



## Town of Provincetown

Meeting of the

### WATER & SEWER BOARD

Thursday, September 17, 2015

Veterans Memorial Community Center

2 Mayflower Street, Provincetown, MA

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**Board Members Present:** Jonathan Sinaiko (chair), Moe Van Dereck, Mark Collins, Kevin Kuechler, Bill Worthington and Gary Palmer

**Board Members Absent:** Kathleen Meads and Sacha Richter

**Other attendees:** DPW Director Rich Waldo, Cody Salisbury, Sherry Prada, and Anna Michaud

**Recorder:** Susan Leonard

**Call to Order:** Mr. Sinaiko, acting as chair, called the meeting to order at 3:00 p.m.

#### **Agenda Item 1 – Public Hearings -**

**a. Revise Schedule of Miscellaneous Water- related Fees (This does not pertain to water usage fees.) [Full Board]**

***Discussion:***

Mr. Sinaiko opened the Public Hearing on Miscellaneous Water- Related Fees by reading the official meeting notice.

There were no members of the public present to make statements. Consequently, the Public Comment portion of the hearing was then closed.

Mr. Salisbury informed the Board that the fee changes are the same ones that have been previously discussed by the Board. The biggest change is incremental increases in Tap Fees based on size - \$2,100 per 1" service, \$2,300 for 1 ½" service and \$2,500 for a 2" service. There is an additional fee for "street crossing" if the water main is located on the other side of the road.

The Backflow and Cross Connection Survey fees will increase to \$75.00 per device regardless of size. The only other change is for Private Water Main/ Commercial Fire Service inspection. Water Department staff will be present to inspect and ensure quality standards are being met. This fee will be \$2.75 per linear foot of pipe with a minimum charge of \$225. This includes hydrostatic pressure testing for 4" fire service, chlorination and water sampling. Anything 2" or under is not chlorinated.

**Motion: *That we accept these changes as written and recommended by staff.***

**Motion: Jonathan Sinaiko**

**Seconded: Kevin Kuechler**

**Vote: 6 – 0 - 0**

At this point in the proceedings, Mr. Sinaiko closed the Public Hearing.

### **b. Amend Water Regulations [Full Board]**

#### ***Discussion:***

Mr. Sinaiko opened the Public Hearing on Amending Water Rules and Regulations by reading the official meeting notice.

There were no members of the public present to make statements. Consequently, the Public Comment portion of the hearing was then closed.

Mr. Salisbury informed the Board that there has been a clarification made to **Section 2.9** regarding Private Wells. It should contain the following language - "cross connections between water systems (PWS) and wells are prohibited per 310 CMR 22.22(2)."

Mr. Kuechler asked what are the actual implications of this. Mr. Salisbury responded that there can not be any connection between the public water system and a well water system. There has to be totally separate piping.

Under **Section 6.9.2**, as recommended by Town Counsel, it should read "shared water laterals" instead of "shared water pipes" from street main to curb stop.

**Section 4 a** requires separate metering on newly constructed condominiums contained in a single structure. This would also be triggered when there is a renovation of the building or single unit that exceed 50% of the Town's tax assessment.

Mr. Kuechler asked how this would apply to detached units such as a condominium cottage colony? Mr. Salisbury stated that there have been several conversions that the Town has required separate metering. At Days Cottages, at the moment, there is one meter that serves all the units. It will probably need to have a service for blocks of five cottages. It will not work to tap into the main individually 22 times.

Mr. Kuechler asked, now that we know there is a condo conversion at Day's does this trigger individual meters? Mr. Salisbury said once these regulation changes are approved and go into effect it should trigger it. Essentially, we want them separately metered.

Mr. Palmer suggested that these regulations may have limited effect if Truro does not have its own by-laws. Both Mr. Kuechler and Mr. Sinaiko were in favor of requiring the developer to install meter pits to service the units prior to their sale. It is easier to mandate this as part of the conversion. Mr. Salisbury stated that this regulation shows our intent. Mr. Van Dereck thought it should be made a law. Mr. Worthington added that it might be something that the Truro Board of Health could require.

**Motion: *To accept the regulation changes as written and recommended by staff.***

**Motion” Jonathan Sinaiko**

**Seconded: Bill Worthington**

**Vote 6 – 0 - 0**

At this point in the proceedings, Mr. Sinaiko closed the Public Hearing.

**Agenda Item 2 – Acceptance of Minutes for August 13, 2015**

***Discussion:***

Mr. Palmer asked for clarification if a Truro board member could approve minutes that contain sewer related agenda items. Ms. Michaud explained that the Agenda makes a distinction of which items the Truro board members are concerned with.

**Motion: *To approve the minutes of August 13, 2015.***

**Motion: Gary Palmer**

**Seconded: Jonathan Sinaiko**

**Vote: 4 – 0 - 2**

**Agenda Item 3 –Other Matters That May Legally Come Before the Board Not Known at Time of Posting.**

***Discussion:***

There was nothing brought to the Board’s attention for discussion.

**Agenda Item 4 – Statements from the Board**

***Discussion:***

There were no statements made by the Board members.

**Agenda Item 5 - Sewer Flow Revisions [Provincetown Board]**

***Discussion:***

Ms. Prada presented two flow revisions for the Board’s consideration. They are similar in the fact that we had been bettering the properties for the existing bedrooms, but not for the storefront square footage. The Board of Health has asked for this to be corrected. 120 Commercial Street and 188 Commercial Street are being assessed for an additional 44 gallons and 154 gallons respectively.

**Motion: *To accept the flow revisions as recommended by staff.***

**Motion: Jonathan Sinaiko**

**Seconded: Mark Collins**

**Vote: 3 – 0 - 0**

**Agenda Item 6 – Supplemental Phase 3B Sewer Betterment Order and Notice  
[Provincetown Board]**

***Discussion:***

Ms. Prada explained that the Board of Health determined that there were two properties in “public health failure”. Connections to the municipal sewer were approved and the properties have to be bettered. The first property is 5 Nickerson Street with a failed cesspool and the other is 600 Commercial Street which has three or four failed cesspools. 600 Commercial street will not be needing the gallons until the renovations are completed.

**Motion: *To approve the sewer betterments as recommended by staff.***

**Motion: Jonathan Sinaiko**

**Seconded: Moe Van Dereck**

**Vote: 3 – 0 - 0**

**Agenda Item 7 – FY16 Sewer Surcharge Commitment [Provincetown Board]**

***Discussion:***

Ms. Prada explained this is for the Red Dot properties and others that are billed from the Sewer Department rather than the regular tax bill. The bills will be sent out on October 1st, but need to be approved first by the Board.

**Motion: *To approve the FY16 sewer surcharge commitments as recommended by staff.***

**Motion: Jonathan Sinaiko**

**Seconded: Moe Van Dereck**

**Vote: 3 – 0 - 0**

**Adjournment:**

Mr. Sinaiko moved to adjourn the meeting at 3:45 pm.