

AT A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE JAMES CITY SERVICE AUTHORITY, JAMES CITY COUNTY, VIRGINIA, HELD ON THE 22ND DAY OF MAY 2007, AT 7:00 P.M. IN THE COUNTY GOVERNMENT CENTER BOARD ROOM, 101 MOUNTS BAY ROAD, JAMES CITY COUNTY, VIRGINIA.

A. CALL TO ORDER

B. ROLL CALL

Jay T. Harrison, Sr., Chairman
Bruce C. Goodson, Vice Chairman
James O. Icenhour, Jr.
M. Anderson Bradshaw
John J. McGlennon

Sanford B. Wanner, Secretary
Leo P. Rogers, County Attorney
Robert H. Smith, Acting General Manager

C. CONSENT CALENDAR

Mr. Bradshaw made a motion to adopt the item on the Consent Calendar.

On a roll call vote, the vote was: AYE: Bradshaw, McGlennon, Goodson, Icenhour, Harrison (5).
NAY: (0).

1. Minutes - April 24, 2007, Regular Meeting

D. BOARD REQUESTS AND DIRECTIVES

1. Changes to the Regulations Governing Utility Service - FY 08 Utility Rates

Mr. Larry Foster stated this item was for a portion of the fees related to outdoor water use for lawn irrigation. He recognized Mr. Robert Duckett from the Peninsula Housing and Builders Association who wished to speak, though this was not a public hearing. Mr. Foster noted that staff did not object if the Board wished to allow Mr. Duckett to speak.

Mr. Bob Smith stated the other fee changes were approved when the overall budget was approved but there was a deferral for the lawn irrigation (LI) fee and that staff had met with members of the lawn irrigation community and revised the water use fee as presented in the memorandum. He stated the resolution would establish an outdoor hose bib fee and a fee for lawn irrigation based on lot size. Mr. Smith explained that the hose bib fee for one or more bibs was set at \$500; the lawn irrigation fee was on a sliding scale based on lot size; and the fees would go into effect July 1, 2007. Staff recommended approval of the proposed fee changes.

Mr. Bradshaw asked how the hose bib fee was determined.

Mr. Foster stated the current fee for fixtures for a bathroom was \$500 and staff felt it was an acceptable fee for a hose bib also. He noted that this would provide equity to those who use a hose bib for irrigation versus an automated irrigation system.

Mr. Bradshaw stated that the use of a scale indicated that there was difficulty to charge the fee based on the size of the area that was irrigated.

Mr. Foster stated this was correct because that would be very hard to monitor. Staff felt that the irrigation costs were adequately evaluated based on the overall size of the lot.

Mr. Bradshaw confirmed that this set of fees was revenue neutral.

Mr. Foster stated there had been no experience with it and, though the numbers on the future water supply were ambiguous, staff was certain the revenues generated would be needed.

Mr. McGlennon expressed appreciation to staff for working with lawn irrigation contractors and thanked the contractors for their input.

Mr. Harrison asked if this new fee would be imposed on new development and not existing homes.

Mr. Foster stated that if someone comes forward for lawn irrigation after July 1, 2007, the fee would be applied but no hose bib fee would be collected for existing homes.

Mr. Harrison stated that if the source of high water bills is irrigation, then the fees should penalize that aspect rather than requiring lower income individuals to pay high water bills.

Mr. Foster commented on peak water demands related to irrigation and noted that if similar consumption were to occur all day, water usage would be 14-million gallons per day (mgd).

Mr. Icenhour asked when the hose bib fee would be collected.

Mr. Foster stated that fee would be collected when the building permit fee for the home was collected.

Mr. Icenhour asked what assurances were in place if someone installed irrigation without a permit.

Mr. Foster stated measures were in place to give more checks and balances than in the past. He stated the irrigation companies would help enforce compliance and when people come forward for a Certificate of Occupancy for new construction, 95 percent of them install an irrigation system. Mr. Foster stated the process was weakest concerning existing homes, but this could be aided from information when citizens get a submeter for the sewer credit.

Mr. Icenhour stated that it needed to be fair and equitable and noted that the lot size for the highest fee was 45,000 square feet, which was roughly one acre.

Mr. Foster stated this was correct.

Mr. Goodson asked how staff would handle when a person gets a submeter and the individual does not have a record of irrigation being installed.

Mr. Foster stated that this would be addressed but it would be easy to recognize when the irrigation was installed if it was in the recent past.

Mr. Robert Duckett, on behalf of Peninsula Housing and Builders Association, commented on commercial developments being exempt from the fee; requested the scale for fees be based on use rather than lot size; and noted the efficiency of an irrigation system over a standard sprinkler.

Mr. Goodson made a motion to adopt the resolution.

On a roll call vote, the vote was: AYE: Bradshaw, McGlennon, Goodson, Icenhour, Harrison (5). NAY: (0).

RESOLUTION

CHANGE TO THE REGULATIONS GOVERNING UTILITY SERVICE -

FY 2008 UTILITY RATES

WHEREAS, the Board of Directors of the James City Service Authority conducted a public hearing on April 10, 2007, for proposed changes to the Regulations Governing Utility Service.

NOW, THEREFORE, BE IT RESOLVED that by the Board of Directors of the James City Service Authority, James City County, Virginia, hereby adopts a change to the Regulations Governing Utility Service by establishing an Outdoor Water Use Fee as summarized below to become effective July 1, 2007.

Outdoor Water Use Fee

Outdoor Hose Bib Fee. There shall be an Outdoor Hose Bib Fee of \$500 established for each residential and commercial account that has an outdoor hose bib installed. This fee will be paid prior to issuance of a Plumbing Permit by the County Code Compliance Office.

Lawn Irrigation System Fee. There shall be a Lawn Irrigation System Fee established for each residential and commercial account as described below:

<u>Lot Size</u>	<u>Connection Fee</u>
Up to 10,000 Square Feet	\$250
10,001 to 30,000 Square Feet	\$500
30,001 to 45,000 Square Feet	\$800
Over 45,000 Square Feet	\$1,400

This fee will be paid to the JCSA prior to issuance of a Lawn Irrigation Permit by the County Code Compliance Office.

The purpose of the above fees is to defray in part the cost of providing major supply, transmission main, booster pumping, and distribution storage facilities.

BE IT FURTHER RESOLVED, that the proposed amendments be made part of this resolution.

Mr. McGlennon stated that new homes use irrigation as a preferred method to water lawns.

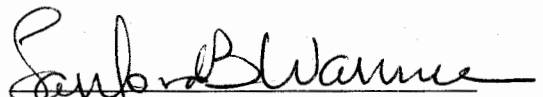
Mr. Bradshaw stated the incentive is a lower water bill.

E. ADJOURNMENT

Mr. McGlennon made a motion to adjourn.

The motion passed by a unanimous voice vote.

At 9:34 p.m., Mr. Harrison adjourned the Board.



Sanford B. Wanner
Secretary to the Board

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