

<p style="text-align: center;">TOWN OF WESTON COMMUNITY PRESERVATION COMMITTEE Project Submission Form – FY14</p>

Submitter:
Weston Conservation Commission

Submission Date:
February 27, 2014

Submitter's Address:
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Purpose:

- Acquisition, creation, or preservation of open space or the rehabilitation/restoration of open space if acquired or created with CPA funds

Project Name and Brief Description (HISTORY):

In May 2012, Town Meeting voted to appropriate \$317,000 from the Community Preservation Act Fund to reconstruct Hobbs Pond Dam off Lexington Street. The dam was severely damaged from rainstorms in 2010 and the reconstruction of the dam is necessary to preserve Hobbs Pond.

The preliminary cost estimates prepared by Weston & Sampson, Inc (the Commission's engineering consultant at the time) estimated the total project cost (design, permitting, construction, and monitoring) to amount to \$497,000. In addition to the \$317,000 secured at Town Meeting, the remaining funds were secured by private donors (\$100,000) and FEMA (\$80,000).

In September 2012, the Commission hired Pare Corp to oversee the design, permitting, and construction monitoring of Hobbs Pond Dam. Design and survey field work commenced in September 2012. In March, Pare Corp completed its in-depth cost study of the project and determined that the overall construction cost of the project will amount to \$550,000 (including a 25% contingency add on) - - see attached "Schematic Design Submission." Since the engineering, design and construction monitoring contract with Pare Corporation amounts to \$100,000, the total project cost becomes \$650,000; an additional \$148,000 than what was anticipated.

The original opinion of construction cost developed during the preliminary assessment was based upon a general understanding of the needs. The design as developed and presented by Pare Corporation includes a restoration of the pond to its historic pond depth elevation (rather than one-foot lower as was originally designed), incorporation of additional features to improve current operations, and decrease potential beaver activity (and beaver/human conflict). In addition, the spillway will be the same width as the present one, with an auxiliary spillway constructed along the eastern dam embankment to provide additional discharge capacity. This will limit potential future erosion during larger storm/runoff events.

UPDATE

Town Meeting appropriated the additional funds in May 2013. Environmental permitting was completed in the summer of 2013 and New England Infrastructure Inc., was awarded the Construction bid in October 2014. Due to some unexpected delays at the beginning of the project (re-design of the spillway, discovery of contaminated creosote timbers buried next to the spillway, unexpected ledge and unsuitable soils encountered while excavating for the new spillway), the bulk of the spillway construction work was then pushed into January and February. Due to the extreme cold temperatures and numerous snow storms, the contractor has experienced significant winter conditions problems that were nether anticipated nor accounted for in the original contract. Daily snow removal and suitable site preparation to allow for pouring of concrete in winter has been a financial challenge. The team has met on a number of occasions to determine whether the work could be put on hold until spring but since the old spillway was removed, there is concern over significant environmental harm should unexpected spring rains erode what remains of the dam and the construction site in its current state. Based on these concerns, it was decided to continue with the construction during the winter months.

Construction is still anticipated to be complete by June 30, 2014. Annual Maintenance of the dam is estimated at \$4,000 and will be paid out of the Conservation Commission's budget.

How This Project Helps to Preserve Weston's Character:

In 1953, the area known as "80 Acres (where Hobbs Pond resides) was sold to Frederic C. Dumaine, Jr. and Albert B. Hunt. About that time, the owners dammed a wet meadow to form Hobbs Pond, and the area was used for recreation. During the mid-1970's, they deeded much of the land to the Town. Hobbs Pond and the surrounding 80 Acres is a popular recreational area for dog walking, jogging, hiking, and nature-watching. In order to preserve the Hobbs Pond and continue with the construction activities, the Commission respectfully requests an additional 50,000 in CPA funds to cover the new balance of the project.

Projected Cost:

Fiscal Year	Total Project Cost	CPC Funds Requested	Other Funding Sources
2013	\$497,000.00 (original cost estimate)	\$317,000	\$80,000 - FEMA, \$100,000 - private donations)
2014 (previously approved in May 2013)	\$662,000.00 (revised cost estimate)	\$150,000	\$15,000 expended from the Conservation Commission Budget to pay for contaminated timbers
2014 (Request for 2014 May Town meeting)	\$712,000 (revised cost estimate)	\$50,000	
Total	\$712,000	\$517,000	\$195,000

For Community Preservation Committee Use:

Received on:

Associated Town Department/Committee:

Reviewed on:

Determination:

Hobbs Pond Dam Funding Sources

	Amount
Community Preservation Act Fund	\$467,000
FEMA	\$ 80,000
Private Donors	\$100,000
Conservation Commission Budget	\$ 15,000
TOTAL MONEY AVAILABLE	\$662,000

Hobbs Pond Dam Contract Amounts

	Amount
Pare Corporation (engineering, design, permitting, & construction monitoring)	\$99,990
New England Infrastructure, Inc (NEI) (dam construction)	\$ 421,385
Total Contracts Awarded	\$521,375
Remaining Available Budget (\$662,000 - \$521,375)	\$140,625

Hobbs Pond Dam Construction Phase Change Orders (Completed)

		REMAINING BUDGET
Total Budget (\$662,000) – Original Contracts (\$521,375)		\$140,625
10/13: Redesign Spillway (NEI)	\$25,699	\$114,926
11/13: Redesign Cofferdam (NEI)	\$15,000	\$99,926
12/13 – 1/14: Contaminated Timbers (NEI)	\$4,079	\$95,847
12/13 - 2/14: Contaminated Timbers (Green Seal)	\$14,938	\$80,909
1/14: January Winter Conditions (NEI)	\$11,383	\$69,526
2/14: Unsuitable Soils and “Flowable Fill” (NEI)	\$7,000	\$62,526
2/14: Bedrock Encountered - excavating for footings (NEI)	\$4,238	\$58,288
2/14: February Winter Conditions (NEI)	\$18,949	\$39,339
1/14 – 3/14 Construction Monitoring (Pare Engineering)	\$21,050	\$18,289
Contingency incorporated in NEI Contract	{ \$20,000 }	\$38,289

Hobbs Pond Dam Construction Phase Change Orders (Future)

	REMAINING BUDGET
Budget Balance (as of 3/18/14)	\$38,289
3/14: March Winter Conditions (NEI)	~\$15,000
3/14: Final Bill – Contaminated Timbers (Green Seal)	~\$2,000
4/14: Wetland Replication Monitoring (Pare Corp)	~\$5,000
5/14: Additional Construction Monitoring Expense (Pare Corp)	~\$10,000
Unexpected Future Issues	??
July 2014: Expected Completion Date	

Conservation Commission is requesting
\$50,000 to cover unexpected spring issues