

Town of Pembroke Roads Committee

311 Pembroke Street, Pembroke, NH 03275

**MINUTES
Tuesday, May 1, 2018**

Meeting called to order at 6:05 P.M.

1. Attendance: Present: Brian Seaworth, Buddy Curley, Jason Menard, Paulette Malo, James Boisvert,

Unavailable: Doc Greco

Moment of silence for Oscar Plourde, who passed away on Saturday.

2. Old Business:

- a. Pembroke Loop Road project update
- b. Status of North Pembroke Road Bridge
- c. 2018 Primary Road Recommendations
- d. Traffic Count Roads recommendation for CNHRP
- e. Union Street project

a. Jim said he has a meeting Friday May 4th, at 9:00 a.m. for the Loop Road update. There is a 50 +/- item punch list. There was an accident that took out a couple of pieces of granite curbing and they are hoping to get restitution from the party involved. The first 70 feet of Kline Way has had frost heave damage to the blacktop. Most of the other items on the list are on the state road portion. They have until the end of June to complete the punch list to avoid penalties.

b. David Jodoin and Jim met with Concord last week and everything appears to be on schedule. It looks like 2018 November might start the building. David Cedarholm is the new person from Concord.

c. List of eight roads of recommended roads. Two that need to be done this year are Pleasant Street and Sixth Range Road top coat. Jim has a meeting tomorrow. Brian can update you on Bow Lane, item 4 on the list. Last Tuesday night they had a Planning Board meeting on the Whittemore Road housing development. They should have one more meeting once they have met all the conditions. They have agreed to provide the Town of Pembroke with money to do some upgrading someplace (i.e. culverts, hot top) in that area. The Selectmen, Mike McNally, Tim Peloquin, are going to be meeting on Bow Lane about what can be done there to widen it. The owner of the golf course wanted to know if there was something they could do off sight to smooth the process for putting in the new homes. They offered \$30,000.00 to the town for the town to make those improvements. As an impact fee for the town to do whatever they felt would mitigate issues with that new development. The Planning Board generally thought it was a good idea. A number of members didn't know if \$30,000.00 was the right number. That is where Bow Lane came into this to help the flow of traffic on Rt. 3. The state doesn't feel the shoulder on Pembroke Street north bound lane is wide enough at Whittemore Road. The state put together an

estimate of what it would take to put in another 2 feet of shoulder on that side. The state estimated \$10,000.00-\$20,000.00 depending on what the issues were, so he took the average and doubled it to reach their offer of \$30,000.00. The Planning Board questioned if they could take a look at what costs would be involved at Bow Lane. The issue would be continued to the next meeting and by then they would be able to determine if that impact fee was reasonable or not. Also, that money would not necessarily be spent on Bow Lane and there was discussion towards the end of the meeting it was suggested that a Rt. 3 corridor study be done rather than a specific road. This would help determine if there was too much traffic in the neighborhood. If the town accepts the money, it would be spelled out in a contract how the money will be spent. It could be used for anything that benefits the traffic through that neighborhood. If it were up to Brian, the money should not be spent immediately but wait to see if issues related to the development surfaced and then direct the money as needed. That is just one opinion of a member of the Planning Board. Other members wanted to be more specific on the spending of any money. Paulette interjected that if anyone is available for Monday night's Board of Selectmen's meeting, a petition will be given to the Selectmen requesting that the town not allow them to open up the development to Nadine Road and/or have Bob McCormack's subdivision be all private roads. The Selectmen have to accept the road as a town road after it is built. The Planning Board took a straw poll said that Nadine Road should continue to Whittemore Road without restrictions. They had gone before the Zoning Board who took out the gate that had been proposed. Then back to the Planning Board. Paulette then received an email notifying her of the upcoming petition. The Police Chief will be going to that meeting, the Fire Chief may also be there and David thought it would be good to have a Roads Committee representative at the meeting also. Monday 6:30 p.m. The Bow Lane issue came up because residents say it is too narrow, and cars drive too fast now so if it was widened their complaint would be that traffic would go that much faster. Nadine is much wider than Bow Lane. As for how to spend the \$30,000.00 they agreed that it should not be used for one specific issue. It was also suggested that it be given to the town as a donation so that the town could decide the best way to spend the funds for offsite improvements. We need to decide if there is a specific thing offsite that the builder is required to contribute to because the development would impact that other area. If the Planning Board requires an offsite improvement be paid by the developer they need to have backup to prove it is a necessary upgrade or it could end up in court. However, with the money coming in in this manner, we don't have to prove a need exists. There will always be disagreement on how and where to spend the money but the town has six years to make that decision. If the money is not earmarked for something specific and is not spent within that time frame, it would go back to the developer with interest. Bow Lane was rebuilt in 1999. It was an "As Built" and Keach-Nordstrom Associates were involved but no plans have been located. When Bow Lane is done, the underlying drainage and water pipes will be redone too. There is a continuous drainage problem.

Pleasant Street is a topcoat, Sixth Range Road is also topcoat and Pembroke Hill Road is a shim and overlay. If we get the ok tonight we can put it out to bid. Main Street from Broadway to Terrace Lane is the next big project. KV Partners did the engineering, Promised Land is doing the surveying now. If we do Pembroke Hill, it was suggested that only ¾" overlay or 1" compacted to ¾" would be needed at this time. The committee paused to address the funds available and that new issues have come up on the Dudley Hill / Eastview project. There is wetlands now where there wasn't before and the state is requiring a retention pond be built. Pipe needs to increase from 10" to 36" and additional catch basins are needed (10 instead of 5). So the costs are rising. KV Partners estimate to David was \$62,000.00. but since DES sent out another person it was determined to be wetlands and here is what you have to do. There is to be a

preconstruction meeting next week. Larger pipe and more catch basins, slows the flow into the wetlands. If there is a storm, water will go right into the wetlands but you have to do what the state requires or you don't do it at all. Upper Beacon is the same way. The retention pond needs to be a little bigger at about \$5,000.00 more expense. The committee discussed where the town was borrowing money from for these projects. Monday night the Selectmen are to sign the papers to move forward. Paulette suggested going out to bid for the first three roads on the list (noted above). They said this would be the last year for \$60,000.00 for crack sealing and that next year there will be a separate line item in the budget for crack sealing of \$30,000.00. So that money will not come out of the paving budget.

Motion: Paulette Malo moved that it go out to bid

Seconded: Brian Seaworth

Vote: All in favor

d. Recommended roads for traffic count 1). Donna Drive, east of Ross, speed /count, 2). Rt.3 North of Donna Dr., speed /count, 3).Rt.3 North of Whittemore Rd., speed/count, 4). North Pembroke Rd. north of Borough Rd., speed/count

e. Union Street project should be done by Friday. We have \$13,000.00 in extra costs due to ledge. We encumbered \$90,000.00 and this should be enough. The Board of Selectmen took \$10,500.00 +/- for the upper parking lot. Paulette thought it was coming out of Building and Grounds budget line. John is putting pipe from the last catch basin all the way to the 4 Union Street building just for the drainage. Jim listed the progress including curbing was set, cape cod berm was done on Tuesday, sidewalk on Wednesday. When they were reclaiming the road there was no ledge until they got to the knoll. The road is 22' with a 5' sidewalk. All runoff should stay in the road and not go into people's property. They had not complaints on Appleton. There was thought to be a sewer issue at one point but Roto Router came and it was a property owner's issue not a construction issue.

3. Any Old Business:

a. Status for Beacon Hill, Eastview & East Meadow project

a. There needs to be a new map of the Beacon Hill project because of DES requirements.

4. New Business

a. Review new plan: Road Extension 7th Range Road (Berube)

b. Review crack sealing bids

a. There needs to be 200' frontage. The committee wants to make sure that from the corner of the daughter's proposed lot there is 200 feet of frontage. The current map looks like part of that frontage is on Mr. Berube's lot. The turnaround may be another hammerhead but should not include using the driveway an part of the turnaround. May 21st Mr. Berube goes to the Board of Selectmen. Next month he will have to go back to Planning Board.

- b. Reviewing the bids, only one contractor provided an insurance certificate. The state is now using Crafcro 201, Craftco 534 is on the bid specs. There is no difference in the cost of the products. Discussion continued regarding the differences in the prices submitted in the bids.

Motion: Paulette Malo moved to accept the bid from Advanced Excavating and Paving at \$3.75/pound. The other bidders did not have proof of insurance.

Seconded: Brian Seaworth

Vote: Jason abstained, motion passed

Recommendation to the Board of Selectmen that Advanced Excavating and Paving be awarded the bid.

5. Any New Business

a. TRC Meeting tomorrow regarding plans for a 1). Major site development for Silver Hill Development c/o Frank Merrill, the applicant wants to relocate the scale house, new parking, septic and well, culverts and since it is over the aquifer he needs special use permit and 2). Minor subdivision of lot 559-3 into two lots. Because it is over the aquifer he needs a special use permit there also. The committee discussed the documents describing the proposed plans and found that they were not clear. What was submitted is very confusing.

b. Attorneys did respond to the Emerson Mills claims and backed the town. Because Emerson Mills used a vibratory roller when they repaved the parking lot put in bollards and the town has done nothing to the road, the wall is therefore the sole responsibility of Emerson Mills.

6. Accept Minutes:

a. December 5, 2017

b. January 2, 2018

c. April 3, 2018

Motion: Paulette Malo moved to accept the December 5, 2017 minutes with a correction on a. should be "is".

Seconded: Brian Seaworth

Vote: All in favor

Motion: Paulette Malo moved to accept the January 2, 2018 as written

Seconded: Brian Seaworth

Vote: All in favor

Motion: Paulette Malo moved to accept the April 3, 2018 as written

Seconded: Brian Seaworth

Vote: All in favor

Next meeting June 5, 2018 at 6:00 p.m.

7. Adjourn: **Motion:** Paulette Malo

Seconded: Brian Seaworth

Vote: All in favor

Adjourned: 7:25 pm