

ORDINANCE NO. 381

AN ORDINANCE, relating to water service and providing for the collection of a connection charge in lieu of assessment from property owners served by water from improvements made to the City water system in the Viewpoint Area.

WHEREAS, the City recently made certain water system improvements in a portion of the City under Project No. Q1-W-65, as Phase 1 of the Viewpoint Water System, authorized under Ordinance No. 373, at a total cost of \$82,240.00 as a general facility improvement without the levy of assessments against properties specially benefited thereby and contemplates making other improvements under its Comprehensive Plan for the Viewpoint Water System; and

WHEREAS, the City Council has determined that reasonable connection charges should be made as a condition to the right to connect to the water system by property owners benefited by such improvements in order that such property owners shall bear their equitable share of a portion of the cost of such improvements; and

WHEREAS, the City Council has determined and fixed the amount of the connection charges to be paid as a condition to the right to connect to the water system in the area served by such improvements; NOW, THEREFORE,

THE CITY COUNCIL OF THE CITY OF REDMOND DO ORDAIN AS FOLLOWS:

Section 1. Description of Improvements. The water system improvements referred to in this ordinance and those to which this ordinance shall pertain shall consist of those water system improvements installed under Project No. 01-W-65, as Phase 1 of the Viewpoint Water System, together with additions to the Viewpoint Water System as contemplated under Section 5 hereof, hereinafter referred to as the "Viewpoint Water System."

Sec. 2. Description of Service Area. The service area for the purposes of this ordinance shall include, but not limited to, all of the Viewpoint annexation to the City of Redmond,

as described in Ordinance No. 331, less those areas presently served by King County Water Districts No. 81 & 99.

Sec. 3. Connection Charge - Acreage Charge. As a condition to the right to connect to the Viewpoint Water System, an acreage charge of \$100.00 per acre shall be collected from the owner of all property served by water from the Viewpoint Water System, which property shall include all common properties in plats of the type known as "planned unit development." The determination of the area to be charged, including computations for individual lots and tracts, shall be made by the Water Department of the City. In the case of large, unplatted tracts, the Water Department shall have the authority to segregate the property to be served for the purpose of determining the area which shall be subject to the acreage charge; Provided, that in no case shall the size of the area charged be less than the existing zoning requirements for the use zone district involved.

Sec. 4. Connection Charge - Front Footage. As a condition to the right to connect to the Viewpoint Water System, a front footage charge of \$3.00 per lineal foot shall be paid by the owners of all property abutting upon the water pipeline installed under Phase 1 of the Viewpoint Water System; Provided, that where the property abutting such pipeline is developed as an intergal unit, such as in the case of platted property, and a water system is constructed within the property by the developer or owner of the property to serve the property abutting such pipeline, no front footage charge will be required. Pipelines constructed within such property must be designed and sized in accordance with the standards of the City and the completed lines conveyed to and accepted by the City. In the case of large, unplatted tracts, the City Water Department shall have the authority to segregate the amount of the front footage to be charged on the basis of the actual amount of the property to be served

by the water service connection; Provided, that in no case shall the frontage charged be less than the minimum required under the applicable use zone district requirements then existing.

Sec. 5. Additions to System - Additional Area. In determining the connection charges to be paid by property owners under this ordinance, it is contemplated that future additions and extensions will be made to such water system and that additional properties may be served by such system. To the extent that such additions and extensions to the water system constitute general facilities of the Viewpoint Water System under the Comprehensive Plan presently adopted by the City Council for the Viewpoint Water System and may be conveniently served by such system, the connection charges herein determined shall continue to be applied as a condition to connection to the Viewpoint Water System, without change; Provided, that where property owners have paid for the installation of a City-approved water pipeline extension fronting their properties, the front footage charge shall not be applied; Provided further, that the City reserves the right to review the connection charges herein determined in light of further additions and extensions to the Viewpoint Water System and to determine increased or different connection charges in order to equitably charge each property owner his fair share of the cost of the water system.

Sec. 6. Collection of Connection Charges. The connection charges herein determined, including both the Acreage Charge and Front Footage Charge, where applicable, shall be payable at the time application for a water service connection is made, Provided, that in the case of residential developments, charges for the common properties in planned unit developments shall be payable prior to the filing of the final plat. Connection Charges collected shall be considered revenue of the Water Department.


Sec. 7. Additional to Other Charges. The connection charges

herein determined shall be in addition to the cost of such connection or charges imposed under other ordinances of the City.

Sec. 8. Effective Date. This Ordinance shall take effect and be in force five (5) days after the date of its publication in the manner provided by law.

PASSED by the Council of the City of Redmond, Washington at a regular meeting thereof and APPROVED by the Mayor this 27th day of JULY, 1965.

CITY OF REDMOND


G. C. GRAEP
MAYOR

ATTEST:


R. K. RETTIG
CITY CLERK

APPROVED AS TO FORM:


JOHN D. LAWSON
CITY ATTORNEY

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