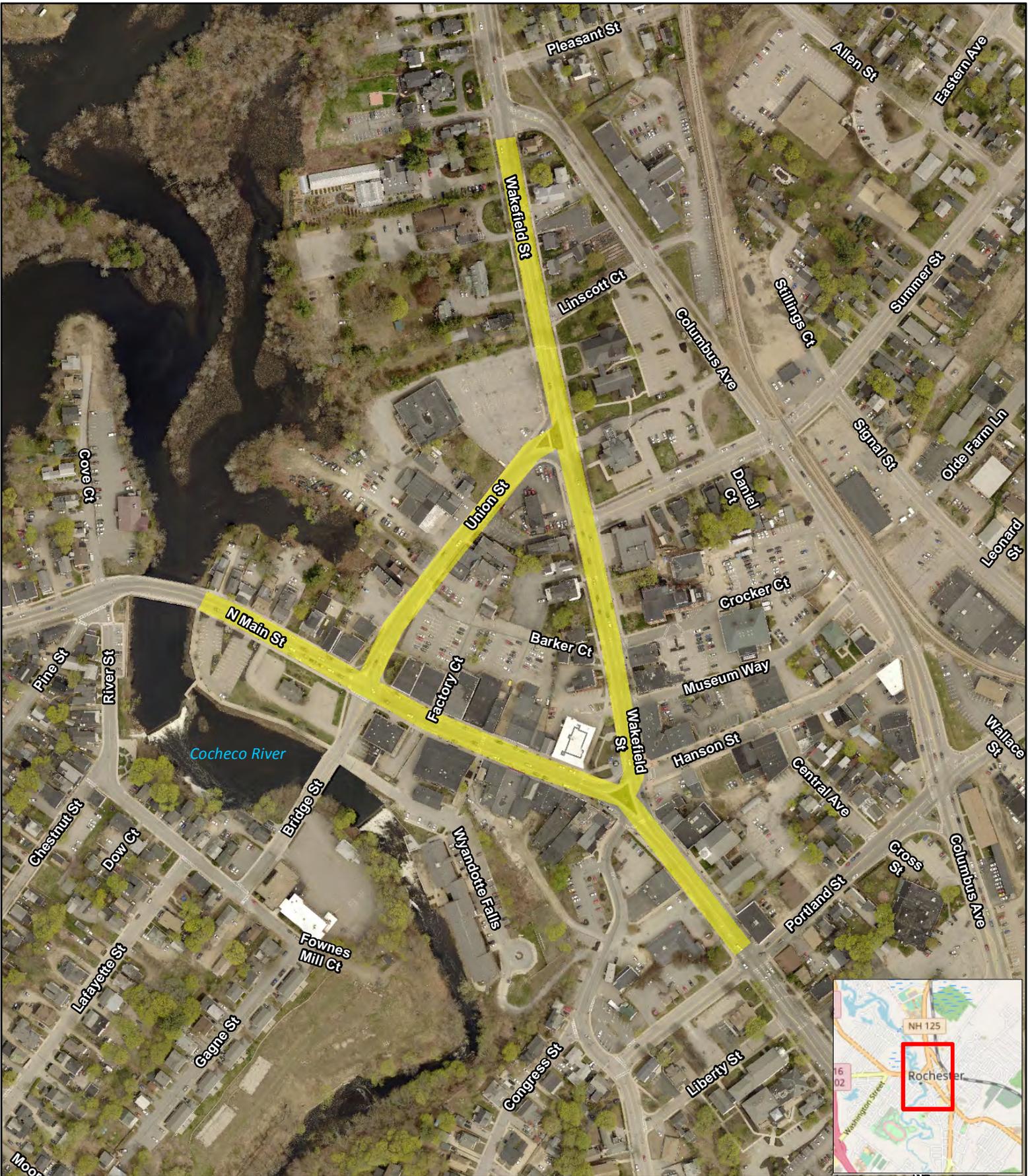
Councilor Willis made a motion to reconvene at 7:46. The motion was seconded by Councilor Varney and passed Unanimously.

Davyanne Locke Lane & Congress Street Paving – Mr. Nourse stated that although these two streets were included in the recently approved paving list their condition does not warrant paving and we will not be paving them unless there is objection from the Committee. He also stated that he had received a request to have the shoulder of the road paved on Davyanne Locke Lane from a resident in that area. Mr. Bezanson stated that he met with the paving contractor and that in order to pave the area it would require excavation to the right of way and possibly grinding, milling and paving of Davyanne Locke Lane in order to tie in and make the drainage work correctly. He stated that at this time we do not intend to pave that road. There was discussion regarding the curbing to be installed when the I/I Project resumes, and discussion as to how tight that road is for busses and school pick up. The Committee was in agreement not to pave the area as i they would not want to encourage parking roadside.

Downtown Pavement Preservation Project – Councilor Varney inquired about the overlay to be completed in the downtown. Mr. Bezanson stated that this would likely happen next summer and that he would need PWC or City Council input for the pavement striping plan. He pulled up picture for display showed the area of work. There was discussion about head in parking along Wakefield Street and North Main. Councilor Gray suggested head in parking on one side of North Main Street. Councilors Willis and Varney believed the area to be to narrow. Mr. Bezanson stated that Wakefield is the wider of the down town streets. Councilor Varney suggested that the map of the project area be added to the minutes to eliminate project creep (see last page). Councilor Gray would like measurements taken and consideration given to head in parking.

Councilor Hamann made a motion to adjourn at 8:04. Councilor Varney seconded the motion. The motion passed unanimously

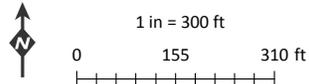
Minutes respectfully submitted by Lisa J. Clark, City of Rochester Administration and Utility Billing Supervisor.



Legend

Limits of Proposed Overlay

Data Sources:
 City of Rochester - Project Limits (2017)
 NHDOT - Roads (2016)
 Pictometry - Imagery (2017)
 ArcGIS Online - Inset Base (2017)



This map is intended for planning purposes only.
 All features shown should be considered approximate.
 Map created by: D.C., City of Rochester, NH
 Date: 9/21/2017
 Path: S:\GIS\DPW\misc\CityEngineer\DownTownProjectLimits.mxd