

BOARD OF WATER COMMISSIONERS
MINUTES FOR THE MEETING OF
OCTOBER 28, 2025

A quorum being present, Chairperson Fox called the meeting to order at 5:00 PM. He announced that the virtual version of the meeting was being recorded and requested those in attendance to state their name and title for the record by roll call:

Board Members present in person: Robert H. Sheldon, Commissioner – Present; Joshua M. Fox, Commissioner and Chairperson – Present; and Robert E. Boyd, Commissioner –Present.

Others present in person: Vincent J. Roy, Executive Director - Present; Thomas S. Travers, Treasurer – Present; Michael Abbondanzio, Foreman – Present; Karen Moretti, Assistant Treasurer – Present; and Renee Adams, Executive Administrator – Present.

Others present virtually: None

1. Review and Vote to Approve the Minutes from the Board of Water Commissioners Meeting held on October 14, 2025.

The Commissioners reviewed the minutes for the October 14, 2025, meeting. Chairperson Fox moved to approve the minutes as amended. The motion was seconded by Commissioner Sheldon and approved by unanimous roll call vote:

Joshua M. Fox, Commissioner and Chairperson - Aye
Robert H. Sheldon, Commissioner – Aye
Robert E. Boyd, Jr. – Aye

2. Review of the Director's October 24, 2025, Bi-Weekly Report.

Director Roy presented his bi-weekly report, covering the following topics:

- East Street WTP/PFAS Treatment Project:

Commissioner Sheldon asked Director Roy whether a decision had been made regarding the access hatch issue at the East Street PFAS Treatment Project. Mr. Roy responded that Weston & Sampson had presented him with three potential solutions and that he was scheduled to meet with their team on-site on Friday, October 31st, to discuss the options in greater detail.

- Leak Abatements:

Commissioner Sheldon asked Director Roy to provide details regarding the water abatement request noted in the Director's Report. Mr. Roy explained that the District had processed four applications over the past two weeks, all related to faulty irrigation equipment. He further stated that each applicant met the established criteria for receiving an abatement.

- PFAS Pre-Litigation Investigation/SL Environmental Law Group:

Treasurer Travers inquired whether the District had received the \$842,000 from the legal settlement. Assistant Treasurer Moretti responded that the funds have not yet been received. Once they are, she and Treasurer Travers will collaborate to invest the money on behalf of the District.

- Raymond Road WTP/PFAS Treatment Facility:

Chairman Fox asked Director Roy to explain the reported leak on the newly installed relief piping. Director Roy stated that the pipe had been temporarily repaired using repair clamps and that Barbato Construction had been notified. He further noted that the facility remains under warranty and that Barbato Construction would be coordinating with Newterra to implement a permanent solution. Commissioner Sheldon asked that the District inform Randy Nixon of Corrosion Probe of this latest leak.

- Wells 4 & 6 PFAS Treatment:

Treasurer Travers asked Director Roy how the treatment portion would be funded. Director Roy responded that the District has several funding options available, including State Revolving Funds (SRF), Multi-District Litigation funding, the Connection Fee Funding account, or an appropriation at the Annual Meeting.

The Commissioners and Director Roy continued discussions regarding the logistics for installing a new raw water main from Wells 4 and 6 to the Raymond Road Water Treatment Plant (WTP). They also discussed plans for a second 12-inch distribution main to replace the existing 12-inch asbestos cement (AC) water main, as well as the process for blending water from Wells 4 and 6 with treated water from Raymond Road WTP. Commissioner Sheldon asked why any pilot testing would be required for mixing Wells 4 and 6 with the treated water from the Raymond Road PFAS treatment facility, since it seemed merely a dilution calculation.

- Metrowest Water Consortium Meeting:

Commissioner Sheldon informed the Commissioners that he had attended a virtual meeting with neighboring communities regarding an upcoming study to further explore the possibility of the Massachusetts Water Resources Authority (MWRA) supplying water to the MetroWest area. Mr. Sheldon noted that while the meeting was organized by the MWRA, Maynard's DPW Director, Justin DeMarco, led most of the discussion. Concord's representatives were less active than in previous meetings due to scheduling conflicts, and Alan Cathcart was absent. Darin LaFalam, Concord's Water and Sewer Superintendent, participated briefly.

During the meeting, MWRA reported that Sherborn had recently filed a draft Environmental Impact Report (EIR) related to joining the MWRA system. Expansion efforts toward Ipswich are progressing, and six South Shore communities are also exploring expansion opportunities. MWRA emphasized that while it has water available for sale, it currently lacks the capacity to accept additional wastewater from new member communities.

Mr. DeMarco provided an update on the MetroWest communities forming a consortium to pursue MWRA water access independently. Nine communities have committed to the initiative. A Request for Qualifications (RFQ) was issued to select an engineering firm to assist with the process, and an award has been made—though the firm's name was withheld, likely due to ongoing contract negotiations. Work is expected to begin shortly, with a final report anticipated in spring or summer 2026. The group is actively engaging state and federal representatives to secure funding, with mentions of outreach to Senator Jamie Eldridge and Representative Katherine Clark.

Mr. DeMarco also discussed efforts to align with the MBTA Housing Initiative to expand water infrastructure in support of increased housing capacity. He stated that Maynard is aiming to grow "vertically" and evolve into a more urbanized community, in contrast to neighboring towns. He cited a recent attempt to approve 1,000 new housing units, which was unsuccessful due to inadequate water supply. He also referenced Maynard's decision approximately 30 years ago to abandon the White's Pond supply—incorrectly identifying it as located in Sudbury—as a move to limit growth.

Martin Pillsbury, Senior Environmental Advisor at the Metropolitan Area Planning Council, attended the meeting for the first time. He shared that there are ongoing discussions about streamlining the MEPA process for water-related projects, potentially requiring only an Environmental Notification Form (ENF) instead of a full Environmental Impact Report (EIR). He also noted that the Minuteman Advisory Group on Interlocal Coordination (MAGIC) is conducting a water assessment for its member communities, although the work is being carried out by planners rather than water professionals.

- Discussion with Town of Weston Department of Public Works:

Commissioner Sheldon reported that he had met with four individuals from the Weston DPW on October 22 as part of his work with the Framingham Department of Public Works. The focus of the discussion was replacing tanks in Weston. However, Weston's people provided some insights on how their system works, and those insights are relevant to the District in terms of an MWRA connection.

Weston gets its water solely from the MWRA, and there is only one connection to the MWRA's

aqueducts. Because of that, Weston is concerned about a potential maintenance or emergency event causing that one connection to be out of service, which would cut off water entirely to Weston. Also, despite having a less-restrictive source than Sudbury's aquifers and wells, Weston has to implement water restrictions because of high peak usage during irrigation months. In fact, they have tanks that drop to dangerously low levels, in which case they have to drive around to the highest water users and ask them to stop using water.

- ADU:
Director Roy informed the Commissioners that the District had recently received four separate applications for water service to accessible dwelling units (ADUs). He noted that while the District's policy does not specifically address ADUs, it does require a separate water service connection for any additional dwellings on a parcel. Chairman Fox requested that Director Roy consult with District Counsel to ensure the policy aligns with the new state regulation.

There were no further questions regarding the Director's Bi-Weekly Report.

3. Review Kleinfelder Draft Report/Emergency & Long-Term Water Supply.

Director Roy presented the revised changes submitted by Kleinfelder Engineering to their Draft Water Supply Report. Commissioner Sheldon expressed dissatisfaction with the weighting and scoring of the various water supply options, citing ambiguity in the report's recommendations and raising several additional concerns. Chairman Fox voiced his dismay over the report's lack of emphasis on the potential for system failure and the feasibility of connecting to a neighboring community's water supply system. In response, Commissioner Sheldon proposed that the Commissioners include a permanent preamble in the report to address unresolved issues that were not fully vetted in Kleinfelder's analysis. Chairman Fox further requested that Director Roy instruct Kleinfelder to incorporate detailed information into the executive summary regarding a short-term emergency connection with a neighboring community—specifically including piping, pumping, and daily flow requirements.

4. Authorization to Execute Land Lease Agreement at 100 East Street.

Director Roy presented the revised draft lease agreement between Verizon Wireless and the District for the proposed 2,500-square-foot area near Well 3, submitting it for the Commissioners' review. He noted that Verizon had reviewed the Commissioners' edits from the October 14th meeting and accepted most of the proposed changes.

After a thorough review of the draft agreement, the Commissioners requested that Director Roy forward their additional edits to Ivan Pagecik, the District's cell tower consultant, for his feedback. They also asked that Mr. Pagecik present the updated draft to Verizon. Director Roy agreed and stated he would present the revised lease agreement at a future meeting.

Conclusion of Open Meeting

Chairman Fox moved to conclude the open public meeting session and not move into executive meeting session. The motion was duly seconded by Commissioner Boyd and was approved by a unanimous roll call:

Joshua M. Fox, Commissioner and Chairperson - Aye
Robert H. Sheldon, Commissioner— Aye
Robert E. Boyd, Commissioner - Aye

There being no further discussion, the meeting adjourned at 7:25 p.m.