



Napa Berryessa Resort Improvement District

Inter-Office Memorandum

TO: District and Public Works Staff
FROM: Annamaria Martinez, Assistant Engineer
SUBJECT: Current Fees and Rates for NBRID/Berryessa Highlands
DATE: July 9, 2020

The below summarizes the water and sewer usage rates, the annual tax and assessment district charges, and the connection fees and connection process for the Napa Berryessa Resort Improvement District (NBRID). Please note: a Water/Sewer and Connection Fee application is required before starting service.

WATER/SEWER BILLING RATES:

NBRID bills water and sewer usage charges on a combined bi-monthly invoice in even months only (February, April, etc...) Rates for NBRID include a flat fee for the first 1,000 gallons of metered water used each month and a consumption charge for each 1,000 gallons consumed thereafter. There is no maximum charge for water use. Sewer charges are billed similarly, and are capped at a maximum-metered water use of 6,000 gallons per month. A completed application is required prior to account activation.

Rates are as follows:

Water Rate – first 1,000 gal:	\$65.00	Sewer Rate – first 1,000 gal:	\$85.00
Water Rate – Consumption:	\$4.00/1000 gal	Sewer Rate – Consumption:	\$8.00/1000 gal

Average Bi-monthly Water/Sewer Invoice (14,000 gallons total use): \$428.00

AVAILABILITY CHARGE and ASSESSMENT DISTRICT:

There are water sewer related charges billed on the annual property tax bill:

- Water/Sewer Availability Charge – For operation and maintenance expenses.
 - \$240 per year
- NBRID BD 2012-01 Sewer and NBRID BD 2012-01 Water : Two Bond Assessments for capital improvements projects approved by voters in 2012. The below are levied on all parcels to repay the bonds through 2052.
 - NBRID BD 2012-01 Sewer: ~ \$676.
 - NBRID BD 2012-01 Water: ~ \$259

CONNECTION FEES:

Each new residence within NBRID must pay a connection fee to connect into the NBRID's water and wastewater system. *NBRID will not accept connection fees until 1) the applicant has applied for a Building Permit with the Napa County Planning, Building, and Environmental Services (PBES) Department, and 2) the applicant completes a water/sewer account application and pays applicable fees.*

It is the owner's responsibility to determine the location of laterals at the curb. District can provide construction schematics of lateral locations and depths, however, no as-builts are available and the locations depicted may not be accurate in-field.

For water service, the owner is responsible for the installation of the pipeline from two (2) feet outside the house to the lateral at the street curb. NBRID will provide a meter and christy box.

For sewer service, the owner shall be responsible for video inspection of the existing lateral prior to connection. The video shall be submitted to the District Engineer prior to connection for a determination of lateral integrity. Should the lateral be compromised, the owner shall be responsible for replacement of the lateral to the wye at the main. Connection fee adjustments may be allowed if full replacement is required. District staff will discuss options as appropriate.

Inspection by NBRID operators must be made prior to backfill. Failure to schedule an inspection after connection installation and backfill will require re-excavation of pipelines at the owner's expense. Builder must contact NBRID operators at 707-966-2412 or NBRID administrative staff at 707-259-8600 at least one week prior to start of construction to schedule inspections.

Fees are as follows:

Water Connection	\$2,500
Sewer Connection	\$2,500
Inspection Fee	\$ 200
<u>Water/Sewer Account Deposit</u>	<u>\$ 450</u>
Total	\$5,650

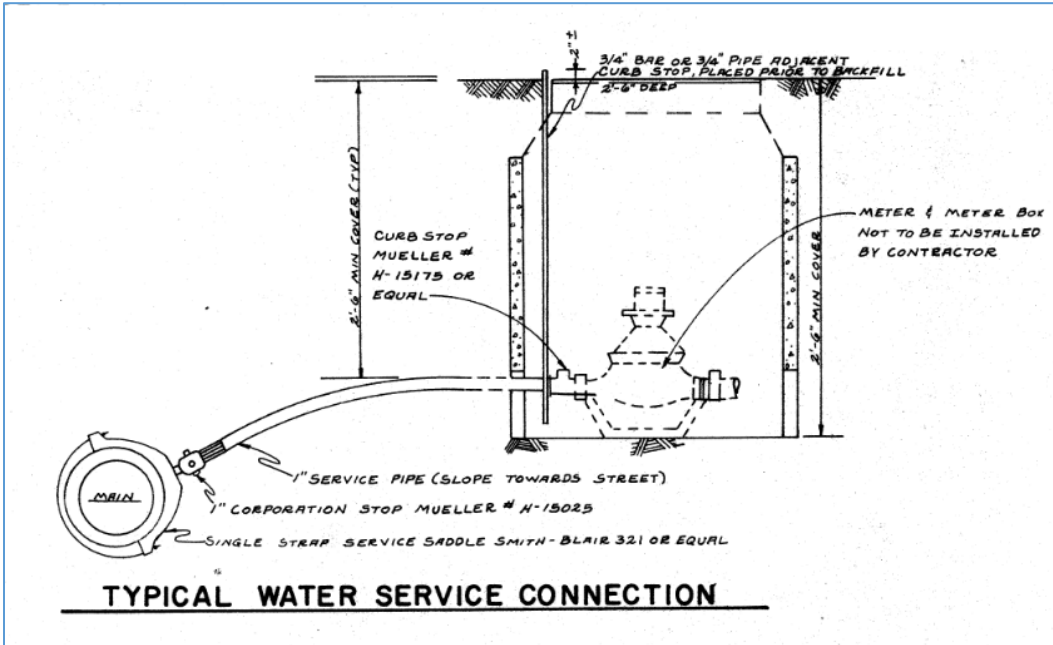
Connection fees can also be paid by credit card; an additional charge of \$125 will be billed by the company taking the payment.

Water service will not be accessible, and bi-monthly charges for the water/sewer account will not begin until a Notice of Occupancy has been issued by PBES. Water for construction can be purchased through use of a District installed hydrant meter by calling District staff at the numbers listed above.

Lots without paved streets adjacent to their property must submit engineered plans for connection to the Napa County Department of Public Works.

TYPICAL WATER METER INSTALLATION (3/4" to 1" meter)

(Please note that majority of properties have laterals extended to the property line at the street.
Operators will mark this location at the curb by request)



TYPICAL SEWER SERVICE INSTALLATION

(Please note that majority of properties have laterals extended to the property line at the street.
Operators will mark this location at the curb by request)

