

The Narragansett Bay Commission  
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Vincent J. Mesolella  
Chairman

Raymond J. Marshall, P.E.  
Executive Director



**OFFICIAL MINUTES OF:**

Meeting of:	CEO Committee Meeting
Date:	March 23, 2011
Time:	9:15 a.m.

**MEMBERS PRESENT:**

Robert Andrade  
Jonathan Farnum  
Vincent J. Mesolella  
John MacQueen  
Al Montanari  
Angelo Rotella  
Richard Worrell

**MEMBERS ABSENT:**

Michael Salvadore, CEO Chairman  
Leo Thompson

**STAFF AND GUESTS PRESENT:**

Raymond J. Marshall, Executive Director  
Paul Nordstrom, NBC  
Deborah Samson, NBC  
Tom Brueckner, NBC  
Tom Uva, NBC  
Joe Pratt, Louis Berger Group  
Linda George, Senate Fiscal Office  
Karen Musumeci, NBC  
Karen Giebink, NBC

Laurie Horridge, NBC  
Richard Bernier, NBC  
Jamie Samons, NBC  
Laurie Vernon, NBC  
Sam Celone, NBC  
Diane Buerger, NBC  
Brenda Smith, NBC

**1. Call to Order**

Recognizing a quorum, NBC Chairman Mesolella in the absence of CEO Chairman Salvadore called the March 23, 2011 Construction/ Engineering/Operations (CEO) Committee Meeting to order at 9:35 a.m.

**2. Approval of Minutes – November 3, 2010 CEO Committee**

Chairman Mesolella asked for a motion to approve the November 3, 2010 CEO Committee Meeting minutes as written. Commissioner Montanari moved to approve the minutes of the November 3, 2010 CEO Committee as written. Commissioner Farnum seconded the motion. The vote taken by the CEO Committee was unanimous. The motion carries.

**3. Items for Action**

**A. Review and Approval of Resolution 2011:01; Award of Contract 119.00DEMO Demolition of Providence Animal Control Facility-Recommendation for Award**

Executive Director Raymond Marshall advised that six bids for construction Contract 119.00DEMO - Demolition of Providence Animal Control Facility were received by the Commission's Procurement Section on October 14, 2010. The contractors and their bids are:

AA Wrecking Co., Inc.	\$24,750
Pasquazzi Bros., Inc.	\$32,631
SITECON Corporation	\$45,620
J. R. Vinagro Corporation	\$49,500
VERDE NA, LLC	\$49,940
Daniel O'Connell's Sons, Inc.	\$117,777

He stated that the Providence Animal Control Facility was obtained from the City so that the NBC could construct a Regulatory Compliance Building. Under Contract 119.00DB a new Animal Control Facility was constructed for the City. Under this contract the old Animal Control Facility will be demolished to make way for the new Regulatory Compliance Building which is currently being designed.

AA Wrecking Co., Inc. submitted the low bid of \$24,750. This bid is 24% lower than the second low bid. The 3 references which were checked gave high marks for their work.

This Contract will be funded through Capital financing. The Contractor must adhere to the Contract requirements for MBE/WBE compliance, including state approval of his MBE/WBE Plan.

Mr. Marshall stated that as with all projects of this size and complexity there will be ancillary costs associated with the project including but not limited to: advertising, printing, police details, specialty engineering consultants (maximum contract ceiling of \$20,000), material/soil testing firm and staff time associated with contract inspection and administration.

NBC staff has determined that AA Wrecking Co., Inc. is the lowest responsive/responsible bidder. Therefore, we respectfully request your approval of the attached Resolution 2011:01 Authority to Award Contract 119.00DEMO - Demolition of Providence Animal Control Facility to AA Wrecking Co., Inc. for a cost not to exceed \$24,750 subject to the approval of the Contractor's MBE/WBE plan and EEO requirements by the Rhode Island Department of Administration.

Commissioner Worrell made a motion to approve Resolution 2011:01; Award of Contract 119.00DEMO Demolition of Providence Animal Control Facility-Recommendation for Award, Commissioner MacQueen seconded the motion and the vote taken by the CEO Committee was unanimous. The motion carries.

**B. Review and Approval of Resolution 2011:02; Contract 304.53C-Improvements to NBC Interceptors-FY2010-Recommendation to Increase the Limit for Change Order Requests**

Mr. Marshall stated R.P. Iannuccillo & Sons Construction Co. was issued a Notice to Proceed on July 1, 2010 for Contract 304.53C – Improvements to NBC Interceptors – FY 2010 for a cost of \$414,933. The work included the replacement of approximately 35 feet of clay pipe at the intersection of Melrose and Sumter Streets which had collapsed. During the work two problems occurred. The first one was the Providence Water Supply Board (PWSB) required us to replace approximately 30 feet of water main that crossed our trench at an angle. The pipe was over 100 years old and the trench under it was too wide to safely support the water main. The second problem was that the design drawings called for the rest of the pipe to be videotaped after the collapsed pipe was removed (our camera could not get through the collapsed area). The videotape showed that another 5 feet had to be replaced further down the pipe.

Mr. Marshall advised that the contractor was directed to proceed on a time and materials basis because the excavation was open and traffic control set up. It was more cost effective and safer to keep going instead of stopping and submitting a formal price for approval. We have negotiated a cost of \$8,934.74 for the PWSB water main replacement and \$14,468.72 for the extra sewer replacement.

Based upon the above, it is recommended that the Chairman and Executive Director be authorized to approve these CORs for Contract 304.53C for an aggregate amount not to exceed \$23,403.46 in addition to the 5% authorized limit and recommend approval of Resolution 2011:02.

Commissioner Farnum made a motion to approve Resolution 2011:02; Contract 304.53C-Improvements to NBC Interceptors-FY2010-Recommendation to Increase the Limit for Change Order Requests Award Commissioner Worrell seconded the motion and the vote taken by the CEO Committee was unanimous. The motion carries.

**C. Review and Approval of Resolution 2011:03; Authorization to Amend the Agreement with National Grid for Replacement of Gas Piping for CSO Phase II OF027 Sewer Separation Contract 303.05C**

Mr. Marshall stated that the Board approved Resolution 2010:12 in May 2010 authorizing staff to enter into an Agreement with National Grid to replace 9166 feet of gas piping prior to starting Phase II OF027 Sewer Separation Contract 303.05 for an amount not to exceed \$693,000. This amount included a 20% contingency for unforeseen costs that may be incurred during the gas company's construction. National Grid began the replacement work in October 2010 and the work is 75% complete. They will start work again in March and expect to finish by this summer.

Subsequent to signing the Agreement with National Grid, RIDEM notified NBC that RIDEM would not approve the plans for Contract 303.05C OF027 Sewer Separation Contract as submitted. The plans provided sewer separation for an area sufficient to comply with the CSO program criterion approved in 1999 that there would be no combined sewer overflows for storms less than the 3 month storm. When RIDEM reviewed the design plans, last fall, they determined that sewer separation would be required for the entire drainage basin. Their decision exceeds the criteria previously approved but nonetheless requires sewer separation on nine additional streets in the OF027 drainage basin.

At our request National Grid determined that 4,935 feet of gas main would have to be replaced on these nine additional streets. The estimated cost for replacement is \$1,096,500 which would be split, as in the current Agreement, on a 50/50 cost sharing basis with National Grid. The estimated cost for NBC would be \$548,250. As with the previous Resolution, we recommend a contingency of 20% should be added for unforeseen costs to be incurred during gas line construction. The total cost with the contingency would be \$658,000.

The estimated cost per foot of 4,635 feet of new replacement gas line (new lines) is \$89. The remaining 300 feet is at a higher rate because it will be a partial replacement. It should be noted that partial line replacement is more expensive than installing new lines but in a limited area is what needs to be done. The estimated unit cost for the previously authorized (May 2010) pipe replacement (original lines) was \$66 per foot. National Grid based the estimated cost per foot for the additional new lines (\$89/ft.) on the actual cost incurred to date for replacement of the previously approved lines. This suggests that the actual cost for the previously authorized lines will be about 35% higher than the estimated cost. NBC was not aware of this increased cost factor until early this month.

Based on the first invoice for the previously authorized lines which we received on 03/09/11, we are projecting about a 30% cost overrun on the estimated cost for the previously authorized lines. Therefore, we anticipate that we will need to come before the Board in the future for additional funding to cover the cost overruns incurred by National Grid for replacement of the previously authorized lines. In spite of the fact that Resolution 2010:12 (May 2010) included a 20% contingency, we expect the net increase to be an additional 10%-15%.

Therefore, it is requested that the Board approve Resolution 2011:03 authorizing staff to amend the Agreement with National Grid for replacement of gas piping on nine additional streets for CSO Phase II OF027 Sewer Separation Contract 303.05C for an additional \$658,000 and a total amount not to exceed \$1,351,000.

Commissioner Andrade made a motion to approve Resolution 2011:03; Authorization to Amend the Agreement with National Grid for Replacement of Gas Piping for CSO Phase II OF027 Sewer Separation Contract 303.05C Commissioners MacQueen and Farnum seconded the motion and the vote taken by the CEO Committee was unanimous. The motion carries.

**D. Review and Approval of Resolution 2011:04; Authorization to Acquire Property And/Or Temporary Easements Through condemnation or Negotiation for Phase II CSO Projects**

Mr. Marshall advised the NBC is about to undertake the process of construction of the Phase II CSO Program. Throughout this process NBC will need to acquire certain parcels of property and some temporary and permanent easements. NBC has entered into a Consent Agreement with the Rhode Island Department of Environmental Management pertaining to the completion of this multi-year program. Any delays in the acquisition of land or easements will jeopardize NBC's compliance with this Consent Agreement. Delays may also result in increased construction costs.

In an effort to ensure compliance with the schedule and control costs we would like the Board's authorization to acquire property for CSO Phase II without further Board approval. This resolution authorizes the Executive Director, or his designee, and the Chairman of the NBC Board of Commissioners to acquire any and all parcels of land and easements deemed necessary for the successful completion of the Phase II CSO Facilities project without further Board approval. Exercise of this authority will subsequently be reported to the Board as part of the Executive Director's monthly report.

The NBC will comply with all state laws and applicable NBC Rules and Regulations in acquiring these property rights, including but not limited to offering fair compensation for said acquisitions as established by appraisals obtained for that purpose. The authority being requested in this memo and companion resolution is for the particular series of projects associated with Phase II of the CSO program.

Therefore, it is recommended that the Board approve Resolution 2011:04\_ authorizing the Executive

Director and the Chairman of the NBC Board of Directors to acquire any property interest necessary without further Board approval for the successful completion of the Phase II CSO Projects.

(Commissioner Rotella is now present.)

Commissioner MacQueen made a motion to approve Resolution 2011:04; Authorization to Acquire Property And/Or Temporary Easements Through condemnation or Negotiation for Phase II CSO Projects Commissioner Andrade seconded the motion and the vote taken by the CEO Committee was unanimous. The motion carries.

**E. Review and Approval of Resolution 2011:05; Authorization for the Purchase and Installation of a 300 hp Motor for the Ernest Street Pump Station as Part of the Capital Improvement Plan**

Mr. Marshall advised the Ernest Street Pump Station (ESPS) contains five large (40 MGD capacity) and three small (20 MGD capacity) pumps and associated motors. The motor for the No. 3 Raw Sewage Pump at the ESPS overheated and was damaged on October 30, 2009. The motor is an original piece of equipment at the pump station installed in 1989 providing NBC with 20 years of service. It is one of the five large units more fully described as a 300 hp, 2300 bolt, 450 rpm, Continental Electric motor.

The ESPS is a critical part of the Field's Point Wastewater Treatment Facility (FPWWTF) process because without the ability to pump sewage into the treatment facility, the sewer system would overflow and raw sewage would enter the local rivers. The ESPS has the capacity to pump up to 200 mgd of sewage to Field's Point. All of the pumping equipment at the ESPS has been deemed "critical" for proper operation of the FPWWTF.

After the motor failed, the pump was taken out of service and the damage to the motor was evaluated. The motor was sent to an electrical service contractor to evaluate its condition and NBC's staff also inspected the unit. Based upon the level of damage to the motor, the age of the motor, the requirement criteria of the NBC's Asset Management Plan and the cost estimates received for repair, it was determined that it was in NBC's best interest to purchase a new motor.

Purchase of a new motor was included as part of the operating capital outlay budget for FY 2011 at an estimated cost of \$83,000. Staff initiated the purchasing process however the lowest bid that met specifications was considerably higher at \$183,000. As part of the purchasing process, staff also learned that it will take approximately 30 weeks from when the motor is ordered to when it will be delivered. Installation will cost approximately \$50,000. Given the cost, Operations staff evaluated the option of purchasing a new pump and motor together but it was determined not to be cost-effective.

Given the critical nature of this motor to NBC's operations, it is imperative that a new motor is ordered as soon as possible. In addition, based upon the dollar amount, the fact that the project will span two fiscal years, along with the complexity of the installation, finance staff has recommended funding the purchase and installation of the motor through the Capital Improvement Program. We are therefore requesting authorization for the purchase and installation of a 300 hp motor for the Ernest Street Pump Station as part of the Capital Improvement Program at a cost not-to-exceed \$235,000. Finance staff has advised us that there are capital funds available for this project.

Commissioner Andrade made a motion to approve Resolution 2011:05; Authorization for the Purchase and Installation of a 300 hp motor for the Ernest Street Pump Station as Part of the Capital Improvement Plan. Commissioner Andrade seconded the motion and the vote taken by the CEO Committee was unanimous. The motion carries.

**4. Other Business**

None.

**5. Adjournment**

A motion to adjourn was made by Commissioner MacQueen, seconded by Commissioner Farnum and the CEO Committee meeting adjourned at 10:11 a.m.

Respectfully submitted,



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Raymond J. Marshall, P.E.  
*Executive Director/Secretary*