

- PUBLIC MEETING -
Rockport Select Board
Tuesday, September 17, 2024
Auditorium – Opera House - 6:00 p.m.

AGENDA

- I. Call Meeting to Order**
- II. Amendments to the Agenda**
- III. Consent Agenda**
- IV. Action Items**
- V. Discussion Items**
- VI. Wastewater Commissioners**
 - a. Route 90 Extension – Design and Feasibility Study – Woodard & Curran
- VII. Select Board Liaison Reports**
- VIII. Adjourn**

Future Meetings, Office Closures, Etc.

Monday, October 14, 2024 – Town Offices closed Indigenous Peoples' Day

**Tuesday, October 15, 2024 – Select Board Meeting

September 11, 2024



Jonathan Duke, Town Manager
Town of Rockport
101 Main Street
Rockport, Maine 04856

Re: Route 90 Sewer Expansion Project
Proposal for Preliminary Work, Design Engineering and Bidding

Dear Jon:

Thank you for giving Woodard & Curran (W&C) the opportunity to assist the Town of Rockport with your goal of expanding sewer service along Route 90. We are pleased to submit this proposal for your review for the engineering services for the preliminary work up to public bidding.

PROJECT UNDERSTANDING

Woodard & Curran has been working with the Town of Rockport for the past several years in helping to evaluate options for expanding the public sewer service area on Route 90. This expansion will allow the Town of Rockport to develop additional workforce housing, expand business uses, protect and enhance human health and the environment, and support the needs of the local water utility.

The work includes the construction of approximately 2 miles of conventional gravity sewer and one pump station consisting of a below-grade wet well housing submersible pumps and a separate below-grade valve vault with a small electrical enclosure located at grade to house electrical and control equipment. This extension would serve approximately 70 additional users on developed properties and an estimated 515 users on properties that are projected to be developed. The majority of the projected users would be located on a parcel at the intersection of Route 90 and Route 17 that is currently being developed to provide desperately needed affordable housing as part of a mixed-use workforce development. This development may include 300 two-bedroom units.

In addition, the Maine Water Company owns and operates a drinking water treatment facility on Route 17 at the south end of Mirror Lake. This facility uses a membrane treatment process that produces a substantial quantity of backwash water that is difficult for the MWC facility to consistently treat to its permitted effluent limits. As part of the Route 90 sewer extension, the Town's wastewater collection system would provide a connection point to receive the membrane backwash water. This would alleviate capacity limitations at the MWC facility by reducing the need to treat their backwash water, allowing them additional capacity to supply drinking water to the new mixed-use workforce development discussed above.

Connection to public sewer is a critical part of the future development proposed down the Route 90 corridor and the planned growth of the Town of Rockport in an environmentally responsible manner. The project area is known to have poorly draining soils and shallow ledge, making individual septic systems costly and prone to failure.



The estimated conceptual project cost for the recommended option is \$9,320,000, including construction costs, engineering design fees, other related project costs, and project contingency. The Town has been able to secure a \$1,000,000 grant and up to a \$8,320,000 loan for completion of this project from the DEP. In addition, the DEP has approved using a \$1,000,000 ARPA grant that was awarded to the Town for use in helping pay for the design of this project.

We understand the Town’s and DEP’s goal is to have the Route 90 Sewer Expansion Project completed by the end of 2026. To achieve that goal, Woodard & Curran proposes the following project schedule:

Schedule	Description of Work
September 2024 to December 2024	Preliminary Work <i>Includes topographical and location survey, geotechnical investigations, permit identification, easement identification, developing a Design Basis Report that considers infrastructure required to connect to the Maine Water Company.</i>
October 2024 to February 2025	Review of individual HHE-200 forms to determine existing septic system locations, and providing the Environmental Review required by DEP along with a work plan.
December 2024 to May 2025	Preliminary Design Phase <i>Includes a preliminary design required to refine the estimated construction cost for Town vote in June 2025.</i>
June 2025	Town Vote. <i>Accept DEP loan funding.</i>
June 2025 to November 2025	Permitting and Final Design Phase
November 2025 to January 2026	Public Bidding Process and Construction Contract Execution
March 2026 to December 2026	Construction Phase Services (Not Included at this time)

SCOPE OF SERVICES

The Scope of Services includes engineering services for the preliminary work required for the design of the Route 90 Sewer Expansion Project, which includes gravity sewer, force main sewer, a new pump station, and existing infrastructure improvements and associated structures.

The scope of services for the preliminary work includes:

1. Kick-off Meeting



2. Base Map Creation
 - a. Conduct field survey to create a base map that includes topographic information such as 1-foot contours, surface features, above grade utilities and right-of-way limits. Existing subsurface utility information will be determined by obtaining utility records from the Town, State, private utility owners, and customers, as necessary.
 - b. Conduct geotechnical exploration along the pipe route and at the proposed pump station to determine the best methods for constructing the sewer infrastructure.
 - c. Other site-specific information not captured within the survey will be collected by W&C staff during field visits once the draft base map is complete. This effort will need to be coordinated before snow covers the ground and cold weather conditions make accessing manholes and catch basins difficult.
3. Environmental Review
 - a. Woodard & Curran (W&C) will prepare and submit the Environmental Information Document (EID) to provide information for the DEP review and approval. The EID will be prepared in accordance with NEPA requirements and will include the following environmental information.
 - i. Project Description
 - ii. Project Purpose and Need
 - iii. Description of Alternatives
 - iv. Description of Existing Environment
 - v. Environmental Impacts of Alternatives
 - vi. Section 106 Consultation with Maine State Historic Preservation Office
 - vii. USFWS IPaC Review
 - viii. Summary of Public Participation
4. Permitting, Land Acquisition, and Easement Identification
 - a. Work to determine dimensions of land to be acquired for pump station and easements needed for force main.
 - b. Identify and obtain all State and Local permitting requirements, including any wetland delineation at the pump station location.
5. Design Basis Report
 - a. Develop a Design Basis Report that considers existing infrastructure upgrades needed.
 - b. Identify infrastructure needed to connect adjacent neighborhoods to the project.
 - c. Update conceptual cost estimate.
6. Preliminary Design (60% Completion)
 - a. Prepare preliminary drawings and specifications.



- b. Meet with Town to discuss properties that will be connected to the new sewer main, review location and layout of new services and finalize method of connection of new services.
- c. Submit preliminary design and construction cost estimates to the Town for review and comment.
- d. Meet with Town to review preliminary design.
- 7. Final Design (90% Completion)
 - a. Incorporate 60% comments from the Town
 - b. Submit 90% final design, including drawings and specifications, and construction cost estimate to Town for review and comment.
 - c. Create documents to support process of Town obtaining easements necessary for construction of sewer mains.
 - d. Meet with Town to review final design.
- 8. Issues for Bid (100% Completion)
 - a. Incorporate comments from Town.
 - b. Submit 100% completion drawings and technical specifications to Town and DEP.
- 9. Bid Services
 - a. Advertise projects to bidders.
 - b. Attend pre-bid meeting, issue bidding documents to prospective bidders, and prepare and issue up to two addenda in response to bidder questions.
 - c. Evaluate bids and provide Letter of Recommendation.
 - d. Assist the Town in award of the Project.
- 10. Construction Administration / Periodic Inspection (Not Included at this time)

SCHEDULE

We propose to begin this Scope of Services for Preliminary Work in September 2024 and anticipate being able to complete the Work by January 2026.

PROPOSED FEE

We propose to complete the above Scope of Services for a lump sum not-to-exceed cost of, inclusive of reimbursable expenses.

Task	Proposed Fee
Survey	\$150,000
Geotechnical / Soils	\$75,000
Base Map Creation	\$50,000
Permitting, Land Acquisition, and Easement Identification	\$50,000
Design Basis Report	\$50,000



Preliminary and Final Engineering Services	\$400,000
Bidding Services	\$20,000
Expenses	\$10,000
Total Proposed Fee	\$805,000

TERMS AND CONDITIONS

The above Scope of Services will be completed in accordance with the previous Terms & Conditions dated October 24, 2023.

CLOSING

If you accept this proposal and wish to proceed with the Scope of Services, please indicate your agreement by signing the below Authorization to Proceed and return a copy of each for our records.

We are excited for the opportunity to continue our support for the Town of Rockport in implementing this important project for your community. Please let us know if you have any questions or would like to discuss anything in more detail.

Very Truly Yours,

WOODARD & CURRAN, INC.

Brent Bridges, PE
Vice President

cc: Morgan Roper, PE

AUTHORIZATION TO PROCEED

TOWN OF ROCKPORT

Signature Date

Name (printed)

Title