

# Town of Potsdam

**NYS Route 56 Water & Sewer Districts**

**Public Hearing**

**September 1, 2020**

**Kevin P. Feuka, P.E.**



# **Why Consider A Water & Sewer System In This Area**

- 1. Documented water quantity and quality problems exist in this area of the Town.**
- 2. Respondents to the questionnaire expressed interest in each system.**
- 3. Businesses along the Highway Development zone can grow and increase the Town's tax base, while keeping the costs as low as possible for existing residents in the District.**

# Public Water & Sewer Can Save Money & Headaches

## ELIMINATE:

1. Maintaining and repairing your own equipment and field
2. Bad odors, tastes, stained laundry and fixtures
3. Major problems if/when a well runs dry or septic field fails

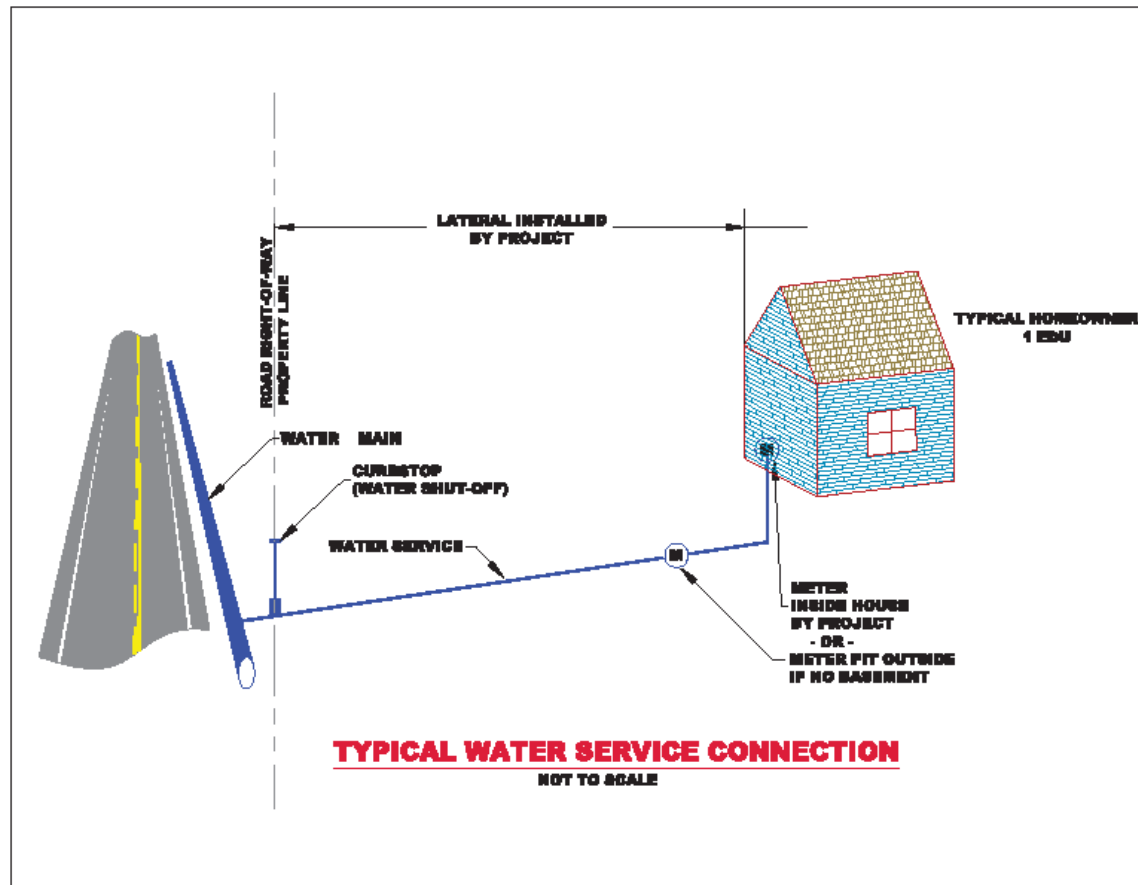
## ENJOY:

1. Safe water and good pressure, even during power outages
2. Good fire protection, with possibly lower insurance costs

# **Water & Sewer Projects Funding**

- 1. Project funding from the USDA Rural Development (RD) Agency was obligated in August 2019.**
- 2. Because of the environmental need and low community household income, RD awarded more than ½ (53%) of the total cost for both projects in grant funds.**

**Costs include providing your water & sewer laterals. The Town also maintains them for the 38 years of the life of the loan.**



# Water Project Financing

Total Project Cost	\$4,782,000
2.125% RD Loan for 38 Years	\$1,657,000
RD Grant	\$3,125,000
Number of Equivalent Dwelling Units (EDU)	225
District's Annual Loan Payment	\$63,993
1st Year Fixed Debt Cost/EDU	\$284
1st Year Fixed Reserve Fund Cost/EDU	\$6
Estimated Water Usage Cost/Year/EDU	\$166
<b>Projected Annual Cost per EDU</b>	<b>\$457</b>
Projected Daily Cost per EDU	\$1.25

# Projected Water District Cost

- 1. IF YOU AGREE TO CONNECT DURING CONSTRUCTION:** The 1<sup>st</sup> year cost per EDU (typical home) will be approximately \$457. This is based on a typical home's use of 110 gallons per day, or 40,150 gallons per year. There is no connection cost.
- 2. IF YOU DECIDE TO CONNECT AFTER CONSTRUCTION:** There will be a connection fee to be determined by the Town.
- 3. IF YOU CHOOSE NOT TO CONNECT AT ALL:** The 1<sup>st</sup> year cost per EDU (typical home) will be \$291.
- 4. IF YOUR PARCEL IS VACANT:** The yearly cost is \$148 (1/2 EDU).

# Sewer Project Financing

Total Project Cost	\$5,491,000
2.75% RD Loan for 38 Years	\$3,100,000
RD Grant	\$2,391,000
# of Equivalent Dwelling Units (EDU)	225
District's Annual Loan Payment	\$132,518
1st Year Fixed Debt Cost/EDU	\$589
1st year Fixed Reserve Fund Cost/EDU	\$36
Estimated Sewage Treatment Cost/Year/EDU	\$186
<b>Projected Annual Cost per EDU</b>	<b>\$810</b>
Projected Daily Cost per EDU	\$2.22



# Projected Sewer District Cost

- 1. IF YOU AGREE TO CONNECT DURING CONSTRUCTION:** The 1<sup>st</sup> year cost per EDU (typical home) will be approximately \$810. This is based on a typical home's water use of 110 gallons per day, or 40,150 gallons per year. There is no connection cost.
- 2. IF YOU DECIDE TO CONNECT AFTER CONSTRUCTION:** There will be a connection fee to be determined by the Town.
- 3. IF YOU CHOOSE NOT TO CONNECT AT ALL:** The 1<sup>st</sup> year cost per EDU (typical home) will be \$625.
- 4. IF YOUR PARCEL IS VACANT:** The yearly cost is \$331 (1/2 EDU).

# Annual District Costs Recently Approved In Other NYS Towns

1.	Norfolk Cook Street Water District	\$686
2.	Sterling Water District #2	\$757
3.	New Haven Water Service Area #6	\$779
4.	New Haven Water Service Area #7	\$754
5.	New Haven Water District #8	\$749
6.	New Haven WSA #9	\$984
7.	Mexico Water District #3	\$743
8.	Mexico Water Service Area #5	\$795
9.	Volney Airport Water District Ext #2	\$755
10.	Volney 176/45 Water District	\$757
11.	Volney MacDougall 6/45 Water District	\$781
12.	Volney Airport Water Service Area #3	\$812
13.	Volney CR4 Kings Road Water Service Area	\$807
14.	Volney Mt. Pleasant-Bateman-Distin Water Service Area	\$886
15.	Schroeppel Bankrupt Road Water District	\$828
16.	Schroeppel Ainslee Drive SEWER District	\$1,016

# Cost Comparison

- |           |  |                     |
|-----------|--|---------------------|
| <b>1.</b> | <b>Cost for a 20 oz. bottle of water =</b> | <b>\$1.49</b>       |
|           | <b>Sales Tax =</b>                         | <b><u>\$.10</u></b> |
|           | <b>TOTAL =</b>                             | <b>\$1.59</b>       |
  
- |           |                                  |                   |
|-----------|----------------------------------|-------------------|
| <b>2.</b> | <b>NYS Rt 56 Water District:</b> |                   |
|           | <b>Cost for 110 gallons =</b>    | <b>\$1.25/day</b> |
|           | <b>Sales Tax =</b>               | <b><u>\$0</u></b> |
|           | <b>TOTAL =</b>                   | <b>\$1.25/day</b> |
  
- |           |                                     |                   |
|-----------|-------------------------------------|-------------------|
| <b>3.</b> | <b>NYS Route 56 Sewer District:</b> |                   |
|           | <b>Cost for 110 gallons =</b>       | <b>\$2.22/day</b> |
|           | <b>Sales Tax =</b>                  | <b><u>\$0</u></b> |
|           | <b>TOTAL =</b>                      | <b>\$2.22/day</b> |

# **The Facts About the Route 56 Water and Sewer Systems**

- 1. Only property owners in these Water and Sewer Districts will be affected. The District Map is viewable on the Town's website.**
- 2. The same parcels are in each District.**
- 3. Property owners in the Unionville Districts or everywhere else in the Town will NOT be charged for the projects.**

# What Happens Next

- 1. At a future meeting, the Town Board will decide on a date to hold the vote on the Districts.**
- 2. A vote will be cast on the water district, and a vote will be cast on the sewer district.**

# Questions and Answers

1. Please email any further questions to [NYSRoute56Districts@c2ae.com](mailto:NYSRoute56Districts@c2ae.com). The email address is not case sensitive.
2. Response will be returned to you, and also posted on the Town's website "potsdamny.us" in a running list of all Q&A received for the benefit of all District voters.

