

Table 6-3. Projected First Year Cost to Each Property Owner (FY2016 Estimate)

Revised 10/25/16 by Kevin Winn

S.B.L	Address	Owner	Assessed	Water Usage	Annual Sewer Cost			Total
			Value	(gpd)	O&M Charge	Capital Charge Ad Vel. (90%)	Capital Charge Flow (10%)	
49.15-3-9	24 Woods Bridge Road	24 WB Realty Corp	\$62,000	144	\$240	\$274	\$21	\$535
49.15-3-10	22 Woods Bridge Road	Thomas Kiley and Joseph Kiley	\$67,500	22	\$37	\$298	\$3	\$338
49.15-3-12	20 Woods Bridge Road	Joseph and Jennie Rizzo	\$76,000	22	\$37	\$336	\$3	\$376
49.15-3-14	Woods Bridge Road	Rex Oil Company, Inc.	Merged with 49.15		\$0		\$0	\$0
49.15-3-17	18 Woods Bridge Road	Rex Realty Company of Connecticut, Inc.	\$124,320	11	\$18	\$549	\$2	\$569
49.15-3-19	10 Woods Bridge Road	Doris Elman	\$53,700	89	\$148	\$237	\$13	\$399
49.15-3-22	4 Woods Bridge Road	McManos and Clark, Inc.	\$175,300	333	\$554	\$775	\$50	\$1,378
49.15-3-24	Edgemont Road	New York Telephone, Co.	\$64,000	44	\$73	\$283	\$7	\$363
49.15-4-2	25 Edgemont Road	Julius Mangione	\$43,400	489	\$814	\$192	\$73	\$1,078
49.15-4-3	19-21 Edgemont Road	Peter and Gretchen Menzies	\$76,650	356	\$592	\$339	\$53	\$984
49.15-4-4	13 Edgemont Road	Paul Berry and Peter Devy	\$72,400	133	\$221	\$320	\$20	\$561
					\$0	\$0	\$0	\$0
49.15-4-5	3-5 Edgemont Road	CPJ Edgemont Inc.	\$41,400	56	\$93	\$183	\$8	\$284
49.15-4-7	28 Edgemont Road	Giusppe and Valeria Tomass	\$38,500	0	\$0	\$170	\$0	\$170
49.15-4-8	22 Edgemont Road	Robert Schilke	\$34,400	222	\$369	\$152	\$33	\$554
49.15-4-9	18 Edgemont Road	Katonah Avenue, LLC	\$15,900		\$0	\$70	\$0	\$70
					\$0	\$0	\$0	\$0
49.15-4-11.1	15-31 Katonah Ave	Katonah Avenue, LLC	\$127,200	356	\$592	\$562	\$53	\$1,207
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
49.15-4-11.2	5-11 Katonah Ave	Blue Mountain Housing Development	\$38,000	689	\$1,147	\$168	\$102	\$1,417
					\$0	\$0	\$0	\$0
49.15-4-13	37-43 Katonah Ave	Monkey Business Inc.	\$172,000	311	\$518	\$760	\$46	\$1,324
					\$0	\$0	\$0	\$0
49.15-4-14	33 Katonah Ave	33 Katonah Ave Co.	\$84,700	33	\$55	\$374	\$5	\$434
49.15-4-17	29 Park Way	Hannelorl, Ernsteins, Harzer Trust	\$60,000	933	\$1,553	\$265	\$139	\$1,956
49.15-4-18	23 Park Way	25 Parkway Katonah LLC	\$63,600	267	\$444	\$281	\$40	\$765
49.15-4-19	17-19 Park Way	Giusppe and Valeria Tomass	\$69,000	156	\$260	\$305	\$23	\$588
					\$0	\$0	\$0	\$0
49.15-4-20	51-63 Katonah Ave	W&S Greene Realty Co. Inc.	\$213,700	1,578	\$2,626	\$944	\$235	\$3,805
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
49.15-4-22	26-32 Park Way	26-32 Parkway LLC	\$145,200	189	\$315	\$642	\$28	\$984
49.15-4-23	24 Park Way	Goldman Development Inc.	\$75,000	278	\$463	\$331	\$41	\$835
					\$0	\$0	\$0	\$0
49.15-4-24	83-89 Katonah Ave	William Holmes and Karen Kennedy	\$103,600	100	\$166	\$458	\$15	\$639
					\$0	\$0	\$0	\$0
49.15-4-25	93 Katonah Ave	Lenro Assoc, LLC	\$32,300	244	\$406	\$143	\$36	\$585
49.15-4-26	95 Katonah Ave	Lenro Assoc, LLC	\$73,400	222	\$369	\$324	\$33	\$727
49.15-4-27	101 Katonah Ave	L&S Weinstein L.P.	\$100,300	111	\$185	\$443	\$17	\$644
49.15-4-28	Katonah Ave	Town of Bedford	\$19,900		\$0	\$88	\$0	\$88
49.15-4-29	Katonah Ave	NY Central RR- Harlem Division	\$26,800		\$0	\$118	\$0	\$118
49.15-4-30	120 Katonah Ave	Katonah Avenue Corp.	\$144,900	2,467	\$4,105	\$640	\$367	\$5,112
					\$0	\$0	\$0	\$0
49.15-4-31	107-109 Katonah Ave	Goldmar Development Inc.	\$75,600	333	\$554	\$334	\$50	\$938
49.15-4-33	113 Katonah Ave	Ranerls Brothers Inc	\$92,300	89	\$148	\$408	\$13	\$569
					\$0	\$0	\$0	\$0
49.15-4-34	121 Katonah Ave	Avenue Bulding, Inc.	\$86,100	78	\$130	\$380	\$12	\$522
					\$0	\$0	\$0	\$0
49.15-4-35	125 Katonah Ave	Michael and Debbie Properties L.L.C.	\$75,300	433	\$721	\$333	\$64	\$1,118
					\$0	\$0	\$0	\$0
49.15-4-38	25 Valley Road	Van's Katonah Service Center Inc.	\$69,400	44	\$73	\$307	\$7	\$386
					\$0	\$0	\$0	\$0
49.15-4-39	131-139 Katonah Ave	135 Katonah Ave L.L.C.	\$77,400	111	\$185	\$342	\$17	\$543
					\$0	\$0	\$0	\$0
49.15-4-40	141 Katonah Ave	Baren's Realty Holding Inc.	\$105,000	122	\$203	\$464	\$18	\$685
					\$0	\$0	\$0	\$0
49.15-4-41	140 Katonah Ave	Katsan Limited Partnership	\$116,900	89	\$148	\$517	\$13	\$678
49.15-4-43	Katonah Ave	JP Morgan Chase Bank	\$16,600		\$0	\$73	\$0	\$73
49.15-4-44	156 Katonah Ave	John E Posner	\$120,100	33	\$55	\$531	\$5	\$590
49.15-4-45	180-188 Katonah Ave	H.D.H. Holdings	\$124,000	167	\$278	\$548	\$25	\$851
					\$0	\$0	\$0	\$0
49.15-4-48	26-32 Valley Road	Via Valle LLC	\$52,500	289	\$481	\$232	\$43	\$756
					\$0	\$0	\$0	\$0
49.15-4-49	18-24 Valley Road	Hair Wharf L.L.C.	\$55,945	222	\$369	\$247	\$33	\$650
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
49.15-4-50	155 Katonah Ave	Honebon's Cleaners, Inc	\$99,100	111	\$185	\$438	\$17	\$639
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
49.15-4-51	165 Katonah Ave	Honebon's Cleaners, Inc.	\$52,300	33	\$55	\$231	\$5	\$291
49.15-4-52	173-175 Katonah Ave	Frank and Angelina Moore	\$111,200	1,500	\$2,496	\$491	\$223	\$3,211
					\$0	\$0	\$0	\$0
49.15-4-55	215 Katonah Ave	UB Katonah LLC	\$135,000	133	\$221	\$596	\$20	\$838
					\$0	\$0	\$0	\$0
49.15-4-55.2	179-197 Katonah Ave	UB Katonah LLC	\$160,000	689	\$1,147	\$707	\$102	\$1,956
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
49.19-2-10	225-229 Katonah Ave	Chriegon Realty Inc	\$181,925	378	\$629	\$804	\$56	\$1,489
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
49.19-2-12	245 Katonah Ave	Ganz Realty Holdings LLC	\$78,500	44	\$73	\$347	\$7	\$427
49.19-2-13	68 Bedford Road	St. Luke's Church	\$61,200	89	\$148	\$270	\$13	\$432
49.19-2-14	70 Bedford Road	St. Luke's Church	\$153,800	22	\$37	\$680	\$3	\$719
					\$0	\$0	\$0	\$0
49.19-2-15	186-252 Katonah Ave	UB Katonah LLC	\$465,100	756	\$1,258	\$2,055	\$112	\$3,426
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
49.19-2-16	Katonah Ave	Town of Bedford	\$118,000		\$0	\$521	\$0	\$521
49.19-2-17	254-256 Katonah Ave	Beca Realty Corp	\$151,800	344	\$572	\$671	\$51	\$1,294
					\$0	\$0	\$0	\$0
49.19-2-18	250 Katonah Ave Rear	Town of Bedford	\$14,700		\$0	\$65	\$0	\$65
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0

S.B.L	Address	Owner	Assessed	Water Usage	Annual Sewer Cost			
			Value	(gpd)	O&M Charge	Capital Charge Ad Vel. (90%)	Capital Charge Flow (10%)	Total
49.19-2-19	262-294 Katonah Ave	Firestein Management Inc			\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
49.19-2-20	80 Bedford Road	CPD NY Energy Corp	\$94,200	200	\$333	\$416	\$30	\$779
49.19-2-21	Bedford Road	City of New York	\$144,000		\$0	\$636	\$0	\$636
49.19-2-44	87 Bedford Road	Eighty-Seven Bedford Road. Corp.	\$128,300	1,678	\$2,792	\$567	\$249	\$3,609
49.19-2-45	73-77 Bedford Road	Akonia Holdings LLC	\$195,200	667	\$1,110	\$862	\$99	\$2,072
49.19-2-46	71 Bedford Road	Women's Civic Club of Katonah	\$79,300	78	\$130	\$350	\$12	\$492
60.07-2-37	122-138 A Bedford Road	D.R. Katonah LLC	\$410,000	4,400	\$7,322	\$1,812	\$654	\$9,788
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
				1,522	\$2,533	\$0	\$226	\$2,759
					\$0	\$0	\$0	\$0
60.07-2-38	140 Bedford Road	Armand and Loretta Bassi Jr.	\$194,930	22	\$37	\$861	\$3	\$901
60.07-2-39	150 Bedford Road	Armand and Loretta Bassi JR	\$49,600		\$0	\$219	\$0	\$219
60.07-2-40	152 Bedford Road	156 Bedford Road Realty LLC	\$65,600	56	\$93	\$290	\$8	\$391
60.07-2-41	156 Bedford Road	Mary Joyce Tighe	\$86,000	878	\$1,461	\$380	\$131	\$1,972
60.07-2-42	160 Bedford Road	Volunteer Ambulance Corp	\$90,200	89	\$148	\$399	\$13	\$560
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
60.14-5-1	325 Bedford Road	Bedford Hills Fire District	\$66,900		\$0	\$296	\$0	\$296
60.14-5-2	2 Depot Plaza	Bedford Plaza Ltd	\$350,000	356	\$592	\$1,546	\$53	\$2,192
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
60.14-5-3	1 Adams Street	1 Adams Street Properties Inc.	\$70,000		\$0	\$309	\$0	\$309
60.14-5-4	12 Adams Street	Diana Stevens	\$67,000	367	\$611	\$296	\$55	\$961
60.14-5-5	17-19 Adams Street	Nuo and Christine Camajs	\$72,800	78	\$130	\$322	\$12	\$463
60.14-5-6	25-27 Adams Street	Laurence S. Kennedy	\$42,000	56	\$93	\$186	\$8	\$287
60.14-5-7	52 Babbitt Road	Sally Siano	\$130,000	111	\$185	\$574	\$17	\$776
					\$0	\$0	\$0	\$0
60.14-5-8	35 Adams Street and 39	D.P.D. Rockledge Realty Corp	\$65,000	56	\$93	\$287	\$8	\$389
60.14-5-9	59 Adams Street	Edward and Nimal Pavan	\$86,000	44	\$73	\$380	\$7	\$460
60.14-5-12	4 Robinson Ave	Christine Beach 2007 Trust	\$39,600	244	\$406	\$175	\$36	\$617
60.14-5-13	61-63 Adams Street	Robert Burbank	\$100,000	44	\$73	\$442	\$7	\$522
	83 Adams Street			78	\$130	\$0	\$12	\$141
60.14-5-14	95 Adams Street	Town of Bedford	\$21,600		\$0	\$95	\$0	\$95
60.14-5-19	53 School St.; 109 Adams	Apropos Housing Opportunities and	\$67,900	1,067	\$1,776	\$300	\$159	\$2,234
60.14-5-20	153 Adams Street	153 Adams Street L.L.C. / Michael	\$62,400	978	\$1,627	\$276	\$145	\$2,049
60.14-5-21	155 Adams Street	James F and Beatrice Mackey	\$19,430	67	\$111	\$86	\$10	\$207
60.14-5-22	163 Adams Street	James F and Beatrice Mackey	\$22,860	144	\$240	\$101	\$21	\$362
60.14-5-23	169 Adams Street	Carolyn Fassinga	\$27,600	111	\$185	\$122	\$17	\$323
60.14-5-24	47 School Street	Caico Realty Co.	\$49,550	22	\$37	\$219	\$3	\$259
60.14-5-25	49 School Street	Salvatore and Olga Caico	\$28,700	200	\$333	\$127	\$30	\$489
			\$100,000	467	\$777	\$442	\$69	\$1,288
60.14-5-49	51 Babbitt Road	Androse, LLC			\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
60.14-5-53	64 Griffin Ave.	Karl and Alyce Edelman	\$52,400	22	\$37	\$232	\$3	\$271
60.14-5-54	52 Griffin Avenue	Michael Mangione	\$40,000	0	\$0	\$177	\$0	\$177
60.14-5-55	39 Babbitt Road	Craig Siano and Steven Siano and Wayne	\$53,600	78	\$130	\$237	\$12	\$378
60.14-5-56	23 Babbitt Road	Gale Harrison	\$48,000	11	\$18	\$212	\$2	\$232
60.14-5-57	17-19 Babbitt Road	PRM Bedford Hills LLC	\$39,000	22	\$37	\$172	\$3	\$212
					\$0	\$0	\$0	\$0
60.14-5-58	25 Griffin Avenue	PRM Bedford Hills LLC	\$750		\$0	\$3	\$0	\$3
60.14-5-59	11-15 Babbitt Road	PRM Bedford Hills LLC	\$83,300	211	\$351	\$368	\$31	\$751
60.14-5-61	7 Babbitt Road	Micnan Corporation	\$40,000	167	\$278	\$177	\$25	\$479
60.14-5-62	1-7 Babbitt Road	Serafina Curro	\$64,000	133	\$221	\$283	\$20	\$524
					\$0	\$0	\$0	\$0
60.14-5-63	9-31 Depot Plaza	Bristol Equities, LLC	\$138,000	222	\$369	\$610	\$33	\$1,012
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
					\$0	\$0	\$0	\$0
60.14-5-64	14 Main Street	McRee-Gorman Inc.	\$94,600	100	\$166	\$418	\$15	\$599
				\$0	\$0	\$0	\$0	
60.14-5-65	26 Main Street	Bedford Hills Free Library	\$70,400	89	\$148	\$311	\$13	\$472
60.14-5-66	42 Main Street	Rothman Properties, LLC	\$74,500	22	\$37	\$329	\$3	\$369
60.14-5-67	52 Main Street	Rad Realty LLC	\$73,500	144	\$240	\$325	\$21	\$586
60.14-5-68	66 Main Street	Helen Tunick	\$106,400	244	\$406	\$470	\$36	\$912
60.14-5-74	45 Main Street	MSM Properties Management	\$107,100	244	\$406	\$473	\$36	\$916
					\$0	\$0	\$0	\$0
				\$0	\$0	\$0	\$0	
60.14-5-77	29-31 Main Street	Susan H Thorn	\$40,400	244	\$406	\$179	\$36	\$621
60.14-5-78	21-23 Main Street	Carrot Patch Realty LLC	\$38,000	256	\$426	\$168	\$38	\$632
					\$0	\$0	\$0	\$0

S.B.L	Address	Owner	Assessed	Water Usage	Annual Sewer Cost			
			Value	(gpd)	O&M Charge	Capital Charge Ad Vel. (90%)	Capital Charge Flow (10%)	Total
60.14-5-79	Intersection of Bedford Road	Town of Bedford	\$10,300		\$0	\$46	\$0	\$46
60.14-5-80	316-318 Bedford Road (next	David and Chrystine Nicholas	\$29,800	111	\$185	\$132	\$17	\$333
60.14-5-81	326 Bedford Road	The Bedford Hills Fire District	Merged with 60.14-	356	\$592		\$53	\$645
60.14-5-82	332 Bedford Road	The Bedford Hills Fire Distict	\$621,400	56	\$93	\$2,746	\$8	\$2,847
60.14-5-83	352 Bedford Road	352 Bedford Road LLC	\$74,900	822	\$1,368	\$331	\$122	\$1,821
60.17-3-41	7 Hill Street	Thomas McCrossan	\$78,000	244	\$406	\$345	\$36	\$787
60.14-5-71	Bedford Hills Community House		\$206,000	148	\$246	\$910	\$22	\$1,178
49.19-2-47	Katonah Fire Department		\$456,000	223	\$371	\$2,015	\$33	\$2,419
60.14-3-12	Bedford Highway Garage		\$180,200	888	\$1,477	\$796	\$132	\$2,405
49.15-4-21	Katonah Library		\$678,300	301	\$502	\$2,997	\$45	\$3,543
						\$0		
60.6-2-21	Katonah Elementary		deleted	1,280	\$2,130			\$2,130
49.19-1-10	St Marys parcel 1		deleted	474	\$789			\$789
49.18-3-15	St Marys parcel 2		deleted		\$0			\$0
60.15-3-30	Bedford Park Apartments		deleted	11,455	\$19,062			\$19,062
	Totals		\$12,470,360	54,389	\$90,509	\$55,100	\$6,122	\$151,732
<b>Ranges by Type of Use</b>								
60.07-2-37	122-138 A Bedford Road	D.R. Katonah LLC	410,000	4,400	7,322	1,812	654	9,788
60.14-5-2	2 Depot Plaza	Bedford Plaza Ltd	350,000	356	592	1,546	53	2,192
49.19-2-19	262-294 Katonah Ave	Firestein Management Inc	600,000	5,778	9,615	2,651	859	13,125
49.15-4-11.1	15-31 Katonah Ave	Katonah Avenue, LLC	127,200	356	592	562	53	1,207
60.14-5-4	12 Adams Street	Diana Stevens	67,000	367	611	296	55	961
49.15-4-30	120 Katonah Ave	Katonah Avenue Corp.	144,900	2,467	4,105	640	367	5,112
49.15-3-19	10 Woods Bridge Road	Doris Elman	53,700	89	148	237	13	399
49.15-3-12	20 Woods Bridge Road	Joseph and Jennie Rizzo	76,000	22	37	336	3	376
Assumptions:	Debt =	\$	1,200,000					
	O&M allocation based on water flow for all sites except DOCCS and wastewater flow for DOCCS							
	Debt service allocation based on 90% assessed value and 10% water flow to all properties except DOCCS and the Upgrade Sites							
	DEP pays 50% of the WWTP operation and maintenance cost							