

Surfside III COA
Board of Directors Resolution 1-2014
Water Sewer and Utility Billing Resolution

WHEREAS, the Board of Directors ("Board") of the Surfside III Condominium Owners Association ("Association") has the authority to make decisions for the benefit of the entire community, and

WHEREAS, the Board recognizes a water crisis due to drought and

WHEREAS, the Board is knowledgeable that Surfside III water use has increased 7% in the last three years while water use in the rest of Port Hueneme has decreased 30% and

WHEREAS, the Board is knowledgeable that each unit in Surfside uses an average of 20% more cubic feet of water than the average home in Port Hueneme and

NOW, THEREFORE, BE IT RESOLVED THAT the Board adopts the following resolution to encourage water conservation by billing each owner for water, sewer and utility expenses (as determined by the Board)

Each unit will be billed separately for water, sewer and utility expenses based on either average use or actual use.

The billing will be added to the monthly dues billing in the month following the billing from the city.

The payment is due with the monthly dues and will be assessed late fees, and interest in accordance with the collection policy.

The association Treasurer will coordinate the creation of separate income and expense categories in the budget to track collections/receipts and expenses.

The Board will establish annual billing fees, and surcharge fees for excessive usage. These fees will be consistent with standard industry practice and the surcharge fees will match either state or city government imposed fee structures.

The monthly dues will be reduced to compensate owners for water, sewer and utility expenses, less billing fees and surcharges for excessive use above the city wide average.

Motion:	<i>Ira Gree</i>
Second:	<i>Bill Betts</i>
Vote:	<i>4-0 (TONY TRUOX ABS)</i>
Date:	<i>9/20/14</i>