

Memo

To: Berlin City Council
From: Phillip L. Warren Jr., City Manager
Date: 05/16/2022
Re: City Manager's Report

1. Attached please find the BWW – Municipal Water Usage from January 2, 2022 to April 1, 2022 (May 2022 Billing Quarter).
2. The bid opening for bid **2022-08 Land Sale – 1051 Main Street** was on Thursday May 12th. The bid was awarded to Kevin Clifford from Silver Lake, NH in the amount of \$15,750.
3. Attached is an email from Julie King, School Superintendent regarding the conditions at the tennis courts located across from Berlin MarketPlace. City Council direction is requested to see how much of a priority should be placed on this item. At this time there is no cost estimate to offer.
4. Also attached is the Monthly revaluation progress report.



BERLIN WATER WORKS

OFFICE OF THE WATER COMMISSION
55 Willow Street, Berlin, NH

PLEASE ADDRESS REPLY TO:
55 Willow Street
Berlin, NH 03570-1883
Tel: 603-752-1677
Fax: 603-752-3055

May 1, 2022

Honorable Mayor, City Council & City Manager
City of Berlin
168 Main Street
Berlin, NH 03570

RE: MUNICIPAL WATER USE

Dear Honorable Mayor, City Council & City Manager:

Attached is the municipal water use and representative charges for the period of January 2, 2022 to April 1, 2022 which represents our May 2022 Billing Quarter.

This is being provided for your information and consideration.

Sincerely,

Craig P. Carrigan
Superintendent

cc: Finance Director
Pam Laflamme

MUNICIPAL WATER

Usage from: 01/02/2022 to 04/01/2022

	<u>LOCATION</u>	<u>USAGE IN CUBIC FEET</u>	<u>WATER CHARGES</u>	<u>ASSESSMENT CHARGES</u>
Acct #:	SCHOOL FACILITIES:			
16535001	High School	30,000	\$ 592.53	\$909.00
16520001	Jr. High - State St.	23,500	\$ 474.23	\$714.00
16530001	Jr. High - Pine St.	500	\$ 30.00	\$27.00
16525001	Marston School	1,400	\$ 51.12	\$51.00
16855001	Brown School	-	\$ -	\$27.00
	SUB TOTAL	55,400	1,147.88	1,728.00
	CITY FACILITIES:			
16560001	City Hall	1,600	\$ 56.40	\$ 57.00
16580001	Library	300	\$ 30.00	\$ 27.00
16575001	Fire Station	6,900	\$ 163.20	\$ 216.00
15505501	BIDPA - 145 Main St - Park	OFF	\$ -	\$ 27.00
15510002	BIDPA - 121 Main St (added Jan 2013)	OFF	\$ -	\$ 27.00
15395001	Coos County Court House(added 12/2/13)	OFF	\$ -	\$ 27.00
16550001	Police & Recreation	6,700	\$ 159.34	\$ 210.00
2898503	Recreation Storage - Gilbert Street 8/19/15	2,800	\$ 81.24	\$ 93.00
16545001	Public Works Facility	5,200	\$ 129.99	\$ 165.00
16565001	Waste Water Plant	23,600	\$ 476.05	\$ 717.00
16570001	Watson St. Pump Stations	66,700	\$ 1,217.75	\$ 2,010.00
16540001	Memorial Field - Portland St	OFF	\$ -	\$ 27.00
11138001	Sewer Pump Station 89 E. Milan Rd	2,900	\$ 83.31	\$ 96.00
14274001	Central Playground Bathroom added 10/15	OFF	\$ -	\$ 27.00
	Jericho Rd Wastewater Pump Station	flat rate	\$ 40.56	\$ 39.00
	Armory Wastewater Pump Station	flat rate	\$ 40.56	\$ 39.00
16500001	Shelby St. Wastewater Pump Station	-	\$ -	\$ 27.00
16505001	Napert Village Wastewater Pump Station	-	\$ -	\$ 27.00
	Recreation Rinks, etc.	flat rate	\$ 40.56	\$ 39.00
16510001	Recreation - River Street	flat rate	\$ 40.56	\$ 39.00
16515001	BWW Office	500	\$ 30.00	\$ 27.00
	BWW Garage	500	\$ 30.00	\$ 27.00
	SUB TOTAL	117,700	\$ 2,619.52	\$ 3,990.00
	City Hydrants	flat rate	\$ 27,000.04	\$ 48,604.50
		173,100	\$ 30,767.44	\$ 54,322.50
	TOTAL DUE			\$ 85,089.94

Phil Warren

From: Julie King <jking@sau3.org>
Sent: Thursday, May 12, 2022 1:43 PM
To: Pamela Laflamme; Phil Warren
Subject: Tennis Courts

Good afternoon Phil and Pam,

At a recent School Board meeting a parent brought up questions and concerns about our high school tennis program. The school does not have tennis courts but utilized the city courts for many years. For the past few years, this has not been possible due to the condition of the courts...they are too dangerous for our athletes to compete on. Instead, the athletes utilize the Gorham courts for practice and matches.

Below you will find some historical emails that speak to some of the problems. I know there is much work to be done in the city and tennis courts are in no way a priority, however, I am inquiring on any plans or timelines you may have for addressing the courts so our athletic department can plan accordingly and so I can also reply to the parent's questions and concerns.

Thank you for any info you can provide :)

Julie King

Superintendent

SAU#3 – Berlin Public Schools

District Office

183 Hillside Ave., Berlin, NH 03570

Phone: (603) 752-6500 ext.1108 | Fax: (603) 752-2528

jking@sau3.org | www.sau3.org

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----- Forwarded message -----

From: Bryan Lamirande <blamirande@sau3.org>
Date: Fri, Apr 22, 2022 at 7:52 AM
Subject: Tennis Courts Across from Berlin Market Place
To: Julie King <jking@sau3.org>
Cc: Craig Melanson <cmelanson@sau3.org>

Julie,

When I met with Paul Blair and Jim Wheeler several years ago to discuss regular maintenance of our athletic fields and playgrounds we also discussed what to do with the tennis courts. As I recall this is the list of issues identified regarding the tennis courts across from Berlin MarketPlace:

- Unreliable/no parking in a high traffic area
- No place to accommodate spectators
- Not enough courts in that location so meets need to occur in two locations across town from each other
- The courts are in such poor condition they need to be removed and rebuilt

When considering all these issues the question became, do we want to replace these two courts in that poor location or do we want to build two new courts at Horn Field? We never had a follow-up meeting on this issue.

Bryan

Bryan Lamirande

Buildings & Grounds Director

SAU#3 - Berlin Public Schools

193 Pine Street, Berlin NH 03570

Phone: 603-752-6500 x1107 | Fax: 603-752-8565

blamirande@sau3.org | www.sau3.org

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Craig Melanson

to Mike, me



Hi Julie & Mike,

I was also part of the discussions with the tennis courts years ago before we had to move to Gorham to play our matches. I was involved with two separate discussions with the courts (2012 & 2016) when I asked to speak to the Council. In 2012-13 they resurfaced both the courts in Berlin but that did not fix the problem. They needed to dig up the whole thing and start from scratch.

There were also points made about the courts being located at two ends of the city to play matches when Glen Ave and Hornes Field were playable. Years ago students would transport teammates and opponents in their own vehicles to travel from one court to the other. Then we had to utilize the opposing team's bus to transport the students. It was not very conducive. I proposed having 4 new courts being built at Hornes Field. Then once Mike Perreault retired from being the Public Works

Director we lost traction. In 2016 Mike did get a quote to have Glen Ave totally redone that cost right around \$110,000.00 (2 courts). If the city was to do 4 courts at Hornes Field and totally start from scratch it would have been double the cost.

Just keeping you in the loop or the history with the tennis courts.

Thank you,

Craig Melanson

Director of Athletics

SAU#3 – Berlin Public Schools

Berlin High School

550 Willard St., Berlin, N.H. 03570

Phone: (603) 752-4122 x 1564 | Fax: (603) 752-8566

cmelanson@sau3.org | www.sau3.org

On Jul 14, 2017, at 4:36 PM, Andy Rancloes <arancloes@sau3.org> wrote:

Hi Craig,

Okay..reasons we will not be able to compete...

- 1) Multiple cracks that are very wide. A whole foot can fit inside the crack.
- 2) Uneven service
- 4) Fencing needs repair; balls will roll out of the courts during matches
- 5) Last time they were repairs it was not done correctly...used cement which is now cracking and is a different material from the rest of the court
- 6) courts need to be resurfaced

The biggest things are the cracks and unevenness of the court. They cause faulty bounces and make competing very difficult. I'm going to attach a screenshot from the <IMG_0129.jpg> nhiaa policy. According to the policy we would not have been able to host our two home matches for the tournament.

If you need more info let me know. Do you still have the picture if ETs foot in a crack I sent you last season?

Andy Rancloes, Tennis Coach

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TO: Pamela Laflamme, Interim City Manager
FROM: Monica Hurley, CNHA, Assessing Agent
DATE: May 10, 2022
RE: **Berlin 2022 Revaluation**
May 2022 Progress Report

Ms. Laflamme,

In accordance with the Consent Decree between the City of Berlin and the State of New Hampshire Department of Revenue Administration and pursuant to Tax 208.06, this memorandum supplies the City with the second monthly progress report which describes the work completed during the month of April for the upcoming 2022 revaluation.

April 2022:

- Continued inspections of all pre-qualified sales, this included new sales from registry from February and March 2022
- Continued field review of qualified sales by Supervisor. Supervisor determined and noted all views.
- Reviewed MLS listings and confirmed data based on descriptions and interior photos.
- Data entry of sales inspections.
- Data entry of sales review by Supervisor.
- Sales Extract reports generated with preliminary assessment to sale ratio now at 60% before any adjustments. (Reports are attached)

May 2022 (To be done):

- Continued inspections of all pre-qualified sales, including April 2022 sales and May 2022 sales as they become available.
- Continued field review of qualified sales by Supervisor. Supervisor will continue to determine view and view site index factor.
- Continued review of MLS listings.
- Data entry of sales inspections.
- Data entry of sales review by Supervisor
- Sales analysis will be completed by May 31, 2022

As always, please do not hesitate to contact me with any questions or concerns that you may have.

cc via email: Christopher Boldt, cboldt@dtclawyers.com.
Marybeth Walker, marybeth_walker2000@yahoo.com.
Philip Bodwell, Philip.e.bodwell@dra.nh.gov
Samuel Greene, Samuel.t.greene@dra.nh.gov.
Anne Stelmach, anne.m.stelmach@btla.nh.gov

cc via Mail Copy:
Board of Tax and Land Appeals
Anne M. Stelmach, Clerk
State Office Park, Johnson Hall
107 Pleasant Street
Concord, NH 03301