



Superintendents Report for April 15, 2025 Meeting

1. Monthly required TC samples were taken on 4/2/2025 with all results TC-. The average Total Chlorine within the distribution system at the time of TC collection was .76 ppm. 2nd quarter disinfection byproduct samples were taken on 4/2/2025 as required by our Master Sampling Plan and results have been submitted to NHDES.
2. 2025 Cross Connection – First Round Testing started on Thursday March 6 and we have completed 143 tests out of 257 devices to be tested in round 1. All completed tests have been billed out at 50.00 per test for a total billing to date of \$7150.00.
3. Park Place (Hooksett Road) – 3 of the 4 meters have been set for the multi – unit residential buildings on the back side of this property. Awaiting appointment from the plumber to set the 4th meter. There is a separate water main for the commercial building in the front which has been completed and hydrostatically tested and passed. This test was witnessed by CHWP. New Era Excavation informed us that the water line will not be activated until the spring time since a redesign of the architectural aspect of the building is underway. The main and private hydrant will not be activated until spring time at which time the main will be chlorinated and a bacteria sample taken prior to activation. The riser entering the building will be pumped down of any water to prevent any damage from freezing over the winter and the private hydrant will be bagged “Out of Service” **Nothing new to report.**
4. Site work has started for the 16-unit building being constructed at 49 Thames Road. Installation of water main extension will not start till spring time. **Nothing new to report**
5. I attended a meeting with the proposed developer for a housing project off of Thames Road with a proposal of 600 plus multifamily units. I explained to them that is all private than that once they have the conceptual plans completed, they would need to be submitted to our consulting Engineer Wright Pierce for comments and review and all cost of any improvements would be at the cost of the developer. I had a meeting with the new Town Planner Grant McGregor on Tuesday 9/10/2024 and there are many issues with this proposal before the need for water is even discussed. Proposed developer is required to go to Zoning Board prior to planning board to obtain a variance for an approved use. I was asked by Dana Pendergast (code enforcement officer) if water was available. I simply stated that under our current contract with Manchester Water Works the answer would be no and the developer does not want to spend the money yet to send the plans to Wright Pierce for a complete evaluation. 55 and older communities requires 200 feet of public access and the proposal does not have public access, only private access off of Granite Hill. Water could come from CHWP or HVWP depending on what the town approves and where access is granted from. Much more work

needs to be determined prior to a commitment of providing water. *I have placed this back on the agenda and had a discussion on the availability of water at this location with the developer. I will update the board on that discussion under old business.*

6. I attended a TRC meeting on Monday 9/9/2024 at 1271 Hooksett Road. This is the K Mart Plaza where Brady Sullivan is proposing additional outside storage, a satellite coffee shop in the parking lot off of Londonderry Turnpike, and a drive-through restaurant in front of the parking lot. These plans were shown to the board at the last meeting and I have attached a set in the packet for this month. Water service to the satellite coffee shop is straight forward and the water service to the drive thru restaurant will have to be modified from the plans presented since they will need a fire service separate from the single domestic service shown since the fire department is requiring automatic sprinklers. *Nothing new to report at this time.*
7. 310 Londonderry Turnpike – The work at this location is complete and we still have not received the moneys to be placed into ESCROW for the 2nd approved unit. This unit is currently not occupied, and I have informed the town not to issue the CO until money has been received. It appears that a CO has been given without the requirements of the CHWP being met. I am currently in the process of getting to the bottom of what happened so I may inform the commissioners with the correct information
8. Minor PMs of all generators except for the office will occur in the month of April. I reported that Major PMs were recently completed however that was for 2024 that lingered into the first part of 2025. We are on an annual contract with Power Up for this service and I have decided to let them go ahead and get the Minor PMs completed for 2025 so that we can get back on schedule and allow a 6-month gap from the time of Minor PMs to Major PM's which will occur in the fall of 2025.
9. The 2024 Audit – Awaiting draft report from the auditors.
10. While checking Granite Heights Booster Station before backflow recertification on February 24th, I found the mechanical seals for BP1 and BP3 significantly leaking. Although it is not uncommon to have a mechanical seal start to leak but usually not 2 at once. Seal failure is normal on end suction booster pumps as the mechanical seals wear over time. This is the first time we have had this occur at Granite Heights Booster Station in the 4 years I have worked here. Richardson Electric was out to look at a fault code in one of the VFD's at this station and found that the VFD had an internal issue and needed to be replaced. These VFD's are over 20 years old and have seen the useful life. We have had similar issues with a second VFD at this station with a similar error code and it could be a sign that the VFD is starting to go as well. Richardson Electric has ordered a replacement for this one as well. BP1 was removed first since it was leaking the worst and taken to Eastern for repairs. *Booster Pump 3 is back and reinstalled. 2 pumps are now back up and running and we are currently waiting for Richardson Electric to return to finish their end of the electrical work to have all 3 Booster Pumps back in service.*
11. The issues with the Galaxy Network have been repaired and the network is back up and running.

12. All meter reads were collected on March 28th for the 1st Quarter reading cycle. Ryan Johnson with Stiles Company was onsite to assist us with getting reads from the Galaxy system while it was down for several weeks and import those reads into the billing software. There was a slight bit of estimated usage that needed to be done for the days the network was down but Ryan was able to export the data from the actual reads, formulate the estimated water from the actual and upload into billing. Bills were calculated, printed and prepared for mailing and were sent out in the mail on Monday April 7th. All reading and billing manifests will be presented for signatures at the meeting by Denise.

Respectfully Submitted,
Christopher R Culberson
Superintendent