

CITY OF NEWTON

IN BOARD OF ALDERMEN

PUBLIC FACILITIES COMMITTEE AGENDA

WEDNESDAY, DECEMBER 9, 2015

7:00 PM
Room 204

Public hearing assigned for December 9, 2015

#333-15 NATIONAL GRID petitioning for a grant of location to install and maintain 200' ± of 4" gas main in OLD FARM ROAD from the existing 12" gas main in Brookline Street southerly to provide gas service to 12 Old Farm Road. [11/12/15 @ 11:28 PM]

Public hearing assigned for December 9, 2015

#334-15 COMCAST OF MASSACHUSETTS petitioning for a grant of location to install conduit from Pole # NT/68 located in an island at the intersection of Langley Road, Summer Street and Beacon Street southerly for 55' ± to the Beacon Street curb line and continuing in Beacon Street 196' ± to 792-796 Beacon Street. [11/23/15 @ 9:21 AM]

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#346-15 HIS HONOR THE MAYOR requesting authorization to transfer the sum of one hundred fifteen thousand five hundred dollars (\$115,000) from Budget Reserve to the Public Buildings Department to fund the demolition of the garage and site restoration at 525 Winchester Street Newton Highlands. [11/30/15 @ 1:11 PM]

#417-13 PUBLIC FACILITIES COMMITTEE requesting that the Administration provide updates on the progress of the Angier Elementary School project. [11/21/13 @ 9:16 AM]

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#455-14 HIS HONOR THE MAYOR recommending amendment to Chapter 29, Section 80 **Sewer/Stormwater use charge.** of the City of Newton Ordinances to create a storm water rate fee structure based upon square footage of impervious surface area.

The location of this meeting is handicap accessible and reasonable accommodations will be provided to persons requiring assistance. If you need a special accommodation, *please contact Jini Fairley, at least two days in advance of the meeting: jfairley@newtonma.gov, or 617-796-1253. For Telecommunications Relay Service dial 711.*

- #131-13 ALD. CROSSLEY, FULLER, SALVUCCI, JOHNSON, CICCONE requesting periodic updates and discussion, at the discretion of the members of the Public Facilities Committee or the Commissioner of Public Works, on the condition functioning, operations and management of all elements of the City sewer, water and storm water systems including the following:
- Water meters
 - Implementation of the ten project area strategic plan to remove infiltration in the City sewer system
 - Implementation of the long range strategic plan to repair and replace City water mains, especially to correct for fire flow
 - Status of the City's Private Inflow Removal Program to resolve and disconnect illegal storm water connections to the City sewer system
 - Current billing practices
 - Rates analyses needed to facilitate an informed comparison of billing options to include the following options either alone or in combination: seasonal rates, second meters, tiered rates, frequency of billing, low income credits. [03/23/13 @ 11:13 AM]

- #48-15 ALD. JOHNSON, SANGIOLO & YATES requesting a discussion with the Commissioner of Public Works regarding: (1) short and long term snow clearing of streets and sidewalks, (2) proactive planning relative to potential issues resulting from melting snow, (3) short term plans for addressing potholes, and (4) how the Department of Public Works will use the data gathered from where potholes need to be filled to guide planning for street repairs. [02/23/15 @ 9:31 AM]

It is the Chair's intention to entertain motions for no action necessary or referral to the 2016-2017 City Council for the below items:

REFERRED TO PUBLIC SAFETY AND PUBLIC FACILITIES COMMITTEES

- #314-15 ALD. COTE, HARNEY AND NORTON requesting a review of all public buildings with a priority on schools and the Senior Center to ensure that functioning carbon monoxide detectors, that alert the entire facility are in use.
- #313-15 ALD. LAPPIN requesting an update from the Department of Public Works on the second water meter program including: the progress of the inspection and programming of the approximately 900 new outdoor irrigation meters provided by the City to property owners that have yet to be inspected and/or programmed by the City; the process going forward for the issuance, inspection, programming and tracking of second meters; and the notification of residents who already had second meters regarding the process for registering their meters. 10/26/15 @ 7:15 PM]

REFERRED TO FINANCE AND APPROPRIATE COMMITTEES

- #288-15 HIS HONOR THE MAYOR submitting the FY 2017-FY 2021 Capital Improvement Plan pursuant to section 5-3 of the Newton City Charter. [10/01/15 @ 1:53 PM]

REFERRED TO PROGRAMS&SERVICES AND PUBLIC FACILITIES COMMITTEES

- #201-15 ALD. SANGIOLO requesting a discussion with the Commissioner of Public Buildings, the Commissioner of Parks and Recreation, and the Executive Department regarding the condition of the property located at 246 Dudley Road (Kennard Estate) and how much, if any, repairs and upgrades will be needed as the City relocates the Parks and Recreation Department to that location. [09/01/15 @ 4:00 PM]

- #200-15 ALD. LAREDO requesting that the Department of Public Works provide an update on the creation of a strategic plan for the improvement of streets and sidewalks in the City. [08/13/15 @ 11:20 AM]

REFERRED TO PROG & SERV AND PUBLIC FACILITIES COMMITTEES

- #141-15 ALD. BROUSAL-GLASER, SANGIOLO, HESS-MAHAN, COTE, NORTON AND ALBRIGHT requesting a discussion with the Director of Urban Forestry, a representative of the Department of Public Works and a representative of the Law Department about tracking and improving the condition of the gas utility infrastructure in Newton, new state statutes governing infrastructure repairs, coordination of increased repair work with city operations, the status of negotiations with National Grid to compensate for tree deaths resulting from gas leaks, and the possibility of creating a utilities working group to monitor progress on these and related issues. [05/26/15 @ 2:52 PM]

REFERRED TO PROG & SERV AND PUBLIC FACILITIES COMMITTEES

- #140-15 PROGRAMS & SERVICES AND PUBLIC FACILITIES COMMITTEES requesting that the School Department and/or the Executive Department provide updates on the progress of the potential purchase of the Aquinas site as well as short and long-term plans for uses and operations at the site. [05/20/15 @ 8:53 PM]

- #133-15 HIS HONOR THE MAYOR requesting authorization to enter into negotiations for the potential lease on city properties for purposes of third-party construction, ownership, and operation of on-site renewable solar energy generation from which the City will purchase electric output and/or net metering credits. [05/11/15 @ 5:00 PM]

ITEM SPLIT INTO PART A AND PART B

PART A – APPROVED on 11/16/15

PART B – *Solar panels mounted on new carport structures at Newton South High School and solar panels mounted on new carport structures at the Library.* HELD on 011/04/15

- #100-15 ALD. NORTON, SANGIOLO, LEARY, AND ALBRIGHT requesting that the Administration pursue municipal aggregation of energy purchasing with the goals of reducing and/or stabilizing electricity costs for resident, businesses and the City; and requiring the purchase of Class 1 RECs at some percentage above the level required by the Massachusetts Renewable Portfolio Standard. [04/06/15 @ 9:12 AM]
- #83-15 ALD. CROSSLEY, GENTILE, & ALBRIGHT requesting a discussion and update from the Administration on the following energy related items: status of municipal power purchasing contracts for gas and electricity; status of the Power Purchase Agreement including solar PV rooftop installations, power offset (cost benefit) to date and review of potential future projects; and an update on municipal energy consumption including the recent Green Communities report filed with the Department of Energy Resources. [03/26/15 @ 9:19 AM]
- #62-14 ALD. CROSSLEY, HESS-MAHAN, ALBRIGHT AND SALVUCCI requesting a report from the administration on the status of the City strategy to meet its obligations as a Department of Energy Resources Green Community, to reduce municipal energy consumption by 20% over five years, particularly regarding advancing the implementation of the building energy audits program recommending energy efficiency measures in existing buildings, and how that strategy is incorporated into the capital improvement plan. [02/24/14 @ 6:35 PM]
- #47-15 ALD. RICE AND YATES requesting establishment of a pilot storm water treatment program for the streets in Waban between Quinobequin Road and Chestnut Street including but not limited to Amherst Road, Radcliffe Road and Tamworth Road. [02/11/15 @ 9:13 AM]

REFERRED TO PUB FACIL, PROG & SERV, AND PS&T COMMITTEES

- #46-15 ALD. JOHNSON & CICCONE, requesting a discussion with the Commissioner of Department of Public Works and the School Department to determine and discuss parking options including use of school properties based on the current municipal parking lot programs including the issuance of permits. [02/11/15 @ 1:35 PM]
- #328-14 ALD. ALBRIGHT, DANBERG, & LAREDO requesting a review of double poles in Newton including a random sampling of ten double poles on the north side and ten double poles on the south side of Newton to determine which utility is holding up the removal of double poles. [08/19/14 @ 9:16 AM]
- #189-14 PUBLIC FACILITIES COMMITTEE requesting periodic updates on the Zervas Elementary School Project. [04/17/14 @ 10:48 PM]
- #188-14 PUBLIC FACILITIES COMMITTEE requesting periodic updates on the Cabot Elementary School Project. [04/17/14 @ 10:48 PM]

REFERRED TO PROGRAMS & SERVICES AND PUBLIC FACILITIES COMMITTEES

#119-14 ALD. ALBRIGHT AND CROSSLEY requesting discussion with the Inspectional Services Department to explain the development of short and long term plans to identify and correct buildings, sidewalks, playgrounds, etc...that do not conform to American Disability Act (ADA) standards. The discussion should include information on how improvements will be incorporated into the Capital Improvement Plan or if less than \$75,000 into a comprehensive budget plan to correct ADA deficiencies. [03/12/14 @ 4:18 PM]

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#41-13 ALD. CROSSLEY, FULLER AND SALVUCCI requesting a discussion with the administration to review how the city inventories, plans for, budgets and accounts for needed smaller capital expenditures (currently set at under \$75,000), which are excluded from the Capital Improvement Plan (CIP); how to make these non-CIP capital maintenance items visible, and how to integrate them with the overall planning, CIP, and budgeting processes. [01/14/13 @ 5:02 PM]

REFERRED TO PROG. & SERV AND PUBLIC FACILITIES COMMITTEES

#36-12 ALD. CROSSLEY & FULLER requesting Home Rule legislation or an ordinance to require inspections of private sewer lines and storm water drainage connections prior to settling a change in property ownership, to assure that private sewer lines are functioning properly and that there are no illegal storm water connections to the city sewer mains.
A) Sewer lines found to be compromised or of inferior construction would have to be repaired or replaced as a condition of sale;
B) Illegal connections would have to be removed, corrected, and re-inspected in accordance with current city ordinances and codes, as a condition of sale.
[01/24/12 @ 8:07 AM]

PROG & SERV VOTED NO ACTION NECESSARY 6-0 on 11/17/14

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]

#367-09 PUBLIC FACILITIES COMMITTEE requesting discussion with the Law Department on how to resolve the dispute with NStar regarding whose responsibility it is to repair the streetlight connection between the manhole and the base of the streetlight. [10/21/09 @ 9:00 PM]

#253-07 ALD. LINSKY ALBRIGHT, JOHNSON, HARNEY, SANGIOLO, SALVUCCI, MANSFIELD, BURG, SCHNIPPER requesting (1) a review as to how provisions of applicable ordinances, specifically 5-58, were implemented during the course of the Newton North project, and (2) consider proposed revisions of 5-58 including, but not limited to:
(a) timely provision of documentation by the public building department to the Board of Aldermen and Design Review Committee;

- (b) establishment of liaison committees to facilitate communications and input from neighborhoods affected by projects subject to this ordinance;
- (c) approval of final design plans by the Board of Aldermen of projects subject to this ordinance;
- (d) oversight during the construction phase of projects subject to this ordinance by appropriate Board committee(s) both in respect to approval of change orders as well as design changes; and
- (e) generation of a required record detailing the entire construction process by the public building department to guide present and future oversight of projects subject to this ordinance.
- (f) establishment of a committee to provide oversight for public building construction and renovation during all phases of planning, design and construction. [08/07/07 @ 3:12 PM]

Respectfully submitted,

Deborah Crossley, Chairman

CITY OF NEWTON
MASSACHUSETTS

PETITION for GRANT OF LOCATION

To the Petitioner:

City of Newton Ordinance Section 23-52 requires that each petition for grant of location be submitted to the Board of Aldermen before it is sent to the Public Works Department for a preliminary review. The comments of the Public Works Commissioner will be part of the record submitted to the Board of Aldermen. Upon filing with the Board of Aldermen, the petition will be scheduled for a public hearing before the Public Facilities Committee of the Board of Aldermen. **The petitioner is responsible for insuring that the petition is complete and all required materials are in order for review.** Attached please find the City Engineer's Standard Requirements for Plans and the Department of Public Works Permit Processing brochure.

2011 NOV 10 11:28
RECEIVED
NEWTON MA

Grant of Location Process:

1. Applicant submits completed Petition Form and required materials to the Board of Aldermen
2. Public Works Department conducts preliminary review and gives written comments to the applicant
3. Engineering Division files Petition Form with comments with the Clerk of the Board of Aldermen
4. Board of Aldermen schedules petition for a public hearing before the Public Facilities Committee of the Board of Aldermen
5. Public Facilities Committee recommendations are forwarded to the Board of Aldermen for a final decision

Questions my be directed to:

Lou Taverna, City Engineer, 617-796-1020
Shawna Sullivan, Clerk of the Board of Aldermen, 617-796-1213

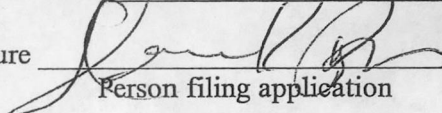
I. IDENTIFICATION (Please Type or Print Clearly)

Company Name NATIONAL GRID

Address 40 SYLVAN RD
WALTHAM MA 02451

Phone Number 617-293-0480 Fax Number _____

Contact Person DENNIS REGAN Title PERMIT REPRESENTATIVE

Signature  Date 11-12-15
Person filing application

If a telecommunications company, indicate how certified by the Department of Telecommunications and Energy:

II. DESCRIPTION OF PROJECT: to be completed by petitioner

A. Write here or attach a description of the project including, location, proposed time frame for completion, type of materials to be used, benefit provided to the City, project mitigation plan as applicable, street reconstruction plan including timetable for completion.

To install and maintain approximately 200 feet of 4 inch gas main in Old Farm Rd., Newton from the existing 12" gas main in Brookline St., southerly to House # 12 for a new gas service.

B. Include or attach a sketch to provide a visual description of the project. If plans are attached, provide:
Title of Plan 12 OLD FARM RD NEWTON Date of plan 11-9-2015

2015 NOV 12 AM 11:28
RECEIVED

III. PUBLIC WORKS DEPARTMENT REVIEW

Date received by Public Works Department _____

Check One:
Minor Project Major Project Lateral

(Refer to City Engineer Standard Requirements for Plans for definition of minor and major project)

Plans Submitted:
Certified Plot Plan Stamped Plans

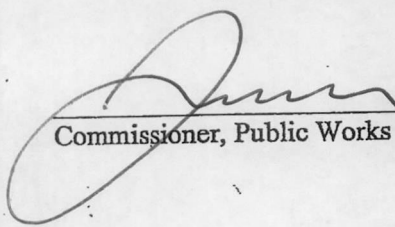
DATE AND COMMENTS:

RECOMMENDATIONS:

Old Farm Rd was paved in 2012. Infra-Red restoration shall be used to restore the roadway for the limits of the work. Compaction shall be 95% Standard Proctor Test.	TYPE I-1 Bituminous Concrete resurfacing. Any curb, sidewalk or lawn areas shall be restored in kind.
<i>L. L...</i>	John Daghlian Associate City Eng Nov 24, 2015

V. RECOMMENDATION TO PUBLIC FACILITIES COMMITTEE:

Not Recommended. 5 year moratorium until 2017.


Commissioner, Public Works

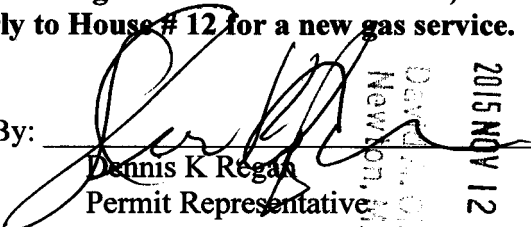
11/25/15
Date

City of Newton / Board of Aldermen:

The Nationalgrid hereby respectfully requests your consent to the locations of mains as hereinafter described for the transmission and distribution of gas in and under the following public streets, lanes, highways and places of the **City of Newton** and of the pipes, valves, governors, manholes and other structures, fixtures and appurtenances designed or intended to protect or operate said mains and accomplish the objects of said Company; and the digging up and opening the ground to lay or place same:

To install and maintain approximately 200 feet of 4 inch gas main in Old Farm Rd., Newton from the existing 12" gas main in Brookline St., southerly to House # 12 for a new gas service.

Date: November 12, 2015

By: 
Dennis K Regan
Permit Representative
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NEWTON
2015 NOV 12 AM 11:28
Dennis K Regan, City of Newton, MA 02451

City of Newton / Board of Aldermen:

IT IS HEREBY ORDERED that the locations of the mains of the Nationalgrid for the transmission and distribution of gas in and under the public streets, lanes, highways and places of the **City of Newton** substantially as described in the petition date November 12, 2015 attached hereto and hereby made a part hereof, and of the pipes, valves, governors, manholes and other structures, fixtures and appurtenances designed or intended to protect or operate said mains and/or accomplish the objects of said Company, and the digging up and opening the ground to lay or place same, are hereby consented to and approved.

The said Nationalgrid shall comply with all applicable provisions of law and ordinances of the **City of Newton** applicable to the enjoyment of said locations and rights.

Date this _____ day of _____, 20__.

I hereby certify that the foregoing order was duly adopted by the _____ of the City of _____, MA on the _____ day of _____, 20__.

By: _____

Title

MN # 144-8502-1062882

**RETURN ORIGINAL TO THE PERMIT SECTION
NATIONAL GRID
40 SYLVAN RD, WALTHAM, MA 02451
RETAIN DUPLICATE FOR YOUR RECORDS**

Final Label Report

Old Farm

SBL	Owner	Number	Street	Unit
61038 0008	CANTON CIRCLE LLC	714-724	BEACON ST	
61038 0007	CUMBERLAND FARMS INC	732	BEACON ST	
61027 0017	EQUITY REALTY LLC	739	BEACON ST	
61027 0018	747 BEACON LLC	741-747	BEACON ST	
61027 0019	PEIDIS IOANNIS	749	BEACON ST	
61027 0020	B & E BEACON REALTY LLC	749-759	BEACON ST	
61027 0001	NEWTON REALTY LLC	761-771	BEACON ST	
61036 0005	GATEWAY PLAZA LTD PTNRSHIP	776	BEACON ST	
61036 0004	S-BNK NEWTON BEACON LLC	780	BEACON ST	
61036 0003	PROWER LLC	790-794	BEACON ST	
61036 0002	LEVY GEORGE M	796	BEACON ST	
61036 0001	BANK OF AMERICA	808	BEACON ST	
64028 0001	CENTRE REALTY LLC	1261-1269	CENTRE ST	
61035 0005	ZUSSMAN DAVID T TR	1280	CENTRE ST	
62009 0015	FIRST BAPTIST CHURCH IN NEWTON	1299	CENTRE ST	
61033 0014	KRASNER/METRO BOSTON ASSOC LTD	30-30	LANGLEY RD	
61033 0013	SHERBURN REALTY LLC	36-46	LANGLEY RD	
61036 0006	PICCLANG LLC	47-61	LANGLEY RD	
61038 0002	DYER DENNIS A	74-78	LANGLEY RD	
61033 0012	SHAUGHNESSY FRED J JR	209-213	SUMNER ST	
61038 0004	LIN JOSEPH Y	22-24	UNION ST	

CITY OF NEWTON
MASSACHUSETTS

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4. Board of Aldermen schedules petition for a public hearing before the Public Facilities Committee of the Board of Aldermen
5. Public Facilities Committee recommendations are forwarded to the Board of Aldermen for a final decision

Questions may be directed to:

Lou Taverna, City Engineer, 617-796-1020
Shawna Sullivan, Clerk of the Board of Aldermen, 617-796-1213

2015 NOV 30 11 52 AM
CITY OF NEWTON
RECEIVED


I. IDENTIFICATION (Please Type or Print Clearly)

Company Name Comcast Of Massachusetts

Address 440 Myles Standish Blvd
Taunton MA, 02780

Phone Number 508 884 2362 Fax Number _____

Contact Person Manuel Furtado Title Project Coordinator

Signature  Date 11-20-15
Person filing application

If a telecommunications company, indicate how certified by the Department of Telecommunications and Energy:

II. DESCRIPTION OF PROJECT: to be completed by petitioner

A. Write here or attach a description of the project including, location, proposed time frame for completion, type of materials to be used, benefit provided to the City, project mitigation plan as applicable, street reconstruction plan including timetable for completion.

Starting @ Pole # NT /68 Trench in Street Southerly 55' and to Sidewalk Continue in Street Westerly in Street for 196' Placing Vault (17"X30") in Sidewalk to service Bank: Continue Westerly in Street to Location on NE of building 792 - 796 placing Vault on Sidewalk Continue to Privater Property of 792 -796

B. Include or attach a sketch to provide a visual description of the project. If plans are attached, provide:
Title of Plan 792 - 796 Beacon Street Date of plan 11/20/15

III. PUBLIC WORKS DEPARTMENT REVIEW

Date received by Public Works Department _____

Check One:
Minor Project Major Project Lateral

(Refer to City Engineer Standard Requirements for Plans for definition of minor and major project)

Plans Submitted:
Certified Plot Plan Stamped Plans

* WORK REQUIRED TO BE PERFORMED AT NIGHT ONLY,

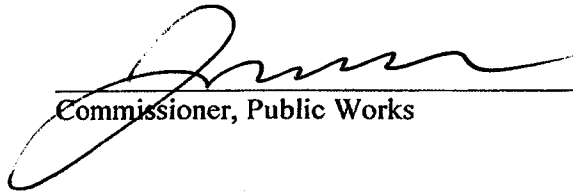
DATE AND COMMENTS: 7:00 PM TO 2:00 AM. MESSIAKE BOARDS, CONES, LIGHT TOWER.

all trenches w/in the Public Right of Way shall be back filled w/ concrete density metered parking along	to coordinate with Traffic Division for loss of temporary
FILL (KDF TYPE I-E) Excavatable Beacon Street. Restore curb/sidewalk	
Trenches shall be restored to City Standard. Contractor	John Daghlian to in kind. Associate City Eng.

NOISE ORDINANCE WAIVER REQUIRED. NOV 24, 2015

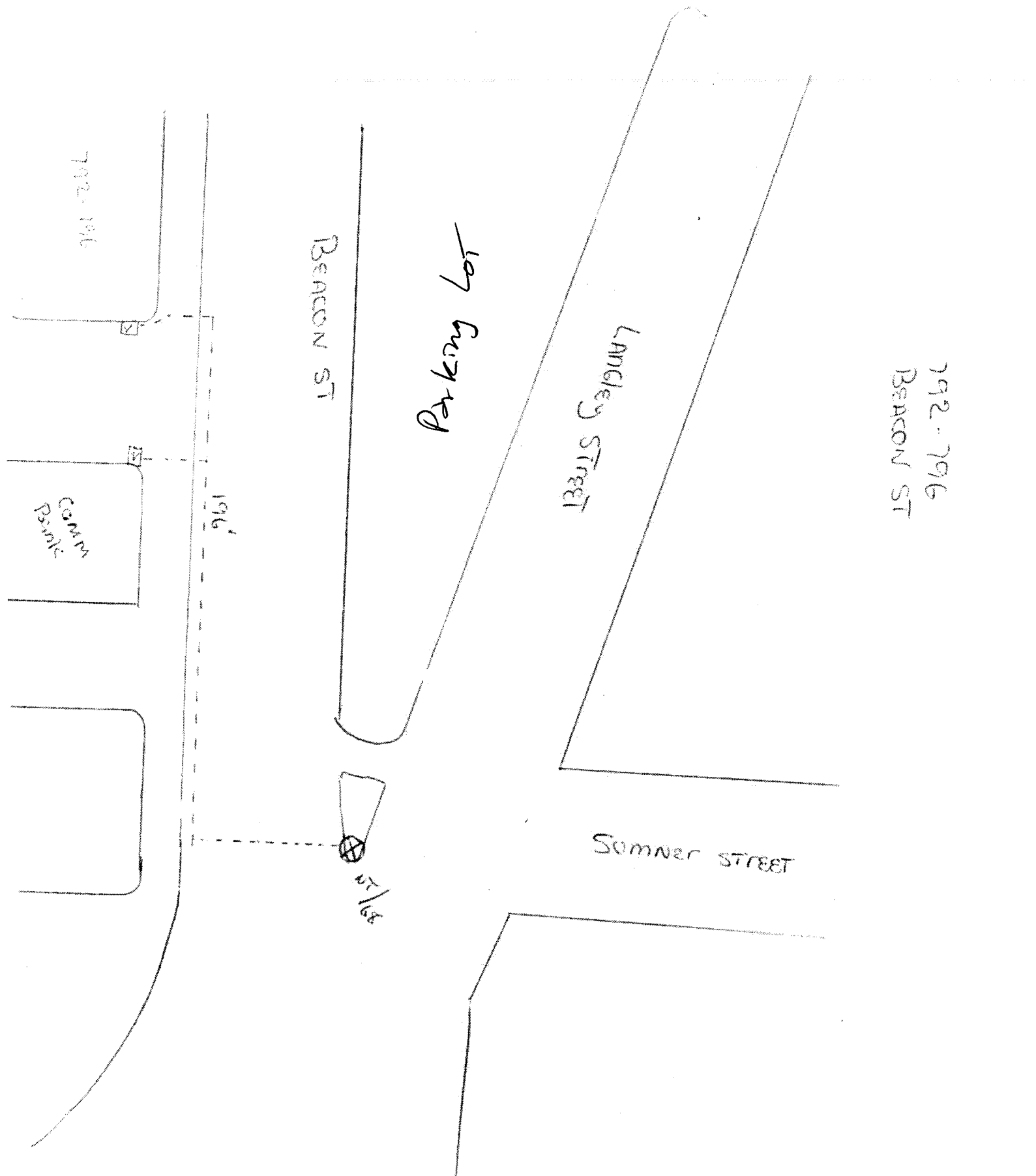
V. RECOMMENDATION TO PUBLIC FACILITIES COMMITTEE:

L Terenna 11/25/15



Commissioner, Public Works

11/25/15
Date



7922 - 796
BEACON ST

Langley Street

Summer Street

Lot Curved

BEACON ST

196'

57/68

7922 196



COMM
Bank

Untitled Map

792 Beacon Street

Proposed Route to Trench

Legend

-  792 Beacon St
-  Path Measure

792 Beacon St

Google earth

© 2015 Google

100 ft



Final Label Report

Beacon

SBL	Owner	Number	Street	Unit
61038 0008	CANTON CIRCLE LLC	714-724	BEACON ST	
61038 0007	CUMBERLAND FARMS INC	732	BEACON ST	
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SETTI D. WARREN
MAYOR

City of Newton, Massachusetts
Office of the Mayor

#346-15

Telephone
(617) 796-1100

Facsimile
(617) 796-1113

TDD/TTY
(617) 796-1089

E-mail
swarren@newtonma.gov

November 30, 2015

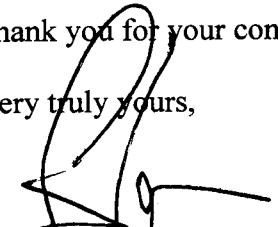
Honorable Board of Aldermen
Newton City Hall
1000 Commonwealth Avenue
Newton, MA 02459

Ladies and Gentlemen:

I write to request that your Honorable Board docket for consideration a request to transfer the sum of \$115,500 from Budget Reserve to the Public Buildings Department to fund the demolition of the garage and site restoration at 525 Winchester Street, Newton Highlands. This project is a result of the negotiations with the Parks and Recreation Commission to allow the Fire Department to temporarily locate the firefighters and equipment from the former Station #10 to Nahanton Park during the construction of the new Station 10.

Thank you for your consideration of this matter.

Very truly yours,


Setti D. Warren
Mayor

RECEIVED
2015 NOV 30 11 11
City of Newton
Newton, MA

1000 Commonwealth Avenue Newton, Massachusetts 02459

www.newtonma.gov



DEDICATED TO COMMUNITY EXCELLENCE

City of Newton



PUBLIC BUILDINGS DEPARTMENT

Josh Morse, Building Commissioner
Telephone (617) 796-1600
FAX (617) 796-1601
TTY: (617) 796-1608
52 ELLIOT STREET
NEWTON HIGHLANDS, MA 02461-1605

Setti D. Warren
Mayor

November 20, 2015

Public Facilities and Finance Committees
Newton City Hall
1000 Commonwealth Avenue
Newton Centre, MA 02459

RE: Summary of the Demolition of the Garage and site restoration at 525 Winchester Street, Newton Highlands

The Public Buildings Department requests the sum of \$115,500.00 to fund the Demolition of the Garage and site restoration at 525 Winchester Street, Newton Highlands.

This project was a result of the negotiations with the Recreation Commission to allow the Fire Department to place the firefighters and equipment from the old Fire Station #10 to a temporary site during the construction of the new fire station. As part of the negotiations, Recreation Commission requested the garage building on this site would either be fully renovated for Recreation Department activities use or torn down and the site returned to green Recreational Space. At the time of the creation of the Fire Station #10 construction budget, no determination was made as to the final dispensation of the garage, therefore, no funds were placed in the budget for this garage. It was hoped that through tight fiscal management of the project budget, potential funds would become available for this purpose.

However, through an oversight, no mention of work to be done at this site was included in the Bond Sale Request, preventing the Public Buildings Department from using funds that are currently available in the construction budget as the project is now in the closeout stage.

The building is currently housing a carpenter shop as well as providing a storage site of building materials for the Public Buildings Department. Due to the building being demolished the Public Buildings Department will have to move the Carpentry Shop and some of items stored to our facility located at 52 Elliot Street. Minor modifications to the Public Buildings Department Garage area will be required.

It is the intent of the Public Buildings Department to turn back the above total of \$115,500.00 from the Fire Station #10 construction project contingency to the Budget Reserve Fund and request additional funds to cover the following:

Demolition of Existing Building and Site Restoration:	\$ 53,400.00
Disposal of materials stored that are no longer required, obsolete or hazardous:	43,775.00
Moving of Carpentry Shop and required stored materials from Winchester Street:	7,825.00
Modifications to existing Public Buildings Department Garage:	5,000.00
Contingency:	<u>5,500.00</u>
Total	\$115,500.00

Should you have any questions regarding the above, please feel free to contact my office.

Sincerely,

Josh Morse
Public Buildings Commissioner

cc: Maureen Lemieux, Chief Financial Officer
Alex Valcarce, Deputy Commissioner
Dori Zaleznik, Chief Admin Officer

IMPERVIOUS AREA - STORMWATER CALCULATIONS
FISCAL YEAR 2017 IMPLEMENTATION

4-Dec-15
mil

-----SCENARIO B-----				-----SCENARIO B AMENDED-----			
	# Parcels	\$ per Parcel	Total per Group		# Parcels	\$ per Parcel	Total per Group
0-5,000	328	\$ 250.00	\$ 82,000	0-5,000	328	\$ 250.00	\$ 82,000
5,000-7,500	156	\$ 500.00	\$ 78,000	5,000-7,500	156	\$ 500.00	\$ 78,000
7,500-10,000	133	\$ 750.00	\$ 99,750	7,500-10,000	133	\$ 750.00	\$ 99,750
10,000-15,000	136	\$ 1,000.00	\$ 136,000	10,000-15,000	136	\$ 1,000.00	\$ 136,000
15,000-25,000	133	\$ 1,250.00	\$ 166,250	15,000-25,000	133	\$ 1,250.00	\$ 166,250
25,000-50,000	135	\$ 1,500.00	\$ 202,500	25,000-50,000	135	\$ 1,500.00	\$ 202,500
50,000-75,000	57	\$ 1,750.00	\$ 99,750	50,000-75,000	57	\$ 1,750.00	\$ 99,750
75,000-100,000	41	\$ 2,000.00	\$ 82,000	75,000-100,000	41	\$ 2,000.00	\$ 82,000
100,000-250,000	56	\$ 2,500.00	\$ 140,000	100,000-200,000	49	\$ 2,500.00	\$ 122,500
				200,000-300,000	11	\$ 3,000.00	\$ 33,000
				300,000-400,000	12	\$ 3,500.00	\$ 42,000
				400,000-500,000	1	\$ 4,000.00	\$ 4,000
>250,000	23	\$ 5,000.00	\$ 115,000	>500,000	6	\$ 5,000.00	\$ 30,000
TOTAL	1,198		\$ 1,201,250	TOTAL	1,198		\$ 1,177,750
After Mitigation Credit		25%	\$ 1,081,125	After Mitigation Credit		25%	\$ 1,059,975

	<u>Current</u>		<u>Scenario "B"</u>		<u>Current</u>		<u>"B" AMENDED</u>
City of Newton	\$ 12,675		\$ 87,250	City of Newton	\$ 12,675		\$ 85,750
Boston College	\$ 19,150		\$ 39,900	Boston College	\$ 19,150		\$ 38,900
Lasell College	\$ 7,425		\$ 22,000	Lasell College	\$ 7,425		\$ 22,000
Mt Ida College	\$ 1,150		\$ 6,750	Mt Ida College	\$ 1,150		\$ 6,750

#455-14

11/17/2015

REVISED DRAFT FOR DISCUSSION – STAND ALONE STORMWATER FEE

1. **ADD** a new section to Division 1 of Article IV DRAINS of Chapter 20 as follows:

Section 29-120 Stormwater use charge

(a) Every owner of property in the city shall pay a charge for use of public main drains and stormwater facilities which shall be based on the following annual rates. Such charge shall be billed quarterly:

1. 1-4 family dwellings \$ 75.00

2. All other properties:

<u>Square feet of impervious surface area</u>	<u>Annual rate</u>
0 – 4,999	\$ 250.00
5,000 – 7,499	\$ 500.00
7,500 – 9,999	\$ 750.00
10,000 – 14,999	\$ 1,000.00
15,000 – 24,999	\$ 1,250.00
25,000 – 49,999	\$ 1,500.00
50,000 – 74,999	\$ 1,750.00
75,000 – 99,999	\$ 2,000.00
100,000 – 199,999	\$ 2,500.00
200,000 – 299,999	\$ 3,000.00
300,000 – 399,999	\$ 3,500.00
400,000 – 499,999	\$ 4,000.00
500,000 and greater	\$ 5,000.00

(b) Property owners that are certified as eligible for the water discount program described in section 29-36(b) shall also be eligible for a discount of thirty percent (30%) off the stormwater use charge.

(c) The provisions of sections 20-80 (d) through (f) pertaining to billing and liens shall apply to stormwater use charges.

(d) The commissioner of public works may establish a stormwater use charge credit policy and may grant credits of up to 25% to be applied against the stormwater use charge for properties that have on-site functioning stormwater management systems or other measures to reduce or mitigate that property’s use of public main drains and stormwater facilities.

(e) The commissioner of public works may establish policies and may promulgate rules and regulations necessary to implement this section.

2. Delete all references to "stormwater" contained in Sec. 20-80 as follows:

Sec. 29-80. Sewer use charge.

(a) Estates whose building sewers discharge directly or indirectly into public sewers of the city, shall pay a charge for the use of sewage works in proportion to water consumption except that a charge for the use of sewage works shall not be made for water consumption registered on or attributable to outdoor meters installed at residential properties in accordance with section 29-24 of this chapter.

1) Sewer rates

A charge for the use of sewer, which charge shall be made in proportion to water consumption, based on the water meter reading, or estimated water meter reading, excluding outdoor meters for the same property, for the prior quarterly billing period shall be made at the following schedule of rates or prices (effective July 1, 2015). Such sewer bill shall be issued on a quarterly basis:

Nine dollars and twenty-five cents (\$9.25) per hundred cubic feet for consumption from 0 to 10 hundred cubic feet;

Nine dollars and seventy-five cents (\$9.75) per hundred cubic feet for consumption from 11 to 25 hundred cubic feet;

Eleven dollars and 50 cents (\$11.50) per hundred cubic feet for consumption from 26 to 60 hundred cubic feet;

Thirteen dollars and twenty-five cents (\$13.25) per hundred cubic feet for consumption above 60 hundred cubic feet."

(2) Multi-dwelling properties

a) For purposes of this subsection, the term Single Meter/Multi-Residence shall have the following meaning: A building, buildings, or part of a building which i) is used for residential use only, ii) contains more than one dwelling unit, and iii) receives water delivered through a single service pipe and meter. The term dwelling unit shall have the meaning set out in the definition that appears in section 30-1.

b) For a Single Meter/Multi-Residence property, the applicable price or rate for use of sewer shall be determined by dividing the consumption by the number of dwelling units within such property.

(3) Where water is supplied by the city through a meter that is not in good working order, the commissioner shall use any reasonable, fair, and appropriate method to determine the quantity of water consumed and shall issue the sewer use bill on that basis.

(b) Such charges shall be reduced by a discount of thirty percent (30%) for those dwellings which are owned and inhabited by any person who is certified as eligible for the water discount program described in section 29-36(b). Whenever the board of assessors determines that a person is eligible for such water discount program, such board shall also determine said person to be eligible for a discount from the sewer use charges pursuant to this section, which certification shall continue for the same term as such person's certification for the water discount program; and said board shall forthwith so notify the Water and Sewer Division. Upon receipt of such notice, the Water and Sewer Division shall take the steps necessary to so reduce the bills issued for the sewer use.

(c) All bills issued under this section, properly numbered for identification, shall be made out in the office of the commissioner. Such bills, together with a warrant for their collection, shall be delivered to the comptroller of accounts for forwarding to the city collector-treasurer as soon as made out, and the city collector-treasurer shall thereupon assume responsibility for such collection. Bills shall be due and payable thirty (30) days from their issuance.

(d) All charges shall constitute a lien upon the land connected with the public sewer from the time of assessment and shall continue for the same period and under the same conditions as a lien established under General Laws, Chapter 80.

(e) If a bill for sewer use becomes a lien, it shall bear interest at the rate provided by law from thirty (30) days after the date of billing until it is committed as part of a tax.

(f) The occupant of any building shall be liable for the payment of the sewer use charge for such building, and the owner shall also be liable.

(g) Except where the properties served are owned, occupied and operated by one owner and not sublet to various tenants, the rates for each meter shall be figured independently of all other meters. In multiple tenant properties served by one meter, the rates shall be based upon water usage recorded from said meter billed to the owner accordingly.

(h) The commissioner is authorized to make abatements and rebates of charges when disproportionate to the service rendered. The commissioner shall certify to the comptroller of accounts the amounts of abatements and rebates for forwarding to the city collector-treasurer. (Rev. Ords. 1973, § 18-18; Rev. Ords. 1979, § 29-64; Ord. No. R-153, 6-17-81; Ord. No. T-28, 6-5-89; Ord. No. T-77, 3-5-90; Ord. No. T-78, 3-5-90; Ord. No. U-5, 4-26-94; Ord. No. V-76, 5-1-96; Ord. No. V-124, 7-14-97; Ord. No. v-180, 6-15-98; Ord. No. V-123, 5-17-99; Ord. No. V-308, 6-19-00, Ord. No. W-47, 6-20-01; Ord. No. X-22, 7-8-02; Ord. No. X-56, 6-18-03; Ord. No. X-95, 06-21-04; Ord. No. X-98, 07-12-04; Ord. No. X-212, 05-24-06; Ord. X-220, 6-19-06; Ord. Y-22, 06-04-07; Ord. No. Z-29, 06-02-08; Ord. No. Z-49, 05-18-09; Ord. No. Z-56, 12-07-09; Ord. No. Z-64, 05-17-10; Ord. No. Z-88, 5-23-11; Ord. No. Z-110, 05-07-12; Ord. No. A-23, 05-20-13; Ord. No. A-39, 05-05-14; Ord. No. A-52, 12-15-14; Ord. No. A-59, 05-04-15)

Historical note—Ord. Nos. T-77 and T-78 permitted certain estates with garden sprinkler meters to be billed on a water use basis only for water consumed prior to 12-30-90.

City of Newton



Setti D. Warren
Mayor

DEPARTMENT OF PUBLIC WORK Utilities Division

1000 Commonwealth Avenue
Newton Centre, MA 02459-1449
Theodore J. Jerdee, Utilities Director
Telephone (617) 796-1650 Fax (617) 796-1653
tjerdee@newtonma.gov

TO: Public Facilities Committee
FROM: Theodore J. Jerdee, Utilities Director
DATE: December 4, 2015
RE: Public Facilities Agenda Item #131-13 and #313-15

As per your request (#131-13) for periodic updates and discussion pertaining to the condition functioning, operations and management of all the city sewer, water and storm water systems including the following:

WATER METERS

26,139 meters are reporting into the AMR system.
500 meters with tamper alarms needing access by Utilities Division to repair
300 meters needing battery replacement, no access is required, repairs ongoing.
107 meters remaining that were not change out during meter R&R program.
1313 Irrigation accounts completed as of 11/30/15.
140 manhole accounts that require a manual read.

INFLOW & INFILTRATION PROGRAM

Project 2 (West Newton, Lower Falls, Auburndale)
Construction 51% complete with completion date in February 2016

Project 3&4 (Lower Falls, Chestnut Hill, Newton Centre, Newtonville)
Design 95% complete with construction beginning March 2016
Funding under MWRA Loan Grant Phase 9/10

Project 5 (Chestnut Hill, Newton Centre, Newtonville)
Inspection and Assessment 70% complete

FY 2012-5.18% Flow share into the MWRA system

FY 2017-4.79% Flow share into the MWRA system

PRIVATE INFLOW REMOVAL PROGRAM

A total of 462 locations were identified under the Area C building inspections and during the Meter Replacement program, to date 352 have been removed from the sewer collection system. Homeowners are sent certified mail explaining the program and are assisted by Maria Rose (City of Newton Environmental Engineer) the needed course of action needed to remove the illicit connection.

CURRENT BILLING PRACTICES?

RATES ANALYSES?

As per your request (#313-15) for an update on the second water meter program pertaining to the inspection and programming of approximately 900 outdoor irrigation meters and the process going forward for the issuance, inspection and programming.

Since the start of the second water meter program 2880 residents requested second meters, of those to date 1313 second meter accounts have been generated. Currently 708 residents have received a water meter transponder from the Utilities Division but have not scheduled an appointment for Utilities personnel to inspect and activate the transponder which is needed to set up a second meter account within the billing office.

The Utilities Division in partnership with the Inspectional Services Department (ISD) evaluated the list containing the 704 transponders distributed by the Utilities Division with a list from ISD containing the plumbing permits issued for second meters to determine what residents have installed second meters without an inspection and activation of the transponder from the Utilities Division. This has been completed and resulted in 150 residents that installed a second meter without the Utilities Division performing an inspection.

The Utilities Billing office started sending letters to these residents two weeks ago and all 150 residents will be notified by December 11, 2015. To date 70 residents have responded and have been inspected or have scheduled an appointment.

The Utilities Division in conjunction with ISD is revising the program going forward in order to eliminate this issue. Some of those revisions will include but not limited to:

- Transponders will be issued and tracked at the time the plumbing permit is issued.
- Inspections for the plumbing permit and the activation of the transponder will take place at the same time.
- Construct web site to provide a cleared direction as to the process, web site to include pictures for the types of meters and plumbing configuration.
- All Final Reads will be manually read by Utilities Personnel

RECEIVED
Newton City Clerk

CITY OF NEWTON

DOCKET REQUEST FORM

2015 OCT 19 PM 1:30

DEADLINE NOTICE: Aldermanic Rules require items to be docketed with the Clerk of the Board NO LATER THAN 7:45 P.M. ON THE MONDAY PRIOR TO A FULL BOARD MEETING.

Newton, MA 02459

To: Clerk of the Board of Aldermen

Date: October 16, 2015

From (Docketer): Ald. James Cote

Address: _____

Phone: _____

E-mail: _____

Additional sponsors: _____

1. Please docket the following item (it will be edited for length if necessary):

Ald. Cote, Harney and Norton requesting a review of all public buildings with a priority on schools and the senior center to ensure that functioning CO detectors, that alert the entire facility, are in use."

2. The purpose and intended outcome of this item is:

- | | |
|--|---|
| <input checked="" type="checkbox"/> Fact-finding & discussion | <input type="checkbox"/> Ordinance change |
| <input type="checkbox"/> Appropriation, transfer, | <input type="checkbox"/> Resolution |
| <input type="checkbox"/> Expenditure, or bond authorization | <input type="checkbox"/> License or renewal |
| <input type="checkbox"/> Special permit, site plan approval, | <input type="checkbox"/> Appointment confirmation |
| <input type="checkbox"/> Zone change (public hearing required) | <input type="checkbox"/> Other: _____ |

3. I recommend that this item be assigned to the following committees:

- | | | |
|---|---|--|
| <input type="checkbox"/> Programs & Services | <input type="checkbox"/> Finance | <input type="checkbox"/> Real Property |
| <input type="checkbox"/> Zoning & Planning | <input checked="" type="checkbox"/> Public Safety | <input type="checkbox"/> Special Committee |
| <input checked="" type="checkbox"/> Public Facilities | <input type="checkbox"/> Land Use | <input type="checkbox"/> No Opinion |

4. This item should be taken up in committee:

Immediately (Emergency only, please). Please state nature of emergency:

- As soon as possible, preferably within a month
- In due course, at discretion of Committee Chair
- When certain materials are made available, as noted in 7 & 8 on reverse
- Following public hearing

Shawna Sullivan

From: Joshua R. Morse
Sent: Thursday, December 03, 2015 11:38 AM
To: Shawna Sullivan
Subject: CO Detectors

Shawna,

I understand the Board was looking for an update on the CO detectors. Although these detectors are not required by code in our buildings, after the event that occurred at the Franklin School, we felt it was in the best interest of occupant safety to install CO detectors as rapidly as possible. This effort started the day of the event at Franklin School, and at this point CO detectors have been installed in every school in the district. These detectors are tied in the fire alarm panel and will not only set the alarm off to alert occupants, but emergency dispatch will also be immediately notified. Over the next two weeks will be wrapping up the CO detector installations at the Senior Center, Library, and City Hall.

Regards,

Josh Morse
Building Commissioner
Public Buildings Department
City of Newton