



Members

Robert Vanderslice, Chairman
Julie Tarmy, Secretary
Peter Barba
Barbara Beatty
DeWitt Brown
Dan McMackin
Dana Sheehan
Deborah Warren
Judy Zahora

TOWN OF NAHANT Advisory and Finance Committee

Wednesday March 23, 2022 via ZOOM
Meeting Minutes

Members Present: Tarmy, Zahora, Beatty, Warren, Vanderslice, Brown, Barba, Sheehan
Members Absent: McMackin

Others Present: M. Capano, K. Marden, T. Simbro, A. Antrim, S. Hambleton, A. Nieto, A. Barletta, Z. Taylor, J. Antrim

Meeting Called to order: 7:02 p.m.

No minutes to approve

Discussion of Water Sewer Capital Projects with costs

Barletta presented, with Engineer Tom Simbro from Wright-Pierce Engineering; onscreen presentation of Nahant Sewer Collection Systems Repair & Replacement – 2022; **Plan is on record.**

AB: Today was an up and down day for Nahant Water/Sewer. Down was the water breaks in Little Nahant. Up was – United Pipeline pulled the first section of slip line on the Lynnway!

Tom Simbro explained the construction process for the Lynnway project, including a video and photos showing the slip lining process. Explained that electrolysis affected the outside of the old pipe and hydrogen sulfide corrosion affected inside of old pipes. Sewer main closest to Lynn Treatment Plant was paper thin. Timing of this project could not have been better. Project involves digging a total of 14 ‘pits’ as opposed to digging trench. Six pits have been dug already. After exposing pipe and cutting end and before slip line – old pipe is cleaned with a specialize scraper. 18” polyethylene pipe is compressed by a ‘roller box’ to 71” to allow for slip lining. Once polyethylene is in place, pressure is released, and the new pipe expands to fill full 18” space. 7,000 lbs. of pull per 300-foot section. After polyethylene is in place, a pressure test is done to confirm placement and no damage during process.

After some initial materials delays, project is on pace to be completed by mid to late May 2022. This part of the project ends at the rotary. Pipe from rotary to Ward Rd. pump station is still in good shape. Lynnway project is looking to be on budget. Polyethylene has a minimum 50-year lifespan and is not vulnerable to corrosion. No conductive properties so the grounding from N-Grid will not affect it. It is a fully structural liner. At end of Lynnway project, Gioioso is obliged to do a two-hour pressure test at 100 lbs. pressure (normal pressure is 30 pounds) to assure integrity of pipe.



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Moving forward: Ward Road pump station is the 'hear' of our sewer system. It is #1 priority after Lynnway. Next would be Willow Road force main, which is over 60 years old, followed by Inflow/Infiltration (I/I) gravity system, and ending with Lowlands Force Main/Causeway slip lining.

Discussion on Clean Water State Revolving Fund (CWSRF). \$16,250,000 awarded, but not authorized by Town Meeting. Town is looking to have \$20M authorized, as costs can increase once we go to bid. For the town to get the \$\$ two things have to happen: CWSRF approval and Town Meeting authorization before we can borrow. We need to be very clear with our explanation on this process.

Ward Road Pump Station Assessment – This is the critical asset for transporting wastewater to Lynn Treatment Plant. Built in 1980, went online in 1983. Meant to last 25 years. Has operated over 40. Wright-Pierce, structural engineer, architectural engineer spent two days assessing pump station. Evaluated every component. Good news – building itself is sound – designed well. What is dire is all the mechanical equipment – HVAC, pumps, electrical switches, wiring, generator, gears. A lot of components no longer up to code and replacement parts are not available. To have lasted this long, it much have been well maintained. Needs a complete overhaul. To do this, need to set up bypass pumps at station. Contractor would then essentially gut the building and replace everything. Most cost-effective way to do this. Originally thought cost would be \$3.8M, but now more likely between \$4.4 and \$4.6M. The longer we wait to start this project, the higher prices for labor and materials could go. Wright-Pierce has built a hefty contingency into plan. Once completed, pump station would be good for 25 years. Wright-Pierce/Gioioso will create a maintenance plan. Once \$\$ is authorized, the project would go out to bid quickly.

Major risk currently? If this station 'went down' we would be in an emergent situation. Wastewater would leak onto Ward Road creating a hazmat situation. Wright-Pierce put together critical repair plans for operational and safety issues. Approximately \$50K which would come from the original 2018 borrowing. We knew this station was in bad shape, but after Wright-Pierce assessment, level of concern became critical.

JZ: Can we risk not starting this work until 2023?

AB: Money we have asked for previously has been 'reactionary.' The \$20M we are asking to be authorized is pro-active. It would cover the entire plan over the course of up to ten years.

PB: What about energy efficiency considerations? Any savings there going forward?



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TS: Will talk with electrical engineer. N-Grid has grant\$\$ for high-efficiency motors to switch out. During design phase, will look for these.

All agree that the explanation to Town residents needs to be concise. Including some of the 'gory' details with the pictures would be helpful. But do not want to overload with details. Big picture with all details presented to FinCom will be pared down for public presentation and then give the 'elevator' version at Town Hall.

Brief discussion on renovating of current pump station vs. construction of new station that would include a 'grit' treatment structure. Lynn is looking to do this. We have the open area for this, but the cost would be approximately \$20M and the existing structure is in good shape.

Next on priority list is Willow Road Force Main. Pump station is in good shape. When work begins, Wright-Pierce will look to make this station watertight and make flood mitigation assessment to address climate change/rising tides. The Willow Road force main pipe is 'tranzite pipe', a concrete/cement mixture. It is amazing it has been in service for 60 years. This material usually gets soft over time. The plan is to be pro-active. Dig along the harbor side of Willow Road and install new polyethylene pipe. No need to create a bypass if old pipe is left in operation until polyethylene is in place. Once new pipe is laid, switch wastewater to new pipe, fill and leave old pipe in place – no need to remove.

I/I gravity system is slowly being addressed. Should be completed next year. Causeway portion is about five years out. It is in very good shape and can be replaced by slip lining process once other projects are completed. Plan is not to wait for problems to begin. With authorized borrowing, if problems do start, this project can commence.

Looking Ahead/Current funding sources/Future Projects presentation slide. SRF recommended asking for more funding due to construction/service cost increases. (AB noticed that Lynnway Project was not listed in the chart. Will add.) If borrowing authorized at Town Meeting, Barletta will double check that the 2.1% rate will be locked in for the duration of the project. Nieto stated that she incorporated a possible 3% rate into the numbers. Debt service will commence in FY 2025 on \$\$ borrowed. If for some reason causeway force main starts to experience problems, this funding will be available to address this. These funds can ONLY be spent on SEWER issues – NOT water or other departments. We still have the current funding source of \$2.2Million, not borrowed through SRF, which could be used for other issues. Town Meeting Article verbiage will be similar to the borrowing Article from Sept 2021 special Town Meeting.



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Brief discussion on the Water Capital plan developed based on improving efficiency.
Reiterated need to make statement on borrowing concise and clear for public. Sewer project discussion ended at 8:52 p.m.

Vanderslice spoke of the revised FinCom liaison schedule. Suggested the committee start meeting twice weekly. State order for allowing ZOOM public meetings has been extended to July 2022.

Hearing no public forum comments or questions, motion made by Brown to adjourn, seconded by Zahora. Unanimous ayes. Meeting adjourned at 9:07.

**Approved at 3/30/22 meeting of FinCom.
Respectfully submitted by Julie Tarmy, Secretary, 4/12/2022.**