

Town Administrator Report
January 4, 2016

1. Projects Update:

Quinebaug Regional Technology Park Bridge, Road and Utilities Construction

- Contract 1/Contract 2 – Notices of Substantial Completion have been issued for both the bridge and roadway projects. Notices cite project punch list for remaining items under each project. They include:
 - Complete balance of electrical/telephone/communications conduits following completion of utility pole installation by Eversource.
 - Install riprap lining and crushed stone check dams in swales.
 - Complete balance of landscaping (this will be completed in spring).
 - Coordinate with engineer to provide additional erosion and sediment controls for winter.
 - Remove and dispose of erosion and sediment controls after site is vegetated and stable.
 - Install signage.
 - Complete any outstanding items noted by ConnDOT Semi-Final inspection conducted on December 22, 2015. Report still to be received. No major or minor items were cited during inspection.
 - Spot repair loam and seed as required in spring 2016.
 - Remove and dispose of erosion and sediment controls after site is vegetated and stable.
- Road Acceptance. Met with Planning Commission and they recommended accepting of Technology Park Drive by town meeting consideration. Both subdivision project approval and a recommendation under 8-24 of the Connecticut General Statutes as a municipal improvement was granted at their December meeting.
- Contract 2- Water. Water main installed from Quinebaug Avenue through treatment plant property to water main in Technology Park Drive. Pressure testing and disinfection is complete. Water main activation to YMCA is pending is pending work needed to be accomplished at their end.
- Sewer Lift Station – Work is progressing on lift station, hopefully, with a completion date of late January-early February. Completion date is dependent on arrival on pumps needed at the station. Contingency plans call for temporary by-pass pumping, if needed, to accommodate the opening of the Y mid-February.
- Gas Main – Gas main for project completely installed and energized. Service to the Y has been energized and meter installed. Gas main to QRTP lift station is in the works. *No change.*
- Trail System- Working with J&D Engineering to complete project specifications for extension of River Trail to the Tech Park over the one-lane bridge. Specifications will be completed this winter and town will go out to bid with construction slated for spring 2016. *No change.*

- Broadband Connection – Various contractors have approached Town to extend broadband connection off the state network to the Tech Park. Will go out to bid on this service. *No change.*
- YMCA has a completion date of mid-February. They hope to conduct tours starting in January. *No change.*
- Town Consortium (Putnam, Brooklyn, Pomfret, and Sterling) – Setting a date early in January to discuss each town’s funding and final signing of agreement.

Water Line Replacement/Relining Project

- Contract 1 work is completed in Thompson Avenue/Bates Avenue/Groveland area and in the Wilkinson/Bellevue/Prospect/Oak Streets areas. Any remaining temporary by-pass piping will be removed this month. Final paving will occur in spring 2016. *No change.*
- Contract 2 bid has been awarded to B&W Paving and Landscaping for \$8,101,905. Quinebaug Avenue to Tech Park main installed with activation by mid-December. Project will shut down for winter. The remainder of proposed Contract 2 project areas:
 - Arch Street, Arthur Street, Brown Street, Canal Street, Centennial Street, Church Street (Pomfret to Woodstock), Eden Street, Edmond Street, Fenner Street, Florence Street, Frank Street, Furnace Street, George Street, Grove Street, Interval Street, Letters Street, May Street, Mechanics Street, Memorial Terrace, Milton Street, Olney Street, Pomfret Street, Sewer Plant Road, South Main Street, Tatem Street, Vandale Street, Vine Street, Walnut Street, Wood Avenue (Church to Marshall)
- Work will begin at those locations in spring 2016. *No change.*

Sewer Lift Stations

- Four stations’ work has been completed and they are up and running. Working is continuing on the remaining six pump Stations. Worked with Town Attorney on obtaining the necessary sewer easement for lift station on Providence Pike. Associated Construction is responsible for the project in the amount of \$2.9 million for rehabilitation/reconstruction of town’s ten sewer lift stations.

Manganese/Iron Treatment Building

- Proposals were received from the two design/construction teams. Tighe & Bond/R.H. White submitted a bid of \$4.388 million and Stantec/Waterline’s bid was \$5.7 million. The low bid is almost \$2.4 million over the project’s estimated budget and appropriation. Staff and the WPCA are analyzing the bids, current financing, and the WPCA’s budget to see if this project can be accomplished within budget and without having to raise the consumers’ rates. This project is proposed on a design-build basis. Will keep you informed once WPCA makes a decision. *No change.*

Putnam High School Project

- Work is progressing in accordance with construction schedule. Contract for gas lines has been approved and gas will be installed in two phases for the 2015 (installed) and 2016 construction seasons. Received significant

reimbursement funds from State this month. This reimbursement will significantly assist Town with its cash flow situation on all project funding. State was holding back reimbursement for project based on their categorization of ineligible costs had strained the Town's cash flow situation for the past five months since we took out temporary notes in July. We've had some difficulty with some of the bids, particularly the technology bid.

2. WPCA. WPCA receive town meeting approval to proceed to final negotiations with United Water, possible approval at their December meeting, and with a new start-up date of January 1, 2016. Initial contract period will be for ten years. Various attorneys including Town Attorney and Bond Counsel are reviewing. Questions have been raised from our bond counsel concerning an IRS procedure on these types of public-private agreements where under the agreement 80% of the fees have to be fixed and only 20% can be variable. Parties are working through these concerns to satisfy the IRS requirements and allow the Town and United Water (Suez) to sign the agreement. Discussions are close on final agreement.
3. Conversion of Owen Tarr Park and Sabin Street/Woodstock Avenue properties. Working with Public Facilities Study Committee to meet the requirements of the state to find a substitute property of equal or better value to replace the passive, open space land off Sabin Street. Correspondence with attached maps was sent to state DEEP showing that Sabin Street property will still have extensive open space and a walking trail circling the entire property. A map showing the town-owned property (12.8 acs.) combined with land donated by the Newths (13.5 acs.) for a total of 26.3 acres to be committed to open space was also included with a description showing that the Town intends to extend the River Trail from the Farmers' Market over the Wheelabrator landfill bridge and tied into a trail system in the Tech Park. This proposal would still be subject to approval by the DEEP Commissioner. Based on town meeting approval of an appropriation for engineering and design work on the Sabin Street property, low bidder, Messier Associates, have begun work to determine the field needs on Sabin Street and construction of a bridge to site. Proposals from 17 architectural firms for design and engineering of Town Hall/Library complex were received on November 6th. Facilities Study Committee will review and developed a short-list of seven firms for further consideration and from that they will make a recommendation to the Selectmen. Their next meeting is January 7th.
4. Armory. A tentative agreement has been reached with NOW, Northeast Opportunities for Wellness, and the Town to develop the armory under design/build/finance/operate and maintain agreement with NOW. A draft agreement has been finished and submitted to Town Attorney and I'm working with him to develop a final draft. Town officials have been consulted on our space needs for the building to include office and storage space for Recreation Department, office and storage space (voting machines) for the Registrars of Voters, and space for our Veterans' Liaison. Common space shared by the Town will include a multipurpose activity hall (gym), multipurpose room/classroom, and a kitchen. A generator will be installed so that building can be used as a shelter if needed. Term of agreement will be for 25 years. A tentative diagram has been previously provided for your information. No change.
5. Sidewalk Reconstruction. Sidewalk reconstruction project has begun with the following streets or portions of streets started and/or finished: Battey Street, Church Street, and

Kennedy Drive. Work has progressed to Main Street with brick pavers being removed and decorative stamped concrete being installed instead. Work progresses.

6. High Speed Broadband Fiber Installation. *No change*. Firms' under state contract are investigating cost of bringing fiber to Tech Park from the backbone line. Began discussion with Town's IT consultant on bringing high speed fiber installation to certain locations in town for economic development reasons, particularly to our Tech Park. Discussion will be framed as a town policy decision and not just for the sake of installing technology. Possible ways to manage installation could be as a public utility much like our water and sewer utilities. Some key questions to move this question forward are:
 - a. What's Putnam's policy?
 - b. Who are the champions to move this forward?
 - c. Who are community partners?
 - d. Who are the telecommunication carriers serving Putnam?
 - e. Identify key players and their roles?

7. Pomfret Sewer Line Connection. Invited to a meeting of all the parties concerning the installation of a sewer line from Pomfret down the Airline Trail to our wastewater treatment plant. Parties involved: Pomfret, Rectory School, Pomfret School, Loos & Co., and the Pomfret's consulting engineers, Weston & Sampson. Putnam is reviewing a draft agreement with Pomfret allowing them to tie in to our system. Pomfret is looking to a possible spring 2016 construction start.

8. Municipal Solar Array Installation. Received call from SolarCity representative indicating that when their engineer visited site, he thought that the slopes on the landfill may be too steep to allow the installation of the ballasted anchors for the solar panels. Preliminary indications are that they would reduce amount installed by 75%, making the project not viable financially. I have contacted our consultant, Paul Michaud, and he is researching Town's options. We have proposed as a substitute site to the municipal landfill, our open space land off of Woodstock Avenue near the Woodstock town line. SolarCity engineers have been out to site. Haven't received any further feedback yet.