

BUDGETARY LEVEL OPINION OF CAPITAL AND O&M COSTS ⁽¹⁾		
RECOMMENDED PLAN - SHARED SEWERS WITH DISCHARGE TO EAST LYME - ALL IMPROVEMENTS		
OLD LYME SHORES BEACH ASSOCIATION		
August 23, 2017		
CAPITAL BUY-IN ALTERNATIVE		
	Costs	
Procure Agreements for Recommended Plan, EIE, IMAs & MOUs		
1. Technical Services (Planning Study for PS Evals, liaison work, EIE response)	\$ 25,000	1/3 fee of \$75k
2. Legal and Administrative Services for IMAs & MOUs	\$ 20,000	Four closings
3. Total - Procure Agreements for Recommended Plan (Rounded)	\$ 45,000	
DEEP Eligible Project Costs ⁽²⁾		
4. Construction Cost- Shared Force Main with Central Pump Station ⁽³⁾	\$ 1,753,000	
5. Internal OLSBA Sewers	\$ 1,848,000	100% eligible
6. Eligible Roadway Cost-Internal Paving Cost ⁽⁴⁾	\$ 1,012,000	100% eligible - TBD
7. Eligible Storm Drainage at 100% const. cost ⁽⁴⁾	\$ 235,000	
8. Eligible Technical Services-Design ⁽⁵⁾	\$ 1,015,000	
9. Legal & Administrative ⁽⁶⁾	\$ -	See line 15a below
10. Total - Project Construction Costs (Rounded) ⁽²⁾	\$ 5,863,000	
DEEP CWF Eligible Project Cost Summary		
11. Procure Agreements for Recommended Plan (Including Legal & Admin for IMA & MOU)	\$ 45,000	25% grant eligible
12. Project Construction Costs	\$ 5,863,000	25% grant eligible
13. DEEP CWF 25% Design & Construction (Small Community) Grant Amount	\$ (1,477,000)	
14. Total - DEEP CWF Loan Eligible Costs (Rounded) ⁽⁴⁾	\$ 4,431,000	
DEEP Ineligible Project Costs ⁽⁷⁾		
15. Short Term Financing at 2.5% ⁽⁸⁾		See line 25 below
15a. Legal and Administrative Fees for CWF agreement & DWSRF Closing ⁽⁵⁾	\$ 128,000	
16. Storm Drainage Improvements ⁽⁹⁾ See 7 above	\$ -	GI cost in line 7
17. Extensive Road Reconstruction ⁽¹⁰⁾ See 6 Above	\$ -	Roadway Cost-Line 6
18. Fire Hydrants (Quantity: 16) ⁽¹¹⁾	\$ 32,000	\$2K Each - Install only
19. Drinking Water System Improvements ⁽¹¹⁾	\$ 270,000	\$25/lf install only
20. Buy-In Fee to East Lyme/Waterford/New London ⁽¹⁴⁾	\$ 650,000	
20a. Technical Services-Design, Permitting & Construction Administration ⁽⁴⁾	\$ 191,400	Eng.Fee CWF Ineligibl
21. TOTAL - DEEP Ineligible Costs (Rounded)	\$ 1,271,400	
Estimated Local Share		
22. DEEP CWF Loan Eligible Costs ⁽⁴⁾	\$ 4,431,000	
23. DEEP Ineligible Costs ⁽⁷⁾	\$ 1,271,400	
24. Estimated Local Cost Share (Rounded)	\$ 5,702,000	
	Contingency @ 8%	\$ 575,000
25a. Short Term Financing at 2.5% ⁽⁸⁾	\$ 64,000	Grant Ineligible Cost
25b. Short Term Financing at 2% for eligible project cost	\$ 178,000	For Eligible Cost
26. Estimated Local Cost Share	\$ 6,519,000	
Net Project Cost Per EDU		
27. Number of EDU's (Properties) Served		192
28. Net Cost Per EDU (Rounded)	\$ 34,000	
29. Abandonment of Existing Septic and Connection to Service Laterals (15)	\$ 3,500	
Total Cost Per EDU	\$ 37,500	
Estimated Annual Capital Cost Per EDU (Rounded) ⁽¹²⁾⁽¹³⁾	\$2,293	Assumes 2% loan
Estimated Annual O&M Per EDU ⁽¹⁴⁾	\$309	Annual O&M cost

Notes:

- (1) All construction costs developed in 2013 dollars.
- (2) Opinion of costs will continue to be refined during subsequent phases. See Facilities Planning Cost Document for circa 2013 Detailed Cost Breakdown.
- (3) Project Costs for Shared Infrastructure (Pump Station and Force Main to East Lyme) based upon percentage payment breakdown in Cost Sharing Agreement signed 04/25/2016. Shared Infrastructure costs may be reduced by contributions from the Town of Old Lyme if they participate in the sewerage program. DEEP eligible costs include roadway improvements composed of temporary pavement repair, permanent pavement repair, and pavement mill & overlay to dimensions prescribed by DOT approval on Route 156.
- (4) Includes eligible assumed 100% of pavement costs. Assumes cost sharing of force Main to East Lyme and central pump station with Old Colony and MBA pursuant to Cost Sharing Agreement percentages. Green Infrastructure storm drainage assumed 100% eligible for grant/loan CWF funding.
- (5) Technical Services During Design and Construction based on 22% of construction cost. Services include engineering design, permitting, topographic survey, test borings, bidding services, construction administration and resident representative services. Technical Services for Water Mains based upon 22% of \$870k construction grant.
- (6) Legal and Administrative Costs estimated based on 2% of construction cost. Services include Bond Counsel costs, Finance Director Costs, setup assessment policy, setup user fee policy, create programmatic administrative policies, and miscellaneous legal and administrative costs during design and construction of the project.
- (7) Ineligible costs include project costs not directly related to sewer design or construction; including daily WPCA Operating Administrative Costs and construction costs not required for the sewer project. Legal costs other than land acquisition are loan eligible only.
- (8) Assume 2.5% short term lending rate and 2 year construction duration.
- (9) Assumes green infrastructure and BMP storm drain improvements where possible and eligible for CWF grant/loan funding
- (10) Based on total pavement reconstruction cost provided by Paul Rowean at \$300,000 per street and 100% eligibility allowance in sewer project road restoration.
- (11) Assumes 10,800 feet of water main pipe installation. Assume F&O designs water system and CT Water Co. furnishes materials with contractor installing the materials provided by CT Water Co. Costs do not include service connection to curb stop or meter pit.
- (12) Annual Capital cost per EDU is over a 20 year period at an annual interest rate of 2%. Does not include connection charge or annual O&M costs.
- (13) Capital cost for ineligible assumes 2% loan for 20 year payback through private lending institution
- (14) Estimated Annual O&M Cost Per EDU will be modified annually and is based on current O&M to East Lyme for conveyance plus share of negotiated contract operations fee to EL. EL and NL buy-ins and pump station siting fee to Old Lyme based upon information from F. Noe dated May 2017 and apportioned by EDU count in Cost Sharing Agreement.
- (15) Includes average cost of gravity service connections from the building to sewer and water stubs in street and abandonment of septic system. Average cost to abandon septic and connect to sewer stub estimated to be \$2,500 but will vary based upon surficial and subsurface site features. \$1,000 per connection to water main estimated. Assumes inspection and permitting charges for connections will be waived by OLSBA WPCA.