

Ad Hoc Dock Committee
Meeting Minutes 02.22.21

Attendees: Linda Murray, Jim Pineo, Robert Tougher, Paul O'Brien, Mary Devries, Dave Maher, John Thurston, Brian Black.

- Call to order

Paul called the meeting was to order at Noon.

- Approval of Minutes from 01.11.21

Motion was made by Linda Murray and seconded by Mary DeVries to approve the minutes. Vote passed unanimously.

- Paul spoke of this being his last Ad hoc dock committee meeting and the progress that was made in six meetings.

4. Update on Dock A Work.

Jim Pineo:

Jim reported that Dock A was currently under reconstruction.

If the warrant article referring to Docks B-G passes, a change order will be issued and completion of repair of Docks D, C, and B will be expected before June 1st of 2021

Fall of 2021 work will begin on docks E, F and G, assuming the article passes, complete repairs to the remaining docks.

If the other warrant article for dock extension passes, that work will happen in the Winter.

If the dock repair warrant article fails, the rest is null and void. Waiting to see if the come back with the vote.

John Thurston reported that someone asked why taxpayers should pay for extension on docks. Who should pay for it? Mary said that was a very small minority talking that way. What we heard at the deliberative session was positive. Not sure of how many voters are aware of the articles.

Paul

A question was raised about Luke doing the work and if it might be a conflict of interest because he is running for selectman. Paul spoke to Counsel and there is no conflict.

The docks are going to look good, appealing.

Next steps. Survey work for the parking lot.

Jim:

Surveyors want to do it when weather is better.

Paul asked about the boundary issues, and not extending Dock A. Linda reported that Mr. Bowers wants something in writing.

The Mount Washington was brought up.

Mary brought up the fact that the Mount folks may want to contribute funds to the project and may want to have some input. Linda reported that the folks who own the Mount have been in discussions previously and they are in agreement of the discussed plan. Unless there are changes to the plan there is no need to have further discussions with them. The town took responsibility for that dock back in 1996.

The Wolfeboro Inn has also been informed of the dock project as it will affect the Winnie Bell.

Paul

We need to reaffirm with them. Write it down. We're talking about a lot of money here.

John Thurston

Is there another entity that uses the commercial dock? How do they share that cost and the responsibility? Linda responded that it is handled by Landing fees.

Thurston

What about the tie and bond, and the seawall and the sequence of events?

Paul

What is the sequence of events after the construction? Jim where did we land on the hammer dock?

Jim

At this point it was not engineered into this plan.

Linda

Do we have it laid out about exactly where we want it? There is a 10-minute parking spot at the end of the doc where the Millie B. goes out and comes in.

Paul

The committee should discuss and decide about the hammer docks.

Mary

Review of where the location and timing of that pickup and dropoff. It is on the end of the dock of where the mail boat is. It might make sense to get it out of there. Linda

agreed with Mary. We talked about moving it off to another dock.

Paul asked if we're still going to use Dock A as a handicapped access? Jim responded that

there has been no conversation about that topic. Paul asked if it was a statutory requirement to provide ADA access? Linda responded that she did not believe there is. It started because we have a lot of elderly people here. Thurston suggested that perhaps we should move the drop off and pickup location to Dock A and also have handicapped access there? Bob Tougher suggested to Jim Pineo to check on the legality of cojoining the handicapped spot with the 10 minute drop-off and pickup spot.

Paul

Anything in the docks for CIP? Linda: It depends on what passes. There is a phase 2.

Paul

The parking lot.

Mary asked if we are going to engage the community right from the beginning?

Thurston wanted to know what are we looking for in the design.

Linda would like public input. Community forum.

Paul: There are some drawings that have been done. What about underneath the parking lot?

Thurston: I would think that we would want prudent measures to prevent stormwater runoff into the lake. Should this committee put it to the designer or engineers?

Mary thought that what is going on under the parking lot would be something the public works department should handle.

Bob Tougher responded that we have to go in that direction. We are starting to spend money. I think we have to have input to how best to prevent runoff.

Paul said we have targeted a Wolfeboro Bay watershed management plan.

Linda suggested sending this back to the Wolfeboro Waters committee.

Paul spoke about appropriating dollars to assess Wolfeboro Bay. We have this dock committee that is saying it is not in our orbit to address what is happening under the parking lot. I think it is an issue for Wolfeboro Waters.

Thurston asked if it would start with a study with the selectmen?

Linda asked what kind of system do we have in place right now? Do we do a study? A discussion with Wolfeboro Waters should happen first.

Paul mentioned that North Main St. and South Main St. has a lot of construction coming. It will all have an impact.

Linda thought that after the election we should meet back and start talking about a forum and if phase 2 is going to be about the seawall and dolphin, where is the community on the parking lot issue?

Paul asked about the condition of docks in Back Bay.

Thurston said that the master plan facilities subcommittee reviewed those docks and recommendation was made that the deterioration is not so bad that we are putting people at risk. They were not all good.

Linda suggested that the town needs a master dock asset management, plan for docks in Wolfeboro.

Paul suggested to Jim, that you may want to think about asking for as-builts.

Jim asked if we have an inventory of town owned docks?

Jim will see if we have an inventory of town owned docks. This committee got a lot done in a short period of time. In the future we could come up with a management plan so that they are not hitting us all at once.

Thurston reported that when we did the Mast Landing docks we did a stormwater management plan.

Paul spoke about the one we just did at the Libby being a complete surprise. It would be good to have a management plan.

Thurston asked who will do the follow up?

Linda responded the Public Works.

Paul thought docks should be a part of budget planning for Public Works.

Jim thought that is something we can do going forward. Putting someone in the water to get eyes on the docks underwater and then get a report on what is needed.

Jim asked if we want to reconvene after the vote.

Linda responded that if we get two candidates that win clearly, we could be set up by the second meeting in March. So, this committee could meet again in early April.

Motion was made to adjourn the meeting by John Thurston. Seconded by Bob Tougher.

Roll call vote was unanimous to adjourn.

Meeting adjourned at 12:54pm.

Submitted by Karen Lancaster