

**19
89** | **OVER
TWENTY
FIVE
YEARS**



DEP proposing hike in sewer and water charges in 2016 - by David Schwartz

December 22, 2015 - Green Buildings

David Schwartz, The Water Scrooge

Attention property owners and managers! The DEP increased the rate for water and sewer charges 2.97% starting July 1st, and is proposing a further hike of 3.24% for 2016. Happy New Year!

But now, you can dramatically reduce this expense using patented technology and methodology developed by The Water Scrooge. As opposed to low-flow shower heads that tenants can remove, our patented shower regulator installs behind the shower wall, invisible

and tamper-proof. Tenants experience consistent water pressure and comfortable flow, while landlords see reduced water and energy bills.

In addition to the patented shower regulator, The Water Scrooge also provides tamper-proof devices for kitchen and bathroom sinks. We also offer a professional water leak and waste survey to identify inefficient fixtures and water leaks that might otherwise go undetected or unreported. The survey consists of a thorough visual inspection and thermal imaging technology that enables inspectors to locate hidden problems behind walls.

The savings potential for buildings is tremendous. In addition to reducing the amount of water used, since energy is required to produce hot water, lowering water consumption will also reduce energy costs. Typically, hot water accounts for 65% of residential water usage, so energy savings can be substantial. According to Schwartz, a 100-unit building can expect to save at least \$52,300 per year in combined water and energy savings from the installation of these devices.

And there is more. Are your toilets using 1.6 GPF? How can you know? The Water Scrooge has announced a new combination of patented flow measuring tools and flow adjustment devices that can make your toilets compliant, and you pocket the savings.

Finally, is your property billed under MCP? Then you know that by July 2016, you must install high-efficiency shower-heads, sinks and toilets in 70% of your units. Failure to comply will result in being switched to meter-based billing. The water conservation package developed exclusively by The Water Scrooge will enable you to meet this requirement.

David Schwartz is the inventor of The Water Scrooge and CEO of DS Magic Tech, LLC, Lynbrook, N.Y.

New York Real Estate Journal - 17 Accord Park Drive #207, Norwell MA 02061 - (781) 878-4540