



## DISTRICT INFORMATION

### GENERAL

Sanitary sewer service in Montecito is provided by the Montecito Sanitary District, and regulations have been established for connection to, and use of, these publicly owned facilities. You are encouraged to call or visit the District office to discuss any questions or special concerns you may have. Some of the District's regulations regarding connection to the sewer system are presented herein for your information.

### PERMIT REQUIREMENTS

A sewer connection permit generally must be obtained for new or existing structures to be served by the District's facilities (**the District requires a site and floor plan for all new construction that is to be connected to public sewers**). Additions to existing structures, as well as new structures built on parcels already served, may also require a permit (the District would need to see the proposed building plans to make that determination). Connection permits and payment of fees are handled at the District's office address listed above. Once a property is connected to the public sewers, the annual service charge thereafter is collected by means of the County Tax Roll.

### CURRENT CONNECTION FEES

1. **Connection Charge** (Principal dwelling and any additional dwelling units) .....\$7,300
2. **Connection Charge** (Auxiliary Structures; i.e. Guest House, Pool Cabana, etc.).....\$2,263
3. **Refundable Performance Deposit** (For work performed between the property line to District mainline)
  - a) Construction/Connection of a New Lateral.....\$3,000
  - b) Replacement of Existing Lateral (Property line clean-out to wye at the mainline).....\$2,000
  - c) Repairs to Existing Lateral (includes slip lining, pipe bursting and point repairs, capping, reconnect).....\$1,000
  - d) Replacement of existing property line clean out only.....No Deposit Req'd
4. **Inspection Fee**
  - a) New Lateral Construction (tie-in to a District mainline wye or lateral) .....\$550
  - b) Replacement of Existing Lateral (Property line clean-out to wye @ the mainline) .....\$500
  - c.) Pipe Bursting, Slip Lining or Cap-Off & Reconnection of Existing Lateral .....\$300
  - d.) Point Repair (between clean-out & mainline) and/or New Property Line Clean-out.....\$150
5. **Sewer Service Charges**
  - a) Septic to Sewer Conversion (to be paid at the time a permit is issued) .....Pro-Rated
  - b) New Construction (deducted from the performance deposit, prior to occupancy).....Pro-Rated
6. **Agreements** (Recorded document required by the District)
  - a.) Residential Sewer Service Agreement (Agreement to service auxiliary structures) .....\$200
  - b.) Termination of Residential Sewer Service Agreement.....\$100
  - b.) License Agreement (for encroachment into a District Easement) .....\$5,000

- c.) Construction of Private Building Sewer (Crossing Two (2) Adjacent Properties).....\$1,000
- d.) Condominium Conversion Agreement.....\$1,000
- e.) Private Pumping Station and Pressure Line Building Sewer .....\$1,000
- 7. **Administration Review Fees**.....\$75-No Permit Required / \$150-Permit Required
- 8. **Engineering Review Fees** ..... \$150-No Permit Required / \$300-Permit Required

**RESIDENTIAL SEWER CONNECTION**

A "residential dwelling unit" is defined as an independent living quarter with sleeping, bathroom, and cooking facilities, regardless of the number of bedrooms for purposes of application to District regulations and fees. The structure can be attached or detached from the main residence.

Auxiliary structures are buildings on single family dwelling parcels with indoor plumbing facilities, but without the capability of providing cooking facilities. An auxiliary structure is typically a guest house, pool cabana, art studio, workshop, gym, office, etc.

**SEWER SERVICE AGREEMENTS**

A "sewer service agreement" may be required for any existing, additional, and/or remodeled structures that are considered by District staff to have the **potential of being or becoming** a "dwelling unit" as defined by the District's Statement of Policy (meaning the unit has bathroom and cooking facilities). Auxiliary units are not charged an annual service charge, but are required to pay a connection fee.

**CONNECTION**

A "connection" is simply the joining of a private service lateral to the public sewer system, or the extension of an existing private service lateral. One connection usually serves each dwelling unit; however, it is possible that one connection may serve multiple dwelling units, such as an apartment building or condominium complex.

**CONNECTION FEES FOR PROPERTY IMPROVEMENTS ON CONNECTED PARCELS**

Any connected parcel that has building or facility remodeling, improvements, tear-down and rebuild, construction, expansion or new facility, or changes in customer classification is herein defined as a property improvement. Any improvement (1) resulting in at least one additional plumbing fixture unit, and/or (2) an increase in bedrooms, and/or (3) an increase in the building area of more than 350 square feet shall require a connection permit at a pro-rata connection fee equal to the fee for a new connection less a credit for the amount in dollars of the sum of all previous connection fees paid to the District, based on District records.

**ILLEGAL/NON-PERMITTED CONNECTIONS TO DISTRICT SYSTEM**

Any illegal connection of private facilities to the System without obtaining a connection permit from the District shall be subject to payment of all applicable fees at a rate of 1 ½ times the current connection fee and 2 times the current inspection fee.

**FINALIZATION OF CONNECTION PERMITS**

- 1. Final Inspection Not Performed (*District was not called out for final inspection*) .....\$150
- 2. No Inspections Performed (*Work completed without inspections by District Staff*) .....\$500

**EXTENSION/CANCELLATION OF CONNECTION PERMITS**

- 1. First Request for a one-year Extension of a Connection Permit .....\$100
- 2. Second and Final Request for a one-year Extension of a Connection Permit.....\$200

3. Request for Cancellation of a Connection Permit .....\$500

**2012-2013 PRO-RATED ANNUAL  
SEWER SERVICE CHARGES/FEEES**

<b>PRO-RATED PERIOD</b>	<b>DATES [From – To]</b>	<b>SFR</b>	<b>SFR + 1</b>	<b>MULTI USE &amp; CONDOS</b>
1	JUL 01 -- JUL 15	1,080	1,590	510
2	JUL 16 -- AUG 15	990	1,457	467
3	AUG 16 -- SEP 15	900	1,324	424
4	SEP 16 -- OCT 15	810	1,191	381
5	OCT 16 -- NOV 15	720	1,058	338
6	NOV 16 -- DEC 15	630	925	295
7	DEC 16 -- JAN 15	540	792	252
8	JAN 16 -- FEB 15	450	659	209
9	FEB 16 -- MAR 15	360	526	166
10	MAR 16 -- ARP 15	270	393	123
11	APR 16 -- MAY 15	180	260	80
12	MAY 16 -- JUN 30	90	127	37

The above pro-rated fees are collected at the District office when one of the following occurs:

1. A permit is issued for a septic to sewer conversion
2. An open permit is ready to be finalized and the performance deposit is due to be refunded to the current vested owner (service charges due are deducted from the performance deposit)