MINUTES OF THE SPECIAL MEETING OF THE TOWN BOARD OF THE TOWN OF THURMAN HELD OCTOBER 06, 2014 AT THE TOWN HALL, 311 ATHOL ROAD, ATHOL NEW YORK, COMMENCING AT 7:00 P.M…

PRESENT: **MRS. EVELYN WOOD, SUPERVISOR**

MR. MICHAEL EDDY, COUNCILMAN

MR. LEON GALUSHA, COUNCILMAN

MR. DANIEL SMITH, COUNCILMAN

MRS. GAIL SEAMAN, COUNCILWOMAN

ALSO IN ATTENDANCE:

TOM SUOZZO, TOWN OF THURMAN ENGINEER

Recording secretary: **Cynthia R. Hyde**, Town Clerk

ROLL CALL

Supervisor Wood said that the purpose of this meeting was to take action on the recommendations of the town engineer regarding salt impacted wells in Thurman. **Wood** added that notices had been sent to homeowners involved. **Tom Suozzo** stated that he suggests two approaches, piecemeal going house to house or put in a public water supply. **Supervisor Wood** said that **Mr. Suozzo** recommends the cheaper approach. **Supervisor Wood** said that she talked to the town attorney **Mark Schachner** this afternoon and together they drafted a resolution assuming the board would want to move forward at this point with the cheaper option. **Supervisor Wood** asked if anyone did not wish to move forward.

Councilman Eddy wanted more conversation in particular pertaining to the unfinished business of **Mary Kenyon's** salt contaminated well. **Eddy** was unhappy that the town board was moving forward to correct salt problems with situations (wells) that just arose yet had not satisfied the problem with **Mary Kenyon's** well which was brought to the town board's attention (via letter to the town board) back in 2011.

Supervisor Wood said she had received that letter and a notice of intent from the DEC that spoke about impacted wells. **Wood** stated that we have worked through the process and we have reached a conclusion which is acceptable to the DEC and to the homeowner and we have begun to proceed with that. **Supervisor Wood** continued, there was a new well drilled, the town board did not move forward as far as hooking up that well, since then we've had additional impacted wells.

Councilman Eddy stated that he would have liked more time to read the engineers recommendation but didn't receive it until just before the meeting. **Supervisor Wood** said that the meeting papers had been in his mail box and that he could have come to get them. The supervisor paused the meeting to allow **Eddy** to read the engineers recommendation. **Councilman Eddy** said he would like to hear from the other part of the board. **Supervisor Wood** said that **Mr. Eddy** was out of order**. Councilman Eddy** asked the Supervisor how she knew he was out of order. **Supervisor Wood** said "because I'm the supervisor and you are a councilman". At that point several people from the audience spoke out of turn; one elderly woman stood up and refused to stop talking. **Supervisor Wood** said that she would have to call 911 if the woman did not sit down. **Councilman Galusha** told everyone to calm down and asked if everyone could be civil. **Councilman Galusha** asked the supervisor not to call 911 and expressed disappointment with behavior at board meetings. **Supervisor Wood** called 911. Shortly thereafter Warren County Sheriff's Department **Officer Kevin Ordway** arrived at the scene and remained in attendance for the rest of the meeting.

Councilman Eddy said that **Mrs. Mary Kenyon** was looking for reimbursement for the damage town salt has caused to her home. **Councilman Eddy** stated that no one had asked **Mary Kenyon** what she would like done about the salt contamination to her property. **Supervisor Wood** cautioned that the town board must act on the recommendation of the engineer and that if residents were asked what they wanted they could have a wish list.

Councilman Smith said that he understood that a municipal water supply may need two wells and could that include the well that was already drilled (on the youth field). Engineer **Tom Suozzo** stated that if a municipal water supply has

more than five connections two wells are needed, to have a back up, and that yes the well on the youth field could be one of them and another could be drilled a little higher up.

Councilwoman Seaman brought up that one resident (whose situation would only lend itself to an RO system or municipal system) wants nothing to do with chlorinated municipal water.

Councilman Eddy and **Engineer Tom Suozzo** discussed well drilling particulars. **Councilman Eddy** asked why a well had not been drilled on Mary Kenyon's property. **Supervisor Wood** said that a well could not be drilled on her property without being in the salt plume**. Engineer Tom Suozzo** agreed that it would be highly unlikely that a well drilled on **Mary Kenyon's** property would yield a clean source of water and that his firm could not recommend it. **Councilman Eddy** said that at this time **Mary Kenyon** would use her shallow well instead of connecting with the new well on town property.

Councilwoman Seaman said that **Mary Kenyon** does not request to be hooked to a water supply but that a new owner (of the property) would be hooked up in 60 days. **Councilwoman Seaman** stated that she believes we should take care of each individual homeowner with the reverse osmosis system with the town taking care of the maintenance: that way they have a clean water supply and won't need to be hooked to a municipal operation.

Councilman Smith asked about pumping out the old contaminated wells and sealing them to prevent further delineation of the salt plume. **Engineer Tom Suozzo** said it's a real possibility that the old wells are causing the salt to dive and that there is a DEC policy for abandon wells that includes grouting them.

Councilman Galusha asked if the RO system will reduce the salt to make it potable. **Tom Suozzo** said that there are different levels of RO systems and that you may have to treat the water before it gets treated with the RO system so the RO doesn't get plugged up.

Councilman Galusha asked about the maintenance plan for the RO systems. **Supervisor Wood** said that the attorney will work on that and that it will be for a term of year's, probably long term.

Councilman Smith wanted to know about reimbursement of contaminated items. **Supervisor Wood** said that we are exploring that with the attorney and that the attorney will look into it but that will be separate from this.

Engineer Tom Suozzo said that we are recommending putting a new well in for **Doug Kenyon** and will probably not have to use an RO system for the well.

Councilman Eddy asked where the money comes from for this project. **Supervisor Wood** said it is set aside in capital project, but that eventually we'll probably have to come up with a little extra money.

RESOLUTION # 71 :

Resolution to Accept and Proceed with Engineer Recommendation with Regards to Impacted Wells

WHEREAS a number of wells in the vicinity of the Town property have been impacted by salt, and

WHEREAS the Department of Environmental Conservation has indicated that the Town must provide a source of clean drinking water to impacted residences, and

WHEREAS the Town has requested its engineering firm make recommendations regarding the most appropriate manner to provide clean drinking water to impacted properties and the anticipated costs of such recommendations, and

WHEREAS the Town's engineer has provided the available options, anticipated costs associated, and recommendations to the Town regarding the impacted wells, now therefore,

BE IT RESOLVED that the Town Board approves the recommendation of the town's engineer and be it

FURTHER RESOLVED that the Town Board authorizes the Supervisor, Engineer, and Town Counsel to take such steps as necessary to effectuate the terms of the resolution.

ROLL CALL:

MOTION CARRIED: SEAMAN ~ YES, WOOD ~ YES, GALUSHA ~ YES, SMITH ~ YES, EDDY ~ NO

ADJOURNMENT:

On a motion by **Councilman Galusha,** seconded by **Councilwoman Seaman,** the meeting was adjourned at 7:34 pm.

MOTION CARRIED: 5 AYES ~ WOOD, GALUSHA, EDDY, SMITH, SEAMAN

Note: A second officer from the Warren County Sheriff's Office came to the Town Hall after the meeting was adjourned.

Respectfully Submitted:

Cynthia R, Hyde 10/08/2014

Attached:

Recommendation from the Town Engineer

Cost estimates for salt plume impacted residences and businesses in Thurman NY provided by Cedarwood Engineering Services, PLLC

Date: Sept. 2014

Cost of whole house Reverse Osmosis (RO) system including storage tank and reject seepage pit is - $10,000 to $14,000/residence installed. Cost of annual maintenance contract - $800/residence

Cost of replacement residential well including, pump, electrical, trench with service line -$11,000

Based on the location and lot size of the impacted residences and businesses Cedarwood recommends the following:

- The cost to connect Mary Kenyon's home, the Town Highway Bldg. and the Town offices to the new well including additional work needed at the recently installed well, purchasing and installing the water distribution lines, purchasing and installing the electrical wiring and the manhole, shut-off valves, check valves etc. is estimated to be - $20,000 (@prevailing wage rate)

  Mary Kenyon's home could either be connected to the recently installed well as shown on our previously submitted drawing or the Town may want to make a commitment to her, and any future owner of this property, that the well would be connected within 60 days if and when requested. The reason for this suggestion is it is my understanding that Mrs. Kenyon is content to use her own shallow well and that to install a system that is protective of other users on the new well's distribution system will substantially increase (manhole, shut-off valves, check valves etc.) the cost of the connection to her home. Additionally, Mrs. Kenyon does not want her lawn dug up to install a connection because she is concerned about her underdrain pipe. If my understanding is confirmed by Mrs. Kenyon, that she does not want to be connected to another water supply at this time, the Town should only install a "dead end" service line to her property line at this time and have an agreement to connect when requested.

- 277 Athol Road – It is likely that a new well could be installed on the existing $\pm$ 1.3 lot at the most up-hill location on the property. A 6" dia test well could be installed and tested to determine water quality and yield at this location. If a well could be installed at a relatively shallow depth and if the flow is, or could be restricted to no more than 5 gallons per minute, the installation of a new well at this location may be the best solution for this residence. Since the salt plume has not been delineated it is difficult to determine what would be a "safe distance" from the plume to be assured that salt will not be drawn into a well. The cost to install a test well that could eventually be converted to a supply well if yield and water quality are determined to be acceptable, is estimated to be $4,000.
  The cost to convert the test well to a permanent residential supply well and connect the water supply to the home, piping, electrical, etc., is estimated to be $7000.00 (Total cost $11,000)

  If the test well is determined to be contaminated with salt a whole house reverse osmosis (RO) treatment system could be installed, estimated cost $14,000 (pretreatment prior to a RO system is required). This option is not recommended because the down gradient property owner (269 Athol Rd.) is connected to a shallow water supply at this time and there is no indication that the upper (shallow) aquifer is contaminated with salt. The reject waste from an RO system at 277 Athol Rd. would have to be discharged to the upper aquifer. Cedarwood does not recommend discharging salt laden reject water from a RO system to the upper aquifer at this location due to the possible impact to the down gradient user.

- 318 Athol Rd., 286 Athol Rd.,274 Athol Rd., 317 Athol Rd., all should be provided with whole house RO systems, provided it is determined that the water can be treated by an RO system. There is no location at any these residences/businesses to install a replacement well out of the influence of the salt plume. The estimated cost of an RO system with a seepage pit for the reject is estimated to be $14,000 each.

Total cost to provide impacted residences, businesses, Town Highway Bldg. and Office Bldg. with potable water is

Mary Kenyon and Town Bldgs. (as designed)	$20,000
277Athol Rd. (Replacement Well option)	$11,000
318 Athol Rd., 286 Athol Rd.,274 Athol Rd., 317 Athol Rd.	$56,000
Additional Engineering and Permitting	$20,000
Total	**$107,000**
Maintenance Contract for 4 - RO systems	**$3,200/yr**

For a Public Water Supply (PWS) option regulated by the Dept. of Health due to five or more service connections, the estimated cost is

• Two source wells & pumps	$20,000
• A 16’ x18’ treatment bldg. for disinfection including all equipment and controls	$125,000
• Distribution system	$38,000
• Engineering, permitting , and construction oversite	$40,000
Total	**$230,000**

Operation and Maintenance

• Class - C Operator	$15,000/yr
• Chemical	$1,200/yr
• Electrical	$3,000/yr
Total	**$19,200/yr**