

BOSTON GROUNDWATER TRUST (BGwT)
BOARD MEETING
March 27, 2008
The Lenox Hotel – Patriot Room

The meeting of the Board of Trustees of the Boston Groundwater Trust was called order at 4:10 pm in the Patriot meeting room. The meeting notice was posted at City Hall in accordance with provision of the Commonwealth's Open Meeting Law.

Trustees in attendance, comprising a quorum, were:

Mr. Tim Mitchell, Neighborhood Association of the Back Bay
Mr. Gary Saunders, Boston Back Bay Association
Mr. Galen Gilbert, Fenway Community Development Corporation (CDC)
Mr. Peter Sherin, Greater Boston Chamber of Commerce
Mr. Paul Chan, Greater Boston Real Estate Board
Mr. Jim Hunt, City of Boston
Ms. Nancy Grilk, Mayor's office

Also present were:

Elliott Laffer, BGwT Executive Director; Christian Simonelli, BGwT Technical Coordinator; Mary Hall, Greater Boston Real Estate Board; James Lambrechts, Wentworth Institute of Technology; Anne M. Pistorio, North End Water Front Residents Association (NEWRA) Groundwater Working Group; Ms. Karin Mathiesen, Councilor Michael Ross Office; David Pottle, P.E., Project Engineer Massachusetts Water Resources Authority (MWRA), Jeff McLaughlin, MWRA

1. Adoption of the minutes of the January 31, 2008 Meeting

Minutes were distributed to board members for review.

Trustee Chan moved to adopt the minutes. Trustee Sherin seconded the motion.

Voted: To accept the minutes of the January 31, 2008 meeting.

2. Finance Report

Trustee Sherin reviewed the BGwT *Financial Report and Reconciliation Detail*. He noted that the annual BWSC contribution of \$25,000 has been received and is reflected in the current report. Also, the FUTA refund of \$117.59. Discussion followed.

3. FY 2009 Budget

Mr. Laffer reviewed the proposed FY 2009 budget, attached below. He noted that the biggest difference from the FY 2008 budget is the addition of the \$15,000 contingency line item. Discussion followed.

Trustee Gilbert stated that he was interested in learning more about how much water is going into the ground during precipitation events. Discussion followed.

Trustee Gilbert moved and Trustee Hunt seconded a motion that the co-chairs study and report on the suitability of hiring a city recharging coordinator as a new BGWT staff position. Motion passed

Trustee Hunt moved and Trustee Gilbert seconded a motion to adopt the BGWT's FY 2009 budget as presented, Motion passed.

4. Neighborhood Focus: East Boston

Mr. Laffer introduced David Pottle of the MWRA. Mr. Pottle presented the MWRA's plan for the entire sewer replacement system in East Boston. The project includes 4.5 miles of pipe ranging in size from 12"-66" in diameter. Mr. Pottle expects construction to be broken into 3 contracts and will begin sometime in June 2008 and end sometime in June 2010 at around a cost of just over \$60 million. Discussion followed.

Trustee Gilbert wanted to know if the MWRA pumps in East Boston. Mr. Pottle stated that they do and he would work on getting pumping records to the BGWT. Discussion followed.

Mr. Pottle stated that the to-be abandoned pipes on Border and Porter Street will be filled in with flowable-fill. He explained that flowable-fill is a mix of cement, water, and fine aggregate that will prevent water flow in the pipe. Discussion followed.

Trustee Hunt stated that he feels East Boston as a unique area in terms of water levels, pile cut-off elevations, and geology. Discussion followed.

Trustee Gilbert requested that Mr. Laffer attempt to get data on groundwater pumping in the area from MWRA, MBTA, and MTA.

The trustees agreed to once again discuss East Boston when additional data on pumping and on geotechnical issues in the area is received.

5. Research Projects

Mr. Laffer updated the BGWT on finding the tops of woodpiles using radar and acoustics. He noted that Carrey Rappaport of Northeastern will have a report to the BGWT soon after May 1st. Discussion followed.

Mr. Laffer noted that Professor Lambrechts will be providing the BGWT with a final report on his research on alternative foundation repair methods. Discussion followed.

6. MBTA Back Bay Station Area Project Update

Mr. Laffer updated the BGWT on the MBTA action team meeting with MBTA General manager Daniel Grabauskas. He noted that the Capital Improvement Plan request has increased from \$3 million to \$5million. Refer to the attached *Executive Director's Report: February 27, 2008*, for a summary of the meeting. Discussion followed.

7. Website Improvement

Mr. Laffer noted that there is a new address function tool on the website. The new address locator enables the user to type in an address and a zip code which will take

them to the location and indicate all existing o.w.'s around that property. Discussion followed.

Trustee Gilbert suggested that a zip code map be added to the website top help user identify which zip code to use when typing in an address. Mr. Laffer stated that he will look into adding this to the website.

8. Executive Director's Report

BGwT Executive Director Mr. Elliott Laffer distributed his report. Discussion followed. Refer to the attached *Executive Director's Report: February 27, 2008*, for a complete list of all activities.

9. Technical Coordinator's Report

BGwT Technical Coordinator Mr. Christian Simonelli presented his activities of the past month. Discussion followed. Refer to the attached *Technical Coordinator's Well Monitoring Update BGwT Meeting: March 27, 2008* for a complete list of all activities.

The meeting adjourned at 5:45 p.m.

NEXT MEETING: May 29, 2008 @ 4:00 pm at the Lenox Hotel. Neighborhood focus will be on the North End.

Notes submitted by Christian Simonelli, BGwT Technical Coordinator, on 3/28/08.

Respectfully submitted,



Galen Gilbert, Clerk

Boston Groundwater Trust FY09 Proposed Budget

	FY08 Budget	FY08 Tear End Estimate	FY09 Budget	
OPERATING				
Income				
City Appropriation	165	164.4	169	
BWSC	25	25	25	
Project Mgt Fees	25	0	0	
Well Installation	0	3.5	0	
Interest	0	36	30	
Columbus Center Grant	0	0	25	See Note 1
Total Income	215	228.9	249	
Expense				
Salaries	141	140	142	See Note 6
Hourly Wages	0	17	11	See Note 5
Retirement	4	3.7	4	
FICA + Unemp	14	12.6	13	
Health + Dental Ins	5	5	6	
Workers Comp	1	0.7	1	
Well Repl/Inst	25	10.8	12	See Note 4
Well Maintenance	4	1	2	See Note 2
Rent	10	11.4	12	
Electric	2	1	1	
Telephone	1	1	1	
Misc Office & Field Exp	3	1.5	2	
Website	8	8	5	
Continuing Education	2	0	2	
Accounting	8	6	7	
Strategic Planning	0	0	5	
Contingency	0	0	15	
Total Expense	228	219.7	241	
Surplus/Deficit	-13	9.2	8	
ONE TIME EXPENSE				
Research Project	0	0	20	See Note 3.

Notes:

1. Columbus Center funds may be received in FY08

2. Well maintenance costs are anticipated to increase in later years as wells age

3. Current research projects were funded in FY07. Some hourly wages were expended on them in FY08, but are not broken out

4. If additional wells are required, they can be funded from contingency
5. F&08 hourly figures include spending on research project
6. FY08 salary figures are higher because of transition from bonus to higher base salary for executive director

EXECUTIVE DIRECTOR'S REPORT
March 27, 2008

1. **DCR** – The DCR is scheduled to hold a public meeting in early April to discuss the interim repairs to the Storrow Drive tunnel. At that time we should be able to confirm whether the interim recharge system will be included.
2. **MBTA** – The Action Team met with General Manager Dan Grabauskas to formally present the long term plan for raising groundwater levels in the section of the South End near Back Bay Station. The meeting went very well, and the project will now move into the RFP stage for selection of the design engineer. The MBTA has set aside additional funds in the Capital Improvement Plan to assure that there is enough to complete the recharge system, as well as the underground wall if needed. There was also agreement on trying to set up a fund using the Commonwealth's appropriation for attacking the problem to generate the funds needed to maintain the system over the long haul. Plans call for actual installation of the system in 2010.
3. **GCOD** – The Board of Appeals continues to insist on complete compliance with GCOD standards. We have now had our first case that falls under the different standard that applies in the North End and Fort Point neighborhoods and have worked our way through a procedure that will apply in those areas.
4. **Legislation** – Citywide GET has developed a later draft of their legislation since meeting with the Trust in November. Rep. Walz has asked me to advise her in considering it.
5. **Website** – We upgraded our software this week to allow access to a location on the interactive map by entering an address as an alternative to zooming in. All other functions remain available as before. I have also gotten multiple compliments on our addition (at Tim Mitchell's suggestion) of a section on GCOD.
6. **350 Boylston Street** – The BRA scoping letter has been issued, and the proponents will be developing a Draft Project Impact Report. In addition to our comments, multiple letters addressed the importance of dealing with groundwater issues. The proponent and his team recognize the importance of the issue and have proposed a system that, if properly designed and executed, may provide more recharge than would be required under GCOD.
7. **30 North Margin Street** – I attended a public meeting on this project in the North End that includes a deep underground garage. There was much concern about groundwater expressed at the meeting. We will be working with the BRA and the proponent to make sure that those concerns are adequately addressed in a way that will not allow the garage to lead to reductions in groundwater levels. This level of protection is mandated by GCOD.
8. **Copley Place** – I have been contacted by a representative of the team proposing a new high rise building at Copley Place and expect to discuss their groundwater plans in the near future.
9. **Scoping Sessions** – I attended BRA scoping sessions on new projects at Parcel 24 in Chinatown and at 51 Melcher St in Fort Point.
10. **Research Projects** – I have an agreement with the lead researcher on the remote sensing project that we will have a report by May 1. I anticipate receiving a report on the alternative foundation repair project before that.
11. **Recharge Methods** – The DEP and the Boston Environment Department are planning a trip on April 1 to the University of New Hampshire to view a lab they have to research methods of stormwater capture and recharge. I've been asked to attend and will be there.
12. **Comment Letters** – I filed comment letters, all of which are posted on our website, on the following projects: 5-10 St. George St; Parcel 24 Chinatown; 49/51/63 Melcher St; Emmanuel College Fenway Residence Hall; and 316-322 Summer St.

**TECHNICAL COORDINATOR'S
WELL MONITORING UPDATE
BGwT Meeting: March 27, 2008**

WELL MONITORING

The BGwT's latest set of readings are indicated below.

There are currently 714 wells in the West network. Wells were read between Feb. 3 – Mar. 14, 2008. Of the 714 wells read:

- 218 wells @ elevation >7'
- 278 wells @ elevation 5'- 7'
- 114 wells @ elevation 3'-5'
- 16 wells @ elevation <3'
- 1 wells @ Dry
- 87 wells @ no reading

We have read 85 wells in the East network (East Boston Area). Wells were read in East Boston on Jan. 26 & 30, 2008. Of the 85 wells read:

- 38 wells @ elevation >7'
- 10 wells @ elevation 5'- 7'
- 7 wells @ elevation 3'-5'
- 7 wells @ elevation <3'
- 10 wells @ Dry
- 13 wells @ no reading

NOTE: We are continuously reading the well network and started a new set of readings on Wednesday March 26, 2008.

LEVELOGGERS

- As per agreement with GEI Consultants Inc., loggers (there are a total of 5) installed in and around Cazenove St. continue to be uploaded once a week and sent to GEI Consultants Inc. The purpose is to observe the water levels in the area where the recharge systems have been installed.
- 5 dataloggers have been installed on Beacon St., in the Berkeley to Clarendon St. block. This area (historically) shows a wide range of high and low elevations. We are looking for any trends that may explain this. We recently added a logger in a well that was replaced at the corner of Back and Clarendon St.
- 3 dataloggers have been installed in the North End around Fulton and Commercial streets. Again, we are looking for any trends that may help explain the wide range of elevations over a short distance.

ISD REASEARCH

- The North End was researched. Most of the information found in the area was on Fulton and Commercial Streets. There is some documentation indicating that pile work may have been done and, some buildings had structural work relating to piles done. However, there were no reports detailing any underpinning.
- We continue to look for any underpinned buildings.