

***Winding Lane/Stony Corners
South Sanitary Sewers
Public Hearing and Informational
Meeting***



April 13, 2017

Primary Drivers for Project

- **High need area as evaluated within the Sewer Facilities Plan and a moderately high priority for roadway improvements as identified in the Pavement Management Plan**
- **Petition from Area Homeowners**
- **Age of Septic Systems**
- **High ground water in the area (as proven by borings)**
- **Area within a reasonable distance to existing public sewer (Country Club Road) making connection to existing sewers feasible**

Project goals:

- 1. Provide gravity sanitary sewer service to first-floor connections at every residence (basement service to many)**
- 2. Minimize disturbance to environment**
- 3. Locate manholes to minimize driver impediments**
- 4. Determine interest and feasibility to bring other utilities to the neighborhood (public water and natural gas) – coordinate design and construction as appropriate**
- 5. Complete road overlay after both projects are finished (assuming Town budget approval)**

Work completed to date:

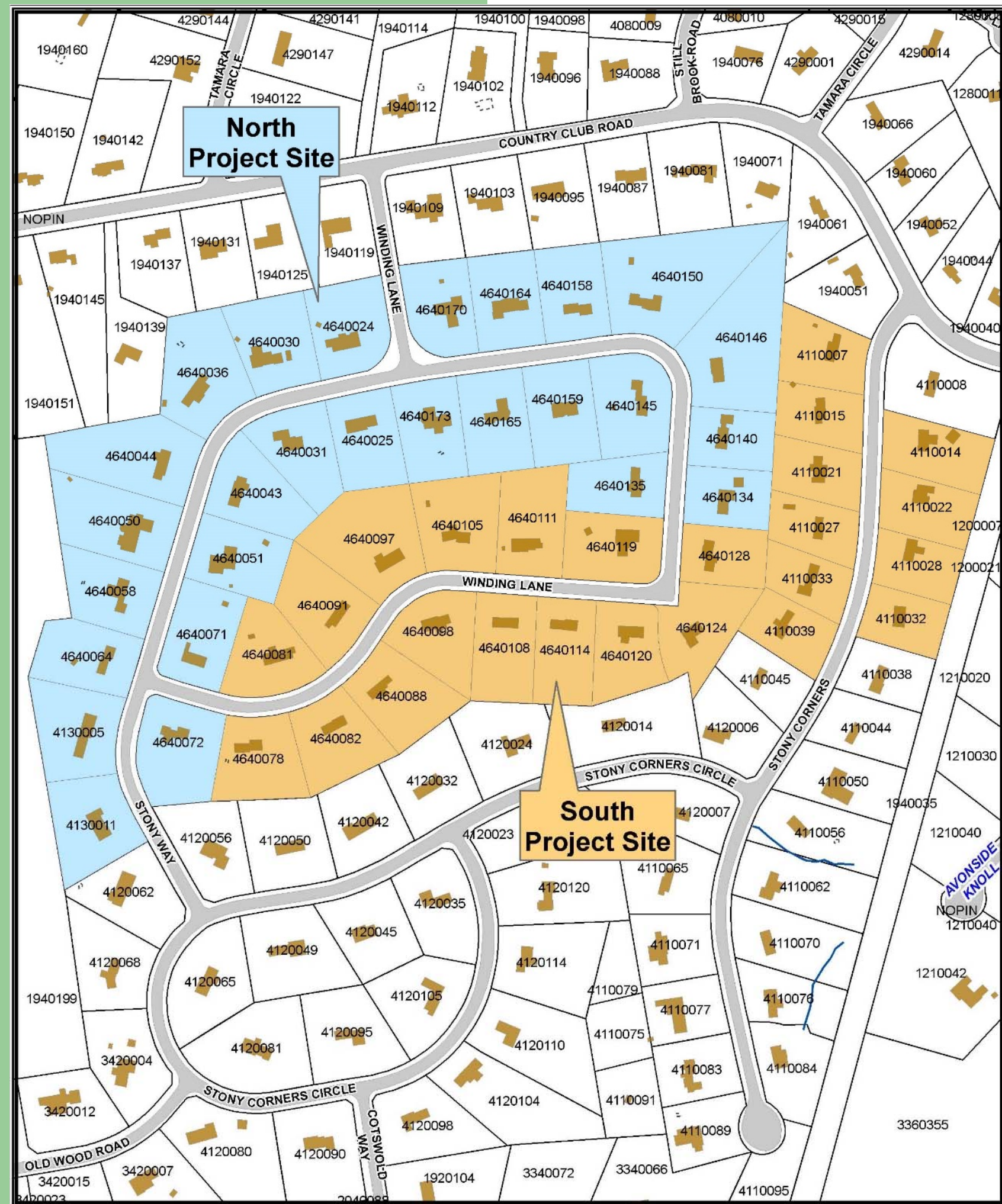
- 1. Performed field survey – to locate all topographic features within the ROW corridor and limited private property features**
- 2. Performed office survey to identify property ownership information**
- 3. Performed soil borings to identify presence of ledge rock, soil types, and ground water depth**
- 4. Prepared preliminary design**
- 5. Met with Avon Water and CNG to discuss project and solicit interest**
- 6. Identified and evaluated routes to connect to the existing sanitary sewer – met with property owner(s) to determine accessibility options for same**
- 7. Met with select property owners with challenging connection issues to determine lateral location**
- 8. Prepared preliminary cost estimates – both internally and via local contractor**
- 9. Prepared Public information meeting presentation and materials**
- 10. Went to bid twice – comparison of low bid responses yielded \$81,205 savings**

Combined Project Specifics:

Combined Projects:

- 1. Approximately 5,050 ft of sanitary main**
- 2. 27 manholes**
- 3. 52 service laterals**
- 4. Depth of mainline between 5ft and 15ft**
- 5. 3 residences that may need to pump (TBD)**
- 6. Road will be partially closed during construction (in construction zone)**
- 7. Temporary pavement over disturbed roadway (paved in several stages)**
- 8. Complete road overlay after both phases are finished (assuming Town budget approval – not paid for under this project)**

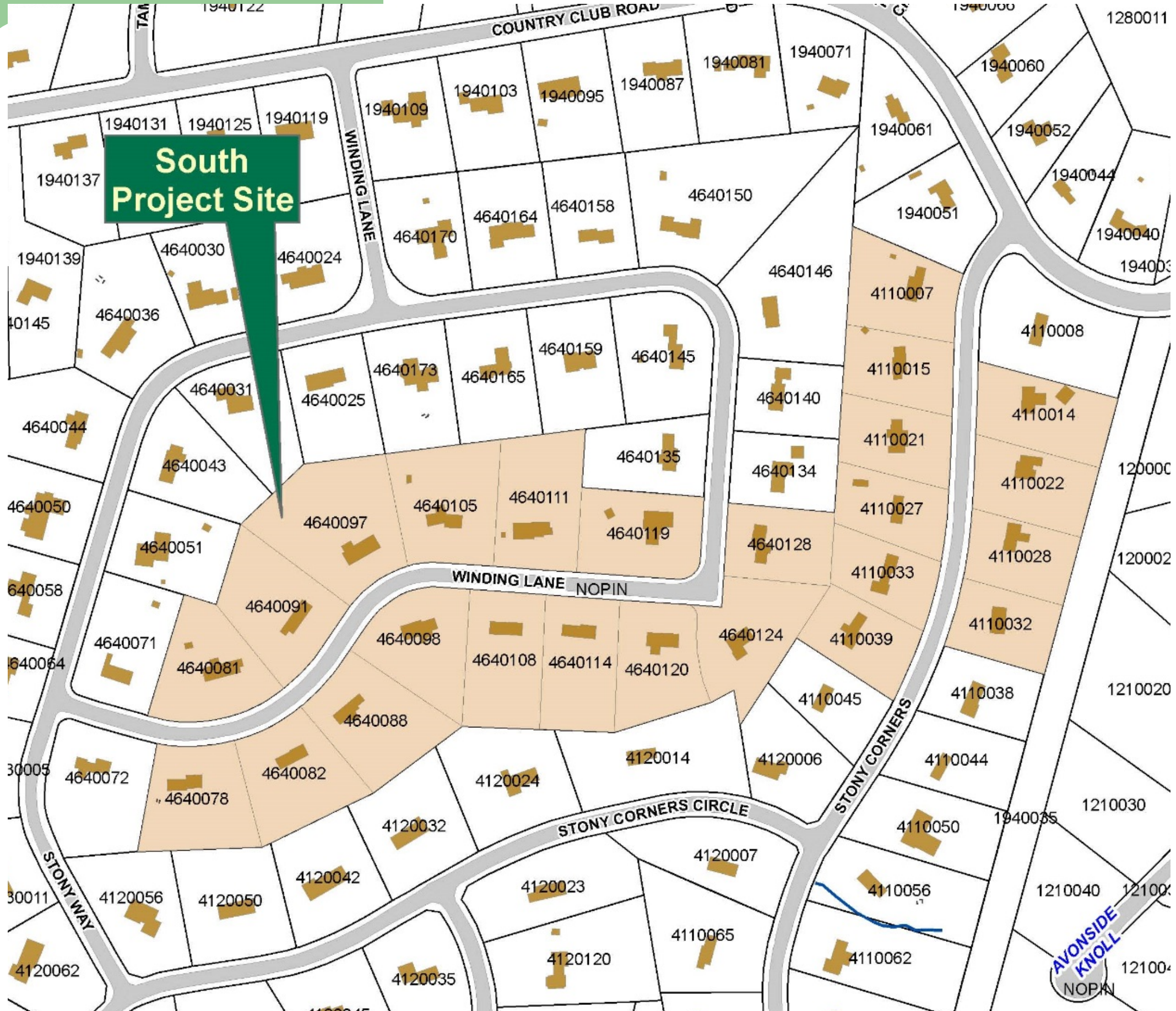
Combined Projects Area – 52 Homes



South Project Specifics:

- 1. Approximately 2,367 ft of sanitary main**
- 2. 13 manholes**
- 3. 25 service laterals**
- 4. Depth of mainline between 5ft and 15ft**
- 5. 0 residences that will likely need to pump**
- 6. Road will be partially closed during construction (in construction zone)**
- 7. Temporary pavement over disturbed roadway (paved in several stages)**
- 8. Gets sewer to existing via easement**

South Project Area – 25 Homes



South Project

Bids Received - 2017

BIDDER

BASE BID

Simscoft - Echo Farms	\$	394,995
Hubble Construction	\$	442,882
Suburban	\$	496,169
Ludow Consruction	\$	519,158
B&W Paving	\$	520,460
VMS Construction	\$	533,145
Gerber	\$	553,248
AJ Virgilio	\$	637,000
Quality Associates	\$	808,793

Potential Project Schedule

IF THE PROJECT IS APPROVED BY AWPCA – THIS IS A POTENTIAL PROJECT SCHEDULE

- **Award Project by AWPCA** **April 2017**
- **Award Project by Avon Town Council** **May 4, 2017**
- **Begin Construction** **Late May 2017**
- **Complete Construction** **August 2017**

Potential Project Schedule

Concurrent – North Project Schedule

- **Project Design Finalization** **Completed**
- **Prepare North Bid Package and Bid (if South Project is “go”)** **April 2017**
- **Award Project** **June 2017**
- **Begin Construction** **August 2017**
- **Complete Construction** **October 2017**

Once sewer (and possible gas) construction is completed

- **Mill and overlay (TOA budget dependent)** **Summer 2018**
- **Determine final costs and Assessment** **Winter 2017/18**
- **Conduct Public Hearing on Assessment** **Winter 2017/18**
- **Levy Assessments** **Winter/Spring 2018**

Assessment Estimate

Sewer Construction Cost Estimate:

South Section (Bid)	\$395,000
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North Section (Estimate)	\$448,000
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Soft Costs Estimates:

Field Survey (Actual)	By Town
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Borings (Actual)	\$8,629
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<u>Legal & Easement (Estimate)</u>	<u>\$20,000</u>
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Total cost estimate range (high value inc 10% cont.) \$871,629 – \$916,415

Number of properties serviced	52
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Estimated Assessment per property=(\$871,629/52) to (\$916,415/52)

or \$16,757 to \$17,623

Other Costs

Other costs incurred at time of connection (*):

Connection Charge	\$2500
Connection Cost (to contractor hired by homeowner)	\$3000 - \$6000 (**)
Annual Sewer Use Fee	\$350/yr/home
Sewer permit fee	\$50

(*) Note: These costs occur at the time of connection from house to Town sewer and are the current fees, subject to AWPCA revision

() The cost to connect the lateral stub to each residence varies depending on several factors including length, depth, impediments such as trees and rock, landscaping, and restoration requirements**

NOTE: Residents are not required to connect just because there is sewer available

Frequently Asked Questions

Q: If the sewer is installed, am I required to connect?

A: Whereas the AWPCA regulations have certain stipulations concerning this, unless the FVHD district requires connection due to failure, you will not be required to connect

Q: If I decide to connect what will my costs be?

A: Connection charge = \$2,500, Permit Fee = \$50, Hire a licensed contractor to connect from lateral stub to the home = variable

Q: How will the Town determine where to locate my lateral connection?

A: Town staff will attempt to meet with every property owner during the final design stage. The purpose of the meeting will be to discuss lateral route options so we can locate the lateral on the design plans

Q: What is the next step?

A: The AWPCA has to decide whether to construct the project. If they decide to construct, Engineering will send out a letter to all South Project residents requesting they contact the Engineering Department to set up a time to meet to talk about specific lateral stub locations. Concurrently, the recommendation will go to Town Council for award, and ultimately construction begins.

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Questions?