

CITY OF SAINT ALBANS

NEW ALDIS HILL WATER STORAGE TANK

BOND VOTE INFORMATION

When is the public information hearing?

VIRTUAL INFORMATIONAL MEETING

Monday, February 22, 2021 @ 6:30 pm
Via remote connection. Link and phone number will be posted on meeting agenda and at www.stalbansvt.com/council.

When is the bond vote?

CITY POLLS OPEN MARCH 2, 2021

7:00 AM to 7:00 PM at St. Albans City Hall
100 North Main Street
St. Albans, VT 05478

Contact the City Clerk at
c.galloway@stalbansvt.com or
(802) 524-1500 ext. *261 to request an
Absentee Ballot or inquire about Early Voting.

What improvements are included for the new Aldis Hill Water Storage Tank Project?

- A new 1.2 Million gallon prestressed concrete water storage tank and appurtenances located behind (north) the existing tank.
- Access driveway and site improvements
- 250 linear feet of new water transmission main
- 650 linear feet of new drainage lines
- Various electrical and control system improvements
- Pavement and surface restoration



Aldis Hill Water Storage Tank Site & Existing 1.0 Million Gallon Water Storage Tank



Site of the new water storage tank (north of the existing).

Why is the Aldis Hill Water Storage Tank Project required and important?

- In December of 2018, the State of Vermont issued a Sanitary Survey to Saint Albans identifying “Insufficient Finished Water Storage” as a significant deficiency in the Saint Albans drinking water system.
- The above deficiency means the Saint Albans system does not meet the Vermont Water Supply Rules and **cannot provide sufficient capacity to meet both daily water demands and fire protection.**
- This new 1.2 Million Gallon water storage tank will bring the Saint Albans system into compliance with the VT Water Supply Rules and includes capacity for future growth.
- Additionally, the Saint Albans system currently has only one water storage tank. This tank not only provides water storage, but also water pressure to most of the system and the second tank will provide system redundancy.
- **Until a second tank is constructed, the existing storage tank cannot be taken out of service** for needed cleaning and maintenance. This presents a significant vulnerability to the Saint Albans water system to maintain adequate pressure and fire flow to critical water customers, such as, the Northwest Medical Center.

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Example Concrete Water Storage tank during construction.

What is the project cost and bond amount?

The estimated construction cost is summarized in the table below at \$1,847,000.

Estimated Construction Cost

Item Description	Estimated Cost
New Water Storage Tank	\$1,679,000
Construction Contingency (10%)	\$167,900
Estimated Construction Cost	\$1,847,000

The **total project cost is \$2,350,000** and includes: construction costs, 10% construction contingency, engineering, legal, permit fees, land acquisition and other costs.

The recommended **bond amount is \$2,350,000.**

What are the available funding sources?

This new water storage tank project is on the State project priority list and funding is provided through the State of Vermont Drinking Water SRF Program. The loan of \$2,350,000 loan is based on a 2% administrative fee and 30 year term.

What is the projected impact on the current water rates for a typical Saint Albans customer?

For the new water storage tank, the annual loan payment is estimated at \$104,800 (2%, 30 yrs). **The first loan payment is projected to be due in late in 2023.** For a typical residential household, water customers will see an increase of 3.9% (approximately \$2.00) in the quarterly flat fee.

What is the project schedule?

Construction is planned for 2022 as shown in the schedule below but could start in the fall of 2021 depending on how design and permitting progresses.

Project Schedule

Projected Date		Task
2021	March 2	Conduct Bond Vote
	April	Begin Final Design
	November	Complete Final Design and Permitting
2022	May	Begin construction
	October	Complete construction



Example Finished Precast Water Storage Tank