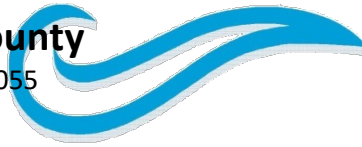


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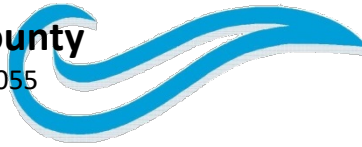
Capacity and Tap Fees Policy

PART 1 – DEFINITIONS

- 1.01 Developments – Parcels of land that will be used for Commercial or Industry, and a parcel of land that will be subdivided into more than three parcels for Residential. Based upon its own discretionary judgement, the Water Authority reserves the right to make final determination of the classification.
- 1.02 Non-Developments – Existing parcels of land and a parcel of land that will be subdivided into no more than three parcels for Residential. These parcels generally front existing public roads or land-locked parcels that have a legal ingress/egress/utilities easement to an existing public road.
- 1.03 Capacity Fee – A **nonrefundable** fee charged to accommodate the additional demands on the water system and/or sewer system from new customers, such as system expansions and accelerated wear on existing facilities. Sewer Capacity fees do not apply to decentralized sewer systems.
- 1.04 Taps – Defined as a physical attachment to a public water/sewer main and/or an obligation of service through the endorsement of a property/subdivision plat or other legal instrument. The sole ownership of any tap is the property of the Water Authority exclusively. Taps are considered only to be an access privilege for the user and not a physical asset to that party.
- 1.05 Tap Fee – A fee associated with the physical installation of the tap or the obligation of service.
 - A. During the construction of new water mains to serve residential developments, the Developer is responsible for providing and installing the new water infrastructure to the point of service for each new lot, including the public service lines and meter boxes. Each new service line will terminate at the meter box with a stub-out for the builder/owner to connect their private service line. After the service connect and deposit fees are paid in full and the service application is processed, the Water Authority will install the meter(s). Payment of all other fees are required prior to building the new public water infrastructure.
 - B. During the construction of new gravity sewer mains to serve residential developments, the Developer is responsible for providing and installing the gravity sewer infrastructure and public sewer laterals capped to the point of service for each new lot. The owner/builder is responsible for providing and installing the public clean-out, sewer service box, and private sewer lateral. Sewer tap fees will not be accessed in new developments. Payment of all fees are required prior to building the new public sewer infrastructure.

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- C. During the construction of new septic tank effluent pressure (STEP) sewer mains to serve residential developments, the Developer is responsible for providing and installing the new STEP sewer infrastructure to the point of service for each new lot, including the public service lines, and sewer service boxes. Each new STEP service line will terminate at a sewer service box with ball valve and check valve and a stub-out for the builder/owner to connect their private service line. The builder/owner is responsible for providing and installing all materials on the private side of the sewer box as noted in our standard details. Payment of all fees are required prior to building the new public sewer infrastructure.
- D. During the construction of new low-pressure sewer mains to serve residential developments, the Developer is responsible for providing and installing the new low-pressure sewer infrastructure to the point of service for each new lot, including public service lines, and sewer service boxes with service valves. Each new low-pressure service line will terminate at a sewer service box with ball valve and check valve. After the grinder services fees are paid in full, the Water Authority will provide the grinder tank/pump, and related appurtenances, as noted in the standard details. The builder/owner is responsible for all installation on the private side of the sewer box, and for providing all miscellaneous materials noted in the standard details. Payment of all other fees are required prior to building the new public sewer infrastructure. Sewer tap fees will not be accessed in new developments. Low-pressure sewers are typically only allowed in residential developments with fewer than 10 single-family lots. Based upon its own discretionary judgement, the Water Authority reserves the right to make final determination on whether to allow this system.

1.06 Unit of Flow – A defined limit of peak flow: One unit of flow = One equivalent residential unit (ERU) = 300 Gallons per Day (GPD) usage.

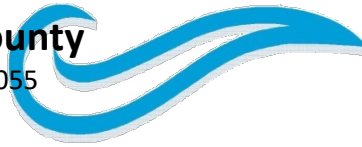
1.07 Capacity-Limited Sewer Basins – Refers to a list of defined sewer collection areas, updated annually by the Water Authority, where sewer conveyance capacity is limited. In these areas, connections for new developments will be limited. New developments will be required to either construct decentralized systems or participate in sewer system improvements that increase conveyance system capacity.

PART 2 – POLICY

2.01 Assessing Additional Capacity Fees – If a customer’s usage consistently exceeds the unit(s) of flow purchased through capacity fees, the Water Authority reserves the right to assess additional capacity fees to cover peak flow excess.

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2.02 Non-Developments

- A. Service Application – Applicants shall submit a completed service application. The Water Authority Engineering Department will investigate the availability of service and then notify the applicant of availability. No fees are charged for this review.
- B. Capacity and Tap Fees – Provided service is available with no main line extensions required, the applicant is responsible for all service-related fees prior to taps being installed.
- C. Main Line Extensions and Infrastructure Upgrades – In the event main line extensions or other infrastructure upgrades are necessary to provide service, applicants shall refer to the Water Authority’s Water and Sewer Main Line Extension Policy for guidance.

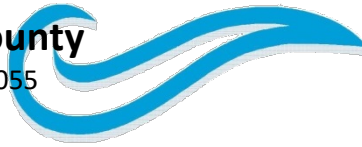
2.03 Developments

A. Capacity Fees

- 1. Applicants shall submit a Developer’s Request for Availability to the Water Authority’s Engineering Department (See attached form).
- 2. A capacity study will be performed, and an application fee/capacity study fee will be assessed in accordance with the latest edition of the Standard Fee Schedule. For proposed developments located in Capacity-Limited Basins, as defined in Section 1.07, additional fees may be assessed.
- 3. The Water Authority will provide a letter to the applicant responding to the request, and if capacity is available, that letter will outline the required fees and any system improvements that may be required to support the request. If system improvements are required, those improvements will need to be included in the Developer’s construction plan. Capacity fees must be paid within six months of the date on the Water Authority’s response letter.
- 4. Capacity may be dedicated permanently to a development provided:
 - a. All water/sewer construction has been completed, accepted, and dedicated to the Water Authority, or
 - b. A performance bond or irrevocable letter of credit (ILOC) has been secured by the Developer in favor of the Water Authority covering 100% of all water and sewer construction not completed, and a Final Subdivision Plat has been endorsed by the Water Authority.

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B. Tap Fees

1. Subsequent to all requirements regarding capacity fees, tap fees must also be paid prior to the Developer starting construction of public water and sewer facilities.
2. Fees are noted in the current edition of the Water Authority’s Standard Fee Schedule.

2.04 Refunds

A. General – No Fees are eligible for refund for taps that have physically been installed.

B. Non-Developments – Individual Capacity and Tap fees are eligible for 100% refund within one year of payment provided taps have not been physically installed and the fee is not associated with a mainline extension.

C. Developments

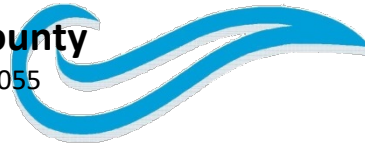
1. No Capacity fees, or payments for system improvements, are refundable.
2. No Tap fees are refundable for developments that:
 - a. Have a Final Plat recorded that has signed endorsements from the Water Authority guaranteeing water/sewer service.
 - b. Have begun construction on water or sewer infrastructure.
3. Tap fees may be eligible for refund provided they do not meet the criteria outlined above. If eligible, the amount refunded will be per the following schedule:

Date Refund was requested:	Amount Refunded
Within 90 days of payment	100%
Within 180 days of payment	75%
Within 270 days of payment	50%
Within 365 days of payment	25%

4. The Water Authority reserves the right to remove and/or reassign unused taps in various situations, such as when taps become limited and require rationing. In such cases, the Water Authority will notify the original purchaser and may refund all or a portion of the associated tap/access fees.

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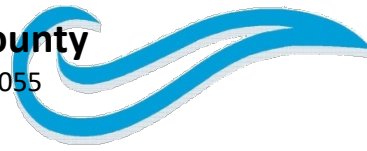


2.05 Transfers

- A. All taps are the sole ownership of the Water Authority and cannot be brokered, sold, or transferred by any other party.
- B. Taps are tied to a specific property. They are not tied to an individual, group, or company, and cannot be transferred to another property.

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DEVELOPER’S REQUEST FOR WATER AND SEWER AVAILABILITY

Applicant Information

Date _____

Property Owner _____

Owner’s Address _____

Name of Requestor _____

Company Name _____

Address _____

City, State, Zip Code _____

Phone _____

Email _____

Property Information

Address of Property _____

Map and Parcel(s) _____

Project Information

Project Narrative / Intended Use. For restaurants, provide a detailed description of the appliances in the kitchen. If the intended use is commercial, provide the number of bathrooms fixtures, breakroom kitchen, and type of commercial. Include the quantity and types of water services that will be needed (fire, domestic, process, irrigation). Centralized or decentralized sewer. Provide as much detail as possible on the water and sewer projections:

Single-Family Development – Number of Single-Family Lots _____

Multi-Family Development – Number of 4-bedroom Units _____

Multi-Family Development – Number of 3-bedroom Units _____

Multi-Family Development – Number of 2-bedroom Units _____

Multi-Family Development – Number of 1-bedroom Units _____

Commercial Development – Intended Use(s) _____

Commercial Development – Number of Tenant Units _____

Commercial Development – Building Square Footage _____

Projected Water Usage _____ Gallons per Day (GPD)

Projected Peak Water Usage _____ Gallons per Minute (GPM)
Required for Non-Residential

Projected Wastewater Flow _____ Gallons per Day (GPD)

Projected Peak Wastewater Flow _____ Gallons per Minute (GPM)
Required for Non-Residential

Consulting Engineer _____

PLEASE NOTE:

1. Preliminary site utility plans, subdivision plats, and/or conceptual drawings are required and must be returned with this form for review.
2. Capacity studies take approximately 30 working days to review.
3. Address all correspondence to: Engineering Department
Water Authority of Dickson County
101 Cowan Road
Dickson, TN 37055
info@wadc.us