



Town of Charlotte

ESTABLISHED 1762

To: Leaseholders on Lane's Lane, Thompson's Point
From: Dean Bloch, Town Administrator
Re: Connection to Town Wastewater System
Date: September 13, 2016

Over the past six months, the Town has been gathering information regarding the process for connecting Lots 201-207 on Lane's Lane to the town wastewater disposal system. This was triggered by recognition that the existing leach fields on these lots do not comply with recommended setbacks to the lake or to drilled wells, and that most of the leach fields on these lots are approximately 30 years old or more. Additionally, at least one camp owner has approached the Town about connecting to the system.

Information gathered to date includes the following:

- The Indirect Discharge Permit under which the town wastewater system operates will not need to be amended to connect the Lane's Lane lots, because the original system design and permit included these lots.
- The current estimated total cost for connecting the seven lots is \$84,416, or \$12,059 per lot. An itemization of this cost is attached. (*Note: these are preliminary figures*).
- Lot 203, leased to Stanley and Gail Lane, and Lot 204, leased to Roy and Linda L'Esperance, are the only lots that are allowed to be occupied on a year-round basis based on the agreement signed on June 15, 1979, recorded in volume 36 page 272 of the Town of Charlotte land records. The Lanes' camp is for sale—new owners would not be allowed to lease on a year-round basis.
- A switch-box can be installed on the lot(s) approved for year-round occupancy, which can allow the camp owner to use the town wastewater system in the summer and the on-lot leach field in the winter. This has benefits for the on-lot system by allowing it to “rest” during the summer.

Given this information, the Selectboard would like to move forward with building the connecting infrastructure; this is likely to take place in the spring of 2017. The Selectboard anticipates using funds from a town account dedicated to capital improvements of the Thompson's Point wastewater system to pay for construction, and providing a five-year period for leaseholders to re-pay the costs of construction back to the Town. Leaseholders that connect at the time of construction would not be charged a financing cost. Leaseholders that connect at a latter date would be responsible for paying market rate financing costs for their pro-rated connection cost.

Since the type of financing of the project will depend on how many camps are to be connected to the system at the time of initial construction, the Town would like to know how many leaseholders are interested in this option. Please check the line on the attached form that reflects your interest, and return the form in the enclosed stamped envelope. Checking a line does not commit you to a course of action; a Security and Loan Agreement will need to be executed to commit to connection and repayment.

I would be happy to meet with you, individually or collectively, to discuss the project and the process. If you would like to meet, or if you have any questions, please call me at 425-3071 ext. 205 or send me an e-mail at dean@townofcharlotte.com.

Thank you.

Lane's Lane Wastewater Connection Survey

I am interested

I am NOT interested

in connecting my camp on Thompson's Point Lot ___ to the Thompson's Point wastewater system when the connecting infrastructure is constructed, anticipated to be in the spring of 2017.

Comment/Question:

Name of Leaseholder

Name of Leaseholder