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October 4, 2013

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Mrs. Luly Massaro
Commission Clerk
RI Public Utilities Commission
89 Jefferson Boulevard
Warwick, RI 02888

RE: Dk 4406 BCWA; Set 2

Dear Mrs. Massaro:

Enclosed is an original and seven copies of Providence Water's revised response to BCWA 2-3.

If you have any questions you can contact me at extension 7217.

Sincerely,

Mary L. Deignan-White
Senior Manager of Regulatory

cc: service list

Providence Water Docket 4406

**Data Requests of the
Bristol County Water Authority
Set 2**

BCWA 2-3: With regard to the response to KCWA 2-15:

- a. The Pro-Forma Amount of Schedule HJS-9 for CY 2014 is listed as \$2,450,000 for the Capital Fund. Exhibit PG-5 lists the Capital Fund as \$4,180,000, \$3,055,000, \$2,655,000, \$2,555,000, \$2,425,000 for FY 2013 through FY 2017, respectively, including \$2,400,000 per year for New PW Central Operations Facility.

The response to KCWA 2-15 supplied a memo dated November 15, 2010, that the existing Capital Fund had sufficient funds to pay for the annual cost of obtaining a new facility. Please clarify the amount requested for the Capital Fund.

- b. Please describe any progress Providence Water has made in obtaining a new Central Operations Facility since 2010.
- c. Please provide all information Providence has regarding a new Central Operations facility, including location, estimates on cost of purchase or cost of lease, construction costs, and operation costs.

Response: a. The amount requested for the Capital Fund is \$2,450,000.

- b. & c. In addition to what was provided in the response to data requests BCWA 4-3, BCWA 4-4, BCWA 4-5, BCWA 4-6 and BCWA 4-7, please see a redacted listing of properties provided by Hayes & Sherry. Please, also see the response to BCWA 4-5d.

Since 2010, Providence Water has actively looked at many properties within its distribution system, for a suitable location, for a new Central Operations Facility and has excluded them all for various reasons. Most recently, Providence Water had focused on a site in the City of Providence. After further review and discussion, it was determined that the site was not suitable for Providence Water's needs.

At this time, Providence Water has not found an appropriate location for the Central Operations Facility and is continuing to look for additional sites.

Sites Summary

Providence Water

March 29, 2013

Property Address	Site Area	Building Area	Asking Price	Estimated Value	Comments
1	±3.88 Acres	±40,000 SF	N/A	\$1.6-\$2m	On the market for Sale. Possibility to acquire small adjacent land/bldg from [redacted] facility on other side of highway ±1.5 acre
2	±2.77 Acres	±143,000 SF 24,818 SF on 2 nd Floor	N/A	\$1.5m-\$3m	Former [redacted] facility. no longer in business. The building is on the market for Lease <u>not</u> Sale. Building takes up most of parcel size.
3	3.22 Acres	85,900 SF	\$850,000	\$750k-\$850k	Former [redacted]. Currently on market for Sale. Property abuts the below property and could be combined to create nearly 10 acres.
4	6.59 Acres	±138,000 SF	N/A	\$2.3-\$3.5m	Not currently on market but was purchased by the [redacted] in 2011 for use by [redacted] (no longer in business). Property abuts above.
5	7 Acres	N/A To be demolished	N/A	\$2.5-\$3.5m	Former [redacted]. Ownership is in the process of getting approvals to demolishing all existing buildings and plans to market for Sale when complete.
6	10.24 Acres Not including interfor roads	N/A 39 individual parcels	N/A	\$4m-\$7m	Site consists of 39 separate parcels with many different owners. Will be very difficult to acquire one-by-one.