

**City of Caldwell, Idaho**  
**Water System Fees and Policies**

**RESOLUTION NO. 242-20**

**WHEREAS**, Section 3-3A-16(c) authorizes the City of Caldwell, Idaho to charge water main extension fees for new connections within corporate limits by resolution of City Council; and

**WHEREAS**, Section 3-3A-17(d) authorizes the City of Caldwell, Idaho to charge water main extension fees for new connections outside corporate limits by resolution of City Council; and

**WHEREAS**, Section 3-3A-23 authorizes the City to charge fees for operation, maintenance and replacement of water supply, storage, transmission lines and other improvements by resolution of City Council; and

**WHEREAS**, Section 3-3A-24 of the City Code authorizes the City to charge service connection fees as set by resolution of the City Council; and

**WHEREAS**, Sections 3-3A-27(A) of the City Code authorizes the establishment of water user charges and fees to cover operation and maintenance costs of the City water system, and to provide a fund to pay for capital improvement costs; and

**WHEREAS**, Section 3-3A-27(B) of the City Code authorizes the establishment of charges for shut off and turn on of customer accounts in accordance with a rate schedule adopted by resolution of City Council;

**I. WATER CONNECTION FEES**

**NOW THEREFORE BE IT RESOLVED**, that the charge(s) for connecting to the City Water System shall be determined as follows:

A) **Water Main Extension Fees**: Each property to be connected to an existing water main shall be assessed a "front foot" cost of fourteen dollars and sixty-eight and six tenths cents (\$14.686) per foot. The "foot frontage" is the longest street, alley or utility easement frontage having a water main without regard to where the service is actually connected. The total property frontage length is used in instances where the water main is only partially extended along the property frontage. For large lots in which only a portion of the lot is being built on, and which could reasonably be split in the future, the City Engineer may reduce the frontage by the amount that could be split off. The minimum frontage for purposes of computing this fee is sixty (60) feet, resulting in a minimum Extension Fee of eight hundred eighty-one dollars and sixteen cents (\$881.160) for all properties except as noted below.

In instances where the City directs the property owner or developer to install the City main lines at owner expense or where lines are provided through a Local Improvement District, the Main

Extension Fee may in whole or in part be waived as may equitably be determined by the City Engineer. In instances where property can obtain water service without a water main in the frontage, it shall be the responsibility of the City Engineer to assign a frontage for purposes of computing this fee of seventy-five percent of the square root of the property area. In instances where the connection is for a private hangar at which no fixed base operation or commercial operation shall be stationed, the frontage shall be taken as the width of the hangar front and a fifty (50) foot minimum shall apply.

**B) Well Development Fee:** Each dwelling unit (single family residence, manufactured home, town home, condominium or apartment) to be connected to the City water system requiring water for domestic use only shall be assessed five hundred forty-four dollars and forty-three and one tenths cents (\$544.431) per unit.

Each dwelling unit on property of up to ten thousand eight hundred and ninety (10,890) square feet, to be connected to the City water system for irrigation uses, shall be assessed seven hundred and twenty-nine dollars and five and five tenths cents (\$729.055) per dwelling unit (*and must comply with 10-07-12 of Caldwell City Code for such connections*).

Each Industrial, commercial or non-typical residential development to be ***connected to the City water system for irrigation uses*** during and outside irrigation season shall be assessed three thousand seven hundred one dollars and ninety-two and one tenths cents (\$3,701.921) per landscaped acre. Each Industrial, commercial or non-typical residential development to be connected to the City water system for irrigation uses outside irrigation season only (shoulder water) shall be assessed one thousand eight hundred and fifty dollars and forty-three and six tenths cents (\$1,850.436) per landscaped acre. ***This fee element is independent of and in addition to the fee below for users desiring potable water.***

Each industrial, commercial or non-typical residential development to be connected to the City potable water system, for purposes exclusive of irrigation, shall be assessed a one-time well development fee of sixty-six and nine tenths cents (\$.669) per gallon per day based on peak usage at full capacity. The peak usage shall be determined from the usage of the proposed facility at full capacity based on flows obtained from the chart titled WASTEWATER FLOWS FROM VARIOUS ESTABLISHMENTS IN GALLONS PER DAY, pages 101-103, and published in "Technical Guidance Manual For Individual And Subsurface Sewage Disposal Systems" except that peak flows from schools, restaurants, grocery stores, and self-serve laundries shall be calculated in accordance with Exhibit A to this resolution. For uses not specifically addressed in the aforementioned charts, it shall be the responsibility of the City Engineer to equitably estimate peak usage at full capacity based on predictive equations, comparative usage, or historical usage as approved by the City Engineer. The

minimum charge for non-irrigated property shall be five hundred forty-four dollars and forty-three and one tenths cents (\$544.431) *as would be the minimum well development fee for residential use*. The minimum charge for irrigated property (with potable irrigation use) shall be the sum of the residential well development fee and the ¼ acre and less well development fee for a total of one thousand two hundred seventy-three dollars and forty-eight and six tenths cents (\$1,273.486) except that for a private hangar on the Caldwell Industrial Airport (at which no fixed base operation or commercial operation shall be stationed), the minimum well development fee shall be forty dollars and fifteen and six tenths cents (\$40.156) based on a peak flow of sixty (60) gallons per day.

**C) Trunk Line Fee:** Each dwelling unit (single family residence, manufactured home, town home, condominium or apartment) to be connected to the city water system shall be assessed three hundred eleven dollars and fifty-five and three tenths cents (\$311.553) per unit to reimburse the cost of providing trunk lines to serve the dwelling unit. Similarly, each industrial or commercial development shall be assessed one thousand two hundred forty-six dollars and twenty-ond and two tenths cents (\$1,246.212) per acre with a minimum trunk line fee of three hundred eleven dollars and fifty-five and three tenths cents (\$311.553) per development regardless of size.

In instances where the City directs the property owner or developer to install the City trunk lines at owner expense or where lines are provided through a Local Improvement District, the Trunk Line Fee may, in whole or in part, be waived as may equitably be determined by the City Engineer.

**D) Fire Line Connection Fee:** Each residential, commercial, industrial or other development site connecting a separate fire line shall be assessed seven hundred five dollars and ninety-seven and seven tenths cents (\$705.977) for each connection. The city, and only the City, shall provide the tap, but all other costs, including labor and materials, shall be provided by the development. Other costs shall include fire line extension fees if applicable.

**E) Water Connection Fees:** Each water connection shall be assessed charges for completing services and connections in accordance with the following schedule:

3/4" x 3/4"	Meter & Service	\$1,108.793/ea
1" x 1"	Meter & Service	\$1,637.489/ea
2" x 1 1/2"	Meter & Service	\$2,363.397/ea
2" x 2"	Meter & Service	\$3,037.904 /ea
3" & larger	Meter & Service	Time & Material
3/4"	Meter Only	\$ 180.428/ea
1"	Meter Only	\$ 274.838/ea
1 1/2"	Meter Only	\$ 650.380/ea

2"	Meter Only	\$ 804.583/ea
Radio Read Add		\$ 143.713/ea
Fire Line		\$ 29.068/LF + Fittings + Connection Fee
1/2 Street Asphalt Patch (<1/2)		\$ 333.582
Full Street Asphalt Patch (>1/2)		\$ 443.727
Tapping Fee (Except Fire Lines)		\$67.136/ea
Traffic Control		At Cost

In parcels or lots existing as of the date of September 6, 2005, in or out of platted subdivisions, each service connection shall consist of a meter and service at a minimum. For lots in subdivisions created after said date, each service connection shall consist of meter, service and radio read attachment. In instances where the meter box is provided by others, to city standards, the "meter and service" charge may be replaced by a "meter only" charge.

**F) Previous Connections:** In instances where an improvement on a property has previously been connected to the water system and complied with the connection fee(s) in force at the time of connection, the above fees do not apply. If, however, the connection involves an increase in number of dwelling units or an increase in demand on the system, then the connection is subject to these fees for the amount of the increase only.

**G) Capital Improvements Fund:** All funds collected from connection fees (Main Extension, Well Development) shall be placed in a separate Capital Improvements Fund. Expenditures from this fund may be used only for construction, upsizing, and replacement of Water System Facilities. This does not prohibit the use of user fees for such especially as may need replacement or upsizing. A combination of the funds may be used for new construction or upsizing.

**H) Significant Industrial Users:** Connection and User Fees for Significant Industrial users and/or users with waste strengths above Category V, are to be calculated by the City Engineer and Public Works Director in consultation with the Water and Wastewater Superintendents and negotiated with the User to establish equitable charges for said connection and user fees.

## **II. WATER USE FEES**

**BE IT FURTHER RESOLVED** that fees for water usage and other charges shall be determined as follows:

### **A) Customer Water Use Charges:**

**1. Base Charge** - Each service connection shall be assessed a monthly charge of six dollars seventy-nine and six tenths cents (\$6.796) for each connection, for each and every month, and prorated for fractions thereof, in which a connection is in service, irrespective of

service status, and in addition to any water usage. This Base Charge includes twenty-five cents (\$.25) per connection charge from the Idaho State Department of Environmental Quality.

2. **Water Use Fee** - Metered water usage shall be billed at the rate of one dollar and twenty-six and nine tenths cents (\$1.269) per one hundred cubic feet (CCF). In the event the meter fails between monthly readings, the customer shall be charged at the same consumption rate as the same month in the previous year, subject to review of the Utility Board in extenuating circumstances.

3. **Water Use Fee-** (Outside City Limits) - Connections who have paid Impact Fees detailed in Section II.C.1 of this Resolution, shall be billed as indicated in Sections II. A.1 and II.A.2 above. Connections, who have not paid Impact Fees, shall be billed at double the rate indicated in Sections II. A.1 and II. A.2.

4. **Bulk Water Charges** - All bulk sales shall be approved by the Water Superintendent or his designated representative prior to delivery, and be obtained from designated sources only. The rate for bulk sales shall be one dollar and twenty-six and nine tenths cents (\$1.269) per CCF plus the Base Charge.

**B) Customer Services Charges:**

1. **New Service Accounts** - Requests for new service can be made in person at the Water Department Office located at City Hall or online at [www.cityofcaldwell.org](http://www.cityofcaldwell.org) . When an account is established after 4:00 pm, Service will be started (water turned on) the next business day. Customers will be billed fifteen dollars (\$15.00) for start-up on their next scheduled water bill.

2. **Service Disconnect of Delinquent Residential Account** - Delinquent residential accounts are considered terminated on the scheduled termination date which is on or after the 10<sup>th</sup> day of the month following the due date of the bill. Service will be reconnected as Water Department staff are available, if delinquent and current amounts are paid, and a twenty dollar (\$20.00) reconnect charge will be added to the next scheduled water bill. Requests for reconnection after 4:00 p.m. will be served the next business day. (Payments received at City Hall before 5:00 pm *on the day when a shut-off occurs* will be turned-on the same day. Online or phone system payments made before 4:00 pm will be reconnected the same day).

3. **Service Disconnect of Delinquent Commercial Account** - Delinquent commercial accounts are considered terminated on the scheduled termination date. A letter, by regular post, will be forwarded to the billing address notifying the account of the delinquency

and of the City's intent to disconnect the water service seven calendar days after the date of delinquency if the account is not brought current. A twenty dollar (\$20.00) delinquency charge will be added to the next scheduled water bill in each cycle where the account is delinquent. When service is disconnected it will be reconnected as Water Department staffs are available and when delinquent and current amounts are paid in full. Requests for reconnection after 4:00 p.m. will be filled the next business day.

4. **Extensions In Time To Pay** - Any customer, prior to the time an account becomes delinquent, may request an extension in time to make payment. The request may be made in person at a regularly scheduled Utility Board meeting, or by letter addressed to City Hall. No more than three requests may be approved in any consecutive twelve-month period. No charge will be assessed or added to the next scheduled water bill for each approved request. The Utility Board may grant an extension in time to make payment for a period not to exceed fourteen calendar days beyond the date of account delinquency.

5. **Customer Requested Shut-off** - The Caldwell Water Department will allow one shut-off and turn-on per day during normal working hours for maintenance and repairs at no charge. Additional shut-off/turn-on requests and all after hour's service calls will be billed at the rate of twenty-five dollars (\$25.00) per turn-off (including subsequent turn-on).

6. **Unauthorized Connection or Reconnection** - The receipt of water is a privilege granted only with prior payment of appropriate connection fees, timely payment of usage fees and general compliance with City policies related to water usage. The unauthorized operation of meter box valves is prohibited. Such unauthorized operation will result in the removal of the water meter and a charge of thirty-five dollars (\$35.00) for reinstallation payable prior to the time of reinstallation.

The unauthorized direct connection to City water mains without routing through a City water meter is prohibited. Such unauthorized activities will result disconnection and in a charge of one hundred dollars (\$100.00) payable prior to the time of reconnection. A letter, by regular post, will be forwarded to the billing address and owners address outlining the infraction, the charges attached thereto, and the consequences of the infraction. The second unauthorized connection will result in removal of the meter box and associated equipment. Reinstallation of the meter box and service will be at the rates outlined in part I.C of this resolution. In addition to any actions and charges outlined herein, person or persons may, upon conviction for unauthorized activities, be subject to misdemeanor fines and imprisonment as indicated in Section 04-01-31 of the City Code. It is the responsibility of the account holder

and owner to maintain accurate mailing address information with the Water Department for the purposes of notices and mailing.

C) **Other Charges:**

1. **Connection Fees (Outside City Limits)** - Any customer outside the corporate limits of the City requesting water service, who is legally able to annex to the City, must do so to connect to the City Water System. Any customer outside City corporate limits requesting sewer service, who is not legally able to annex, is required to obtain Council approval, enter into an agreement that shall run with the land to voluntarily annex to the City when legally able to do so (Municipal Service Agreement), and pay those fees as at that time constituted to the Planning and Zoning Department normal for processing an application to annex. Approval for connection is solely at the option of City Council. If approved by the Council, connection fees and rates shall be charged at the same rates as for customers within the incorporated City Limits.

2. **Charges To Other Government Entities** - Upon the written request of an authorized member of another government entity, and with the approval of the Mayor, certain work activities may be performed by the Water Department. All labor, equipment and materials shall, at the option of the City, be billed for services performed.

3. **Damage Repair Costs** - Damages to Water Department facilities by other utilities, excavators or others will be repaired by Water Department Personnel. All direct and indirect costs incurred in the repair will be billed to the party causing the damage.

4. **Short Notice Line Location Charges** - The City of Caldwell, as required by law, participates in the Dig Line system. Forty-Eight hours notification is required prior to excavation by any party. Line locations without forty-eight hours notice will be billed at the rate of ten dollars (\$10.00) to the requesting party. There will be no charge for line locations during times of individual hazard or public emergency.

5. **Tampering, Illicit Use, Inappropriate use of Fire Hydrants** – Tampering with a fire hydrant, using a hydrant without issuance of training and a use card to be presented upon request from the Water Superintendent, or inappropriate use with or without a card (such as use without an approved backflow prevention device, shall result in a fine of Five Hundred Dollars (\$500.00) for each offence recurring every day of such an offence. Backflow used for connection to a fire hydrant must be inspected and approved by the Water Department representative so authorized by the Water Superintendent.

**III. NEW CONSTRUCTION**

**BE IT FURTHER RESOLVED**, that in connection with new development, the assumed water main size is a minimum nominal diameter of eight (8") inches. When, in conformance with the needs of the City Water System, a larger line is requested of the developer than this minimum nominal diameter, and the larger line is beyond the developer's flow needs, the developer shall be reimbursed the added material costs of providing the larger line in place of the nominal eight inch (8") line or the minimum standard diameter larger than eight inches (8") required to meet the developer's flow needs. Material costs shall not include contractor mark-up and shall be based on the material supplier's invoice(s).

**BE IT FURTHER RESOLVED**, that fees and policies herein shall take effect beginning October 1, 2020 and all similar fees and policies established by earlier resolution(s) are hereby repealed.

**PASSED BY THE COUNCIL** of the City of Caldwell, this 8th day of September, 2020.

**APPROVED BY THE MAYOR** of the City of Caldwell, this 8th day of September, 2020.



\_\_\_\_\_  
Mayor

ATTEST:



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City Clerk



## Exhibit A

### Gallons Per Day By Categories

<u>Use</u>	<u>Gallons Per Day</u>	
Restaurants		
Full Service (per square foot of customer service area)	1.29	
Fast Food (per square foot of customer service area)	1.08	
Take-out Pizza Only (per square foot of customer service area)	0.84	
Sandwich Shop (per square foot of customer service area)	0.82	
Schools		
Base/Elementary (per classroom)	445	
Middle/High School (per classroom add to "Base" GPD)	140	
With a cafeteria (per classroom add to "Base" GPD)	84	
With showers (per classroom add to "Base" GPD)	140	
Grocery stores (per square foot)	0.09	
<u>Sub Uses*</u>		
Bakery (per square foot)	0.84	
Deli (per square foot)	0.84	
Butcher (per square foot)	0.84	
Self-service laundries		
First 10 washing machines	2800	Each
additional washing machine	175	

All other uses shall be computed on an individual basis where peak daily water usage shall be determined from the usage of the proposed facility at full capacity based on flows obtained from the chart titled WASTEWATER FLOWS FROM VARIOUS ESTABLISHMENTS IN GALLONS PER DAY, pages 101-103, and published in the "Technical Guidance Manual For Individual And Subsurface Sewage Disposal Systems".

\*The sub uses may be used to calculate those categories for standalone uses.