

CITY OF GARDNER

DEVELOPMENT REVIEW COMMITTEE

MINUTES

February 04, 2021 at 9:30 a.m.

VIA ZOOM

Members present: Trevor Beauregard-DCDP, Roland Jean-Building Dept., Lyndsy Butler-Conservation, Greg LaGoy- Acting Fire Chief, Dane Arnold-DPW, Chris Coughlin-Engineering Dept., R. Braks-Police Chief, and R. Swartz-Representative for Planning Board.

Members absent: James Trifiro-Police Dept., and Raymond LaFond-ZBA, Lauren Saunders-Health Dept.,

Others Present: Christine Fucile-DCDP, Matt P. Wzorek of Tighe & Bond, and Maribel Cruz-Economic Development Coordinator.

T. Beauregard opened the meeting at 9:30 a.m.

1. Minutes of December 16, 2020

Motion to approve minutes as presented.

C. Coughlin/R. Swartz.

Vote – All in favor.

2. New Business:

Project: Downtown Improvements Project Phase II

Mr. Wzorek of Tighe & Bond displayed Phase II plans. Matt noted Phase I was completed last year which mostly focused on Main Street, Central Street, and City Hall Avenue for sidewalks, ramp and crosswalk improvements.

Mr. Wzorek explained Phase II project has two Alternates. The Base Bid mostly focuses on Connors Street which will include sidewalk and ramp improvements, as well as lighting improvements, including the intersection of Parker, Connors and Graham Streets.

Alternate 1 is the crossing diagonally from the Gardner Ale House on Parker Street, as well as across the old Maki building lot.

Alternate 2 ties in where it was left off on Phase 1 which will include sidewalks and curbing, but no lighting or electrical.

The proposed plans starting with Parker Street will include new sidewalks, new curbing, resetting all the parking meters on poles, adjusting all the handholes, and all structures on the sidewalk. Crossings will pretty much be in the same locations since there was not much room to modify these with the existing curb lines.

Mr. Wzorek also pointed out on the plans a catch basin in the middle of a sidewalk that will be adjusted. The catch basin grate will be replaced with a new frame and cover instead of the grate which was not collecting any water. Mr. Wzorek noted this is all that will be touched for drainage on this side.

The Alternate 1 section across from the Gardner Ale house proposing to do little bump outs beyond the parked cars, on either side, to get pedestrians out into the roadway. There is a

drainage catch basin here, however, will transform it into a manhole and install a new catch basin on the corner to collect water. The connection into the drainage will not change.

Mr. Wzorek brought attention to the Base Bid work on Connors Street and noted there will be new street lighting on both sides with receptacles, new sidewalks and curbing. The window wells were looked at and shown to be in fair shape, therefore, will not need to be rebuilt.

Going down Connors, again, new lighting and receptacles on both sides. Mr. Wzorek noted new ramps were just put in as part of the theater park project, therefore, will try to get around that. In addition, there is an electrical cabinet and will be tying in the electrical for the lighting. Mr. Wzorek noted he has an electrical sheet displaying where the conduit runs. Next continuing down to City Hall Avenue, with lighting and sidewalks, but will not be touching the crossings, just butting up to the sidewalk. Mr. Wzorek pointed out wires that are pretty low in one section, therefore will not be installing any lighting. There are three poles proposed, however will verify with the contractor.

Mr. Wzorek pointed out the RRFB (*rectangular rapid flashing beacon*) for the crossing at Gardner Ale House, and said the RRFB (*rectangular rapid flashing beacon*) will go across both sides of the crossing. In addition, there is a hand rail going down the driveway at the crossing where the grades are not up to date, so these will need to be worked out. Also, there is a hand rail in rough shape that will need to be replaced. Mr. Wzorek stated he believes this actually is included in Alternate 2, so as part of the Phase 1 project, the pedestrian-activated beacon was installed on Central Street but not technically an RRFB (*rectangular rapid flashing beacon*). Since RRFB's at that time were not allowed by MASS DOT, they took away that restriction, therefore, this will be converted back to an RRFB which is included Alternate 1.

Mr. Wzorek pointed out the electrical details, and noted there will be handholes with every light and receptacle and the foundations will be flush, similar to what was done in Phase 1.

Questions/Comments/Concerns

R. Jean: Had no questions.

Chief Braks: Had no questions.

R. Swartz: Had no questions.

G. Lagoy: Had no questions.

L. Butler: Had no questions.

D. Arnold:

Questioned if the material, and the work is in the Bid for the conduit regarding the pedestrian light at the Gardner Ale House, going across Parker Street. Mr. Wzorek stated there currently is no conduit going across. D. Arnold asked if there is no need for one. Mr. Wzorek replied he does not think so since they are all wireless. D. Arnold said if it is not needed, that is great, but suggested looking into this.

Secondly, asked if the old bank entrance will be included, or was it part of Phase 1. Mr. Wzorek said it was completed as part of Phase 1.

D. Arnold commented it should also be noted Connors Street was added to the water main projects due to some water breaks the last few years. Therefore, will be paving down Parker and Connors as well, but will get this done before this project commences.

C. Coughlin:

Noticed on the detail sheet, "Siltsacks" for the catch basins, and commented the only place he is concerned is where the trenching is being done for the conduit, and wondered if the Siltsacks are

proposed for the whole scope of the project? Mr. Wzorek replied yes, they will be for every catch basin.

M. Cruz:

Wondered about the time frame so the Gardner Ale House, and other businesses around the area, can be informed ahead of time, and what the impact will be for their business.

T. Beauregard:

Thanked Mr. Wzorek for the overview, and suggested he check on the conduit at the Gardner Ale House to make sure it is on someone's agenda to get done, as well as on the bank crossing.

J. Legros:

Noted the concrete entrance to the bank was completed as part of Phase 1. The entrance closest to the Vernon Street side. The second entrance closest to the bank building further down Parker Street is not done, as it is in this project. Mr. Wzorek confirmed this is in the project.

Asked Mr. Wzorek the estimated time to complete the work proposed. Mr. Wzorek thought two to three months.

J. Legros suggested a coordinated plan between the Engineer and the DPW.

Mr. Wzorek directed to D. Arnold when he thinks he will be done with water on Connors Street. D. Arnold replied they are still in design stage, and should be wrapped up on Valentine's Day which is the 90% submittal, however, will have a better idea the end of February when going out to bid which should know end of March. C. Coughlin commented he believes end of March for a rough timeline, but believes middle to end of summer before seeing significant progress. D. Arnold stated the written spec in the bid is for the contractor to start on Parker Street to get down to Nichols Street as first priority, and will then add Connors Street. Hopefully, the goal is to start in mid-June and completed by early August.

Mr. Wzorek asked what the end date for the funding to complete the project. J. Legros replied the normal deadline for the funds would have been December 31, 2021, but DHCD is a good 4-6 months behind, so guessing they will give an automatic extension of contract dates to a minimum of June, 2022. Normally DHCD gives an 18 month extension period. As of right now, the contract end date says December 31, 2022, but the guess is they will give the full 18 months.

2. Other Business.

None at this time.

Motion to adjourn

L. Butler/R. Swartz.

All in favor.

Meeting adjourned at 9:58 a.m.