August 26, 2015

A Work Session of the Borough Council of the Borough of Avalon was held on Wednesday, August 26, 2015 at 7:03 p.m. in the Meeting Room, 3100 Dune Drive, Avalon, New Jersey.

Attendance: Public ---------- 12 Reporters ---------- 2

The Meeting was called to order by Council President Dean.

Pledge of allegiance.

Roll call:	Council President Dean	Present
	Councilman Burns	Present
	Councilman Covington	Present
	Council Vice President Hudanich	Present
	Councilman McCorristin	Present

Also present:

Scott Wahl, Business Administrator
James Waldron, Assistant Business Administrator
Stephen D. Barse, Esquire, Borough Solicitor
Paul Short, Code Enforcement Official
William Macomber, Director of Public Works/Utilities
William McCormick, Chief of Police
Thomas R. Thornton, P.E., Borough Engineer, Hatch Mott Macdonald, LLC
Scott Taylor, Taylor Design Group
Dan Woods, ACE Project Manager
Jim DeSandro – ACE Transmission Engineer

Notice of this Work Session was included in the Annual Schedule of Meetings dated June 24, 2015. It was given to the news media and posted on the Official Bulletin Board as required by law.

Council President Dean read the Open Public Meetings Act Announcement.

Presentation by Atlantic City Electric to request an easement from the Borough to permit the installation of a new pole at the NE corner of 30th Street & Ocean Drive.

Scott Wahl, Business Administrator thanked Atlantic City Electric for their presentation at the AHLOA meeting on August 8, 2015. He said Jim Waldron, Scott Taylor, Bill Macomber and himself had discussions with Atlantic City Electric (ACE) about what will happen after Labor Day and introduced Dan Woods of ACE who presented a power point about requesting an easement for replacing a pole at the northeast corner of 30th Street.

Dan Woods, ACE Project Manager presented a power point presentation which is attached to the minutes.

Jim DeSandro, ACE Transmission Engineer also spoke to the power point presentation about structure #69 and the reason for this meeting. He said they want to install a self-supporting galvanized steel pole and spoke to the benefits of doing that.

Councilman Covington asked how far the pole is off the sidewalk and into the property.

Jim DeSandro said the center line of the pole is located approximately 10.5 feet from the centerline of the existing pole.

Councilman McCorristin asked about the diameter of the pole.

Jim DeSandro said the diameter of the pole at the pole butt, which is buried 10 feet underground, is 4 feet 10 inches. He said there is a taper and the diameter at ground line is 4 foot 6 or 8 inches.

Councilman McCorristin asked how the size compares to the existing poles.

Jim DeSandro said the existing wood poles are 15 – 18 inches in diameter.

Councilman McCorristin said that is tripling the size of the existing poles.

Council Vice President Hudanich said the poles going down Ocean Drive are not that big.

Jim DeSandro agreed and said the reason is there is a severe angle which causes more load which needs a wider diameter.

Council Vice President Hudanich asked if this pole is similar to the Avalon Boulevard steel poles.

Jim DeSandro responded those poles on Avalon Boulevard are larger than these poles.

Councilman Burns asked about the diameter of the rest of the poles going down Ocean Drive.

Jim DeSandro said between 26-28 inches.

Councilman Burns asked if this was the only pole of this size to be installed in Avalon.

Jim DeSandro said this is the largest pole being installed in Avalon.

Councilman McCorristin asked if the Borough was still on hold for structure #70.

Jim DeSandro said ACE is still looking at options today and may have more options to discuss and will come back and meet with everyone.

Council President Dean asked if the poles would interfere with the helicopter landing.

Ed Dean, Fire Official said the helicopters' primary landing site is at 11th Street at the ball field and they are advised of electrical lines to the West and there are markers on the poles which come up on aircraft radar so the helicopters will be able to see them.

Councilman Burns said if he understood the previous conversation, if the Borough took #69 structure and moved it across Ocean Drive towards the mainland and when it angled across, then #70 would have to be bigger because it would not fit. He asked Jim DeSandro if that is correct.

Jim DeSandro said if ACE were installing a structure at 68 and going straight to #70, it would create an angle on both structures and ACE would have to increase the diameter of both those structures to make them self-supporting structures. He said at the southeast corner of the intersection there is extremely tight space available in public right of way and private property. He said there is the fence line on the other side of the sidewalk which gives ACE little options of pursuing an easement in that area. He said ACE chose this alignment because of being able to fit a more slender pole in that area while still maintaining all the distribution taps that are currently being serviced off those poles in the area. He said this alignment allows a more slender pole be installed where there are the tightest restrictions.

Councilman McCorristin questioned why we didn't know about the size of placement of the poles until now. He said he didn't remember it being presented at previous meetings. He said he thought it was unique to come up so late in the project. He said he just doesn't understand why at this late date the height and width of structure #69 has not come up.

Jim DeSandro said any process gets refined as it goes further along. He said when ACE brought in the steel pole manufacturer, the feedback came from them.

Councilman Burns pointed out that this is the first thing you are going to see when you drive into Avalon, a 4.5 foot wide galvanized pole and it does not enhance our entrance to say the least.

Jim DeSandro explained why the pole needed to be changed in the overall project as far as updating the Swainton and Peermont substations and spoke of restrictions and potential routes because of those restrictions. He said they have been talking to the steel pole manufacturer for options to reduce the diameter of the structure and even if they can reduce them, they will still be large. He showed both poles side by side for the audience and described the technical aspects. He explained the height increase was due to the distribution cross arm. He said that is what feeds the houses. He spoke of safety clearances being part of the design as well as the static wire that protects the transmission conductors from lighting strikes and has a fiber optic core that provides communication from substation to substation. He said a combination of factors causes the pole height to increase.

Council Vice President Hudanich said she thought the upgrade, additional power, more reliability, and static line should be the focus.

Councilman Burns said he thought the appearance needs to be improved.

Scott Taylor, Taylor Design Group spoke to how they distract the eye from going up with color and reduce the scale and visual mass by bringing the eye down. He said there was a site walk with Mr. Wahl, Mr. Dean and Mr. Macomber to discuss options as well as having a conference call with ACE. He said they discussed updating the special events sign and changing the landscaping to add color. He said the pear tree will need to be replaced possibly with a crape myrtle tree and add color at the base. He spoke of adding the decorative lights at this intersection and continuing those lights to Dune Drive business district down the island as they tie into the town's identity.

There was a brief discussion about placing a tree in front of the pole.

Jim DeSandro addressed concerns with the avian population. He said the polls are designed to protect the avian population from electrocution because of the insulators and the framing on the pole as well as the bird diverters installed on the static wire mitigate collision impact. He said this project is necessary to manage sufficient load for growth that is forecasted for the future. He said structure #69 is a vital part of this infrastructure upgrade and the construction for this project will occur this September and continue into spring of next year.

Dan Woods clarified that the substation work would begin shortly after Labor Day. He said the transmission line with begin October 15th if ACE can get an outage.

Council Vice President Hudanich asked for clarification of the easement parameters.

Jim DeSandro said ACE is looking for the release to install and maintain this structure in the Borough of Avalon's property on the northeast corner of 30th & Ocean Drive as well as future maintenance for mid-September until May of next year.

Brief discussion followed about not interrupting the Chamber's business.

Councilman Covington asked if the intersection would have to be closed while this construction is going on.

Jim DeSandro said there may be some temporary impacts for traffic controls such as lane closures but would maintain access but use flags to control the traffic flow.

Council Vice President Hudanich asked if all the poles going West on Avalon Boulevard would be replaced.

Jim DeSandro said all the wood poles on Avalon Boulevard would be replaced with steel poles and they would be slightly taller at 80 feet but ACE would reduce the number of poles since they can increase the span length. He said those poles would have the same wire configuration.

Councilman Covington asked for a visual of the transition of the poles from 80 feet going down Ocean Drive as you go East with the lines transitioning to a 40 foot pole.

Jim DeSandro said the reason for the 80 feet in this case is the transmission wires. He explained the transmission wires will continue down Ocean Drive but won't turn down the side streets. He said the distribution does tap off of these poles going down Ocean Drive and down to the side streets as that is what provides the service to the houses. He showed in the rendering how the cross arms are oriented at 90 degrees and are perpendicular to each other and the arm that provides services to the cross streets are lower on the poles to help with the transition. He said some poles are further away from the intersection so there are different ways to make the transition. He said the distribution conductor is typically at a lower tension and is a more gradual transition so they have flexibility with making an elevation change.

There was a brief discussion about the elevation of the distribution.

Councilman Covington asked how much easement is the Borough required to give away.

Dorothy Rankin, ACE Real Estate Department said ACE is asking for a private property easement, a standard easement allowing ACE to come onto private property which will cover the area ACE will be dealing with. She said they would attach the drawing as part of the easement.

Council President Dean said he hopes they research the gas lines for underground locations.

Dan Woods said that is standard procedure before construction. He said they mark water and gas lines.

Jim DeSandro said ACE does a ground penetrating radar survey to locate existing utilities. He said that goes into the pole placement selection process to minimize underground conflicts.

Council Vice President Hudanich asked if ACE would share new data with our engineer in the event our data isn't accurate.

Jim DeSandro said ACE would be happy to share what they have. He said it is limited to where their alignment would be.

Councilman Covington thanked ACE for the update.

Council President Dean asked Fire Chief Dean if he anticipated any problems setting up the area with the increased size of the lines.

Fire Chief Dean said no, in fact, with the distribution lines going up higher, it should be easier to deal with. He said with their current ladder truck, they can't go over what is there now. He said as far as the school properties and other properties in the area of 30th Street, it will be easier to get under the properties.

Discussion regarding Resolution Authorizing Joseph Clark to prepare specifications and advertise for bids for Custodial & Cleaning Services.

Scott Wahl said they this was a routine process of advertising for bid and is ready in September with Council's blessing. He said Mr. Clark communicated a timeline to himself, Mr. Waldron and the Borough Clerk about advertising for a cleaning and custodian service.

Council agreed to proceed with a resolution has been placed on the Regular Meeting for this evening.

August 26, 2015

Motion made by Councilman McCorristin, seconded by Council Vice President Hudanich to adjourn the Work Session.

ROLL CALL VOTE:	Councilman Burns	Aye
	Councilman Covington	Aye
	Council Vice President Hudanich	Aye
	Councilman McCorristin	Aye
	Council President Dean	Aye

Work Session adjourned at 8:11 p.m.

Respectfully submitted,

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Marie J. Hood, Borough Clerk

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Richard E. Dean, Council President

Peermont Project

atlantic city electric

Borough of Avalon Upgrades and Proposed Structure 69

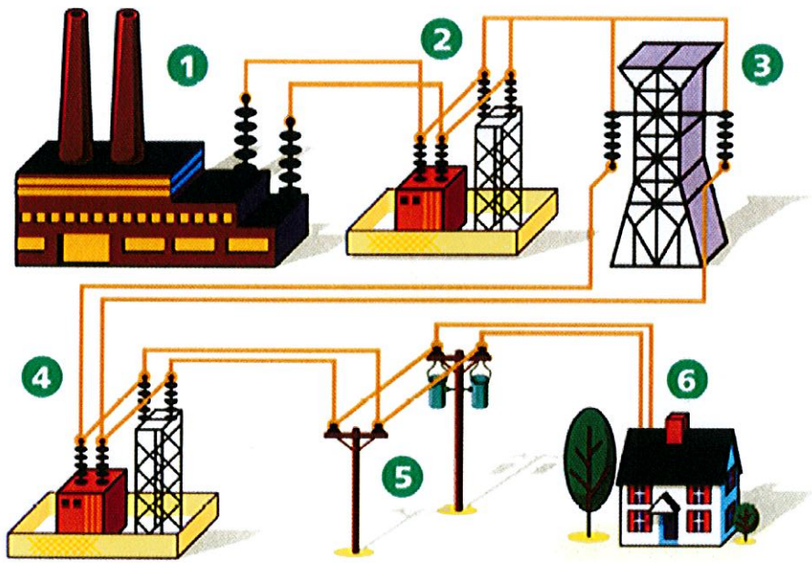
August 26th, 2015

Purpose & Need

- Surrounding area has grown substantially over the years
- Existing substation and transmission lines are near their load capacity
- New infrastructure is required to meet growing electric demand
- Increased reliability from steel pole infrastructure during coastal storms & extreme weather

Overview of the Power Delivery System

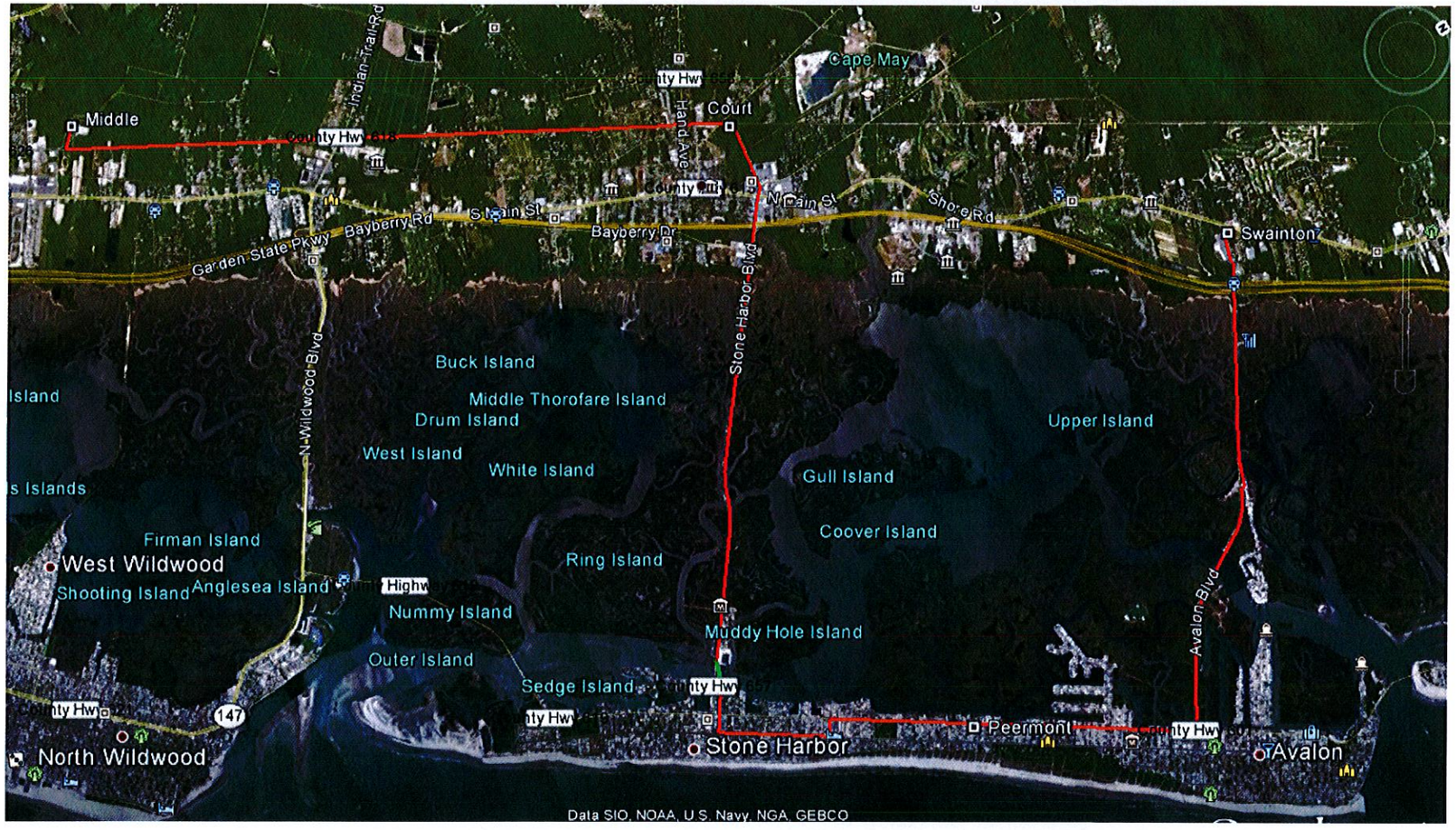
HOW ELECTRICITY GETS FROM POWER PLANT TO PEOPLE



1. Electricity leaves a power plant
2. Voltage is increased at a "step-up" substation
3. Electricity travels through a high-voltage transmission line to the area where power is needed
4. Voltage is decreased, or "stepped-down", at another substation
5. Electricity is distributed locally through power lines
6. Electricity is delivered to homes and businesses

atlantic city electric
A PHI Company

Peermont Project – Transmission Route Overview



Summary of Upgrades for the Peermont Project

- Two existing 23kV transmission lines will be upgraded to new 69kV transmission lines to accommodate need for additional capacity
- Steel pole designs for transmission projects are now a standard across the Atlantic City Electric service territory to withstand extreme weather events.
- Wood poles will be replaced with galvanized steel poles on the island and causeways
- 12kV distribution lines in Stone Harbor and Avalon will be reconductored as part of the project
- The existing Peermont Substation will be demolished and rebuilt with a new 69/12kV substation. Work began in Spring 2015 for this upgrade.

Existing Peermont Substation

Proposed Peermont Substation – 60th Street

Proposed Peermont Substation – 61st Street

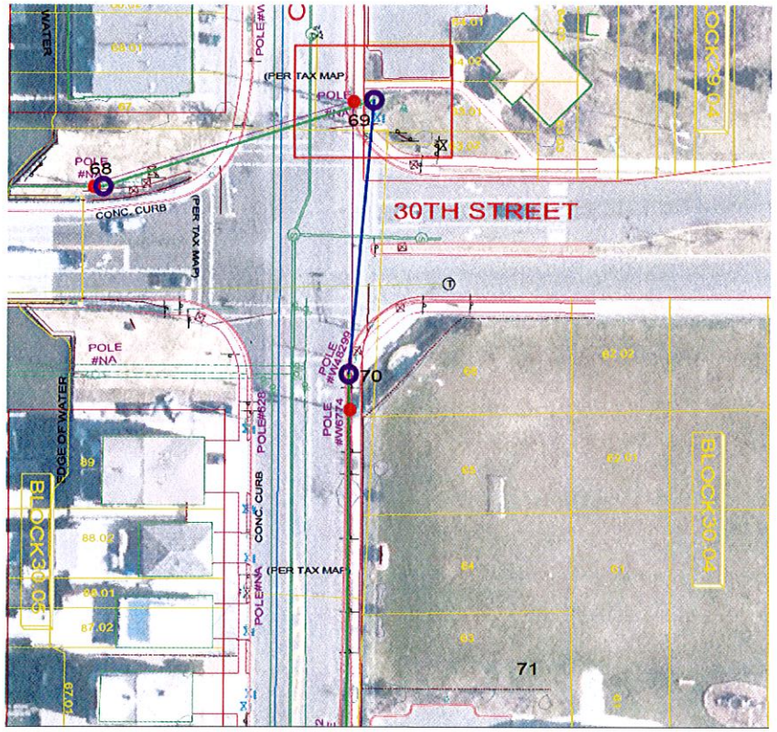
Improving Reliability - New Transmission Lines

- Some existing poles and wires on the island are approaching 45 years old
- The salty coastal environment puts wood utility poles and equipment at a higher risk for damage, especially during significant storm events such as Hurricane Sandy
- Upgrading wood poles to steel poles with additional capacity at 69kV will allow ACE to continue to provide safe reliable electric service to customers on 7 Mile Island well into the future
- New poles are designed to withstand 120 mph winds

March 2013 Storm

Swainton-Peermont: Proposed Structure 69

- ACE is requesting an easement to move proposed pole back to private property owned by the Borough of Avalon
- New structure is a self-supporting galvanized steel pole.
  - Eliminates guy wires crossing over Borough building and stub pole behind the building
  - Improves sight triangle at intersection
  - Eliminates need for large pole in front of current Avalon landscaping on SE corner of 30th Street and Ocean Drive.
  - No rerouting of sidewalk required at this location
  - The pole has been designed to minimized the diameter based on required National Electric Safety Code loadings.

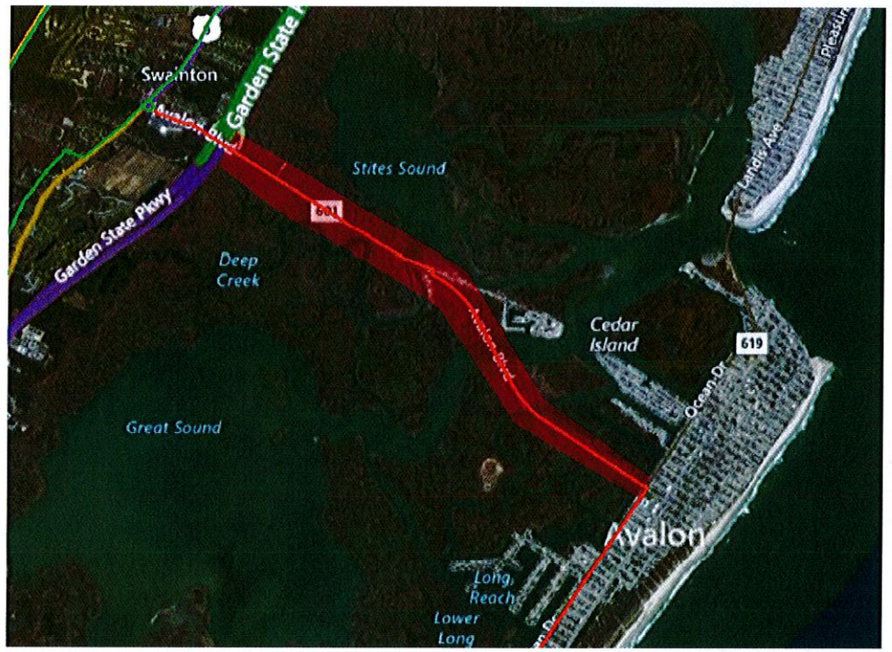


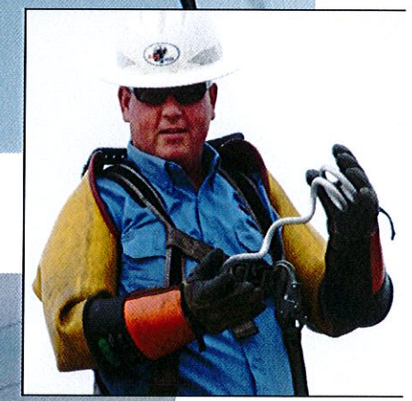
Existing Structure 69 Photo Simulation

Proposed Structure 69 Photo Simulation

Avian Protection Standards – Addressing Collision Risk

- Line marking addresses collision risk for birds moving across water ways and marsh





Summary

- Surrounding area has grown substantially over the years and existing substation and transmission lines are near their load capacity. New infrastructure is required to meet growing electric demand
- Pole 69 is a vital part of the required transmission line to feed the new Peermont Substation
- Construction for Peermont Substation & Transmission lines on 7-Mile Island will occur September 2015 – May 2016
- Some of our upgrades will require roadwork but we plan to minimize disruptions to customers whenever possible
- Sidewalk and curb impacts by construction activity will be replaced joint to joint and restored to preconstruction conditions