

Memorandum

To: Mayor Elinor Carbone, City Council & Water Pollution Control Authority

CC: Carol Anderson
Vic Muschell
Ed Tousey
Paul Kundzins

From: Ray Drew, DPW

Date: 2/12/2020

Re: Homestead Road/Kimball Lane Sewer Project

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1. Discussion by City Council herein acting as the Water Pollution Control Authority regarding the residents of Homestead Road and Kimball Lane petition request to rebid the Sanitary Sewer Improvements Project.
 2. Discussion by City Council herein acting as the Water Pollution Control Authority regarding the residents of Homestead Road and Kimball Lane request to consider the provisions for calculating the Benefit Assessment as outlined in Letter dated January 9, 2020.
 3. Vote by City Council herein acting as the Water Pollution Control Authority to authorize the re-bidding of the "Sanitary Sewer Improvement Project" as currently designed.
 4. Vote by City Council herein acting as the Water Pollution Control Authority to adopt the following guidelines for establishing the Benefit Assessment upon project completion.
 - a. Benefit Assessment be based on a total of 34 lots (21 currently Developed, 1 currently undeveloped, 12 potential lots).
 - b. Repayment Installment plan of maximum of 20 years at 2% interest.
 - c. The Capacity Reserve Fee (i.e. Connection Fee) be waived for the 21 currently developed lots

City of Torrington



PUBLIC WORKS DEPARTMENT
Raymond E. Drew., Public Works Director
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MEMORANDUM

TO: Mayor Elinor Carbone, City Council & Water Pollution Control Authority

FROM: Ray Drew, Public Works Director

CC: Ed Tousey, WPCA

DATE: 2/12/2020

RE: Homestead Road/Kimball Lane Sewer Project

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On September 30, 2019, the WPCA rejected the award of a contract for the installation of Sanitary Sewers on Homestead Road and Kimball Lane. At that meeting it was suggested to the residents of this neighborhood to form a committee and meet with city staff to come up with solution to the sewage problem.

On October 24th 2019, city staff was presented with a petition signed by the majority of the residents appointing Joan Altschuler, Rachel D'Ambrosio and Steven Roy as the committee to represent them.

On December 5th 2019, the Resident Committee met with Mayor Carbone and city staff (Vic Muschell, Ray Drew, Ed Tousey) to discuss the process going forward. The design of the project was discussed it was noted that redesigning the project would incur additional cost and raising the line would not result in savings in fact it may increase the cost since it would require that 4-5 homes install private pump stations and the cost of the pump stations would need to be included as part of the project. The committee consensus was to leave the design as is. Additional discussion took place regarding possible financing options, deferred assessments for potential buildout. It was agreed that city staff would review the potential buildout of the neighborhood if water and sewer were installed.

On Jan 8th 2020, the Resident Committee met with Mayor Carbone and city staff. City Staff having reviewed the zoning and land use requirements it was determined that the potential buildout could support twelve (12) additional lots if several of the rather large lots were subdivided and developed for a

total of 34 lots. The financing of the Benefit Assessment was discussed. A consensus was reached that for those homeowners who wished to entering into an installment plan staff would support twenty (20) year installment plan at 2% interest, with no prepayment penalty.

On January 9, 2020, City received two letters from the residents committee.

1. Requesting WPCA reconsider and rebid sewer project
2. Requesting WPCA consider various provisions with regards to establishing the Benefit Assessment.

On January 15,2020, committee present city with signed petition.

On February 10,2020, City delivered memos to committee member Altschular for distribution to the residents indicating that the item will be placed on the City Council/WPCA Agenda for February 18, 2020.

REC'D 10/24/19
 @ 4:00 PM RED

We, the residents of Kimball Lane and Homestead Lane, acknowledge the following committee, Joan Altschuler, Rachel D'Ambrosio, and Steven Roy, to represent us with the City of Torrington or WPCA regarding the process of a sewer line project in our neighborhood. That they will keep us well informed of the process and get clarification on our individual or group questions. Thank you.

Residents Name	Address	Signature
Joseph or Gail Burinskas	12 Homestead Rd	Joel Burinskas
	40 Homestead Rd	
Anne Marie Roy	70 Homestead Rd	Anne Marie Roy 10/14/19
Karen Fiedorowicz	53 Homestead Rd	Karen Fiedorowicz
Patricia or Matthew Ryan	67 Homestead Rd	Matthew Ryan
Robert F. Cusati	84 Homestead Rd	Robert Cusati
Donald or Judith Ruzbasan	85 Homestead Rd	Don Ruzbasan
Ruth Root	111 Homestead Rd	Ruth Root
Geraldine Spino	120 Homestead Rd	Geraldine Spino
Lillian Zeiner	130 Homestead Rd	Lillian Zeiner
Charles or Delores Marshall	133 Homestead Rd	Delores Marshall
John or Ruth (Grech) Williams Jr.	140 Homestead Rd	John Williams
Addo Bonetti	142 Homestead Rd	Addo Bonetti
Joseph Ramirez	149 Homestead Rd	Joseph Ramirez
Stephen Altschuler	163 Homestead Rd	Stephen Altschuler 10/17/19
John Rusckowski	170 Homestead Rd	John Rusckowski
Andrew or Janice Chupka	177 Homestead Rd	Janice S Chupka
Eric or Kaitlin Adams	200 Homestead Rd	
Mr. or Mrs. Powell	43 Kimball Lane	C Powell
Michael Bayette	50 Kimball Lane	Michael Bayette
Laurie Roys	70 Kimball Lane	Laurie A. Roys

January 9, 2020

Dear Mr.Drew:

We are requesting that the Torrington WPCA reconsider the Homestead Road, Kimball Lane sewer installation project and that they go ahead with the process of seeking bids for the work.

We would like you to consider these provisions:

Follow the original plans for construction of the project


Waive the \$3500 connection fee for each house

Base the benefit assessment on a total of 34 properties

Establish a repayment schedule of 20 years at 2%, with no prepayment penalty

Thank you for your time and consideration,

Homestead Road Homeowners' Committee


Joan Attischuler
Bk C Roy

Thank you for your efforts and consideration.

January 9, 2020

Dear Mr. Drew:

We are requesting that the Torrington WPCA reconsider the Homestead Road, Kimball Lane sewer installation project and that they go ahead with the process of seeking bids for the work.

Thank you for your efforts and consideration.

Homestead Road Homeowners' Committee



Joan Aetschuler

St C Key

The residents of Kimball Lane and Homestead Road, appraised of a proposed approach to the financing of a sewer project for its neighborhood, which is needed due to the age of each septic system, agree to having it put forward to the WPCA

January 15, 2020

RESIDENT'S NAME(s)	HOME-STEAD ROAD #	SIGNATURE
Joel or Gail Weber	12	Gail Weber - Weber
Unknown	40	
Anne Marie or Steve Roy	70	St C Roy
Karen Fiedorowicz	53	Karen Fiedorowicz
Patricia or Matthew Ryan	67	Patricia A. Ryan
Robert F. Cusati	84	Robert Cusati
Donald or Ruth Ruzbasan	85	Donald Ruzbasan
Ruth Root	111	Ruth Root
Geraldine Spino	120	Geraldine Spino
Lillian Zeiner	130	Lillian Zeiner
Charles or Dolores Marshall	133	Dolores Marshall
John Williams, Jr.	140	John Williams, Jr.
Addo Bonetti	142	in new home called and said he is ok with
Joseph Ramirez	149	Joseph Ramirez
Stephen or Joan Altschuler	163	Joan Altschuler
John Rusckowski	170	John Rusckowski
Andrew or Janice Chupka	177	Janice Chupka
Eric Adams	200	
	KIM-BALL LANE #	
Mr. or Mrs Powell	43	Mr. or Mrs Powell
Michael Bayette	50	Michael Bayette
Lori Roys	70	Laurie G. Roys

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MEMORANDUM

TO: Ms. Racheal D'Ambrosio, Mr. Steve Roy, Mrs. Joan Altschuler

CC: Elinor Carbone, Mayor
Victor Muschell, Corporation Counsel
Ed Tousey, Acting WPCA Administrator

FROM: Ray Drew, Public Works Director

DATE: February 10, 2020

RE: Sanitary Sewer Improvements Project

Dear Homestead Road/Kimball Lane Committee:

As the designated representatives of the Homestead Road and Kimball Lane Community please be advised that at its regular meeting on **February 18th at 6:30 PM** in City Hall Auditorium, 140 Main Street the WPCA will discuss and vote on whether to re-bid the currently designed Homestead Road/Kimball Lane Sewer Project. The WPCA will be presented for discussion the contents of your letter dated January 9th 2020 regarding the requested considerations relating to the establishment of the Benefit Assessment for this project.

The project consists of, but is not limited to: the furnishing of all equipment, labor, material, plant, and superintendence necessary for the approximately 2,600 liner feet of new and replacement sewers including bituminous pavement restoration, service laterals, precast manholes, cast iron frames and covers, temporary bypass pumping, dewatering, loaming and seeding, wetlands protection, traffic control and associated miscellaneous work for the City of Torrington.

You and the residents of Homestead Road and Kimball Lane are encouraged to attend, should you have any comments or questions regarding this matter.

Homestead Road/Kimball Lane Potential Sewer Build-Out

-  Existing Parcels
-  Proposed Parcel Lines

