



<b>Policy Number</b>	<b>I2024-01</b>
<b>Policy Type</b>	<b>Infrastructure</b>
<b>Policy Name</b>	<b>Water &amp; Sewer Utility Responsibilities Policy</b>
<b>Original Approval Date</b>	<b>August 18, 2021</b>
<b>Motion #</b>	<b>Revised March 27, 2024 – Motion 2024-096; 2021-267; Revised January 10, 2024; 2021-03;</b>

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## **Version 1**

### **Purpose**

To clearly define the obligations of both property owners and the Town of Eston.

The Town of Eston is only responsible for the Town property which is outlined in the *Municipalities Act*.

Section 25 of *Municipalities Act* states:

Land adjacent to streets, roads and easements

25(1) If the main lines of the system or works of a public utility are located above, on or under a street, road or easement and the municipality provides the public utility service to a parcel of land adjacent to the street, road or easement, the municipality is responsible for the construction, maintenance, repair and replacement of the portion of the service connection from the main lines of the system or works to the boundary of the street, road or easement.

(2) Notwithstanding subsection (1), as a term of supplying the public utility service to the parcel of land, the council may make the owner of the parcel of land responsible for the costs of the construction, maintenance, repair and replacement of the portion of the service connection from the main lines of the system or works to the boundary of the street, road or easement.

(3) If the council acts pursuant to subsection (2), the costs mentioned in that subsection are an amount owing to the municipality by the owner of the parcel of land.

### **New Construction**

The Town of Eston will bring water and sewer to the property line at no cost in the Southwest and Southeast areas of town zoned Residential.

This location is south of Highway 44, west of Highway 30 to 5<sup>th</sup> Street SW Avenues 2<sup>nd</sup> to 9<sup>th</sup> including Larson Cr, Kay Lane and Guthrie Place. This also includes Gatenby in the northeast side of town.

In the Industrial area on the Northwest side of town the cost for water and sewer will be a 50/50 split between the Town and the property owner.

This location is north of Highway 44, A Avenue to C Avenue and Main Street to 3<sup>rd</sup> Street NW.

As per building code the sump pump cannot be tied into the sanitary sewer lines.

### **Maintenance, Repair and Replacement**

#### **Town Responsibilities**

- All water lines from the source, up to and including the curb stop are the responsibility of the Town for maintenance, repair and / or replacement
- All water meters and end points remain the property of the Town. Repair, maintenance and / or replacement is the responsibility of the Town. Unless the meter freeze is due to homeowner negligence.
- Maintenance of sewer mains and manholes which are located on Town property or easements. Anything on resident's property is the responsibility of the owner.
- The Town of Eston is not responsible for any damage done to property by water line breaks, water service interruptions or faulty meters.

#### **Property Owners Responsibilities**

- All water lines after the curb stop to the building are the responsibility of the property owner.
- All water lines to and from water meters are the responsibility of the property owner.
- The property owner is responsible for all wastewater (Sewer) lines from the property line to the building and inside the building.

#### **Compensation**

The Town of Eston will compensate \$299.79 to the Town of Eston Residents for roto root sewer lines if the problem persists on Town property. If a camera is used, an additional \$248.00 will be reimbursed. The Town does not pay for after hour charges.

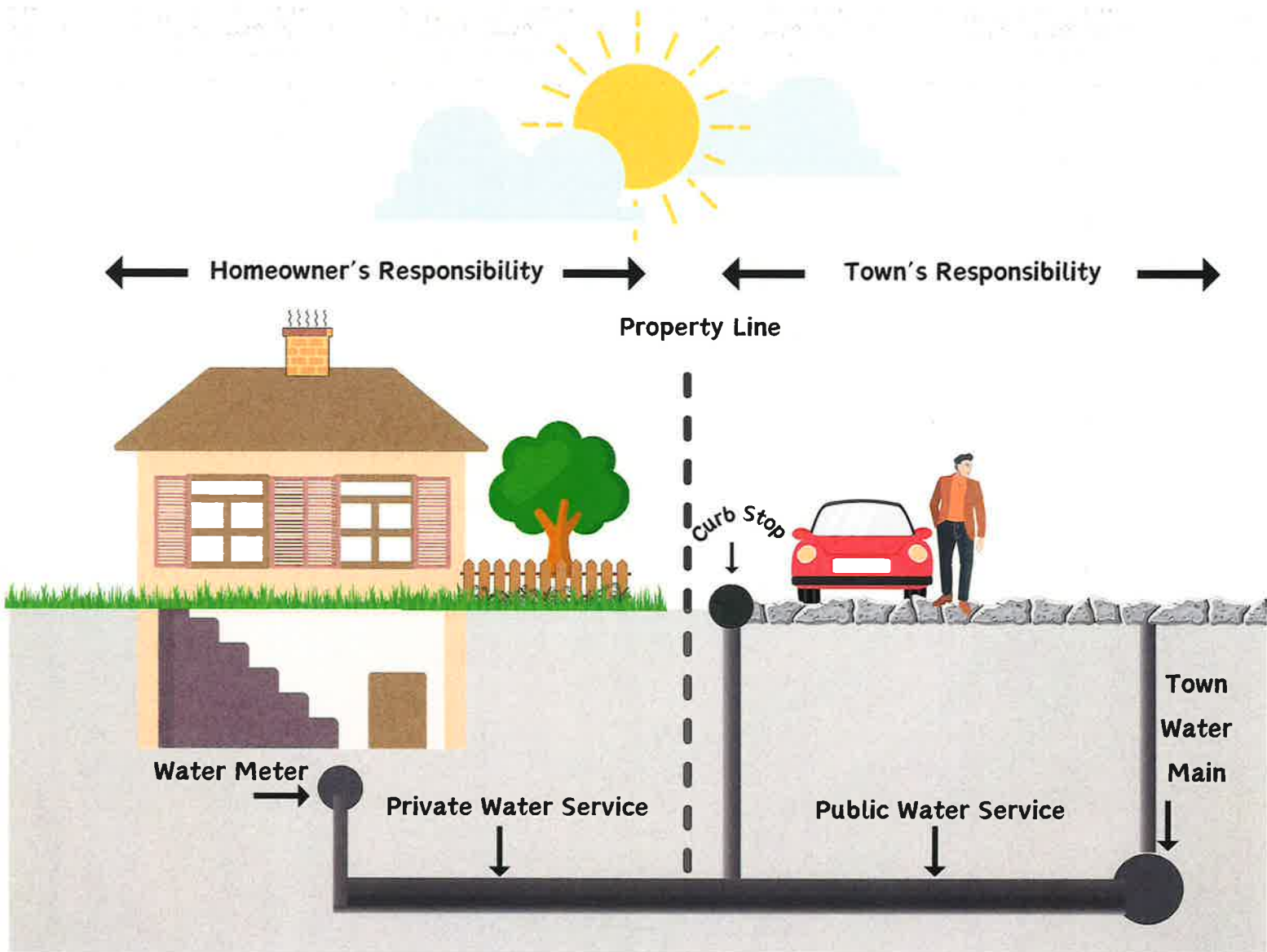
This is subject to change.

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Mayor

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Chief Administrative Officer



## Maintenance, Repair & Replacement

### Property Owner's Responsibility

- All water lines after the curb stop to the building are the responsibility of the property owner.
- All water lines to and from water meters are the responsibility of the property owner.
- The property owner is responsible for all wastewater (sewer) lines from the property line to the building and inside the building.

### Town's Responsibility

- All water lines from the source, up to and including the curb stop, are the responsibility of the Town for maintenance, repair and/or replacement
- All water meters and end points remain the property of the Town. Repair, maintenance and/or replacement is the responsibility of the Town, unless the meter freezes due to homeowner negligence.
- Maintenance of sewer mains and manholes which are located on Town property or easements. Anything on resident's property is the responsibility of the owner.
- The Town of Eston is not responsible for any damage done to property by water line breaks, water service interruptions or faulty meters.

### Compensation

- The Town of Eston will compensate \$299.70 to the Town of Eston Residents for roto root sewer lines if the problem persists on Town property. If a camera is used, an additional \$248.00 will be reimbursed. The Town does not cover after hour charges. This is subject to change.



