

Town of Pembroke Roads Committee

311 Pembroke Street, Pembroke, NH 03275

**MINUTES
Tuesday, November 7, 2017**

Meeting called to order at 6:00 P.M.

1. Attendance: Present: Oscar Plourde, Buddy Curley, Brian Seaworth, Doc Greco, Jason Menard, Victor Ranfos
Unavailable: Paulette Malo, James Boisvert

2. Old Business:

- a. Update roads for 2017
- b. Pembroke Loop Road project update
- c. Update CNHRP road conditions

a. Union Street was discussed and what needs to be done to put in drainage. Ledge is apt to be a problem. Blasting was discussed. The 2017 roads list is complete except for Union Street. The money should be encumbered to proceed with it in the spring.

b. They are working on punch list items and will not put the final coat down on Loop Road until next year. Discussion continued about how far they are paving on Route 3. The town owns Loop Road all the way to the lights but it is believed that the state has a 25' right-of-way. Temporary traffic lines were painted for this year.

c. Road condition data has been completed but it has to go to UNH to be properly entered into their software and will probably not be available to the town until next year. No hard copies will be provided, just software. Bow was the pilot for this program and it was found that the software needed to be revised before it could be used for our information.

3. Any Old Business:

- a. Emerson Mills report

a. When it was surveyed it was determined that the wall belongs to the property owners and they are responsible for it. The wall is failing. It is apparent that they are trying to get anything from other sources to cover the cost of the engineering and/or repair. They acquired the property as is. Public Works determined that there is no ground water coming through the wall. When the new owners took over the property, they redid the parking lot and that is when the problems with the wall were noticed. Using vibratory rollers may have contributed to the changes in the wall. Some contractors have owners sign waivers stating that they won't compact in areas of old structures such as near cemeteries or old wall structures. Oscar suggested going after a copy of the sales contract to confirm the fact that they purchased the property with its issues. This would bolster the Town's defense that we are not libel for any wall maintenance. The report from the Geotech company notes that "Additional frost action 'could' cause more damage". Discussion continued with regards to the area that would be affected by the failure of the wall. Should the wall fail, any damage to town roads would also be the responsibility of the property owners. The Roads

Committee suggests the town tell them to stop fishing for the town to pay for their wall. If the wall is failing, you need to take it down and fix whatever is wrong with it. If that means you have to tear up the road and get permission from the town to also fix the road, then that is what they should do. A notice read in the meeting stated that the owners plan on doing nothing more to shore up the wall. The roads committee members pointed out that no matter what the integrity of the wall was when they bought the property and what it is now, it is still part of their property and their responsibility to maintain.

Motion: Brian motioned to inform the Selectmen that the Roads Committee's opinion has not changed and that the wall is the responsibility of the owners to maintain.

Seconded: Oscar

Vote: All in favor

4. New Business:

- a. Bridge reconstruction update:
- b. Beacon Hill, East View and East Meadow
- c. Main Street

a. The question was brought up about the status of the bridge project. Selectmen received a letter that said they are having consultation meetings. VJ's update said it has not gone out to bid yet maybe 2018. Is there an issue of losing funding if all parties are not ready at the same time? Not enough new information was available to continue this discussion. They will bring it up at a later meeting.

b. This project is going out to bid next week. VJ said the pre-bid meeting is on November 29th and the Roads Committee members did not recall reviewing the plans and therefore they did not want to go forward with this. Then they recalled discussing open v. closed drainage and were leaning toward closed drainage to keep the culverts clear. Oscar did not remember seeing the final plans. Mike came in with his initial plans. The Committee has not seen the plans and does not understand why it is going out to bid without their review. If they proceed, then any questions will have to be directed to the Board of Selectmen since the Roads Committee was left out of the loop. They are questioning who approved that the town move forward with the bidding without seeing the plans. Doc Greco did not recall the final plans coming before the Board of Selectmen. In checking the records, the committee saw plans in 2016 and the plans were also reviewed by the Board of Selectmen. Doc asked that an email be sent to the Roads Committee to verify whether the final plans were reviewed.

c. Main Street. VJ provided a letter from KV partners which lists the dates for starting design. The letter states the engineering will be done Church Street to Turnpike Street, it includes where the State stopped down to Broadway. Not including down to Glass Street & Front Street. There is ledge at the top of that project. New drainage, pole relocation, sidewalks both sides v. one side. Water & Sewer are also to be engineered by KV. The dates of their timetable are all in the letter. Lists six meeting from start to finish and the Roads Committee is not included in any of them. When did the public presentation happen? They discussed the letter and expressed their concerns with the timing of the items on the letter. Actions start in December with a preliminary plans, January for public hearing, February final plan, and then advertise for bids in February-March 2018. Money has not been approved at this point so it really should not go out to bid. The Roads money will be tied up in bonds for the next couple of years. The committee mentioned that Mike Vignale has to redo his proposal, so at this point this schedule of items is not even close to realistic and it cannot go out to bid. The committee questioned why the engineering contract did not go out to bid. They also object to the fact that the engineer (KV)

also does his own inspections and they feel this is a questionable practice. Another issue of \$20,000.00 -\$25,000.00 cost that should have been paid for by KV or credit given for future engineering was discussed.

5. Any New Business:

6. Accept Minutes

a. October 3, 2017

Motion: Doc Greco motioned to accept with corrections (1700' and KV quote will need to be redone)

Seconded: Brian

Vote: All in favor

Next Regular meeting Tuesday, December 5, 2017* at 6:00 at the Public Works building

*Unless a special meeting is needed.

7. Adjourn: Motion: Doc

Seconded: Buddy

Vote: All in favor

Adjourned: 6:59 pm