

TOWN OF APEX WATER AND SEWER EXTENSION POLICY FACT SHEET AND IMPLEMENTATION PLAN

The Towns of Apex, Cary, and Morrisville formed the Western Wake Partners (Partners) to develop the Western Wake Regional Wastewater Management Facilities Project (Project). The Project will provide wastewater service for planned regional growth and development, as well as meet a regulatory requirement issued by the North Carolina Environmental Management Commission (EMC) and the Department of Environment and Natural Resources (NC DENR). The Towns of Apex, Cary and Morrisville, along with Wake County, are required by their Interbasin Transfer Certificate to return treated wastewater to the Cape Fear River.

As part of the project, the Partners have committed to providing water and sewer service to residents near the water reclamation facility; the Town of Apex will be the service provider. This Fact Sheet contains information about implementation of the Town of Apex Water and Sewer Extension Policy (Water and Sewer Extension Policy).

Policy Summary

The Water and Sewer Extension Policy applies to properties within Census block 534.03-1053 (see attached map), which is bounded by the CSX Railway easement to the north, New Hill - Holleman Road to the east, US Highway 1 to the south, and Shearon Harris Road to the west. The Water and Sewer Extension Policy applies to the land use existing on the property as of July 9, 2009.

Water and sewer service will be available to eligible properties following completion of the proposed Western Wake Regional Water Reclamation Facility to be located in the New Hill Area of Apex (formerly the Seymour property). The water and sewer service will be provided by the Town of Apex.

Process to Obtain Services through the Water and Sewer Extension Policy

The Water and Sewer Extension Policy will be implemented over the next three years following the process outlined below:

- The Partners will have information about the Water and Sewer Extension Policy at neighborhood meetings relating to the project. Door-to-door visits will be conducted to share information about the Water and Sewer Extension Policy with those residents unable to attend meetings.
- During the fall 2010 and winter 2011, property owners will be asked to grant access to their property for field investigations and surveying. Information collected will be used to plan and design the water and sewer utility extensions.
- In the summer of 2011, the Town of Apex will send owners of property within Census block 534.03 1053 a letter with additional information on the program addressing eligibility requirements, service offerings, annexation options, schedule and easement acquisitions, customer responsibilities, and an application for service.
- Property owners will be contacted by telephone by Town staff to ensure the letter has been received, review eligibility requirements, customer responsibilities, the application, and other issues associated with the service extension. Town staff will be available to answer any questions, and offer the option of a follow-up on-site visit or other contact as requested.

- During the on-site visit, Town staff can review information about the Water and Sewer Extension Policy, eligibility requirements, implications of a future change in property use, expected water and sewer utility bills, acreage and capacity fees, and annexation either by the participating property owner or the Town, customer responsibilities, and work to be provided by a plumbing service provider. If requested, Town Staff can assist with completing an application for service.
- Property owners who elect to participate in the extension program will need to submit a signed application form to the Town of Apex. The deadline for application into the extension policy program is January 1, 2012. Implementation of the Water and Sewer Extension Policy is not contingent upon a minimum number of participating properties.
- After the Town has compiled a list of the properties participating in the extension program, each property owner will be contacted by Town staff with details on qualified plumbing services contractor options for on-site service line installation, schedule for service availability, and a service agreement. Property owners that applied to participate in the extension policy program will need to submit a signed service agreement by July 2012.
- The on-site service line work on private property is the property owner's responsibility. Property owners shall make contact with the plumbing services contractor of their choice – either from the plumbing services contractor options provided by the Town of Apex or a qualified plumbing contractor of the property owner's choosing, obtaining a quote for the water and sewer on-site service lines, or water service line only. The work must meet the Town's code requirements, and appropriate permits required for the work must be obtained by the plumbing services contractor. Appropriate testing and inspection shall be performed and coordinated by the plumbing services contractor. All work is required to be inspected by Wake County. The property owner or the plumbing services contractor shall provide the quote to the Town for review and endorsement.
- Once the signed service agreement is submitted to the Town, the quote for on-site service lines has been endorsed by the Town, water distribution and wastewater collection systems are constructed and in service by the Town, the property owner shall authorize the plumbing services contractor to proceed with obtaining appropriate permits and installing on-site service lines. A water/sewer service account will be set up for the property owner through the Town of Apex Finance Department.
- At the completion of plumbing services, property owner shall provide Town staff with confirmation that the on-site service lines were completed properly and inspected by Wake County officials, and any service issues have been addressed by the plumbing services contractor. Property owner shall schedule water/sewer service initiation for the property through the Town of Apex Public Works Department. Acreage fees and capacity fees that property owners typically are required to pay to connect to the Town's water and sewer system may be considered "free" or "deferred" for participating properties in the Site 14 extension area.
- When the property owner is invoiced by the plumbing services contractor for the on-site service line work, a copy of the invoice shall be provided to the Town of Apex. Payment will be provided directly by the Town to the plumbing services contractor if prearranged or the Town will issue reimbursement payment to the property owner if the property owner paid the plumbing services contractor's invoice directly.
- Following the completion of plumbing services and initiation of water and sewer service, Town staff will make an on-site visit to the property owner to discuss how the on-site service line installation/connection process went, and discuss the plan for decommissioning of existing wells and/or septic tanks. Separately, the Town of Apex will decommission existing wells and septic tanks at the participating property owner's request and at no cost to the

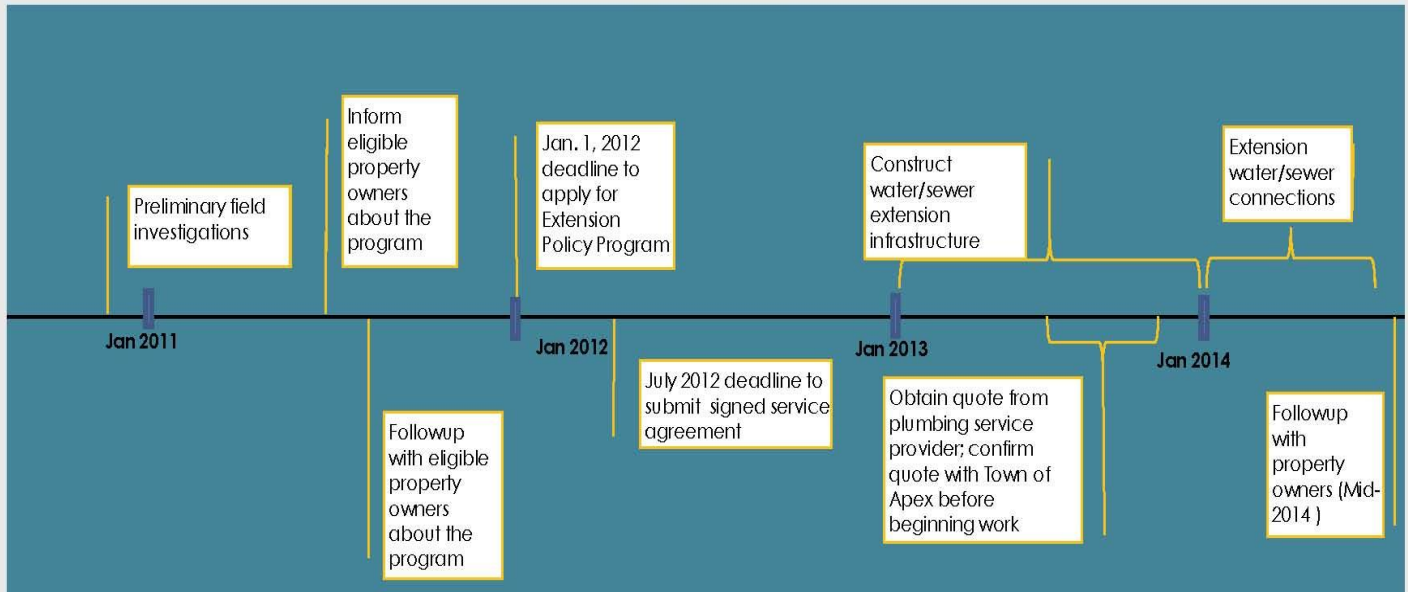
owner. At least 30 days but not more than 60 days after water and sewer service has been initiated, Town of Apex will proceed with decommissioning existing wells and septic tanks where requested by property owners.

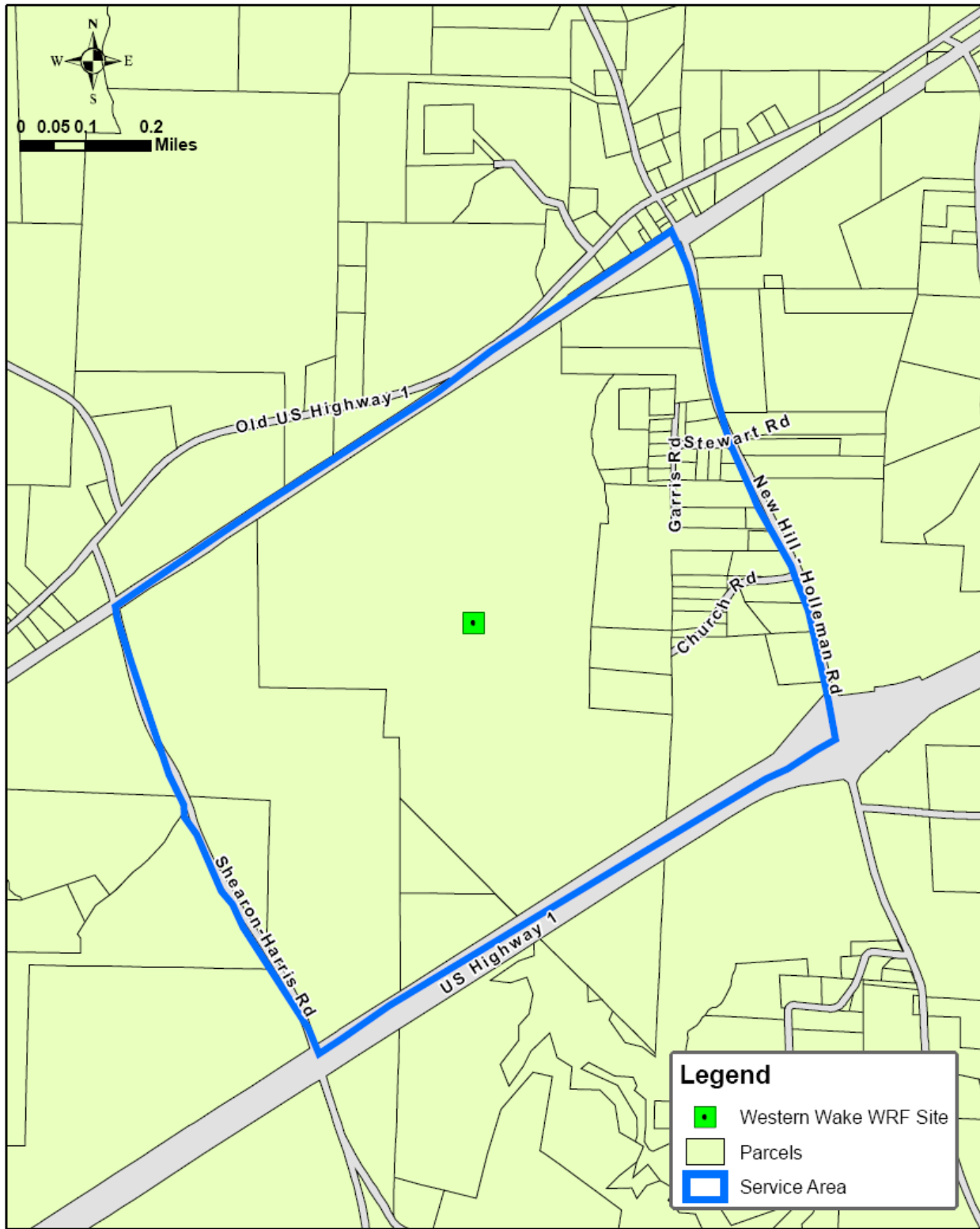
- Under current Town of Apex policies and ordinances, water and sewer customers are required to pay a monthly water and sewer bill based on a monthly water meter reading. As a condition of becoming a customer of the Town of Apex, participating property owners agree to pay a monthly water and sewer service bill proportional to the level of service received as determined by monthly water meter readings. Participating properties will be charged based on in-Town water and sewer rates.
- Town of Apex anticipates designing water distribution and wastewater collection system facilities in the winter and spring of 2011, obtaining easements, permits and approvals in the summer 2011 through the summer of 2012, receiving bids and awarding construction contracts in the fall of 2012 and constructing the facilities beginning January 2013 completing construction work by December 2013. Service will be available no later than 6 months after the Western Wake Regional Water Reclamation Facility is operational. The Western Wake Regional Water Reclamation Facility is current forecasted to be operational by December 2013.

For additional questions, please contact:

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Apex Water & Sewer Policy Timeline





Apex/Site 14
Water and Sewer Extension Policy