

Town of Schodack

PROPOSED BATTISTI WATER DISTRICT #10

Public Information Meeting



APRIL 30, 2020

AGENDA

- Introductions
- Why Are We Here?
- How Can the Town Help?
- How Does This Move Forward?
- Next Steps



INTRODUCTIONS



DAVID HARRIS
SUPERVISOR,
TOWN OF SCHODACK,
NEW YORK



RICHARD F.
LABERGE, P.E.
PRESIDENT,
LABERGE GROUP



BEN SYDEN,
AICP
VICE PRESIDENT,
LABERGE GROUP



WILLIAM RYAN, JR.,
ESQ.
SENIOR COUNCIL,
TABNER, RYAN &
KENIRY, LLP



WHY ARE WE HERE?

- Abandonment of the Battisti Water Supply Company
- Current Condition of the Water System
- Consider the possibility of creating a Water District to supply municipal water



WHY ARE WE HERE?

THE ABANDONMENT OF THE BATTISTI WATER SUPPLY COMPANY

- Private water system has been abandoned by the previous owner, Battisti Water Supply Company, a private water company
- The existing system provides water to 53 parcels of properties (The Battisti Subdivision)
- The New York State Department of Public Service (DPS) has appointed NY American Water as the temporary operator
- The DPS prefers that the water system be converted to municipal ownership so that much needed upgrades, which the DPS will not undertake, can be implemented

Laberge



Group



WHY ARE WE HERE?

CURRENT CONDITION OF THE WATER SYSTEM

- Service issues with the private system have repeatedly disrupted water service over the last 15 to 20 years due to a lack of capital investment



Laberge



Group



WHY ARE WE HERE?

CURRENT CONDITION OF THE WATER SYSTEM

- Only necessary maintenance and mandated operational procedures were performed on the 60-year old infrastructure
- Galvanized steel piping has been shown to typically have a life expectancy of 40 to 60 years
- Numerous water main breaks in the past 15 to 20 years were not documented by the previous owner/operator
- Emergency system repairs are frequent, resulting in a loss of water service

Loberge



Group



WHY ARE WE HERE?

CURRENT CONDITION OF THE WATER SYSTEM

- The deterioration of the system is a concern of the Rensselaer County Department of Health, which has expressed concern regarding the system.



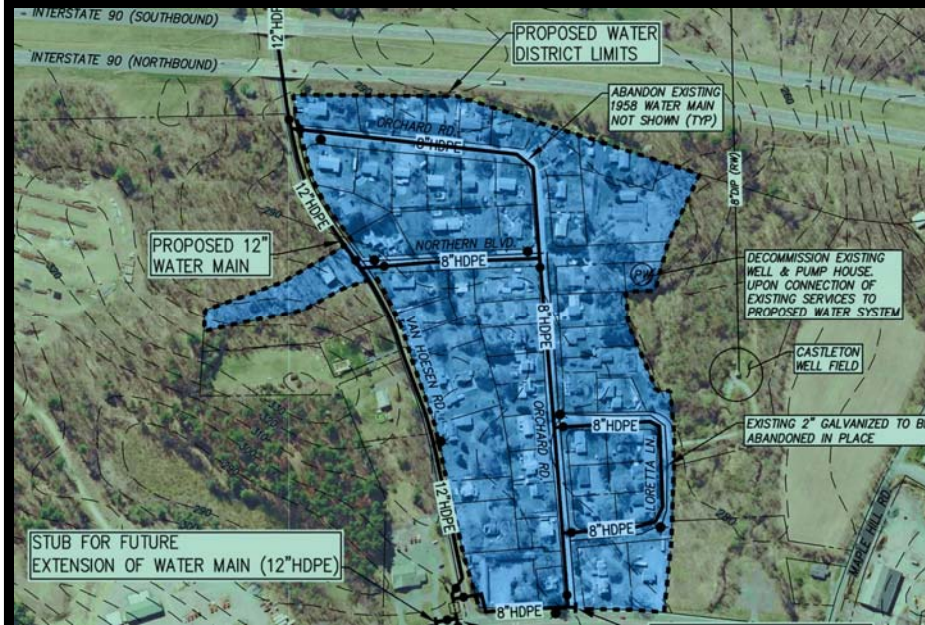
Loberge



Group



WHY ARE WE HERE?



WHY ARE WE HERE?

ESTABLISHMENT OF A WATER DISTRICT TO SUPPLY MUNICIPAL WATER

- Connect to the existing Clearview Water District infrastructure to provide water supply, storage, distribution, and fire protection
- Operation and maintenance would be provided by the Town Water Department
- The existing aging water system would be abandoned
- The proposed project would provide:
 - Improved water quality
 - Improved pressure
 - Ease of operation and maintenance
 - Long-term health and safety
 - Fire flow



WHY ARE WE HERE?

- Some may believe that now is not the best of times to consider spending money, but the Town Board has invested considerable effort into lining up potential grants

Now is the time

- Income survey is only good for 2 years (it was completed in 2019)
- Grants are available
- Interest rates are at an all time low



Laberge



HOW CAN THE TOWN HELP?

PROJECT FINANCING

- Public vs. Private?
 - **PUBLIC** - Costs are borne by property owners within the district
 - Debt service (principal loan is spread over 30 years)
 - Operation & Maintenance
 - Hook up Costs (one time)
 - Grants are available to the Town
 - Community Development Block Grant
Up to \$750,000
 - New York Water
60% of remaining balance up to \$3 million
 - **PRIVATE** - Cost is passed on to property owners
 - Loan is for 20 years = higher annual costs
 - **NO GRANTS AVAILABLE – residents pay the full amount**

HOW CAN THE TOWN HELP?

COST OF SERVICES

Proposed Battisti Water District Estimated Annual Cost for a Typical Residential User

	A	B	C	D	Private
	No Grant Funding Assistance	NYS Water Grant Only	CDBG Grant Only	NYS Water Grant & CDBG Grant	Water Company System Improvements*
Debt Service:	\$1,999	\$800	\$1,161	\$465	\$1,388
Operation & Maintenance:	\$231	\$231	\$231	\$231	\$172
Total:	\$2,230	\$1,031	\$1,392	\$696	\$1,560

*Estimated \$1,000,000 investment, 20 year 3% loan

HOW DOES THIS MOVE FORWARD?

CREATE THE TOWN WATER DISTRICT (Required to Apply for Grants)

Articles 12 and 12-A of Town Law set forth two methods for establishing or extending a town improvement district:

- (1) by the submission to the town board of a valid petition requesting the establishment or extension of the district (Article 12); and
- (2) (2) by town board motion, subject to permissive referendum requirements (Article 12-A).

Under both of these methods, the town board is required to adopt a resolution calling for a public hearing on the proposal to establish or extend the district.

HOW DOES THIS MOVE FORWARD?

TIMELINE

- 2020 - District Formation
Grant Application / Award
- 2021 - Design, Permitting, and Bidding
- 2022 - Construction & Operation

Lalberge



Group



HOW DOES THIS MOVE FORWARD?

- Residents sign the petition.
- The Town forms the water district to be able to apply for grants.
- The Town will apply for a grant to lower costs to property owners in the district.
 - Community Development Block Grant
(tentative date: July, 2020)
 - New York Water
(tentative date: September, 2020)
- **The Town will only move forward if they are successful in procuring one or both of the grants.**

Lalberge



Group





Questions