

Waban Area Council

Meeting Minutes

April 10, 2014, 7:30pm

Members in Attendance: Rena Getz, Sallee Lipshutz, Maureen Reilly Meagher, Christopher Pitts, Kathy Winters (members are referred to by their initials).

Aldermen in Attendance: Deb Crossley, John Rice

Other Attendees: Marilyn Broyles, Dianne Khalaj, Deena David, and Barbara Brustowicz.

1. **Minutes of March 13, 2014** meeting approved by unanimous vote.
2. **Water & Sewer.** Ald. Deb Crossley gave an update on water and sewer issues. She provided the Council with an email update on the water and sewer rate restructuring, a copy of which is attached. The City is going to be studying water and sewer engineering issues that need to be addressed and Quinobequin will be looked at.
3. **Zoning Reform Initiative.** Ald. Crossley gave an update on the status of the Zoning Reform Initiative. The final draft document of Phase 1 is complete and the document is before the Zoning and Planning committee. Board of Aldermen has to approve the reformatted version. Once Phase 1 is complete, Phase 2 of ZRI will address substantive reform. Phase 2 is expected to take at least two years. There will be a Citizens Advisory Committee that will be refreshed for Phase 2.
4. **Waban Library Center/Meeting Venue Update.** Ald. John Rice informed us that plan is in place for Waban Library Center to become a voting place. WAC will also be allowed to hold monthly meetings there. Plan will be in place to install improved ramp, new door hardware, repave the parking lot and update the bathroom.
5. **Angier Update.** Ald. Rice provided update on Angier rebuild, which continues on track. Construction manager will have a meeting with public at WLC before our next WAC meeting. As part of the Angier project, trees will need to be removed along the MBTA track. The MBTA has informed that this work can only be completed between 1am and 4am. It is estimated that the work will be done in mid-June and should take approximately one week to complete.
6. **Angier Traffic Redesign.** SL presented four rough drawings that Bill Paille, Director of Transportation, presented at the last Transportation Advisory Committee meeting for the redesign of the traffic triangles near Angier. Ald.

Rice assured the Committee that neighbors will be informed and engaged in the process as the project moves along.

7. **SPN Update.** Possible options for the St. Philip Neri property will be discussed at the April 24 Newton Historical Commission meeting.
8. **Friends of the Quinobequin.** SL provided a recap of the meeting held on March 27. It was a successful meeting with good turnout. Information about FOTQ is posted on the WAC website. **Council members voted unanimously to officially establish FOTQ as a committee of WAC.**
9. **Vision of Waban Project.** CP gave update on his Vision of Waban project, which is in its early stages. CP discussed his plan to conduct meetings over time to gather input from Waban residents.
10. **WAC Silent Auction Update.** SL gave an update on the Silent Auction project, which will be done in conjunction of NHAC. BB, MRM and SL are working on the effort and need help with donations. They need volunteers to sign up for 2-hour shifts on May 18th to work the auction table.
11. **Update on May 1 WAC Presentation on Zoning Relief for Housing Developments in Newton.** KW provided update on status of preparations for May 1 presentation. SL and MRM gave an update on marketing efforts. CP will investigate NewTV coverage.
12. **Waban Area Council Functionality.** The Council members present decided to defer the discussion of WAC functionality until the next meeting so that more members could participate. The Council discussed communications issues.
13. **Zervas Update.** RG and KW met with Chris Neal, Waban resident and member of the Zervas School Building Committee, who briefed them on his work with the committee. Chris has set up an email address to receive comments and to build an email list for announcements and quickpolls. Information on how to contact Chris is posted on the WAC site.

Adjourn. 9:40pm.

Respectfully submitted,
Kathy Winters

From: rrcexec <rrcexec@regulatoryresearch.com>
Subject: Update from Alderman Crossley
Date: April 10, 2014 4:08:26 PM EDT
To: Maureen Reilly Meagher <mreillymeagher@gmail.com>, Andreae Downs <andreaedowns@gmail.com>, 'Joe Corkery' <jcorkery@gmail.com>, 'Kathryn Winters' <winters41@me.com>, "Gardella, Matthew" <MGardella@edwardswildman.com>, Barbara Bower <bdbower123@yahoo.com>, Rena Getz <rl.getz@verizon.net>, rrcexec@regulatoryresearch.com, 'Christopher Pitts' <cbpitts@gmail.com>

FYI Request to and answer from Alderman Crossley on updates for Zoning Reform and Water/Sewer Rates

From: "rrcexec" <rrcexec@regulatoryresearch.com>
Subject: Updates for Waban Area Council
Date: April 8, 2014 4:00:33 PM EDT
To: <djcrossley26@verizon.net>

Hi Deb:

I understand that you cannot attend our April Waban Area Council meeting this Thursday. Could you please send along some updates on two issues of interest to us so that we may share the information with the Councilors and guests at the meeting and on our website:
1.) Zoning reform - As Chairman of the Zoning Reform Group, can you refer us to any documents (in addition to the Consultant's clean and marked up reports) that would be useful to our residents who wish to follow the Zoning changes and to participate in the public process of that change?

2.) Water and Sewer Rate Decisions - can you give us an update on any public discussions being held that would illuminate the goals that would underlie restructuring of the water/sewer rates? Will there be any occasion for public input before any new rate structure is adopted?

Thank you in advance.

Sallee

Sallee Lipshutz
President, Waban Area Council

From: "DEBORAH CROSSLEY" <djcrossley26@verizon.net>
Subject: Re: Updates for Waban Area Council
Date: April 10, 2014 3:36:54 PM EDT
To: "rrcexec" <rrcexec@regulatoryresearch.com>

Sallee,

I may have 15 minutes prior to the Zoning & Planning committee. However, it has been a very difficult week and cannot promise.

However, please know the following:

1) ZONING

All the work of the ZRG remains on the planning department website, including its final

report to the mayor.

This report defined a process for reforming our codes and outlined the substantive areas of needed reforms as well - in large part to use zoning as a tool to serve and balance the goals and objectives expressed in the Comprehensive Plan. The administration and BoA was very pleased and has embraced the framework we presented. The final draft of the Phase I effort - to clarify our current rules , illustrate and eliminate contradictory text etc. - is before the ZAP committee and requires resolving a finite list : definitions that were missing, redundancies in the text to be deleted, illustrations and tables, etc - that now will (very much I think) help the average person to navigate the ordinance.

The ZRG disbanded after completing its work, but I continue to attend meetings of the quasi-professional citizens advisory group and ZAP meetings - though I am not a voting member of either.

Phase II is to begin in the upcoming budget year, after the Board adopts a final version (even though there are no substantive changes the BoA must re-adopt the restructured ordinance).

The intent is that in Phase II the city will lead a robust community process to first discuss and illustrate what Newton might look like in the future and how we can use zoning to help shape the desired outcomes. That is, get development where we want it that serves the broad vision and helps to balance need.

2) W-S-S rates

Every year there is a public hearing on setting these rates as part of accepting the budget.

There is no water/sewer rate restructuring planned for this year's budget; the plan is to continue with the modest annual 3.9% increase in rates needed to fund continued work on restoring our old leaky systems.

The rates restructuring item was postponed by the administration until after we get through the budget proceedings, starting next week and running through May. Although the Board was led to expect further analyses in March, specifically to look at impacts of second meters on different users, the CFO was finding it impossible to complete that work along with overseeing the FY15 budget.

The stated goals remain: to make the allocation between water and sewer more equitable while at the same time assuring that revenues remain sufficient to pay our bill to MWRA , the costs of running the system, maintenance and funding the ongoing work to restore the systems. The administration thinks we can resolve a restructuring by early fall 2014 and iron out all the wrinkles in time for next year's budget. It is everyone's intention to encourage public input throughout.

The most recent update that Alderman Fuller and I provided to the Board was put on the Aldermen's desks just this past Monday, and is attached here:

Water, Sewer, Stormwater Working Group Update

Dear Colleagues,

The water, sewer stormwater working group continues to meet at least every other week.

The department continues with work on restoring the sewer systems to reduce infiltration, repairing water mains to improve fire flow and overseeing the

removal of illegal inflow connections. In addition, Weston & Sampson has begun the in depth assessment of the stormwater system.

Sewer

Construction on Sewer Project Area 1 will be complete June 3. Construction documents are being prepared for Project Area 2 to begin construction later this summer and project Areas 3 and 4 are under investigation for engineering design. That work fell behind by a few months but is catching up now. Upon request, to ensure our allocations are timely, Weston & Sampson provided a detailed calendar of desired construction start dates for each phase of the work.

Water

We are in the second year of reconstruction of water mains per the schedule, focusing on those areas with insufficient pressure. Once fire flow standards are met, CDM Associates has provided an analysis to help prioritize restoration of the remaining water mains. In addition, the Utilities Department is working with a consultant to conduct a water audit to determine the reasons for the high percent of unaccounted water in our system. The large MWRA meters coming in the city, main transmission lines and the 10,000 gallon reservoir will be undergoing testing.

Stormwater

The stormwater assessment is begun, the group will hear a detailed summary of all work to be performed at its April 7 meeting and Weston & Sampson intends to have a complete assessment by summer's end. That will allow the department to develop a long-range plan for stormwater work.

Private Inflow

Attached is a report from Public Utilities' Ted Jerdee and Maria Rose providing a detailed update of the Private Inflow Removal Program. An update is provided to the department at the end of each month. Although we believe almost all illegal connections at sumps have been identified throughout the city, some new sources may be discovered at driveway drains and roof leaders as Weston & Sampson continues smoke testing in each sewer project area.

Respectfully Submitted,

Aldermen Crossley & Fuller

City of Newton



Department of Public Works
Utilities Division

Memorandum

Setti D Warren
Mayor

To: Ald. Deborah Crossley and Ald. Ruthanne Fuller

From: Ted Jerdee and Maria Rose

Re: Private Inflow Removal Program

Date: March 25, 2014

Per your request this memo is provided to summarize the current status and next steps in the Private Sewer Inflow Removal Project. As of March 21, 2014, a total of 431 notices were sent to homeowners and businesses to alert them of known or alleged illegal connections to the City's sewer system. Where smoke and dye testing was completed (Sewer Area A and C) we have proof of the illegal connection(s). In the remaining areas, the notices were sent based upon limited inspections conducted by the contractor retained to replace the water meters. This contractor was not trained to make these assessments and we have found that 15 – 20% of these properties were notified in error.

To date, 377 out of 431 property owners (87%) have responded and 261 out of 431 properties (61%) are in compliance. There are **274 inflow sources** that are now compliance or were already in compliance **at these 261 locations**. The following is breakdown of those in compliance:

- 189 Sump Pumps
- 20 Open Sewer Clean-outs
- 11 Driveway Drains
- 4 Roof Leaders
- 2 Yard Drains
- 48 Other legal systems (e.g. floor drains, sewer ejector pumps, etc.)

Next steps:

1. Continue with program implementation and follow-up procedures.
2. As the results of Sewer Project Area 1 and 2 are published, prepare & send new notices.
3. Re-evaluate progress (driveway drains, in particular) in 6 months, September 30th.

Let us know if you have questions on the implementation of this program.

Private Inflow Removal Program

Property Owners Notified, Response and Compliance Rates

Notification Area	Owners Notified #	Owners Responded	Compliance	Response Rate	Compliance Rate	Date Mailed
List 1: Bldg Insp./New Meters	30	30	26	100%	87%	7/2/2011
List 2: Bldg Insp./New Meters	37	37	31	100%	84%	Jul-11
List 3: Sewer Area A*	49	40	16	82%	33%	7/13/12 *
List 4: Sewer Area C	70	59	47	84%	67%	10/8/12
List 5: Bldg Insp./New Meters	48	43	29	90%	60%	6/25/13
List 6: Bldg Insp./New Meters	45	39	24	87%	53%	8/27/13
List 7: Bldg Insp./New Meters	44	36	29	82%	66%	9/17/13
List 8: Bldg Insp./New Meters	60	52	35	87%	58%	10/3/13
List 9: Bldg Insp./ New Meters	48	41	24	85%	50%	10/25/13
Totals:	431	377	261	87%	61%	

Types of Inflow Sources at Properties Notified

Notification Area	Sump Pump(s)	Open Sewer Clean-out	Driveway Drains	Roof Leaders	Area / Yard Drain	Floor Drains*	Totals:
List 1: Bldg Insp./New Meters	27	6				3	
List 2: Bldg Insp./New Meters	37	3					
List 3: Sewer Area A			40	12	2		
List 4: Sewer Area C	45	18	2	1	1	10	
List 5: Bldg Insp./New Meters	46					2	
List 6: Bldg Insp./New Meters	41	4					
List 7: Bldg Insp./New Meters	43	1					
List 8: Bldg Insp./New Meters	60						
List 9: Bldg Insp./ New Meters	45	3					
Totals:	344	35	42	13	3	15	452

Summary of Inflow Sources Removed or Mis-identified as a Problem

Notification Area	Sump Pump(s)	Open Sewer Clean-out	Driveway Drains	Roof Leaders	Area / Yard Drain	In Compliance Prior to Notice		
						Floor Drains**	Sewer Ejector	Other legal system
List 1: Bldg Insp./New Meters	26	4				3		
List 2: Bldg Insp./New Meters	23	2					5	1
List 3: Sewer Area A			11	4	1			
List 4: Sewer Area C	32	10	0	0	1	10		
List 5: Bldg Insp./New Meters	26					2	1	
List 6: Bldg Insp./New Meters	16	2					6	
List 7: Bldg Insp./New Meters	20						7	2
List 8: Bldg Insp./New Meters	30						5	
List 9: Bldg Insp./ New Meters	16	2					4	2
Totals:	189	20	11	4	2	15	28	5

Notes: more than 1 source may be attributed to a single property

*Five new letters were sent out on 2/12/2014 in Sewer Area A.

Plumbing code states floor drains must discharge to the sewer. **Not an illegal source.

Compliance Total: 274

Updated through March 24, 2014