

MINUTES FOR BOARD OF ALDERMEN SPECIAL MEETING
March 25th, 2025
4:00 PM

The following elected officials were present: Mayor Beaty, Alderman Martin, Alderman Withers, Alderman Cloninger, Alderman Milton, and Alderman Cearley.

The following Staff members were present: Jonathan Newton, Town Manager; Robbie Walls, Police Chief; Lanny Smith, Electric Director; Bill Trudnak, Public Works Director; Lindsey Tysinger, Town Clerk; Zack Foreman, Assistant Public Works Director; Kristin Boone, Finance Director; Brittany Beams, Planner; Sonny Gibson, Electric Supervisor; Earl Withers, Fire Chief; and Alex Wallace, Parks and Recreation Director.

Mayor Beaty called the meeting to order at 4:00 pm.

The Mayor then opened with the Pledge of Allegiance to the Flag.

Mayor Beaty asked if there were any additions or deletions to the agenda. Alderman Milton made a motion to approve the agenda, seconded by Alderman Cloninger and carried unanimously.

New Business:

Item 3A - Renewal of Participation in HUD “HOME” Program

It is time to renew the Gastonia-Gaston HOME Consortium. The Gastonia-Gaston HOME Consortium is a group of units of local government that enter into an agreement which allows for qualification to receive federal funding from the U.S. Department of Housing and Urban Development (HUD). The agreement is valid for a three-year period and includes Gastonia, Gaston County, Belmont, Bessemer City, Cherryville, Cramerton, Dallas, Kings Mountain, Lowell, McAdenville, Mount Holly, Ranlo, and Stanley, with the City of Gastonia serving as the lead entity. This collective local government alliance is beneficial in that it allows smaller communities that do not meet the minimum threshold for funding to assume a more regional, collaborative approach to meeting the affordable housing needs of its communities. 100% of funds will be utilized within the areas stated within the agreement. No match funds or administrative funds are required for continued participation, only your signature will be needed. A HOME Consortium agreement must be renewed every three years and the renewal process may vary depending upon the addition of a new member or decision of non-renewal by an existing member. The lead entity receives the direct annual allocation of HOME Investment Partnerships (HOME) Program funds that are used for programs and activities within each participating local government jurisdiction.

1. Administration - Eligible costs necessary to support the conduct of carrying out programs and activities.

2. Core Programs - Core Programs funding is given directly to eligible families – this includes programs like down payment assistance to help low to moderate income families purchase homes throughout Gaston County.

3. Community Housing Development Organization (CHDO) - Projects 15% of the total allocation of HOME funds are used to fund CHDO projects. CHDO funds are awarded to eligible organizations through a competitive process and funding is open to nonprofit and for profit developers based on availability. A copy of the Interlocal Agreement is attached.

Town Manager, Jonathan Newton presented the item. Board directed staff to bring back to the next Board meeting. (Exhibit 3A 1-5)

Item 3B - Budget Discussion

A Strategic Planning meeting was held on January 27, 2025 to determine priorities for the upcoming Fiscal Year 2025/2026 budget preparation. Based on the discussion at the Strategic Planning meeting, Staff has prepared a rough draft to be reviewed. This discussion will center on priorities in the development of the Fiscal Year 2025/2026 Budget. Attached is the current FY2024/25 Fee Schedule for review prior to the meeting, to determine if there are any revisions needed for the upcoming fiscal year. (Exhibit 3B 1-13)

Town Manager Jonathan Newton introduced the Budget Draft to the Board and Staff. He reviewed each slide, detailing the needs and requests from the Town departments, the property tax rate, benefit increases, revenue forecasts, and grant initiatives. Following a discussion between the Board and Staff, Mr. Newton will consider the Board's requests and suggestions, incorporating them into the budget to present at the April Work Session for further discussion.

Mayor's Report

Mayor Beaty informed Staff and Board that she is having a meeting on Friday with Representative Torbett, and encouraged Staff and Board to drop by and say hello.

Manager Report

Town Manager, Jonathan Newton informed staff and the Board that the Town of Stanley Police Department is having their groundbreaking ceremony on the 28th will check the time and let Board and Staff know.

Alderman Cloninger made a motion to adjourn, seconded by Alderman Withers and carried unanimously (6:26).

Hayley Beaty, Mayor

Lindsey Tysinger, Town Clerk

**INTERLOCAL AGREEMENT
CREATING CONSORTIUM FOR PARTICIPATING
IN HUD “HOME” PROGRAM**

THIS AGREEMENT, made and entered into on this _____ day of _____, 2025, by and between the City of Gastonia, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Gastonia”; the City of Belmont a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Belmont”; the City of Bessemer City, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Bessemer City”; the City of Cherryville, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Cherryville”; the Town of Cramerton, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Cramerton”; the Town of Dallas, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Dallas”; the City of Kings Mountain, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Kings Mountain”; the City of Lowell, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Lowell”; the Town of McAdenville, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “McAdenville”; the City of Mount Holly, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Mount Holly”; the Town of Ranlo, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Ranlo”; the Town of Stanley, a municipal corporation organized and existing under and by virtue of the laws of the State of North Carolina, hereinafter referred to as “Stanley”; and Gaston County, a body politic of the State of North Carolina, hereinafter referred to as “County” (collectively, the “Participating Units”);

WITNESSETH:

THAT, WHEREAS, Article 20 of Chapter 160A of the General Statutes of North Carolina authorizes any unit of local government and any one or more other units of local government to enter into contracts or agreements with each other in order to execute any undertaking; and

WHEREAS, the United States Government, through the U.S. Department of Housing and Urban Development (“HUD”) administers a program known as the HOME Program which was created pursuant to Title II of the National Affordable Housing Act of 1990; and

WHEREAS, the rules promulgated pursuant to said act contemplate the creation of consortia by units of local government to allow units that do not otherwise qualify for participation in the HOME Program due to their size to so qualify, by the creation of a consortium; and

WHEREAS, the parties hereto are contiguous units of local government and otherwise meet the definition of governmental units which can qualify for the HOME Program through a consortium created for that purpose; and

WHEREAS, the basic purpose of the HOME Program is to expand the supply of decent, safe, and affordable housing, both owner occupied and rental housing for low and very low income citizens; and

WHEREAS, the parties hereto believe that it would be in their mutual best interest and in the best interest of their citizens to become eligible for this program and pursue available funding pursuant to the terms of the rules governing same.

NOW, THEREFORE, in consideration of the mutual covenants and conditions hereinafter set forth, the parties hereto do hereby covenant and agree as follows:

1. Purpose. The purpose of this agreement is to provide access to the HOME Program established by the National Affordable Housing Act of 1990 and administered by the United States Department of Housing and Urban Development and to comply with the rules promulgated by HUD pursuant to said act as found in 56 Federal Register, Page 65339, et. seq.
2. Term. This agreement covers the period necessary to carry out all activities that will be funded from funds awarded for three federal fiscal years and the parties hereto will remain in the consortium for the entire period. The program year start date for the consortium is 2026, and all members of the consortium are on the same program year for CDBG, HOME, ESG and HOPWA.
3. Renewal. Unless otherwise terminated by agreement in writing of all parties hereto or by termination of the HOME program by HUD, this agreement shall automatically be renewed for successive three-year qualification periods under the same terms and conditions. The parties agree that this agreement shall be amended to incorporate any changes necessary to meet the requirements for consortia agreements set forth in the Consortia Qualification Notice for any subsequent three-year qualification period. Any Participating Unit shall have the right to withdraw from the consortium at the beginning of any renewal period by giving notice in writing to Gastonia. For each renewal period, Gastonia shall, by the date specified in HUD's consortia designation notices, notify each of the Participating Units in writing of its right not to participate for that renewal period and shall provide copies of all such notifications to HUD.
4. Participation. Gastonia, Belmont, Bessemer City, Cherryville, Cramerton, Dallas, Kings Mountain, Lowell, McAdenville, Mount Holly, Ranlo and Stanley shall only participate in the Down Payment Assistance, which shall provide down payment assistance to the

residents, and the Rehabilitation Loan Program which shall provide rehabilitation assistance to existing homeowners of said municipalities. Said municipalities shall not participate in any other programs or qualify for any other types of assistance available through the HOME Program.

5. Lead Entity. Gastonia shall be designated as the lead entity for purposes of the HOME Program and shall assume overall responsibility for ensuring that the HOME Program is carried out in compliance with all applicable rules promulgated by HUD and other requirements, including, but not limited to, the requirements concerning a consolidated plan in accordance with HUD regulations in 24 CFR Parts 91 and 92, respectively, and the requirements of 24 CFR 92.350 (a) (5).
6. Statement of Capacity. As an “entitlement city” under the HUD Community Development Block Grant Program, HUD has determined that the City of Gastonia has the capacity to execute the administration of the HOME Program.
7. Cooperation. The parties hereto shall cooperate in executing such documents and providing such information to HUD as may be required to qualify the consortium created hereby for participation in the HOME Program. Furthermore, the parties hereby certify that they will affirmatively further fair housing.
8. Policy Review Board. A policy review board shall be established by the parties which shall develop policies and procedures for the administration of this agreement and the HOME program.
9. Merger Clause. This agreement contains the entire agreement and understanding between the parties hereto and may be amended only by a subsequent written document executed by all parties. There are no oral understandings, terms or conditions between the parties that are not set forth herein and none of the parties has relied upon any representatives, expressed or implied, not contained in this agreement. Any prior agreements between any of the parties hereto for the services provided for hereby are deemed merged into this agreement and shall not be enforced except as they may be consistent herewith.
10. Counterparts. This agreement may be simultaneously executed in sufficient counterparts, one of which being retained by each of the parties hereto and each of which so executed shall be deemed to be an original and shall together constitute but one and the same instrument.

IN WITNESS WHEREOF, the parties hereto have caused this agreement to be executed in their respective names by their duly authorized officers and to have their seals hereunto affixed, all on the day and year first above written.

TOWN OF DALLAS

By: _____
Mayor

ATTEST:

CLERK

STATE OF NORTH CAROLINA

COUNTY OF GASTON

I, _____, a Notary Public of the aforesaid State and County, do certify that _____ personally came before me this day and acknowledged that he/she is the Clerk of the Town of Dallas, a North Carolina Corporation, and that by authority duly given and as the act of the Corporation, the foregoing instrument was signed in its name by its Mayor, sealed with its corporate seal and attested by its Clerk.

Witness my hand and official stamp or seal, this the ____ day of _____, 2025.

Notary Public

My commission expires: _____

SEAL

EXHIBIT A

City Manager
City of Gastonia
Post Office Box 1748
Gastonia, NC 28053

County Manager
Gaston County
128 West Main Avenue
Gastonia, NC 28052

City Manager
City of Belmont
1401 East Catawba Street
Belmont, NC 28012

City Manager
City of Bessemer City
132 West Virginia Avenue
Bessemer City, NC 28016

City Manager
City of Cherryville
116 South Mountain Street
Cherryville, NC 28021

Town Manager
Town of Cramerton
155 North Main Street
Cramerton, NC 28032

Town Manager
Town of Dallas
210 North Holland Street
Dallas, NC 28034

City Manager
City of Kings Mountain
Post Office Box 429
Kings Mountain, NC 28086

City Manager
City of Lowell
101 West First Street
Lowell, NC 28098

Town Clerk
Town of McAdenville
Post Office Box 9
McAdenville, NC 28101

City Manager
City of Mount Holly
400 East Central Avenue
Mount Holly, NC 28120

Town Manager
Town of Ranlo
1624 Spencer Mountain Rd.
Gastonia, NC 28052

Town Manager
Town of Stanley
Post Office Box 278
Stanley, NC 28164

TOWN OF DALLAS - GENERAL FEES

UTILITY DEPOSITS		\$85.00	Water - Inside Town Limits
		\$170.00	Water - Outside Town Limits
		\$160.00	Electric
LATE FEE		\$6.00	Charged after 15th of Month
SERVICE CHARGE/RECONNECTION FEE		\$40.00	Charged if on Cut-Off List
		\$100.00	Charged if Cut at Pole
CREDIT CARD FEES	(\$0 to \$85.01 transaction)	\$2.50	per transaction
	(\$85.02+ transaction)	2.95%	per transaction
METER TEST FEE		\$15.00	Residential
		\$65.00	Commercial
UTILITY HISTORY PRINT OUT		\$5.00	per request
POLICE REPORT FEES		\$5.00	per report (up to 5 pages)
		\$1.00	per page after 5 pages
		\$5.00	per report
FIRE REPORT FEE		\$30.00	per occurrence
RETURN CHECK FEE		\$40.00	per occurrence
CUSTOMER REQUESTED STOP PAYMENT FEE		\$35.00	Annually
BUSINESS REGISTRATION FEE		\$50.00	During Business Hours
INTERMENT FEES		\$125.00	Weekends/After Hours
		\$20.00	Daily Permit
		\$75.00	Monthly Permit
NOISE PERMIT		\$400.00	Annual Permit
		\$200.00	Inside Town Limits Resident
		\$300.00	Outside Town Limits Resident
COURTHOUSE RENTAL FEE		\$1,800.00	Courthouse & grounds (12 hrs)
	*Normal Business Hours	\$75.00	Conference Room (2 Hours)
	*After Business Hours	\$200.00	Conference Room (2 Hours)
	*In Town Resident	\$100.00	Gazebo (4 hours)
	*Non-Resident	\$175.00	Gazebo (4 hours)
		\$550.00	per application
VOLUNTARY ANNEXATION PETITION			(*Does not include ads, postage etc.)
WATER FLOW TEST FEE		ACTUAL COST	
CODE ENFORCEMENT FEES		\$105.00	less than 1/2 acre
	Over 1/2 acre	ACTUAL COST	
	Trash/Junk Removal	ACTUAL COST	
Yearly Wrecker Fee		\$150.00	

SPECIAL EVENTS FEE

Fee shall be assessed upon approval of event and are due no later than five (5) business days prior to event. Events will be cancelled if fees are not paid when due.	\$150.00	per occurrence
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TOWN OF DALLAS - ELECTRONIC SIGN ADVERTISING FEES

FOR-PROFIT ENTITY

	Per Month**	Per Day*
10 second view	\$100.00	\$10.00
20 second view	\$175.00	\$18.00
30 second view	\$225.00	\$25.00
1 minute view	\$350.00	\$35.00

NON-PROFIT/CIVIC GROUP

	Per Month**	Per Day*
10 second view	\$30.00	\$10.00
20 second view	\$55.00	\$6.00
30 second view	\$75.00	\$8.00
1 minute view	\$125.00	\$12.00

*** 275 average views per day**

****8250 average views per month**

TOWN OF DALLAS - DEVELOPMENT SERVICES FEES

ZONING PERMIT FEES

Residential Permits	Cost of Waste Cart +	\$80.00	per permit
Residential Fence Permit		\$20.00	per permit
Residential Accessory/Addition/Remodel		\$30.00	per permit
Beekeeper/Apiary		\$55.00	One-time fee
Customary Home Occupation		\$55.00	One-time fee
Business Registration Zoning Permit/Verification		\$40.00	per permit
Multi-Family Permits		\$55.00	per dwelling unit
Commercial	\$130.00 Existing Building	\$375.00	New Building
Manufacturing/Industrial	\$130.00 Existing Building	\$375.00	New Building
Zoning Verification Letter		\$50.00	per letter
Zoning Demolition Sign-off Verification		\$50.00	per occurrence
Zoning Sign-off on ABC Permit		\$50.00	per permit
Zoning Letter Not Specified on Fee Schedule		\$50.00	per letter
Driveway Permit	\$60.00 Commercial	\$30.00	Residential
Sign Permit		\$45.00	per permit
EVM Sign Permit		\$400.00	per permit
Mailed Copy Charge		\$1.50	per copy
Violation Abatement Administrative Fee		\$110.00	per occurrence
Unpermitted Work Completed	\$60 Upcharge Added to Appropriate Permit Fee		

COMMISSION APPLICATIONS (Fee DOES NOT Include Cost of Advertisements, etc.)**

Rezoning, Conditional Use, Variance, Appeal, Text Amendment	\$550.00	per application
Historic District Commission Approval	\$550.00	per occurrence

SKETCH PLAN REVIEWS

Multi-Family/Subdivisions/Commercial/Manufacturing/Industrial	\$250.00	per review
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CONSTRUCTION PLAN REVIEWS ** (Staff Review Only -- Engineering Review Charged Separately)

Multi-Family/Commercial/Manufacturing/Industrial - 1st Building	\$330.00	per review
Each Additional Building (2 or more structures on a lot)	\$110.00	per review

SUBDIVISION FEES (Staff Review Only -- Engineering Review Charged Separately)

Minor/Exempt Subdivisions	\$200.00	per review
2 - 50 lots	\$200 + \$10/lot	per review
50+ lots	\$200 + \$10/lot	per review
Final Plat Submittal Fee	\$200.00	

CELLULAR/RADIO COMMUNICATIONS

New, Facility/Tower Application	\$4,950.00	per review
Modifications, Upgrades, Co-locations on Existing Structures	\$1,650.00	per review
Special Use Permit	\$550.00	per review

ROAD NAME CHANGE APPLICATION

Application Review Fee**	\$220.00	per review
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****Fee does not include cost of advertisements, street signs or installation - Charged at actual cost**

ENGINEERING REVIEW FEES

MULTIFAMILY/COMMERCIAL/INDUSTRIAL PLAN REVIEW FEES

1 acre or less	\$1,200	(no streets)
	\$1,450	(with streets)
2 - 4 acres	\$1,450	(no streets)
	\$1,700	(with streets)
5 - 10 acres	\$3,600	(no streets)
	\$4,200	(with streets)
11 - 15 acres	\$5,400	(no streets)
	\$6,300	(with streets)
15+ acres	\$5,400 + \$300/acre	(no streets)
	\$6,300 + \$350/acre	(with streets)

SINGLE FAMILY RESIDENTIAL SUBDIVISION REVIEW FEES

0 - 5 lots	\$1,200	(no streets)
	\$1,800	(with streets)
6 - 15 lots	\$1,800	(no streets)
	\$2,700	(with streets)
16 - 25 lots	\$3,000	(no streets)
	\$4,500	(with streets)
26 - 35 lots	\$4,200	(no streets)
	\$6,300	(with streets)
36+ lots	\$4,200 + \$100/add'l lot	(no streets)
	\$6,300 + \$150/add'l lot	(with streets)

ADDITIONAL ENGINEERING COSTS

- These fees include two review and consultation with Town Staff in the form of a technical review committee. The initial review will be to prepare a review comment sheet for the developer and his/her engineer to revise and resubmit plans. The second review will be to check for compliance with the review comments and comment on any additional compliance issues arising from second submittal. **If plans are resubmitted without comments addressed, additional reviews will be at the rate of \$175.00/hour.**
- Construction inspection and site visits will be performed on a regular basis and/or at the request of the developer or his/her agent. A 24 hour notice will be required for official inspections or utility testing. **Third site visits for the same defective workmanship and/or materials will be billed at a rate of \$90.00/hour.**

TOWN OF DALLAS - FALSE ALARM FEES

Fees for public safety responses to false alarms are calculated on a six-month basis. If the fire or police department responds to a property more than three times in any six-month period, and the cause of the response was due to a faulty or non-maintained alarm system, a fee for the additional responses will be charged against the property. No fee will be charged for the first three responses in any six-month period. After the second response, the offender will be given a written notice of the violation and the fees assessed if a fourth false alarm happens within that six-month period. The following fees will be assessed for subsequent responses within that period.

	<u>Business</u>	<u>Residential</u>
Fourth Response	\$50.00	\$50.00
Fifth Response	\$100.00	\$75.00
Sixth Response	\$200.00	\$100.00
Seventh Response	\$400.00	\$150.00
Eighth and Subsequent Responses	\$800.00	\$200.00

TOWN OF DALLAS - RECREATION FEES

INDIVIDUAL PARTICIPANT FEES

	In-Town Resident	Non-Resident
Soccer	\$60.00	\$60.00
Basketball	\$60.00	\$60.00
Cheerleading	\$90.00	\$105.00
Baseball	\$70.00	\$80.00
Softball	\$70.00	\$80.00
Youth Girls Volleyball	\$40.00	\$40.00
Youth Co-ed Flag Football	\$40.00	\$40.00

GROUP FEES

	Team Fee
Adult Co-ed Softball (Spring)	\$325.00
Adult Men's Slowpitch (Spring)	\$325.00
Adult Co-ed Volleyball (Winter)	\$225.00
Municipal Sports Team Rate	\$450.00

SEASONAL TEAM SPONSORSHIPS

Soccer	\$500.00
Basketball	\$500.00
Baseball	\$500.00
Softball	\$500.00
Yearly (one team)	\$1,200.00

EVENT SPONSORSHIPS

Gold	\$5,500.00
Silver	\$1,000.00

TOURNAMENT ADMISSION FEE \$5.00 (Ages 5 and over)

PRODUCTION FILMING FEES AT TOWN FACILITIES

Dennis Franklin Gym	\$1,200 per day
Courthouse and Grounds	\$1,800 per day
Carr School & Jagers Park Ball Fields	\$1,400 per day per field
Cloninger & Jagers Parks (ballfields not included)	\$700 per day

* Must provide a certificate of insurance naming Dallas as insured for \$1M minimum.

** Carr Ballfields also require permission from Gaston County Schools.

TOWN OF DALLAS - RECREATION FACILITY RENTAL FEES

DENNIS FRANKLIN GYM

All uses, other than Town-sponsored use, shall be prohibited unless authorized in advance by formal action of the Board of Aldermen.

CARR SCHOOL AND JAGGERS PARK FIELDS

Field Use	Per Hour	Week Day (M -F)	Weekend (Sat/Sun)
		Per Day	Per Day
Town Resident	\$10.00	\$50.00	\$70.00
Non-Town Resident	\$20.00	\$100.00	\$140.00

Field Use: (Fall Youth) (Per Season Not-to-Exceed 120 days)

For All League Participants (Total)	\$200.00	(includes use of lights)
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Additional Charges

**Dragging Field (by request)	\$50.00	**Request must be received at least 5 business days prior to date of event.
**Lining Field (by request)	\$50.00	
Use of Lights at Field	\$20/Hr.	*Not Associated with Fall Youth Seasonal Field Use

CLONINGER PARK AND JAGGERS PARK SHELTERS

NOTE: A Shelter reservation does not close the entire park--park is still open to the public.

JAGGERS PARK SHELTER USE***	4 Hours	Week Day (M -F)	Weekend (Sat/Sun)
		Per Day	Per Day
Town Resident	\$25.00	\$45.00	\$50.00
Non-Town Resident	\$40.00	\$65.00	\$70.00

CLONINGER PARK SHELTER USE***	4 Hours	Week Day (M -F)	Weekend (Sat/Sun)
		Per Day	Per Day
Town Resident	\$25.00	\$45.00	\$50.00
Non-Town Resident	\$40.00	\$65.00	\$70.00

****Shelters may be rented for:**

AM Block: 10am - 2pm

PM Block: 3pm - 7 pm (Winter Hours: 3 pm - dusk)

Daily: 10 am - 7 pm (Winter Hours: 10 am - dusk)

TOWN OF DALLAS - WATER AND SEWER SERVICE RATE SCHEDULE

The following rates apply for water (metered) and sewer service to residential, commercial, industrial, and irrigation accounts inside and outside the corporate limits of the Town of Dallas, as provided through the Town of Dallas Municipal Water and Sewer Utility.

WATER - INSIDE TOWN LIMITS (Including Irrigation)

<u>Usage (gallons)</u>	<u>Minimum Charge</u>	(plus)	<u>Vol Charge (per 1000 gallons)</u>
0 - 1000	\$11.95 /month		\$3.74 usage 0-1000
1001 - 3000	\$15.70 /month		\$5.62 usage 1001-3000
3001 - 5000	\$26.92 /month		\$7.33 usage 3001-5000
5001 - 10000	\$41.60 /month		\$7.91 usage 5001-10000
Over 10000	\$81.18 /month		\$8.48 usage over 10000

WATER - OUTSIDE TOWN LIMITS

<u>Usage (gallons)</u>	<u>Minimum Charge</u>	(plus)	<u>Vol Charge (per 1000 gallons)</u>
0 - 1000	\$33.97 /month		\$3.74 usage 0-1000
1001 - 3000	\$37.71 /month		\$11.22 usage 1001-3000
3001 - 5000	\$60.15 /month		\$13.09 usage 3001-5000
5001 - 10000	\$86.33 /month		\$15.83 usage 5001-10000
Over 10000	\$165.49 /month		\$17.14 usage over 10000

SEWER - INSIDE CITY LIMITS

<u>Usage (gallons)</u>	<u>Minimum Charge</u>	(plus)	<u>Vol Charge (per 1000 gallons)</u>
0 - 1000	\$13.09 /month		\$3.74 usage 0-1000
1001 - 3000	\$16.84 /month		\$5.62 usage 1001-3000
3001 - 5000	\$28.07 /month		\$7.33 usage 3001-5000
5001 - 10000	\$42.75 /month		\$7.91 usage 5001-10000
Over 10000	\$82.32 /month		\$8.48 usage over 10000

SEWER - OUTSIDE CITY LIMITS

<u>Usage (gallons)</u>	<u>Minimum Charge</u>	(plus)	<u>Vol Charge (per 1000 gallons)</u>
0 - 1000	\$18.00 /month		\$3.74 usage 0-1000
1001 - 3000	\$21.74 /month		\$5.62 usage 1001-3000
3001 - 5000	\$32.96 /month		\$7.33 usage 3001-5000
5001 - 10000	\$47.64 /month		\$7.91 usage 5001-10000
Over 10000	\$87.21 /month		\$8.48 usage over 10000

Any "Active" account shall be charged a monthly Minimum Fee, regardless of usage. Thereafter, the Volume charge shall be calculated at the rate indicated for the volume tier of usage. Each separate volume tier of usage shall be calculated at the rate for that tier of usage.

Sewer charges are based on the number gallons of water used each month through a metered service.

TOWN OF DALLAS - WATER AND SEWER SERVICE FEES

STANDARD TAP AND PRIVILEGE FEES

	<u>3/4" WATER TAP</u>	<u>4" SEWER TAP</u>
Privilege Fee	\$659	\$659
Residential Tap Inside	\$1,221	\$1,736
Residential Tap Outside	\$1,346.10	\$1,864
Commercial Tap	Cost	Cost
Road Bore Fee	\$395	\$395
Water Tap >1"	Cost	
Sewer Tap > 5' in depth and/or 20' in lateral length		Cost

IRRIGATION TAPS

Residential Outside Yard Meter w/Tee	\$395
Residential Outside Yard Meter 3/4" Tap	\$1,221
Residential Outside Yard Meter 1"	\$1,221
Residential Irrigation Tap >1"	Cost
Commercial Irrigation Tap	Cost

UNAUTHORIZED METER ACCESS/UNSAFE METER USE \$200.00

DAMAGED METER REPAIR/REPLACEMENT Cost

System Development Fees			
Meter Size	Meter Ratio	Water	Sewer
3/4"	1.00	\$2,417	\$1,380
1"	1.67	\$4,028	\$2,300
1.5"	3.33	\$8,057	\$4,600
2"	8.33	\$20,142	\$11,500
3"	16.67	\$40,283	\$23,000
4"	33.33	\$80,567	\$46,000
6"	53.33	\$128,907	\$73,600
8"	93.33	\$225,587	\$128,800
10"	183.33	\$443,117	\$253,000

- 1) System Development Fees shall be based on water meter size. If only sewer service is requested, then fee will be based on estimated water service size.
- 2) System Development Fees for Multi-Family development shall be based on ¾" meters for each unit within the complex, not on a master meter size or other method of calculation.
- 3) Fire Flow shall not be metered and shall not be assessed a System Development Fee.
- 4) System Development Fees for irrigation services shall only include water fees. Combination services shall be reviewed by the Town and calculated at the time of the request for service.

Effective: December 10, 2024

TOWN OF DALLAS - ELECTRIC SERVICE RATE SCHEDULE

RATE A: RESIDENTIAL

\$12.80		BASE CHARGE
\$0.0965	Per KWH for the FIRST	350 KWH used per month
\$0.1209	Per KWH for the NEXT	950 KWH used per month
\$0.1061	Per KWH for ALL OVER	1300 KWH used per month

RATE B: RESIDENTIAL WITH ELECTRIC WATER HEATER

\$12.800		BASE CHARGE
\$0.0965	Per KWH for the FIRST	350 KWH used per month
\$0.1135	Per KWH for the NEXT	950 KWH used per month
\$0.1030	Per KWH for ALL OVER	1300 KWH used per month

RATE C: RESIDENTIAL TOTAL ELECTRIC

\$12.80		BASE CHARGE
\$0.0965	Per KWH for the FIRST	350 KWH used per month
\$0.1051	Per KWH for the NEXT	950 KWH used per month
\$0.0955	Per KWH for ALL OVER	1300 KWH used per month

RATE D: COMMERCIAL GENERAL SERVICE

MINIMUM CHARGE:	Demand Charge	
DEMAND CHARGE:	\$14.85 for the FIRST	30 KW Billing Demand or less per month
	\$5.30 Per KWH for ALL OVER	30 KW Billing Demand per month
ENERGY CHARGE:	\$0.1267 Per KWH for the FIRST	3,000 KWH used per month
	\$0.0937 Per KWH for the NEXT	87,000 KWH used per month
	\$0.0731 Per KWH for ALL OVER	90,000 KWH used per month

RATE E: INDUSTRIAL SERVICE

MINIMUM CHARGE:	Demand Charge	
DEMAND CHARGE:	\$31.83 for the FIRST	30 KW Billing Demand or less per month
	\$5.30 Per KWH for ALL OVER	30 KW Billing Demand per month
ENERGY CHARGE:	\$0.1246 Per KWH for the FIRST	3,000 KWH used per month
	\$0.0834 Per KWH for the NEXT	87,000 KWH used per month
	\$0.0649 Per KWH for ALL OVER	90,000 KWH used per month

SECURITY LIGHTS

TYPE 1:	\$12.34 per month	100 WATTS
TYPE 2:	\$17.19 per month	250 WATTS
TYPE 3:	\$23.80 per month	400 WATTS
POLE:	\$2.66 per month	For pole installed specifically for light service

TOWN OF DALLAS - ELECTRIC CONNECTION FEES

SINGLE PHASE CONNECTIONS

RESIDENTIAL

Temporary (for construction)	\$32
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COMMERCIAL

Temporary Non-Permanent Structure - Under 100 AMPS	\$133
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Temporary Non-Permanent Structure - Over 100 AMPS	Cost
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THREE PHASE CONNECTIONS

Service from 200 to 400 AMPS	\$106 per phase
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Service from 401 AMPS and over	Cost
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CONVERSION OF OVER HEAD TO UNDERGROUND

Under 250' in length	\$424
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Over 250' in length	\$424 Plus Cost of Wire over 250'
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POLE ATTACHMENT FEES

\$15.45 per pole, per year

\$3.09 per CATV power supply, per year

Joint-Use attachments set by agreement

COMMERCIAL PROJECTS

Cost

UNAUTHORIZED METER ACCESS/UNSAFE METER USE

\$200.00

TOWN OF DALLAS - STORMWATER RATE SCHEDULE

<u>Account Class</u>	<u>Rate Per Month</u>	<u>ERU's</u>	<u>Total Charge (Monthly)</u>
Single Family Residence	\$4.52	1.0	\$4.52
All Other Accounts	\$4.52	*	\$4.52 per ERU

*Total Impervious surface area on property (in square feet) divided by 2500.

An **"ERU"** is an **"Equivalent Residential Unit"**, which is calculated and set at 2500 square feet of impervious surface area. For **ALL** Single-Family Residential properties, the ERU shall be established as (1) ERU, regardless of actual impervious surface area on the parcel. For **ALL OTHER** classes of properties, the Town has established precisely the actual square footage of impervious surface area on each parcel (through a contracted study completed by the Centralina Council of Governments), and the ERU for each shall be the total impervious surface area divided by (2500).

The rate structure includes, for each non-residential account, a **Fee Credit** opportunity, for those properties who have on-site **"B.M.P.'s"** (Best Management Practices) which consist of Stormwater retention, detention, and/or treatment, containment, or significant mitigation facilities, which are certified by Town inspection as being adequately designed, engineered, constructed, and maintained.

The Fee Credit shall equal 50% of the monthly fee, for as long as the BMP facility remains in place, functional, and properly maintained; as evidenced by yearly inspection by Town personnel or agent.

To receive credit for a BMP facility, Account Holders must file an application with the Town Development Services department and meet all requirements for engineering specifications associated with said BMP.