



October 17, 2022

Mr. Jon Claxton PE

Thomas & Hutton

615 Main Street Suite 124

Nashville, TN 37206

*Sent via email: [claxton.j@tandh.com](mailto:claxton.j@tandh.com)*

**RE: Water Availability Letter**  
1754 Hampshire Pike – 321 Lots  
Tax Map 88, Parcel 71.01  
*Columbia, Maury County, TN*

Dear Mr. Claxton:

Columbia Power and Water Systems (“the Utility”/CPWS) is a municipal corporation authorized to provide water services in accordance with State law. CPWS has adopted rules, regulations, and standard operation procedures, prescribing the conditions under which CPWS will furnish water service. In addition, certain State laws delegate authority to the Tennessee Department of Environment and Conservation, various Planning Commissions and other authorities in Cities and Counties. These Cities and Counties have also adopted rules and regulations. Subject to the payment of all charges and fees imposed by CPWS and the approval of any and all required governmental agencies, water service will be made available on a first-come, first-served basis, provided the applicant complies with all rules and regulations of CPWS and conditions set out herein.

The proposed development consists of 321 units. CPWS has evaluated the projected water demands for the proposed residential development in the water system hydraulic model and is able to meet a fire-flow capacity of 1,000 gpm at 20 psi while maintaining the existing level of service and pressures in this portion of the distribution system. CPWS can provide water for the proposed development according to the following requirements:

- Domestic waterline connection will be made to the existing 8-inch water main located on Hampshire Pike.
- Minimum size 8-inch, looped water mains will be required throughout the development.



All of the above requirements are to be constructed and paid for by the Applicant and dedicated to CPWS once complete up to and including the meter. No construction of CPWS infrastructure shall be initiated until final construction plans have been approved by TDEC and all parties have fully executed a water service agreement.

Once you have received this Water Availability Letter, next steps in the process to obtain water service from CPWS are as follows:

- Present the attached fire hydrant curve for coordination and approval of development from the Columbia Fire & Rescue Fire Marshall.
- Provide site base CAD files in DWG format, including roads, lot lines, existing and proposed contours, and other existing and proposed utilities, for use in development of water construction drawings.

- Remit to CPWS new water service fees:

|  |              |
|--|--------------|
| New Water Service Fee: \$1500 + \$370 per SFU (321 SFUs) | \$120,270.00 |
|--|--------------|

- CPWS will then develop water construction drawings and submit to TDEC for approval. Upon approval by TDEC and payment of meter and capacity fees by the applicant, applicant may then schedule a pre-construction meeting with CPWS. Pre-construction meeting will not be scheduled until fees are paid:

|   |                     |
|---|---------------------|
| Meter Fee: \$540 per 3/4" meter (321 meters)    | \$173,340.00        |
| Capacity Fee: \$875 per 3/4" meter (321 meters) | \$280,875.00        |
| <b>Total Meter and Capacity Fees Due =</b>      | <b>\$454,215.00</b> |

- After the pre-construction meeting, CPWS will then issue a formal notice to proceed. No construction of CPWS infrastructure may take place prior to the pre-construction meeting.
- Applicant is then required to construct all public water infrastructure per CPWS standard specifications and provide CPWS personnel unregulated access to the site to inspect the construction of the water infrastructure.



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If you have any questions, please feel free to contact Mr. Jonathan Hardin or myself at 423-774-0349 or [eric.king@inflodesign.com](mailto:eric.king@inflodesign.com). This letter is valid for one-hundred twenty (120) days from the date of this letter.

Sincerely,

A handwritten signature in blue ink that reads "Eric King".

Eric King, P.E.

Inflo Design Group, LLC

on behalf of Columbia Power and Water Systems

cc: Jonathan Hardin, CPWS

File 22-088