



DEVORE WATER COMPANY

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Accessory Dwelling Unit (ADU) Policy

Existing Construction

Pursuant to California Government Code section 66323, an ADU created from existing space of a primary dwelling or an existing legal accessory structure on the subject property does not require a new water service if the existing service connection will meet both the capacity requirements of the current usage and the additional new usage of the ADU. If the existing service connection cannot meet the new capacity requirements, the applicant must pay for the upgraded service connection and any water distribution system upgrades that the Devore Water Company deems necessary to safely and reliably serve the new capacity.

New Construction

For all ADUs created through new construction a new water service will be required. This includes, but is not limited to:

- square footage added to existing structures in excess 150 sq ft
- new structures separate from an existing structure
- ADUs built concurrently with a new home construction
- conversion or construction of an unpermitted, illegal structure

This new service will be separate from the service for the main home or business service at the subject property. Pursuant to Devore Water Company bylaws (Article VIII, sections 8.05 & 8.06), each water service must be related to a Devore Water Company water share, one meter per one water share. The applicant must pay for the new service connection and any water distribution system upgrades that the Devore Water Company deems necessary to safely and reliably serve the new meter.

Pursuant to Devore Water Company bylaws (Article VIII, section 8.04A), the

Board of Directors shall have the power to set a moratorium on new meter installation during emergency drought conditions.

Applicants must submit a new or upgraded service application request in writing. Proof of share ownership will be required concurrently with the application for a new service. Applicants will be required to provide copies of Approved San Bernardino County building plans for the new or converted structure. A deposit for engineering review may be required at the time of application. Unused engineering deposit fees may be applied to the cost of the new service connection. Engineering deposits are non-refundable if the applicant withdraws their application for new or upgraded service.

Accessory Dwelling Units (ADU) that will require a new service line will need to reference the **Water Line Connection Process Policy** for additional requirements.

