

ORDINANCE NO. 02-2020

AN ORDINANCE OF THE BOARD OF DIRECTORS OF THE CAMBRIA COMMUNITY SERVICES DISTRICT
AMENDING SECTIONS 4.16 AND 4.20 OF THE CAMBRIA COMMUNITY SERVICES DISTRICT MUNICIPAL
CODE RELATED TO RETROFIT INSPECTIONS AND VERIFICATION OF COMPLIANCE

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Chapter 4.16 - WATER CONSERVATION DEVICES

Sections:

4.16.010 - Purpose.

It is the purpose and intent of this chapter to reduce the use of potable water within the Cambria Community Services District boundaries through the installation of water saving devices and plumbing, and through the prohibition of other devices and fixtures which cause the excessive use of water. It is also the purpose and intent of this chapter, in conjunction with the provisions of Chapter 4.20 of this code, to facilitate the policies of the board of directors to issue intent to serve letters on an interim basis while the district continues to pursue a longterm supplemental water supply project, based upon implementation of the district's approved water use efficiency plan through water demand offsets.

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.020 - Definitions.

The definitions contained in Chapter 4.04 shall be used for interpreting this chapter. The following definitions are applications to this chapter.

"Change of ownerships" means a transfer of a present interest in real property, and a transfer of the right to beneficial use thereof, the value of which is substantially equal to the proportion of the ownership interest transferred, which transfer is the result of a contract of sale or similar instrument and for which escrow is opened or a contract of sale has been executed on or after the effective date of this chapter.

"Change of use" means, in the case of commercial, industrial or public authority structures, a change in the use to which the structure was previously devoted, to a substantially different use.

"Commercial" or "commercial building" means any use, structure, or project not defined as "residential" or "residential building."

"High-efficiency water-use plumbing and plumbing fixtures" means the particular requirements and standards of this chapter are those set forth in the approved list of Acceptable Water Savings Plumbing and Fixtures (the "Acceptable Water Savings Plumbing and Fixtures List"), which shall be maintained by the district and approved by the board of directors by resolution.

"New construction" means any construction of a previously non-existent structure requiring a discretionary or ministerial permit issued after the effective date of this chapter that includes the installation of plumbing fixtures. "New construction" shall include additions, modifications, or structural improvements, which add square footage to floor space of existing structures and includes the installation of plumbing fixtures.

"Prohibited devices and fixtures" means the devices and fixtures set forth in the approved list of Prohibited Devices and Fixtures that Cause the Excessive Use of Water (the "Prohibited Water Devices and Fixtures List"), which shall be maintained by the district and approved by the board of directors by resolution.

"Residential" or "residential building" means any use or structure built and intended primarily for the shelter, or housing of any person.

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([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.030 - Plumbing fixtures for new construction.

All new construction, as defined herein, shall be exclusively equipped with high-efficiency water-use plumbing and plumbing fixtures as defined by this chapter, and no prohibited devices or fixtures as defined in the approved Prohibited Water Devices and Fixtures List shall be permitted. These high-efficiency water-use fixtures shall be installed and maintained, and shall not be replaced with fixtures which allow greater water use. When the district installs any new water service, the meter shall be set with a flow restriction device installed and the flow restriction device shall not be removed until such time as the customer successfully meets the district's inspection or receives a Certificate of Retrofit Verification from the District shows to the district compliance with the requirements of this chapter by means of one of the following methods:

~~A.— A copy of the plumbing permit obtained in relation to fixture installation which shows compliance with this chapter shall be forwarded to the district;~~

~~B.— A copy of the pest control inspection report, energy audit report, or other appropriate report (the general manager shall maintain a list of individuals qualified to provide this certification, which certifies exclusive installation of high-efficiency water-use fixtures shall be forwarded to the district;~~

~~C.— A copy of the building inspection report by the county building official which indicates exclusive installation of high-efficiency water-use fixtures shall be forwarded to the district; or~~

~~D.— Statement of compliance with this chapter, together with a dated copy of the purchase receipt for each high-efficiency water-use fixture, and a copy of the labor contract, or statement of self installation, which evidences complete installation, shall be forwarded to the district, and a written agreement by the property owner/purchaser allowing inspection of property by district staff or authorized agent.~~

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.040 - Reserved.

4.16.050 - Requirements upon change of ownership or use.

A. Residential. All existing residential buildings shall, at the time of change of ownership, be retrofitted, if not already so, exclusively with high-efficiency water-use plumbing fixtures as defined by this chapter. These fixtures shall be installed and maintained, and shall not be replaced with fixtures which allow greater water use.

B. Commercial. All existing commercial, industrial, and public authority structures shall, at the time of change of ownership or change of use, be retrofitted, if not already so, with high-efficiency water-use plumbing fixtures as defined by this chapter. These fixtures shall be installed and maintained and shall not be replaced with fixtures which allow greater water use.

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.060 - Retrofit upon expansion of use.

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All residential, commercial, public authority, and industrial reconstruction, remodels or additions that add or change ~~bathroom~~-plumbing fixtures, and/or increase floor area by twenty (20) percent or greater of the existing floor area shall meet "new construction" high-efficiency water-use plumbing fixture standards for the entire facility, including retrofitting of existing plumbing fixtures as identified in Section 4.16.030.

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.070 - Retrofit upon resale.

A. ~~Prior to the close of escrow~~Within sixty (60) days of close of escrow, the new owner/applicant shall show compliance with the retrofit requirements of this chapter by successfully meeting the district's inspection or via submission and acceptance of Form C-1 Retrofit Verification.

B. Prior to the change of use of any commercial, industrial, or public authority buildings, the owner of record shall certify in writing to the Cambria Community Services District about such changes of use of the structure and compliance with this chapter, including compliance with all plumbing fixture retrofitting requirements. No change of use of such buildings shall be made prior to submission of such written certification to the general manager.

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.080 - Failure to install and prohibition on removal after installation—Recordation of notice.

Plumbing fixtures that have been installed as required by this chapter shall not be removed after installation, except for replacement with fixtures that are of greater efficiency. Whenever the general manager determines that there is an existing violation of this chapter based upon a determination that high-efficiency water-use plumbing fixtures have not been installed at the time of change of ownership or use or have been removed since initial installation, the general manager may record a notice of violation with the office of the county recorder. The owner(s) of the property, as revealed by the assessment roll, on which the violation is situated and any other person responsible for the violation shall be notified of the recordation, if their address is known to the general manager. The general manager shall cause a notice of correction to be recorded at such time as the property owner has established full compliance with the provisions of this chapter.

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.090 - Discretionary exemptions.

The general manager may, in his or her discretion, exempt projects from the provisions of this chapter, or impose reasonable conditions in lieu of compliance therewith, if he or she determines that any of the following sections apply:

A. Hardship. The general manager may grant an exemption for hardship where the requirements of this chapter would cause an unnecessary and undue substantial hardship upon the owner or purchaser of the facility or the public. Substantial hardship may include, but is not limited to:

1. Plumbing in an existing facility which does not match connections with high-efficiency water-using plumbing fixtures and would, therefore, require partial replumbing of the structure. For example, different rough-in dimensions.

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2. Unavailability of high-efficiency water-using plumbing fixtures to match a well-defined historic architectural style (i.e., Victorian, Mission Revival) in an historic building (pre-1920).

Any project exempted pursuant to subsection (A)(1) of this section shall be required to meet CALGreen plumbing code requirements in effect at the time of project approval ~~have installed toilets using a no greater than one and six-tenths gallons per flush and two gallons per minute shower heads, if not already so provided.~~

B. Emergency. The general manager may grant an exemption for emergency purposes when the requirements of this chapter would create a condition affecting the health, sanitation, fire protection or safety of the facility owner or the public. Emergency conditions include, but are not limited to, sewer line grades that are insufficient to accommodate reduced flows caused by conversion of water closet(s) to three and one-half gallons per flush as determined by the district engineer.

C. In Lieu Compliance. The general manager may grant an exemption by imposing reasonable conditions in lieu of compliance with the requirements of this chapter, where the conditions would not allow the quantity of water consumed by the facility to exceed the total water demand achieved if the low water-use plumbing fixture standards set by this chapter had been used, and would not otherwise adversely affect service to any existing water consumer.

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.100 - Appeals.

A. Content of Appeal. An appeal may be made to the board by any public agency or person aggrieved by a decision of the general manager pursuant to this chapter. All appeals shall be made to the board by filing a written appeal with the district secretary within ten (10) working days from the date of the decision. The appellant must specifically state in the notice of appeal:

1. The identity of the appellant and his or her interest in the decision;
2. The identity of the decision appealed from and the conditions appealed from;
3. A clear, complete, but brief statement of the reasons why, in the opinion of the appellant, the decision or the conditions imposed were unjustified or inappropriate;
4. The specific reasons the appellant disagrees with the findings of the general manager;
5. The specific facts of the matter in sufficient detail to notify interested persons of the nature of the proceedings, to place the interested persons upon notice as to how any proposed action may affect their interest so that they may formulate their defense of opposition without being subjected to surprise. The board will not accept an appeal stated in generalities, legal or otherwise.

B. Form. An optional form for giving notice of appeal shall be provided by the general manager. The form need not be used if the notice of appeal is complete.

C. Acceptance of Appeal. An appeal shall not be accepted by the board of directors unless it is complete and complies with all requirements. The district secretary shall not accept a notice of appeal if it is obvious on the face of the notice that it is incomplete.

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D. Hearing. The board shall set the matter for hearing at a regular meeting or special meeting within thirty (30) days from the date the appeal is filed, and may in its discretion thereafter affirm, reverse, or modify the manager's decision, and impose any conditions it deems just and proper.

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.110 - Failure to install and prohibition on removal after installation—Penalties.

Plumbing fixtures that have been installed as required by this chapter shall not be removed after installation. Any person, firm, or corporation whether as principal, agent, employee, or otherwise who fails to install fixtures as required by this chapter or who violates or causes or permits the violation of any of the provisions of this chapter; or, any person or contractor who installs or removes plumbing fixtures contrary to the provisions of this chapter, shall be guilty of a misdemeanor in accordance with California Water Code Section 377. As provided in Water Code Section 377, upon conviction thereof such person, firm or corporation shall be punished by imprisonment in the county jail for not more than 30 days, or by fine not exceeding one thousand dollars (\$1,000.00), or by both.

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.120 - Enforcement.

The general manager shall be the officer primarily charged with enforcement of this chapter. All public employees of the Cambria Community Services District who are vested with the duty or authority to issue permits or install new water meters, shall conform to the provisions of this chapter and shall issue no such permits or install such water meters in conflict with the provisions of this chapter, and any such permits issued in conflict with the provisions of this chapter, shall be null and void, and any such water meters installed shall be removed.

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

4.16.130 - Civil nuisance.

A. Any building or structure set up, erected, constructed, altered, enlarged, converted, moved, maintained, sold, or the use of which is changed, contrary to the provisions of this chapter, and/or any use of land, building, or premises, established, conducted operated or maintained contrary to the provisions of this chapter, shall be, and the same is declared to be a violation of this chapter and a public nuisance.

B. The district may summarily abate the public nuisance, and district counsel or the district attorney, upon order of the board, may bring civil suit or other action, to enjoin or abate the nuisance.

C. The remedies provided in this chapter shall be cumulative and not exclusive.

D. Should any person, firm, or corporation violate the terms of this chapter, and any action is authorized either by the board, district counsel, or district attorney, or is, in fact commenced by the agencies for the violation, no other action shall be taken on any application file by or on behalf of the person, firm, or corporation until the action has been concluded or resolved.

([Ord. No. 03-2013](#) , § 5(Exh. A), 8-22-2013)

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4.16.140 - Cost of enforcement.

A. Any person, firm, or corporation who creates or maintains a public nuisance in violation of this chapter or upon whose property a notice of violation has been recorded, shall be liable for the costs of abatement and correction which shall include, but not be limited to:

1. Cost of investigation;
2. Court costs;
3. Attorney fees;
4. Cost of monitoring compliance.

B. Upon a continuation of the public nuisance after notice from the district to cease the nuisance, any person, firm, or corporation shall be liable for the cost of abatement set forth above, plus a civil penalty of fifty (50) percent of these cost payable to the district in addition to any other cost of enforcement imposed by the court.

([Ord. No. 03-2013](#), § 5(Exh. A), 8-22-2013)

4.16.150 - Remedies cumulative.

The remedies available to the district to enforce this chapter are in addition to any other remedies available under the district's ordinances, or any other state statutes, and do not replace or supplant any other remedy but are cumulative thereto.

([Ord. No. 03-2013](#), § 5(Exh. A), 8-22-2013)

4.16.160 - Conflicting provisions.

A. If any other codes or ordinances in effect in the district are in conflict with the provisions of this chapter, the more restrictive shall apply.

B. In the event any provision of existing ordinances, regulations, or procedures of the district conflicts with the provisions of this chapter, the provisions of this chapter shall prevail.

([Ord. No. 03-2013](#), § 5(Exh. A), 8-22-2013)

Chapter 4.20 - WATER CONSERVATION AND RETROFIT PROGRAM

Sections:

4.20.010 - Application of retrofit requirements.

All commercial and residential property owners upon issuance of an intent to serve letter, all grandfathered services where no previous structure has been connected, and all applicants for remodel or reconstruction of an existing service whereby any ~~water-plumbing~~ fixtures will be ~~replaced or~~ added

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shall be required to participate in this program prior to issuance of a connection permit or remodel approval, pursuant to Title 8 of this code. It is also the purpose and intent of this chapter, in conjunction with the provisions of Chapter 4.16 of this code, to facilitate the policies of the board of directors to issue intent to serve letters on an interim basis while the district continues to pursue a long-term supplemental water supply project, based upon implementation of the district's approved water use efficiency plan through water demand offsets.

([Ord. No. 03-2013](#) , § 6(Exh. B), 8-22-2013)

4.20.020 - Retrofit recipients.

All commercial and residential improved-property owners and public agencies within the Cambria Community Services District service area are eligible, on a volunteer basis, to have their structures retrofitted, or otherwise participate in the programs offered by the district with the following exceptions:

Not eligible:

1. Structures already required to retrofit under Chapter 4.16 (resales and remodels);
2. Existing fixtures in structures that provide no additional water savings based upon their being in compliance with the standards and requirements contained in Chapter 4.16 and the most current adopted Acceptable Water Savings Plumbing and Fixtures List;
3. Replacement structures (tear down/rebuild, whether on same site or transferred).

In addition, riparian water users and/or property owners in the Santa Rosa Creek and San Simeon Creek watersheds, upon approval of the general manager, are eligible for participation in district sponsored programs under this chapter.

([Ord. No. 03-2013](#) , § 6(Exh. B), 8-22-2013)

4.20.030 - Program implementation.

No new residential or commercial water and sewer connections or remodel approvals will be allowed except under this water conservation and retrofit program. The water conservation and retrofit program, hereinafter referred to as "program" shall be initiated as follows:

A. New Construction From Waiting Lists.

1. As provided in Section 8.04.080(C) and as further provided in the administrative policy adopted in accordance with that section, the board of directors of the Cambria Community Services District may authorize issuance of intent to serve letters;
2. Points and Points Bank.
 - a. The number of points required to offset water use for the project shall be calculated based upon administrative procedures approved by the board and a retrofit points equivalency table, which shall be adopted by the board by resolution. Points for commercial projects shall be determined based upon either values contained in the retrofit points equivalency table or based upon factors deemed appropriate by CCSD staff for the particular type of commercial use, including but not limited to the number of employees

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and whether facilities such as restrooms are to be made available for use by the public. Points shall represent water units (i.e. 1 point shall equal .72 annual water unit or 1.47 gallons per day). The retrofit points equivalency table shall include point values for fixtures, and the methodology for calculating the number of points required for a project in order to offset water use. Applicants shall be notified of the number of points required for his or her project.

b. A points bank shall be maintained by the district which shall represent retrofit points that accrue from the installation of high-efficiency water use fixtures that result from retrofits when there is a change of ownership or use (Section 4.16.050), expansion of use (Section 4.16.060, resale (4.16.070), district rebate programs, and other district programs used to achieve verifiable reductions in existing water use in the district's service area.

c. Applicants shall have the obligation to provide retrofits in the district's service area that offset the water demand of the project, as represented by the required number of points as determined by district staff. The district may permit all or a portion of the required points to be satisfied by payment of in-lieu fees for points from the points bank. In-lieu fees shall be established by the board by resolution, and shall be based upon a determination of the cost to implement programs and projects that will reduce existing water use within the district's service area in an amount equal to or greater than the anticipated water use of projects being issued intent to serve letters.

3. The district will issue a notification to eligible waiting list position holders along with an invoice for administrative fees, as required by the district's adopted fee schedule. Within thirty (30) days of issuance of notification or such other time established by the general manager, the applicant must make full payment of administrative fees and, if permitted by the district to pay an in-lieu fee, tender to the district the amount of in-lieu fees that are required. On receipt of the administrative fee and in-lieu fees, if applicable, and when in compliance with all other applicable laws and regulations, the district shall issue an intent to serve letter.

4. In the event in-lieu fees are not requested by the applicant, or are not permitted or only satisfy a portion of the points required for the project, within sixty (60) days of the issuance of the intent to serve letter, applicant must submit properties proposed for retrofit. All retrofit work then must be completed within ninety (90) days of the issuance date of the intent to serve letter. Also within that same ninety (90) days (or no later than the last business day of the calendar year, whichever comes first), all residential applicants must show proof to the district, that they have applied for a building permit allocation under the San Luis Obispo County growth management ordinance. The allocation requires that a complete application be submitted to the county building and planning department for a building permit (and a minor use permit, where required) within the deadline set by the allocation.

5. Failure to complete items in subsections (A)(3) and (A)(4) within the prescribed time periods will result in the general manager revoking the intent to serve letter and notify the county that the applicant is not eligible for water and sewer service. All persons returned to the water and sewer waiting list shall be notified in writing. Such persons returned to the water and sewer waiting list shall be placed back on the list in the same relative order that their original position bears to all others on to the list. Any administrative fee paid shall be forfeited. Any retrofit in-lieu fees paid by the applicant shall be refunded and related retrofit points shall be returned to the points bank.

B. Grandfathered Services.

Grandfathered services are subject to retrofit requirements as per the adopted retrofit points equivalency table. If the grandfather status was the result of a previously existent residence, the retrofit requirement shall be as for a "remodel." If there was no previous existent residence, the retrofit requirement shall be due and payable upon issuance of a county-approved building permit.

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C. Remodels and Active Service Transfers.

1. Remodel or reconstruction of any existing service is subject to review by district staff when the project either adds: twenty (20) percent or more to existing habitable floor space, or adds or replaces any water-using-plumbing fixtures.

2. Application for approval of a remodel or reconstruction shall be made on a form provided by the district and include floor plans for the complete existing structure as well as the proposed remodel. Detailed information shall be provided on the existing fixtures and the fixtures proposed for installation, including existing fixture flow rates and toilet gallons per flush volume. Timed discharge into a known volume container (i.e. bucket tests) may be used in cases where faucet manufacturer's information is not readily shown. Test shall be witnessed by a district representative or otherwise performed by a licensed plumber. The remodel plans must be the same ones that will be submitted to San Luis Obispo County for construction permit. Hard copy plans shall include an eleven-inch by seventeen-inch drawing set, as well as associated electronic images provided ~~on a compact disc~~ in Adobe Acrobat file format (i.e. PDF.jpg files). Applications submitted on behalf of a property owner shall be accompanied by an agent authorization form provided by the district. An application fee shall be charged for plan review, except that in the event fixtures are being added, the plan review fee shall be included within the remodel impact fee.

3. Impact fees for added water fixtures shall conform to Exhibit 2 of the ordinance codified in this chapter, and/or current district fee schedule, as may be amended.

4. Upon receipt of complete application and fees, district shall provide a clearance letter stating project description, approval conditions, and fees paid. The clearance letter shall be provided by applicant to San Luis Obispo County for processing of construction permit.

D. The general manager is authorized to establish a separate account for remodel impact and retrofit in-lieu fees collected in accordance with the provisions of this program. The general manager may authorize the expenditure of funds from this account to provide for retrofits and programs that will add points to the points bank, and for such other purposes authorized by the board of directors.

([Ord. No. 03-2013](#) , § 6(Exh. B), 8-22-2013)

4.20.040 - Equivalency table.

A. The retrofit points equivalency table approved by the board shall indicate the point values of existing fixtures which may be retrofitted and the corresponding point requirements for each newly constructed or remodeled residential or commercial structure. Points for commercial projects shall be determined based upon either values contained in the retrofit points equivalency table or based upon factors deemed appropriate by CCSD staff for the particular type of commercial use, including but not limited to the number of employees and whether facilities such as restrooms are to be made available for use by the public. A package of proposed retrofits must add up to no less than the minimum requirements established in the retrofit points equivalency table.

B. Owners of building parcels of eight thousand (8,000) square feet or more are required to install, on their own parcel, non-potable irrigation water cisterns with a minimum capacity of three thousand (3,000) gallons with collection-distributions systems, prior to receiving final occupancy approval. Properties with non-potable piping shall install and maintain a reduced pressure backflow device on the potable water service. For non-residential properties with more than one thousand (1,000) square feet of irrigated land area, a separate water meter service shall be installed to measure irrigation water. Re-inspection will be

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required at time of resale and remodeling to encourage continued use and maintenance. This requirement shall also apply to transfer of any service (active or otherwise) from a smaller parcel to one that is eight thousand (8,000) square feet or larger.

C. The general manager is authorized to make determinations for fixtures or projects not specifically designated in the equivalency table, including but not limited to irrigation water conservation projects, water-line leak detection and correction projects, and water marketing program projects. Such determinations shall be based on the estimated amount of water to be saved or created, the cost of project implementation, the type, size, and estimated water use of the structure to be built and attainment of the savings goal established under this chapter.

D. The retrofit points equivalency table may be periodically adjusted to reflect changes in water use and/or water savings or for other reasons determined by resolution of the board of directors.

([Ord. No. 03-2013](#) , § 6(Exh. B), 8-22-2013)

4.20.050 - Program standards.

A. The following procedures, standards and/or warranties will be utilized in processing plumbing retrofit installation projects:

1. Fixtures shall comply with the performance standards contained in approved list of Acceptable Water Savings Plumbing and Fixtures, as provided for in Chapter 4.16.

2. The district shall maintain a list of approved replacement fixtures that meet the standards required under this subsection. The district reserves the right to only approve specified fixtures for installation. Other brands may be approved by the general manager provided that they meet applicable performance standards equivalent to the brand specified.

3. At the time of retrofit, the plumbing system will be checked for leaks and if any leaks are found they shall be repaired at the homeowner's expense. In addition, a water pressure test shall be conducted. Water pressure regulators shall be adjusted or installed in order that the water pressure does not exceed fifty (50) psig. The regulator shall be installed as close to the water meter as practical.

4. Plumbing retrofits shall be conducted so that the entire residential or commercial structure shall be brought up to the standards required under this chapter, wherever practical; however, partial retrofits shall be allowed for reduced point values. All work shall conform to applicable law and shall be warranted for a period of one year.

5. The contractor shall be responsible for disposal of the old toilet and replacement of the toilet seat if requested by the home owner. All additional repairs to make the toilet fit in the bathroom, as well as repairs for damage, shall be at the plumber's expense. All refuse and discarded materials created by the retrofit shall be removed from the project volunteer's premises on the same day the work is performed. Failure to remove materials as required will result in the assessment of a mandatory re-inspection fee.

B. The following general provisions shall be applicable to the provisions of this section:

1. This program shall be conducted by licensed, bonded, and insured contractors. The general manager may require that the contractor put a bond or cash deposit on file with the district and/or attend a district sponsored orientation program as a condition of providing services under this program. On

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request, the contractor shall provide the district with detailed costs and invoices associated with any installation under this program.

2. The general manager may approve waivers and/or extensions where the conservation fixture(s) is not sufficient for the intended use, where there are significant problems associated with the installation, where the special demands of the household or business require modification, where additional time is needed to complete a project and/or where appropriate conservation fixtures are not readily available for the particular installation. Such waivers or extensions shall be in writing and may require additional water reduction methods to be installed to offset the nonconforming fixtures.

3. The general manager may approve the use of in-lieu fees not to exceed an amount established by the board by resolution, for any one retrofit project for the installation of unique or special fixtures and/or equipment associated with plumbing or agricultural retrofitting. The use of such funds shall include, but not be limited to: wall hung, one piece or specialty toilets; extensive replacement materials required of an installation; unique equipment needed for agricultural retrofits or for other types of related installation issues.

([Ord. No. 03-2013](#) , § 6(Exh. B), 8-22-2013)

4.20.060 - Program administration.

A. The general manager is authorized to establish such procedures and such forms as are necessary to implement this program.

B. The general manager shall monitor and periodically report to the board of directors the status of the program, and its ability to meet the intended purposes.

C. The general manager shall designate appropriate staff to ~~conduct pre-inspection and final inspections for oversee~~ verification of compliance with this chapter and otherwise delegate responsibility for program administration.

D. The general manager shall implement retrofit project priorities, taking into account the amount of funds available, and the board's priorities for use of funds.

([Ord. No. 03-2013](#) , § 6(Exh. B), 8-22-2013)

4.20.070 - Administrative fees.

A. A nonrefundable administrative fee shall be payable to the district by applicants eligible for intent to serve letters. The fee shall cover the cost of administering this program as well as the necessary pre- and final inspections or compliance verification.

B. In the event that an applicant withdraws prior to completing this program, or fails to meet appropriate deadlines, the administrative fee shall be forfeited.

C. The minimum fees established under this section shall be for normal processing of applications under this program. In the event that inspections on any individual project are required beyond the pre- and final inspection, additional inspection charges may be charged. The district reserves the right to charge for time and materials on any project that exceeds the costs identified in this section.

ORDINANCE NO. 02-2020

AN ORDINANCE OF THE BOARD OF DIRECTORS OF THE CAMBRIA COMMUNITY SERVICES DISTRICT
AMENDING SECTIONS 4.16 AND 4.20 OF THE CAMBRIA COMMUNITY SERVICES DISTRICT MUNICIPAL
CODE RELATED TO RETROFIT INSPECTIONS AND VERIFICATION OF COMPLIANCE

EXHIBIT A

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([Ord. No. 03-2013](#), § 6(Exh. B), 8-22-2013)