

City of Wayland

"Committed to Excellence"

August 6, 2013

To All Landlords,

The City has experienced some issues in the past regarding rental units and unpaid utility bills. I would like to get the issues resolved for future.

Public Act 178 of 1939, 123.162, and Revenue Bond Act states "that unpaid utility service charges become liens against the property which the City may enforce by discontinuing services, send to collections or enter as a lien on the property taxes. The City Charter states that all charges will be made against the property owner and must be paid within 30 days or the water may be turned off. If the water is turned off, a fee will have to be paid to have it turned back on."

When a tenant moves out, the tenant is responsible for any outstanding water due. If the City is not aware the tenant has moved, the City doesn't get a forwarding address, the bill is left unpaid and now you are responsible for paying the delinquency.

The City has been struggling to collect past due balances on utility services and would appreciate your help in this manner. If you are aware of your tenant moving, please call us to request any possible past due balance for that tenant. The City will have to turn off the water that has been delinquent from former tenants.

Other Cities collect water deposits from renters, so if they do decide to leave, the deposit will get applied to their utility bill. You wouldn't have to pay the delinquency unless the bill was higher than the deposit. The tenant would get a refund of any balance due.

You will receive a copy of the shut-off notice if your tenant receives one. You will receive a bill for any outstanding utility amounts not paid by previous tenants. The outstanding balance must be paid in full. The City isn't able to continue to pay the outstanding delinquencies. You may want to start receiving a copy of the utility bills so you can keep track of the account also.

Thank you for your help in this manner. If you have any problems or questions, please feel free to contact me as soon as possible.

Sincerely,



Cheri Parrish

Finance Director

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