

TITLE VI PHYSICAL ENVIRONMENT

CHAPTER 5 UTILITIES - BILLING CHARGES

6-5-1	Utility Defined	6-5-9	Water Rates
6-5-2	Districts	6-5-10	Seasonal Water Usage and Meter Charges
6-5-3	Disposition of Fees and Charges	6-5-11	Refuse Collection Rates
6-5-4	Connection Fee	6-5-12	Rate of Sewer Rent and Manner of Payment
6-5-5	Billing, Penalty	6-5-13	Determination and Payment of Sewer Rent From Premises With Private Water Systems
6-5-6	Discontinuing Services, Fees		
6-5-7	Residential Rental Property		
6-5-8	Customer Guarantee Deposits		

6-5-1 UTILITY DEFINED. For use in this chapter, utility is the sewer, water, and refuse collection systems operated by the City.

6-5-2 DISTRICTS. There shall be one sewer and water district which encompasses all of the City of Rockwell, Iowa.

6-5-3 DISPOSITION OF FEES AND CHARGES. All money received under this chapter shall be deposited in the City treasury not later than the last day of the month in which it was received and a written report of the amount and source of the fees and charges shall be on file with the City Clerk.

6-5-4 CONNECTION FEE. There shall be a fee of \$300.00 for any new or additional connections to the City of Rockwell municipal water and/or wastewater system.

6-5-5 BILLING, PENALTY. Utility bills shall be due on the first of the month following the period for which service is billed. Payment shall be made to the City Clerk. Bills shall become delinquent after the twentieth (20th) of the month in which due and bills paid after said day shall have added a penalty of five (5) percent of the amount of the bill for utility service. When the twentieth (20th) falls on Saturday or Sunday, the City Clerk shall accept payment on the next office day without penalty.

(Code of Iowa, Sec. 384.84(1))

6-5-6 DISCONTINUING SERVICE, FEES.

1. If any account is not paid within ten (10) days from the end of any given period, the service to such owner or person so supplied with the utility shall be discontinued after the following procedures have been complied with:

a. The City Clerk shall send a disconnect or discontinuance notice by ordinary mail providing the following notice to customers: "You are advised that you may request a hearing on this matter to the City Clerk by noon on the day preceding the scheduled shut-off date or discontinuance of service."

b. When a hearing is requested by a customer, the Mayor or the Mayor's designee shall conduct a hearing within two (2) days following the request. The customer shall have the right to present evidence or propose a payment plan. The decision of the Mayor is final.

2. If service is discontinued for nonpayment of fees and charges, or for the violation of any Ordinance, a fee of \$30.00 shall be paid to the City Clerk in addition to the rates or charges then due before such service is restored. In addition, if payment is tendered to the utility representative at the time of the turn-off trip, there shall be an added service fee of \$10.00 to meet the cost of the trip. If any such service charge is not paid within sixty (60) days from the date it is due, the same shall constitute a lien upon the premises served by said municipal system, which said lien shall be collected in the same manner as taxes.

(Code of Iowa, Sec. 384.84(2))

3. A lien shall not be certified to the County Treasurer for collection unless thirty (30) days prior written notice by ordinary mail of the intent to certify a lien is given to the account holder of the delinquent account. If the account holder is a tenant, and if the owner or property lessor of the property has made a written request for notice, the notice shall also be given to the owner.

(Code of Iowa, Sec. 384.84 (3))

4. If the property in which there are delinquent utilities owing is sold before the City certifies the lien to the County Treasurer, the City may certify the delinquent utilities against another property located in this state owned by the delinquent user.

(Code of Iowa, Sec. 384.84(3)(a)(3))

6-5-7 RESIDENTIAL RENTAL PROPERTY. Residential rental property where a charge for any of the services of water, sewer systems, storm water drainage systems, sewage treatment, solid waste collection, and solid waste disposal is paid directly to the City by the tenant is exempt from a lien for delinquent rates or charges associated with such services if the landlord gives written notice to the City utility that the property is residential rental property and that the tenant is liable for the rates or charges and a deposit of \$150.00 for the services of water, sewer systems, storm water drainage systems, sewage treatment, solid waste collection, and solid waste disposal to be paid to the City. Upon receipt, the City or enterprise shall acknowledge the notice and deposit. A written notice shall contain the name of the tenant responsible for the charges, the address of the residential rental property that the tenant is to occupy, and the date that the occupancy begins. A change in tenant shall require a new written notice to be given to the City utility within thirty (30) business days of the change in tenant. When the tenant moves from the rental property, the City utility shall return the deposit, within ten days, if the charges for the services of water, sewer systems, storm water drainage systems, sewage treatment, solid waste collection, and solid waste disposal are paid in full.

A change in the ownership of the residential rental property shall require written notice of such change to be given to the City utility within thirty (30) business days of the completion of the change of ownership. The lien exemption for rental property does not apply to charges for repairs related to a service of water, sewer systems, storm water drainage systems, sewage treatment, solid waste collection, and solid waste disposal if the repair charges become delinquent.

(Code of Iowa, Sec. 384.84(3)(d))

(Code of Iowa, Sec. 384.84(3)(e))

6-5-8 CUSTOMER GUARANTEE DEPOSITS. Customer deposits shall be required of all customers who are tenants, or others having no established credit record, and of those who have an unacceptable credit record or who have a prior record of failure to pay utility bills rendered. Such deposit shall be one hundred (\$100.00) dollars. Deposits shall be returned upon the permanent termination of service, death of a customer or if the customer moves from the City of Rockwell. An

occurrence or recurrence of a bad payment record may be the occasion for the City Clerk to require a new or larger deposit for the continuation of service.

(Code of Iowa, Sec. 384.84(1))

6-5-9 WATER RATES. Water shall be furnished at the following monthly rates per property serviced within the City limits:

The first	1,000 gallons -	\$11.71
All over	1,000 gallons -	\$3.44 per 1,000 gallons

The minimum charge shall be eleven dollars and seventy-one cents (\$11.71) per building per billing month.

There shall be an annual increase of two (2%) for water service charges beginning each July.

6-5-10 SEASONAL WATER USAGE AND METER CHARGES. Homeowners in the City of Rockwell may have installed a second water meter for the purposes of metering outside water usage. The reading of the second (outside) meter shall be deducted from the inside meter for purposes of reducing the monthly sewer service charges for water that does not enter the sanitary sewer system.

Use of an outside meter shall be as follows:

1. Use of the meter shall be from April 1 to September 30. The City owns all meters.
2. Cost of installation and removal shall be at the expense of the homeowner and included in the annual fee.
3. The homeowner shall be responsible for any damage to, or theft of the meter.
4. The homeowner shall be responsible for monthly reading of the meter.
5. The meter shall be read by City staff at the beginning and end of the season.
6. The City has the right to restrict meter use in the event of a water shortage.
7. The fee for the use of the meter shall be \$80.00 per season (April 1 to September 30).

6-5-11 REFUSE COLLECTION RATES. There shall be collected by the City for its services in collecting garbage, rubbish and recyclables, the following mandatory fees:

1. The cost of garbage and refuse collection including recyclables collection shall be seventeen dollars and twenty cents (\$17.20) per month for one garbage or rubbish collection each week of no more than 33 gallons. The cost of a ninety-six (96) gallon garbage cart shall be twenty-one dollars and thirty-one cents (\$21.31) per month. Excess garbage and rubbish may be disposed of with additional tags.

2. There shall be a charge of two dollars and twelve cents (\$2.12) per month for landfill services.

There shall be an annual increase of two (2%) for refuse collection charges beginning each July.
(Code of Iowa, Sec. 384.84(1))

6-5-12 RATE OF SEWER RENT AND MANNER OF PAYMENT. The rate of sewer rent shall be based upon the amount of water consumed per month as follows:

The first	2,000 gallons or lessor amount -	\$10.55 per month.
All over	2,000 gallons -	\$2.71 per 1,000 gallons

The minimum charge shall be ten dollars and fifty-five cents (\$10.55) per building per billing month.

There shall be an annual increase of two (2%) for sewer service charges beginning each July.
(Code of Iowa, Sec. 384.84(1))

6-5-13 DETERMINATION AND PAYMENT OF SEWER RENT FROM PREMISES WITH PRIVATE WATER SYSTEMS. Users whose premises have a private water system shall pay rent of \$10.55 per month.

The minimum charge shall be ten dollars and fifty-five cents (\$10.55) per building per billing month.
(Code of Iowa, Sec. 384.84(1))

Footnote: See Code of Iowa, Sec. 384.38(3) concerning establishing districts and connection fees.