

**CHAPTER 22A: PAYMENT OF USER CHARGE PRIOR TO SALE OR TRANSFER OF
REAL ESTATE**

**Flagg Creek Water Reclamation District - Payment of User Charges Prior to Sale or
Transfer of Real Estate**

CHAPTER 22A: PAYMENT OF USER CHARGES PRIOR TO SALE OR TRANSFER OF REAL ESTATE

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' 22A-1.01 RECITATIONS.

The recitations of Ordinance 756 are incorporated herein as a part of this chapter.
(Ord. 756, passed 9-25-2008; Ord. 756, passed 3-29-2019)

' 22A-1.02 CLOSING LETTER.

No person shall sell, transfer or otherwise convey title to or beneficial interest in any real property, which is supplied with sewer service by the District, without first having obtained from the District a closing letter showing that, as of the most current billing, all sewer assessments relating to the parcel have been paid in full. With respect to a residential unit which is a townhouse, condominium unit or cooperative apartment that does not have separate sewer service billing for the residential unit, the closing letter shall be issued when all sewer assessments have been paid in full by the homeowner=s association, or other similar entity or organization responsible for the payment of sewer charges on behalf of the individual unit owners. There shall be a \$25 fee for preparation of the closing letter.
(Ord. 756, passed 9-25-2008)

' 22A-1.03 USE OF PROPERTY.

With respect to all property other than single-family residences, the request for a closing letter also shall set forth the purchaser=s intended use of the property. Where the use of the property will remain the same after the purchase, the District will compute the average monthly water consumption for the prior 12 months. If the computed average monthly water consumption exceeds the permitted water usage, then the composite connection charge will be recomputed in the manner set forth in Ordinance 739,

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which is incorporated in Chapter 19, and all other relevant amendments, laws and regulations of the District, and paid by the purchaser. Where the use of the property will change after the purchase, or where no valid connection permit previously has been issued for the property, then the purchaser shall make an application for a new connection permit, and pay all relevant charges, in accordance with Ordinance 739 which is incorporated in Chapter 19, and all other relevant amendments, laws and regulations of the District.

(Ord. 756, passed 9-25-2008)

' 22A-1.04 PERMANENT INDEX NUMBERS.

(A) Attached to this Ordinance 756 and incorporated by reference as Exhibit A is a list of permanent index numbers for DuPage County properties being served by the District to which this Ordinance is specifically applicable.

(B) Amended Ordinance 756 is amended by adding to it Exhibit B, attached hereto Ordinance 756, and incorporated by reference, which is a list of permanent index numbers for DuPage County properties served by the District and within its jurisdiction, that were not previously included in amended Ordinance 756.

(Ord. 756, passed 9-25-2008; Ord. 756, passed 3-29-2019)

' 22A-1.05 RECORDING COPY.

The District Director is directed to record a certified copy of this Ordinance including such list in the office of the Recorder of Deeds of DuPage County.

(Ord. 756, passed 9-25-2008)

' 22A-1.06 COPIES.

(A) The District Director is directed to send a copy of this Ordinance 756 bearing the recording number, including such list, to each title insurance company providing title insurance within the District's service area.

(B) A certified copy of this amendment, including Exhibit B, shall be filed in the office of the Recorder of Deeds of DuPage County.

(Ord. 756, passed 9-25-2008; Ord. 756, passed 3-29-2019)