

Joseph P. Wilson Jr, Supervisor
Robert M. Biesemeyer, Deputy Supervisor
Regular Town Board Meeting
April 12, 2022
7:00 pm Zoom

Call to order

Approve Minutes: March 29, 2022 Bi-Monthly Town Board meeting

Privilege of the Floor:

Town Discussion of Old Business:

- Covid Updates: In person meetings?
- Reschedule April Bi-Monthly meeting to April 27
- Rates, Projects, and Bonding Plans for both Water Districts
- Disbursement Of ARPA Funds from Essex County

New Business:

- Bulky Days
-

Executive Session:

Budget Resolutions:

Resolution to amend the General Fund

Resolution transferring funds within the General Fund:

Supervisor's Report:

Audit Bills:

Vouchers #2022- through #2022-

Adjournment

2022 Water Rate Adjustments

April 2022

The rates for both districts need to be adjusted before the 2022 bills go out. The turn-on & turn-off rates and the tap fee need to be increased to cover the actual cost of the work.

1. WD# 1; Hamlet of Keene
 - a. 16% increase on all rates
 - b. Majority pays less than \$2 per day
 - c. New rates are lower than 2019 rates
2. WD #2; Hamlet of Keene Valley
 - a. 6.6% increase on all rates
 - b. Majority pays less than \$2.50 per day
 - c. New rates are slightly higher than 2019 rates

Fee Updates

Summer Time (April 1 – November 1) Turn-On and Turn-off Fee: \$50

Winter Time (November 1 – April 1) Turn-On and Turn-off Fee: \$75

Water main tap installations:

Fixed Rates for the labor and materials to be determined. There should be a set rate for same side of the road taps and opposite side of the road taps.

Fire Hydrant Maintenance

Water Districts should assume responsibility for the hydrants and we should not bill the fire districts or require a contract. This would start with the 2023 billing cycle. The cost will be passed on to rate payers in each district.

1. Water District #1: Hamlet of Keene
 - a. Current Finances
 - i. Annual payment of \$44,000 and last payment in 2036
 - ii. \$200,000 loan from General Fund must be repaid
 - iii. \$52,000 Deficit
 - iv. Capital Funds Available \$6,684
 - b. FEMA appeal for reimbursement for Halloween Storm damage to Water Main
 - i. \$196,000 repair cost
 - ii. \$147,000 Potential reimbursement from FEMA. FEMA reimburses up to 75% of the town's expenditure.
 - c. Projects underway
 - i. \$80,000 Aqualogics control equipment replacement project
 - ii. Propane tank and line repairs
 - d. WD #1 needs to borrow \$200,000 to pay off the debt and to complete projects.
 - i. Take out a bond to spread out the payback so water rates don't rise too much for members of the district.
 - ii. Have the term of the bond coincide with current bond which ends in 2036. This would allow a new bond to be taken out in 2037 to undertake capital projects the plant will need by then.
2. Water District #2: Hamlet of Keene Valley
 - a. Well & Pump house control equipment can cost up to \$6,000,000
 - b. Bond needed
 - c. Current Bond: Annual payment is \$61,565, and it increases about \$1000/year. Final payment is for \$76,000 in 2038
 - d. Capital Reserves: WD#2 \$ wait for 2022 AUD to determine amount

	A	B	C	D	E	F	G
1	Keene Water District #1						
2							
3	Cateagory	New Rate	Cost Per Day	Incr. From 2021	By 6.6% 2021 Rates	2020 Rates	2019 Rates
4							
5	Residence	\$377.00	\$1.03	\$52	\$325	\$325	\$400
6	Ext. of Residence	\$565.50	\$1.55	\$78	\$487.50	\$487.50	\$600
7	Rental Unit	\$122.96	\$0.34	\$16.96	\$106	\$106	\$130
8	Shop, Office, Garage	\$241.28	\$0.66	\$33.28	\$208	\$208	\$256
9	Coffee Shop	\$241.28	\$0.66	\$33.28	\$208	\$208	\$256
10	Restaurant	\$582.32	\$1.60	\$80.32	\$502	\$502	\$617
11	Small Restaurant	\$388.60	\$1.06	\$53.60	\$335	\$335	\$405
12	Fire Hydrant	\$127.60	\$0.35	\$17.60	\$110	\$110	\$135
13	Convient Store/Gas Station	\$728.48	\$2.00	\$100.48	\$628	\$628	\$773
14	Garden Center	\$548.68	\$1.50	\$75.68	\$473	\$473	\$582
15	Duplex	\$754	\$2.07	\$104	\$650		
16							
17	Keene Valley Water District #2						
18							
19							
20	Residence	\$426.40	\$1.17	\$26.40	\$400	\$400	\$425
21	Ext. of Residence	\$213.20	\$0.58	\$13.20	\$200	\$200	\$213
22	Rental Unit	\$143.91	\$0.39	\$8.91	\$135	\$135	\$144
23	Shop, Office, Garage	\$285.69	\$0.78	\$17.69	\$268	\$268	\$285
24	Hostel	\$383.76	\$1.05	\$23.76	\$360	\$360	\$382
25	Restaurant	\$685.44	\$1.88	\$42.44	\$643	\$643	\$683
26	Small Restaurant	\$572.44	\$1.57	\$35.44	\$537	\$537	\$571
27	Fire Hydrant	\$135.38	\$0.37	\$8.38	\$127	\$127	\$135
28	KVNH/Laundry	\$533.20	\$1.46	\$33.20	\$503	\$503	
29	Garden Center	\$299.55	\$0.82	\$18.55	\$281	\$281	\$298.50
30	Duplex	\$852.80	\$2.34	\$52.80	\$800	\$800	
31	Keene Fitness (per unit)	\$143.91	\$0.39	\$8.91	\$135	\$135	\$144