



**TOWNSEND WATER DEPARTMENT**  
540 Main Street West Townsend, Massachusetts 01474

Todd Melanson, *Chairman*

Nathan Mattila, *Vice-Chairman*

, *Clerk*

David Vigeant, *Superintendent*

(978) 597-2212

[water@townsendwater.org](mailto:water@townsendwater.org)

**WATER COMMISSIONERS MEETING MINUTES**

**November 14, 2022 – 7:00 P.M.**

**Water Department 540 Main Street, Meeting Room**

On July 16, 2022, Governor Baker signed into law An Act Relative to Extending Certain State of Emergency Accommodations, which, among other things, extends the expiration of the provisions pertaining to the Open Meeting Law to March 31, 2023. Specifically, this extension allows public bodies to continue holding meetings remotely without a quorum of the public body physically present at a meeting location, and to provide "adequate, alternative" access to remote meetings. The Act does not make any new changes to the Open Meeting Law other than extending the expiration date of the temporary provisions regarding remote meetings from July 15, 2022, to March 31, 2023

<https://us06web.zoom.us/j/89992310765?pwd=TGICR3gzCvdnY29YdC9QV0ZWTTdXZz09>

Meeting ID: 899 9231 0765 Passcode: 684603 Log on Monday, November 14, 2022, at 7:00 P.M. to participate.

**I. PRELIMINARIES:**

- 1.1 TM called the meeting of the Board of Water Commissioners to order at 7:00 P.M. at 540 Main St and by Zoom.
- 1.2 TM announced that the meeting is being recorded on Zoom.
- 1.3 Roll call showed members present: Todd Melanson (TM)-Chairman and Nathan Mattila (NM)-Vice Chairman. Roll call showed citizens present: David Vigeant (DV)-Water Superintendent and Chaz Sexton-Diranian (CSD)-Liaison for the Board of Selectmen.
- 1.4 Chairman's additions or deletions. TM announced that since the meeting is following the Veterans Day holiday, TM would like to take a moment to recognize the veteran of the country and thank them for their service.
- 1.5 Review correspondence. Public Comments. Andrea Landry-4 Harbor Trace Rd explained to the Board that she does not appreciate being considered "reckless" with her water usage. Based on her usage in the 2016 drought period, her bill has gone up 300%. Ms. Landry explained that the lawns in her area were built on a sand pit and require a lot of upkeep since there are no trees providing shade. TM suggested to call the department office to discuss setting up a payment plan before taking more costly measures to satisfy the bill.

**II. APPOINTMENTS-VOTES MAY BE TAKEN**

- 2.1 7:10 Joanne Beauchamp -15 Hickory Dr. Re: Bill adjustment. Mr. and Mrs. Beauchamp reported that they had heard a hissing sound in their toilets in August, indicating that it may be leaking. The technicians did not identify a leak when they went to change the meter in October, but Mr. Beauchamp had since replaced the toilet. They also recently installed a reverse osmosis system that frequently gets filled with sand. TM advised the homeowners to make sure that they check the specifications on the filter because a reverse osmosis filter can use up to 10 gallons of water to produce 1 gallon. **NM motioned to adjust the previous billing cycle for account number 4520 to tier 1 and the remaining balance be dropped from the account. TM seconded. Unanimous vote.**
- 2.2 7:20 Michael Wilmot-21 Horseshoe Dr. Re: Bill adjustment. Mr. Wilmot explained that there was a leak confirmed in the irrigation system at the back of the house. The main valve has been recently shut off



and the system has been blown out, but it seems to have been leaking for a while. **TM motioned to abate account number 60218 for the previous billing cycle for the usage down to tier 1 and to drop the remaining balance. NM seconded. Unanimous vote.**

- 2.3 7:30 Philip Meteer-14 School St. Re: Bill adjustment. Mr. Meeter told the board that the technicians that changed his meter did not find a leak. Over the summer, he had landscaping completed, including seeding, and understands that he does not have grounds for an adjustment to his rate. Mr. Meeter did ask if Tighe and Bond considered the Environmental and Social Governance (ESG) goals for the rates to prevent the rural area from growing and promote urbanization as that is reported to be better for the environment. TM explained that was not the case, and the goal of the rates is simply to promote conservation.
- 2.4 7:40 Emmanuel Mante-4 Bayberry Hill Rd. Re: Bill adjustment. Mr. Mante reported that no leak was found when the technicians were changing his meter. He was informed about changing toilets and paying attention to his irrigation system for future problems. Mr. Mante noted that his irrigation has been turned off inside the basement. TM reported that he saw water coming from the property on a frequent basis. TM suggested that Mr. Mante have a plumber perform a home audit to make sure that there are no leaks and that the shutoff valves are working properly. NM suggested that Mr. Mante get a report of the plumber's findings, and to call the office for an amount of a partial payment while waiting for information from the plumber.
- 2.5 7:50 Osama Girgis-2 Peter J Drive. Re: Bill adjustment. Did not attend meeting.
- 2.6 8:00 William Considine-5 Walnut St. Re: Bill adjustment. Mr. Considine explained that he followed the recommendations of the Board at the previous meeting and found that there was a small leak in one of his toilets. While testing, he noted that there was a lot of discoloration and sediment in the tank, he has cleaned it and replaced the flapper. Mr. Considine said that he thinks it is possible that the sediment in the tank was keeping the flapper from sealing properly. **NM motioned to bill account number 1180 for the last quarter at tier 1 and abate the difference remaining. TM seconded. Unanimous vote.**
- 2.7 8:10 Karen Rapoza-17 Balsam Dr. Re: Follow up from previous meeting. Ms. Rapoza reported the results of her calculations based on the information that the office provided. She noted that the Timberlee Park gallon meters saw an average of a 29% increase. DV explained that the gallon meters were underbilled for over 10 years and were corrected as part of the new rate structure. TM explained that the numbers that Ms. Rapoza is using represents a single quarter and rate studies look at 8-10 years of data, so the results will be different. NM explained that he understands her concern about the tiered system, and it may be reviewed in the future. Ms. Rapoza is asking for the rate study to be revisited because she feels it is flawed. TM declared that he will not go back on the previous board. TM appreciated Ms. Rapoza's time and effort and said that there will be another rate hearing in January or February to see where the department stands on revenue and on the rates.

### **III. MEETING BUSINESS-VOTES MAY BE TAKEN:**

- 3.1 Discuss/Review 1 Pearl Brook Rd service agreement. DV reported that the property owner needed an emergency connection due to the well on his rental property failing. He is temporarily connected to a hydrant branch, but a permanent solution will need to be figured out. In the spring, he will need to open Rt 119 and run the line to the property, or he can work off the existing 3-gated intersection on the road and, using department supplied parts, the homeowner can pay for the work of extending the main down the road to the property. TM suggested that Town Council review the agreement to make sure there are no liability implications. DV agreed to review it at the next open office hours.
- 3.2 Discuss/Review Interest refund of \$2.59 for account number 61505. **NM motioned to refund the interest of account number 61505 in the amount of \$2.59. TM seconded. Unanimous vote.**



**IV. COMMISSIONERS UPDATES AND REPORTS-VOTES MAY BE TAKEN:**

- 4.1 Review/ Discuss Workmanship procedures. NM reported that he has seen old equipment and old wires in basements. NM is requesting that there be less redundant equipment, and old radios and touchpads be removed along with clean cut zip ties and cleaning up old wires. TM expressed concerns about liabilities regarding holes in siding once the touchpads are removed. NM said that some caulk can be kept in the trucks and should take care of the problem.

**V. LIASON UPDATES AND REPORTS-VOTES MAY BE TAKEN:**

- 5.1 CSD asked if the Board would like time on the Selectmen's agenda on January 10, 2023, for a report on the Treatment Plant. Both commissioners would like to attend, a public meeting will be posted. CSD reported to the board that there were two employees enduring interesting phone calls based on the rates and would like to thank Brenda and Mistie for going above and beyond, along with support from the technicians. CSD also pointed out that there is an open spot on the board, and we should all be asking people that have concerns to join public boards to help make the changes they want to see.

**VI. SUPERINTENDENT'S UPDATES AND REPORTS-VOTES MAY BE TAKEN:**

- 6.1 Update/Discuss 169 Main St and Greely Rd. DV announced that the water main was cut and capped at 169 Main St and the project is completed. DV said that there is a 4-inch water line from 1880, and there are others in the town that are similar. DV has parts in inventory if anything happens to the other lines. TM suggested, once the Treatment Plant is done, adding those lines to the capital plan to be replaced before something unplanned happens to them.
- 6.2 Update/Discuss PFAS. DV reported that the levels at Witches Brook 2 is still above 11, but the quarterly average is still below the MCL.
- 6.3 Update/Discuss Harbor Trace Treatment Plant. DV explained that the prequalification was sent out the prior week the opening is scheduled for January 5, 2023. The pilot test is with DEP for approval.
- 6.3.1 Discuss/Review Project OPM. DV explained that the OPM was supposed to be hired before the engineer was hired and DV has been doing the job for now. There will need to be a OPM named when the project goes out to bid, and DV would like himself to be named. To save money on the project, DV suggested adding it as a stipend like his other licenses. NM and TM are concerned about DV getting overworked and burned out. DV will send previous letter regarding the stipend to TM for review.
- 6.4 Update/Discuss 12 South St-Deluxe. DV said the line is in and now they are connecting the backflow vault up.
- 6.5 Update/Discuss Generators at Main Street and Cross Street Stations. DV explained that this is out to bid with an opening date of December 13, 2022. TM suggested looking into getting a mobile generator in case there are rolling blackouts through the winter.
- 6.6 Review/Discuss Operational Procedures and Guidelines. No updates
- 6.6.1 Review DigSafe procedures. No Updates.

**VII. OFFICE UPDATES AND REPORTS-VOTES MAY BE TAKEN:**

- 7.1 Review/Discuss Interest charge reversals by office staff. The office would like to have the authority to reverse interest accrued on accounts less than \$5 that were late due to mail delays. TM suggested to make it \$10 so long as there is a record presented with the accounts and amounts included in the meetings to keep track and see if there is a larger problem that needs to be addressed. NM expressed concern about skirting duties and passing it off to the office staff. TM and DV explained that this is better from a customer service standpoint. **TM motioned for interest charges amounts not to exceed \$10.00 per account, the office staff, with approval by the Superintendent, have authority to reverse**



those charges, given that an accounting of all reversals are given to the Board of Water Commissioners monthly during the open meeting. NM seconded. Unanimous vote.

- 7.2 Schedule next BOWC meeting. The next meeting will be scheduled for December 12, 2022, at 7:00 P.M.
- 7.3 Review and sign October end of month reports. NM motioned to review and sign the October end of month reports out of session. TM seconded. Unanimous vote.
- 7.4 Sign Bills Payable warrants. NM motioned to review and sign bills payable warrants out of session. TM seconded. Unanimous vote.

#### ADJOURNMENT

TM adjourned the Board of Water Commissioners meeting at 10:12 P.M.

Respectfully Submitted,



Mistie Demazure  
Accounts Manager



2.1

**Town of Townsend**  
**Townsend Water Department**  
 540 Main Street  
 West Townsend, MA 01474  
 978-597-2212  
 as of November 10, 2022

Balance: **\$304.60**

Account	Owner	Parcel	Location
4520	BEAUCHAMP PAUL	53C-452A-0	15 HICKORY DRIVE

**Commitments**

Billing Date	Due Date	Charges	Interest	Credit	Balance	Total Due
10/1/2022	10/31/2022	\$755.32	\$3.28	\$454.00	\$304.60	\$304.60
7/1/2022	7/30/2022	\$232.00	\$0.00	\$232.00	\$0.00	\$0.00
4/1/2022	4/30/2022	\$80.38	\$0.00	\$80.38	\$0.00	\$0.00
1/1/2022	1/31/2022	\$123.26	\$0.00	\$123.26	\$0.00	\$0.00
10/1/2021	10/31/2021	\$150.06	\$0.00	\$150.06	\$0.00	\$0.00
7/1/2021	7/31/2021	\$150.06	\$0.00	\$150.06	\$0.00	\$0.00
4/5/2021	5/5/2021	\$91.10	\$0.00	\$91.10	\$0.00	\$0.00
2/24/2021	2/24/2021	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b>Grand Total</b>		<b>\$1,582.18</b>	<b>\$3.28</b>	<b>\$1,280.86</b>	<b>\$304.60</b>	<b>\$304.60</b>

**Transactions**

Type	Effective Date	PostDate	Batch	Total	Comments
Payment	11/8/2022	11/9/2022	ELB-23	\$454.00	Lockbox
Payment	7/19/2022	7/21/2022	ELB-3	\$232.00	Lockbox
Payment	4/19/2022	4/20/2022	43-ELB	\$80.38	Lockbox
Payment	1/11/2022	1/20/2022	CLB-108	\$123.26	Lockbox
Payment	10/28/2021	11/2/2021	CLB-71	\$150.06	Lockbox
Payment	7/13/2021	7/14/2021	#7-CLB	\$150.06	Lockbox
Payment	4/21/2021	4/22/2021	CLB # 73	\$91.10	Lockbox
<b>Grand Total</b>				<b>\$1,280.86</b>	



## Usage History Report

2.1

Account: 4520

Location: 15 HICKORY DRIVE

Route: 11 Beacon

Owner: BEAUCHAMP PAUL

Meter #:	14326914	Read Date	Read Type	Reading	Usage	Bill Date	Comments
Serial #:	35356948	10/17/2022	TRANSFE	543,610	8,610		
Head #:		9/2/2022	ACTUAL	535,000	59,000	10/1/2022	Read Import on 9/6/2022
Head Type:		6/1/2022	ACTUAL	476,000	23,000	7/1/2022	Read Import on 6/2/2022
Walk Seq.:	3020	2/28/2022	ACTUAL	453,000	8,000	4/1/2022	Read Import on 3/3/2022
Dials:	8	12/9/2021	ACTUAL	445,000	16,000	1/1/2022	Read Import on 12/13/20
Brand:		9/1/2021	ACTUAL	429,000	21,000	10/1/2021	Read Import on 9/16/202
Type:	Radio	6/11/2021	ACTUAL	408,000	21,000	7/1/2021	Read Import on 6/14/202
Size:	NA	3/12/2021	ACTUAL	387,000	10,000	4/5/2021	Read Import on 3/23/202
Exchange:	04	12/1/2020	ACTUAL	377,000	0	2/24/2021	
Install Date							
Replace Date:	10/17/2022						
Status:	InActive						
Location:							



**Townsend Water Department**  
**Meter Readings for 4520 BEAUCHAMP PAUL**

Date Printed: 11/14/2022

Read Date	Bill Date	Code	Previous	Present	Usage Meter S/N
6/11/2019	7/1/2019	WATR	254000	272000	18000 35356948---04
9/4/2019	10/1/2019	WATR	272000	291000	19000 35356948---04
12/6/2019	1/1/2020	WATR	291000	305000	14000 35356948---04
3/5/2020	4/1/2020	WATR	305000	314000	9000 35356948---04
6/11/2020	7/1/2020	WATR	314000	331000	17000 35356948---04
8/28/2020	10/1/2020	WATR	331000	365000	34000 35356948---04
12/8/2020	1/1/2021	WATR	365000	377000	12000 35356948---04
<b>Readings</b>		<b>83</b>	<b>Total Usage</b>		<b>21391000</b>



2.2

**Town of Townsend**  
**Townsend Water Department**  
 540 Main Street  
 West Townsend, MA 01474  
 978-597-2212  
**as of November 10, 2022**

Balance: **\$1,541.78**

Account	Owner	Parcel	Location
60218	WILMOT MICHAEL	11-35-6	21 HORSESHOE DRIVE

**Commitments**

Billing Date	Due Date	Charges	Interest	Credit	Balance	Total Due
10/1/2022	10/31/2022	\$2,649.99	\$9.20	\$1,117.41	\$1,541.78	\$1,541.78
7/1/2022	7/30/2022	\$952.23	\$32.58	\$984.81	\$0.00	\$0.00
4/1/2022	4/30/2022	\$93.66	\$0.18	\$93.84	\$0.00	\$0.00
1/1/2022	1/31/2022	\$374.46	\$12.15	\$386.61	\$0.00	\$0.00
10/1/2021	10/31/2021	\$802.14	\$29.59	\$831.73	\$0.00	\$0.00
7/1/2021	7/31/2021	\$698.46	\$17.21	\$715.67	\$0.00	\$0.00
4/5/2021	5/5/2021	\$132.54	\$0.00	\$132.54	\$0.00	\$0.00
2/24/2021	2/24/2021	\$582.69	\$7.21	\$589.90	\$0.00	\$0.00
<b>Grand Total</b>		<b>\$6,286.17</b>	<b>\$108.12</b>	<b>\$4,852.51</b>	<b>\$1,541.78</b>	<b>\$1,541.78</b>

**Transactions**

Type	Effective Date	PostDate	Batch	Total	Comments
Payment	11/3/2022	11/4/2022	F Water 13	\$1,100.00	
Payment	10/28/2022	10/31/2022	CHS-63	\$320.00	Generic Payment
Payment	10/20/2022	10/21/2022	CHS-55	\$380.00	Generic Payment
Payment	8/31/2022	9/1/2022	CHS-20	\$300.00	Generic Payment
Transfer Out	7/1/2022	6/23/2022	Billing transfers	(\$2.22)	Transfer Out
Transfer In	7/1/2022	6/23/2022	Billing transfers	\$2.22	Transfer In
Payment	5/4/2022	5/5/2022	#57-U (5/1-5/4)	\$170.06	Generic Payment
Payment	4/5/2022	4/6/2022	U-52 (4/1-4/5)	\$200.00	Generic Payment
Payment	3/22/2022	3/23/2022	U-49	\$300.00	Generic Payment
Payment	1/10/2022	1/11/2022	#39-U	\$300.00	Generic Payment
Payment	12/14/2021	12/15/2021	U-36	\$300.00	Generic Payment
Payment	11/18/2021	11/19/2021	U-33	\$300.00	Generic Payment
Payment	8/31/2021	9/1/2021	#22-U (8/27-8/31)	\$260.00	Generic Payment
Payment	7/31/2021	8/3/2021	U-13	\$200.00	Generic Payment



2.2

## Usage History Report

Account: 60218

Location: 21 HORSESHOE DRIVE

Route: 11 Beacon

Owner: WILMOT MICHAEL

Meter #:	12048210	Read Date	Read Type	Reading	Usage	Bill Date	Comments
Serial #:	69207308	10/19/2022	TRANSFE	600,910	3,110		Last Reading
Head #:		9/2/2022	ACTUAL	597,800	21,900	10/1/2022	Read Import on 9/6/2022
Head Type:		6/1/2022	ACTUAL	575,900	8,800	7/1/2022	Read Import on 6/2/2022
Walk Seq.:	5970	2/28/2022	ACTUAL	567,100	1,300	4/1/2022	Read Import on 3/3/2022
Dials:	8	12/9/2021	ACTUAL	565,800	7,800	1/1/2022	Read Import on 12/13/20
Brand:		9/1/2021	ACTUAL	558,000	17,700	10/1/2021	Read Import on 9/16/202
Type:	Radio	6/11/2021	ACTUAL	540,300	15,300	7/1/2021	Read Import on 6/14/202
Size:	NA	3/12/2021	ACTUAL	525,000	2,200	4/5/2021	Read Import on 3/23/202
Exchange:	02	12/1/2020	ACTUAL	522,800	0	2/24/2021	
Install Date							
Replace Date:	10/19/2022						
Status:	InActive						
Location:							



**Townsend Water Department**  
**Meter Readings for 60218 WILMOT MICHAEL**

Date Printed: 11/14/2022

Read Date	Bill Date	Code	Previous	Present	Usage Meter S/N
8/30/2018	10/1/2018	W01	402200	419700	17500 12048210
12/6/2018	1/1/2019	W01	419700	425900	6200 12048210
3/7/2019	4/1/2019	W01	425900	428200	2300 12048210
6/11/2019	7/1/2019	W01	428200	440300	12100 12048210
9/4/2019	10/1/2019	W01	440300	457300	17000 12048210
12/6/2019	1/1/2020	W01	457300	463100	5800 12048210
3/5/2020	4/1/2020	W01	463100	465200	2100 12048210
6/11/2020	7/1/2020	W01	465200	480300	15100 12048210
8/28/2020	10/1/2020	W01	480300	511000	30700 12048210
12/8/2020	1/1/2021	W01	511000	522800	11800 12048210
Readings		48	Total Usage		327400



**Town of Townsend**  
**Townsend Water Department**  
 540 Main Street  
 West Townsend, MA 01474  
 978-597-2212

**as of November 10, 2022**

Balance: **\$657.59**

11/10/22 2.13 R-L reported no leak

Account	Owner	Parcel	Location
60572	METEER PHILIP C.	52-36-0	14 SCHOOL STREET

**Commitments**

Billing Date	Due Date	Charges	Interest	Credit	Balance	Total Due
10/1/2022	10/31/2022	\$1,289.19	\$3.54	\$635.14	\$657.59	\$657.59
7/1/2022	7/30/2022	\$280.88	\$0.00	\$280.88	\$0.00	\$0.00
4/1/2022	4/30/2022	\$115.26	\$0.00	\$115.26	\$0.00	\$0.00
1/1/2022	1/31/2022	\$149.82	\$0.61	\$150.43	\$0.00	\$0.00
10/1/2021	10/31/2021	\$240.54	\$0.00	\$240.54	\$0.00	\$0.00
7/1/2021	7/31/2021	\$236.22	\$0.00	\$236.22	\$0.00	\$0.00
4/5/2021	5/5/2021	\$128.22	\$0.00	\$128.22	\$0.00	\$0.00
2/24/2021	2/24/2021	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b>Grand Total</b>		<b>\$2,440.13</b>	<b>\$4.15</b>	<b>\$1,786.69</b>	<b>\$657.59</b>	<b>\$657.59</b>

**Transactions**

Type	Effective Date	PostDate	Batch	Total	Comments
Payment	11/1/2022	11/2/2022	CHS-67	\$635.00	Generic Payment
Transfer Out	10/1/2022	9/19/2022	Billing Transfers	(\$0.14)	Transfer Out
Transfer In	10/1/2022	9/19/2022	Billing Transfers	\$0.14	Transfer In
Payment	7/7/2022	7/8/2022	#1-U (7/1-7/7)	\$281.02	Generic Payment
Payment	4/12/2022	4/14/2022	133-ELB	\$115.87	Lockbox
Payment	2/8/2022	2/9/2022	CLB-121	\$149.82	Lockbox
Payment	10/14/2021	10/20/2021	#61-CLB	\$240.54	Lockbox
Payment	7/14/2021	7/15/2021	CLB-8	\$236.22	Lockbox
Payment	4/21/2021	4/22/2021	CLB # 73	\$128.22	
<b>Grand Total</b>				<b>\$1,786.69</b>	



## Usage History Report

2.3

Account: 60572

Location: 14 SCHOOL STREET

Route: 11 Beacon

Owner: METEER PHILIP C.

Meter #:	35357662	Read Date	Read Type	Reading	Usage	Bill Date	Comments
Serial #:	35357662	11/10/2022	TRANSFE	239,901	3,101		Last Reading
Head #:		9/2/2022	ACTUAL	236,800	11,400	10/1/2022	Read Import on 9/6/2022
Head Type:		6/1/2022	ACTUAL	225,400	3,400	7/1/2022	Read Import on 6/2/2022
Walk Seq.:	9240	2/28/2022	ACTUAL	222,000	1,800	4/1/2022	Read Import on 3/3/2022
Dials:	8	12/9/2021	ACTUAL	220,200	2,600	1/1/2022	Read Import on 12/13/20
Brand:		9/1/2021	ACTUAL	217,600	4,700	10/1/2021	Read Import on 9/16/202
Type:	Radio	6/11/2021	ACTUAL	212,900	4,600	7/1/2021	Read Import on 6/14/202
Size:	NA	3/12/2021	ACTUAL	208,300	2,100	4/5/2021	Read Import on 3/23/202
Exchange:	02	12/1/2020	ACTUAL	206,200	0	2/24/2021	
Install Date							
Replace Date:	11/10/2022						
Status:	InActive						
Location:							



**Townsend Water Department**  
**Meter Readings for 60572 METEER PHILIP C.**

Date Printed: 11/14/2022

Read Date	Bill Date	Code	Previous	Present	Usage Meter S/N
8/30/2018	10/1/2018	W01	163500	170000	6500 37048430
12/6/2018	1/1/2019	W01	170000	173100	3100 37048430
3/7/2019	4/1/2019	W01	173100	174700	1600 37048430
6/11/2019	7/1/2019	W01	174700	176300	1600 37048430
9/4/2019	10/1/2019	W01	176300	184700	8400 37048430
12/6/2019	1/1/2020	W01	184700	188400	3700 37048430
3/5/2020	4/1/2020	W01	188400	190200	1800 37048430
6/11/2020	7/1/2020	W01	190200	195300	5100 37048430
8/28/2020	10/1/2020	W01	195300	202500	7200 37048430
12/8/2020	1/1/2021	W01	202500	206200	3700 37048430
<b>Readings</b>		<b>48</b>	<b>Total Usage</b>		<b>170400</b>



**Mistie Demazure**

---

**From:** lord zee <...>  
**Sent:** Tuesday, November 1, 2022 11:54 AM  
**To:** Water  
**Subject:** REQUESTING A HEARING ON WATER BILL

Hi this is Emma and Emmanuel Mante on 4 bayberry Hill Rd, Townsend requesting a hearing on our Bill dated 10/01. After speaking to the water department we were advised to request a hearing on this bill. Our account number is 60809. We would appreciate it if this request is given the necessary attention. We can be reached on '...'  
Thank you.



Town of Townsend  
Townsend Water Department  
540 Main Street  
West Townsend, MA 01474  
978-597-2212

## History Account Comments Report

---

Account:	60809	Parcel:	17-14-0
Owner:	SIAW EMMA	Location:	4 BAYBERRY HILL ROAD
Additional Owner:		District:	Townsend
In Care Of:		Route:	11 Beacon
Address 1:	4 BAYBERRY HILL ROAD	Assessment Type:	Residential
Address 2:			
City:	TOWNSEND		
State:	MA		
Zip Code:	01469		
10/21/2022	Electronic Meter Transfer		
mdemazure			
Administration			
10/18/2022 2:32:5	No signs of leak during MCO-AG		
mdemazure			
General			
10/18/2022 2:28:5	note: Service coming into house is 1 poly.		
mdemazure			
General			

---



**Town of Townsend  
Townsend Water Department**

PO Box 321  
Medford, MA 02155  
978-597-2212  
Water@Townsendwater.org

SIAW EMMA  
4 BAYBERRY HILL ROAD  
TOWNSEND, MA 01469

**Remittance Coupon Please Return  
With Payment**

Account Number: 60809

New Charges:	\$2,245.51
Credits:	\$0.00
Past Due:	\$0.01
Interest:	\$0.00
<b>Total Due: 10/31/22</b>	<b>\$2,245.52</b>

04 00 001926 0000224552 103122 00002245525

Account #	Service Location	Parcel Identifier	Billing Date	Due Date	Total Due
60809	4 BAYBERRY HILL ROAD	17-14-0	10/1/2022	10/31/2022	<b>\$2,245.52</b>

Meter Readings				Usage Summary		New Charge Summary			
Meter	Date	Type	Read	Rate	Total Usage	Charge	Quantity	Amount	Total
35358534	9/2/2022	ACT	196,430	TWD	18,779	Water		\$2,200.51	\$2,200.51
35358534	6/1/2022	ACT	177,651			WR	1	\$45.00	\$45.00

**Tax Payer Message**

New Online Payment system City Hall Systems, please follow the link on the Townsend Water Department web page. DOXO is not affiliated with the Townsend Water Department.

Updated PFAS information can be found on our website.

Please visit our website [Townsendwater.org](http://Townsendwater.org) and like our facebook page TOWNSEND WATER DEPARTMENT for important updates.

In case of emergencies, please contact the office at 978-597-2212 Monday-Friday 9-3. For after-hour emergencies, please call 978-597-6214 or 911.

Payments can be made online through UniPay at [Townsendwater.org](http://Townsendwater.org), in person at the Treasurers Department in Memorial Hall or by mail to PO Box 321 Medford, MA 02155.

**Rate Information**

\$45.00 Unit charge

\$5.18 0-1500 cubic feet  
\$7.78 1500-3000 cubic feet  
\$10.37 3000-4500 cubic feet  
12.96 4500 cubic feet and up

Water bills are mailed quarterly January, April, July and October

Interest will now be accrued daily totaling a rate of 1.5% monthly on all unpaid invoices over 30 days.

Please be sure to include your account number on your check when mailing in your payment to ensure proper posting. Thank you!



2.41

## Usage History Report

Account: 60809

Location: 4 BAYBERRY HILL ROAD

Route: 11 Beacon

Owner: SIAW EMMA

Meter #:	35358534	Read Date	Read Type	Reading	Usage	Bill Date	Comments
Serial #:	35358534	10/18/2022	TRANSFE	198,919	2,489		
Head #:		9/2/2022	ACTUAL	196,430	18,779	10/1/2022	Read Import on 9/6/2022
Head Type:		6/1/2022	ACTUAL	177,651	1,066	7/1/2022	Read Import on 6/2/2022
Walk Seq.:	11470	2/28/2022	ACTUAL	176,585	1,011	4/1/2022	Read Import on 3/3/2022
Dials:	8	12/9/2021	ACTUAL	175,574	7,803	1/1/2022	Read Import on 12/13/20
Brand:		9/1/2021	ACTUAL	167,771	11,397	10/1/2021	Read Import on 9/16/202
Type:	Radio	6/11/2021	ACTUAL	156,374	3,614	7/1/2021	Read Import on 6/14/202
Size:	NA	3/12/2021	ACTUAL	152,760	1,160	4/5/2021	Read Import on 3/23/202
Exchange:	02	12/1/2020	ACTUAL	151,600	0	2/24/2021	
Install Date							
Replace Date:	10/18/2022						
Status:	InActive						
Location:							



**Townsend Water Department**  
**Meter Readings for 60809 SIAW EMMA**

Date Printed: 11/14/2022

Read Date	Bill Date	Code	Previous	Present	Usage Meter S/N
9/4/2019	10/1/2019	W01	128500	134300	5800 0
12/6/2019	1/1/2020	W01	134300	136700	2400 0
3/5/2020	4/1/2020	W01	136700	137600	900 0
6/11/2020	7/1/2020	W01	137600	141900	4300 0
8/28/2020	10/1/2020	W01	141900	148500	6600 0
12/8/2020	1/1/2021	W01	148500	151600	3100 0
<b>Readings</b>		<b>6</b>	<b>Total Usage</b>		<b>23100</b>



2.5

**Town of Townsend**  
**Townsend Water Department**  
 540 Main Street  
 West Townsend, MA 01474  
 978-597-2212  
**as of November 10, 2022**

**Balance:** **\$718.29**

Account	Owner	Parcel	Location
61486	OSAMA GIRGIS	19-80-11	2 PETER J DRIVE

#### Commitments

Billing Date	Due Date	Charges	Interest	Credit	Balance	Total Due
10/1/2022	10/31/2022	\$1,714.02	\$4.27	\$1,000.00	\$718.29	\$718.29
7/1/2022	7/30/2022	\$520.40	\$0.00	\$520.40	\$0.00	\$0.00
4/1/2022	4/30/2022	\$105.41	\$0.00	\$105.41	\$0.00	\$0.00
1/1/2022	1/31/2022	\$114.87	\$0.00	\$114.87	\$0.00	\$0.00
10/1/2021	10/31/2021	\$319.21	\$0.00	\$319.21	\$0.00	\$0.00
7/1/2021	7/31/2021	\$41.86	\$0.00	\$41.86	\$0.00	\$0.00
5/17/2021	6/17/2021	\$121.80	\$0.00	\$121.80	\$0.00	\$0.00
4/5/2021	5/5/2021	\$132.54	\$0.46	\$133.00	\$0.00	\$0.00
2/24/2021	2/24/2021	\$8.92	\$0.34	\$9.26	\$0.00	\$0.00
<b>Grand Total</b>		<b>\$3,079.03</b>	<b>\$5.07</b>	<b>\$2,365.81</b>	<b>\$718.29</b>	<b>\$718.29</b>

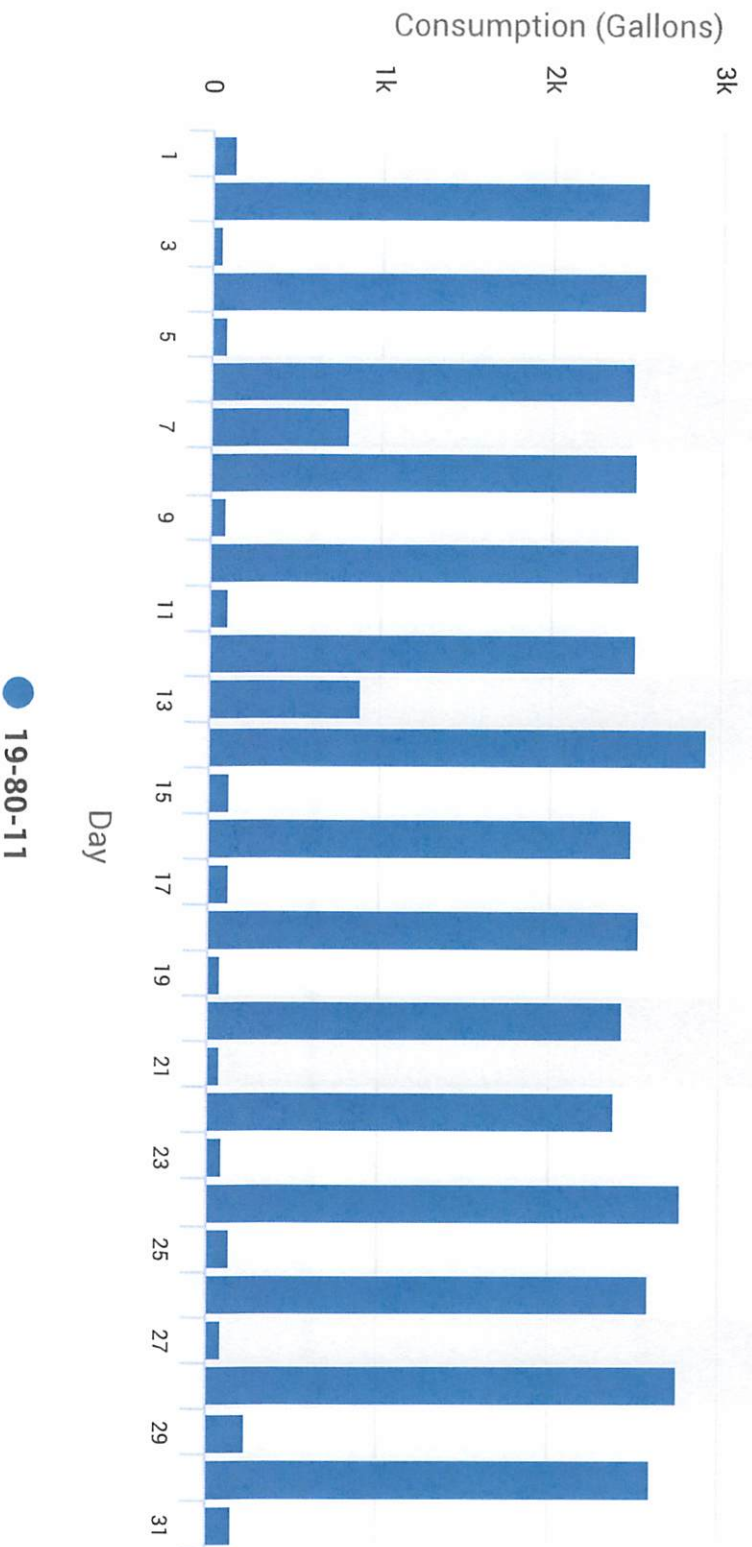
#### Transactions

Type	Effective Date	PostDate	Batch	Total	Comments
Payment	11/3/2022	11/4/2022	F Water 13	\$500.00	
Payment	10/11/2022	10/12/2022	F Water 9	\$500.00	
Payment	7/21/2022	7/21/2022	F Water 2	\$520.40	
Payment	4/7/2022	4/7/2022	F Water 34	\$105.41	
Payment	1/11/2022	1/11/2022	F Water 23	\$114.87	
Payment	10/7/2021	10/7/2021	F Water 12	\$319.21	
Payment	7/9/2021	7/9/2021	F Water 1	\$41.86	
Payment	5/24/2021	5/25/2021	#93-CLB	\$120.55	Lockbox
Payment	5/12/2021	5/13/2021	#62-U	\$143.51	Generic Payment
<b>Grand Total</b>				<b>\$2,365.81</b>	



Daily for August 2022

2 Peter J Drive





## Usage History Report

2.5

Account: 61486  
Owner: OSAMA GIRGIS

Location: 2 PETER J DRIVE

Route: 11 Beacon

Meter #:	210008061	Read Date	Read Type	Reading	Usage	Bill Date	Comments
Serial #:	120711136	9/6/2022	ACTUAL	30,131	14,678	10/1/2022	Read Import on 9/6/2022
Head #:		6/8/2022	ACTUAL	15,453	5,468	7/1/2022	Read Import on 6/8/2022
Head Type:		2/28/2022	ACTUAL	9,985	1,572	4/1/2022	Read Import on 3/3/2022
Walk Seq.:	17730	12/13/2021	ACTUAL	8,413	1,791	1/1/2022	Read Import on 12/13/20
Dials:	8	9/2/2021	ACTUAL	6,622	6,521	10/1/2021	Quick Entry 9//221
Brand:		6/7/2021	ACTUAL	101	101	7/1/2021	Quick Entry 6//221
Type:	Radio	5/14/2021	SET	0	0	7/1/2021	First Reading
Size:	.625						
Exchange:	05						
Install Date	5/14/2021						
Replace Date:							
Status:	ACTIVE						
Location:							

Ownership changed prior to this



**Mistie Demazure**

---

**From:** Bill Considine  
**Sent:** Monday, October 31, 2022 8:53 AM  
**To:** Water  
**Subject:** RE: Water Bill for 5 Walnut Street Account 1180  
**Attachments:** Toilet tank presentation Account # 1180.pdf; Water Bill 5 Walnut Street Acct. # 1180.pdf; Water Bill Payment Check 2500 5 Walnut Street.pdf

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

Good morning Folks,

Please review the attached documents to include in my file.

I attached my stamped payment received water bill and written check dated October 26th that I paid as described below.

I re-ran the food-color leak test on both of my toilets over this past weekend. I tested my 1<sup>st</sup> floor toilet first which was new in November 2021. I made certain the valve remained open, checked my meter reading and added red food color on Friday night and checked the bowl Saturday morning. To my surprise, there was pinkish water in the bowl but the majority of red water remained in the tank. I checked the meter reading and it registered the same reading. I performed the same test on the 2<sup>nd</sup> floor toilet which is about 5 years old on Saturday night. When I check the bowl Sunday morning, the water in the bowl was clear and all of the red water remained in the tank.

There was a considerable amount of sediment in both tanks on the walls and bottoms. As I'm sure you are aware, we have experienced a lot of discolored water and high sediment content over the last year. I cleaned the sediment out of both tanks and replaced the flappers. My thought is that this would remedy any small leak incurred by sediment preventing the flappers to seat properly. The first attachment shows the before and after pictures. I have continued monitoring my "Eye on Water" app and have not noticed any inconsistencies in our usage and the app indicates that there are no-leaks.

Please notify me of the date for the November meeting and kindly send me the Zoom link when available.

Thank you,

Bill Considine  
5 Walnut Street



Account #1180

**From:** Bill Considine  
**Sent:** Tuesday, October 25, 2022 1:00 PM  
**To:** Water <water@townsendwater.org>  
**Subject:** RE: Water Bill for 5 Walnut Street Account 1180

Hi Mistie,

Thank you for your prompt response and feedback. I will do as you recommend and pay a portion of my bill in good faith and to avoid late charges. I will pay the total usage of 21,344 cubic feet at the requested tier-1 rate of \$5.18 cubic feet plus the \$45 base charge for a total of \$1150.62 dollars.

I will re-run the leak test to ensure that the toilet valves remain open and document my findings. I have been frequently monitoring my meter and my "Eye On Water" app and nothing appears out of line and the app indicates that there is no leak.

Please advise when in November the next meeting will take place so I can put it on my calendar. Also, could you please e-mail me the agenda as an attachment to include the link to join the Zoom meeting.

Thank you,

Bill Considine  
5 Walnut Street  
Account #1180

[water@townsendwater.org](mailto:water@townsendwater.org)

Phone: (510) 511-2221

**From:** Water <water@townsendwater.org>  
**Sent:** Tuesday, October 25, 2022 11:45 AM  
**To:** Bill Considine  
**Subject:** RE: Water Bill for 5 Walnut Street Account 1180

Hello Bill,

I will forward your request to the Board of Water Commissioners, but it will not be able to be discussed until the November meeting. Until then, I highly suggest that you pay at least a portion of your bill to prevent having larger late charges getting applied to your account.

As for the leak test, I want to confirm if you closed the valve on the toilet prior to putting the dye into the tank. If this is correct, the valve would need to stay open to allow any water to run through and provide the most accurate test. We



simply recommend not flushing the toilet for as long as possible once they dye is used. This will result in the most accurate leak detection.

Thank you for keeping us up do date.



**Mistie F. Demazure** | *Accounts Manager*  
Townsend Water Department  
540 Main Street | West Townsend, MA 01474  
t: 978.597.2212 | [www.townsendwater.org](http://www.townsendwater.org)

This message and the documents attached to it, if any, are intended only for the use of the addressee and may contain information that is **PRIVILEGED and CONFIDENTIAL**. If you are not the intended recipient, you are hereby notified that any dissemination of this communication is strictly prohibited. If you have received this communication in error, please delete all electronic copies of this message and its attachments, if any, and destroy any hard copies you may have created and notify the Sender via email or telephone. Please be advised the Office of the Secretary of State for the Commonwealth of Massachusetts has determined that email could be considered a public record.

---

**From:** Bill Considine  
**Sent:** Monday, October 24, 2022 6:21 AM  
**To:** Water <[water@townsendwater.org](mailto:water@townsendwater.org)>  
**Cc:** Bill Considine  
**Subject:** FW: Water Bill for 5 Walnut Street Account 1180

Good Morning Ladies & Gentleman of the Townsend Water Department,

I was in attendance of the Water Commissioners Zoom meeting on Thursday evening October 20, 2022. I explained my excessive water bill situation to the board members and other participants as I have outlined below in my e-mail dated October 13<sup>th</sup>. At the recommendation of Commissioner Todd Melanson, I conducted leak tests on our two toilets over this past weekend to rule out the possibility of that being the root cause of our excessive usage on our recent water bill. The leak test that I performed consisted of shutting off the water to the toilet, putting food coloring into the tank and waiting a period of several hours to see if the bowl leaked and the food-colored water from the tank migrated into the bowl. I did this to both toilets and neither one of them leaked or exhibited colored water in the bowl. Additionally, I have been monitoring our water usage daily on the "Eye On Water" app on my phone. The app states that there is no leak detected, I will continue daily monitoring going forward. Dave Vigeant also reiterated during the zoom meeting that we no leaks.

I would ask that you consider re-billing our accounts total cubic feet at the tier-1 rate of \$5.18 per unit. Our current bill is due on October 31<sup>st</sup> and I would really like to get this amended and paid in-full by the due date.

I look forward to hearing back from you at your earliest convenience.



Thank you,

Bill Considine  
5 Walnut Street  
Account #1180

From: Bill Considine  
Sent: Thursday, October 13, 2022 11:45 AM  
To: [water@townsendwater.org](mailto:water@townsendwater.org)  
Cc: Bill Considine  
Subject: Water Bill for 5 Walnut Street Account 1180

Attention: Board of Water Commissioners

Mr. Nathan Mattila & Mr. Todd Melanson

Dear Sirs,

My name is Bill Considine, myself and my wife Kathy have lived at 5 Walnut Street in Timberlee Park for the past 25-years.

I am writing to appeal my most recent water bill issued on 10/1/2022 which indicated an extremely inordinate usage. I called the water department last Thursday the 6<sup>th</sup> and spoke with Mistie initially and she put me in-touch with Dave Vigeant. After speaking with Dave he scheduled a technician come to my house on Tuesday of this week to examine my meter. I met two technicians at my house at 9am on Tuesday. They examined the meter and stated that everything appeared to be in proper working order. After they left, I went up to the water department as discussed my bill with Mistie and Dave. Dave agreed to meet me at my house this morning to conduct a water volume test and look for any obvious leaks. Dave took an initial reading of the meter and then we used a graduated container to extract 7.48 gallons (1 cubic foot) of water from the faucet. We then checked the meter and it did register an increase usage of 1 cubic foot. Therefore, we concluded that the meter appeared to be measuring the water flow properly. I took Dave around my house to verify that there we no leaks anywhere to be found. We then went out into my yard and he confirmed that we do not have any irrigation system.

I have attached my recent water bill and two previous bills as well as a documented history of bills dating back to August 2014 for your review. You will see that my current water bill dated 10/1/2022 indicating a total usage of 21,344 cubic feet (159,664 gallons) for one quarter at \$2,577.93 dollars. The other bills attached are my prior bill



dated 7/1/2022 which was the first bill we received that uses the new tiered rate system. The other attached bill is for comparison of usage and total amount due from this time last year dated 10/1/2021. I have also attached a history of water bill payments going back 32 consecutive quarters (8 years) that indicate our average bill was \$197 per quarter.

I cannot explain nor could Dave explain how our current bill could indicate our usage for last quarter is 159,664 gallons. At that rate we would have to use 72.31 gallons every hour non-stop for 92 days straight. As previously stated, it is just myself and my wife living at our residence. We are both in our sixties on a fixed income and have not changed our water consumption routine since we have lived here. We have had the same small raised-bed vegetable garden for the past twenty years. We abide by the water restrictions during the drought period and we don't water our lawn. With just the two of us, we are conservative with our water use for bathing, washing machine and dish washer. You can look at our payment history which demonstrates a consistent and on-time payment of our bills.

I saw on your last zoom meeting there was a resident with a similar billing situation. Your fair and equitable resolution was to re-bill their total cubic feet at the tier-1 rate of \$5.18 per unit. I realize that you cannot abate the usage reading. I am requesting that you afford us the same consideration to re-bill my account for this bill only issued on 10/1/2022. Going forward, at the recommendation of your technicians, I have installed the "EyeOnWater" app on my phone to closely monitor our water usage in real-time to immediately identify any anomalies and to notify the water department immediately if something seems irregular.

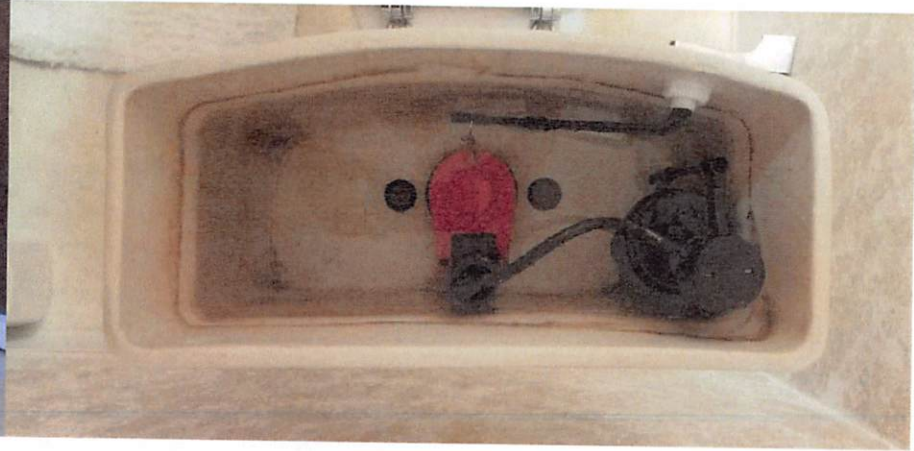
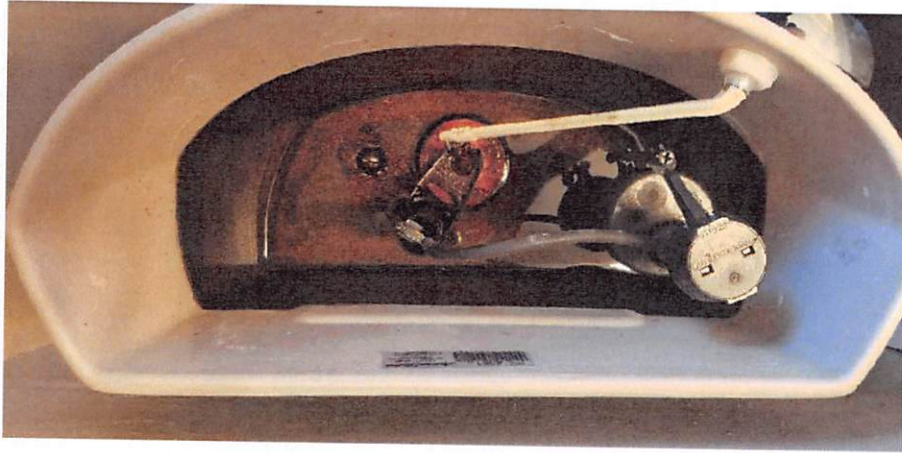
I appreciate your reviewing my appeal and considering my requested resolution. I look forward to hearing from you!

Thank you,

Bill Considine

\_\_\_\_\_  
777 2227





Picture upper left is showing residual sediment that has formed on walls and bottom of both toilet tanks.

Picture upper right is showing new toilet tank flappers that I purchased.

Picture lower left is showing first-floor toilet tank after I cleaned out sediment and installed new flapper.

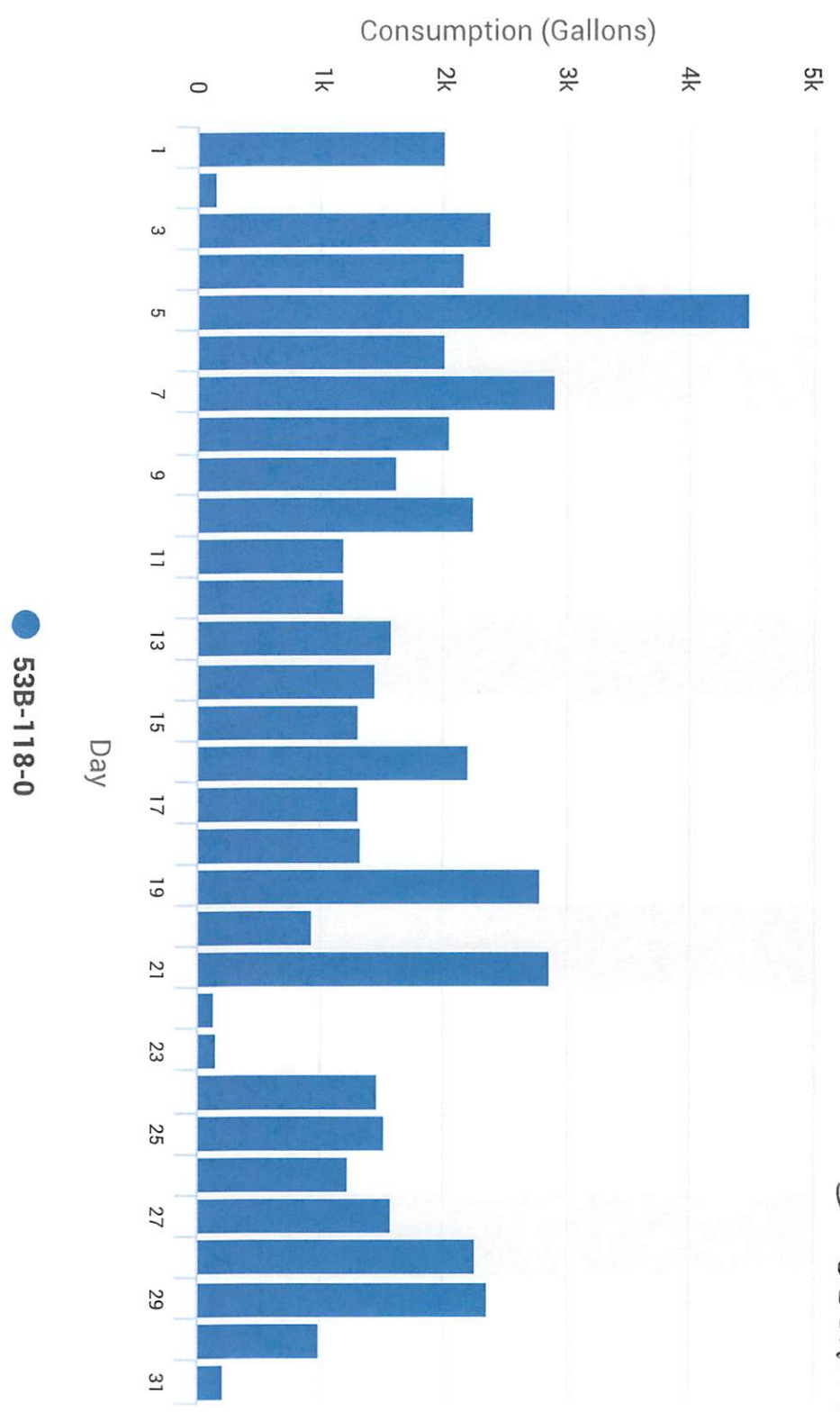
Picture lower right is showing second-floor toilet tank after I cleaned out sediment and installed new flapper.

Bill Considine 5 Walnut Street Townsend, MA. Account # 1180



Daily for August 2022

5 Walnut





## Usage History Report

2.6

Account: 1180

Location: 5 WALNUT STREET

Route: 11 Beacon

Owner: CONSIDINE WILLIAM

Meter #:	18833036	Read Date	Read Type	Reading	Usage	Bill Date	Comments
Serial #:	120710991	9/6/2022	ACTUAL	51,101	21,344	10/1/2022	Read Import on 9/6/2022
Head #:		6/8/2022	ACTUAL	29,757	6,595	7/1/2022	Read Import on 6/8/2022
Head Type:		2/28/2022	ACTUAL	23,162	2,389	4/1/2022	Read Import on 3/3/2022
Walk Seq.:	8452	12/13/2021	ACTUAL	20,773	4,180	1/1/2022	Read Import on 12/13/20
Dials:	8	9/2/2021	ACTUAL	16,593	7,932	10/1/2021	Quick Entry 9//221
Brand:		6/7/2021	ACTUAL	8,661	8,170	7/1/2021	Quick Entry 6//221
Type:	Radio	3/17/2021	ACTUAL	491	491	4/5/2021	
Size:	.625	3/1/2021	SET	0	0	4/5/2021	First Reading
Exchange:	05						
Install Date	3/1/2021						
Replace Date:							
Status:	ACTIVE						
Location:							



**Townsend Water Department**  
**Meter Readings for 1180 CONSIDINE WILLIAM**

Date Printed: 11/14/2022

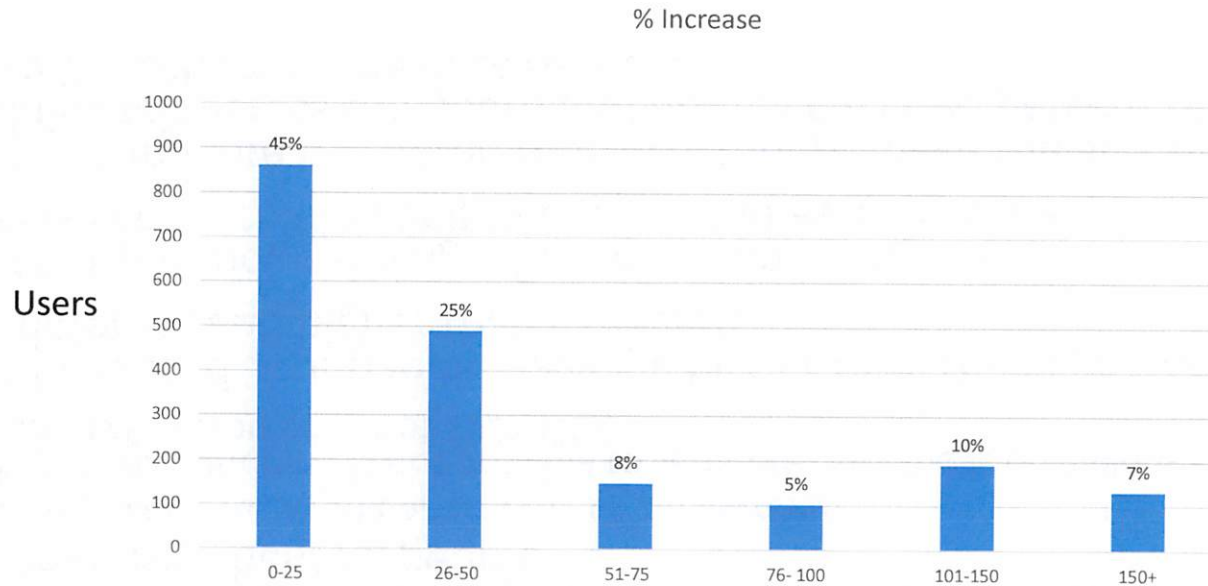
Read Date	Bill Date	Code	Previous	Present	Usage Meter S/N
6/6/2019	7/1/2019	WATR	2233000	2253000	20000 0
9/18/2019	10/1/2019	WATR	2253000	2320000	67000 0
12/5/2019	1/1/2020	WATR	2320000	2338000	18000 0
3/3/2020	4/1/2020	WATR	2338000	2355000	17000 0
6/12/2020	7/1/2020	WATR	2355000	2409000	54000 0
8/31/2020	10/1/2020	WATR	2409000	2448000	galbns 39000 0 5,213.9 ft <sup>3</sup>
12/8/2020	1/1/2021	WATR	2448000	2473000	25000 0
<b>Readings</b>		<b>83</b>	<b>Total Usage</b>		<b>5066000</b>



- The actual summer usage data does not agree with the presented expected data in the Water rate study
- My data include the actual residential usage from the summer and compares the old rate versus the new rate for 1928 residential customers
- The water Department did not present public data that those on gallon usage would actually see a minimum increase of 29% because the water department was erroneously charging people
  - Was the gallon rate wrong or was the CF rate wrong?
  - With your accounting it is not possible to separate out who is on gallons still, but was told is was still 129 customer out of 1928 (7%)
- With an increased % of people paying a higher rate, the expected revenue must also be different and higher than expected
- Lack of transparency, missing information on billing, inconsistent data, planning of projects seems challenging to understand as a customer
- Request to eliminate the tiered rate structure to make the accountability and affordability fair across the board and not have a large percent of your customer subsidize the others as the data reflects



## Comparison of data from old rate structure

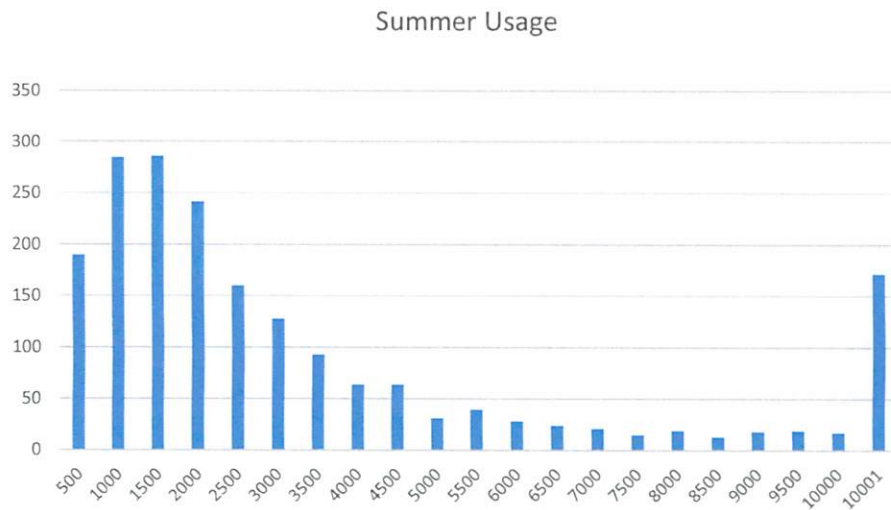


- 55% of customers saw an increase over 25 %
- 30% of customer say an increase of 50% or more
- Data does not agree with previous statement that 90% of customer would have seen an increase of 20% or less
  - Only 37% of customer say an increase of 20% - no one less
  - Those on gallons saw an increase of at least 29% - not published

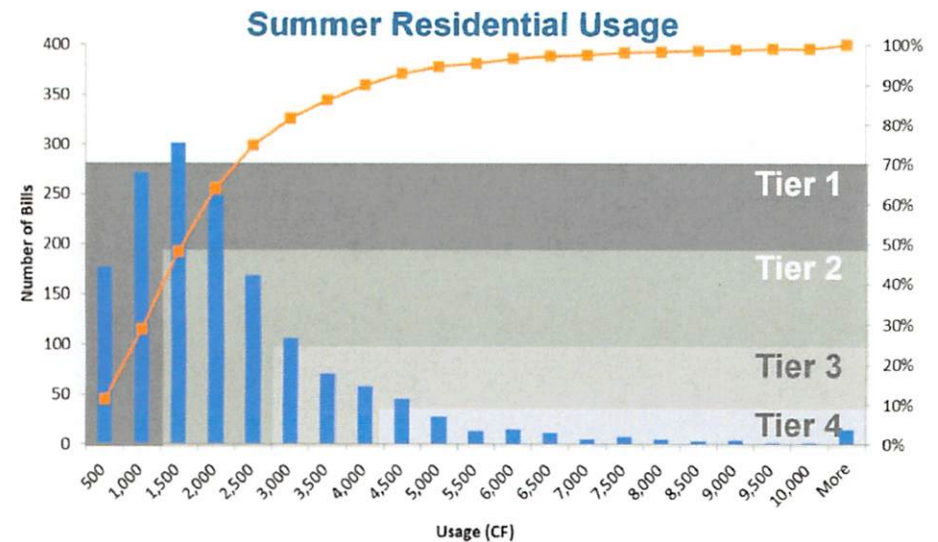
If you went with your flat rate increase, everyone would have seen a fair increase of 50%



### From Actual Summer Usage



### From Water Rate Study



- Expected Usage for impact with Tiered approach is flawed
- 417 customers in tier 4 (21%)
- 221 customers in tier 3 (11.5%)
- This impacts expected revenue
- What are you going to do about the misalignment of data?

Data shows an unfair burden on many customers





**TOWNSEND WATER DEPARTMENT**  
**540 Main Street West Townsend, Massachusetts 01474**

Todd Melanson, *Chairman*

Nathan Mattila, *Vice Chairman*

, *Clerk*

David Vigeant

*Water Superintendent*

(978) 597-2212

[water@townsendwater.org](mailto:water@townsendwater.org)

**WATER SERVICE AGREEMENT - 1 PEARL BROOK ROAD**

The owner of 1 Pearl Brook Road James Normington, whose well has failed, has temporarily tapped into the hydrant branch in front of his 532 Main Street property and run along Pearl Brook Road to the residence with the approval of the Superintendent. Main St is a state highway and a permit to open a state highway may take several months to obtain, along with paving services not being available this time of year the situation requires an alternative emergency remediation of the problem. Tapping an individual service on a fire hydrant branch is not standard practice and violates our rules and regulations. Any work performed on the nearby hydrant or flushing of the hydrant will adversely affect the temporary water service.

In lieu of the connection fee, meter, and cost of supplies, Mr. Normington agrees to pay for the installation of 8-inch water line approximately 250 feet to the property at 1 Pearl Brook Rd. Mr. Normington also agrees to have the road patched after installation is completed. The water department will provide the 8-inch pipe and some additional parts based on availability at the time of installation. Mr. Normington understands that the water main will continue up Pearl Brook Road in the future, beginning at the front of the property.

For the stated costs to be waived, completion must be ongoing as of \_\_\_\_\_.

\_\_\_\_\_  
 James Normington-1 Pearl Brook Rd

\_\_\_\_\_  
 Date

\_\_\_\_\_  
 Todd Melanson, Chairman

\_\_\_\_\_  
 Date

\_\_\_\_\_  
 Nathan Mattila, Vice Chairman

\_\_\_\_\_  
 Date



3.2

**Town of Townsend**  
**Townsend Water Department**  
 540 Main Street  
 West Townsend, MA 01474  
 978-597-2212  
**as of November 15, 2022**

**Balance: \$2.59**

Account	Owner	Parcel	Location
61505	DIFONTE JEFFREY	19-80-6	11 PETER J DRIVE

**Commitments**

Billing Date	Due Date	Charges	Interest	Credit	Balance	Total Due
10/1/2022	10/31/2022	\$652.98	\$2.59	\$652.98	\$2.59	\$2.59
7/1/2022	7/30/2022	\$273.31	\$0.00	\$273.31	\$0.00	\$0.00
4/1/2022	4/30/2022	\$103.73	\$0.00	\$103.73	\$0.00	\$0.00
1/1/2022	1/31/2022	\$109.90	\$0.00	\$109.90	\$0.00	\$0.00
10/1/2021	10/31/2021	\$194.83	\$0.00	\$194.83	\$0.00	\$0.00
7/1/2021	7/31/2021	\$305.21	\$0.00	\$305.21	\$0.00	\$0.00
4/5/2021	5/5/2021	\$113.01	\$0.00	\$113.01	\$0.00	\$0.00
2/24/2021	2/24/2021	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b>Grand Total</b>		<b>\$1,752.97</b>	<b>\$2.59</b>	<b>\$1,752.97</b>	<b>\$2.59</b>	<b>\$2.59</b>

**Transactions**

Type	Effective Date	PostDate	Batch	Total	Comments
Payment	11/8/2022	11/9/2022	ELB-23	\$652.98	Lockbox
Payment	7/12/2022	7/13/2022	#2-ELB	\$273.31	Lockbox
Payment	4/26/2022	4/27/2022	134-ELB	\$103.73	Lockbox
Payment	1/28/2022	1/31/2022	CLB-119	\$109.90	Lockbox
Payment	10/27/2021	11/2/2021	CLB-70	\$194.83	Lockbox
Payment	7/26/2021	7/27/2021	#17-CLB	\$305.21	Lockbox
Payment	4/23/2021	4/26/2021	#75-CLB	\$113.01	Lockbox
<b>Grand Total</b>				<b>\$1,752.97</b>	



November 1, 2022

Melissa Ann L. Dunnet  
Office of the Treasurer/Tax Collector  
Town of Townsend  
Town Hall, 272 Main St.  
Townsend, MA 01469

(Townsend Bonds)

We are now ready to approve the issue of the following bonds by the Town of Townsend, Massachusetts:

- |              |  |
|--------------|--|
| \$14,700,000 | Water System Improvement Bonds, the \$13,325,000 portion of the bonds allocable to the design and construction of a PFAS water treatment plant at the Harbor Trace well site payable within 30 years from their dates under G.L. c.44, §8(4) and \$1,375,000 the portion of the bonds allocable to the design and construction of a raw water transmission main between the Witch's Brook well site and Harbor Trace well site payable within 40 years from their dates under G.L. c.44, §8(5) and a vote of the Town passed May 3, 2022 (Article 11), and |
| \$1,060,000  | Departmental Equipment Bonds, payable within 5 years from their dates, under G.L. c.44, §7(1) and a vote of the Town passed May 3, 2022 (Article 13).  |

The rendering of our opinion is dependent upon appropriate confirmation of all our previously stated assumptions and on receipt of the usual papers relating to the sale and delivery of the bonds. We express no opinion regarding any tax consequences related to the ownership or disposition of, or the accrual or receipt of interest on, the bonds or any notes issued in anticipation thereof.

Although we take no responsibility for the accuracy or adequacy of the offering material for the bonds, or for notes issued in anticipation of the bonds, we request the opportunity to see a draft



of the notice of sale and accompanying financial and descriptive information concerning the Town substantially prior to its publication or distribution to prospective bidders for the bonds or notes.

A handwritten signature in blue ink, appearing to read "Locke Lord LLP", is written above the printed name.

LOCKE LORD LLP

cc: Ben Oglesby



069027 FIER0U07 100000 AT 02



TOWN OF TOWNSEND WATER ACCOUNT  
C/O MELISSA ANN L. DUNNET TREA  
272 MAIN ST  
TOWNSEND MA 01469

Your Account Representative does business as Bartholomew & Company,  
and offers securities through Commonwealth Financial Network, Member FINRA/SIPC.

6.3

**STATEMENT FOR THE PERIOD SEPTEMBER 1, 2022 TO SEPTEMBER 30, 2022**

TOWN OF TOWNSEND WATER ACCOUNT - Unincorporated Assn  
Account Number: H2Y-186427

**FINANCIAL ADVISOR**  
TOM BARTHOLOMEW  
RR#: DDG  
tom.bartolomew@bartandco.com

For questions about your accounts:  
Local: 800 440 8807

www.bartandco.com

**TOTAL VALUE OF YOUR PORTFOLIO**

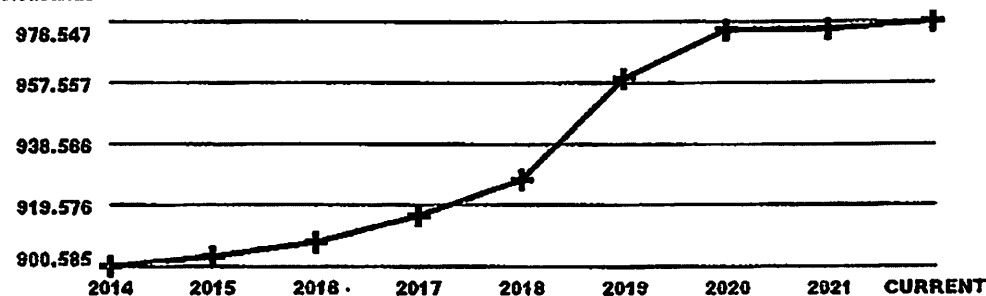
**\$976,547.06**

**FOR YOUR INFORMATION**

SECURITIES OFFERED THROUGH COMMONWEALTH FINANCIAL NETWORK  
MEMBER FINRA, SIPC. YOU CAN CONTACT COMMONWEALTH AT 781-736-0700.

**CHANGE IN VALUE OF YOUR PORTFOLIO**

\$ thousands



Change In Value Of Your Portfolio information can be found in Miscellaneous Footnotes at the end of this statement.

COMMONWEALTH FINANCIAL NETWORK

MN\_CEBMXBVFBBZHWB\_BBBB 20220930

Account carried with National Financial Services LLC, Member  
NYSE, SIPC



## Account Overview

CHANGE IN ACCOUNT VALUE	Current Period	Year-to-Date
BEGINNING VALUE	\$975,322.64	\$974,328.00
Additions and Withdrawals	\$0.00	\$0.00
Misc. & Corporate Actions	\$0.00	\$0.00
Income	\$1,413.42	\$5,556.26
Taxes, Fees and Expenses	\$0.00	\$0.00
Change in Value	(\$189.00)	(\$3,337.20)
ENDING VALUE (AS OF 09/30/22)	\$976,547.06	\$976,547.06
Total Accrued Interest	\$9.12	
<b>Ending Value with Accrued Interest</b>	<b>\$976,556.18</b>	

Refer to Miscellaneous Footnotes for more information on Change in Value.

INCOME	Current Period	Year-to-Date
TAXABLE		
Taxable Dividends	\$1,130.60	\$3,056.48
Taxable Interest	\$282.82	\$2,499.78
<b>TOTAL TAXABLE</b>	<b>\$1,413.42</b>	<b>\$5,556.26</b>
<b>TOTAL INCOME</b>	<b>\$1,413.42</b>	<b>\$5,556.26</b>

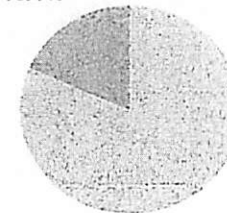
Taxable income is determined based on information available to NFS at the time the statement was prepared, and is subject to change. Final information on taxation of interest and dividends is available on Form 1099-Div, which is mailed in February of the subsequent year.

## MESSAGES AND ALERTS

Please promptly notify your advisor if there have been any changes in your financial situation, investment objectives, account restrictions, or instructions that might impact the management of your account.

## ACCOUNT ALLOCATION

CDs 18.4%



Money Markets 81.6%

	Percent	Prior Period	Current Period
Money Markets	81.6 %	\$795,785.24	\$797,198.66
CDs	18.4	\$179,537.40	\$179,348.40
<b>TOTAL</b>	<b>100.0 %</b>	<b>\$975,322.64</b>	<b>\$976,547.06</b>

Account Allocation shows the percentage that each asset class represents of your total account value. Account Allocation for equities, fixed income, and other categories may include mutual funds and may be net of short positions. NFS has made assumptions concerning how certain mutual funds are allocated. Closed-end mutual funds and Exchange Traded Products (ETPs) listed on an exchange may be included in the equity allocation. The chart may not reflect your actual portfolio allocation. Consult your broker/dealer prior to making investment decisions.



# Holdings

NFS-provided cost basis, realized gain (loss) and holding period information may not reflect all adjustments necessary for tax purposes. Please refer to Footnotes and Cost Basis Information at the end of this statement for more information.

AI (Accrued Interest) - Represents interest accumulated since the last coupon date, but not yet paid by the issuer or received by NFS. There is no guarantee that AI will be paid by the issuer.

For additional information regarding your holdings, please refer to the footnotes at the end of the statement.

## CASH AND CASH EQUIVALENTS - 81.63% of Total Account Value

Description	Symbol/Cusip Account Type	Quantity	Price on 09/30/22	Current Market Value	Estimated Annual Income
<b>Money Markets</b>					
FIDELITY GOVERNMENT CASH RESERVES 7 DAY YIELD 2.51% Dividend Option Reinvest Capital Gain Option Reinvest	FDRXX CASH	280,367.54	\$1.00	\$280,367.54	
FIDELITY GOVT MMKT CAPITAL RESERVES CL 7 DAY YIELD 1.94% Dividend Option Reinvest Capital Gain Option Reinvest	FZAXX CASH	516,831.12	\$1.00	\$516,831.12	
<b>Total Money Markets</b>				<b>\$797,198.66</b>	
<b>Total Cash and Cash Equivalents</b>				<b>\$797,198.66</b>	



## HOLDINGS > FIXED INCOME - 18.37% of Total Account Value

For an explanation of fixed income pricing, please see the last page. Redemption schedule(s), bond rating(s), and other information are provided where available. If information does not appear regarding a particular investment, it is not available. The ratings on this statement are provided by Standard & Poor's and/or Moody's to rate the quality based on the respective rating agency's assessment. Ratings information from Standard & Poor's ("S&P") may not be reproduced. S&P credit ratings are statements of opinion and are not statements of fact or recommendations to purchase, hold, or sell securities, nor do they address the suitability of securities for investment purposes, and should not be relied on as investment advice. S&P does not guarantee the accuracy, completeness, timeliness or availability of any information, including ratings, and is not responsible for errors or omissions (negligent or otherwise). S&P gives no express or implied warranties, including but not limited to any warranties of merchantability or fitness for a particular purpose or use. S&P shall not be liable for any direct, indirect, incidental, exemplary, compensatory, punitive, special or consequential damages, costs, expenses, legal fees, or losses (including lost income or profits and opportunity costs) in connection with any use of ratings.

Description	Symbol/Cusip Account Type	Quantity	Estimated Price on 09/30/22	Estimated Current Market Value	Estimated Annual Income	Original/Adjusted Cost Basis	Unrealiz Gain (Lo
<b>CDs</b>							
Certificates of Deposit (CDs), including Market Indexed CDs and Market Linked CDs (collectively, MCDs) are generally shown at estimated market prices based upon a matrix or model pricing method that may not represent the actual price if sold prior to maturity. However, CDs and MCDs may be shown at face value for up to seven calendar days from date of issue if estimated market prices have not been received from a third party pricing vendor. The actual value of CDs and MCDs may be different from their purchase price. CDs and MCDs are subject to interest rate risk. The estimated market price reflected for MCDs may not be based on the actual closing value of the linked market index on the final maturity date and the market value of MCDs may not correspond directly to increases or decreases in the underlying linked market index. You may buy CDs or MCDs in the secondary market subject to market conditions. The secondary market for CDs and MCDs is generally illiquid. If sold prior to maturity, the value of MCDs may be less than the purchase amount at face value. The sale or redemption of any fixed income security prior to maturity may result in a substantial gain or loss, and an early withdrawal penalty may apply. Certain MCDs may only be redeemed on pre-specified liquidation dates and may have call features that allow the issuer to call the MCD prior to maturity. Certain Step Rate CDs are also subject to reinvestment risk if call provisions are exercised by the issuer and if a CD with a comparable rate is not available.							
See sales materials or contact your broker/dealer for additional information.							
WELLS FARGO NATL BK WEST LAS V CD 1.85000% 12/30/2022 FDIC INSURED CPN PMT MONTHLY Next Interest Payable: 10/30/22 Estimated Yield 1.85% Accrued Interest \$9.12 Average Unit Cost \$1.00 Adjusted Cost Basis	949495AF2 CASH	180,000	\$0.99638	\$179,348.40	\$3,330.00	\$180,000.00	
<b>Total Fixed Income</b>		180,000		\$179,348.40	\$3,330.00	\$180,000.00	(\$651.00)
<b>Total Securities</b>				\$179,348.40	\$3,330.00	\$180,000.00	(\$651.00)
<b>TOTAL PORTFOLIO VALUE</b>				\$976,547.06	\$3,330.00	\$180,000.00	(\$651.00)



# Activity

NFS-provided cost basis, realized gain (loss) and holding period information may not reflect all adjustments necessary for tax purposes. Please refer to Footnotes and Cost Basis Information at the end of this statement for more information.

## PURCHASES, SALES, AND REDEMPTIONS

Settlement Date	Account Type	Transaction	Description	Quantity	Amount
<b>Securities Purchased</b>					
09/30/22	CASH	REINVESTMENT	FIDELITY GOVERNMENT CASH RESERVES REINVEST @ \$1.000	485.37	(\$485.37)
<b>Total Securities Purchased</b>					<b>(\$485.37)</b>

## ACTIVITY > CORE FUND ACTIVITY

For more information about the operation of your core account, please refer to your Customer Agreement.

Settlement Date	Account Type	Transaction	Description	Quantity	Amount
09/30/22	CASH	YOU BOUGHT	FIDELITY GOVT MMKT CAPITAL RESERVES CL MORNING TRADE @ 1	282.82	(\$282.82)
09/30/22	CASH	REINVESTMENT	FIDELITY GOVT MMKT CAPITAL RESERVES CL REINVEST @ \$1.000	645.23	(\$645.23)
<b>TOTAL CORE FUND ACTIVITY</b>					<b>(\$928.05)</b>

## ACTIVITY > INCOME > TAXABLE INCOME

Settlement Date	Account Type	Transaction	Description	Quantity	Amount
<b>Taxable Dividends</b>					
09/30/22	CASH	DIVIDEND RECEIVED	FIDELITY GOVERNMENT CASH RESERVES DIVIDEND RECEIVED		\$485.37
09/30/22	CASH	DIVIDEND RECEIVED	FIDELITY GOVT MMKT CAPITAL RESERVES CL DIVIDEND RECEIVED		\$645.23

COMMONWEALTH FINANCIAL NETWORK

MN \_CEBMXBVFBBBDZHWR\_BBBBB 20220930

Account carried with National Financial Services LLC, Member  
NYSE, SIPC



## ACTIVITY > INCOME > TAXABLE INCOME *continued*

Settlement Date	Account Type	Transaction	Description	Quantity	Amount
<b>Total Taxable Dividends</b>					<b>\$1,130.60</b>
<b>Taxable Interest</b>					
09/30/22	CASH	INTEREST	WELLS FARGO NATL BK WEST LAS V CD 1.85000% 12/30/2022		\$282.82
<b>Total Taxable Interest</b>					<b>\$282.82</b>
<b>Total Taxable Income</b>					<b>\$1,413.42</b>
<b>TOTAL INCOME</b>					<b>\$1,413.42</b>

## Footnotes and Cost Basis Information

Amortization, accretion and similar adjustments to cost basis have been provided for many fixed income securities (and some bond-like equities), however, they are not provided for certain types, such as short-term instruments, Unit Investment Trusts, foreign fixed income securities, or those that are subject to early prepayment of principal (pay downs). Where current year premium or acquisition premium amortization is provided, the prior years' cumulative amortization is reflected in the adjusted cost basis, but we cannot provide a breakdown of the total of such prior amortization amounts.

NFS is required to report certain cost basis and related information to the IRS on the Form 1099-B. Your official 1099-B forms for certain transactions will reflect which lots have been sold for tax purposes. To apply a specific identification cost basis method to 1099-B reporting, appropriate instructions must be on file with NFS or be received by NFS before the trade has settled. Absent such instructions, NFS determines cost basis at the time of sale based on its default methods of average cost for open-end mutual funds and first-in, first-out (FIFO) for all other (including ETFs) unless your broker dealer has elected to use another default method. NFS applies FIFO (or other disposal method, if applicable) based on its records, which may be different from yours. For transactions that are not subject to 1099-B cost basis reporting, you should refer to your trade confirmations and other applicable records to determine which lots were considered sold for tax purposes.

While NFS must meet IRS requirements with respect to certain information required to be reported to the IRS, NFS-provided cost basis, realized gain and loss, and holding period information may not reflect all adjustments necessary for your tax reporting purposes. NFS makes no warranties with respect to and specifically disclaims any liability arising out of a customer's use of, or any tax position taken in reliance upon, such information.

For investments in partnerships, NFS does not make any adjustments to cost basis information as the calculation of basis in such investments requires supplemental information from the partnership on its income and distributions during the period you held your investment. Partnerships usually provide this additional information on a Form K-1 issued by April 15th of the following year.

Consult your tax advisor for further information.

D - Adjusted cost basis reflects any cumulative original issue discount, premium, or acquisition premium, and it assumes such amounts were amortized by the taxpayer over the life of the security from acquisition date through disposition date. For securities still held, maturity date was used instead of disposition date. Premium amortization was calculated using the yield-to-maturity method.

COMMONWEALTH FINANCIAL NETWORK

MN \_CEBMXBVFBBDDZHWR\_BBBBB 20220930

Account carried with National Financial Services LLC, Member  
NYSE, SIPC



## Footnotes and Cost Basis Information *continued*

Acquisition premium was calculated using the ratable accrual method. If applicable, adjusted cost basis reflects market discount accretion which was calculated using the straight-line method and was recognized at disposition date. Gain/loss displayed for this transaction was based on cost basis as adjusted for premium and discount as stated above and does not reflect any losses disallowed because of wash sales (if applicable). The adjusted cost basis may not reflect all adjustments necessary for tax reporting purposes and may also not apply if you are using an alternative amortization calculation method. Refer to IRS Publication 550, Investment Income and Expenses, for additional information.

If a sale, redemption or other disposition involved multiple tax lots, the transaction's totals may have been calculated using a combination of adjusted and unadjusted cost basis information. For lots where adjusted cost basis and its associated gain/loss are known, that was used, otherwise "regular" unadjusted cost basis and its associated gain/loss was used.

## Miscellaneous Footnotes

**CHANGE IN VALUE OF YOUR PORTFOLIO** is the change in market value of your portfolio assets over the time period shown. The portfolio assets include the market value of all the securities in the account, plus insurance and annuity assets if applicable. The time frame of the graph is from account opening or September 2011, whichever is later, to the current period. Please note that large increases and/or declines in the change in the value of the portfolio can be due to additions, distribution and/or performance.

**CHANGE IN VALUE** reflects appreciation or depreciation of your holdings due to price changes plus any activity not reflected within Additions and Withdrawals, Misc. & Corporate Actions, Income, Taxes, Fees and Expenses, and Other Activity sections. Change in Value does not reflect activity related to assets in which NFS is not the custodian (e.g. Insurance and Annuities, Assets Held Away and Other Assets Held Away).

**CALLABLE SECURITIES LOTTERY** - When street name or bearer securities held for you are subject to a partial call or partial redemption by the issuer, NFS may or may not receive an allocation of called/redeemed securities by the issuer, transfer agent and/or depository. If NFS is allocated a portion of the called/redeemed securities, NFS utilizes an impartial lottery allocation system, in accordance with applicable rules, that randomly selects the securities within customer accounts that will be called/redeemed. NFS' allocations are not made on a pro rata basis and it is possible for you to receive a full or partial allocation, or no allocation. You have the right to withdraw uncalled fully paid securities at any time prior to the cutoff date and time established by the issuer, transfer agent and/or depository with respect to the partial call, and also to withdraw excess margin securities provided your account is not subject to restriction under Regulation T or such withdrawal will not cause an undermargined condition.

**PRICING INFORMATION** - Prices displayed are obtained from sources that may include pricing vendors, broker/dealers who clear through NFS and/or other sources. Prices may not reflect current fair market value and/or may not be readily marketable or redeemable at the prices shown.

**FOREIGN EXCHANGE TRANSACTIONS** - Some transaction types necessitate a foreign currency exchange (FX) in order to settle. FX transactions may be effected by Fidelity Forex, LLC. on a principal basis. Fidelity Forex, LLC., an affiliate of NFS, may impose a commission or markup on the prevailing interbank market price, which may result in a higher price to you. Fidelity Forex, LLC. may share a portion of any FX commission or markup with NFS. More favorable rates may be available through third parties not affiliated with NFS. The rate applicable to any transaction involving an FX is available upon request through your broker-dealer.

**COST BASIS LEGISLATION** - New IRS Rules will require National Financial Services to report cost basis and holding period information for the sale of shares of open end Mutual Fund holdings purchased on or after January 1, 2012 on Form 1099-B. National Financial Services determines the cost basis for all shares of open end mutual funds using a default method of average cost. Alternatively, account owners or their brokers and advisors can instruct National Financial Services to determine the cost basis for shares of open end mutual funds by 1) setting up their non-retirement accounts with one of our eleven tax lot disposal methods available to investors or 2) identifying specific tax lots to sell at the time of a transaction. Contact your broker or advisor to learn more about the cost basis tracking of your holdings.



current market quotes, but when such quotes are not available the pricing vendors use a variety of techniques to estimate value. These estimates, particularly for fixed income securities, may be based on certain minimum principal amounts (e.g. \$1 million) and may not reflect all of the factors that affect the value of the security, including liquidity risk. In certain situations, a price may be derived from a single broker quote. The prices provided are not firm bids or offers. Certain securities may reflect "N/A" or "unavailable" where the price for such security is generally not available from a pricing source. The Market Value of a security, including those

**CUSTOMER SERVICE:** Please review your statement and report any inaccuracy or discrepancy immediately by calling the telephone number of your broker-dealer reflected on the front of this statement. Reports of any inaccuracy or discrepancy regarding your brokerage account or the activity therein should be directed to your broker-dealer at the telephone number and address reflected on the front of this statement and National Financial Services LLC ("NFS").

NFS carries your brokerage account and acts as your custodian for funds and securities that are deposited with NFS by you or your broker-dealer. In addition to your initial contact with your broker-dealer you may contact NFS at (800) 801-8942. Any oral communications regarding inaccuracies or discrepancies should be reconfirmed in writing to protect your rights, including those under the Securities Investor Protection Act ("SIPA"). When contacting either your broker-dealer or NFS, remember to include your entire brokerage account number to ensure a prompt reply.

**ADDITIONAL INFORMATION** Free credit balances ("FCB") are funds payable to you on demand. FCB are subject to open commitments such as uncleared checks and exclude proceeds from sales of certificated securities without delivery of the certificate. If your FCB is swept to a core position, you can liquidate the core position and have the proceeds sent to you or held in your account subject to the terms of your account agreement. Required rule 10b-10(a) information not contained herein will be provided on written request. Fidelity may use this free credit balance in connection with its business, subject to applicable law.

**Credit Adjustment Program.** Accountholders receiving payments in lieu of qualified dividends may not be eligible to receive credit adjustments intended to help cover additional associated federal tax burdens. NFS reserves the right to deny the adjustment to any accountholder and to amend or terminate the credit adjustment program.

**Options Customers.** Each transaction confirmation previously delivered to you contains full information about commissions and other charges. If you require further information, please contact your broker-dealer.

**Assignments of American and European-style options** are allocated among customer short positions pursuant to a random allocation procedure, a description of which is available upon request. Short positions in American-style options are liable for assignment at any time. The writer of a European-style option is subject to exercise assignment only during the exercise period. You should advise your broker-dealer promptly of any material change in your investment objectives or financial situation. **Splits, Dividends, and Interest.** Expected stock split, next dividend payable, and next interest payable information has been provided by third parties and may be subject to change. Information for certain securities may be missing if not received from third parties in time for printing. NFS is not responsible for inaccurate, incomplete, or missing information. Please consult your broker-dealer for more information about expected stock split, next dividend payable, and next interest payable for certain securities.

**Equity Dividend Reinvestment Customers.** Shares credited to your brokerage account resulted from transactions effected as agent by either: 1) Your broker-dealer for your investment account, or 2) through the Depository Trust Company (DTC) dividend reinvestment program. For broker-dealer effected transactions, the time of the transactions, the exchange upon which these transactions occurred and the name of the person from whom the security was purchased will be furnished upon written request. NFS may have acted as market maker in effecting trades in 'over-the-counter' securities.

**Retirement Contributions/Distributions.** A summary of retirement contributions/distributions is displayed for you in the activity summary section of your statement. **Income Reporting.** NFS reports earnings from investments in Traditional IRAs, Rollover IRAs, SEP-IRAs and, Keoghs as tax-deferred income. Earnings from Roth IRAs are reported as tax-free income, since distributions may be tax-free after meeting the 5 year aging requirement and certain other conditions. A financial statement of NFS is available for your personal inspection at its office or a copy of it will be mailed to you upon your written request.

**Statement Mailing.** NFS will deliver statements by mail or, if applicable, notify you by e-mail of your statement's availability, if you had transactions that affected your cash balances or security positions held in your account(s) during the last monthly reporting period. At a minimum, all brokerage customers will receive quarterly statements (at least four times per calendar year) as long as their accounts contain a cash or securities balance.

**Sales Loads and Fees.** In connection with (i) access to, purchase or redemption of, and/or maintenance of positions in mutual funds and other investment products such as alternative investments or private placements ("funds") or (ii) infrastructure needed to support such funds, some funds, or their investment affiliates, pay your

mutual fund, interest and dividend taxes are subject to change at any time and may be affected by current and new economic, political and business conditions. EAI and EY are estimates only and may include return of principal and/or capital gains, which would render them overstated. EAI and EY are provided for informational purposes only and should not be used or relied on for making investment, trading or tax decisions. EAI and EY are based on data obtained from information providers believed to be reliable, but no assurance can be made as to accuracy, timeliness or completeness.

Introducing broker dealer and/or NFS sales loads and 12b-1 fees described in the Offering Materials as well as additional compensation for shareholder services, start-up fees, infrastructure support and maintenance, and marketing, engagement and analytics programs. Additional information about the source(s) and amount(s) of compensation as well as other remuneration received by FBS or NFS will be furnished to you upon written request. At time of purchase fund shares may be assigned a load, transaction fee or no transaction fee status. At time of sale, any fees applicable to your transaction will be assessed based on the status assigned to the share at time of purchase. **Margin.** If you have applied for margin privileges and been approved, you may borrow money from NFS in exchange for pledging the assets in your account as collateral for any outstanding margin loan. The amount you may borrow is based on the value of securities in your margin account, which is identified on your statement. If you have a margin account, this is a combined statement of your margin account and special memorandum account other than your non-purpose margin accounts maintained for you under Section 220.5 c Regulation T issued by the Board of Governors of the Federal Reserve Board. The permanent record of the separate account, as required by Regulation T, is available for your inspection upon request. **NYSE and FINRA.** All transactions are subject to the constitution, rules, regulations, customs, usages, rulings and interpretations of the exchange market and its clearing house, if any, where the transactions are executed, and the New York Stock Exchange (NYSE) and of the Financial Industry Regulatory Authority ("FINRA"). The FINF requires that we notify you in writing of the availability of an investor brochure that includes information describing FINRA Regulation's BrokerCheck Program ("Program"). To obtain a brochure or more information about the Program or FINRA Regulation, contact the FINRA Regulation BrokerCheck Program Hotline at (800) 289-9999 or access the FINRA's web site at [www.finra.org](http://www.finra.org). FINRA Rule 4311 requires that your broker-dealer and NFS allocate between them certain functions regarding the administration of your brokerage account. The following is a summary of the allocation services performed by your broker-dealer and NFS. A more complete description is available upon request. Your broker-dealer is responsible for: (1) obtaining and verifying brokerage account information and documentation, (2) opening, approving and monitoring your brokerage account, (3) transmitting timely and accurate orders and other instructions to NFS with respect to your brokerage account, (4) determining the suitability of investment recommendations and advice, (5) operating, and supervising your brokerage account and its own activities in compliance with applicable laws and regulations including compliance with margin rules pertaining to your margin account, if applicable, and (6) maintaining required books and records for the services that it performs. NFS shall, at the direction of your broker-dealer: (1) execute, clear and settle transactions processed through NFS by your broker-dealer, (2) prepare and send transaction confirmations and periodic statements of your brokerage account (unless your broker-dealer has undertaken to do so). Certain securities pricing and descriptive information may be provided by your broker-dealer or obtained from third parties deemed to be reliable, however, this information has not been verified by NFS, (3) act as custodian for funds and securities received by NFS on your behalf, (4) follow the instructions of your broker-dealer with respect to transactions and the receipt and delivery of funds and securities for your brokerage account, and (5) extend margin credit for purchasing or carrying securities on margin. Your broker-dealer is responsible for ensuring that your brokerage account is in compliance with federal, industry and NFS margin rules, and for advising you of margin requirements. NFS shall maintain the required books and records for the services it performs. Securities in accounts carried by NFS are protected in accordance with the Securities Investor Protection Corporation ("SIPC") up to \$500,000. The \$500,000 total amount of SIPC protection is inclusive of up to \$250,000 protection for claims for cash, subject to periodic adjustments for inflation in accordance with terms of the SIPC statute and approval by SIPC's Board of Directors. NFS also has arranged for coverage above these limits. Neither coverage protects against a decline in the market value of securities, nor does either coverage extend to certain securities that are considered ineligible for coverage. For more details on SIPC, or to request a SIPC brochure, visit [www.sipc.org](http://www.sipc.org) or call 1-202-371-8300. Funds used to purchase or sweep to a bank deposit are SIPC protected until deposited to a Program Bank at which time funds may be eligible for FDIC insurance. Assets Held Away, commodities, unregistered investment contracts, futures accounts, loaned securities and other investments may not be covered. Precious metals are not covered by SIPC protection. Mutual funds and/or other securities are not backed or guaranteed by any bank, nor are they insured by the FDIC and involve investment risk including possible loss of principal.

End of Statement

722239.9.0

COMMONWEALTH FINANCIAL NETWORK

MN\_CEBMXBVBBDZHWB\_BBBBB 20220930

Account carried with National Financial Services LLC, Member  
NYSE, SIPC

Page



6.3.1



**The Commonwealth of Massachusetts**  
**Office of the Inspector General**



Massachusetts Certified Public Purchasing Official Program

**SCHOOL PROJECT DESIGNERS & OWNER'S PROJECT MANAGERS**  
**CERTIFICATION**

This certificate is presented to

**David Vigeant**

Certification required by the Massachusetts School Building Authority (MSBA)

Regulations 963 CMR 2.11 (12) and 2.12 (6)

**This certification expires on October 27, 2025.**

*Jeffrey S. Shapiro*

**Jeffrey S. Shapiro**

Inspector General



Elective 24.5 LUs

©2022. MA Office of the Inspector General, One Ashburton Place, Room 1311 Boston, MA 02108 | (617) 727- 9140  
Alteration or misuse of this certificate is prohibited.



# How Much do Project Managers Cost?

Utilizing the services of a project manager comes with a cost associated with it. If you choose to use a project management company, which can be advantageous for a number of reasons, you will want to fully understand the fees associated with using a project manager from the outset as this will have an impact on your total project cost. As you may have already guessed, determining the costs associated with a project manager can be difficult if you are just beginning to do research.

The reason it is difficult to pin down a defined cost for a project manager is that, in general, the fees associated with this kind of management professional can widely vary depending on the scope and complexity of the project and whether or not you will need an additional project team. This makes more sense once you get a firm understanding of what exactly a project manager does but consider the fact that project managers are responsible for guiding a project from concept to completion. In this stewardship role, project managers will have a great deal more work if a project is extremely complex. For complex projects, there needs to be clear and continuous communication between all parties involved to ensure that the project is completed on schedule. On complex projects, project managers will also have to interact with and direct the work of an increasingly large pool of entities. As such, project management services tend to vary depending on the size and difficulty of the project they are working on.

Project managers tend to charge either a flat rate or a percentage of the total project costs. Typically, this will be with the scope of the project in mind, but it is always a good idea to get an estimate before making a decision. Their fees may also vary depending on the person you are working with. This is true even for projects of the same size. In other words, if you bring your proposed project to two different project managers, chances are you will see two different fees associated with those services. In order to get a better sense of how project management fees are calculated, let's turn to a source of publicly available information provided by Northwestern University. Northwestern University makes the project management fees associated with their projects [publicly available](#), which is a useful starting point for seeing how these fees are structured in a general sense.

If we look at the chart, project management fees are assessed as a percentage of the total cost of the project. For projects from \$0 – \$500,000, the project management fee totals 5%. So, for a \$100,000 project, you would expect to pay the project manager \$5,000. As the cost of the project goes up, the percentage-based fee decreases. However, keep in mind that as the cost of the project goes up, the actual amount of money received by the project manager also rises. So, for a project that costs \$10,000,000 the project manager would receive 3.5% or \$350,000.

The information provided by Northwestern University isn't meant to be representative of all fees charged by project managers. Companies that offer [project management services](#) will each have their own fee structure associated with their services. What the information provided by Northwestern University does show is that as the complexity of the project increases, in this case, illustrated by a larger project budget, so too does the fee assessed by the project manager. So, to find out how much your projected project manager fees are you would have to schedule an introductory assessment with your proposed project manager and determine their specific fees for your project.

## Why Work With a Project Manager?

If you are assessing whether utilizing a project manager is worth the cost, you'll want to get a good sense of what they do. The reality is that due to the complexity and size of some projects, a project manager will always be necessary. There really is no choice, given that some projects are so large that they require teams of individuals to keep them organized and on track for completion. However, some projects have more wiggle room, where utilizing a project manager can seem like much more of a value proposition. Let's explore some of the ways that project managers add value to the construction projects they oversee.

## Clear Vision

One of the core tasks of a project manager is to listen closely to what the client wants out of the project. Determining the goals of the project and the fundamental outlines of the scope of the project, such as a fixed desired occupancy date and a static budget, are essential to creating a steadfast strategic plan. Effective project managers work with their clients to take their conceptual project and make it a reality. This requires understanding at a deep level exactly what the client wants and what it's going to take to achieve that goal.

One of the ways that project managers add value to construction projects is through the development of a clear vision for your project. You may already have a clear vision of what you want. Making that vision a reality requires understanding what it is you want and what exactly it will take to make it happen. Effective project managers use this vision as a baseline



## Articles and Information

### FAQ

# How Much Does A Project Manager Cost?

If you have a dream project that you are contemplating, chances are you are exploring how to get your project out of your mind and into the real world. Project managers help individuals and businesses achieve their goal of having their dream projects realized through planning and construction management. However, this service comes at a cost. Answering the question of "how much does a project manager cost?" is a necessary step towards figuring out if it is feasible to utilize a construction manager for your construction project.

While it is important to get a sense of how much does it cost to hire a project manager, it is equally important to get a firm understanding of what benefit you are getting with your money. How do project managers add value to a construction project? In some ways, this question is more important than simply looking at the actual cost of a construction project manager costs. This is because project managers offer a service. Whether that service is worth the additional costs depends largely on the benefit you are getting from it, and by association whether forgoing that service makes financial sense for your situation.

In this article, we'll explore the costs associated with hiring a project manager. We'll also take a look at what project managers do, with a focus on how they, as a project management professional, can add value through their services and access to whatever resources they may have. The truth is that not all construction projects need project managers. For construction projects that are small in scale or lack complexity, working directly with a general contractor may be more than sufficient. However, large-scale projects or inherently complex projects, working with a project management team can offer a range of benefits. Understanding this can help inform decisions about whether you should retain the services of a project manager. Ultimately, the choice of whether to use a project manager often comes down to your unique situation, with factors such as project size, scope, complexity, budget, and timeline for completion playing a major role in whether a project manager is necessary.

## What is a Project Manager?

People are often confused when they are trying to figure out whether they need a project manager. The role of project managers often gets conflated with that of general contractors for individuals outside of the construction industry. This is due to the fact that they share responsibilities in some situations, such as accepting bids, outlining project costs, determining completion timelines, tracking account, and handling permitting. Put another way, for some projects a general contractor may perform some of the same duties that a project manager does. This is often the case when a project manager isn't necessary, such as for small or simple projects.

So what exactly is a project manager? Put simply, a project manager is a person or organization that guides the completion of a construction project from beginning to end. Project managers are at once team leaders, organizers, communications directors, facilitators, and problem solvers. Project managers are used to oversee and facilitate the construction of new projects from the concept and design stage through to physical construction and the moment your doors open.



## TOWN OF TOWNSEND, MASSACHUSETTS

## ADVERTISEMENT FOR BIDS

Sealed Bids for the construction of the “**Main Street and Cross Street Generators**” will be received by the Townsend Water Department, 540 Main Street, West Townsend, MA 01474 until 2:00 p.m. local time on December 13, 2022 at which time the Bids received will be publicly opened and read. Sealed Bids must have outer envelope marked as “Main Street and Cross Street Generators”.

The work for the Main Street and Cross Street Generator project consists of the following work at each pump station location:

Base Bid: Main Street Pump Station: Install a new 150 kW natural gas fueled generator, ATS, and associated electrical work. Work includes but is not limited to the generator pad and natural gas fuel piping and appurtenances.

Add Alternate No. 1: Cross Street Pump Station: Install a new 60 kW propane fueled generator, ATS, and associated electrical work. Work includes but is not limited to the generator pad and propane fuel piping and appurtenances.

All Bids for this project are subject to the provisions of Massachusetts General Laws Chapter 149, Section 44A - 44J inclusive amended.

In accordance with Section 44D of Chapter 149 of the General Laws of Massachusetts as amended, the prospective General Bidders must submit with their Bid, a certificate of eligibility issued by the Division of Capital Asset Management and Maintenance (DCAMM), showing that the Bidder has been approved to bid on projects of the size and nature as advertised herein. Prospective General Bidders must also submit an updated statement summarizing their record for the period between the latest DCAMM certificate and the date of the Bid submittal. The DCAMM certificate of eligibility to be submitted by the General Bidder shall be for the category of work defined as “Pumping Stations” and/or “Electrical”.

Bidding Documents may be obtained electronically from the Tighe & Bond website at: [http://www.tighebond.com/Projects\\_Out\\_to\\_Bid.php](http://www.tighebond.com/Projects_Out_to_Bid.php)

Prospective bidders must complete a one-time registration process on the web site in order to receive log-in credentials. Bidders must log in to the web site to download bidding documents for the project. Bidders will be added to the “planholders” or prospective bidders list upon downloading the bidding documents for the project.

A bid deposit shall be furnished in accordance with the Instructions to Bidders.

Minimum Wage Rates as determined by the Commissioner of Department of Workforce Development under the provision of the Massachusetts General Laws, Chapter 149, Section 26 to 27D, as amended, apply to this project. It is the responsibility of the Contractor, before Bid opening, to request if necessary, any additional information on Minimum Wage Rates for those trades people who may be employed for the proposed Work under this Contract.

Owner reserves the right to waive any informality in or to reject any or all Bids, or to accept any Bid which in their opinion, is in the public interest to do so.

No pre-bid conference will be held. Any site visits by prospective bidders shall be scheduled by contacting the Townsend Water Department.



**TOWN OF TOWNSEND, MASSACHUSETTS**

**Consulting Engineer:**

**Tighe & Bond, Inc.**

**120 Front Street, Suite 700**

**Worcester, MA 01608**

**508-754-2201**

**END OF SECTION**

**J:\T\T0354 Townsend Water Department\014 - Main St Cross St Generators\Design\Specification\Div  
0\00100.docx**



CONTRACT NO. X  
NOVEMBER 2022

[ ] ADD ALTERNATE NO. 1



## COMPLETE SET X SHEETS



Townsend  
Water  
Department

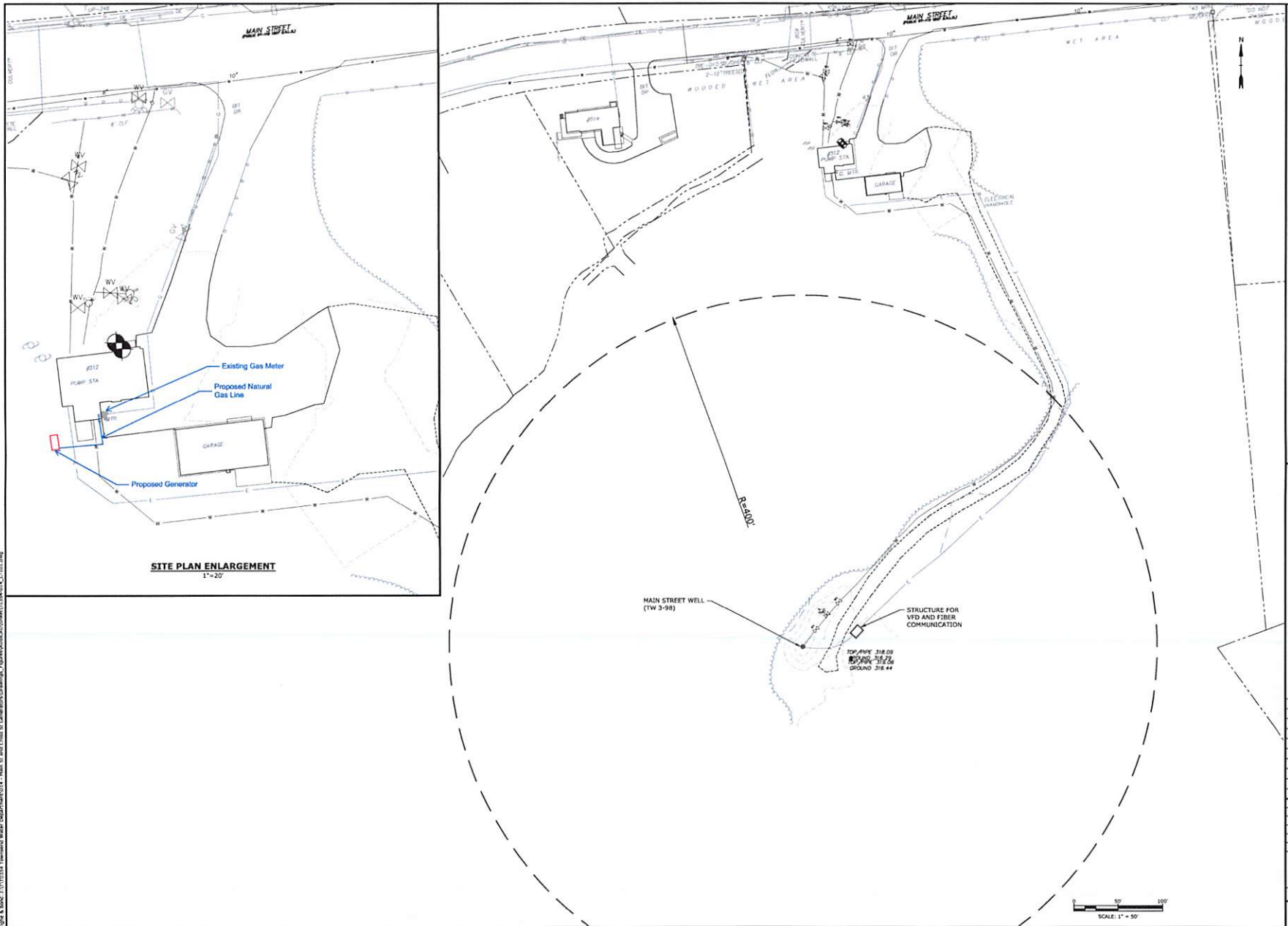
Townsend,  
Massachusetts


MARK	DATE	DESCRIPTION
PROJECT NO:		T0354-014
DATE:		SEPTEMBER 2022
FILE:		T0354-014_C-101.dwg
DRAWN BY:		TMP
DESIGNED/CHECKED BY:		

### MAIN STREET EXISTING CONDITIONS SITE PLAN

SCALE: AS SHOWN

C-101





Townsend  
Water  
Department

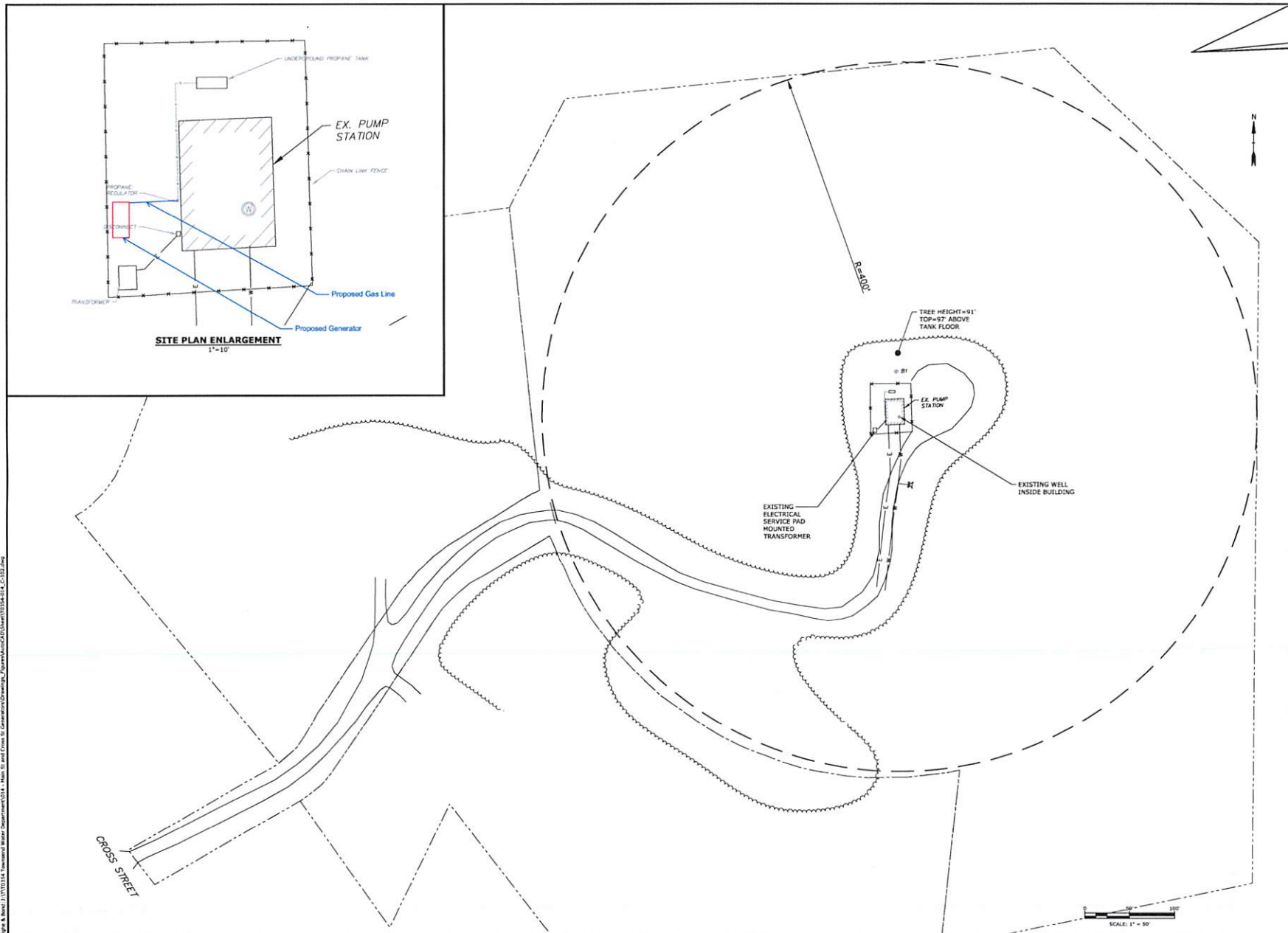
Townsend,  
Massachusetts


MARK	DATE	DESCRIPTION
PROJECT NO:		T0354-014
DATE:		SEPTEMBER 2022
FILE:		T0354-014_C-102.dwg
DRAWN BY:		TMP
DESIGNED/CHECKED BY:		
APPROVED BY:		

CROSS STREET  
EXISTING CONDITIONS  
SITE PLAN

SCALE: AS SHOWN

C-102











**Townsend,  
Massachusetts**


MARK	DATE	DESCRIPTION
PROJECT NO:	T8254-614	
DATE:	SEPTEMBER 2012	
FILE:	T8254-614-181.dwg	
DRAWN BY:	THP	
DESIGNED/CHECKED BY:		
APPROVED BY:		

**MAIN STREET AND  
CROSS STREET  
PUMP STATION  
PLUMBING PLANS**

SCALE: 1"=4'



- RECEPTACLE OUTLET** - NEARLY BY THE SIDE OF THE SYMBOL.  
**INDICATES CHOUT** - NEARLY BY THE SIDE OF THE SYMBOL.
- ⊕ DOUBLE CONVENIENCE OUTLET MOUNTED AT +18" OR AS NOTED.
- ⇒ DOUBLE DUPLEX OUTLET (FOURPLEX) RECEPTACLE MOUNTED AT +18" OR AS NOTED.
- ⊕ DC DUPLEX CONVENIENCE OUTLET MOUNTED ABOVE COUNTER. VERIFY EXACT MOUNTING HEIGHT WITH ARCHITECTURAL ELEVATIONS.
- ⊕ SPECIAL OUTLET AS NOTED ON DRAWINGS.
- ⊕ DEDICATED OUTLET AT +18" OR AS NOTED. "HUBBELL" #G5262 (ORANGE RECEPTACLE WITH ISOLATED GROUND).
- ▽ CAT-5 DATA JACK MOUNTED AT +18" OR AS NOTED.
- ▽ TELEPHONE JACK MOUNTED AT +18" OR AS NOTED.
- MULTI-OUTLET ASSEMBLY
- FLUSH MOUNTED PANELEDBOARD AND CABINET. MOUNT 6"-8" TO TOP.
- SURFACE MOUNTED PANELEDBOARD AND CABINET. MOUNT 6"-8" TO TOP.
- ⊕ PULL BOX
- ⊕ ELECTRICAL MOTOR CONTROLLER - FLUSH-MOUNTED AND INSTALLED BY COMMERCIAL CONTRACTOR. SIZE AS NOTED. NEARLY INDICATES NEMA TYPE CONSTRUCTION.
- ⊕ MOTOR - SIZE AS INDICATED ON DRAWINGS.
- ⊕ DISCONNECT SWITCH - SIZE AND FUSES AS PER MANUFACTURER'S RECOMMENDATIONS (WEATHERPROOF WHERE OUTSIDE).
- ⊕ JUNCTION BOX IN ACCESSIBLE LOCATION.
- ⊕ JUNCTION BOX IN ACCESSIBLE LOCATION WITH FLEXIBLE CONDUIT CONNECTION TO EQUIPMENT AS NOTED.
- ⊕ PHOTOCELL ON ROOF (ASU NORTH).
- ⊕ SEALING FITTING
- ⊕ MOTOR CONTROLLER OR MFD - INSTALLED AND WIRED BY ELECTRICAL CONTRACTOR. NEARLY INDICATES NEMA TYPE CONSTRUCTION. VS INDICATES VOLTAGE SUPPLIED.
- ⊕ EQUIPMENT SHOWN LIGHT, DASHED, & HATCHED INDICATES EXISTING EQUIPMENT, EXCEPT FOR UNDERGROUND CONDUITS AND/OR AS OTHERWISE NOTED.
- ⊕ EQUIPMENT SHOWN LIGHT, DASHED, & HATCHED INDICATES EXISTING EQUIPMENT TO BE REMOVED. EXCEPT UNDERGROUND CONDUITS
- ⊕ UTILITY POLE

- INDICATES HOWERLIN TO PANELBOARD OR AS NOTED.
- INDICATES CONNECTION BETWEEN LIGHTING FIXTURES, RECEPTACLES, EQUIPMENT (ETC.), OR AS NOTED.
- CONDUIT TURNING UP
- CONDUIT TURNING DOWN
- PROPOSED OVERHEAD PRIMARY CABLE
- EXISTING UNDERGROUND ELECTRICAL CONDUIT
- PROPOSED UNDERGROUND ELECTRICAL CONDUIT
- PROPOSED UNDERGROUND PRIMARY ELEC CONDUIT
- PROPOSED UNDERGROUND FIBER OPTIC CONDUIT
- PROPOSED UNDERGROUND SIGNAL CONDUIT
- PROPOSED UNDERGROUND TELEPHONE CONDUIT

- [illegible]















- SMALL LETTER BY THE SIDE OF SYMBOLS INDICATES THE PARTICULAR SWITCH.  
SAMPLE: S<sup>1</sup> = SWITCH "0"
- S<sub>1</sub> SINGLE POLE SWITCH MOUNTED AT +48° E OR AS NOTED.  
S<sub>2</sub> TWO POLE SWITCH MOUNTED AT +48° E OR AS NOTED.  
S<sub>3</sub> THREE WAY SWITCH MOUNTED AT +48° E OR AS NOTED.  
S<sub>4</sub> FOUR WAY SWITCH MOUNTED AT +48° E OR AS NOTED.  
S<sub>5</sub> SINGLE POLE SWITCH WITH PILOT LIGHT MOUNTED AT +48° E OR AS NOTED.  
S<sub>6</sub> SINGLE POLE KEY OPERATED SWITCH MOUNTED AT +48° E OR AS NOTED.  
S<sub>7</sub> H.P. REMOTE MANUAL MOTOR STARTER (WEATHERPROOF WHERE OUTSIDE).  
S<sub>8</sub> INCANDESCENT SLIDE CONTROL DIMMER AT +48° E OR AS NOTED (1500 WATT UNLESS OTHERWISE NOTED).  
S<sub>9</sub> 0-50 MINUTE TIMER SWITCH MOUNTED AT +48° E OR AS NOTED.

- ALL WORK SHALL CONFORM TO THE NATIONAL ELECTRICAL CODE (N.E.C.) LATEST EDITION.
2. COORDINATE ALL ELECTRICAL EQUIPMENT LOCATIONS AND MECHANICAL APPOINTMENTS WITHIN THE EXISTING CONDITIONS TO PROVIDE Adequate WORKING AND ACCESS FOR N.E.C. REQUIREMENTS.
3. WHERE EXISTING ELECTRICAL DEVICES AND PROCESS DEVICES ARE MARKED THESE LOCATIONS ARE APPROXIMATE AND NOT ALL ELECTRICAL DEVICES WILL BE INDICATE. (FIELD VERIFY ALL ELECTRICAL TESTS WHERE POSSIBLE).
4. CONDUITS, RACEWAYS AND CABLES SHALL BE PROPERLY AND SECURELY ATTACHED TO BUILDING STRUCTURES AND SUPPORTS. ALL ELECTRICAL DEVICES AND HARDWARE SHALL BE APPROVED FOR THE INSTALLATION AND THE CONDITIONS DISCOUNTED.
5. EACH JUNCTION IN ANY OF THE WIRING SYSTEMS SHALL BE MADE IN AN APPROVED JUNCTION BOX. SUCH BOX SHALL BE SUFFICIENT FOR THE SIZE AND NUMBER OF CONDUCTORS AND DEVICES TO BE INSTALLED, AS FOLLOWS THE CONDUIT CONNECTIONS (EQUIVALENT). ALL SPlices SHALL BE MADE WITH APPROVED MECHANICAL CONNECTORS.
6. CONTRACTOR SHALL VERIFY ALL STRUCTURAL, PROCESS AND MECHANICAL CONDITIONS PRIOR TO ROOM-IN.
7. ALL ELECTRICAL WORK SHALL BE CAREFULLY COORDINATED WITH THE ON-SITE CONDITIONS, WHERE COLLISION, DRILLING OR ALTERATION TO THE WORK OF OTHERS IS NECESSARY FOR THE PROPER INSTALLATION OF ELECTRICAL SYSTEMS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE WORK SHALL BE CAREFULLY DONE, ANY DAMAGE TO THE BUILDINGS OR EQUIPMENT SHALL BE REPAIRED BY PROPERLY TRAINED PERSONNEL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE EXISTING WORK.
8. DURING ROOM-IN AND FINISHED STAGES OF CONSTRUCTION, THE ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE TO PROTECT AND KEEP CLEAN ALL ELECTRICAL EQUIPMENT, PANELS, FITURES AND DEVICES AS WELL AS ALL EXISTING EQUIPMENT AND RELATED WORK AREAS.
9. THE CONTRACTOR SHALL PROVIDE ALL INFORMATION ABOUT EQUIPMENT WHICH HE/SHE IS FURNISHING TO THE OWNER AND SUBMITTER AND SHALL PROVIDE ALL INSTALLATION DETAILS AND SUPPORT COMPONENTS SO THAT THESE MAY BE BUILT INTO THE CONSTRUCTION IN A TIMELY MANNER.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF THE FINAL LOCATIONS OF WORKING AND SUPPORTS. THE CONTRACTOR SHALL PROVIDE DETAILS SO THAT THE ASSOCIATED ELECTRICAL WORK WILL BE PROPERLY COORDINATED AND INSTALLED.
11. EQUIPMENT LAYOUT AND EXACT LAYOUT OF NEW ELECTRICAL EQUIPMENT AND INSTRUMENTATION SHALL BE COORDINATED WITH PROCESS AND MECHANICAL EQUIPMENT.
12. DRAWINGS SHOW A LAYOUT OF ELECTRICAL/INSTRUMENTATION SYSTEMS AND EQUIPMENT (DIAGRAMMATICALLY). EXISTING CONDITIONS AND THE LOCATION OF DEVICES SHALL BE DETERMINED BY FIELD CONDITIONS AND DIRECTION BY ENGINEER AND OWNER. BY SUBMITTING A BID, CONTRACTOR WARRANTS THAT HE HAS CONDUCTED A VISUAL INSPECTION OF THE PROJECT AND THAT HE IS AWARE OF THE LOCATION AND EXTENT OF LABOR AND MATERIALS TO BE PROVIDED. COORDINATION WITH ALL TRADES, UTILITIES, ETC. SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY CONFLICTS OR INTERFERENCE WHICH OCCUR BETWEEN VARIOUS DRAWINGS AND SPECIFICATIONS. IF SUCH CONFLICTS ARE NOT RESOLVED, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THEIR INTERPRETATIONS.
13. ANY ON-OR FAN MOUNTED ELECTRICAL EQUIPMENT THAT REQUIRES STRUCTURAL SUPPORT SHALL BE DESIGNED BY A QUALIFIED ENGINEER PROFESSIONALLY REGISTERED IN THE STATE ON MASSACHUSETTS.

1. REMOVE AND DISCONNECT EXISTING ELECTRICAL EQUIPMENT, PANELS, WIRING, LIGHTING WIRING DEVICES, SWITCHES, AND/OR RELATED ELECTRICAL DEVICES, WIRING / CONDUIT AS INDICATED ON DEMOLITION PLANS.
2. ANY DEMOLITION INDICATED ON THESE DRAWINGS IS SHOWN IN GENERAL TO INDICATE THE EXTENT OF DEMOLITION AND IS NOT TO BE CONSIDERED AS A RECORD DRAWING OF EXISTING CONDITIONS. ACCORDINGLY, THE CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLETE DEMOLITION OF EXISTING ELECTRICAL WORK AND EQUIPMENT AS SHOWN ON THESE DRAWINGS. PRIOR TO THE BEGINNING OF DEMOLITION, THE CONTRACTOR SHALL BE RESPONSIBLE TO CONDUCT APPROPRIATE FIELD TESTING TO DETERMINE THE NATURE OF THE WORK TO BE DEMOLISHED TO PROTECT EXISTING WORK REMAINING IN PLACE AND TO PROTECT THE PUBLIC.
3. REPAIR AND RESTORE TO ORIGINAL CONDITION ALL ITEMS OR PORTIONS OF ELECTRICAL WORK WHICH ARE NOT TO BE DEMOLISHED OR TO BE REMOVED AND REPLACED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONTRACTORS RESPONSIBILITY TO PROTECT AND RETAIN POWER TO ALL EXISTING ACTIVE EQUIPMENT WHICH SHALL BE REMOVED. ELECTRICAL CONTRACTOR SHALL RECONNECT ANY EQUIPMENT BEING DISTURBED BY THIS DEMOLITION.
4. WHEREBY WORK BY THE GENERAL CONTRACTOR (REPAIR, REMOVE, NEW OR RELOCATED WALL OPENINGS), INCLUDING THE REMOVAL, RELOCATION, OR REMOVAL OF ANY PORTION OF EXISTING ELECTRICAL WORK, SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PROTECT AND MAINTAIN AND MAKE SAFE OR RECONNECT AS REQUIRED. ALL ACTIVE DEVICES REMAINING ON THAT CIRCUIT.
5. CONTRACTOR SHALL VERIFY CIRCUITS IN EXISTING PANELS BY TESTING BY THE ALTERATION, WHERE ADDITIONAL CIRCUITS ARE NEEDED, USE AVAILABLE SPACE IN THE PANEL, COORDINATE ALL CONNECTIONS AS REQUIRED.
6. DO NOT PROCEED WITH DEMOLITION WITHOUT WRITTEN AUTHORITY TO PROCEED. PROCEED WITH DEMOLITION AT THE OWNER'S RISK. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONS TO PROTECT AND MAINTAIN AND SEQUENCE DEMOLITION SO AS NOT TO CAUSE A SHUTDOWN OF OPERATION OF SURROUNDING AREAS.
7. DISCONNECT OR SHUT OFF POWER TO AREAS WHERE ELECTRICAL WORK IS TO BE REMOVED. REMOVE ALL ELECTRICAL WORK TO BE REMOVED FROM THE AREAS WHERE THE WORK IS TO BE PERFORMED. REMOVE ALL FINAL, PERMANENT IN ALL AREAS WHERE WORK OF THIS CONTRACT ARE TO BE PERFORMED. ALL REMOVED ELECTRICAL WORK SHALL BE KEPT IN A SEPARATE AREA. THE CONTRACTOR SHALL BE RESPONSIBLE TO REMOVE, REPAIR, RELOCATE, WIRE, BODGES, AND FASTENING DEVICES AS REQUIRED TO AVOID ANY DAMAGE TO NEW OR EXISTING WORK. THE CONTRACTOR SHALL BE RESPONSIBLE TO BOTH DMS. REMOVE THE EXISTING WIRE NO LONGER IN USE FROM DEVICE LOCATION BACK TO PANEL.
8. ARRANGE TRIMMING SHUTDOWN PERIODS OF ALL IN-SERVICE PANELS WITH OWNER OR HIS/HER REPRESENTATIVE. DO NOT SHUT DOWN ANY UTILITY WITHOUT PRIOR WRITTEN APPROVAL.
9. WHERE EXISTING CIRCUITS ARE INDICATED TO BE REUSED, CONTRACTOR TO USE SENSING MEASUREMENT TO VERIFY THAT CIRCUIT IS NOT OVERLOADED OR CIRCUIT AS SHOWN ON PLANS.
10. EXISTING ELECTRICAL EQUIPMENT NECESSARY FOR EXISTING INSTALLATION TO REMAIN OPERATION WILL HAVE TO BE PROTECTED DURING CONSTRUCTION.
11. THE ELECTRICAL CONTRACTOR SHALL TAKE INFO ACCOUNT IN FILING HIS/HER BID HIS/HER ALTERATION TO PROTECT THE DEMANDS OF THE EXISTING WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR EXISTING ELECTRICAL EQUIPMENT, CONDUIT, WIRING AND RELATED ITEMS FOR THEIR REPLACEMENT OR MODIFICATION AS SPECIFIED.
12. CONTRACTOR SHALL COORDINATE WITH OWNER FOR POSSIBLE SALVAGE OF ANY OF THE ABOVE LISTED EQUIPMENT, WIRING AND NOT LIMITED TO MCC, STATENS, GENERATORS, INSTRUMENTATION, PANELS, WIRING & CONDUIT.
13. THE CONTRACTOR SHALL COORDINATE WITH EXISTING BRANCH CIRCUITS WHEREVER POSSIBLE. DISCONNECT CIRCUITS BACK TO LAST DEVICE (FUTURE OR EXISTING) UNLESS OTHERWISE BY THE DEMOLITION. EXISTING CIRCUITS FROM NEW OR EXISTING ELECTRICAL EQUIPMENT SHALL BE KEPT IN A SEPARATE AREA.

14. THE ELECTRICAL DEVICES AND PROCESS EQUIPMENT INDICATED ON THIS DRAWING REPRESENT EQUIPMENT TAKEN FROM THE PLANT FURNISHED BY THE OWNER AND SITE VISITS BY THE ENGINEER AND DO NOT REPRESENT ALL EQUIPMENT AND WIRING WITHIN THE DEMOLITION AREA. THESE DOCUMENTS HAVE BEEN PREPARED TO ASSIST THE CONTRACTOR IN PROGRESS DEMOLITION WORK. CONTRACTOR IS TO VISIT THE SITE AND EXAMINE ALL EXISTING CONDITIONS. NO EXTRA COMPENSATION OR TIME EXTENSION WILL BE PERMITTED BECAUSE OF LACK OF COMPLIANCE WITH THIS REQUIREMENT.

- AOB AIR BRUIT CURRENT  
 AL ALTERNATE  
 ALM ALTERNATING CURRENT  
 ALN ALUMINUM  
 AM AMERICAN WIRE GAUGE  
 AMP AMPERE  
 APTS AIRPORT  
 ATTS ATTACHMENT  
 BLS BUSWAY  
 BOW BOWLING  
 CBL CABLE  
 CCB CROCKET BREAKER  
 CCL CLOSET CLOTH TELEVISION  
 CND CONDUCTOR  
 CO COIL (SEE RACEWAYS)  
 CONN CONN. CABLE  
 CP CONTROL PANEL  
 CU COPPER  
 CT CURRENT TRANSFORMER  
 DC DIRECT CURRENT  
 DIS DISCONNECT  
 DMR DIMMER SWITCH  
 DNP DISTRIBUTION POWER PANEL  
 DP DOUBLE POLE  
 DT DISTRIBUTOR  
 E.C. ELECTRICAL CONTRACTOR  
 EMT ELECTRICAL METAL TUBING  
 EWH ELECTRIC WATER HEATER  
 EWC ELECTRIC WATER COOLER  
 EWT ELECTRICAL WETTING TUBING  
 ELS END LEISURE  
 EXIST EXISTING  
 FDI FEEDER  
 FA FIRE ALARM  
 FAP FIRE PROTECTION PANEL  
 FLUOR FLUOR  
 FLD FLOOR  
 FLS FLOOD SERVICE CONTRACTOR  
 FS FREQUENCY IN CYCLES PER SECOND  
 FN FUSE  
 FS SWITCH  
 GEN GENERATOR  
 G.C. GENERAL CONTRACTOR  
 GND GROUND FAULT CIRCUIT INTERRUPTER  
 GND GROUND  
 H.D. HIGH DENSITY DISCHARGE  
 HORSEPOWER  
 HOA HOUSING  
 H.P.S. HIGH PRESSURE SCODUM  
 H.M. HAND-OPERATED METALLIC CORD  
 INCANDESCENT  
 IN WITHIN  
 ISO ISOLATED NEUTRAL  
 JI JUNCTION BOX  
 JY KEY  
 KYAR KEY OPERATED  
 KVOV KILOVOLT (AMPERE'S)  
 KW KILOWATT(S)  
 L.M. LIGHTING  
 L.P.S. LOW PRESSURE SCODUM  
 LV LOW VOLTAGE  
 M.M. MAIN CIRCUIT BREAKER  
 MGT MAGNETIC TRIP  
 MLC MAIN LINES ONLY  
 MH MANGROVE  
 MTR MECHANICAL TRANSFER SWITCH  
 MTC METALLIC CONTRACTOR  
 MIC MICROPHONE  
 MTR MOTOR  
 MTC MOTOR CONTROL CENTER  
 MTR MOTOR (CIRCULAR MILES)  
 NF NOT  
 NL NORMALLY CLOSED  
 NO NORMALLY OPEN  
 NTS NOT TO SCALE  
 NC NOT IN CONTACT  
 OED OVERLOAD ELEMENT  
 OC OVER COUNTER  
 PNL PANEL  
 PNL PULL BOX  
 PNL PULL ROD  
 PNL POLYMER PLASTIC  
 PLG PLUMBING CONTRACTOR  
 P.T.C. POTENTIAL TRANSFORMER  
 PP POWER FACTOR  
 PS POWER PANEL  
 PR PRIMARY  
 PP POWER PANEL  
 REC RECEPTACLE  
 R RELAY  
 R READING  
 RGS RIGID GALVANIZED STEEL CONDUIT  
 RNT SIGNAL  
 REC SECONDARY WAVE TRAP  
 SW SWITCH  
 SF SINGLE POLE  
 ST SINGLE THROW  
 SPS SPEAKER  
 S.MR SURFACE METAL RACEWAY  
 S.S. SWITCHBOARD  
 SW SWITCH  
 SWBO SWITCHBOARD  
 T.T. TELEPHONE CONTROL CABLE  
 TEMP TEMPORARY  
 TEL TELEPHONE  
 TV TELEVISION  
 TR TRANSFORMER  
 TRN TYPICAL  
 TYP TYPICAL  
 UH UNDERGROUND ELECTRIC  
 US UNDERGROUND  
 UH UNIT HEATER  
 UN UNDERGROUND  
 UPS UNDERGROUND PRIMARY  
 UNUNDERGROUND POWER SYSTEM  
 UN UNDERGROUND SIGNAL  
 VP VAPORPROOF  
 V REACTIVE VOLT AMPERES  
 V VOLT(S)  
 VA VOLTAGE  
 VF VARIABLE FREQUENCY DRIVE  
 W WATT(S)  
 WD WEATHERPROOF

-  FUSED SWITCH  
 DISCONNECT SWITCH  
 POTENTIAL TRANSFORMER  
 CIRCUIT BREAKER  
 TRANSFER SWITCH  
 CURRENT TRANSFORMER  
 LINE REACTOR  
 SOLID-STATE SOFT STARTER  
 VFD
- (X) METER: X INDICATES TYPE  
 V = VOLTMETER      H = KILOWATT HOUR METER  
 A = AMMETER      D = KILOWATT HOUR DEMAND METER  
 W = WATT METER
- [AS] AMMETER SWITCH      [VS] VOLTMETER SWITCH  
 [DM] DIGITAL MULT METER      [PM] PHASE MONITOR  
 [GF] GROUND FAULT INTERRUPTER      [K] KIRK KEY INTERLOCK
- [XX] MOTOR CONTROLLER: XX INDICATES TYPE:  
 SS = SOLID STATE STARTER  
 AF = ADJUSTABLE FREQUENCY STARTER  
 AT = AUTO TRANSFORMER STARTER  
 PW = PART WINDING STARTER  
 Y-Δ = WYE-DELTA STARTER  
 WS = WOUND ROTOR STARTER  
 22 = TWO SPEED TWO WINDING  
 21 = TWO SPEED ONE WINDING  
 FVR = FULL VOLTAGE NON REVERSING STARTER  
 FVR = FULL VOLTAGE REVERSING STARTER  
 LC = LIGHTING CONTACTOR  
 VFD = VARIABLE FREQUENCY DRIVE
-  CAPACITOR  
 TRANSFORMER  
 THYRISTOR/LIGHTNING ARRESTOR  
 PLUG OR DRAWOUT DEVICE AND RECEPTACLE  
 EARTH GROUND
- (X) MOTOR      (G) GENERATOR      [X] OTHER LOADS
- X - INDICATES HORSEPOWER OR KILOWATTS

- 
- 2  
E-3
- DETAIL NUMBER
- SHEET NUMBER - WHERE DETAIL IS LOCATED
- A  
E-1
- DIRECTION SECTION IS BEING CUT
- SECTION LETTER
- SHEET NUMBER - WHERE SECTION IS LOCATED



**SMR<sup>®</sup>**  
ENGINEERING, PC  
*Electrical, Instrumentation  
& Control Systems Engineering*  
22 Greeley Street, Suite 2  
Merrimack, NH 03004  
Phone 603-429-3213 Fax 603-429-3458

THE DRAWINGS FOR THIS PROJECT SHALL NOT BE  
REVISED OR ALTERED IN ANY WAY WITHOUT THE WRITTEN  
APPROVAL AND AUTHORITY OF SMR ENGINEERING, P.C.  
ANY REVISIONS SHALL BE MADE BY THE ENGINEER.

**SMR<sup>®</sup> ENGINEERING, PC** ©

THIS DOCUMENT IS INCOMPLETE AND IS  
RELEASED TEMPORARILY FOR PROGRESS  
REVIEW ONLY. IT IS NOT INTENDED FOR  
BIDDING OR CONSTRUCTION PURPOSES.

Townsend  
Water  
Department

Townsend,  
Massachusetts


MARK:	DATE:	DESCRIPTION:
PROJECT NO:		T2354-014
DATE:		SEPTEMBER 2022
FILE:		T035-E-101-GN.dwg
DRAWN BY:		JWC
DESIGNED/CHECKED BY:		SMR

### ELECTRICAL GENERAL NOTES AND LEGEND

SCALE: AS SHOWN

E-101

DELETE



# ELECTRICAL SITE LEGEND

- OHP/TO --- PROPOSED OVERHEAD PRIMARY, FIBER OPTIC CABLE
- EP --- PROPOSED UNDERGROUND ELECTRICAL PRIMARY CONDUIT
- ES --- PROPOSED UNDERGROUND ELECTRICAL SECONDARY CONDUIT
- E --- PROPOSED UNDERGROUND ELECTRICAL CONDUIT
- S --- PROPOSED UNDERGROUND SIGNAL CONDUIT
- RC --- PROPOSED UNDERGROUND RADIO CONDUIT
- E/S --- PROPOSED UNDERGROUND ELECTRIC & SIGNAL CONDUIT
- T --- PROPOSED UNDERGROUND TELEPHONE CONDUIT
- EX --- EXISTING UNDERGROUND ELECTRIC CONDUIT
- EXHC --- EXISTING OVERHEAD CABLES
- U --- PROPOSED UTILITY POLE
- H --- PROPOSED ELECTRIC OR SIGNAL HANDHOLE

LOCATION OF EXISTING RISER POLE WITH POLE MOUNTED TRANSFORMERS AND OUTLITY CT CABINET WITH METERS.

LOCATION OF EXISTING SERVICE DISCONNECT SWITCH WITH OVERHEAD SERVICE CONDUIT AND CABLES.

LOCATION OF EXISTING MOTOR CONTROL CENTER (MCC).

PROPOSED LOCATION OF NEW 200 AMP ATS WITH GENERATOR BREAKER. MOUNT TO EXISTING WALL WITH APPROVED S.S. UNISTRUT AND HARDWARE.

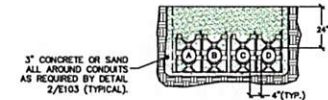
PROPOSED LOCATION OF OWNER SUPPLIED STANDBY GENERATOR. INSTALL ON NEW CONCRETE PAD BY ELECTRICAL CONTRACTOR. REFER TO DETAIL 2/E105.

## KEY NOTES:

- 1) NEW 2" CONDUIT WITH 4#4/D & 1#4G.
- 2) NEW 1" CONDUIT WITH 4#10, 1#10G (BATTERY CHARGER & BLOCK HEATER FEEDER CABLES). PROVIDE (1) NEW 30A/75P, & (1) NEW 30A/75P BREAKERS INSIDE EXISTING LIGHTING PANEL. MATCH EXISTING TYPE, STYLE, & AIC RATING AS REQUIRED.
- 3) DISCONNECT AND REMOVE CONDUIT/CABLES BETWEEN MAIN FUSED DISCONNECT SWITCH AND TERMINATIONS INSIDE EXISTING MCC AS REQUIRED. CONNECT NEW FEEDER FROM ATS TO EXISTING MCC TERMINAL LUGS AS REQUIRED.
- 4) NEW 3/4" CONDUIT WITH 8#14 TO EXISTING RTU PANEL (ATS-NORMAL POWER, ATS-EMERGENCY POWER, GENERATOR STATUS, FAIL).

## MAIN STREET PUMP STATION ELECTRICAL SITE PLAN

SCALE: 1"=5'-0"



- (A) (1) NEW 1" CONDUIT WITH 4#10, 1#10G TO EXISTING LIGHTING PANEL, 1"PA (BATTERY CHARGER & BLOCK HEATER FEEDER CABLES). PROVIDE (1) NEW 30A/75P & (1) NEW 30A/75P BREAKERS INSIDE EXISTING PANEL. BREAKERS TO MATCH EXISTING TYPE, STYLE, & AIC RATING AS REQUIRED.
- (B) (1) NEW 1" CONDUIT WITH 8#14 TO NEW ATS (SIGNALS).
- (C) (1) NEW 2" CONDUIT WITH 4#4/D KMDL, 1#4G TO NEW GEN BRKR (ATS FEEDER CABLES).
- (D) (1) NEW 2" SPARE CONDUIT WITH PULL ROPE. STUB CONDUIT INSIDE STATION.

## DUCT BANK SECTION A E109

SCALE: NONE

## GENERAL NOTES:

- 1. REFER TO SITE PLAN THIS SHEET FOR PROPOSED LOCATIONS OF UNDERGROUND CONDUITS.
- 2. SURFACE RESTORATION TO MATCH EXISTING OR AS REQUIRED.

## DUCT BANK SECTION WITH NOTES 2 E109

SCALE: NONE

THIS SHEET IN ITS ENTIRETY IS PART OF THE BASE BID

Tighe & Bond

SMR

ENGINEERING, PC  
Electrical, Instrumentation  
& Control Systems Engineering

27 Oakley Street, Suite 2  
Methuen, MA 01844  
Phone 802-420-1013 Fax 802-420-1445

NO DRAWING FOR THIS PROJECT SHALL BE RE-USED OR ALTERED IN ANY WAY WITHOUT THE WRITTEN APPROVAL AND COUNTERSIGNATURE OF THE ENGINEER, P.E. ANY VIOLATION SHALL BE MADE BY THE ENGINEER.

SMR ENGINEERING, PC

## Main Street and Cross Street Generators Project

Townsend Water Department

Townsend, Massachusetts

MARK	DATE	DESCRIPTION
PROJECT NO:	10334-014	
DATE:	SEPTEMBER 2022	
FILE:	10334-014 - E-102 - MSLP.dwg	
DRAWN BY:	TMP	
DESIGNED/CHECKED BY:		
APPROVED BY:		

MAIN STREET PUMP STATION ELECTRICAL SITE PLAN

SCALE: AS SHOWN

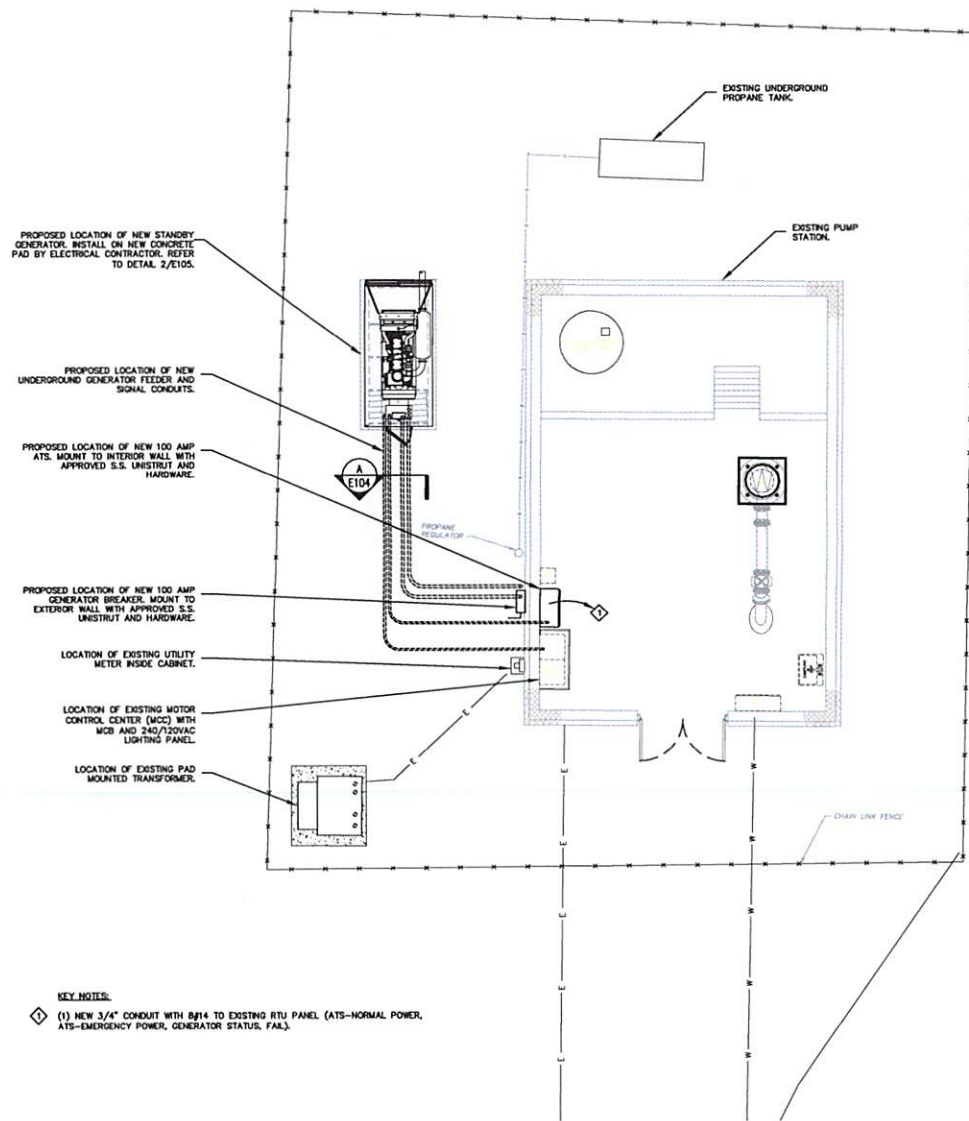
E-102



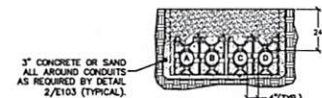




Sheet: E-104, 10/27/2022  
 Project: Townsend Water Department  
 Title: Cross Street Pump Station Electrical Site Plan  
 Author: J. Smith  
 Date: 10/27/2022  
 File: E-104.dwg  
 Plot: E-104.dwg  
 Scale: 1" = 6'



**CROSS STREET PUMP STATION ELECTRICAL SITE PLAN**  
 SCALE: 1" = 6'



- (1) NEW 1" CONDUIT WITH 4#10, 1#10G TO EXISTING LIGHTING PANEL "LPA" (BATTERY CHARGER & BLOCK HEATER FEEDER CABLES). PROVIDE (1) NEW 25A/1P & (1) NEW 30A/1P BREAKERS INSIDE EXISTING PANEL. BREAKERS TO MATCH EXISTING TYPE, STYLE, AND AIC RATING AS REQUIRED.
- (1) NEW 1" CONDUIT WITH 6#14 TO NEW ATS (SIGNALS).
- (1) NEW 2" CONDUIT WITH 4#2 & 1#6G TO NEW GEN BRKR (ATS FEEDER CABLES).
- (1) NEW 2" SPARE CONDUIT WITH PULL ROPE. STUB CONDUIT INSIDE STATION.

**DUCT BANK SECTION A**  
 SCALE: NONE

**GENERAL NOTES:**

- 1. REFER TO SITE PLAN THIS SHEET FOR PROPOSED LOCATIONS OF UNDERGROUND CONDUITS.
- 2. SURFACE RESTORATION TO MATCH EXISTING OR AS REQUIRED.

**DUCT BANK SECTION WITH NOTES 2**  
 SCALE: NONE

**ELECTRICAL SITE LEGEND**

- CHP/TO --- PROPOSED OVERHEAD PRIMARY, FIBER OPTIC CABLE
- EP --- PROPOSED UNDERGROUND ELECTRICAL PRIMARY CONDUIT
- ES --- PROPOSED UNDERGROUND ELECTRICAL SECONDARY CONDUIT
- E --- PROPOSED UNDERGROUND ELECTRICAL CONDUIT
- S --- PROPOSED UNDERGROUND SIGNAL CONDUIT
- RC --- PROPOSED UNDERGROUND RADIO CONDUIT
- E/S --- PROPOSED UNDERGROUND ELECTRIC & SIGNAL CONDUIT
- T --- PROPOSED UNDERGROUND TELEPHONE CONDUIT
- EX --- EXISTING UNDERGROUND ELECTRICAL CONDUIT
- EXCH --- EXISTING OVERHEAD CABLES
- UT --- PROPOSED UTILITY POLE
- EH --- PROPOSED ELECTRIC OR SIGNAL HANDHOLE

THIS SHEET IN ITS ENTIRETY IS  
 PART OF ADD ALTERNATE 1

**Tighe & Bond**

**SMR**  
 ENGINEERING, PC

Electrical, Instrumentation  
 & Control Systems Engineering

22 Greeley Street, Suite 2  
 Mattituck, NY 11954  
 Phone 631-429-5773 Fax 631-429-4488

THE DRAWING FOR THIS PROJECT SHALL NOT BE  
 REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF TIGHE & BOND. ANY VIOLATION SHALL BE PUNISHED BY THE ENGINEER.

SMR ENGINEERING, PC

**Main Street and  
 Cross Street  
 Generators  
 Project**

Townsend  
 Water  
 Department

Townsend,  
 Massachusetts

DATE	DESCRIPTION
10/24/2024	PROJECT NO. 10354-014
SEPTEMBER 2022	DATE
10354-014 - E-104 - CSPP.dwg	FILE
JWC	DRAWN BY
	DESIGNED/CHECKED BY
	APPROVED BY

**CROSS STREET  
 ELECTRICAL SITE PLAN**

SCALE: AS SHOWN

E-104



**RECORD  
DRAWING**

THIS DOCUMENT IS INCOMPLETE AND IS  
RELEASED TENTATIVELY FOR PROGRESS  
REVIEW ONLY. IT IS NOT INTENDED FOR  
BIDDING OR CONSTRUCTION PURPOSES.

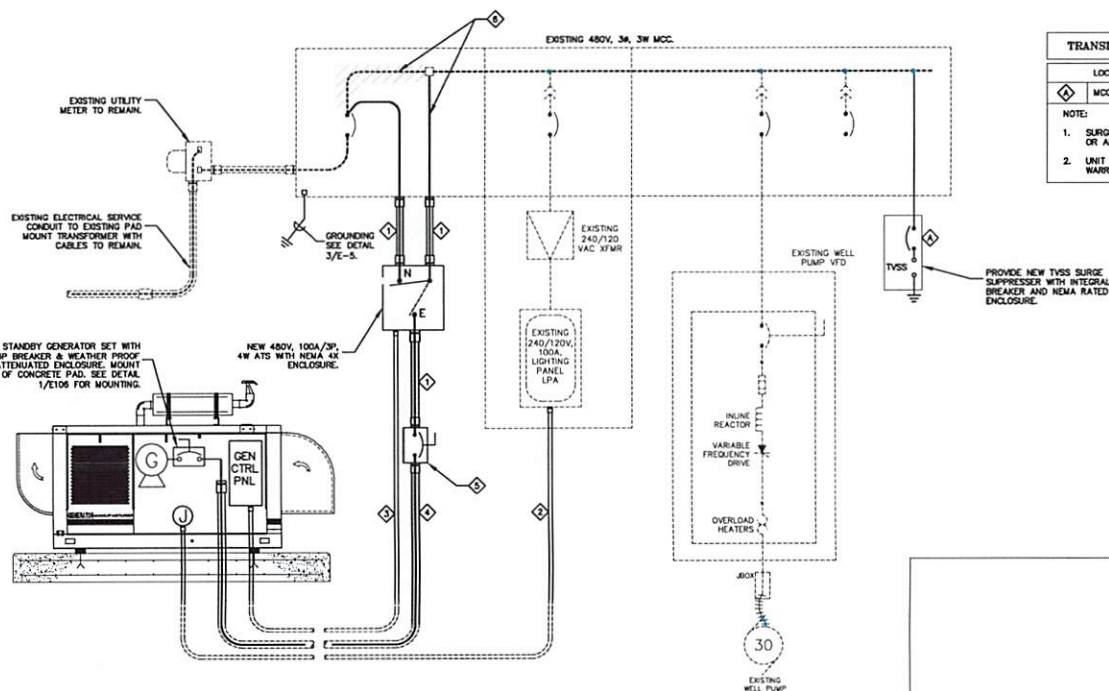
**Main Street and  
Cross Street  
Generators  
Project**

Townsend  
Water  
Department

Townsend,  
Massachusetts

MARK	DATE	DESCRIPTION
PROJECT NO:	T0334-014	
DATE:	SEPTEMBER 2022	
FILE:	T0334-E-103-CSPS-LL-049	
DRAWN BY:	JMC	
DESIGNED/CHECKED BY:	SMH	
APPROVED BY:		
CROSS STREET PUMP STATION MODIFIED ONE-LINE DIAGRAM		
SCALE:	AS SHOWN	

E-105  
SHEET X OF



TRANSIENT VOLTAGE SURGE SUPPRESSOR (TVSS) SCHEDULE:			
LOCATION	MODEL NO.	SYSTEM VOLTAGE	PEAK SURGE CURRENT
MCC	PTC300-37201-L	480, 3A, 4W	300,000 AMPS PER #

NOTE:  
1. SURGE PROTECTORS SHALL BE MANUFACTURED BY INNOVATIVE TECHNOLOGY OR APPROVED EQUAL.  
2. UNIT SHALL HAVE: 10 MODE MOV DESIGN, SINE-WAVE TRACKING, 20 YEAR WARRANTY, SURGE COUNTER, AND BUILT IN INTERNAL BREAKER.

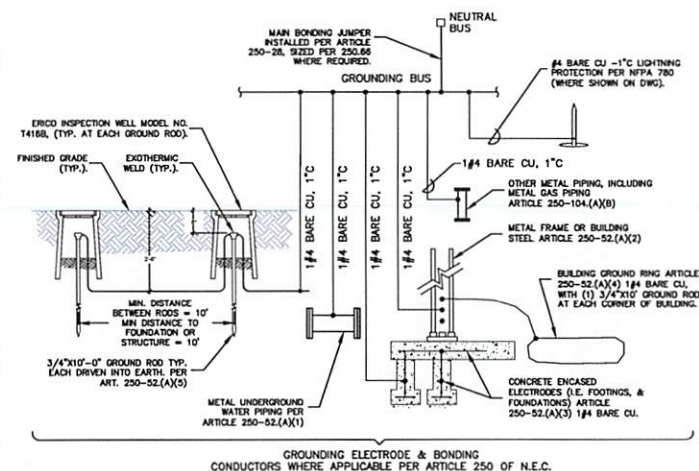
THIS SHEET IN ITS ENTIRETY IS  
PART OF ADD ALTERNATE 1

**KEY NOTES:**

1. (1) NEW 2" CONDUIT WITH 4P2 & 1P60G.
2. (1) NEW 1" CONDUIT WITH 4P10, 1P10G (BATTERY CHARGER & BLOCK HEATER FEEDER CABLES). PROVIDE (1) NEW 30A/2P, & (1) NEW 20A/1P BRANCH BREAKERS INSIDE EXISTING LIGHTING PANEL. MATCH EXISTING TYPE, STYLE, & AIC RATING AS REQUIRED.
3. (1) NEW 1" CONDUIT WITH 6P14 (SIGNALS).
4. (1) NEW 2" CONDUIT WITH 4P2 & 1P60G, & (1) NEW 2" SPARE WITH PULL STRING.
5. (1) NEW U.L. LISTED 480V, 100A/3P, GENERATOR CIRCUIT BREAKER WITH NEMA 4X S.S. ENCLOSURE.
6. DISCONNECT AND REMOVE CABLES BETWEEN MAIN CIRCUIT BREAKER (MCB) AND TERMINATIONS INSIDE EXISTING MCC AS REQUIRED. CONNECT NEW FEEDER FROM ATS TO EXISTING MCC TERMINAL LUGS AS REQUIRED.

**GENERAL NOTE:**

CONTRACTOR TO COORDINATE WITH OWNER PRIOR TO SHUTDOWN. SHUTDOWN SCHEDULE & DURATION MUST BE APPROVED BY OWNER AS REQUIRED. PROVIDE A CONSTRUCTION PHASING SEQUENCE FOR OWNER'S REVIEW AND APPROVAL.

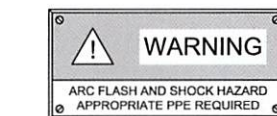
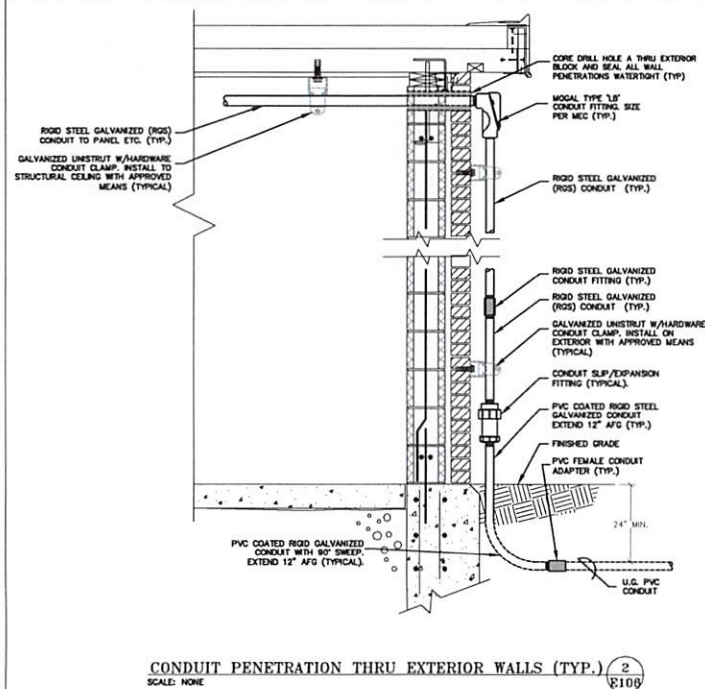
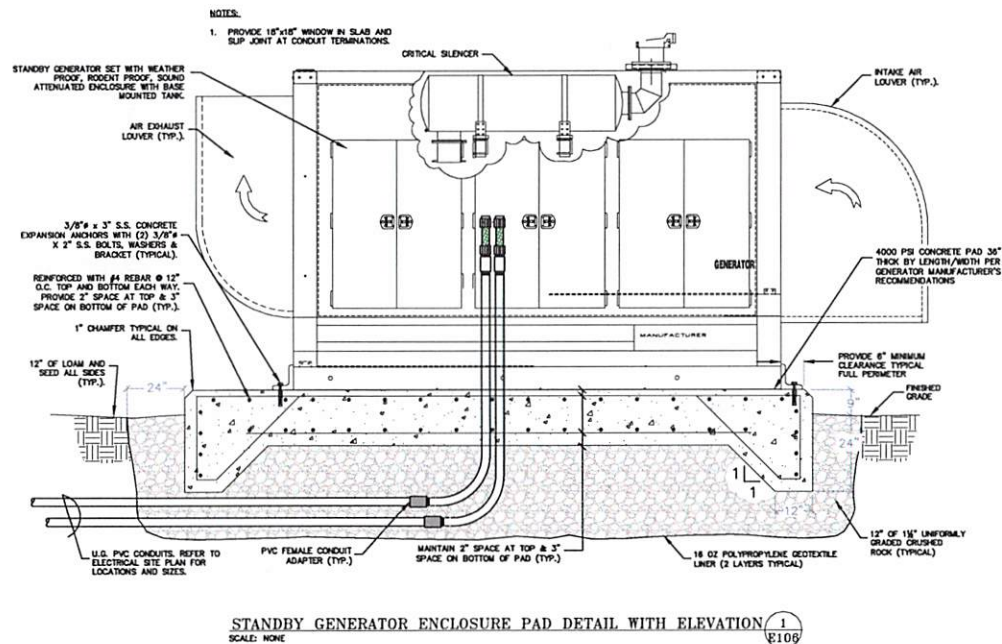


**GROUNDING AND BONDING INSTALLATION DETAIL** 3  
SCALE: NONE

**CROSS STREET PUMP STATION MODIFIED ONE-LINE DIAGRAM** 1  
SCALE: NONE

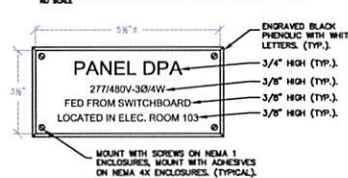


Issue: 10/17/2023  
Project: Townsend Water Department  
Drawing: E-106  
Author: J. Smith  
Checker: J. Smith  
Title: Electrical Equipment Identification Detail



INSTALL ON ALL METER SOCKETS, SWITCHBOARDS, MOTOR CONTROL CENTERS, PANELBOARDS IN ACCORDANCE TO NEC ART 110.16 (TYPICAL).

TYPICAL FLASH PROTECTION WARNING LABEL



TYPICAL PANEL NAMEPLATE

NO SCALE

GENERAL NOTE:

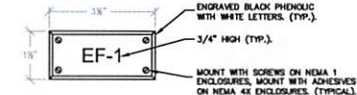
1. NAMEPLATES ARE REQUIRED TO BE INSTALLED ON ALL ELECTRICAL EQUIPMENT FURNISHED ON PROJECT INCLUDING BUT NOT LIMITED TO: DISCONNECT SWITCHES, STARTERS, MOTOR CONTROL CENTERS, CONTROL STATIONS, SWITCHGEAR, SWITCHBOARDS, PANELBOARDS, ELECTRICAL CONTROL CENTERS (PROCESS PANELS) AND RELATED ITEMS.

2. REFER TO SPECIFICATIONS FOR NAMEPLATE REQUIREMENTS.

3. ALL NAMEPLATES TO BE 1/16" THICK PHENOLIC WITH WHITE CENTER LAMINATION.

ELECTRICAL EQUIPMENT IDENTIFICATION DETAIL (TYP.). 3  
E106

SCALE: NONE



TYPICAL EQUIPMENT NAMEPLATE

NO SCALE

Tighe & Bond

SMR

ENGINEERING, P.C.

Electrical, Instrumentation & Control Systems Engineering

27 Drury Street, Suite 2

Northbrook, IL 60062

Phone 847-439-3313 Fax 847-439-3400

THE DRAWING FOR THIS PROJECT SHALL NOT BE REPRODUCED OR ALTERED IN ANY MANNER WITHOUT THE WRITTEN APPROVAL AND AUTHORITY OF THE ENGINEER, P.E.

ANY REVISIONS SHALL BE MADE BY THE ENGINEER.

SMR ENGINEERING, P.C.

RECORD  
DRAWING

THIS DOCUMENT IS INCOMPLETE AND IS RELEASED TEMPORARILY FOR PROGRESS REVIEW ONLY. IT IS NOT INTENDED FOR BIDDING OR CONSTRUCTION PURPOSES.

Main Street and  
Cross Street  
Generators  
Project

Townsend  
Water  
Department

Townsend,  
Massachusetts

MARK	DATE	DESCRIPTION
PROJECT NO:	10354-014	
DATE:	SEPTEMBER 2022	
FILE:	1035 C-106-010.dwg	
DRAWN BY:	JWC	
DESIGNED/CHECKED BY:	SMR	
APPROVED BY:		

ELECTRICAL  
DETAILS

SCALE: AS SHOWN

E-106  
SHEET X OF



7.3

**FISCAL YEAR 22 SUMMARY**  
**TOWNSEND WATER DEPARTMENT - ACCOUNTS RECEIVABLE**  
 October 31, 2022

UNCOLLECTED FROM JUNE 30, 2021

96,406.83

<u>CHARGED</u>	<u>07/01/21</u>	<u>10/31/22</u>	<u>10/31/2022</u>	<u>Previous Balance</u>	<u>Total</u>
USER CHARGES			732,395.76	458,393.36	1,190,789.12
FEES			450.00	2,575.00	3,025.00
SERVICE CHARGES			8,919.78	11,450.00	20,369.78
BACKFLOW			6,900.00	0.00	6,900.00
SUBTOTAL			<b>748,665.54</b>		
TOTAL CHARGES					<u>1,221,083.90</u> <u>1,317,490.73</u>

<u>RECEIVED</u>	<u>07/01/20</u>	<u>10/31/22</u>	<u>10/31/2022</u>		
USER CHARGES			334,740.84	417,461.56	752,202.40
FEES			550.00	2,625.00	3,175.00
SERVICE CHARGES			6,769.01	12,531.98	19,300.99
LATE CHARGES			21.28	7.42	28.70
BACKFLOW			3,675.00	535.00	4,210.00
SUBTOTAL			<b>345,756.13</b>		
TOTAL RECEIPTS					778,917.09

SENT TO LIEN	
LIENS COLLECTED	
ABATEMENTS	-742.81
ADJUSTMENTS	596.71
AJD TO MASTER	
UNCOLLECTED	<u>538,719.74</u> <u>1,317,490.73</u>

<u>OUTSTANDING:</u>	
USER CHARGES	531,777.06
FEES	325.00
SERVICE CHARGES	3,231.78
LATE CHARGES	106.12
BACKFLOW	3,279.78
TOTAL OUTSTANDING	<b>538,719.74</b>



TOWN OF TOWNSEND  
WATER DEPARTMENT

NO. 23-4

10/31/2022

SCHEDULE OF BILLS RECEIVABLE

To the Accountant: Town Accountant

The following bills, amounting in the aggregate to

**SEVEN HUNDRED FORTY EIGHT THOUSAND SIX HUNDRED SIXTY FIVE AND 54/100 DOLLARS \*\*\*\*\***

are herewith committed for collection.

<u>DATE</u>	<u>USER CHARGES</u>	<u>FEE CHARGES</u>	<u>SERVICE CHARGES</u>	<u>BACK FLOW</u>	<u>TOTAL</u>
10/31/22	732,395.76	450.00	8,919.78	6,900.00	748,665.54

BOARD OF WATER COMMISSIONERS

\_\_\_\_\_  
Todd Melanson, Chairman

\_\_\_\_\_  
Nathan Mattila, Vice-Chairman

\_\_\_\_\_  
, Clerk