

Williams Center Sanitary Sewer Project Informational Meeting

August 6, 2009

Williams County Commissioners

Lewis Hilkert, President
Brian Davis, Vice President
Alan Word

Williams County Sanitary Engineer

Dennis M. Bell, P.E., P.S.

Williams County Health Department

James Watkins

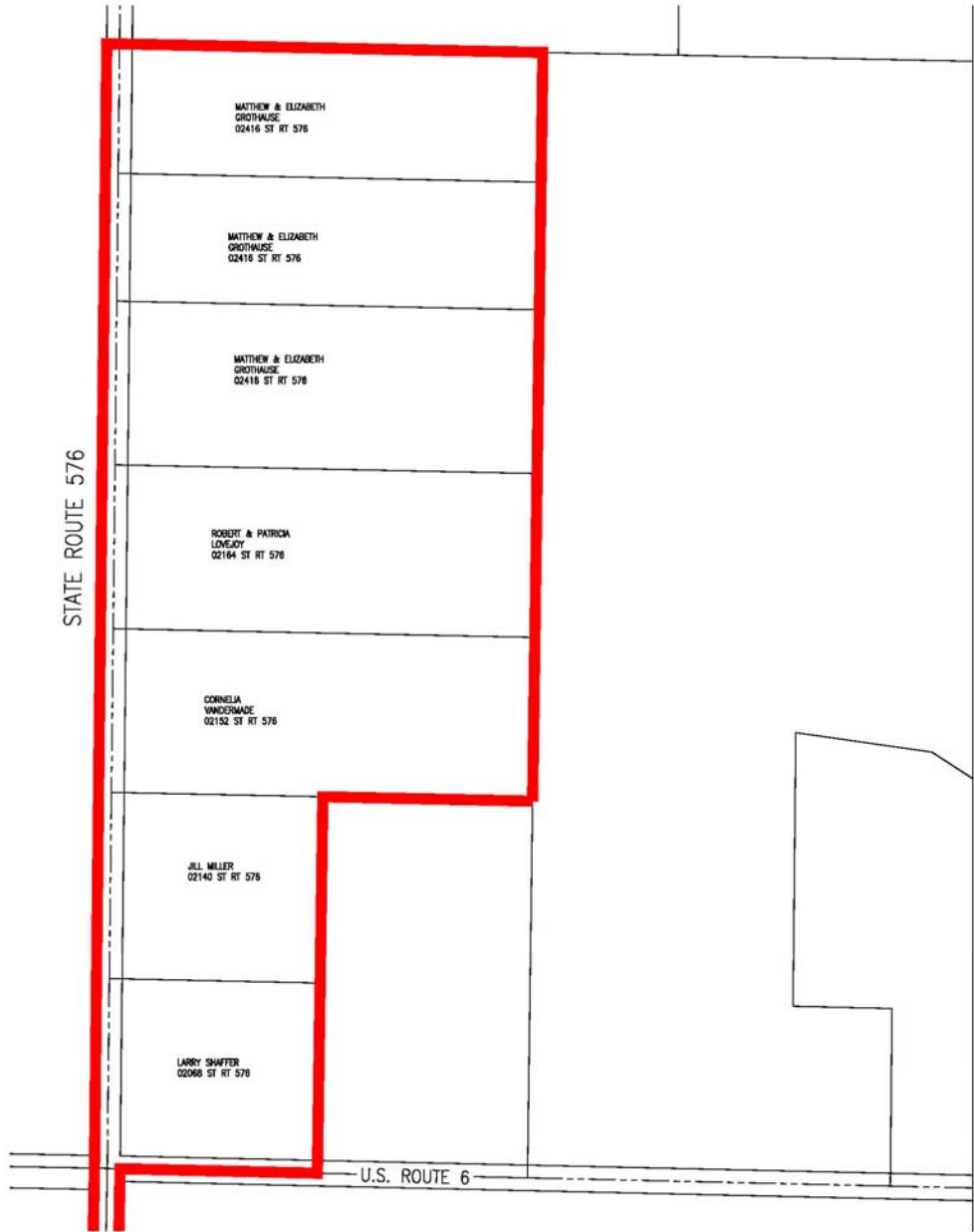
Maumee Valley Planning Agency

Dennis Miller

Brief History Of This Project

- In February, 2004 the Ohio EPA wrote “Findings & Orders” for both the Williams Center Area and Melbern Area.
- In the “Findings & Orders” the EPA indicated that through their investigation they found unsanitary conditions in the open streams in and adjacent to these areas.
- The order further directed the Williams County Commissioners to construct sanitary sewers and treatment facilities as required to correct the unsanitary conditions that exist in these areas.
- Pursuant to the Ohio EPA orders, the construction was to be completed within three years of the date of the order or in calendar year 2007.
- Due to the concerns of the Williams County Commissioners regarding the financial burden that would be placed on the area property owners, the project has been delayed until additional grant funding could be pursued.

- In late 2008 the Williams County Commissioners, Health Department, and Sanitary Engineer met with Ohio EPA to discuss the status of all areas within Williams County that EPA has written “Findings & Orders”
- A compliance schedule was developed as a result of this meeting. If the compliance schedule is not met, Ohio EPA can obtain a “Consent Decree” through the court system and have the project completed through the courts with no local input.
- The Williams Center Area sanitary sewers were scheduled to start construction in calendar year 2009 in agreement with Ohio EPA.
- The purpose of this meeting is to give property owners included in the proposed sanitary sewer sub-district the current information regarding this project, including current estimated costs, proposed schedule, current project funding, etc.



Proposed Construction Work

- This project will include construction of gravity, pressure sanitary sewers and pump stations necessary to carry the sanitary sewage to the existing county lagoon treatment system on County Road C east of State Route 576.
- No expansion to the existing lagoons will be required as a part of this project.
- An outlet pump station at the existing lagoons will be constructed as a part of this project.

Project Cost Information

Estimated Construction Cost~\$1,947,857.50

Lagoon Pump~\$125,000.00

Construction Contingency~\$97,392.88

Design Engineering~\$240,183.00

Construction Inspection~\$50,000.00

Soil Borings~\$7,500.00

Legal Fees~\$10,000.00

Land Costs~\$10,000.00

TOTAL ESTIMATED PROJECT COSTS~\$2,537,933.38

Project Funding Breakdown

Issue 2 Grant~\$100,000.00

Issue 2 Credit Enhancement (Interest)~\$50,000.00

Federal Stimulus Grant~\$900,000.00

Community Development Block Grant~\$500,000.00

County Revolving Loan Fund Grant~\$100,000.00

TOTAL PROJECT GRANT FUNDING~\$1,650,000.00

Estimated Cost to local residents~\$887,933.38

Proposed Sub-District User Fees

- Ohio EPA 0% Loan for 20 years will be used to cover the local costs (\$887,933.38) of this project not covered by grants (This 0% loan has not been officially approved).

Annual Debt Service~\$44,397.00

Estimated Number of Sewer Taps~97

Annual Cost Per Tap~\$450.00

Monthly Debt Service Fee For New Debt~\$37.50

Monthly Debt Service Fee For Existing Debt~\$15.64

Monthly Operation & Maintenance Cost~\$15.00

TOTAL MONTHLY SEWER FEE~\$68.14

Voluntary Paydown Option

- A property owner has the option of paying down their portion of the debt prior to the Williams County Commissioners borrowing the funds to reduce their monthly user fee.
- If the property owner voluntarily pays \$9,154.00, the monthly user fee would be reduced to \$30.64.
- Property Owners will be given notification in writing at the appropriate time to make this payment.
- The final monthly user fee will be based on the final project costs. If the construction costs come in less than currently estimated, the final monthly user fee will be adjusted to reflect this reduced cost.

- Financial assistance is available for low to moderate income homes.
- Anyone wishing to see if they qualify for this assistance should contact Dennis Miller at Maumee Valley Planning in Defiance at 419-784-3882.
- The following slides show the qualification requirements for these programs.

In order to qualify for assistance the applicant must own and live in the home as their primary residence. (Rental properties are not eligible for assistance.) In addition, the total gross yearly household income must be below the following income guidelines:

CHIP Williams County
2009 Annual Household Income Limits:

- 1 person = \$31,750
- 2 person = \$36,300
- 3 person = \$40,800
- 4 person = \$45,350
- 5 person = \$49,000
- 6 person = \$52,600
- 7 person = \$56,250
- 8 person = \$59,850

U.S.D.A. Rural Development

U.S.D.A. Home Repair Loans & Grants (also known as the 504 Repair Program) are available to low income homeowners.

The funds can be used for installation of water and waste disposal systems, including plumbing and fixtures which meet Health Dept. requirements. Applicants must own and occupy the home.

Loans—loan limit is \$20,000 are at 1% interest, with terms up to 20 years.

Grants—Must be 62 years of age or older and lack repayment ability for 504 loan.

Applicants must have maintained a satisfactory credit history, have a stable source of income and meet repayment guidelines.

USDA Williams County **2009 Total Adjusted** **Household Income** **Limits:**

1 person =	\$19,850
2 person =	\$22,700
3 person =	\$25,500
4 person =	\$28,350
5 person =	\$30,600
6 person =	\$32,900
7 person =	\$35,150
8 person =	\$37,400