

From: [Rupert, Jim](#)
To: [Silver, Gary](#)
Subject: FW: Sewer Use Fees / Cedar Hill Estates LLC
Date: Friday, June 25, 2021 11:56:31 AM

From: Andy Minicucci [mailto:andymin30@gmail.com]
Sent: Friday, June 25, 2021 8:56 AM
To: Kelly, Joshua <jkelly@boltonct.org>; Steve Minicucci <steve.minicucci@gmail.com>
Subject: Sewer Use Fees / Cedar Hill Estates LLC

To whom it may concern;

As of 06/09/2021 we are the new owners of the following property locations:

166 Boston Tpke. Bolton
180 Boston Tpke. Bolton

I am requesting a freeze on our sewer use fees effective on our closing date until further notice as these properties are currently undergoing extensive renovations and deemed uninhabitable at this time. With the exception of (1) unit, all others will be vacant for an extensive period of time.

Upon our closing date both properties combined had a total of (2) occupants residing in the following locations;

166-1
T-5 Mobile home (180-D)

The occupant in the Mobile home (180-D) Will be vacating the unit before July 15th. The occupant in 166-1 will be staying in this unit and has no plans on moving.

We will not be renting any units in the (2) homes for at least 4-6 months and All mobile homes will be demolished and replaced with new at a later date. The current mobile home units are not habitable at this time and must be demolished as necessary. Replacement units are currently not available due to a backlog in the manufacturing process. A timeline for the replacement units would be 12-16 months from the date in which we submit a purchase order.

Please let me know what we can expect going forward and if there is anything further we need to do on our end regarding this request to freeze our sewer fees.

Thank you,

Andrew Minicucci
Cedar Hill Estates LLC
(860)966-9002

**BOLTON LAKES REGIONAL
WATER POLLUTION CONTROL AUTHORITY
FY 2021 BUDGET - ADOPTED APRIL 15, 2020**

EXPENDITURES	Bolton Contributions		BLRWPCA Funds		Actuals	Proposed	
	FY 20	FY 21	FY 20	FY 21			
Operation and Maintenance Costs							
Sewer Use Charges (Manchester)	\$ -	\$ -	\$ 65,000.00	\$ 76,000.00	\$ 61,516.00	62,000.00	
Grinder Pumps Maintenance	\$ -	\$ -	\$ 42,000.00	\$ 23,500.00	\$ 22,258.00	23,000.00	
Odor Control Station	\$ -	\$ -	\$ 35,000.00	\$ 24,100.00	\$ 30,728.00	31,000.00	
Septic Pumping	\$ -	\$ -	\$ -	\$ 5,864.00	\$ 1,207.00	1,750.00	
Misc (Smartcover Renewal)	\$ -	\$ -	\$ 2,000.00	\$ 3,022.00	\$ 1,996.00	2,500.00	
SUBTOTAL	\$ -	\$ -	\$ 144,000.00	\$ 132,486.00	\$ 117,705.00	120,250.00	
Administrative Costs							
Legal	\$ 6,000.00	\$ 6,000.00					
Insurance	\$ 7,500.00	\$ 7,500.00					
Audit	\$ 5,500.00	\$ 5,500.00					
Call Before You Dig					\$ 2,230.00		
Engineering	\$ 11,000.00	\$ 10,000.00	\$ 3,000.00	\$ 4,000.00	\$ 37,357.00	40,000.00	
Banking	\$ -	\$ -	\$ -	\$ 1,500.00	\$ 1,500.00	1,500.00	
Miscellaneous			\$ 1,000.00	\$ 500.00	\$ 893.00	\$ 500.00	
SUBTOTAL	\$ 30,000.00	\$ 29,000.00	\$ 4,000.00	\$ 6,000.00	\$ 41,980.00	42,000.00	
Contingency							
Asset Account (\$70/EDU/Year) (Capital/Infrastructure)	\$ -	\$ -	\$ 33,600.00	\$ 33,600.00	?	25,000.00	
Replacement Account \$25/EDU/Year (Grinder Pumps)	\$ -	\$ -	\$ 12,000.00	\$ 12,000.00	\$ 7,789.00	12,000.00	
SUBTOTAL	\$ -	\$ -	\$ 45,600.00	\$ 45,600.00		37,000.00	
					Difference:		
TOTAL EXPENDITURES	\$ 30,000.00	\$ 29,000.00	\$ 193,600.00	\$ 184,086.00	-4.91%	160,874.00	199,250.00
REVENUES							
User Fees (\$100/EDU/Quarter 98%)	\$ -	\$ -	\$ 185,500.00	\$ 188,160.00	\$ 199,122.00	199,000.00	
Connection Fees/Fines	\$ -	\$ -	\$ 5,000.00	\$ 4,000.00	\$ 1,200.00	2,000.00	
Miscellaneous	\$ -	\$ -	\$ 3,100.00	\$ -	\$ 1,500.00	201,000.00	
Total Revenues	\$ -	\$ -	\$ 193,600.00	\$ 192,160.00	\$ 201,822.00	201,000.00	
SURPLUS/DEFICIT			\$ 8,074.00		40,984.00	1,750.00	

NOTE: Debt payment is not included in this budget, benefit assessments and Town contributions pay this expense.

Note: If the asset account gets funded per the proposed budget the surplus for FY 21 would be 7384.00

WPCA Administrator, Finance Support both offered as Bolton in-kind contributions.
Billing & Collection Services both offered as Vernon in-kind contributions.