**ORDINANCE 2018-02**

**ORDINANCE OF THE BOARD OF DIRECTORS OF THE**

**RIVER PINES PUBLIC UTILITY DISTRICT ADOPTING CHANGES**

**TO THE RIVER PINES PUBLIC UTILITY DISTRICT STANDBY FEE**

BE IT ENACTED BY THE BOARD OF DIRECTORS OF THE RIVER PINES PUBLIC UTILITY DISTRICT THAT:

1. Standby Fee shall be changed to Maintenance Fee on the District’s Rate and Fee Schedule.
2. Maintenance Fee shall be collected on all parcels within the District that are not now on metered service and have no water or sewer connection to the property.
3. The Maintenance Fee shall be placed in a CAPITAL IMPROVEMENT ACCOUNT.
4. The Fee shall be used for planning and construction of physical improvements, repairs and replacement of equipment and facilities in the water and wastewater system which are of general benefit to the District. The improvements include development and construction of new sources of water supply, water treatment facilities, water storage facilities, water transmission and distribution facilities, and all wastewater related operations.
5. The Base Rate to be charged to each parcel not now on metered service and no water or wastewater connections will be $10.00 per month.
6. This Fee is due the first of each month and will be delinquent if not paid by the 20th of each month. A Late Fee of 10% per month will be charged to each delinquent account after 30 days and a 1.5% Late Fee per month will be charged for balance more than 30 days delinquent.
7. If the Fee is not paid the District will cause the total amount that is due plus Late Fees to be assessed against the property. The total will then become part of the secured Tax Roll to be collected by the County of Amador annually. The District will also place a Lien on the property for the amount due plus Late Fees. Should the property be sold, the new owner will then be responsible for the payment of the Fee.
8. The said Fee is to remain a permanent assessment against the property. Should the property be sold, the new owner will then be responsible for the payment of the Fee.
9. The Fee will terminate whenever the property is equipped with regular water and/or wastewater connection(s). All Fees paid since May 1985 Resolution and Ordinance #90-001, dated July 26, 1990 shall be credited up to a maximum of $1,000 to be applied toward the Impact Fee of $7,500 water and/or Impact of $7,748 wastewater paid at the time of construction.
10. Exemption to the Fee:
	* Certain parcels within the District that will not be buildable as set forth in the county codes.
	* It will be the responsibility of the property owner to illustrate parcel is not buildable as set forth in the county codes.
11. A property owner who owns a parcel that abuts the parcel on which their owner-occupied residence is located and is on metered service, may submit a request for decrement if buildable of the Fee on no more then one parcel for privacy. Any Fee, so deferred, shall become a lien on the parcel and will be payable from escrow upon sale. The property owner will be sent a notice of fees accrued to date every six months.
12. Effective date of this Ordinance shall be January 9, 2019.

THIS ORDINANCE WAS PASSED AND ADOPTED AT A REGULAR MEETING ON THE 9TH DAY OF January 2019.

AYES:

NOES:

ABSTAIN:

ABSENT:

RIVER PINES PUBLIC UTILITY DISTRCT \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Board of Director Rick Miller, Board Chairman

Attest:

I Gisele Wurzburger, Clerk of the River Pines Public Utility District hereby certify and attest under penalty of perjury under the laws of the State of California that the foregoing is a full, true and correct copy of Ordinance 2018-02, passed by the Board of Directors of the River Pines Public Utility District at a regular meeting held the 9th day of January 2019, and duly signed by its Chairman, Rick Miller in my presence.

RIVER PINES PUBLIC UTILITY DISTRICT

By:

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Gisele Wurzburger, Board Clerk