

VILLAGE OF NEFORD

POLICY #04-03

SUBJECT: Lateral service utility sewer and water services

DEPARTMENT: Public Works

ADOPTED & APPROVED BY COUNCIL: Amended October 21, 2014

RESOLUTION NO #344-2014

PURPOSE: To establish guidelines for responsibility of all lateral service utility lines, including but not limited to water and sewer lines, servicing residential commercial and industrial properties.

1. A Municipal lateral service utility line, including but not limited to sewer and water lines, is defined as that portion of the utility line that lies between the Municipal main line and the building.
2. On original installations of the lateral sewer and water lines the owners will be responsible for all costs from the lateral service connection from the main line to the building. Stub lines, and valves may be provided into the property and this cost is to be recovered through the original land sale price.
3. Maintenance of the complete lateral sewer and water lines to the main line will be the responsibility of the property owners.
4. Upon property owners request for alterations or replacement of the lateral service sewer and or water line to the main line, approval may be granted providing all costs are paid by property owner. This includes the portion of lateral service lines, valves and connections on the Village owned property and road repair, curb, gutter and boulevard repair as well as labour and administration costs.
5. In the event of lateral line failure on the property owner's property, the Village may consider replacement or repair of the extension of water line or sewer line, on the portion of the repair outside of the owner's property, excluding the curb stop water valve, at no additional cost to the property owner. Costs of repair to failed lateral lines on Municipal property, excluding the curb stop water valve, will be paid by the Village.
6. Anyone causing damage to any water or sewer line will be responsible for all costs of repair.
7. The property owner must receive authorization from the Village prior to excavation and repair of all sewer and water lines. Utility locates must be conducted " Alberta One Call Before You Dig 1-800-242-3447". The Village will cooperate in an efficient and effective manner and supply advice, recommendations, information, materials and equipment at cost, and will supervise the project.
8. In the event of reconstruction or repair of the main sewer line on the Village property, the Village may consider replacement or repair of a portion of the entire lateral service water and or sewer lines, from the building to the main line, on a cost share basis with the property owner.
9. After 1 year of titled ownership or upon entering into a Land Purchase Agreement with the Municipality, all property owners will be required to pay Municipal utility service fees even if they chose not to service property or have buildings without services, this also applies to vacant properties unless a demolition permit has been issued.
10. Sewer line cleaning
 - a. The Village of Nobleford offers sewer line cleaning with a snake auger, if cleaning can be scheduled during regular working hours (8am-3pm Monday through Friday excluding Holidays) to all Nobleford residents at a charge of \$40.
 - b. If you request sewer cleaning outside of regular hours, and if staff is available to provide the service, there is a cost recovery charge of \$100.00
 - c. Any unpaid bills may be transferred to property tax accounts.
 - d. This cleaning is not considered preventative but rather an emergency service. be paid in full by the property owner.