Third Taxing District
2 Second Street
East Norwalk, CT 06855

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Third Taxing District of the City of Norwalk

Special Commission Meeting

Monday, January 30, 2023 at 6:30p.m.

At the Third Taxing District Office, 2 Second Street, East Norwalk, CT

1. Public Comment – 15 Minute Limit
2. Minutes of Meeting – December 20, 2022 Regular Meeting – A/R (Pgs. 1-5)
3. Discussion/Analysis of Financial Statements/Key Performance Indicators (Pgs. 6-12)
4. Library Budget Presentation (Pgs. 13-16)
5. Firehouse Capital Budget Request(s) – Possible A/R (Pg. 17-19)
6. Roger Ludlow Park Update (Pgs. 20-27)
7. District Budget Presentation – Possible A/R (Pgs. 28-30)
8. Annual Meeting Discussion – Possible A/R
9. General Manager's Report
    - Electric Rate Comparison (Pgs. 31-34)
    - EV Charger – E. Norwalk Library
10. Adjourn

*A/R – Action Required/See Attached Motion

Agenda backup material is available at the TTD office, www.ttd.gov and will be available at the meeting.
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District Commissioners

Johnnie Mae Weldon	203-216-2652	Chairperson	**Kevin Barber**	203-866-9271	General Manager
Pamela Parkington	203-858-4261	Commissioner	**Ron Scofield**	203-866-9271	Assistant General Manager
Michele Sweeney	203-820-3107	Commissioner	**Read Auerbach**	203-451-7047	Treasurer

DRAFT

THIRD TAXING DISTRICT
of the City of Norwalk
Commission Meeting
December 20, 2022

ATTENDANCE: Commissioners: Johnnie Mae Weldon, Chair; Pamela Parkington; Michele Sweeney; Read Auerbach, Treasurer

STAFF: Kevin Barber, General Manager;
Ron Scofield, Assistant General Manager/District Clerk

OTHERS: Peter Johnson, CMEEC Ratepayer Representative
Assistant Chief Mark Conte, Norwalk Fire Department

CALL TO ORDER

Commissioner Weldon called the meeting to order at 6:30 p.m. A quorum was present.

PUBLIC COMMENT

No one from the public was in attendance to comment.

MINUTES OF MEETING

November 28, 2022 Regular Meeting

**** COMMISSIONER PARKINGTON MOVED TO APPROVE THE MINUTES OF NOVEMBER 28, 2022 REGULAR MEETING.**
****COMMISSIONER SWEENEY SECONDED.**
**** THE MOTION PASSED UNANIMOUSLY.**

FIREHOUSE BUDGET REQUEST

Mr. Barber informed the Commission that on November 30, 2022, he received a budget request from the City of Norwalk Fire Department for the East Norwalk Firehouse located on Van Zant Street. The budget request was for a capital project to replace the apparatus floor in advance of the scheduled replacement of the current apparatus. The budget request is for $402,000.

Mr. Barber reviewed the executed lease from 2010 between the City of Norwalk and the Third Taxing District. The lease stipulates the City desires to operate the building as a municipal firehouse. The initial term of the lease was five years with automatic renewals of up to nine additional five-year terms. Effectively the full term of the lease is up to 50 years and the City pays an annual lease payment with escalators calculated on a yearly basis.

Mr. Barber sent the lease over to the District's attorney, Steve Studer, for his determination. Atty. Studer replied:

> Paragraph 4A of the lease clearly states that the Tenant is "… responsible for the condition of the Premises and for performing *all improvement, repairs and other work* that may be necessary or desirable in order for the [Tenant] to use and operate the Premises as a public firehouse." Paragraph 4B provides that the Landlord is generally responsible for capital improvements, repairs and replacements involving the building's structure, its exterior envelope, and general mechanical systems such as heating, air-conditioning, plumbing and electricity which are "… not specifically and solely related to its use as a public firehouse." Similarly, Article 6B clearly provides that the Landlord is responsible for "… capital repairs and all capital improvements *to the extent not related specifically and solely to the use of the building as a firehouse."*

Mr. Barber introduced Assistant Chief Mark Conte to the Commission. Asst. Chief Conte has been assigned to take the lead on the project. He explained the history of the work that had been performed over the prior years to the apparatus floor, specifically the work performed in 2019 which he referred to as Phase I. The project he is requesting funds for is labeled as Phase II. The current apparatus floor, which has a layer of original wood flooring in the center, will need to be replaced and as there are safety concerns with the current floor.

After a lengthy discussion of what needs to be done and why, the Commission was in favor of approving the request of $402,000. Mr. Barber reminded the Commission the budget request could be included in next year's District Budget and the entire budget would be recommended to the electors for approval at the annual meeting on March 1, 2023.

Mr. Barber also recommended this item be placed on the January Commission meeting agenda. This would provide staff time to determine the impact this budget request would have on the District's financial position and if there would be any impact to customers' electric rates. The Commission agreed to Mr. Barber's recommendation.

Commissioner Parkington asked Asst. Chief Conte if there were any other concerns with the building that needed to be addressed. He replied that there were some repairs that needed to be made to the building's structure, i.e., repointing of the bricks in the basement and the outside of the building. Commissioner Parkington suggested that the Firehouse obtain quotes and submit to the Commission by mid-January in order to be included in the upcoming District Budget.

DISCUSSION/ANALYSIS OF FINANCIAL STATEMENTS/KEY PERFORMANCE INDICATORS

Mr. Barber reviewed the Financial Highlights with the Commission for November 2022. Total Income is $4,567,695 versus $3,997,520 for last year, a difference of 14.26%. Total Expense is $5,198,346 versus $4,158,032 for last year, a difference of 25.02%. Net Income before Rate Stabilization is ($609,510) versus ($112,450) from last year or a difference of (442%). Net Income after Rate Stabilization is ($223,560) versus $18,419 for last year, a difference of (1,314%).

Total cash balance on hand is $8,442,190. Of this, the Capital Improvement Fund is $2,417,222. Current outstanding principal balance with CMEEC is $3,291,612 (as of October 2022). Current Fiscal Year Capital additions to date is $211,093.

Mr. Barber reviewed the P&L for the Electric Department. Income for the month of November 2022 is $741,585.12. Purchased Power (555-00) for the month of November 2022 is $477,294.06 and Purchased Power for Cervalis is $57,421,06. Operating Expenses for the month is $377,331.07.

The P&L for the District continues to be in good shape. Christmas Tree Lighting is showing over budget, but the overage is due to a timing issue.

KPI's: They remain in good shape.

RSF: The current balance of the RSF (Rate Stabilization Fund) is $4,171,182. Mr. Barber reviewed the 5-Year Forecast with the Commission.

Accounts Receivable: Overall, TTD is doing very well. The greater than 90 days open balance is $38,543 which is 16.3% of the overall balance. As a result of the receivables going down, the percentage for the greater than 90 days went up, but overall is holding steady in terms of dollars and cents.

GENERAL MANAGER'S EPORT

Audit – Mr. Barber informed the Commission that the audit is complete and issued a copy of the final audit along with the Management Letter to each Commissioner and Treasurer. Third Taxing District has been given a "clean bill of health" – no issues.

Annual Meeting – The upcoming Annual Meeting is scheduled for Wednesday, March 1, 2023. Staff has been looking into a venue to hold the meeting. They have been in touch with The Marvin and have been told that they will need to check back in mid-January, as The Marvin wants to wait and see what the upcoming weeks bring in terms of sickness and whether or not they will rent out their space.

A discussion took place on holding the meeting at a location outside of the Third Taxing District. Unfortunately, due to the uncertainty of COVID and facilities being willing to host the meeting, and very few facilities that would meet the District's needs, the Commission agreed the Norwalk Inn would be the best location. St. Ann's was also mentioned as a possible location to investigate. In the meantime, staff is prepared to book the Norwalk Inn for the meeting if needed.

213 East Avenue – Mr. Barber informed the Commission that Third Taxing District has received the check from the State of CT for the defined easement. The easement has been filed on the land records.

Christmas Party Wrap-Up – Everyone had a great time at the Christmas party held at The Shore & Country Club. It was suggested that staff look into booking it again for Christmas 2023.

Commissioner Weldon thanked the Commission for all their hard work and support over the year and wished everyone a very Happy Holiday.

**** COMMISSIONER PARKINGTON MOVED TO ADJOURN.**
**** COMMISSIONER SWEENEY SECONDED.**
**** THE MOTION PASSED UNANIMOUSLY.**

The meeting adjourned at 7:38 p.m.

Respectfully submitted,

Cynthia Tenney
Executive Assistant
Third Taxing District

MOTION FOR MINUTES

COMMISSIONER (name of Commissioner) MOVED TO APPROVE THE MINUTES OF (date of meeting) REGULAR MEETING.

OR

COMMISSIONER (name of Commissioner) MOVED TO APPROVE THE MINUTES OF (date of meeting) REGULAR MEETING AS CORRECTED.

Third Taxing District
Financial Highlights
Jul-Dec-2022 vs. Jul-Dec-2021

	Jul-Dec-22	Jul-Dec-21	$ Change	% Change
Total Income	5,512,471	4,750,067	762,404	16.05%
Total Expense	6,293,720	5,012,173	1,281,547	25.57%
Net Ordinary Income	(781,249)	(262,106)	(519,143)	-198%
Other Income	829,343	239,318	590,025	247%
Other Expense	197,500	140,000	57,500	100%
Net Income before Rate Stabilization	(149,405)	(162,788)	13,383	8%
Rate Stabilization	544,217	149,769	394,448	263%
Net Income	394,812	(13,019)	407,831	3133%

CASH BALANCES

	Dec-22	
ACCTS		
Operating Accounts	$	2,570,862
Savings		3,888,005
Capital Improvements Fund		2,400,390
Total	$	8,859,257

TTD Outstanding Principal Balance with CMEEC

Balance as of July 1, 2020	$	3,270,529
Current Balance	$	3,279,284
Current Fiscal Year Capital Additions to date	$	212,118

Third Taxing District
Profit & Loss Budget vs. Actual
July through December 2022

	Current Month				Year to Date			
	Dec 22	Budget	$ Over Budget	% of Budget	Jul - Dec 22	Budget	$ Over Budget	% of Budget
Ordinary Income/Expense								
Income								
443-00 · Cervalis Data Center Revenues	72,313.02	129,583.00	-57,269.98	-44.2%	396,398.60	553,445.00	-157,046.40	-28.38%
440-00 · Residential Sales	333,558.54	308,516.00	25,042.54	8.12%	1,985,379.47	2,083,139.00	-97,759.53	-4.69%
442-01 · Large Commercial Sales	62,488.04	55,834.00	6,654.04	11.92%	350,009.60	352,129.00	-2,119.40	-0.6%
442-02 · Small Commercial Sales	191,182.67	177,752.00	13,430.67	7.56%	1,222,423.17	1,287,909.00	-65,485.83	-5.08%
445-01 · Water Pollutn Contrl Plnt Sales	99,387.60	79,028.00	20,359.60	25.76%	473,945.45	478,949.00	-5,003.55	-1.04%
445-02 · Flat Rate	7,800.92	8,667.00	-866.08	-9.99%	39,264.63	46,182.00	-6,917.37	-14.98%
451-00 · Miscellaneous Service Revenue	350.00	830.00	-480.00	-57.83%	7,323.12	4,980.00	2,343.12	47.05%
557-00 · Purchased Power Adjustment	177,695.48	204,579.00	-26,883.52	-13.14%	1,037,727.18	1,174,259.00	-136,531.82	-11.63%
Total Income	944,776.27	964,789.00	-20,012.73	-2.07%	5,512,471.22	5,980,992.00	-468,520.78	-7.83%
Cost of Goods Sold								
555-10 · Electrical Power Purch - Cerv	84,579.82	118,583.00	34,003.18	28.67%	389,004.56	487,445.00	98,440.44	20.2%
555-00 · Electrical Power Purchased	596,377.99	595,968.00	-409.99	-0.07%	3,520,004.05	3,420,781.00	-99,223.05	-2.9%
Total COGS	680,957.81	714,551.00	33,593.19	4.7%	3,909,008.61	3,908,226.00	-782.61	-0.02%
Gross Profit	263,818.46	250,238.00	13,580.46	5.43%	1,603,462.61	2,072,766.00	-469,303.39	-22.64%
Expense								
904-00 · Substation	21,619.82	16,007.91	-5,611.91	-35.06%	100,974.18	96,047.54	-4,926.64	-5.13%
403-00 · Depreciation Expense	70,852.42	70,833.33	-19.09	-0.03%	412,584.62	425,000.02	12,415.40	2.92%
408-00 · Taxes	-15,061.28	101,108.00	116,169.28	114.9%	105,648.58	206,648.00	100,999.42	48.88%
540-00 · Other Power Generation Expense	10,067.51	11,500.00	1,432.49	12.46%	45,782.56	69,000.00	23,217.44	33.65%
580-00 · Distribution Expenses	34,959.74	20,166.67	-14,793.07	-73.35%	91,013.46	120,999.98	29,986.52	24.78%
590-00 · Maintenance Expenses	57,502.71	51,904.17	-5,598.54	-10.79%	318,083.47	311,424.98	-6,658.49	-2.14%
900-00 · Customer Accounts & Service	29,407.11	41,341.67	11,934.56	28.87%	203,401.91	248,049.98	44,648.07	18.0%
920-00 · Administrative Expenses	188,153.50	206,970.01	18,816.51	9.09%	1,107,222.71	1,241,819.94	134,597.23	10.84%
Total Expense	397,501.53	519,831.76	122,330.23	23.53%	2,384,711.49	2,718,990.44	334,278.95	12.29%
Net Ordinary Income	-133,683.07	-269,593.76	135,910.69	50.41%	-781,248.88	-646,224.44	-135,024.44	-20.89%
Other Income/Expense								
Other Income								
418-00 · Dividends	22,168.58	5,666.67	16,501.91	291.21%	56,996.22	33,999.98	22,996.24	67.64%
419-00 · Interest Income	415.00	416.67	-1.67	-0.4%	4,236.97	2,499.98	1,736.99	69.48%
420-00 · Gain/(Loss) on Investments	-39,000.90	0.00	-39,000.90	-100.0%	-31,408.85	0.00	-31,408.85	-100.0%
421-00 · Norden Project Income	20,134.07	20,833.33	-699.26	-3.36%	112,661.52	125,000.02	-12,338.50	-9.87%
423-00 · Gain/(Loss) from Sale of FA	0.00	416.67	-416.67	-100.0%	6,389.10	2,499.98	3,889.12	155.57%
424-00 · Energy Conservation Fund Income	11,111.07	9,583.33	1,527.74	15.94%	47,447.63	57,500.02	-10,052.39	-17.48%
425-00 · Miscellaneous Income	616,104.38	1,250.00	614,854.38	49,188.35%	633,020.85	7,500.00	625,520.85	8,340.28%
Total Other Income	630,932.20	38,166.67	592,765.53	1,553.1%	829,343.44	228,999.98	600,343.46	262.16%
Other Expense								
426-30 · PERSON TO PERSON	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%
426-10 · Distribution to "District Fund"	0.00	0.00	0.00	0.0%	197,500.00	197,500.00	0.00	0.0%
Total Other Expense	0.00	0.00	0.00	0.0%	197,500.00	197,500.00	0.00	0.0%
Net Other Income	630,932.20	38,166.67	592,765.53	1,553.1%	631,843.44	31,499.98	600,343.46	1,905.85%
Net Income	497,249.13	-231,427.09	728,676.22	314.86%	-149,405.44	-614,724.46	465,319.02	75.7%

TTD District Fund
Profit & Loss Budget vs. Actual
July through December 2022

	Dec 22	Budget	$ Over Budget	% of Budget	TOTAL Jul - Dec 22	Budget	$ Over Budget	% of Budget
Ordinary Income/Expense								
Income								
980-02 · INTEREST INCOME	15.60	27.08	-11.48	-42.39%	96.48	162.52	-66.04	-40.63%
980-05 · FIRE HOUSE RENT	0.00	0.00	0.00	0.0%	49,255.00	49,255.00	0.00	0.0%
980-10 · FUNDING FROM ELECTRIC	0.00	0.00	0.00	0.0%	197,500.00	197,500.00	0.00	0.0%
Total Income	15.60	27.08	-11.48	-42.39%	246,851.48	246,917.52	-66.04	-0.03%
Expense								
980-12 · FEES- COMISSIONERS	2,625.00	2,625.00	0.00	0.0%	5,250.00	5,250.00	0.00	0.0%
980-14 · FEES-CLERKS	450.00	450.00	0.00	0.0%	900.00	900.00	0.00	0.0%
980-16 · FEES-TREASURER	450.00	450.00	0.00	0.0%	900.00	900.00	0.00	0.0%
980-17 · Fees - Rate Payer Rep	450.00	450.00	0.00	0.0%	900.00	900.00	0.00	0.0%
980-19 · PAYROLL EXPENSES	269.68	325.00	55.32	17.02%	539.36	650.00	110.64	17.02%
980-20 · PARKS MAINTENANCE	13,313.55	2,666.66	-10,646.89	-399.26%	26,865.51	16,000.04	-10,865.47	-67.91%
980-30 · EAST NORWALK CEMETERY ASS'N	150.09	2,291.67	2,141.58	93.45%	18,800.15	13,749.98	-5,050.17	-36.73%
980-35 · EAST NORWALK IMP ASSOC LIBRARY								
980-36 · Electric Funding-Library Match	0.00	916.66	916.66	100.0%	0.00	5,500.04	5,500.04	100.0%
980-38 · LIBRARY PROPERTY MAINTENANCE	233.89	750.00	516.11	68.81%	3,240.05	4,500.00	1,259.95	28.0%
980-35 · EAST NORWALK IMP ASSOC LIBRARY - Other	0.00	0.00	0.00	0.0%	85,000.00	85,000.00	0.00	0.0%
Total 980-35 · EAST NORWALK IMP ASSOC LIBRARY	233.89	1,666.66	1,432.77	85.97%	88,240.05	95,000.04	6,759.99	7.12%
980-40 · CHRISTMAS TREE LIGHTING	4,486.00	6,000.00	1,514.00	25.23%	4,986.00	6,000.00	1,014.00	16.9%
980-45 · FIREHOUSE EXPENSES	0.00	125.00	125.00	100.0%	0.00	750.00	750.00	100.0%
980-55 · CONCERTS IN THE PARK	0.00	0.00	0.00	0.0%	29,475.00	35,150.00	5,675.00	16.15%
980-70 · ANNUAL MEETING EXPENSES	0.00	0.00	0.00	0.0%	0.00	0.00	0.00	0.0%
980-90 · CONTINGENCY EXPENSES	0.00	2,500.00	2,500.00	100.0%	0.00	15,000.00	15,000.00	100.0%
980-95 · Other District Services	0.00	833.34	833.34	100.0%	8,000.00	4,999.96	-3,000.04	-60.0%
Total Expense	22,428.21	20,383.33	-2,044.88	-10.03%	184,856.07	195,250.02	10,393.95	5.32%
Net Ordinary Income	-22,412.61	-20,356.25	-2,056.36	-10.1%	61,995.41	51,667.50	10,327.91	19.99%
Net Income	-22,412.61	-20,356.25	-2,056.36	-10.1%	61,995.41	51,667.50	10,327.91	19.99%

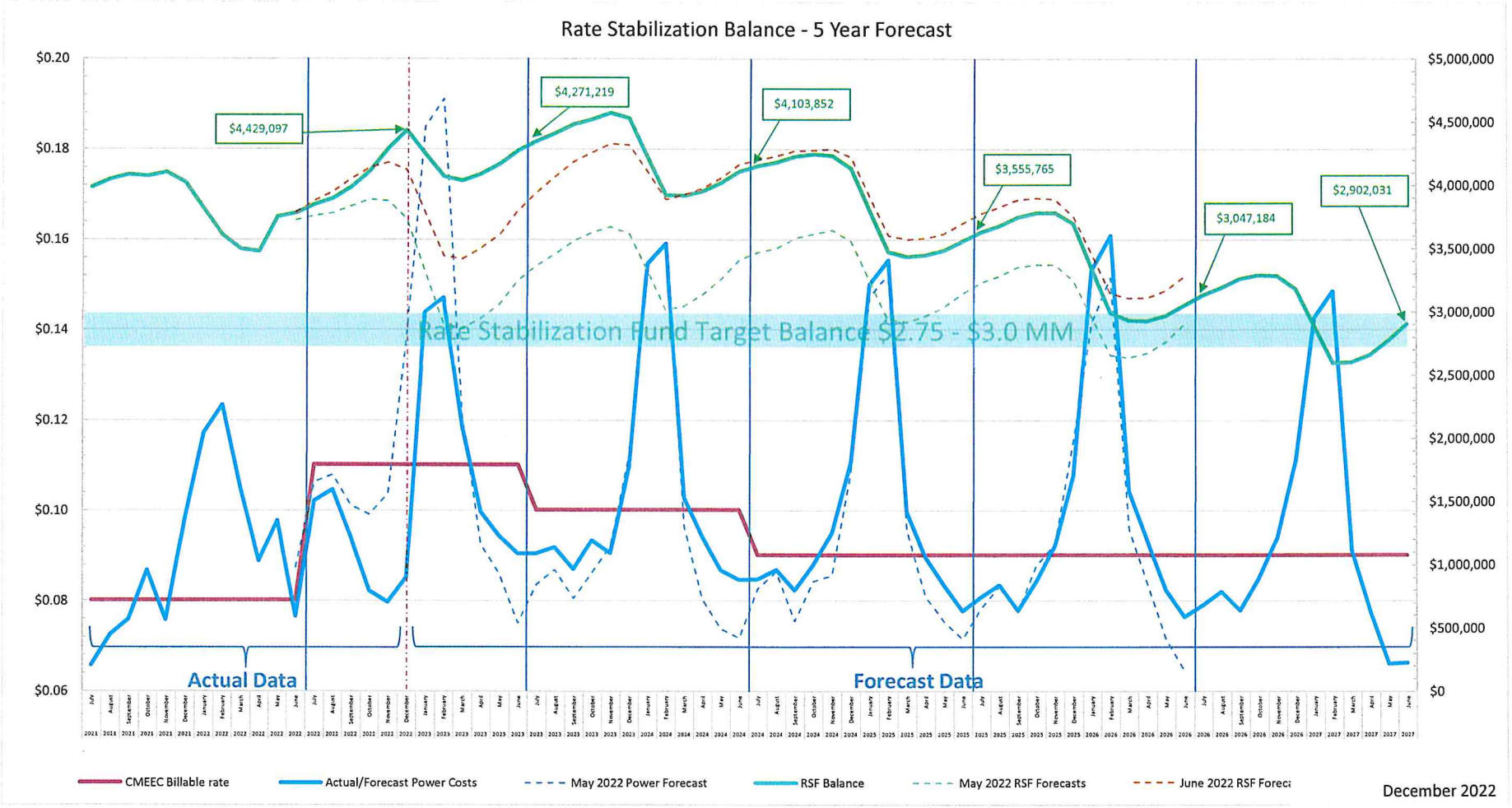
THIRD TAXING DISTRICT
KEY PERFORMANCE INDICATORS (KPI'S)
December

		Formula	2022	2021	Industry Average (Bandwidth)	Comments
1)	***OPERATING RATIO*** *- This ratio measures the proportion of revenues required to cover the operation and maintenance costs associated with the operation of the electric utility.*					
a.	*Operating Ratio - without Change in Rate Stabilization Fund*	Total Operating Expenses / Total Operating Revenues	114.17%	105.52%	95-105%	Calculation is based on the CMEEC billable rate that is set by TTD
b.	*Operating Ratio - with Change in Rate Stabilization Fund*	Total Operating Expenses + Change in RSF / Total Operating Revenues	104.30%	102.36%	95-105%	Reflects the true total operating expenses by including the change (+/-) in the rate stabilization fund.
2)	***POWER SUPPLY EXPENSE RATIO*** *- This ratio measures the proportion of the total operating expenses that is for power supply (purchased power)*					
2) a.	*Power Supply Expense Ratio - without Change in Rate Stabiliztaion Fund*	Purchased Power / Total Operating Expenses	62.11%	54.99%	65% - 70%	Calculation is based on the CMEEC billable rate that is set by TTD
b.	*Power Supply Expense Ratio - with Change in Rate Stabiliztaion Fund*	Purchased Power + Change in RSF / Total Operating Expenses	53.46%	52.00%	65% - 70%	Reflects the true total operating expenses by including the change (+/-) in the rate stabilization fund.
3)	***OUTSTANDING RECEIVABLES*** *- Total amount of outstanding receivables greater than 90 days past due*					
a.	*Outstanding Receivables - Dollars*	Total ($) Outstanding Receivables > 90 days	$39,790	$37,690		Indicates if TTD is doing an adequate job of collecting past due receivables
b.	*Percentange of total receivables*	Receivables > 90 days past due / total receivables	9.04%	8.85%		Indicates the percentage of receivables that is greater than 90 days past due
4)	***RATE OF RETURN*** *- Year to Date (YTD) Net income divided by audited Net Book Value of Assets*					
	Actual Rate of Return on Rate Base	AUTHORIZED BY STATE STATUTE	0.0%	0.0%	Varies by state 5 - 8 %	Rate of Return authorized by State statute
5)	***RATE STABILIZATION FUND*** *- this index lists the balance of the rate stabilization fund held for TTD at CMEEC*					
	Rate Stabilization Fund balance	RSF Balance	$4,429,097	$4,017,698	$2.75MM -$3.0MM	Commission approved the target balance, which is based on a RSF balance ot cover 6 months of power bills
7)	***ENERGY LOSS %*** *- This ratio measures how much energy is lost in the utitlity's electrical system and is an indicator of the efficiency of the electrical system.*					
	Energy Loss %	Total Energy Loses/Total Sources of Energy	6.57%	5.06%	2.5% - 6%	This ratio is calculated on a 12 month rolling average of electricy purchased compared to energy sold to customers

East Norwalk - PCA Calculation
Power Cost Adjustment Calculation
6 Month Rolling Average (starting January 2014)

Yellow indicates Forecast
Orange indicates data is from the preliminary CMEEC monthly bill, numbers will change when the "true up" numbers are available from CMEEC
Green indicates the final numbers have been entered for the month.
Colors will change when actual numbers are received.

			2022 July	2022 August	2022 September	2022 October	2022 November	2022 December	2023 January	2023 February	2023 March	2023 April	2023 May	2023 June
	Total Energy	kWh												
	CMEEC Billable rate	$/kWh	0.11000	0.11000	0.11000	0.11000	0.11000	0.11000	0.11000	0.11000	0.11000	0.11000	0.11000	0.11000
h	Grand Total (Actual) Purchased Power Costs	$	$ 689,348	$ 704,058	$ 442,691	$ 332,196	$ 345,951	$ 461,542	$ 833,343	$ 747,092	$ 593,205	$ 409,418	$ 395,823	$ 465,076
i	(Sum of current and previous 5 months)	$	2,993,418	3,080,905	3,018,456	2,982,240	2,897,884	2,975,787	3,119,782	3,162,815	3,313,329	3,390,551	3,440,422	3,443,956
j	kWh's Purchased	kWh												
l	Total Purchased Power kWh Units	kWh	6,751,693	6,732,888	4,712,996	4,041,805	4,339,037	5,421,618	5,792,734	5,081,218	5,005,949	4,107,731	4,195,706	5,144,646
m	(Sum of current and previous 5 months)	kWh	30,136,125	31,870,467	31,760,654	31,654,141	31,593,306	32,000,037	31,041,078	29,389,409	29,682,361	29,748,287	29,604,957	29,327,985
	Actual/Forecast Power Costs	$/kWh	0.1021	0.10457	0.09393	0.08219	0.07973	0.08513	0.14386	0.14703	0.1185	0.09967	0.09434	0.0904
n	Power (Actual) Supply Costs @ Retail	$	0.1049	0.1021	0.1004	0.0995	0.0969	0.0982	0.1061	0.1136	0.1179	0.1204	0.1227	0.1240
o	Base Fuel Cost	$	0.0958	0.0958	0.0958	0.0958	0.0958	0.0958	0.0958	0.0958	0.0958	0.0958	0.0958	0.0958
p	Loss Factor	%	5.6%	5.6%	5.6%	5.6%	5.6%	5.6%	5.6%	5.6%	5.6%	5.6%	5.6%	5.6%
q	Calculated PCA	$	0.0091	0.0063	0.0046	0.0037	0.0011	0.0024	0.0103	0.0178	0.0221	0.0246	0.0269	0.0282
r	**Actual PCA Implemented**	$	$ 0.0400	$ 0.0400	$ 0.0400	$ 0.0400	$ 0.0400	$ 0.0400	$ 0.0400	$ 0.0400	$ 0.0400	$ 0.0400	$ 0.0400	$ 0.0400
s	Total System Retail Sales (kWh's)	kWh	5,021,169	5,984,861	6,089,990	4,226,084	3,354,541	5,118,007	5,468,341	4,796,670	4,725,615	3,877,698	3,960,747	4,856,546
t	Base PCA Revenue	$	481,028	573,350	583,421	404,859	321,365	490,305	523,867	459,521	452,714	371,483	379,440	465,257
u	Fuel Factor Revenue	$	200,847	239,394	243,600	169,043	134,182	204,720	218,734	191,867	189,025	155,108	158,430	194,262
v	Total Revenues through PCA	$	681,875	812,744	827,021	573,902	455,547	695,025	742,601	651,388	641,739	526,591	537,869	659,519
w	**Difference of Collection vs Expense**	$	$ 9,030,994	$ 9,139,680	$ 9,524,009	$ 9,765,715	$ 9,875,311	$ 10,108,794	$ 10,018,052	$ 9,922,348	$ 9,970,881	$ 10,088,055	$ 10,230,102	$ 10,424,545
	Over collect / (Under Collect) in each month		($7,473.11)	$108,686.03	$384,329.23	$241,706.27	$109,595.26	$233,483.00	($90,742.05)	($95,703.75)	$48,533.62	$117,173.82	$142,046.51	$194,442.91
	RSF Balance		3,841,789.00	3,890,148.00	3,978,729.00	4,103,370.00	4,284,261.59	4,429,097.23	4,242,955.25	4,064,797.73	4,032,247.17	4,084,680.03	4,160,384.79	4,271,219.86
	Diff between Billed Rate and Actual Cost	$	0.00790	0.00543	0.01607	0.02781	0.03027	0.02487	(0.03386)	(0.03703)	(0.00850)	0.01033	0.01566	0.01960
	Margin (estimate)			10,000.00	10,000.00	10,000.00	-40,000.00	10,000.00	10,000.00	10,000.00	10,000.00	10,000.00	10,000.00	10,000.00
	Affect on RSF - by Month	$	53,338.37	46,559.58	85,737.85	122,402.60	91,342.65	144,835.64	(186,141.98)	(178,157.52)	(32,550.56)	52,432.86	75,704.76	110,835.07


Rate Stabilization Balance - 5 Year Forecast
$0.20
$0.18
$0.16
$0.14
$0.12
$0.10
$0.08
$0.06
$5,000,000
$4,500,000
$4,000,000
$3,500,000
$3,000,000
$2,500,000
$2,000,000
$1,500,000
$1,000,000
$500,000
$0
$4,429,097
$4,271,219
$4,103,852
$3,555,765
$3,047,184
$2,902,031
Rate Stabilization Fund Target Balance $2.75 - $3.0 MM
Actual Data
Forecast Data
CMEEC Billable rate
Actual/Forecast Power Costs
May 2022 Power Forecast
RSF Balance
May 2022 RSF Forecasts
June 2022 RSF Forec
December 2022

TTD Electric Department

Anaylsis of Aged Receivables as of December 2022

Total # of Customers	4200	
Total Open AR	504,670	- not including accounts with credit balances

	Count - Active Accounts		Account Type						
Ageing Groups	#	% of Total	Res	Small Com	Large Com	Flat	WWTP	DC	N/A
Current	1,295	30.83% ↑	996	247	25	2	1	1	23
30 days	182	4.33% ↓	133	34	3	0	0	0	12
60 days	54	1.29% ↑	43	7	0	0	0	0	4
90 days	20	0.48% ↑	12	4	1	0	0	0	3
120 days	10	0.24% ↓	6	2	0	0	0	0	2
150 days	7	0.17% ↑	4	0	0	0	0	0	3
180+ days	95	2.26% ↑	2	0	1	1	0	0	91

		Dollars Due per Ageing Buckets							
Ageing Groups		Total	Res	Small Com	Large Com	Flat	WWTP	DC	N/A
Current	↑	439,635	134,880	107,181	24,779	98	131,071	40,114	1,513
30 days	↑	17,538	11,056	3,720	2,149	0	0	0	613
60 days	↓	4,517	3,914	358	0	0	0	0	245
90 days	↑	3,190	1,161	179	1,596	0	0	0	255
120 days	↑	1,223	786	377	0	0	0	0	60
150 days	↑	985	829	0	0	0	0	0	157
180+ days	↑	37,581	10,049	0	24	364	0	0	27,144

N/A indicates a finalled or closed account.

AR 90 Days or less	↑	464,880.40	92.1% ↑
AR Greater than 90 Days	↑	39,790	7.9% ↓

Comparison to Previous Month

- ↓ Better
- ↑ Worse
- ↔ Same

Third Taxing District
2 Second Street
East Norwalk, CT 06855

Tel: (203) 866-9271
Fax: (203) 866-9856

Memorandum

To: TTD Commissioners

From: **Kevin Barber – General Manager**

Date: January 19, 2023

Subject: East Norwalk Library Budget Request – Fiscal Year 2023-2024

Attached is the budget request from the East Norwalk Library for the fiscal year 2023-2024.

Also attached is an analysis of the Library's fund balance from previous years. This analysis was created from the District's financial audits from fiscal years 2017-2018, 2018-2019, 2019-2020, 2020-2021 and 2021-2022 along with the library's approved budget from fiscal year 2022-23 and the budget request for the upcoming fiscal year 2023-2024. This analysis is meant to provide a full picture of the library's budget request while also showing the results from previous years.

Please let me know if you have any questions.

District Commissioners

Johnnie Mae Weldon	203-216-2652	Chairperson	**Kevin Barber**	203-866-9271	General Manager
Pamela Parkington	203-858-4261	Commissioner	**Ron Scofield**	203-866-9271	Assistant General Manager
Michele Sweeney	203-820-3107	Commissioner	**Read Auerbach**	203-451-7047	Treasurer

East Norwalk Association Library Budget

INCOME	FY2022-23	Proposed FY2023-24	Change	% Change
Hall Rental	15,000.00	19,000.00	4,000.00	26.67%
TTD Appropriation	170,000.00	170,000.00	-	
TTD Matching Grant	11,000.00		(11,000.00)	-100.00%
Grants	14,500.00	10,000.00	(4,500.00)	-31.03%
Contributions	6,000.00	4,000.00	(2,000.00)	-33.33%
Book Sales	1,500.00	1,500.00	-	
Fines/Fees	350.00	250.00	(100.00)	-28.57%
Prints	600.00	600.00	-	
ENIA Dues	20.00	10.00	(10.00)	-50.00%
Bank Interest	10.00	10.00	-	
In-Kind Donation of Holiday program		200.00	200.00	
TOTAL INCOME	**218,980.00**	**205,570.00**	(13,410.00)	-6.12%

EXPENSES

Payroll	117,800.00	119,900.00	2,100.00	1.78%
Director			-	
Library Assistant 1			-	
Library Page		4,480.00	4,480.00	
Web Master			-	
Payroll Taxes	8,300.00	8,300.00	-	
Library Audit	6,500.00	6,000.00	(500.00)	-7.69%
Bank Charges	420.00	420.00	-	
Bookkeeping	5,700.00	5,700.00	-	
License Fees/Dues	158.00		(158.00)	-100.00%
EPLI Insurance	3,000.00	3,000.00	-	
Health Insurance	15,500.00	15,500.00	-	
Workers Comp Insurance	500.00	500.00	-	
Life Insurance	1,800.00		(1,800.00)	-100.00%
Retirement	1,270.00	1,270.00	-	0.00%
Childrens Programs	4,000.00	2,000.00	(2,000.00)	-50.00%
Adult Programs	2,500.00	1,900.00	(600.00)	-24.00%
Program Supplies	400.00	200.00	(200.00)	-50.00%
Public Marketing	3,000.00	1,200.00	(1,800.00)	-60.00%
Legal Services	400.00	100.00	(300.00)	-75.00%
Computer Hardware	1,500.00	1,000.00	(500.00)	-33.33%
Computer Software	600.00	1,200.00	600.00	100.00%
Computer Maintenance	1,800.00	700.00	(1,100.00)	-61.11%
Adult Books	7,000.00	8,000.00	1,000.00	14.29%
Children Books	2,500.00	2,470.00	(30.00)	-1.20%
Magazines	1,000.00	600.00	(400.00)	-40.00%
Newspapers	750.00	600.00	(150.00)	-20.00%

DVD'S	700.00	550.00	(150.00)	-21.43%
Databases	2,000.00	1,230.00	(770.00)	-38.50%
Office Supplies	1,200.00	400.00	(800.00)	-66.67%
Office Equipment	800.00	470.00	(330.00)	-41.25%
Equipment Leasing	1,707.00	850.00	(857.00)	-50.21%
Phone/Internet	2,938.00	1,707.00	(1,231.00)	-41.90%
Cable/Fax	995.00	2,938.00	1,943.00	195.28%
Building Repair	1,200.00	500.00	(700.00)	-58.33%
Janitorial	6,800.00	4,200.00	(2,600.00)	-38.24%
Exterminator	500.00	500.00	-	
Cleaning Supplies/PPE	500.00	400.00	(100.00)	-20.00%
Building Security	6,460.00		(6,460.00)	-100.00%
Handy Contractor	400.00	400.00	-	
Gas	5,602.00	5,605.00	3.00	0.05%
Electric	230.00	230.00	-	
Water	550.00	550.00	-	0.00%
TOTAL EXPENSES	**218,980.00**	**205,570.00**	(13,410.00)	-6.12%

Analysis of East Norwalk Library Association
Change in Fund Balance

	FY2017-2018 Actual	FY2018-2019 Actual	FY2019-2020 Actual	FY2020-2021 Actual	FY2021-2022 Actual	FY2022-2023 Current FY Budget
Revenue						
Rental Income	25,692	25,043	20,627	12,669	17,268	15,000
Interest and Other Inc	5,676	7,877	25,241	17,074	3,726	8,480
TTD Matching Funds		9,394	10,357	11,000	11,035	11,000
Grants		6,000	7,000	12,900	34,000	14,500
Insureance Proceeds		22,500				
Total Revenue	31,368	70,814	63,225	53,643	66,029	48,980
Expenses						
Personnel	111,841	113,610	107,329	103,192	121,432	
Benefits and Taxes	34,430	22,583	29,848	26,697	30,334	
Programming	36,555	25,122	27,897	30,537	42,001	
Utilities	11,770	10,608	7,324	9,442	9,739	
Building Maint, Sec & Repairs	21,358	13,308	12,791	15,233	32,652	
Professional Fees	12,297	11,841	8,224	12,004	12,286	
Promotions and Adv	7,534	10,160	11,695	14,804	45,851	
Seetlement Costs		11,250				
Total Expenses	235,785	218,482	205,108	211,909	294,295	218,980
Excess (Deficiency) Rev over Exp	(204,417)	(147,668)	(141,883)	(158,266)	(228,266)	(170,000)
Transfer from District	190,000	162,900	170,000	170,000	170,000	170,000
Capital Expenditures			(4,260)		(4,900)	
Excess Rev over Exp plus Transfer	(14,417)	15,232	23,857	11,734	(63,166)	0
Fund- Opening Balance	84,287	69,870	85,102	108,959	120,693	57,527
Fund - Ending Balance	69,870	85,102	108,959	120,693	57,527	57,527
Total TTD contributions						
Transfer plus Matching Funds	190,000	172,294	180,357	181,000	181,035	181,000

Notes:

Data for FY2017-2018, FY2018-2019, FY2019-2020, FY2020-2021, and FY2021-2022 obtained from the Third Taxing District Audited financial reports

Data for FY2022-2023 and FY2023-2024 obtained from the approved and proposed library budgets

Third Taxing District
2 Second Street
East Norwalk, CT 06855

Tel: (203) 866-9271
Fax: (203) 866-9856

Memorandum

To: TTD Commissioners

From: **Kevin Barber – General Manager**

Date: January 19, 2023

Subject: Norwalk Fire Department – Budget Request – East Norwalk Firehouse – Follow Up Analysis

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At the December 20, 2022, meeting of the Third Taxing District Commission, the Commission reviewed a capital budget request from the Norwalk Fire Department for the replacement of the apparatus floor in advance of the scheduled replacement of the current apparatus. The budget request for this project is $402,000. Assistant Fire Chief Mark Conte participated in the meeting and presented the budget request to the Commission.

Following a lengthy discussion on the project, the Commission was in favor of supporting the capital budget request. During the discussion I recommended the Commission hold off on formally recommending the project to the electors to allow staff time to perform an analysis of the impact of the project on the rate payers of the District.

Under normal budget circumstances, funding required to support the District budget would come from the Electric Department operating budget. Projects of this magnitude would cause the amount of funding from the Electric Department to increase dramatically. These types of increases would require an adjustment in the Electric Department's revenue to compensate for the increased expense. One way to increase revenues is to increase the electric rates charged to customers. A second way is to leave rates as they are and reduce the cash reserves of the Electric Department.

However, in fiscal year 2022-2023, the District approved a permanent defined easement for a portion of District property at 213 East Avenue with the State of Connecticut Department of Transportation (CTDOT). This easement was sought for the purpose of realigning the East Norwalk Train Station parking lot entrance/exit with Fort Point Street. As a result of this easement, the District received compensation in the amount of $560,000.

District Commissioners

Johnnie Mae Weldon	203-216-2652	Chairperson	**Kevin Barber**	203-866-9271	General Manager
Pamela Parkington	203-858-4261	Commissioner	**Ron Scofield**	203-866-9271	Assistant General Manager
Michele Sweeney	203-820-3107	Commissioner	**Read Auerbach**	203-451-7047	Treasurer

The funds received from CTDOT have been deposited and added to the cash reserves.

It is the recommendation of staff to utilize these funds for the capital project at the East Norwalk Firehouse and we recommend the project be included in the District budget and recommend for approval at the District's Annual Meeting on March 1, 2023.

Assistant Fire Chief Mark Conte will be attending the meeting and will address any questions the Commission may have. I have attached the original budget request memorandum from Assistant Fire Chief Conte for your information.

CITY OF NORWALK
FIRE DEPARTMENT

121 CONNECTICUT AVENUE NORWALK, CONNECTICUT 06851

Date: 11/30/2022
To: Kevin Barber
Subject: Station 3 Apparatus floor replacement

Kevin,

I am writing to request funding to complete the apparatus floor replacement project that began in 2019 for the amount of **$402,000.00**. The current apparatus is due to be replaced within two years and the replacement apparatus will not meet the current load or height restrictions. In fact, the current and previous vehicles housed there have required leaf spring modifications to meet the current height restrictions. I have attached an updated Structural drawing as well as a cost analysis performed by Maggiorre Construction. Alternates #2 and 3 are recommended. Also included in the budget request is a standard 10% contingency, 5% structural contingency, and garage door replacement budget. The 5% structural contingency is recommended due to the age of the building and the garage door replacement budget is based off of recent door replacements in our other firehouses. Below is the budget detail:

Station 3- Apparatus Floor Replacement	
Item	**Cost**
Construction Cost	$ 320,000.00
Alternate #2	$ 975.00
Alternate #3	$ 1,800.00
Construction Cost Subtotal	$ 322,775.00
Contingency (10% of construction cost)	$ 32,277.50
Structural Contingency (5% of construction cost)	$ 16,138.75
Total Construction Cost	$ 371,191.25
Garage Door Replacement Budget	$ 30,000.00
Total Proposed Project Budget	$ 401,191.25
Total Requested Budget	**$ 402,000.00**

Respectfully Submitted,

Mark Conte

Mark Conte
Assistant Chief
Norwalk Fire Department

Third Taxing District
2 Second Street
East Norwalk, CT 06855

Tel: (203) 866-9271
Fax: (203) 866-9856

Memorandum

To: TTD Commissioners

From: **Kevin Barber – General Manager**

Date: January 19, 2023

Subject: Roger Ludlow Park - Update

During the second half of last year, the District embarked on a project to improve the Roger Ludlow Park. The original intention was to replace the existing spruce tree used in the holiday tree lighting event and make other improvements. At the urging of the Commission, we engaged a landscape designer to perform a review of the entire park and to recommend changes that would enhance the park.

The District hired Allan Broadbent from Broadbent Design Studio (BDS) to help us with this project. Commissioner Parkington, Ron Scofield and I have worked with Mr. Broadbent over the past few months in developing a conceptual plan for the park. The concept for the park was to improve the aesthetic values of the park while addressing pedestrian access and circulation in the park. The first step of the project was to identify the best location for a new Norway spruce tree and have it installed before the holiday tree lighting event in December. Due to some unexpected circumstances, this step did not occur. This step will be performed in the spring.

Attached to this memo is a design program that was developed by BDS. The plan has been split up into multiple phases to allow the improvements to be made over the next two fiscal years, or longer. As part of this design program, a capital budget request of $150,000 has been included in this year's District budget. This budget request will cover Phase 2 of the project plan (see attached plan document), which includes a new sitting area with benches, new sidewalks, new wooden guardrails (along Gregory Blvd.) and two new trees adjacent to the sitting area.

At Monday's Commission meeting we will review the current concept of the plan with the Commission. The plan has not been finalized. We will take all comments or suggestions provided at the meeting into consideration. It is our plan to bring this project back before the Commission at a future meeting for a formal approval.

District Commissioners

Johnnie Mae Weldon	203-216-2652	Chairperson	**Kevin Barber**	203-866-9271	General Manager
Pamela Parkington	203-858-4261	Commissioner	**Ron Scofield**	203-866-9271	Assistant General Manager
Michele Sweeney	203-820-3107	Commissioner	**Read Auerbach**	203-451-7047	Treasurer

To address the question on funding of this budget request, it is staff's recommendation to utilize the proceeds of the permanent easement granted to the State of Connecticut Department of Transportation (CTDOT) for a portion of District property at 213 East Ave. The District received $560,000 as compensation for the easement.

An accounting of the funds received from CTDOT are as follows:

Funds received:	$560,000
Proposed allocations:	
East Norwalk Firehouse Capital improvements:	$400,000
Roger Ludlow Park Improvements	$150,000
Funds unallocated:	$ 10,000

I will be happy to answer any questions at Monday's meeting.

BDS | BROADBENT
DESIGN STUDIO

LANDSCAPE ARCHITECTS
NEW CANAAN, CT

January 13, 2023

Third Taxing District
2 Second Street
East Norwalk, CT
06855

TRANSMITTED BY EMAIL: kbarber@ttd.gov; rscofield@ttd.gov;

Dear Kevin, Pam, and Ron:

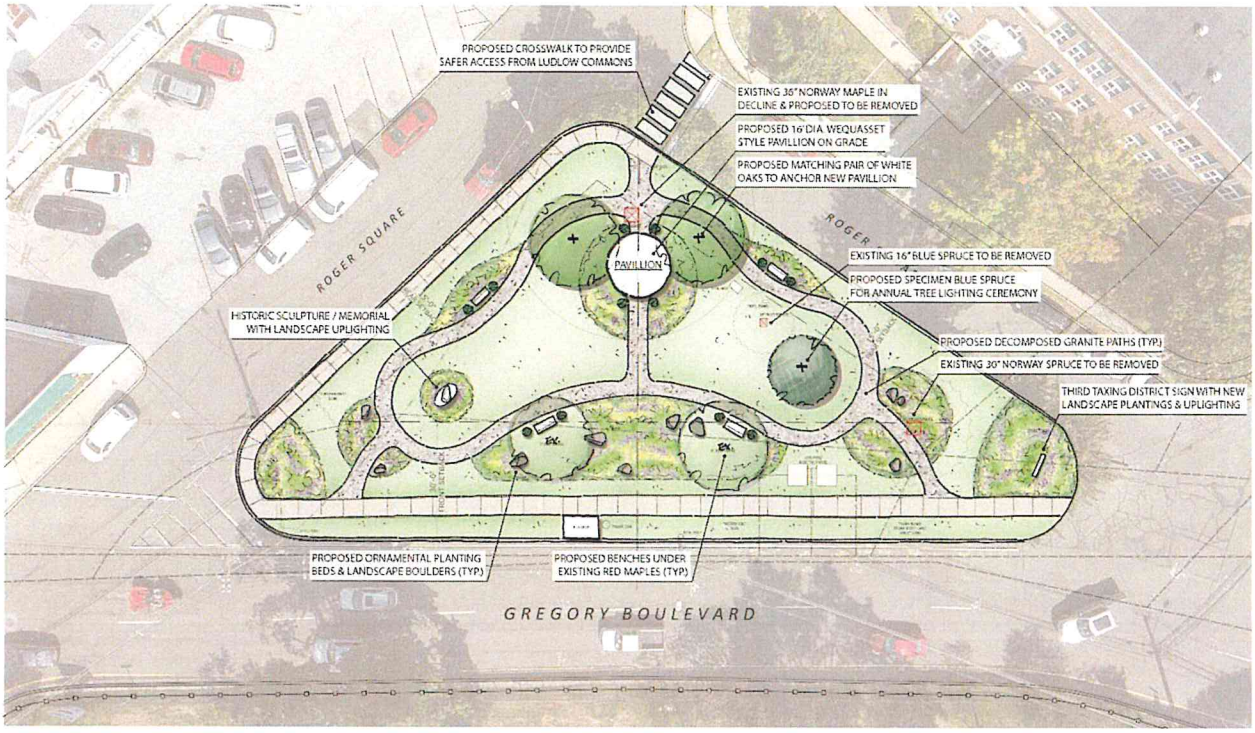
Thank you for the opportunity of working with you and the Third Taxing District on the design of Roger Ludlow Triangle (RLT) in East Norwalk. This brief outlines the process we've explored over the past 4 months, and the notable aspects of our final design. We are happy to answer any questions that the commissioners may have as you review and discuss with them.

Our design program includes these overall objectives:

1. Increase the aesthetic value of RLT by improving the trees, planting, and overall composition of the space.
2. Increase the functional value of RLT by providing pedestrian circulation pathways and a sitting area for passive enjoyment.
3. Accommodate the Christmas Tree Lighting ceremony and festivities, and replace the aging Blue Spruce with a more uniformly shaped Norway Spruce
4. Increase the safety of RLT along the Gregory Blvd side.
5. Coordinate the design of RLT with future state DOT improvements to the street and sidewalk organization

PO BOX 1680, NEW CANAAN, CT 06840 203.962.4063 WWW.BROADBENTDESIGNSTUDIO.COM

INITIAL CONCEPT STUDY



ROGER LUDLOW PARK
CONCEPTUAL MASTERPLAN
DATE: 10.07.2022 SCALE: 1"=20'

BDS | BROADBENT DESIGN STUDIO

A complex system of pathways was suggested, as well as various islands of planting. As you recall, we met and collaborated on the design and incorporated your feedback to simplify the design. Specifically, we eliminated the proposed pavilion, reduced the overall distance of walking pathways, and simplified the composition. We also met with the City Traffic Department to gain further insight on upcoming State DOT and City projects that will modify the traffic patterns, sidewalks, parking, and other features of this area.

Subsequent to that meeting, we further developed the design to incorporate the feedback we received and the future DOT projects.

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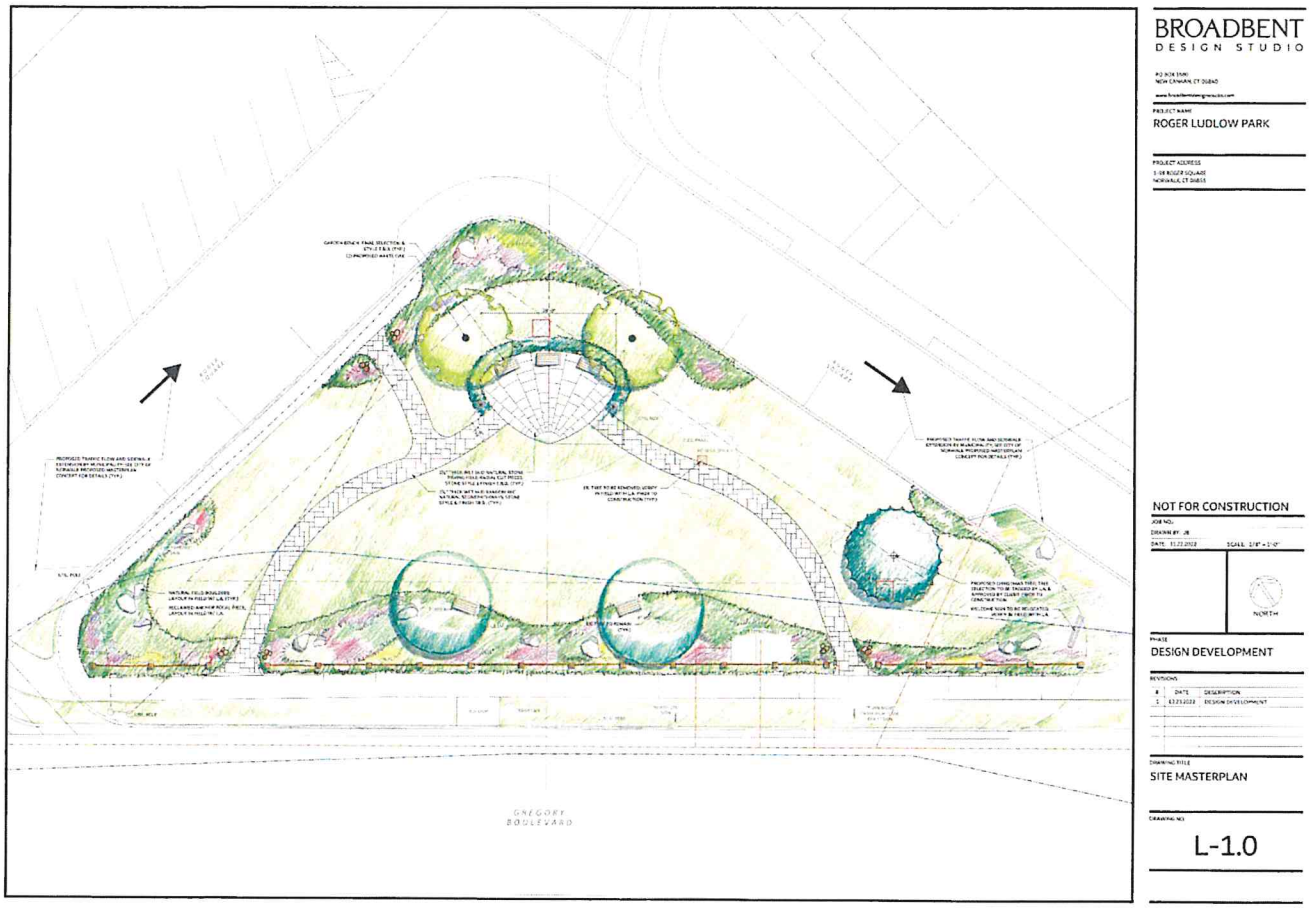
DESIGN DEVELOPMENT PLAN



This revised design provides the following features and amenities:

- Simplified walking pathways to connect the sidewalk to the sitting area
- A shell-inspired central sitting area with benches
- A wood guardrail along Gregory Blvd
- A relocated and improved Christmas tree
- Generous open lawn space to accommodate the Tree Lighting Event
- Low maintenance planting areas of ornamental grasses, perennials, and boulders.
- Nautical-themed entry piers at the various entry points
- Proposed post lamps to illuminate the center of the park

PO BOX 1680, NEW CANAAN, CT 06840 203.962.4063 WWW.BROADBENTDESIGNSTUDIO.COM

Based on historical data, we have prepared a preliminary budget projection for implementation of the various improvements depicted on the Site Masterplan dated 12/23/2022. Below is our recommended phasing of the implementation, with budget projections. Please note that these budget projections are intended to provide an order of magnitude of the improvements. We offer no guarantee that final bids will be within the budget ranges listed below.

PHASE 1 (Spring 2023 – with FY 2022 funding)

RECOMMENDED BUDGET: $14,000 - $18,000

- Removal of the Norway Spruce, Blue Spruce, Norway Maple, and planting of new Christmas tree

PHASE 2 (Summer/fall 2023)

RECOMMENDED BUDGET: $145,000 - $160,000

- Walking pathways (bluestone on concrete)
- Shell-inspired sitting area (bluestone on concrete)
- Small planting bed immediately around sitting area
- Wood guardrail along Gregory Blvd.
- Two Oak trees by sitting area
- Two light posts and ground mounted uplights
- Three benches in sitting area
- Irrigation system expansion/adjustments as needed
- Sod renovation to eliminate grading imperfections

PHASE 3 (Fall 2024 or later)

RECOMMENDED BUDGET: $95,000 - $110,000

- Boulders in planting areas
- Two benches under the existing Maple trees
- Planting beds along Gregory Blvd
- Planting beds behind sitting area (along the street)
- Irrigation system expansion/adjustments as needed

PO BOX 1680, NEW CANAAN, CT 06840 203.962.4063 WWW.BROADBENTDESIGNSTUDIO.COM

BDS | BROADBENT
DESIGN STUDIO

THIRD TAXING DISTRICT- LUDLOW TRIANGLE **01.09.23** PHASES ADDED 011623

These budget projections are provided as an order of magnitude outline to assist you in understanding the potential costs based on the site masterplan dated Dec 23, 2022. We make no guarantee that final pricing from contractors will fall within these ranges. Finishes, construction methods, site conditions, and material cost fluctuations can all have significant impacts on pricing.

		ESTIMATED COST	PHASE 1	PHASE 2	PHASE 3
SITE PREPARATION, REMOVALS, GRADING, DRAINAGE & INFRASTRUCTURE					
1	Install temporary erosion and sediment control devices, tree protection, and anti-track pad.				
2	Mobilize equipment and excavate for walkways, new sitting area, boulders, etc; rough grading				
3	Port a jon during construcion				
	Site Preparation, Removals, Grading, Drainage & Infrastructure Sub-Total	***$10,500.00***		*$7,500.00*	*$3,000.00*
HARDSCAPES					
1	Bluestone on concrete slab walkways	*$44,000.00*		*$44,000.00*	
2	Bluestone on concrete slab sitting area	*$26,000.00*		*$26,000.00*	
3	Natural boulders in planting areas	*$4,000.00*			*$4,000.00*
4	Nautical posts and rope at entryways	*$7,000.00*		*$0.00*	*$7,000.00*
5	Guardrail along Gregory Blvd.	*$12,000.00*		*$12,000.00*	
6	Site amenities (benches, trash cans, planters)	*$20,000.00*		*$12,000.00*	*$8,000.00*
	Hardscapes Sub-Total	***$113,000.00***			
LANDSCAPE PLANTING, LIGHTING & IRRIGATION					
1	Clean-up, dispose of fencing, grade and supply and install topsoil as needed.	*$4,000.00*		*$2,000.00*	*$2,000.00*
2	Supply & install new trees, shrubs, perennials, soil ammendments, mulch, and sod.	*$70,000.00*		*$10,000.00*	*$60,000.00*
3	Supply and install 5000 SF sod (distrubed areas - sod will need consistent water; seed is the alternative)	*$7,500.00*		*$6,000.00*	*$1,500.00*
4	Temporary irrigation or hand watering	*$5,000.00*		*$3,500.00*	*$1,500.00*
5	Supply & install new electrical, lighting fixtures, wire, transformers.	*$35,000.00*		*$25,000.00*	*$10,000.00*
	Landscape Planting, Lighting & Irrigation Sub-Total	***$121,500.00***			
	ESTIMATED PROJECT SUB-TOTAL	***$245,000.00***	***$15,000.00***	***$148,000.00***	***$97,000.00***

Notes:

1. All estimated costs exclude design (architectural, landscape architectural, etc.), engineering and surveying fees (civil, structural, staking, as-built, etc.), soil testing, construction management, and permit fees. All proposed changes to city curbing, paving, and sidewalks are excluded from the above budgets.

2. All estimated costs are provided based on historical averages and are intended for use as a reference point in budgeting for proposed improvements. We cannot guarantee that actual bids will fall within the budget.

BROADBENT
DESIGN STUDIO

PO BOX 1680
NEW CANAAN, CT 06840

www.broadbentdesignstudio.com

PROJECT NAME

ROGER LUDLOW PARK

PROJECT ADDRESS

1-99 ROGER SQUARE
NORWALK, CT 06855

NOT FOR CONSTRUCTION

JOB NO.:

DRAWN BY: JB

DATE: 11.22.2022 SCALE: 1/8" = 1'-0"

NORTH

PHASE

DESIGN DEVELOPMENT

REVISIONS

#	DATE	DESCRIPTION
1	12.23.2022	DESIGN DEVELOPMENT

DRAWING TITLE

SITE MASTERPLAN

DRAWING NO.

L-1.0

Third Taxing District
2 Second Street
East Norwalk, CT 06855

Tel: (203) 866-9271
Fax: (203) 866-9856

Memorandum

To: TTD Commissioners

From: **Kevin Barber – General Manager**

Date: January 19, 2023

Subject: Proposed Third Taxing District Budget – Fiscal Year 2023-2024

Attached is the proposed Third Taxing District budget for fiscal year 2023-2024. A review of the budget request will be performed at the January Commission meeting on Monday night. This year's budget includes the East Norwalk Firehouse budget request and the next phase of the Roger Ludlow Park project.

Ron Scofield and I will be available to address any questions you may have.

District Commissioners

Johnnie Mae Weldon	203-216-2652	Chairperson	**Kevin Barber**	203-866-9271	General Manager
Pamela Parkington	203-858-4261	Commissioner	**Ron Scofield**	203-866-9271	Assistant General Manager
Michele Sweeney	203-820-3107	Commissioner	**Read Auerbach**	203-451-7047	Treasurer

THIRD TAXING DISTRICT
Fiscal Year 2023-2024
Proposed District Budget

	FY 2021-2022		FY 2022-2023		FY 2023-2024	Percentage
District Revenues	Budget	Actuals	Budget	Projected Actuals	Proposed	Change
Rental Income - Firehouse (1)	$46,735	$46,735	$49,255	$49,255	$53,718	9.06%
Interest	$325	$168	$325	$325	$325	0.00%
Interest						
Total Revenues	**$47,060**	**$46,903**	**$49,580**	**$49,580**	**$54,043**	9.00%
District Expenses						
District Operations						
Commission Stipends	$10,500	$10,500	$10,500	$10,500	$10,500	0.00%
Treasurer Stipend	$1,800	$1,800	$1,800	$1,800	$1,800	0.00%
Clerk Stipend	$1,800	$1,800	$1,800	$1,800	$1,800	0.00%
Rate Payer Representative Stipend	$1,800	$1,800	$1,800	$1,800	$1,800	0.00%
Payroll Tax Exp	$1,300	$1,105	$1,300	$1,300	$1,300	0.00%
District Events						
Holiday Events (Christmas Tree Lighting)	$6,750	$4,823	$6,000	$4,986	$6,800	13.33%
Summer Concert Series	$33,000	$24,750	$35,150	$29,475	$33,900	-3.56%
Annual Electors Meeting	$3,200	$2,661	$3,700	$3,700	$3,000	-18.92%
Maintenance of District Assets						
Parks - Groundskeeping & Maintenance	$32,000	$51,574	$32,000	$32,000	$42,800	33.75%
Firehouse Building Maintenance	$1,500	$0	$1,500	$1,500	$1,500	0.00%
East Norwalk Library Building Maintenance	$9,900	$11,128	$9,000	$9,000	$8,100	-10.00%
East Norwalk Historical Cemetery Maintenance	$27,500	$31,318	$27,500	$27,500	$31,700	15.27%
Other						
Other District Services	$10,000	$2,500	$10,000	$10,000	$10,000	0.00%
Contingencies	$30,000	$0	$30,000	$30,000	$30,000	0.00%
East Norwalk Improvement Association						
Library - Operations	$170,000	$170,000	$170,000	$170,000	$170,000	0.00%
Library - Contingent Matching Funds (2)	$11,000	$11,000	$11,000	$11,000	$0	-100.00%
Total District Expenses	**$352,050**	**$326,759**	**$353,050**	**$346,361**	**$355,000**	0.55%
Net Operating Income (Revenues minus Expenses)	($304,990)	($279,856)	($303,470)	($296,781)	($300,957)	-0.83%
Capital Expenditures						
Park Improvements (3)	$20,000	$17,159	$125,000	$125,000	$150,000	20.00%
Firehouse Building (4)	$0	$0	$0	$0	$400,000	
East Norwalk Library Building	$0	$0	$0	$0	$0	
East Norwalk Historical Cemetery	$0	$0	$10,000	$10,000	$0	-100.00%
Total Capital Projects	**$20,000**	**$17,159**	**$135,000**	**$135,000**	**$550,000**	307.41%
Total Funding Required	**$324,990**	**$297,015**	**$438,470**	**$431,781**	**$850,957**	94.07%
Opening District Fund Balance	$76,331	$123,913	$73,487	$106,898	$70,117	
Transfer from Electric	**$280,000**	**$280,000**	**$395,000**	**$395,000**	**$815,000**	106.33%
Ending - District Fund Balance	$31,341	$106,898	$30,017	$70,117	$34,160	

Sources of Electric Funding	
Electric Operations	$265,000
Proceeds from CTDOT Permanent Defined Easement - 213 East Ave	$550,000
Total Funds from Electric	**$815,000**

Notes:

(1) Firehouse Rental Income as per Lease with City of Norwalk

(2) Library - Contingent Matching Funds program ending in FY2023-2024

(3) Park Improvements - Phase 1 of Roger Ludlow Park Improvement project

(4) Structural Improvements to the apparatus floor required for new apparatus

**** COMMISSIONER _____ MOVED TO RECOMMEND THE PROPOSED DISTRICT BUDGET TO THE ELECTORS FOR APPROVAL AT THE ANNUAL MEETING TO BE HELD ON WEDNESDAY, MARCH 1, 2023.**

**** COMMISSIONER _____ SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

Third Taxing District
2 Second Street
East Norwalk, CT 06855

Tel: (203) 866-9271
Fax: (203) 866-9856

Memorandum

To: TTD Commissioners

From: **Kevin Barber – General Manager**

Date: January 19, 2023

Subject: Electric Rate Comparison – January 2023

As everyone is aware, both Eversource and United Illuminating, have recently increased the Standard Generation Service Charge (SGSC) for all their customers (utilizing standard generation service) beginning in January 2023. The SGSC increased by over 100% which results in an approximate increase of 40% on the total electric bill. For a residential customer using 700 kWh (kilo-watt hour) of electricity, the monthly increase is approximately $75.

TTD last adjusted the Power Cost Adjustment (PCA) component of the electric bill in July 2022. The adjustment was an increase from $0.065/kWh to $0.04/kWh. This resulted in an overall increase of approximately 20% for all our customers. The increase was necessary due to the forecast of high electric generation costs in New England for the winter months. At each Commission meeting we review the PCA spreadsheet which takes into consideration the five-year forecast for energy costs provided by CMEEC (Connecticut Municipal Electric Energy Cooperative). The PCA increase was preemptive with the intent of limiting any further increases in the winter months.

To date, TTD has faired very well with the cost of power and the managing of the Rate Stabilization Fund (RSF) balance. This coupled with the excellent job CMEEC has done procuring power for TTD and the other CMEEC members, has allowed us to keep our rates steady for the winter months.

I have updated a rate comparison spreadsheet that compares TTD's electric rate to those from Eversource, South Norwalk Electric and Water and United Illuminating. Currently, as of January 2023, TTD's residential electric rates are 48% below Eversource and 47% below UI. In dollars, TTD is $125 below Eversource and $120 below UI each month.

District Commissioners

Johnnie Mae Weldon	203-216-2652	Chairperson	**Kevin Barber**	203-866-9271	General Manager
Pamela Parkington	203-858-4261	Commissioner	**Ron Scofield**	203-866-9271	Assistant General Manager
Michele Sweeney	203-820-3107	Commissioner	**Read Auerbach**	203-451-7047	Treasurer

For the commercial rates, TTD is approximately 30% below Eversource and 28% below UI. These numbers are approximate as commercial rates are more complicated and rates are dependent on specific characteristics of each commercial account.

When comparing TTD rates with SNEW, our rates are virtually the same for both residential and commercial customers.

The recent SGSC rate increase for Eversource and UI are for the period, January 2023 through June 2023. The SGSC will be adjusted for the second half of the year, July through December, at a later date. At that time, it is expected the SGSC rate will go back down, although it is unknown whether they will go back to the same rates as last year (2022).

I will be happy to answer any questions at Monday's meeting.

Rate Comparison as of January 2023

Changes to Rates:

Effective July 1, 2022 the PCA was increased to $0.04/kWh.

Prior to this, on June 2020, the PCA was reduced from $0.013/kWh to $0.00/kWh. This is to provide TTD customers with a temporary rate relief of approx. 8% during the COVID-19 pandemic. The temporary reduction is for a three month period (June, July and August 2020) and will be revisited by the Commission in August 2020 for a decision on whether to continue the reduction or return to the previous rate. PCA of $0.00 was continued through June 2021. July 2021 the PCA rate was increased to $0.0065/kWh

Eversource and UI changed the Generation Service charges effective January 1, 2023 - Standard Generation Offer (for Jan 1 - Jun 30, 2023)

Other changes to the rates also occurred in Jan 2023

TTD Residential Electric Rate Comparison

kWh 700

TTD

kWh	700	
Service Charge	8	8.00
kWh Charge	0.1424	99.68
PCA	0.04	28.00
Conservation Charge	0.0025	1.75
Total TTD Bill		**137.43**
All in rate /kWh		0.1963

TTD Compared to Eversource -$124.88 -47.61%

TTD Compared to SNEW w/o disc -$1.71 -1.24%

with disc $15.26 11.10%

TTD Compared to UI -$119.66 -46.54%

updated on 1/4/23

Eversource

kWh	700	
Dist. Cust Serv Charge	9.62	9.62 x
Gen Serv Charge	0.24172	169.20 x
Distribution Charge	0.05844	40.91 x
Electric Sys Improv	0.00997	6.98 x
Rev Adj Mech	0.00192	1.34 x
Transmission Charge	0.03681	25.77 x
Comb Public Benefits	0.01248	8.74 x
CTA per kWh	-0.00036	-0.25 x
FMCC Delivery Charge	0	0.00 x
Total Eversource Bill		**262.31**
All in rate /kWh		0.3747
Increase from prior Evrsrce rates		74.53
		39.69%

SNEW raised PPA in May 2022

SNEW

Residential Rate Calculation			Full	Discount	Rate 10 Energy Charge Detail		
KWH	700	Service charge	9.00	8.1	700	0.04560	31.92
		Dist. Energy	31.92	28.73	0	0.04900	0
	0.01695	Transmission	11.87	10.68	0	0.06500	0
	0.08502	Generation	59.51	53.56	0	0.08210	0
	0.0025	Conservation	1.75	1.75			31.92
	0.03072	PPA	21.5	19.35			
	6.80%	Gross Revenue Tax	3.59	0			
		Total SNEW Bill	**139.14**	**122.17**			
		All in rate /kWh	0.1988	0.1745			

Updated on 5/31/22

United Illuminating

kWh	700	
Distribution Basic Serv	12.84	12.84 x
Gen Serv Charge	0.219429	153.6 x
Transmission Charge	0.031637	22.15 x
Distribution Charge	0.08756	61.29 x
Comb Public Benefits	0.010303	7.21 x
Non-Bypass FMCC	0	0 x
Decoupling Adj	0	0
Total UI Bill		**257.09**
All in rate /kWh		0.3673
Increase from prior UI rates		70.91
		38.09%

TTD Commercial Electric Rate Comparison

	kWh	2,970
	kW	6.20

TTD		
KWH	2,970	
KW	6.20	
Service Charge	19.25	19.25
kWh Charge	0.1361	404.22
PCA	0.04	118.80
Demand	6.2	38.44
Conservation Charge	0.0025	7.43
CT Sales Tax	6.35%	27.82
Total TTD Bill		**615.96**

Eversource - Rate 30			
KWH	2,970		
KW	6.20		
Dist. Cust Serv Charge	44	44	x
Dist. Demand/KW	14.22	59.72	x
Electric Sys Improv/KW	1.86	7.81	x
Gen Serv Charge	0.23031	684.02	x
Rev Adj Mech	0.00192	5.7	x
Transmission Demand	9.36	39.31	x
CTA per kW	-0.11	-0.46	x
FMCC Delivery Charge	0	0	x
Combined Public Ben	0.0072	21.38	x
CT Sales Tax	6.35%	45.18	
Total Eversource Bill		**906.66**	

SNEW - Rate 30 (Small Commercial)

Small General Service Rate Calculation				Full	Discount
KWH	2,970	20.00	Service charge	20.00	18
KW	6.20	12	Distribution Demand	50.4	45.36
		0.03600	Distribution Energy	106.92	96.23
		0.01695	Transmission	50.34	45.31
		0.08502	Generation	252.51	227.26
		0.00250	Conservation	7.43	7.43
		0.03072	PPA	91.24	82.116
		8.50%	Gross Revenue Tax	19.35	19.35
		6.35%	CT Sales Tax	28.46	24.83
			Total SNEW Bill	**626.65**	**565.886**

United Illuminating - GS			
KWH	2,970		
KW	6.20		
Basic Service Charge	52.3	52.3	x
Gen Serv Charge	0.209663	622.7	x
Trans Demand/KW	5.58	34.6	x
Distribution Demand/KW	10.93	67.77	x
Distribution Demand/KWH	0.013118	38.96	x
Comb Pub Benefits Ch	0.010364	0.04	x
Non-Bypass FMCC/KW	0	0	x
		0	
		0	
		0	
CT Sales Tax	6.35%	42.31	
Total UI Bill		**858.68**	

TTD Compared to Eversource		-$290.70
		-32.06%
TTD Compared to SNEW	w/o disc	-$10.69
		-1.74%
	with disc	$50.07
		8.13%
TTD Compared to UI		-$242.72
		-28.27%

Increase from prior Evrsrce rates	293.71
	47.92%

Increase from prior UI rates	365.21
	71.85%