



**CITY OF RICE LAKE ORDINANCE NO. 44**

**ESTABLISHMENT OF SEWER AND WATER TRUNK AREAS, TRUNK FEES,  
AND CONNECTION FEES WITHIN THE CITY OF RICE LAKE**

**Effective October 25, 2021**

**CITY OF RICE LAKE ORDINANCE NO. 44**  
**ESTABLISHMENT OF SEWER AND WATER TRUNK AREAS, TRUNK FEES,**  
**AND CONNECTION FEES WITHIN THE CITY OF RICE LAKE**

The City Council of the City of Rice Lake hereby ordains:

**Section 1. Establishment of Trunk Areas.**

- A. This addendum establishes, within the City of Rice Lake, Minnesota, municipal water and sanitary sewer trunk areas as defined below:
1. East Calvary Road Trunk Area
  2. West Calvary Road Trunk Area
  3. Arnold/Howard Gnesen Road Trunk Area
  4. Martin Road Trunk Area
  5. Rice Lake Road Trunk Area
- B. The specific areas within each of the above-noted trunk areas are described below and are graphically depicted on the attached Trunk District Map as follows:
1. East Calvary Road Trunk Area  
This trunk area is bounded on the North by an area just north of the Martin Road, on the East by Arnold Road, on the South by Austin Street, and on the West by just east and west of the Howard Gnesen Road, and is depicted on the attached Trunk District Map.
  2. West Calvary Road Trunk Area  
This trunk area is bounded on the North by Kingston and Luzerne Roads, on the East by Howard Gnesen Road, on the South by Austin Street, and on the West by Rice Lake Road, and is depicted on the attached Trunk District Map.
  3. Arnold Road/Howard Gnesen Road Trunk Area  
This trunk is bounded on the North by West Tischer Road, on the East by Arnold Road, on the South by Martin Road, and on the West Howard Gnesen Road, and is depicted on the attached Trunk District Map.
  4. Martin Road Trunk Area  
This trunk is bounded on the North by Gothenberg Road, on the East by Howard Gnesen Road, on the South by Luzerne Road, and on the West by Rice Lake Road, and is depicted on the attached Trunk District Map.
  5. Rice Lake Road Trunk Area  
This trunk is bounded on the North by West Tischer Road, on the East by Rice Lake Road, on the South by Kingston Road, and on the West by Rice Lake Road, and is depicted on the attached Trunk District Map.

**Section 2. Establishment of Trunk Area Fees.**

- A. Each trunk area identified in Section 1 shall have trunk area fees as follows:

1. East Calvary Road Trunk Area Fees:
  - a. Sanitary Sewer Trunk Fee: \$12,744.72 per parcel that connects into the sanitary sewer mains that exist as of December 31, 2016.
  - b. Municipal Water Trunk Fee: \$7,811.28 per parcel that connects into the municipal water mains that exist as of December 31, 2016.
  - c. Each property that connects into a sanitary sewer main or municipal water main installed after December 31, 2016 shall pay one-third of the applicable sanitary sewer and municipal water trunk area fees set forth in Section 2.A.1.a and 2.A.1.b. of this ordinance.
  
2. West Calvary Road Trunk Area Fees:
  - a. Sanitary Sewer Trunk Fee: \$12,744.72 per parcel that connects into the sanitary sewer mains that exist as of December 31, 2016.
  - b. Municipal Water Trunk Fee: \$7,811.28 per parcel that connects into the municipal water mains that exist as of December 31, 2016.
  - c. Each property that connects into a sanitary sewer main or municipal water main installed after December 31, 2016 shall pay one-third of the applicable sanitary sewer and municipal water trunk area fees set forth in Section 2.A.2.a and 2.A.2.b. of this ordinance.
  
3. Arnold Road/Howard Gnesen Road Trunk Area Fees:
  - a. Sanitary Sewer Trunk Fee: \$3,212.00 per acre of land platted (but excluding outlots and wetlands) or \$3,212.00 per acre of unplatted land which is connected to the City's sewer system, but excluding wetlands from such acreage.
  - b. Municipal Water Trunk Fee: \$4,494.00 per acre of land platted (but excluding outlots and wetlands) or \$4,494.00 per acre of unplatted land which is connected to the City's municipal water system, but excluding wetlands from such acreage.
  
4. Martin Road Trunk Area Fees:
  - a. Sanitary Sewer Trunk Fee: \$5,645.00 per acre of land platted (but excluding outlots and wetlands) or \$5,645.00 per acre of unplatted land which is or connected to the City's sewer system, but excluding wetlands from such acreage.
  - b. Water Trunk Fee: \$6,254.00 per acre of land platted (but excluding outlots and wetlands) or \$6,254.00 per acre of unplatted land which is or connected to the City's municipal water system, but excluding wetlands from such acreage.
  
5. Rice Lake Road Trunk Area Fee:
  - a. Sanitary Sewer Trunk Fee: \$3,620 per acre of land platted (but excluding outlots and wetlands) or \$3,620.00 per acre of unplatted land which is or connected to the City's sewer system, but excluding wetlands from such acreage.
  - b. Water Trunk Fee: \$4,860 per acre of land platted (but excluding outlots and wetlands) or \$4,860.00 per acre of unplatted land which is or connected to the City's municipal water system, but excluding wetlands from such acreage.
  
- B. Trunk Area fees are due upon the earlier of: 1) final platting of the parcel into a numbered lot; 2) final platting of the parcel into an outlot that contains a storm water retention pond, street, or private

drive; or 3) connection of a structure on the property in question to a sanitary sewer or municipal water line. No final plat approval or building permits shall be issued prior to payment of the trunk access charges unless other arrangements for the payment of the municipal water and sanitary sewer trunk access charge are made and approved by the city. Where the fee is due as a result of connection and not platting, if only one utility is connected, only the trunk area fee associated with the connected utility shall be due at that time.

- C. The Trunk Area fees shall apply to properties that have sanitary sewer or municipal water service abutting such properties at the time of platting, or when a condition of plat approval requires the extension of sanitary sewer or municipal water to the properties in the plat, or when a sanitary sewer or municipal water service abuts the property in question.
- D. The city council may, by resolution, exempt or reduce from the sanitary sewer and municipal water trunk access charge those lands within each trunk area which: 1) are already connected to the city sanitary sewer or municipal water systems; 2) have been previously assessed or have otherwise paid for the costs of the installation of sanitary sewer or municipal water trunk facilities; 3) abut sanitary sewer or municipal water lines that have been installed by the owner of the property in question at the owner's expense and at no cost to the City; or 4) abut sanitary sewer or municipal water lines that have been installed by the City at no or a reduced cost to the City. No connection shall be made to the city sanitary sewer or municipal water systems serving the property of any person or occupants of the land, parcel or premises upon which sanitary sewer or municipal water trunk area charges remain unpaid.

### **Section 3. Use of Trunk Area Fees.**

- A. Use Of Charges: The city may establish one or more trunk sewer funds and may credit all trunk access charges to such funds. Such funds may, as determined by council resolution, be used to offset costs incurred in the installation of existing or future sanitary sewer and water lines, or any debt service incurred in the past or to be incurred in the future to finance the sanitary sewer and water system expansions, improvements, or any combination of the above.
- B. In the event a property owner installs sanitary sewer or municipal water trunk lines or main lines in a location that abuts the property of another and can provide sanitary sewer or municipal water service to a property other than the owner's property, the City may, but shall not be required to, enter into an agreement with such owner to reimburse the owner for a portion of the cost of such sewer or water line installation that serves the property of others using all or a portion of the sewer and/or water trunk fees paid by such other properties to reimburse such owner. All such agreements shall be valid for no more than ten years.

### **Section 4. Establishment of Sewer and Water Connection Fees.**

- A. Each residential structure that connects to the City's sanitary sewer system shall pay a sewer connection fee of \$900 at the time of connection.
- B. Each residential structure that connects to the City's municipal water system shall pay a water connection fee of \$675 at the time of connection.
- C. Each commercial or industrial structure that connects to the City's municipal sanitary sewer system shall pay a sewer connection fee of \$1,100 at the time of connection.

- D. Each commercial or industrial structure that connects to the City's municipal water system shall pay a connection fee fee of \$975 at the time of connection.
- E. No connection shall be made to the city sanitary sewer or municipal water systems serving the property of any person or occupants of the land, parcel or premises upon which sanitary sewer or municipal water connection charges remain unpaid.

**Section 5. Use of Connection Fees.**

- A. Use of Sanitary Sewer Connection Charges. The City may use sanitary sewer connection charges to pay required connection charges to the Western Lake Superior Sanitary District, to pay debt service on bonds issued to construct sanitary sewer facilities, and to reimburse the City for bond payments the City has made on such bonds from general levy funds. Such funds may also be used to offset costs incurred in the installation of existing or future sanitary sewer lines.
- B. Use of Municipal Water Connection Charges. The City may use municipal water connection charges to pay debt service on bonds issued to construct municipal water facilities and to reimburse the City for bond payments the City has made on such bonds from general levy funds. Such funds may also be used to offset costs incurred in the installation of existing or future municipal water facilities.

**Section 6. Establishment of Capacity Allocation Fees.**

- A. Each residential structure that connects to the City's sanitary sewer system shall pay a sewer capacity allocation fee of \$940 per residential unit at the time of connection.
- B. Each residential structure that connects to the City's municipal water system shall pay a water capacity allocation fee of \$1,167 per residential unit at the time of connection.
- C. Each commercial or industrial structure that connects to the City's municipal water system shall pay a water capacity allocation fee of \$1,167 for each equivalent residential unit of water usage as calculated by the WLSSD. For example, if WLSSD estimates that a commercial structure will use twice as much water as a residential structure, then the water capacity allocation fee shall be  $\$1,167 \times 2 = \$2,334$ .
- D. Each commercial or industrial structure that connects to the City's sanitary sewer system shall pay a sewer capacity allocation fee as calculated by the Western Lakes Sanitary Sewer District.
- E. No connection shall be made to the city sanitary sewer or municipal water systems serving the property of any person or occupants of the land, parcel or premises upon which sanitary sewer or municipal water capacity allocation fees remain unpaid.

**Section 7. Use of Capacity Allocation Fees.**

- A. Use of Sanitary Sewer Capacity Allocation Fees. The City may use sanitary sewer capacity allocation fees to pay required connection charges to the Western Lake Superior Sanitary District, with 4% being retained by the City to offset costs of the City's sanitary sewer system.

- B. Use of Municipal Water Capacity Allocation Fees. The City may use municipal water capacity allocation fees to pay debt service on bonds issued to construct municipal water facilities and to reimburse the City for bond payments the City has made on such bonds from general levy funds. Such funds may also be used to offset costs incurred in the installation of existing or future municipal water facilities.

**Section 8. Implementation of Other Fees.** This ordinance in no way precludes the City Council from adopting additional ordinances imposing other water or sewer related charges in lieu of assessments, or other such ordinances relating to area or service charges with regard to the municipal water or sanitary sewer systems, nor does this section preclude the city from assessing to property owners the costs related to the installation of water and sewer lines, trunk mains, mains and other water and sewer related facilities installed by the City. Nothing contained in this section shall act to revoke any existing water access charges.

**Section 9: Wetlands.** Any reference to “wetlands” in this ordinance shall mean wetlands as defined in federal law or under the laws of the State of Minnesota.

**Section 10: Severability.**

Should any section or provision of this Ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the Ordinance as a whole, or any part thereof other than the part so declared to be unconstitutional or invalid.

**Section 11. Repealer.** In the event any City of Rice Lake ordinance conflicts with any provision of this Ordinance, the portion of such prior conflicting ordinance shall be deemed repealed upon the passage of this Ordinance.

**Section 12. Effective Date.** This ordinance shall be effective upon its passage and publication.

Approved by the City Council of the City of Rice Lake this 25<sup>th</sup> day of October 2021.

---

John Werner, Mayor

ATTEST:

---

Toni Blomdahl, City Clerk-Treasurer