

BUDGETARY LEVEL OPINION OF CAPITAL AND O&M COSTS ⁽¹⁾	
RECOMMENDED PLAN - SHARED SEWERS WITH DISCHARGE TO EAST LYME - ALL IMPROVEMENTS W/SOUNDVIEW	
OLD LYME SHORES BEACH ASSOCIATION	
May 6, 2020	
CAPITAL BUY-IN ALTERNATIVE - DOES NOT INCLUDE ENRCCI INDEXING	
	Costs
Procure Agreements for Recommended Plan, EIE, IMAs & MOUs	
1. Technical Services (Liaison work, EIE response)	\$ 17,000
2. Legal and Administrative Services for IMAs & CSA	\$ -
3. Total - Procure Agreements for Recommended Plan (Rounded)	\$ 17,000
DEEP Eligible Project Costs ⁽²⁾	
4. Construction Cost- Shared Force Main with Central Pump Station ⁽³⁾	\$ 1,365,000
5. Internal OLSBA Sewers and Roadways	\$ 3,400,000
7. Eligible Storm Drainage at 20% const. cost ⁽⁴⁾	\$ 170,000
8. Eligible Technical Services-Design and CA/RPR ⁽⁵⁾	\$ 1,418,000
9. Legal & Administrative ⁽⁶⁾	\$ -
10. Total - Project Construction Costs (Rounded)⁽²⁾	\$ 6,353,000
DEEP CWF Eligible Project Cost Summary	
11. Procure Approvals for Recommended Plan (Including Liaison and EIE)	\$ 17,000
12. Project Construction Costs	\$ 6,353,000
13. DEEP CWF 25% Design & Construction (Small Community) Grant Amount	\$ (1,593,000)
14. Subtotal - DEEP CWF Loan Eligible Costs (Rounded) ⁽⁴⁾	\$ 4,777,000
14a. Legal and Administrative Fees for CWF agreements (2). Permitting fees & DWSRF Closing (1) ⁽⁶⁾	\$ 147,000
14. Total - DEEP CWF Loan Eligible Costs (Rounded) ⁽⁴⁾	\$ 4,924,000
DEEP Ineligible Project Grant Costs ⁽⁷⁾	
15. Short Term Financing at 3.0% ⁽⁸⁾	
16. Storm Drainage Improvements ⁽⁹⁾ See 7 above	\$ 680,000
17. Extensive Road Reconstruction ⁽¹⁰⁾ See 6 Above	\$ -
18. Fire Hydrants (Quantity: 16) ⁽¹¹⁾	\$ -
19. Drinking Water System Improvements ⁽¹¹⁾	\$ 80,000
20. Buy-In Fee to East Lyme/Waterford/New London ⁽¹⁴⁾	\$ 619,095
20a. Technical Services-Design, Permitting & Construction Administration ⁽⁴⁾	\$ 199,000
21. TOTAL - DEEP Ineligible Costs (Rounded)	\$ 1,578,090
Estimated Local Share	
22. DEEP CWF Loan Eligible Costs ⁽⁴⁾	\$ 4,924,000
23. DEEP Ineligible Costs ⁽⁷⁾	\$ 1,578,090
24. Estimated Local Cost Share (Rounded)	\$ 6,502,000
	Contingency @ 10%
	\$ 795,000
25. Short Term Financing at 2.0% for eligible project cost	\$ 197,000
26. Estimated Local Cost Share	\$ 7,494,000
Net Project Cost Per EDU	
27. Number of EDU's (Properties) Served	192
28. Net Cost Per EDU (Rounded) for Betterment Assessment	\$ 39,000
29. Abandonment of Existing Septic and Connection to Service Laterals ⁽¹⁵⁾	\$ -
Total Cost Per EDU	\$ 39,000
Estimated Annual Capital Cost Per EDU (Rounded) ⁽¹²⁾⁽¹³⁾	\$2,561
Estimated Annual O&M Per EDU ⁽¹⁶⁾	\$309

Notes:

- (1) All construction costs developed in 2019 dollars.
- (2) Opinion of costs will continue to be refined at the bidding phase. See Preliminary Design Report Document for circa 2019 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. Assumed Shared Infrastructure is reduced by contributions from the Town of Old Lyme as a participant in the shared sewer program at 29.7%. 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, split 50/50 w/DWSRF. Assumes cost sharing of force main to East Lyme and central pump station with OCBCA and MBA and Town of Old Lyme pursuant to Cost Sharing Agreement percentages. Storm drainage assumed 20% eligible for grant/loan CWF funding per pre-approval letter from DEEP dated 01/15/2019.
- (5) Technical Services During Design and Construction based on Agreements and Amendments 1-5. Services include engineering design, permitting, topographic survey, test borings, bidding services, construction administration and resident representative services for OLSBA internal infrastructure and the Shared Infrastructure Project.
- (6) Legal and Administrative Costs estimated based on 2% of construction cost. Loan only services include Bond Counsel costs, Finance Director Costs, setup assessment policy, setup user fee policy, create programmatic administrative policies, easement and land acquisition procurement costs, and misc. legal and admin. 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 are loan eligible only.
- (8) Assume 2.0% short term lending rate for IFOs and 2 year construction duration, 2% long term lending rate for 20 year PLO, and 3.0 % lending rate 20 year payback for ineligible costs.
- (9) Assumes significant storm drain improvements are ineligible for CWF grant/loan funding
- (10) Based on pavement reconstruction cost provided in Preliminary Design Report and 100% eligibility allowance in sewer project road restoration confirmed by DEEP.
- (11) Assumes 10,800 feet of water main pipe installation. Assume F&O designs water system and CT Water Co. provides mains/hydrants with their contractor through WICA program. Costs are for service connection to curb stop or meter pit for existing customers, but do not include backflow preventers on wells, abandonment or relocation. Budget is for 32 unserved parcels to be provided public water through DWSRF.
- (12) Annual Capital cost per EDU is over a 20 year period at a blended annual interest rate of 2.75%. Does not include connection charge or annual O&M costs.
- (13) Capital cost for ineligible assumes 3.0% loan for 20 year payback through private lending institution
- (14) EL and NL buy-ins as negotiated in 2018 based upon information from F. Noe dated May 2017, and pump station easement in perpetuity to Boulanger of \$50,000 apportioned by EDU count in Cost Sharing Agreement. Waterford Buy-in fee not included. Easement costs (\$30,000 plus legal) included in shared infrastructure project cost.
- (15) Not included in this table. 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 \$4,000 but will vary based upon surficial and subsurface site features. \$2,500 per connection to water main estimated and DWSRF will supplement costs to Association. Assumes inspection and permitting charges for connections will be waived by OLSBA WPCA.
- (16) 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