

D. The rate for new users shall be established by the Council each year by resolution.

SECTION 611.01. CONNECTION FEES AND SEWER AVAILABILITY CHARGES AND CONNECTION DEPOSIT.

Subd. 1. Connection fees shall be determined by the Council each year by resolution. The connection fee shall be assessed to each property owner at the time of application for a connection permit to the sewer system. This fee is also to cover all administrative costs incurred by the City including but not limited to clerical and inspection.

Subd. 2. The applicant shall be required to make a connection deposit along with the permit application. The connection deposit shall be refunded to the applicant after the City completes a final on-site inspection of the sewer connection and restoration. The connection deposit shall be established by the Council each year by resolution.

Subd. 3. The Sewer Availability Charge (SAC) shall be assessed to the applicant at the time of application for a connection permit to the sewer system. A SAC unit is based upon 274 gallons of flow per day. Single family houses, townhouses, and duplex units each comprise one SAC unit. Apartment buildings shall have a base charge of 0.5 SAC units for each apartment unit, plus 0.25 units for (a) each additional sleeping room beyond the first sleeping room; and (b) any den or study, not to exceed one total SAC unit per apartment unit. The SAC charge for commercial and industrial facilities has been developed. This criteria is based upon the recommendations/standards of the Minnesota Department of Health, the State Building code and the U.S. Department of Health, Education and Welfare. The SAC charge for a multi-purpose room or area in a building, should be determined based upon the use which will generate the greatest discharge. There is a minimum charge of one SAC unit for each new building. The sewer availability charge shall be established by the City Council by resolution. In the event that a current user is approved for a land use change, pursuant to Chapter 51, The Delano Zoning Ordinance, the SAC corresponding to the appropriate facility designation shall be assessed.

Standard Sewer Availability Charge (SAC) Units for Various Commercial, Public and Institutional Facilities.

<u>Type of Facility</u>	<u>Parameter</u>	<u>SAC Unit</u>
ARENAS	110 seats	1
AUDITORIUMS	110 seats	1
AUTOMOBILE SERVICE		
(Fast service less than 4 hrs. per car)	2 service bays	1
(Major service more than 4 hrs. per car)	14 employees	1
BALLROOM		
Facility without liquor service	825 sq. ft.	1

Facility with liquor service	590 sq. ft.	1
BANK	2400 sq. ft.	1
BANQUET ROOM		
Food Catered	2060 sq. ft.	1
Food Catering with dishwashing	1180 sq. ft.	1
Food preparation and dishwashing	825 sq. ft.	1
Food preparation, dishwashing w/liquor	590 sq. ft.	1
BARBER SHOP	4 chairs	1
BEAUTY SALON	4 stations	1
BOARDING HOUSE	5 beds	1
BODY SHOP (No vehicle washing)	14 employees	1
BOWLING ALLEY		
(Does not include bar or dining area)	3 alleys	1
CAMPS		
Children's camps (central toilet & Bath)	50 gal/occupant ÷ 274 gal.	1
Day Camps (no meals)	10 gal/occupant ÷ 274 gal.	1
Labor/Construction Camps	50 gal/occupant ÷ 274 gal.	1
Resorts (housekeeping cabins)	60 gal/occupant ÷ 274 gal.	1
Travel Trailer Parks w/individual water & sewer hookup	100 gal/site ÷ 274 gal.	1
w/central toilet & showers	75 gal/site ÷ 274 gal.	1
sanitary dump (sites w/o hookup)	10 gal/site ÷ 274 gal.	1
CAR WASH (SELF-SERVICE)	1 stall	3
CAR WASH (SERVICE STATION)		6
CAR WASH (Requires specification on equipment flow rate and cycle time) Contact MWCC for determination		

CHURCHES (for sanctuary only) Remainder use other criteria	275 seats	1
COCKTAIL LOUNGE (No food service)	23 seats	1
DAYCARE (Number of children licensed for)	14 children	1
EXERCISE AREA/GYM	700 sq. ft.	1
GAME ROOM	590 sq. ft.	1
GENERAL OFFICE BUILDING	2400 sq. ft. Net* floor space	1
GROUP HOME	5 beds	1
HANDBALL AND RACQUET COURTS	1 court	2
HOSPITALS (Does not include out-patient clinic)	1 bed	1
LAUNDROMATS (requires water volume for cycle time, 8 cycles per day)	274 gals.	1
MOTELS AND HOTELS (Assume 2 persons/room)	2 rooms	1
NURSING HOME	3 beds	1
RESTAURANT (drive-in)	9 parking spaces	1
RESTAURANT (fast food)	22 seats	1
RESTAURANT	8 seats	1
RETAIL STORES	3000 sq. ft. net** floor space	1
ROOMING HOUSES	7 beds	1
SCHOOLS (Sunday)	55 students	1
SCHOOLS (Elementary)	18 students	1
SCHOOLS (Nursery) – Number of students		

licensed for	14 students	1
SCHOOLS (Secondary)	14 students	1
SERVICE STATION (Gas pumping only)		1
* Net – square footage – deduct mechanical rooms; elevator shafts, stairwells, rest rooms and storage areas.		
** Net – Deduct mechanical rooms, elevator shafts, stairwells, restrooms and unfurnished storage areas.		
SERVICE STATION (With service center)		2
SERVICE STATION (With service center and car wash)		8
SWIMMING POOLS (Public)	900 sq. ft. pool area	1
TENNIS COURTS (Public)	1 court	2
THEATER	64 Seats	1
THEATER (Drive-In)	55 parking spaces	1
WAREHOUSES	7000 sq. ft.	1

Subd. 4. Minimum Charge. A minimum charge shall be paid by all general and industrial users. The minimum charge shall be established by the Council each year by resolution. The minimum charge per month shall equal all administrative and supply costs associated with the preparation of the bills, for the year, divided by the total number of users, divided by twelve.

Subd. 5. Customer Charge. A customer charge shall be paid by all general and industrial users of the sewer system each month. This charge shall equal the minimum charge plus the capital improvement charge.

Subd. 6. Sanitary Sewer Trunk Charge. Trunk improvements for sanitary sewer consist of trunk facilities and mains constructed of larger diameter pipe than is necessary to provide minimum standard service to meet the needs of the adjacent properties. This oversizing is provided to accommodate the cumulative sanitary sewer needs of the community at large. The difference in the cost of the minimum standard lateral requirements for the adjacent property and the oversizing requirements and related appurtenances for the community at large is called the Sanitary Sewer Trunk Cost.

To cover the Sanitary Sewer Trunk Cost, all properties shall, at the time of entering into a development agreement for the property or the time of building permit application, whichever occurs first, pay a sanitary sewer trunk charge on a per unit basis as specified by Council resolution. There is a minimum sanitary sewer trunk charge of one (1) unit for each new building. The total units to be charged to each parcel of property shall be the same as the number of SAC units for such parcel as specified in Delano City Code Section 611.01, Subd. 3.

Subd. 7. Commercial and Industrial Infrastructure Fee Policy. The City hereby adopts the following policy regarding collection of infrastructure fees for new and existing commercial and industrial properties pursuant to the authority in Minnesota Statute § 444.075:

- A. All infrastructures fees shall continue to be calculated at the time of issuance of a building permit for any construction project, unless otherwise specified in a City-approved development agreement.
- B. Applicants for a building permit in any commercial or industrial zoning district may select a modified payment method for SAC, WAC, and Sewer Trunk charges. The modified payment method shall be as follows:
 - 1. The minimum SAC, WAC, and Sewer Trunk fees shall be paid at time of building permit issuance equal to thirty percent of the total SAC, WAC, and Trunk fees or current charge for one unit of SAC, WAC, and Trunk fees, which ever is greater.
 - 2. The remaining amount of SAC, WAC and Trunk fees shall be payable to the city in equal annual installments due on July 1 of each year for no more than five successive years, plus interest at an annual amount specified by the Council.

- C. Applicants for a building permit in the Central Business District redevelopment area (as established by the Delano Comprehensive Plan) may select a modified payment method for SAC, WAC, and Sewer Trunk charges. The modified payment method shall be as follows:
3. The minimum SAC, WAC, and Trunk fees shall be paid at time of building permit issuance equal to one unit of SAC, WAC, and Trunk fees.
 4. The remaining amount of SAC, WAC and Trunk fees shall be payable to the City in equal annual installments due on July 1 of each year for no more than 10 successive years, plus interest at an annual amount specified by the Council.
- D. SAC, WAC, and Trunk fees, plus accrued interest, not paid when due and delinquent as of August 1 of any calendar year may be certified to the County Auditor for collection with taxes.

SECTION 612.01. POWERS AND AUTHORITY OF INSPECTIONS.

Subd. 1. The Building Official or other duly authorized employees of the City bearing proper credentials and identification shall be permitted to enter all properties for the purpose of inspection observations, measurement, sampling, and testing pertinent to discharge to the community system in accordance with the provisions of this Chapter.

Subd. 2. The Building Official or other duly authorized employees are authorized to obtain information concerning industrial processes which have a direct bearing on the kind and source of discharge to the sewer collection system.

Subd. 3. The Building Official or other duly authorized employees of the City bearing proper credentials and identification shall be permitted to enter all private properties through which the City holds a duly negotiated easement for the purpose of, but not limited to, inspection, observation, measurement, sampling, repair and maintenance of any portion of the wastewater facilities lying within said easement. All entry and subsequent work, if any, on said easement, shall be done in full accordance with the terms of the easement pertaining to the private property involved.

SECTION 613.01. WATER CONNECTION.

Subd. 1. Where the City water system is available to any parcel of property or building within the boundaries of the City, the owner of such parcel of property or building shall make connection to the City water system. If connection is not made pursuant to this Subdivision, the City may issue written notice to connect within 90 days. Said notice shall be served on the owner or an authorized agent of the owner or may be sent by mail to the owner's last known address. If the owner cannot be reached by mail so addressed, the City may serve the written notice upon the occupant. Pursuant to the authority conferred by Minnesota Statute § 444.075 and subject to the limitations under Minnesota Statute § 444.25, in addition to all other charges for tapping into or connecting with the municipal water system, including fees for inspection of