

CITY OF NEWTON

IN BOARD OF ALDERMEN

PUBLIC FACILITIES COMMITTEE REPORT

WEDNESDAY, SEPTEMBER 9, 2015

Present: Ald. Crossley (Chair), Lennon, Brousal-Glaser, Gentile, Danberg, Laredo, and Lappin

Also present: Ald. Ciccone, Cote, Yates, Schwartz, Fuller, and Lipof

City staff present: Lou Taverna (City Engineer) Shane Mark (Director of Operations; Public Works Department), James McGonagle (Commissioner of Public Works), Josh Morse (Commissioner of Public Buildings), William Ferguson (Project Manager; Public Buildings Department), Bruce Proia (Fire Chief), Gino Lucchetti (Assistant Fire Chief), Robert DeRubeis (Commissioner of Parks and Recreation), Ted Jerdee (Acting Director of Utilities), and Maureen Lemieux (Chief Financial Officer/Chief of Staff)

#187-15 NATIONAL GRID petitioning for a grant of location to install and maintain 404' ± of 12" gas main in RICHARDSON STREET from the existing 12" gas main at 32 Richardson Street easterly to the proposed 12" gas main in Centre Street and 2896' ± of 12" gas main in CENTRE STREET from the proposed 12" gas main in Richardson Street southerly to the proposed regulator station at CONVERSE AVENUE and 360' ± of 16" gas main in CENTRE STREET from the proposed regulator station southerly to the existing 10" gas main at Cabot Street. (Wards 1 & 2) [07/06/15 @ 11:10 AM]

ACTION: **APPROVED 5-0 (Brousal-Glaser and Laredo not voting)**

NOTE: Dennis Regan, National Grid Permit Representative, presented the petition to install a total of 3,660' of new gas main in Richardson Road continuing onto Centre Street to the intersection of Cabot Street. The petition also includes a request for the installation of a regulator station at the intersection of Centre Street and Converse Street. The new gas main and regulator station is needed to address additional requests for new gas service in the area and will improve service reliability in the area.

The Department of Public Works through its Engineering Division thoroughly reviewed the petition and provided the attached memo. It is a major project and most of the work is on a heavily used main street, which requires coordination with the Department of Public Works, the Fire Department and Police Department. The Engineering memo states that it is unclear whether the existing gas main will remain in service or if it would be removed as part of the project. The existing main will remain in service. There was a question regarding whether there were any plans for a moratorium on new gas service in the greater Boston area similar to the situation in the Cape Cod area. National Grid has no plans to initiate a moratorium in this area any time in the foreseeable future. The public hearing was opened and no one spoke for or against the petition.

Public Works Director of Operations provided an update on addressing gas leaks within the City. National Grid representatives and City representatives are meeting on a monthly basis

to discuss leak repairs, construction schedules and leak assessments. Mr. Mark believes that the City is on a good path with National Grid to rectify the gas leaks. It is possible for the discussions to include rectifying gas leaks in the area of proposed grants of location, if the grant is approved and construction started.

Ald. Lennon moved approval, which carried by a vote of five in favor and none opposed.

#188-15 COMCAST OF MASS petitioning for a grant of location to install 295' ± of conduit in BEACH STREET from Pole #194/1 southerly to Washington Street and continuing 190' ± easterly on WASHINGTON STREET from Beach Street to 701 Washington Street. The petition also includes a request for two 3' x 3' handholes in the sidewalk at the property lines of 723 Washington Street and 709 Washington Street. (Ward 2) [07/22/15 @ 11:08 AM]

ACTION: **HELD 5-0 (Brousal-Glaser and Laredo not voting)**

NOTE: The petition for a grant of location was held without discussion, as there was no Comcast representative to present the petition to the Committee.

#198-15 JEL MATTOS, 15 Waite Court, Malden 02148, petitioning for a main drain extension in COTTAGE STREET to a proposed manhole from the existing main drain at 63 Cottage Street 216.90' ± in a northerly direction to a proposed manhole located in front of 49 Cottage Street. (Ward 5) [08/19/15 @ 2:56 PM]
PETITIONER TO PAY ENTIRE COST

ACTION: **APPROVED WITH A CONDITION 6-0-1 (Brousal-Glaser abstaining)**

NOTE: Jel Mattos, the petitioner and developer of 49 Cottage Street, presented the petition for a main drain extension in Cottage Street. The petitioner is requesting the extension in order to install an overflow connection to the storm drain system. The petitioner is approved to install a storm water system designed to retain/infiltrate for a 100-year storm event on site but the Engineering Division of Public Works required that an overflow connection to the City main drain also be installed. This requires extending the main. Mr. Mattos stated that he feels that he is being required to install a drainage system that will provide a benefit to the neighboring properties along Cottage Street; therefore, he believes that the City should help defray the cost. In addition, Mr. Mattos stated that the City did not inform him earlier in the planning process that the drainage requirements would necessitate the extension of a main drain at his expense.

Associate City Engineer John Daghlian provided the attached review memo for the project. The petitioner's plan shows the proposed location for the drain in the sidewalk. The Engineering Division's recommended placement is in the roadway in a straight line to the proposed manhole. Therefore, the petitioner will need to amend his plans to reflect the proposed drain in the roadway. The memo also states that Cottage Street was paved in 2014, which means that the contractor will need to mill and overlay from curb to curb the length of the main drain extension and 25' beyond the limits of the trench in both directions.

Committee members asked whether a building permit was issued without a completed storm water plan. The Engineering Division was aware that the project required a main drain extension for the overflow connection; however, they do not issue the building permits for the City. Was the building permit issued without a storm water system sign off from the Engineering Division? It was pointed out that all plans for any new development must include a plan to retain all storm water (in a 1% or 100-year storm condition) on site. The certificate of occupancy for the project will not be issued without sign-off from the Department of Public Works that the storm water system and all related work meets all of the City's standards and conditions of this Board Order. (**NB:** Subsequent to the meeting, the Commissioner of Inspectional Services provided the attached memo regarding 49 Cottage Street.)

The public hearing was opened and Syma Donovan, 45 Cottage Street, stated that she is concerned that opening the street will damage the existing infrastructure. The utility infrastructure is very old. She would like to know what would happen if a utility house connection is damaged because of this project. Julie Irish, Columbia Avenue, asked if the plan is to pave the entire street, once the work is completed. Matt Lai, 46 Cottage Street, added that the street currently looks horrendous because of all of the utility markings and patched trenches. He also voiced concern regarding damage to the utility infrastructure due to the project.

It was explained that the contractor is responsible for any damage that he causes. He must provide bonds and proof of insurance when he applies for a street opening permit however, the City cannot guarantee that insurance claims will be approved by the insurance agency. It was pointed out that the utility connections in the area may also be at the end or beyond their useful life and may fail due to age. The contractor must restore the street to its previous condition, which means that he will be required to pave the street from curb to curb in the project area. The Engineering Division will inspect the paving to ensure that it meets the City's standards. The contractor will not be issued a Certificate of Occupancy until he meets all of the City's standards. The utility markings are from Dig Safe and the paint is water-based and designed to fade over time. The abutters to the project can contact the Engineering Division with any questions and/or concerns.

Mr. Mattos added that he does not want to cut corners and understands that he must meet all building codes and City standards as they relate to his project. He will work with both the Inspectional Services Department and the Engineering Division to insure that this occurs. With that, the public hearing was closed.

Ald. Danberg moved approval with the conditions outlined in the Engineering Division memo dated September 3, 2015. The motion carried by a vote of six in favor with one abstention. Ald. Brousal-Glaser abstained, as she was not present for the entire discussion.

#199-15 VERIZON NEW ENGLAND, INC. petitioning for a grant of location to install 152'± of conduit and one handhole in HAMMOND STREET from an existing Verizon handhole on the westerly side in front of 381 Hammond Street southerly to the proposed new handhole in front of 393 Hammond Street. (Ward 7)
[08/20/15 @ 2:29 PM]

ACTION: APPROVED 7-0

NOTE: Elizabeth Kelly, Precision Valley Perceptions, a representative of Verizon New England, presented the grant of location petition to extend underground service to 393 Hammond Street. The 152' of proposed conduit would be installed in the berm from an existing handhole at 391 Hammond Street to 393 Hammond Street. The project also includes a handhole in the berm in front of 393 Hammond Street. The Department of Public Works has reviewed the petition and recommended approval with the standard street opening conditions. The public hearing was opened and no one spoke for or against the petition. Ald. Laredo moved approval, which carried unanimously.

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#221-15 **HIS HONOR THE MAYOR** requesting authorization to appropriate nine hundred five thousand forty-six dollars (\$905,046) from the Energy Stabilization Fund for the purpose of funding energy efficiency projects in several municipal buildings that will be completed during Fiscal Year 2016. [08/31/15 3:08 PM]

ACTION: APPROVED 6-0-1 (Crossley abstaining)

NOTE: Project Manager Bill Ferguson and Public Buildings Commissioner Josh Morse presented the request for \$905,046 from the Energy Stabilization Fund for a portion of the Phase 2 of the energy efficiency program. The attached Public Facilities and Finance Committees Report from June 16, 2014 provides details on Phase 1 of the Preferred Vendor projects. When Phase 1 was approved, there was an expectation that the Phase 2 discussion would include a total picture of the Preferred Vendor Program projects and an understanding on how these projects are prioritized.

The Public Buildings Department began energy audits for 24 City buildings about 1 ½ years ago. The buildings with the highest energy use per square foot were selected to be part of Phase 1 of the Preferred Vendor Program. The projects were to correct HVAC and lighting inefficiencies. The projects included replacing many lighting fixtures and lamps to LED lamps, as the pricing for LED lighting was down and the guarantees good. In addition, five new energy management systems (remote HVAC controls) were added to five schools. The Administration is deemphasizing further HVAC projects for now and putting the emphasis on the LED lighting projects to reap the faster payback as electricity costs are up. In addition to energy savings, the light quality is much improved. The City is currently paying less for gas than electricity so the focus is on projects that reduce electricity consumption. Once the five new energy management systems have been in place for a year, the Public Building Department will look at the energy savings and improvements to quality of life in each of the buildings and determine whether to invest more funds in these types of systems in the future.

The \$905,046 in funding for this portion of Phase 2 was entirely generated from utility rebate money from past energy efficiency projects. The Public Buildings Department wants to continue with more LED lighting projects which will generate an additional \$300,000 in rebates to fund future energy efficiency projects in the future. Mr. Ferguson reviewed how the return on

investment is net of the rebate. It is calculating by taking the initial cost minus the rebate divided by the annual savings.

A list of projects recommended for this portion of Phase 2 is attached. The administration has added the Aquinas School, as it offers fantastic opportunities for electricity energy savings and improvements in the building light quality. Building users love the look of LED lighting and one of the goals of the energy projects is to improve the environment with each project.

The City received additional funding of \$236,878 for further Phase 2 projects in the form of a Green Communities Grant, which the Finance Committee will be discussing at its next meeting. The attached list provides the scope of work that is being funded using the grant money. Once this work is complete, the City will be approximately 70% finished with projects identified in the preferred vendor energy audits (earlier audits identified a broader range of energy saving projects).

The Chair would like to look at the scope of all the energy projects and how the Administration makes value judgments in order to prioritize the projects. Commissioner Morse explained that early on in projects, it was believed that blended projects that offered short and long-term paybacks were the best way to go. However, the utility companies recently began offering larger rebates for electricity reduction projects. The Public Buildings Department expects to continue with LED lighting and lighting control projects in order to take advantage of those rebates while they are available. It is important to maximize the rebates in order to continue funding the Preferred Vendor Program assuming this is the only source of revenue that may be used. The Chair requested a summary identifying which projects have been completed, the full list of projects in Phase 2, the cost of each, what work is outstanding, and how the work was prioritized. Mr. Ferguson will provide a summary of the full scope of the energy projects.

The Chair also feels that more energy projects could have been completed in fewer years if the Administration had dedicated more resources to the Preferred Vendor Program. Chief of Staff Maureen Lemieux responded that the Administration used a \$2.7 million bond to accelerate the Phase 1 projects. Phase 2 is being funded through utility rebates and a grant. The Administration also funded the LED street light conversion. At this point, the City has spent over \$5 million on energy efficiency projects.

There was a question regarding the role that the Sustainability Director plays in the Preferred Vendor Program. Ms. Lemieux explained that the Sustainability Director is aware of the program but his focus is citizen involvement and working with businesses in an effort to reduce the City's carbon footprint. The Sustainability Director is also involved in the City's solar projects. Some members of the Committee felt that the Director should be more involved in the municipal energy reduction projects like the Preferred Vendor Program.

Ald. Lappin moved approval of the item, which carried by a vote of six in favor and one abstention. Ald. Crossley abstained in order to have an opportunity to understand the full scope

of the energy projects, which is to be presented at the Finance Committee. She fully supports the energy efficiency projects and feels the City should fund these projects.

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#164-15 HIS HONOR THE MAYOR requesting authorization to appropriate and expend one million four hundred sixteen thousand two hundred fifty eight dollars (\$1,416,258) to continue projects in City owned buildings under Phase 2 of the energy efficiency program. Funding from the following sources is requested:

Energy Stabilization Fund.....	\$804,380
Green Communities Grant	\$236,878
Utility Rebates to be Deposited	\$375,000
Into the Energy Stabilization Fund	

ACTION: **NO ACTION NECESSARY 7-0**

NOTE: Chief of Staff Maureen Lemieux explained that this request for funds was docketed on June 15, 2015, as it was believed that the City had received the \$375,000 in utility rebates from Phase I of the Preferred Vendor Program but that was not the case. At this point, the City has only received \$100,000 in utility rebates and a new docket item was filed for Phase II of the program; therefore, the Administration is requesting that the docket item be voted no action necessary. Ald. Lappin moved no action necessary, which carried unanimously.

REFERRED TO PS&T AND PUBLIC FACILITIES COMMITTEES

#413-11 ALD. CICCONE, SALVUCCI, GENTILE & LENNON updating the Public Facilities and Public Safety & Transportation Committees on the progress of renovations to the City’s fire stations. [11-17-11 @11:07 AM]

PUBLIC SAFETY HELD 6-0 (Harney not voting) on 09/09/15

ACTION: **HELD 7-0**

NOTE: The Public Safety and Transportation Committee joined the Committee to receive and update on Fire Station 10 project and the Fire Station 3 and Headquarters project. Commissioner of Public Buildings Josh Morse began the update with Fire Station 10 and Wires Building. He informed the Committees that construction of Fire Station 10 and the Wires Building is complete. The project came in on time with more in the contingency than when the project started. Commissioner Morse thanked Project Manager Alex Valcarce, Project Manager Tom Rooney and the Parks and Recreation Department for a very successful project.

The update also included information on Fire Station #3 and Headquarters. It has been difficult to find a location for a temporary station during the construction of Station #3. The City initially looked at the Pelham Street Parking Lot but realized it would be very difficult to make it work and a hardship to the business in the area. The City believes that the best solution is to temporarily close a portion of Lyman Street and locate the temporary station there. The location is the least disruptive to businesses in the area and would continue to provide the same response time for emergency calls. The City will reuse the Station 10 temporary structure for the temporary station. The seams will be welded to reinforce the structure.

The Administration will be meeting with representatives of the Citizen Bank located in close proximity to Lyman Street, as their employees and customers park along Lyman Street. The Administration recognizes that there is a loss of 20 parking spaces on Lyman Street. It was suggested that the meeting include representatives of Walgreens and Johnny's Luncheonette. There will also be a community meeting to determine if and where there is any under-utilized parking spaces that could be used to make up for the loss of the twenty spaces for the temporary station.

The Transportation Division, Police and Planning Departments have reviewed the proposed site and approved it with suggestions. The Aldermen that serve on the Fire Station Working Group also agree that Lyman Street is the best location for the temporary station. Plans are in process to add left and right turn lanes on Willow Street to alleviate the additional traffic because of the temporary station. There will also be temporary signage and signals added to the area to allow fire trucks immediate access to Centre Street.

Fire Chief Bruce Proia stated that the temporary station meets the needs of the Fire Department. The Duty Chief and ambulances will relocate to Fire Station 7 on Elliot Street, which will not impact services.

The City chose Commodore Builders as the construction manager at risk for the project. The designs for the new station and renovation of headquarters continue to move forward. The architects are currently creating a maze system for training purposes. The Public Buildings Department has done some exterior material cost valuations. There will be another Fire Station Working Group to discuss the valuations and which exterior materials to use.

The Commissioner completed the update and Ald. Danberg moved hold in the Public Facilities Committee and Ald. Schwartz moved hold in the Public Safety and Transportation Committee. Both motions carried unanimously.

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#222-15 HIS HONOR THE MAYOR requesting authorization to transfer the sum of one hundred fifty thousand dollars (\$150,000) from budget reserve to the Public Building Department LSP Account for the purpose of funding the removal of underground storage tanks at Fire Station #3, Bowen School, and Horace Mann School. [08/31/15 3:08 PM]

ACTION: **APPROVED 7-0**

NOTE: Commissioner of Public Buildings Josh Morse presented the request to provide \$150,000 for Licensed Site Professional (LSP) services at three locations in the City. The Public Building department removed oil tanks at Fire Station 3 and the Bowen Elementary School and discovered soil contamination due to leaks in the tanks at each site. When contamination is found, the Department of Environmental Protection (DEP) must be notified. The DEP requires additional testing and monitoring wells at both locations as well as a full report that includes remedial actions taken and proposed solutions to clean the sites. The funding will cover the reporting requirements and mediation costs. In addition, \$7,760 is necessary to fund required documentation for the ongoing LSP clean up at the Horace Mann Elementary School.

Ald. Laredo moved approval of the item, which carried unanimously.

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#219-15 HIS HONOR THE MAYOR requesting authorization to appropriate eight hundred thousand dollars (\$800,000) from bonded indebtedness for the purpose of reconstructing 12 tennis courts at Newton South High School and installing concrete sidewalk, a water fountain, a park bench and a shade structure at the site. [08-31-15 @ 3:09 PM]

ACTION: **APPROVED 7-0**

NOTE: Commissioner of Parks and Recreation Bob DeRubeis presented the request for \$800,000 to fund reconstruction of 12 tennis courts at Newton South High School. The project is part of the Capital Improvement Plan. The project includes the total reclamation of the courts, the addition of concrete sidewalk, a water fountain, a park bench and a new shade structure. There was some concern amongst the Committee that the shade structure may not be sturdy enough. The proposed shade structure is similar to the Newton Centre structure, which has held up well over several years.

The Administration is taking an aggressive approach to reconstructing all tennis courts in the City. There are 69 courts within the City and many of the courts are in disrepair. The Parks and Recreation Department has rated all the courts and prioritized reconstruction. These 12 courts are the first priority because the school and community both use the courts regularly. There was a request for a list of the planned court repair projects in chronological order.

The first few tennis court reconstruction projects are part of the Capital Improvement Plan because they are large projects that require significant funding. The Parks and Recreation is also determining if the City needs all of its tennis courts and if they can be used for other games as well as tennis. It will take ten to twelve years to address all of the City's courts but in the meantime, the department will work to improve the courts by crack sealing and seal coating the courts.

There was a question regarding whether the public bid process allows the City to go back to bidders and ask for a second bid if two bidders are very close. If it is possible, it could save the City additional money on projects. Commissioner DeRubeis will provide the answer when the Finance Committee discusses the item. With that, Ald. Danberg moved approval, which carried unanimously

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#220-15 HIS HONOR THE MAYOR requesting authorization to appropriate one hundred fifty thousand dollars (\$150,000) from bonded indebtedness for the purpose of purchasing a snow blower attachment for a front-end loader for the Department of Public Works. [08/31/15 3:07 PM]

ACTION: **APPROVED 7-0**

NOTE: Public Works Commissioner Jim McGonagle presented the request for \$150,000 to purchase a snow blower attachment for a front-end loader. The snow blower attachment acts like a giant version of a home snow blower. It will be used to move large volumes of snow, facilitate curb-to-curb snow clearing, knock down large snow banks, and efficiently load snow onto trucks for hauling. The snow blower will be used primarily on main roads and arteries.

The Capital Improvement Plan (CIP) included funding for two snow blower attachments and two bombardiers. Since the CIP was produced, it has been determined that the City should lease 10 to 12 bobcats for sidewalk clearing instead of purchasing bombardiers and only purchase one snow blower attachment. If the City continues to get extreme amounts of snow, it will purchase additional snow blower attachments but right now, the feeling is that it is not necessary to purchase two attachments.

The Department of Public Works will be presenting the Committee with the snow operation plan on October 7, 2015. Director of Operations Shane Mark informed the Committee that the plan includes an aggressive approach to both street plowing and sidewalk clearing. It also includes more hauling operations. It was suggested that that the Department consider putting in place hours of operations for snow hauling.

A question was raised regarding the line item in the Angier School budget item for two snow blowers at a cost of \$2,000 per piece. The Committee members would like to know why the school needs the snow blowers, as City contractors handle snow removal at the schools.

There is a backlog on the snow blower attachment into January 2016. Committee members were concerned that the bids for the equipment were recently sent out; as the City has known, it needed the equipment for some time. Chief of Staff Maureen Lemieux did not disagree with the Committee. Ald. Laredo moved approval of the request, which carried by a vote of seven in favor and none opposed.

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#226-15 HIS HONOR THE MAYOR requesting authorization to expend a grant of two million seven hundred fifty-one dollars (\$2,751,000) from the Massachusetts Water Resources Authority (MWRA) and authorization to borrow nine hundred seventeen thousand dollars (\$917,000) as part of the MWRA interest free loan/grant program for the purpose of funding of sewer improvements to reduce infiltration and inflow. [09/02/15 @ 12:11 PM]

ACTION: **APPROVED 7-0**

NOTE: Acting Director of Utilities Ted Jerdee presented the above request for authorization to borrow up to \$917,000 at 0% interest and expend a grant of \$2.751 million from the Massachusetts Water Resources Authority (MWRA) to reduce inflow and infiltration into the City's sewer system. The City has participated in the previous nine phases of the MWRA loan/grant program. The funds will be used to continue with the Sewer Infrastructure Improvement Plan by funding the construction in Project Area 3 and 4, which are areas in

Newton Lower Falls, Chestnut Hill, Newton Centre, and Newtonville. The design for the area will be completed this fall and construction is scheduled to begin at the beginning of 2016.

The City is positioned to take advantage of this phase of funding before other communities due to its ongoing improvement plan for the sewer infrastructure. The aggressive approach to reducing inflow and infiltration has also resulted in a significant reduction in the MWRA sewer assessment. However, the City is still working to determine where the unaccounted for water is going. It is still assessing the reservoir but it is unlikely that a leak there would account for all of the missing water. A portion of the missing water is likely due to leaks throughout the water infrastructure including house service connections.

There was a request that a map of the completed and ongoing work be provided to the Finance Committee as well as what projects have been funded and what remains to be funded in the sewer improvement plan. Mr. Jerdee provided the information, which was included in the September 11, 2015 Friday Packet as part of the backup information for the Finance Committee Agenda.

Ald. Lappin moved approval, which carried unanimously.

REFERRED TO PROG & SERV AND PUBLIC FACILITIES COMMITTEES

#141-15(3) **PROGRAMS & SERVICES AND PUBLIC FACILITIES COMMITTEE** requesting a RESOLUTION from the Board of Aldermen to His Honor the Mayor requesting that he, on behalf of the City, complement ongoing discussion with National Grid by preparing and filing litigation to recover damages and appropriate remediation and prevention relating to harm to City trees from gas leaks from National Grid infrastructure. [07/15/15 @ 8:30 PM]

ACTION: **APPROVED 7-0**

NTOE: During the Committee's previous discussion on gas leaks on July 15, 2015, there was a proposal that the Programs & Services Committee and the Public Facilities Committee propose a resolution to His Honor the Mayor requesting that the Mayor pursue litigation against National Grid to recover damages for City trees that have been damaged or died as a result of gas leaks in infrastructure owned by National Grid. The request was docketed at the last Board of Aldermen meeting. The hope is that litigation will motivate National Grid to address the gas leaks in Newton.

The City is meeting with National Grid but discussions are in initial stages. Gas leaks damaging trees have been an issue for years and there has been almost no progress in addressing it. Ald. Lappin moved approval of the proposed resolution, which carried unanimously.

#358-14 **FINANCE COMMITTEE** requesting that the Public Facilities Committee receive updates on the clean-up of the Rumford Avenue Landfill every three months. [09/11/14 @ 12:01 PM]

ACTION: NO ACTION NECESSARY 7-0

NOTE: Public Works Director of Operations Shane Mark joined the Committee to discuss the item. Mr. Mark previously provided the attached memo stating that the City has met all of the conditions of the Administrative Consent Order issued by the Department of Environmental Protection (DEP). The sand cover for the liner and push back of the excavate are not part of the order but best management practices that the Department of Public Works will undertake to prevent any future violations of DEP regulations at the landfill. As all of the conditions of the consent order have been met, Ald. Gentile moved no action necessary. The motion carried by a vote of seven in favor and none opposed.

All other items before the Committee were held without discussion and the Committee adjourned at 10 PM.

Respectfully submitted,

Deborah Crossley, Chairman

CITY OF NEWTON
Department of Public Works
ENGINEERING DIVISION

MEMORANDUM

To: Ald. Deborah Crossley, Facilities Committee Chair.

From: John Daghlian, Associate City Engineer

Re: Gas Main Installation on Centre St (Richardson St to Cabot Street)

Date: July 9, 2015

CC: Shane Mark, Acting Commissioner DPW
Lou Taverna, PE City Engineer
Shawna Sullivan, Associate City Clerk

In reference to the above location, the following are my comments for a plan entitled:

*City of Newton Permit Plan Proposed Opening to Install Gas Main
&
Regulating Station Richardson Street & Centre Street
Prepared by: National Grid
Dated: 3/17/15*

Executive Summary:

It is unclear from the plans if the existing 10" gas main is to be kept in service or removed as part of the proposed new 12" plastic gas main installation. What is the integrity of the existing 10" gas main, specifically in terms of [gas leaks, joint repair and overall condition] of the pipe. If the 10" pipe is to be de-commissioned then it must be completely taken out of the roadway and properly backfilled to City Standards. If the 10" pipe is to remain, will there be any cross connections between the 10" and proposed 12" main? Is the purpose of the 12" main to provide service to one customer, or will it be available and utilized to reinforce capacity and or future demand for this portion of the City?

Due to the heavy volume of vehicular traffic on Centre Street the trenches shall be paved temporarily paved on a weekly basis, and specifically before any rain event, with no

exception. National Grid shall conduct a preconstruction meeting with the Newton Police, Fire and Public Works Departments prior to any construction activity. National Grid and its contractor shall provide and submit a traffic management plan two weeks prior to the preconstruction meeting to the City Engineer, Traffic Engineer, and Police Chief.

No work will be allowed during the winter months due to the volume of traffic and natural grade of Centre Street. Any steel plates utilized on a temporary basis (during the construction phase of this construction season) shall be recessed, pinned and have temporary asphalt placed around the perimeter of the plates and have sufficient flashing barrels and safety cones. Prior to the end of this construction season, National Grid shall coordinate an inspection with DPW of the entire alignment and temporary pave the work zone that may have experienced any settlement. The new pipe's trenches shall go through a complete winter cycle to allow for settlement; and the following spring the trench and the entire roadway shall be milled (1-1/2 to 2") thick from curb line to curb line for the entire length of the new pipeline and repaved with Type I-1 HMA bituminous concrete. Any sidewalks, curbing, pedestrian curb cuts (a.k.a. ramps) damaged shall be restored to current City Standards.

Upon final completion an As-Built plan in digital and hard format shall be submitted to the City Engineer.

Conditions & Special Provisions:

1. Finalized utility connection plan reflecting the above changes that meets the minimal design standards of the City of Newton must be submitted for approval by the contractor of record with appropriate Bonds & Insurance. The Engineering Division makes no representations and assumes no responsibility for the design(s) in terms of suitability for the particular site conditions or of the functionality or performance of any items constructed in accordance with the design(s). The City of Newton assumes no liabilities for design assumption, error or omissions by the Engineer of Record.
2. If any service connections are disturbed by the contractor of record during construction, they shall be updated and replaced to the City's current Construction Standards.
3. All downstream catch basins shall be retrofitted with an approved type of siltation control devices, details of this shall be submitted to the City Engineer. The contractor of record shall maintain these catch basins throughout the construction process, and ensure that street and property flooding does not occur during construction.

4. The contractor of record shall contact the Newton Police Department and arrange for Police Detail to help residents navigate around the construction equipment and since the street has underground nature gas main, the Police Officer can contact emergency response personnel.
5. The applicant's contractor shall apply for a Street Permit with the DPW prior to any construction.
6. Be advised that portions of Centre Street has Massachusetts Water Authority (MWRA) transmission line National Grid shall verify with the MWRA for any conflict between the proposed gas main and existing Authority facilities.
7. The contractor of record shall obtain appropriate Permits with the Inspectional Services Department for all electrical, telecommunications construction, gas works when applicable.

If you have any questions or concerns please call me at 617-796-1023.

CITY OF NEWTON
Department of Public Works
ENGINEERING DIVISION

MEMORANDUM

To: Ald. Deborah Crossley, Facilities Committee Chair.

From: John Daghlian, Associate City Engineer

Re: 49 Cottage Street Drain Overflow to City System

Date: September 3, 2015

CC: Lou Taverna, PE City Engineer (via email)
Shawna Sullivan, Associate City Clerk (via email)

In reference to the above location, the following are my comments for a plan entitled:

*49 Cottage Street
Newton, MA
Site Plan
Prepared by: Peter Nolan
Dated: April 27, 2015
Revised: August 17, 2015*

Executive Summary:

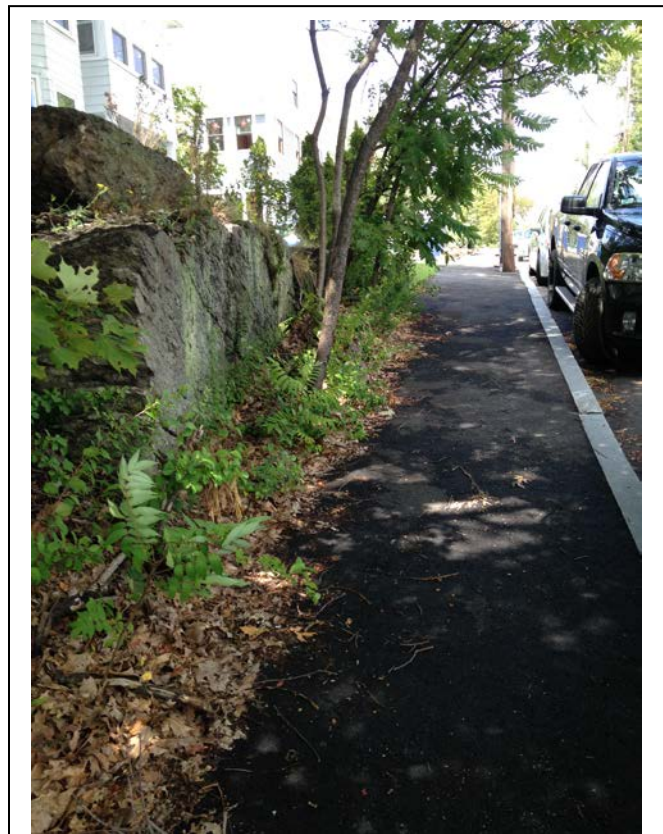
This project involves the construction of a two-family dwelling including new utilities, and on-site drainage system. The engineer of record has designed an infiltration system in the rear of the lot that will retain the volume of the 100-year storm event; however it will require removal of six-feet of ledge. The engineer has also requested an overflow connection to the City storm drain system. The City's drain system terminates approximately 160-feet downstream (southerly) of this site.

The proposal includes a pump system that will transfer excess stormwater from the system at the rear of the lot at elevation 212.8' towards the front at elevation 216.9' where a drain manhole will receive the flow from the forced main, and then the stormwater will flow via gravity to a proposed extended stormwater drain pipe.

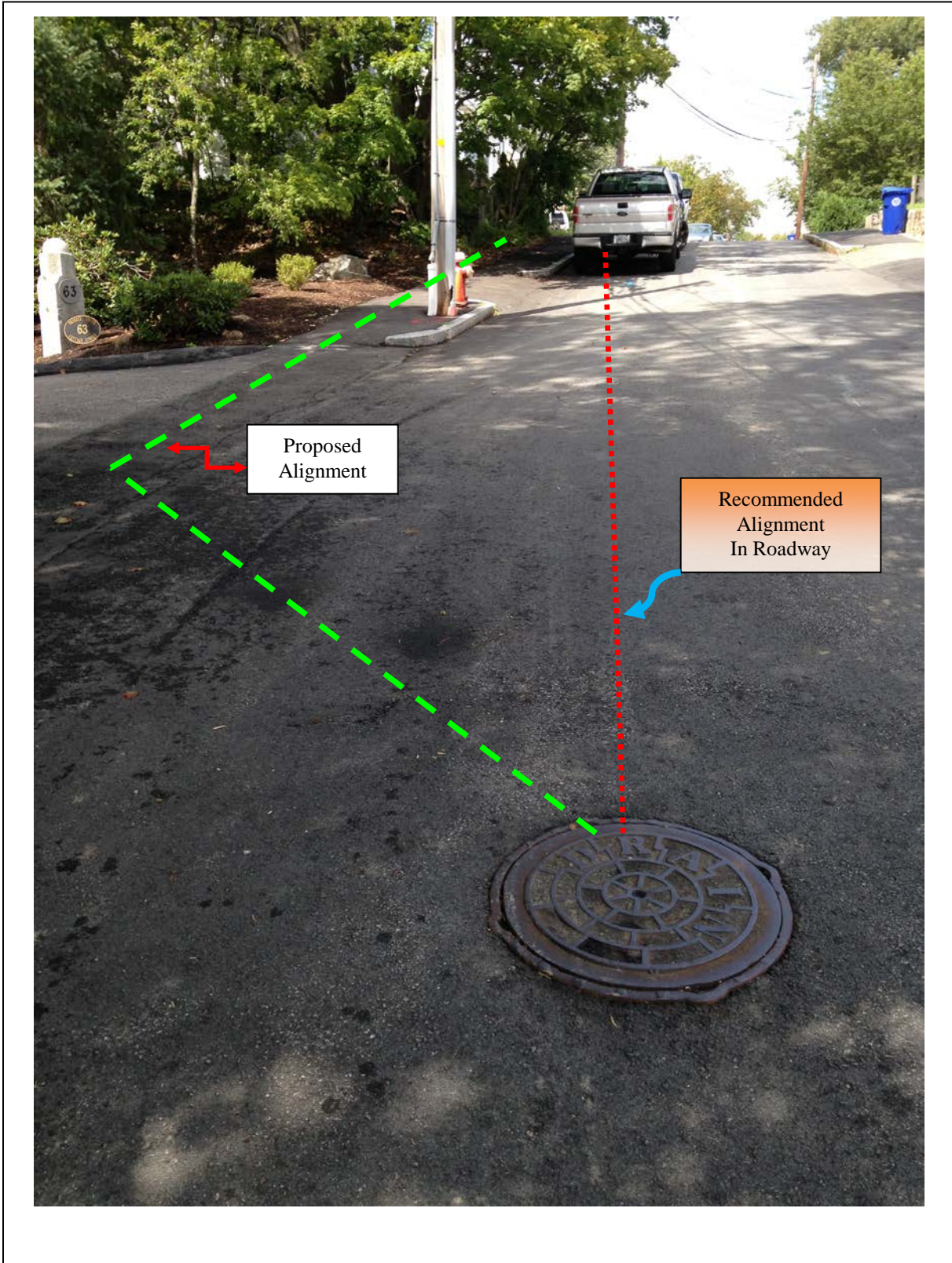
The proposed pipe will also provide stubs to the property line of the abutting property at #53-55 Cottage Street for future use. The proposed alignment of the drain main extension is within the sidewalk, based on a site visit there is ledge out crop and several underground utilities within the sidewalk area [see photos below].

I recommend that the main extension be shifted to the gutter line of the roadway to get further away from the ledge & utilities to easy construction, and avoid several conflicts. This would be a true main extension and not an overflow connection so that other neighbors can tie in if needed in the future. The main would have to be enlarged to a 8" diameter ductile iron pipe vs. the 6" ductile iron pipe as proposed.

Cottage Road was paved in 2014, therefore the contractor of record will have to mill and overlay at the very least from the gutter line to the crown of the road.



Looking Northerly towards #49 Cottage Street



Looking Northley towards #49 Cottage Street

Conditions & Special Provisions:

1. Finalized utility connection plan reflecting the above changes that meets the minimal design standards of the City of Newton must be submitted for approval by the contractor of record with appropriate Bonds & Insurance. The Engineering Division makes no representations and assumes no responsibility for the design(s) in terms of suitability for the particular site conditions or of the functionality or performance of any items constructed in accordance with the design(s). The City of Newton assumes no liabilities for design assumption, error or omissions by the Engineer of Record.
2. All trenches within the roadway shall be milled 1-1/2" deep and overlaid with Type I-1 HMA curb line to curb line and 25' beyond the limits of the trench in both directions. The limits will be determined in the field by the City Engineer.
3. The backfilling of the sewer main and services connection shall be with Control Density Fill (CDF) Type I-E Excavatable type, for the entire alignment.
4. If any service connections are disturbed by the contractor of record during construction, they shall be updated and replaced to the City's current Construction Standards.
5. All downstream catch basins shall be retrofitted with an approved type of siltation control devices, details of this shall be submitted to the City Engineer. The contractor of record shall maintain these catch basins throughout the construction process, and ensure that street and property flooding does not occur during construction.
6. The contractor of record shall contact the Newton Police Department and arrange for Police Detail.
7. Upon final installation an As Built drawing [plan & profile] indicating rim, invert elevations, and slopes shall be submitted in digital and hard copy (Mylar) format to the City Engineer.

8. The contractor of record shall obtain a Trench, Utility Connection, Street Opening, Sidewalk Crossing Permits with the DPW prior to construction.

If you have any questions or concerns please call me at 617-796-1023.

Inspectional Services Department

City of Newton
Massachusetts

Inter-Office Correspondence

TO: Public Facilities Committee
FROM: John D. Lojek, Commissioner of Inspectional Services
DATE: September 11, 2015
RE: 49 Cottage St. drainage issue

RECEIVED
Newton City Clerk
2015 SEP 11 PM 4:39
David A. Olson, CMC
Newton, MA 02459

The following summary is meant to give the committee a proper understanding of the issues and the sequence of events that led to the current situation.

- 1) The property in question is a 7608 square foot lot in an MR-1 residential district.
- 2) The owner/developer proposed to build a two dwelling unit building.
- 3) On 4/13/2015 in an email from Ed Spruhan, a representative of RAV Engineering, to Natasha Bahn of the Engineering Dept. it is clear that Mr. Spruhan knows there is no surface drain in the street in front of 49 Cottage St.
- 4) On or about 4/28/15 he was given preliminary zoning approval by ISD so that he could submit his plans to both the Engineering Dept and Fire Dept for their approval.
- 5) On May 7, 2015 David Norton, Deputy Commissioner ISD/ Plans Examiner, was informed by Engineering that the drainage plans for the project would require additional drainage work in the street and would need a grant of location in order to proceed. Engineering asked if the permit could be issued pending an approved drainage plan and grant of location.
- 6) On May 19, 2015 a memo was sent to David Norton with the conditions of approval by Engineering. Item #10 of that memo restated that the builder would need to acquire a grant of location and a redesign of his drainage in order to get a final sign off for a certificate of occupancy.

- 7) There had been several conversations between the applicant and Engineering and ISD in this interim period regarding the drainage issue.
- 8) On 5/12/15 the building permit plans were rejected by ISD as they needed to make some modifications to pass zoning code.
- 9) The requested modifications were made and the plans resubmitted to the ISD and the Building Permit was issued on 6/1/2015. ISD relied upon the memo of 5/19/2015 and the Fire Dept. approvals in order to issue the permit.
- 10) On 8/19/15 the applicant submitted for a grant of location with the City Clerk's office.
- 11) On 8/25/15 the Engineering Dept. approved the plans for the drain with the notations that they must meet the conditions of the approval memo and acquire a grant of location.

It appears to be clear by the record that the applicant knew well in advance of their application for building permit of the lack of a surface drain line in front of the property at 49 Cottage St. and that the connection to the existing system was a substantial distance away. They were also aware that the property would require an overflow drain from the proposed galleys because of the site conditions.

PUBLIC FACILITIES AND FINANCE COMMITTEES REPORT

MONDAY, JUNE 16, 2014

Finance Committee members present: Ald. Gentile (Chairman) Ciccone, Norton, Rice, Blazar, and Fuller; 1 vacancy

Public Facilities Committee members present: Ald. Crossley (Chairman), Albright, Gentile, Danberg, and Laredo; 1 vacancy

City staff present: Maureen Lemieux (Chief of Staff/Chief Financial Officer), Josh Morse (Commissioner of Public Works), Robert Garrity (Sustainability Director), and Bill Ferguson Project Manager; Public Buildings Department)

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#221-14 HIS HONOR THE MAYOR requesting authorization to appropriate and expend the sum of two million six hundred ten thousand dollars (\$2,610,000) from bonded indebtedness for the purpose of completing energy efficiency projects at several municipal and school buildings in accordance with the City's Capital Improvement Plan. 06/02/14 @ 10:05 AM]

ACTION: **PUBLIC FACILITIES APPROVED 5-0**
FINANCE APPROVED 6-0

NOTE: Commissioner of Public Buildings Josh Morse began the presentation of the request for approximately \$2.6 million for energy efficiency projects at 17 municipal and school buildings. He said There has been a vast amount of work done over the past three to four months by Bill Ferguson in the Public Buildings Department, Director of Sustainability Rob Garrity, and members of the Executive Office to develop a comprehensive approach to implement a range of energy efficiency and conservation projects. The City has done some energy initiatives in past through energy service companies and other projects. The City's total energy consumption has gone down since the baseline year of 2008 due to the previous energy efficiency projects with energy service companies and projects funded through state and federal grant monies for example. However; the city has not yet met its Green Communities energy reduction targets. The requested funds will allow the City to continue to further reduce energy consumption and allow the City to meet and exceed its energy goals.

Project Manager Bill Ferguson provided the Committees with details on the projects. The City has received a large number of proposals for the energy work and the City has selected seventeen of the best proposals for this round of projects. The annual savings from the proposed energy efficiency projects will be about \$320,000 per year and the City expects to receive \$504,546 in utility company incentives. Based on current energy costs and the expected rebates the projects have a payback of 5.8 years. Memorandums of Understanding have been developed with NStar and National Grid to ensure the utilities maximize the amount of energy incentives available to the City, provide technical assistance and process the incentive payments as quickly as possible.

The Administration would like to get the funding approved now in order to take advantage of the summer construction window especially in the school buildings. The City has been working closely with David Stickney and Michael Cronin of the School Department on each of the twelve projects proposed in school buildings. The Public Buildings Department is well-positioned to get a lot of work done this upcoming summer.

Sustainability Director Rob Garrity explained that the City uses approximately 22.5 million kilowatt hours a year of electricity. The average house uses approximately 8,400 kilowatt hours a year. These seventeen energy projects and the streetlight project will reduce the City's electricity use by 13.6% next year and that is about 315 households worth of energy. The heating side of the projects will save 5.2 % of the overall heating budget. The electricity and heating efficiency projects alone will drive the City over the 20% energy reduction in energy as required by the Green Community Act. The energy reductions that will result from these projects are about the equivalent of 2.4 million pounds of greenhouse gasses, which is like removing the emissions from about 2/3s of the City's gasoline usage.

It should be noted that the requested funds are slightly more than half the funds that the administration is intending to spend this fiscal year on energy efficiency projects across thirty-three buildings. The seventeen buildings included in this phase were culled from a larger list of buildings. There are currently 27 energy audits with recommended measures but every measure that is recommended in every proposal is not included in this first phase, for example, the City has decided not to implement the weatherization measures for Countryside School and in many of the Phase I buildings, lighting upgrades are the focus but more work will be considered in the next phase.

The administration is already working Phase II of energy projects. The City will be revisiting some of those seventeen buildings for things like weatherization projects. The City will be getting some better information on weatherization for some of the buildings. Some of the buildings have already been done in terms of weatherization as part of the Noresco program. The Public Buildings Department went out with the energy auditors and looked at some of the buildings that Noresco weatherized to confirm that the work was done

The Administration will look at all of the buildings in depth and comprehensively. There are many factors to consider when prioritizing investments, such as planned capital improvements or replacements, maintenance initiatives, changes in building use, life expectancy of equipment, emerging technologies and trends in utility pricing. If a building is not planned for substantial renovation, for example, longer payback projects are appropriate. On the other hand, Chief of Staff Maureen Lemieux pointed out that there are some projects contained in the proposals that the City may never do.

The Public Buildings Department looked at the number and size of projects they could accomplish, manage and oversee during the summer to determine what projects to fund now. The City received approximately \$3.9 million in proposed work for this phase and expects to receive at least another \$3 million worth of proposed projects in the next round. Once the remaining fourteen or fifteen audits are received, the Administration can consider how best to prioritize this work. The City expects to expend \$5 million this fiscal year on energy projects.

The proposals were generated by companies qualified through the State's Preferred Vendor Program. After experiencing success with a preferred vendor program for private customers, the State came up with the Preferred Vendors Program because municipalities had trouble accessing the same services as private sector customers. The vendors that are part of the program are experts that the utility companies select to provide services to all of their customers. The City used the vendors that the gas and electric companies recommended as the best vendors for all the proposals.

The Administration also reviews all of the vendor proposals in-house. In addition, the proposals are submitted to NStar and National Grid for review. The utility companies want to be sure the proposed projects make sense and they want to evaluate the saving estimates because that is what determines the incentive level.

The City does not have to use the public bid process for these projects as long as they are under \$100,000 each. In order to comply with that law the Administration focused on projects that are under \$100,000. Commissioner Morse pointed out that the Preferred Vendor Program is bid out at the State level.

Chairs of both Committee members requested that the next phase of energy projects be reviewed by the Public Facilities Committee before proceeding to discussion in the Finance Committee. It would be helpful if the Public Facilities had a chance to look at the proposed projects separately and have a more in depth discussion of the Administration is approaching the qualitative aspects of the energy efficiency projects and the decision making process. With that Ald. Ciccone moved approval in the Finance Committee and Ald. Albright moved approval in the Public Facilities Committee. Both motions carried by unanimous votes.

City of Newton Energy Efficiency Projects- Lighting Upgrades and HVAC - September 4, 2015

Line Item	FACILITY LOCATION	NSTAR ACCOUNT	CHAPTER 25A SECTION 3 PROCUREMENT LAW	ENERGY CONSERVATION MEASURES	PROJECT COSTS			UTILITY COSTS PER UNIT	INCENTIVES PER UNIT	ENERGY SAVINGS			RETURN ON INVESTMENT		
					PROJECT COST	NSTAR ELECTRIC INCENTIVE	CUSTOMER NET COST			\$/kWh	\$/kWh SAVED	kW REDUCTION	kWh REDUCTION	ANNUAL SAVINGS	MAINTENANCE SAVINGS
#	FACILITY	Account #	PROJECT CATEGORY	ECM	PROJECT COST	NSTAR ELECTRIC INCENTIVE	CUSTOMER NET COST	\$/kWh	\$/kWh SAVED	kW REDUCTION	kWh REDUCTION	ANNUAL SAVINGS	MAINTENANCE SAVINGS	ROI	PAYBACK IN YEARS
1	Newton South High School-2015	2725 830 0014	Modifications of Lighting Fixtures	LED Interior Lighting Upgrades	\$ 92,681	\$ 40,607	\$ 52,074	\$ 0.165	\$ 0.30	31.6	135,357	\$ 22,334	\$ 2,867	48%	2.1
2	Newton South High School-2015	2725 830 0014	Automatic Energy Controls	Automatic Motion Controls	\$ 9,663	\$ 5,572	\$ 4,091	\$ 0.165	\$ 0.30	0.0	18,572	\$ 3,064	\$ -	75%	1.3
3	Newton South High School-2015	2810 597 0017	Modifications of Lighting Fixtures	LED Interior Lighting Upgrades	\$ 37,472	\$ 24,685	\$ 12,787	\$ 0.165	\$ 0.30	10.3	82,283	\$ 13,577	\$ 897	113%	0.9
4	Newton South High School-2015	2810 597 0017	Automatic Energy Controls	Automatic Motion Controls	\$ 2,107	\$ 1,141	\$ 966	\$ 0.165	\$ 0.30	0.0	3,803	\$ 627	\$ -	65%	1.5
Newton South High School SUBTOTAL					\$ 141,923	\$ 72,005	\$ 69,919	\$ 0.165	\$ 0.30	41.9	240,015	\$ 39,602	\$ 3,764	62%	1.6
1	Newton North High School Corridors		Automatic Energy Controls	Automatic Motion Controls	\$ 99,498	\$ 36,582	\$ 62,915	\$ 0.165	\$ 0.30		121,941	\$ 20,120		32%	3.1
Newton North High School SUBTOTAL					\$ 99,498	\$ 36,582	\$ 62,915	\$ 0.165	\$ 0.30		121,941	\$ 20,120	\$ -	0.32	3.1
1	Aquinas		Modifications of Lighting Fixtures	LED Interior Lighting Upgrades	\$ 99,000	\$ 24,000	\$ 52,074	\$ 0.165	0.30		80,000	\$ 13,200	\$ 2,867	31%	3.9
			Controls	Automatic Motion Controls	\$ 25,000	3,000	4,091	\$ 0.165	0.30		10,000	1,650	-	40%	1.3
			Modifications of Lighting Fixtures	LED Exterior Lighting Upgrades	\$ 25,000	8,000	17,000	\$ 0.165	0.30		50,000	8,250	800	53%	1.3
Aquinas SUBTOTAL					\$ 149,000	\$ 35,000	\$ 73,165	\$ 0.165	\$ 0.30	#REF!	140,000	\$ 23,100	3,667	37%	2.7
1	Bowen Elementary School-1st Flr & B	2630 591 1005	Modifications of Lighting Fixtures	LED Interior Lighting Upgrades	\$ 91,450	\$ 14,190	\$ 77,260	\$ 0.165	\$ 0.30	14.4	47,300	\$ 7,805	\$ 2,684	14%	7.4
2	Bowen Elementary School-1st Flr & B	2630 591 1005	Automatic Energy Controls	Automatic Motion Controls	\$ 14,639	\$ 5,331	\$ 9,308	\$ 0.165	\$ 0.30		17,770	\$ 2,932	\$ -	32%	3.2
3	Bowen Elementary School-2nd Flr	2630 591 1005	Modifications of Lighting Fixtures	LED Interior Lighting Upgrades	\$ 51,748	\$ 6,681	\$ 45,067	\$ 0.165	\$ 0.30	12.4	22,271	\$ 3,675	\$ 1,131	11%	9.4
4	Bowen Elementary School-2nd Flr	2630 591 1005	Automatic Energy Controls	Automatic Motion Controls	\$ 5,967	\$ 2,075	\$ 3,892	\$ 0.165	\$ 0.30		6,918	\$ 1,141	\$ -	29%	3.4
5	Bowen Elementary School	2630 591 1005	Modifications of Lighting Fixtures	LED Exterior Lighting Upgrades	\$ 997	\$ 151	\$ 846	\$ 0.165	\$ 0.30	0.1	504	\$ 83	\$ 59	17%	5.9
Bowen Elementary School SUBTOTAL					\$ 164,801	\$ 28,429	\$ 136,372	\$ 0.165	\$ 0.30	26.9	94,763	\$ 15,636	\$ 3,874	14%	7.0
1	Burr Elementary School	2630 431 1009	Modifications of Lighting Fixtures	LED Interior Lighting Upgrades	\$ 87,313	\$ 15,148	\$ 72,165	\$ 0.165	\$ 0.30	19.7	50,494	\$ 8,332	\$ 3,061	16%	6.3
2	Burr Elementary School	2630 431 1009	Automatic Energy Controls	Automatic Motion Controls	\$ 34,264	\$ 8,026	\$ 26,238	\$ 0.165	\$ 0.30		26,754	\$ 4,414	\$ -	17%	5.9
3	Burr Elementary School	2630 431 1009	Modifications of Lighting Fixtures	LED Exterior Lighting Upgrades	\$ 10,277	\$ 4,511	\$ 5,766	\$ 0.165	\$ 0.30	5.7	15,036	\$ 2,481	\$ 59	44%	2.3
Burr Elementary School SUBTOTAL					\$ 131,854	\$ 27,685	\$ 104,169	\$ 0.165	\$ 0.30	25.4	92,284	\$ 15,227	\$ 3,120	18%	5.7
1	Mason-Rice Elementary School-1st Flr	2630 610 1002	Modifications of Lighting Fixtures	LED Interior Lighting Upgrades	\$ 60,254	\$ 8,242	\$ 52,012	\$ 0.165	\$ 0.30	10.8	27,472	\$ 4,533	\$ 1,521	12%	8.6
2	Mason-Rice Elementary School-1st Flr	2630 610 1002	Automatic Energy Controls	Automatic Motion Controls	\$ 15,737	\$ 4,211	\$ 11,526	\$ 0.165	\$ 0.30		14,038	\$ 2,316	\$ -	20%	5.0
3	Mason-Rice Elementary School- Bsmnt	2630 610 1002	Modifications of Lighting Fixtures	LED Interior Lighting Upgrades	\$ 71,692	\$ 10,259	\$ 61,434	\$ 0.165	\$ 0.30	13.4	34,195	\$ 5,642	\$ 1,956	12%	8.1
4	Mason-Rice Elementary School- Bsmnt	2630 610 1002	Automatic Energy Controls	Automatic Motion Controls	\$ 18,141	\$ 5,787	\$ 12,354	\$ 0.165	\$ 0.30		19,290	\$ 3,183	\$ -	26%	3.9
5	Mason-Rice Elementary School	2630 610 1002	Modifications of Lighting Fixtures	LED Exterior Lighting Upgrades	\$ 873	\$ 491	\$ 382	\$ 0.165	\$ 0.30	0.4	1,638	\$ 270	\$ 59	86%	1.2
Mason-Rice Elementary School SUBTOTAL					\$ 166,697	\$ 28,990	\$ 137,707	\$ 0.165	\$ 0.30	24.5	96,633	\$ 15,944	\$ 3,536	14%	7.1

City of Newton Energy Efficiency Projects- Lighting Upgrades and HVAC - September 4, 2015

Line Item	FACILITY LOCATION	NSTAR ACCOUNT	CHAPTER 25A SECTION 3 PROCUREMENT LAW	ENERGY CONSERVATION MEASURES	PROJECT COSTS			UTILITY COSTS PER UNIT	INCENTIVES PER UNIT	ENERGY SAVINGS				RETURN ON INVESTMENT	
					PROJECT COST	NSTAR ELECTRIC INCENTIVE	CUSTOMER NET COST			\$/kWh	\$/kWh SAVED	kW REDUCTION	kWh REDUCTION	ANNUAL SAVINGS	MAINTENANCE SAVINGS
1	North High School Pool	2846 257 0012	Modifications of Lighting	LED Interior Lighting Upgrades	\$ 33,335	\$ 11,333	\$ 22,002	\$ 0.165	\$ 0.30	9.5	37,778	\$ 6,233	\$ 156	29%	3.4
2	North High School Pool	2846 257 0012	Automatic Energy Controls	Automatic Dimming Controls	\$ 4,512	\$ 1,277	\$ 3,235	\$ 0.165	\$ 0.30	0.0	4,256	\$ 702	\$ -	22%	4.6
3	North High School Gym 1 & 2	2846 257 0012	Modifications of Lighting	LED Interior Lighting Upgrades	\$ 20,863	\$ 9,617	\$ 11,246	\$ 0.165	\$ 0.30	7.3	32,058	\$ 5,290	\$ 199	49%	2.0
4	North High School Gym 1 & 2	2846 257 0012	Automatic Energy Controls	Automatic Motion Controls	\$ 4,425	\$ 3,171	\$ 1,254	\$ 0.165	\$ 0.30	0.0	10,569	\$ 1,744	\$ -	139%	0.7
North High School SUBTOTAL					\$ 63,135	\$ 25,398	\$ 37,737	\$ 0.165	\$ 0.30	16.8	84,661	\$ 13,969	\$ 355	38%	2.6
PROJECT TOTALS-PHASE 2					\$ 769,360	\$ 229,287	\$ 540,074	\$ 0.165	\$ 0.30		787,623	\$ 115,753	\$ 14,332	24%	4.2

Contingency \$ 135,686

Total Phase 2 \$ 905,046



City of Newton Energy Efficiency Projects-RISE Engineering Lighting Upgrades
2015 Grant Application Projects 3/12/2015

Line Item #	FACILITY LOCATION	NSTAR ACCOUNT	CHAPTER 25A SECTION 3 PROCUREMENT LAW PROJECT CATEGORY	ENERGY CONSERVATION MEASURES	PROJECT COSTS			UTILITY COSTS \$/KWH	INCENTIVE \$/KWH SAVED	ENERGY SAVINGS			RETURN ON INVESTMENT		
					PROJECT COST	NSTAR ELECTRIC INCENTIVE	CUSTOMER NET COST			KW REDUCTION	KWH REDUCTION	ANNUAL SAVINGS	MAINTENANCE SAVINGS	ROI	PAYBACK IN YEARS
CountrySide Elementary School-															
3	Main School	2785 165 0013	Modifications of Lighting	LED Interior Lighting Upgrades	\$ 85,272	\$ 14,749	\$ 70,523	\$ 0.165	\$ 0.30	16.1	49,164	\$ 8,112	\$ 2,379	15%	6.7
4	CountrySide Elementary School- Main School	2785 165 0013	Automatic Energy	Automatic Motion Controls	\$ 21,008	\$ 4,068	\$ 16,940	\$ 0.165	\$ 0.30	0.0	13,559	\$ 2,237	\$ -	13%	7.6
CountrySide Elementary School SUBTOTAL					\$ 106,280	\$ 18,817	\$ 87,463	\$ 0.165	\$ 0.30	16.1	\$ 62,723	\$ 10,349	\$ 2,379	15%	6.9
Oak Hill Middle School-2nd Flr-2015															
1	Oak Hill Middle School-2nd Flr-2015	2630 558 1006	Modifications of Lighting	LED Interior Lighting Upgrades	\$ 72,076	\$ 12,999	\$ 59,077	\$ 0.165	\$ 0.30	13.8	43,329	\$ 7,149	\$ 2,139	16%	6.4
2	Oak Hill Middle School-2nd Flr-2015	2630 558 1006	Automatic Energy	Automatic Motion Controls	\$ 24,453	\$ 4,596	\$ 19,857	\$ 0.165	\$ 0.30	0.0	15,321	\$ 2,528	\$ -	13%	7.9
Oak Hill Middle School SUBTOTAL					\$ 96,529	\$ 17,595	\$ 78,934	\$ 0.165	\$ 0.30	13.8	\$ 58,650	\$ 9,677	\$ 2,139	15%	6.7
Police Garage															
1	Police Garage	2630 419 1005	Modifications of Lighting	LED Interior Lighting Upgrades	\$ 19,753	\$ 3,623	\$ 16,130	\$ 0.165	\$ 0.30	2.1	12,077	\$ 1,993	\$ 494	15%	6.5
2	Police Garage	2630 419 1005	Automatic Energy	Automatic Motion Controls	\$ 2,131	\$ 663	\$ 1,468	\$ 0.165	\$ 0.30	0.0	2,209	\$ 364	\$ -	25%	4.0
3	Police Garage	2630 419 1005	Modifications of Lighting	LED Exterior Lighting Upgrades	\$ 4,465	\$ 1,427	\$ 3,038	\$ 0.165	\$ 0.30	1.1	4,757	\$ 785	\$ 59	28%	3.6
Police Garage SUBTOTAL					\$ 26,349	\$ 5,713	\$ 20,636	\$ 0.165	\$ 0.30	3.2	\$ 19,043	\$ 3,142	\$ 553	18%	5.6
Police Headquarters															
1	Police Headquarters	2630 419 1005	Modifications of Lighting	LED Interior Lighting Upgrades	\$ 55,293	\$ 15,397	\$ 39,896	\$ 0.165	\$ 0.30	7.3	51,324	\$ 8,468	\$ 2,210	27%	3.7
2	Police Headquarters	2630 419 1005	Automatic Energy	Automatic Motion Controls	\$ 10,849	\$ 4,283	\$ 6,566	\$ 0.165	\$ 0.30	0.0	14,276	\$ 2,356	\$ -	36%	2.8
3	Police Headquarters	2630 419 1005	Modifications of Lighting	LED Exterior Lighting Upgrades	\$ 8,720	\$ 5,338	\$ 3,382	\$ 0.165	\$ 0.30	4.1	17,792	\$ 2,936	\$ 59	89%	1.1
Police Headquarters SUBTOTAL					\$ 74,862	\$ 25,018	\$ 49,844	\$ 0.165	\$ 0.30	11.3	\$ 83,392	\$ 13,760	\$ 2,269	32%	3.1
PROJECT TOTALS-PHASE 2 Grant Application					\$ 304,020	\$ 67,142	\$ 236,878	\$ 0.165	\$ 0.30	44.3	\$ 223,808	\$ 36,928	\$ 7,340	19%	5.4

M E M O R A N D U M - N E W T O N
D E P A R T M E N T O F P U B L I C W O R K S

DATE: July 31, 2015
TO: Deborah Crossley- Public Facilities Chair
FROM: Shane Mark – Interim Commissioner, Department of
Public Works
RE: Rumford Avenue Mitigation from DEP Administrative Consent Order

During the Public Facilities Meeting on July 15, 2015 I provided an update regarding the mitigation of the Rumford Avenue site related to the Administrative Consent Order (ACO) issued by the Massachusetts Department of Environmental Protection in May 2014. After checking further with the City hired consultant CDM Smith I am pleased to report that the conditions of the ACO have been met. The sand cover for the liner and the pulling back of the excavation material are additional steps the Department of Public Works committed to the DEP to prevent future occurrences. These are not tied to the ACO and are simply best management practices for the site.
