RURAL WATER DISTRICT NO. 4 Douglas County

POLICY NO: 9

TITLE: Subdivision Policy

1. PRELIMINARY REVIEW

A. Applicant shall submit two copies of the preliminary plat to the board of Directors of Rural Water District#4. In cases where the preliminary plat has not been proposed, a similar drawing with sufficient detail may be submitted. Must show the ultimate or maximum development anticipated. Road rights-of-way, lot boundaries, and utility easements must be shown.

- B. A fee of \$6,000 per subdivision lot must be paid by Applicant to the Rural Water District upon submittal of the preliminary plat or drawing. If the Water District is unable to provide water service to the Applicant's proposed subdivision, this fee will be returned after deduction the cost of preliminary engineering and legal fees. Any unusual costs required to provide water to the Applicant's lots will be itemized and presented to the Applicant prior to the work being performed. This may include costs for construction, engineering, legal fees, etc. Also, some areas of the District have recently received new upgraded lines so that they can handle new customers; if your property is in such an area, you will be charged an additional assessment to help cover this cost.
- C. As soon as possible after receipt of the preliminary plat or drawing and study fee, the Water District, or its representative will respond in writing to the Applicant. The response will outline any general system improvements and subdivision improvements necessary to deliver water in preliminary cost estimates will be provided for each type of improvement.

The routing of water lines will be mutually agreeable to the Applicant and the Water District. The routing will be such that water service is directly available to each subdivision lot. It is the Applicant's responsibility to insure that all necessary easements are platted to accommodate the pipeline route. The cost of all subdivision improvements is the responsibility of the Applicant. The Applicant will be responsible for e the cost of all general system improvements made necessary by the plans to serve water to the subdivision. The plans for construction of lines may be subject to review by the Kansas Department of Health and Environment (KDHE).

2. A copy of the preliminary response is to be signed by the Applicant and returned to the Rural Water District. This response will serve as verification that the Applicant is in receipt of said response; it will indicate the Applicant's responsibilities, and outline conditions that nee to be satisfied for the District to provide service to the subdivision. A copy of this signed response will be sent to the Lawrence-Douglas County Planning Office by the District to serve as confirmation of water service availability for the subdivision.

FINAL REVIEWS

- A. The Applicant must submit a copy of the approved Final Plat of all or a portion of the subdivision. If the scope of the maximum development is different than at the time of preliminary submittal, the Applicant must include a letter explaining the change.
- B. Within a reasonable time after submittal of the approved Plat, the final construction cost estimate will be provided to the Applicant. Engineering, legal, and other costs related to the required construction will be itemized separately.
- C. Upon final acceptance of construction by the District, all line extensions and improvements except for service lines, shall become the property and responsibility of the District.

3. IMPLEMENTATION

- A. Prior to the acquisition of any benefit units within the subdivision the Applicant must pay all final costs, in full, to the Rural Water District. These payments are non-refundable.
- B. Upon receipt of payment, the improvements will be constructed by the Water District itself, or by a contractor selected by Rural Water District No.4. This is to ensure a uniform standard of construction and quality of materials throughout the District.

On this	day of	, 200	, 2000 the Board of Directors of Rural Water District				
No. 4, Dougla	as County, Kansas ha	ve adopted t	he above Policy for se	ervice to rural subdivisions.			
			Chairman	Date			
		Attest					
		110050					
I the above r	oforonged Applicant	have read u	ndaratand and agrae t	a the above regulations			
i, the above i	elelenced Applicant,	nave read, u	ilderstand and agree t	o the above regulations.			
			Applicant	Date			