ORDINANCE NO. 92

AN ORDINANCE TO AMEND, REGULATE AND STANDARDIZE SEWER TAP FEES WITHIN THE CITY OF LAKEWOOD, TENNESSEE.

BE IT ORDAINED by the City Commissioners of the City of Lakewood, Tennessee, as follows:

I.

There is assessed against the Owner(s) of real property in the City of Lakewood, Tennessee, a sewer tap fee for the privilege of making new connection(s) to the sanitary sewer system owned and operated by City.

II.

Said sewer tap fee(s) shall be a one-time assessment, and is separate from and in addition to, the monthly service fee charged with water billings.

III.

The tap fee charged shall be based upon the type and number of dwelling(s) to be serviced, and upon the size of the connecting line, as follows:

(A) All four (4") inch connections shall be charged at the rate of $1,000.00 each. A single four (4") inch connection shall serve a maximum of one (1) single family dwelling, on one lot.

(B) All six (6") inch connections shall be charged at the rate of $2,000.00 each. A single six (6") inch connection shall serve a maximum of two single family dwellings on the same lot, or one (1) duplex, or a multi-family dwelling containing not more than three (3) units, all on the same lot.

(C) All connections larger than six (6") inches shall be charged at the rate of $5,000.00 each.

(D) Any commercial connections which do not fall within the guidelines of this Ordinance as to type of structure, shall be assessed according to the schedule set forth above, with the minimum or maximum line size to be determined by standard engineering practices.

IV.

Owner(s) of real property affected by this Ordinance shall become liable for City's monthly sewer service charge, as same is changed from time to time by Resolution, as soon as sewer service is available to such property, whether or not Owner avails himself of its use. In the event Owner does not pay City for said tap within Sixty (60) days of its availability to the property, the rates shown in Paragraph III herein shall double in amount. For the purposes of this section, availability shall mean when City provides a trunk sewer line on or immediately adjacent to Owner's property, and the 60 day payment period before increase in tap fee shall begin upon City giving written notice to Owner of sewer availability.

V.

Owner shall be solely responsible for the expense and liability of running connecting line(s) to said sewer trunk line, but City shall reserve the right to supervise and direct the actual connection to City's lines.

VI.

For the purposes of this Ordinance alone, the following definitions shall apply:

(A) SINGLE FAMILY DWELLING - A single family dwelling is each separate house structure or mobile home designed to maintain one (1) family unit.

(B) DUPLEX - A duplex is a structure which contains two units under one common roof, each of which units is capable of and designed to maintain a family unit.

(C) MULTI-FAMILY DWELLING - A multi-family dwelling is a structure which is in the nature of an apartment building, and contains more than two (2) separate family units under a common roof, each of which is capable of and designed to maintain a family unit.

VII.

The terms and conditions contained in this Ordinance shall also apply to any property Owner who shall improve, alter, amend, or otherwise change the character of the structure(s) on Owner's property so as to bring said property within a larger service category than the existing tap on said property. In this event, Owner shall be required to pay to City an amount equal to the difference between the tap fee for his existing class of property use, and the fee for such class of use resulting from said change(s).

VIII.

This Ordinance replaces and supercedes any previous Ordinances or Resolutions with which it conflicts, including Ordinance Number 74.

IX.

This Ordinance shall become effective from and after fifteen (15) days following passage upon third reading, the public welfare requiring it.

Passed First Reading: Feb. 5, 1981

Passed Second Reading: Feb. 19, 1981

Passed Third Reading: March 5, 1981

B. L. Ferrell
MAYOR

Louise Wooden
CITY RECORDER

John Gwin
CITY ATTORNEY