# Wolcott Wastewater Committee Meeting Minutes

May 19, 2026

## Summary

The wastewater committee meeting focused on updates to the town's construction project, including changes to the bid process and phasing of the dispersal field installation. Peter Lozarchek announced that the indirect discharge draft permit (IDP) is out for public comment until June 5, overlapping with the June 10 bid deadline. The committee discussed a new phasing strategy where contractors could build only three zones of the dispersal field at a time, allowing work to continue through the summer while minimizing disruption to the school's soccer fields. This approach would allow partial system activation by Fall 2026, with remaining work completed in Summer 2027. The committee also addressed concerns about the September 2027 completion deadline in the current bid documents. Other topics included the potential for sod installation as an alternative approach, landowner notifications being delayed until after contractor selection, and the need to begin recruiting members for the new Wastewater Commission ahead of system activation.

## Agenda Items Discussed

### Stone Environmental (Peter Lazorchak)

- Prepare and issue addendum(s) to the construction bid documents to include updated phasing options for the dispersal field, sod installation as a bid alternate, and any other adjustments based on contractor feedback and DEC requirements.
- Monitor the public comment period for the indirect discharge permit and Act 250 amendment; update the committee if any comments are received that may impact the bid schedule or project design.
- Summarize bid results and prepare recommendations for the Wastewater Committee (WC) and Selectboard (SB) after bid opening (targeting end of week of June 12).
- Communicate with the WC and SB promptly if/when an apparent low bidder is identified, to allow early contractor planning.
- Update WC on any changes to the bid deadline or meeting schedule as soon as possible.
- Include in the addendum a bid alternate for sod installation at the dispersal field and gather pricing from contractors.
- Ensure phased construction is feasible and that partial system operation can proceed as planned.
- Keep WC updated via email on key developments between meetings, especially regarding contractor selection and any required special meetings.

- After contractor selection, coordinate introduction of new Wastewater Commission members to the project and begin their familiarization with system components during construction.

**Wastewater Committee**

- Review bylaws to confirm powers and responsibilities of the new Wastewater Commission, particularly regarding operator selection and system oversight.

**Next Actions**

- Stone Environmental (SE): Reach out to the Town Forest Committee and new school principal to coordinate and communicate impacts to trails, parking lots, and school fields once contractor and schedule are selected.
- WC (Jim Ryan): Begin process of recruiting members for the new Wastewater Commission, targeting formation over the summer and early fall, to allow for training and operator selection before the system goes online.
- Peter (SE) and Cindy (DEC): Review bylaws and clarify responsibilities for operator selection (WC, SB, or Wastewater Commission) and ensure operator is identified and engaged before system startup.
- WC: Wait to send detailed landowner/public notifications until after contractor selection and project phasing/timeline are clearer; update residents as sequencing details are finalized.
- WC (Linda Martin): Share Town Forest Committee contact information with Peter to facilitate outreach regarding trail and parking lot impacts.
- WC (Jim Ryan): Plan a second public outreach/recruitment push for Wastewater Commission members during summer/fall when construction is underway.

## Summary

### Wastewater Commission Meeting Updates

The meeting began with introductions and a motion to adopt the previous month's meeting minutes, which was approved without discussion. Wolcott announced that the Indirect Discharge Permit (IDP) is out for public review with a draft approval and public comment period. The group discussed the construction bid process and timeline, including the school easement and construction sequencing. Peter was set to discuss the IDP process and public review period, with plans to address how to recruit members for the new Wastewater Commission at the next meeting.

### IDP Discussion

The public comment period for the indirect discharge draft permit ends on June 5, which overlaps with the current June 10 bid date. Peter reported that the pre-bid meeting was well-attended with approximately 10 contractors and subcontractors present, and discussed potential changes to the disposal field layout to allow for project phasing if needed. The team is working on addendums to the bid documents, including tweaks to satisfy DEC requirements and adjustments to disposal zones to accommodate contractor concerns about summer schedules.

### Construction Zone Rotation Strategy

Peter explained a strategy to minimize construction disruption by rotating three zones at a time and creating a 10-foot-wide strip that allows for partial installation. This approach would enable the system to be partially

operational by late fall or spring, with the possibility of having some functionality even if construction continues into the following year. The team discussed the installation of the dispersal field would be handled while working alongside the general contractor, with temporary workarounds available if needed for pump houses and other components.

**Construction Project Phasing Options**

The discussion focused on phasing options for a construction project involving pump houses, tanks, and force mains at the school location. Peter explained that while the main contractor would handle tank installation, Oakson (oakson.com) would assist with connecting pumps and controls, and the new principal Kate Gascoyne was amenable to the proposed phasing approach. The team discussed creating an addendum to present these options to contractors, with the goal of making the project accessible to contractors who might be too busy for the original fall 2026 completion date.

**Project Permit and Bid Timeline**

Peter explained that most permits are complete except for a public comment period on the district permit and an Act 250 amendment, with the town of Wolcott permit still being finalized. The team discussed the timeline for bid review and potential SB approval, with bids due on the 10th and results expected by the 12th. They clarified that the decision-making process would likely be straightforward, focusing on selecting the apparent low bidder who is well-qualified, with performance bonds and insurance requirements to be verified after award.

**Project Timeline and Phasing Updates**

The team discussed project timelines and phasing, clarifying that the current September 2026 deadline in the bid documents needs to be updated to September 2027 to align with grant funding requirements. They agreed on a phasing approach starting with the dispersal field this summer, followed by construction of the main system in the fall, with (likely) completion of all connections by spring 2027. The group determined that landowner notifications should be delayed until after contractor selection and further phasing details are determined, as the exact sequencing and impact on specific properties won't be known until then.

**Construction Project Timeline Discussion**

The discussion focused on the timeline for a construction project involving field installations, with Peter explaining that July and August work would be limited to the school site due to contractor capacity constraints. The remaining dispersal field work would be scheduled for next summer rather than this summer, with the principal being amenable to this two-year disruption plan. While the option of using sod was discussed as potentially faster but more costly, Peter indicated that sourcing sufficient sod at scale presented challenges and the phased approach was likely more cost-effective overall.

**Project Pricing and Trail Impact**

The team discussed project pricing strategies, with Peter and WC agreeing to include pricing options in the bid as alternatives to determine the best rates. They decided to delay updating landowners and the public until after

selecting a contractor and establishing a rough timeline, particularly regarding the town forest trails which will be impacted by the work. Peter noted that while some trail closures will be necessary, especially around the pump station installation, the main impact will likely be temporary closure of the parking lot on East Elmore Road during delivery of precast components.

**Wastewater Commission Formation Discussion**

The committee discussed the formation of a new Wastewater Commission and the need to recruit members before construction begins next spring. Peter explained that selecting an operator should be a priority, as this needs to be done before the system goes online, and suggested starting the recruitment process over the winter. The group also reviewed the status of similar projects in other towns across the state and acknowledged the progress made on their own project after seven years of committee meetings.

The committee agreed to keep the next meeting date of June 16 while waiting for updates on the contractor selection process.