

**Sewer Commissioners Meeting  
Minutes of Tuesday, January 28, 2020  
Bourne Community Building  
Bourne, MA 02532**

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TA Tony Schiavi  
ATA Glenn Cannon

**Sewer Commissioners**

James Potter, Chairman  
Jared MacDonald, Vice-Chairman  
Judy Froman, Clerk  
Peter Meier  
George Slade

RECEIVED  
2020 MAR 10 PM 1:56  
TOWN CLERK BOURNE

All agenda items herein may be subject to a vote by or other action of the Board of Sewer Commissioners

Note this meeting is being televised and recorded. If anyone in the audience is recording or videotaping, they need to acknowledge such at this time – Michael Rausch Bourne Enterprise.

**Meeting Called to Order**

Chm. Potter called the meeting to order.

**1) Consent Agenda**

a. Approval of meeting minutes: 12-18-2019

**Voted:** Peter Meier moved and seconded by Judy Froman to approve the minutes from December 18, 2019. Vote: 5-0-0.

**2) Sewer Business**

**B. Update on Preliminary Commercial Wastewater Allocation Projects**

- Calamar
- Oak Bay Brewery

**C. Preliminary Commercial Wastewater Allocation Review**

- New Wastewater Treatment Facility

**D. Development Project in need of Wastewater Allocation**

- 227 Main Street
- Beachmoor
- 2% Residential Allocation

**E. Savary Avenue**

- Savary Avenue septic projects updates

**B. Update on Preliminary Commercial Wastewater Allocation Projects**

**Calamar & Oak Bay Brewery** – Tony Schiavi wanted to let the Board know the checks were received from Calamar and Oak Bay Brewery.

**C. Preliminary Commercial Wastewater Allocation Review**  
**New Wastewater Treatment Facility**

Tony Schiavi said next week there will be an SRF loan funding document for the Board of Selectmen to sign.

James Potter said he questioned staff for a preliminary idea of what would the impact be to the rates today, with no additional revenue, on the debt service to add the treatment plant. Also we're going to recommend that we vote to allocate the 100,000 gallons, available allocation, from the plant to hand out.

Tony Schiavi said we are going to update the chart to show where the allocations are coming from. We do have the process where we can review to see if we can capture back unused allocations.

Judy Froman questioned what happens to the commercial business that were set up prior to us having allocations. Tony Schiavi said they were captured in the 111,000 allocations that we are sending to Wareham.

**Voted:** Peter Meier moved and seconded by Judy Froman to add the additional 100,000 gallons to our allocation bank.

Gary Maloney, Buzzards Bay, questioned is the document you are using with these allocation numbers now publicly available, or is it just a proprietary document. What is the date you plan on having the plant online, to know that we can use those numbers?

James Potter said we are in the process of building a GIS database to show what properties are using. The plant is scheduled to open by Feb 1, 2021. There will be a rollout gallon figure to start up.

**Vote:** 5-0-0

**Voted:** Peter Meier moved and seconded by Judy Froman to agree to sign the water rate charge letter. **Vote:** 5-0-0.

**D. Development Project in need of Wastewater Allocation**

**227 Main Street**

Don Bracken, Bracken Engineering, representing James McLaughlin, requesting an allocation of 109 gallons per day [gpd]. The project consists of converting an existing 5-bedroom dwelling into a first-floor office space and two 2-bedroom apartments on the second floor. The application for 109 gpd represents the Title V flow for the office space at

1447 sq ft. The other thing we asked for is a waiver on the \$5,000 preliminary application fee and the \$1.00 per gallon.

Jared MacDonald said it is a significant enough change to require the fee.

Judy Froman said as we talk about our Economic Development, we need to put a little bit more definition and clarify what is residential/commercial and if there has to be a distinction. In favor of the flat fee.

**Voted:** Peter Meier moved and seconded by Judy Froman to approve the allocation request of 109 gpd for the parcel at 227 Main Street, Buzzards Bay.

Mr. Bracken said the request is for 109 gpd; we already had an actual flow of 30 gpd, suggested to subtract that from the 109 gpd. For allocation purposes we only need to request 79 gpd more, which should be the number to vote on.

Peter Meier adjusted the motion.

**Voted:** Peter Meier moved and seconded by Judy Froman to approve the allocation request of 79 gpd, above the 30 gpd they are already allocated, for the parcel at 227 Main Street, Buzzards Bay.

For procedural purposes Mr. Meier withdrew the motion for the 109 gpd and Judy Froman withdrew the second.

**Vote:** 5-0-0.

**Voted** Peter Meier moved and seconded by Judy Froman to grant the waiver of the \$5,000 fee plus the \$1.00 per gallon.

Peter Meier said this is what the growth incentive zone wants, so we should work with these property owners.

James Potter said he does not want to set the precedent that we will waive the fees. Part of this allocation fee is the system development charge. There is a lot going into the system, including the new wastewater plant that has to be captured when we have connections to the system. If we don't charge for the development of our system then all the existing rate payers pay that. As the system grows we are not capturing the new rate payers until much later. This only applies to commercial properties.

A variation of the policy, update the policy, to allow an incentive, maybe a reduction in the fee, depending on the amount of change to the property/building, to existing property owners to update their properties/buildings to bring into compliance with the growth incentive zone.

Jared MacDonald suggested a \$1500 reduction because it is bringing it back into what we are looking for in our growth incentive zone and it is also cleaning up a property that has been run down, and suggested the Sewer Commissioners revisit the policy for some kind of incentive-based wording.

**Voted:** Peter Meier moved and seconded by Judy Froman to amend the main motion; the new motion will be to waive \$3,500. Vote: 2-3-0.

Vote on the main motion

**Voted** Peter Meier moved and seconded by Judy Froman to grant the waiver of the \$5,000 fee plus the \$1.00 per gallon. Vote 1-4-0.

### **Beachmoor**

Stuart Clark, Green Seal Environmental, representing Mass Maritime Academy and the Mass State College Building Authority, requesting an allocation of 7,070 gallons per day [gpd]. This is considered a change of use changing from the Beachmoor Restaurant to a cadet dormitory consisting of 72 beds, a laundry facility, multi-use room, a catering kitchen (not a cooking kitchen).

Judy Froman said if it goes above 72 beds they will have to come back before the Board.

Stuart Clark went over the infrastructure that was put in.

Gary Maloney, Buzzards Bay, asked if it has been signed-off by the water district that we have the supply in that district to give them. Suggested this not get approved until the Board has spoken with the Water District.

**Voted:** Peter Meier moved and seconded by Jared MacDonald to approve the 7070 gpd allocation request.

Peter Meier suggested a curtesy call to the water District to make sure the flows are in order.

**Vote:** 5-0-0.

### **2% Residential Allocation**

James Potter said as part of the policy we need to reserve 2% for residential allocation. Glenn Cannon said the amount is 6,000 gallons per day [gpd].

**Voted:** Peter Meier moved and seconded by Jared MacDonald to allocate 2% currently at 6,000 gpd as residential.

Judy Froman questioned if this would be voted each year.

Jared MacDonald suggested to revisit the policy so it can be added to look at this number yearly.

**Vote: 5-0-0.**

## **E. Savary Avenue**

### **• Savary Avenue septic projects updates**

Updated 01.27.2020										
Savary Avenue Residents										
Account #	Property Owner	Address	Mailing Address	Map/Parcel	Phone #	Perc Test Completed	Septic Permit Application Submitted?	Installed/Inspected?	Sewer Line capped?	Notes
03-00003	Robert W. Lubold Patricia A. Lubold	21 Savary Avenue	21 Savary Avenue Sagamore Beach, MA 02562	12.1 / 86.00	774-313-9535	Yes	NO	NO	NO	Perc test done 10.25.2019 Permitting in the works
03-00004	Thomas M. Cloonan Maureen Cloonan	23 Savary Avenue	6 Wood Lawn Street East Taunton, MA 02718-2802	12.1 / 87.00	508-833-8213	YES	YES	YES	YES	Septic permit #155-19 not installed Sewer line cut and capped 01.24.2020 *see file for pics
03-00005	Carrie A. Holmes Amanda Lindvall	25 Savary Avenue	25 Savary Avenue Sagamore Beach, MA 02562	12.1 / 88.00	774-413-5484	YES	YES	YES	YES	Sewer line cut and capped 12.26.2019 *see file for pics
03-00006	Burton E. Bouldry Sr Mary Ann Bouldry	27 Savary Avenue	PO Box 126 Sagamore Beach, MA 02562-6126	12.1 / 89.00	508-888-2750	YES	YES	YES	YES	Capped off inside house but not outside 12.17.2019 Cut and capped exterior sewer pipes 12.23.2019 *see file for pics
03-00007	Jean A. Cole	31 Savary Avenue	31 Savary Avenue Sagamore Beach, MA 02562-2802	12.1 / 90.00	508-888-4248	YES	YES	YES	YES	Final inspection done 10.29.2019 permit #137-19 Sewer line cut and capped 11.04.2019 *see file for pics
03-00008	Charles Neff	33 Savary Avenue	33 Savary Avenue, RFD 1 Sagamore Beach, MA 02562		508-685-1447	YES	YES	YES	YES	Sewer line capped 10.23.2019 *see file for pics
03-00009	Nazia Hameed Ali Rahber	35 Savary Avenue	PO Box 722 Sagamore, MA 02561	12.1 / 92.00	508-364-9538	Yes	YES	YES	YES	Perc test done 11.05.2019 Inspected 1/21/2020 COC issued 1/22/2020 Sewer line cut and capped 01.27.2020 *see file for pics
03-00010	Stephanie A. Comick Trustee of the Stephanie A. Comick Trust	39 Savary Avenue	39 Savary Avenue RFD #1 Sagamore Beach, MA 02562	12.1 / 93.00	508-888-0055	YES	YES	YES	YES	Septic permit #147-19 has been issued Sewer line capped 12.17.2019 *see file for pics
03-00013	Edward J. McGuire Paula B. McGuire	52 Savary Avenue	52 Savary Avenue Sagamore Beach, MA 02562	12.1 / 96.00	unlisted	Yes	NO	NO	NO	Perc test done 10.25.2019- BOH discussed site limitations with engineer
03-00014	Prince Street Real Estate LLC c/o Phillip C. Kozar II	50 Savary Avenue	50 Savary Avenue Sagamore Beach, MA 02562	12.1 / 97.00	508-566-6035	Yes	NO	NO	NO	Perc test done 10.25.2019- BOH discussed site limitations with engineer 1.06.2020 conducted 2nd soil evaluation - Draft plan received 1.8.2020 On Board of Health agenda for 02.12.2020
03-00015	Richard A. Johnson Janet Johnson	46 Savary Avenue	46 Savary Avenue Sagamore Beach, MA 02562-2803	12.1 / 98.00	508-888-0229 [not in service]	YES	YES	YES	YES	Sewer line capped 8.13.19 *see file for pics
03-00016	James R. Fair Wendy L. Fair	42 Savary Avenue	42 Savary Avenue Sagamore Beach, MA 02562-2803	12.1 / 99.00	508-833-0840	YES	YES	YES	YES	Sewer line capped 5.16.19 *see file for pics
03-00017	Greta G. Sylvia Trust of the Sylvia Family Realty Trust	40 Savary Avenue	PO Box 1458 Sagamore Beach, MA 02562	12.1 / 100.00	508-888-2071	Yes	YES	NO	NO	Septic permit #175-19 not installed Hired Peter Valeri and paid deposit Work to begin Thursday 01.30.2020

Tony Schiavi said we are now down to four: 21, 52, 50 and 40 Savary Ave that are still connected. Expecting to begin construction on the system at 40 Savary Ave. on Thursday. The homeowners should be off the system by Feb 6<sup>th</sup>. 21, 52, 50 Savary Ave have only had perc tests done.

Phillip Kozar, 50 Savary Ave, said he had to revise the plan and put the system in the front yard. Sent the revised plan to Terri Guarino. It will go before the Board of Health on Feb 12, 2020, for approval.

James Potter said we anticipated we will stop pumping on Feb 5, 2020; the Board of Health suggested an extension of 60 days.

Jared MacDonald said our intent is to stop pumping on the 31<sup>st</sup> until the 6<sup>th</sup> so we can see how the system works with just the three properties flowing into it.

James Potter questioned do we want to extend beyond Feb 6, 2020. We still have four properties that will not be capped by Feb 6<sup>th</sup>. Do we want to match the 60 days from the

Board of Health? Mr. Potter also suggested that anyone that is not capped as of Feb. 6<sup>th</sup>, they would receive the next sewer bill, because they are still connected to the system. At the end of the extension we will have to figure out the payment for the pumping.

Jared MacDonald recommended a 30-day extension, the four homeowners that are still on the system will continue to pay their sewerage fees, and an informational letter of notification can be sent to those four homeowners that explains the fees that they will have to pay for the pumping of that system. We can work something out with Mr. Kozar.

**Voted:** Jared MacDonald moved and seconded by Judy Froman to grant the 30-day extension, to be determined, the cost for pumping, and those four users that are not capped will continue to pay their sewer rate.

James Potter said we will have another sewer meeting before the 30 days so we will know the amount for the remaining people on the system. The final date to come off the system is March 9, 2020.

**Vote:** 5-0-0

### 3) Sewer Visioning Agenda

F. Comprehensive Wastewater Management Plan Request updates

G. Upper Bay Project Update "Wareham Regional Update"

H. Bourne/Wareham Inter-municipal Agreement

F. Tim Lydon, Town Engineer, said it is still on schedule to be opened on February 6, 2020. The bid holders list is up to eight companies.

G. James Potter said he attended the last meeting they had, and gave a brief overview of what was talked about at the meeting.

H. James Potter said we brought them three items we want them to cover. First is for our 17.91% we should up the capacity given to Bourne to reflect the 17.91% which is about 268,000. The second item was we wanted to take a look at the admin fee that was being charged to Bourne. The third item is to simplify the form that they fill out, we should have an admin cost, which is a time and rate for admin, and then we should have a capital section on things that change from year to year. Their understanding is we will be part of the \$2,000,000 they borrowed, which is for a new basin they are building. We want to keep the communication open. They are meeting next month and they should have answers regarding our three concerns. We are supposed to be a partner with them.

Peter Meier questioned should we be looking into some sort of subsidizing or affordability to make the sewer rates affordable for the residents that are already having a hard time paying their bills.

James Potter said subsidizing it in another way doesn't address the real problem. We never had a chance to argue for more of a partnership so we could stabilize our rates. Commercial growth will offset the rates, because it will be divided amongst more people/businesses.

#### **4) New Business**

H. Any new sewer business (not foreseen 48 hours ahead of this meeting)

#### **5) Public Comment**

None Requested

#### **6) Future Agenda Items [Tracking early 2020]**

1. Bourne Scenic Park/Campground Sewer
2. Updating existing Sewer Regulations & Policies
3. Wastewater Allocation Policy and Procedures
4. Sewer Rate Study
5. Sewer Rate setting/vote — July 2020

Judy Froman said we need to get the conversation regarding Bourne Scenic Park into the conversation about the new bridges.

Glenn Cannon said the Tighe & Bond report is slowing down our Sewer Allocation Policy. We need information from that report to be able to finish the allocation policy. We need to make phone calls to Tighe & Bond.

#### **7) Adjourn**

**Voted** Peter Meier moved and seconded by Jared MacDonald to adjourn.  
Vote 5-0-0.

Respectfully submitted – Carole Ellis, secretary.