



City of Salisbury

Connecting to City Water and Sewer

1. Is the property located within the City's corporate limits or boundaries? (Do you pay city taxes?)

If the answer is yes, you need to hire an approved sewer contractor from the City's List of [Approved Contractors](#) and contact the Department of Infrastructure and Development for a Water and Sewer Application.

If the answer is no, continue to question 2.

2. Is the property adjacent to the town corporate limits?

If yes, you need to annex into the City before connecting to the City's water and sewer lines. Annexation is the process of adding a property into the corporate limits or boundaries of a municipality. More information about Annexation can be found at [Annexation Procedures \(salisbury.md\)](#)

If no, continue to question 3.

3. Instead of an annexation, properties not adjacent to the corporate limits will need to complete a [Pre-Annexation Agreement](#). This agreement stipulates that the property WILL annex into the City of Salisbury when the City requests the annexation and will pay for all costs associated with the annexation. In exchange for this agreement, the City will allow the property to be hooked up to the City's water and sewer lines. Note that higher connection rates will apply because of the property's location outside of city limits.

Frequently Asked Questions

1. Can I only connect to water or sewer?

No. The city requires the connection of both utilities at the same time.

2. Can I connect to water and sewer without annexation or an agreement to annex?

No. Having water and sewer service without being within the City's corporate limits creates a situation where the City does not have approval authority of development on

a site serviced by its water and sewer infrastructure. It also creates a situation where the property owner and resident does not have a voice in the City government that controls the water and sewer infrastructure. It's in the best interest of both the property owner and the City to have areas serviced by City infrastructure within the City boundaries.

3. How much does it cost?

The costs to connect to the City vary.

- The connection, tap in and meter fees for water and sewer are part of the [City Fee Schedule](#) and based on the location of the property and the size of the connection required. This cost in total is typically between \$12,000- \$14,000.
- Pre-Annexation Agreement costs \$60 for recordation with the Clerk of Court.
- Annexation requires a \$10,000 deposit to be held by the City in escrow which covers all legal fees, plat review, deed writing, public hearings, advertisement, and staff time. Additional monies may be required to cover these costs if the project is more complex. Any remaining funds left in escrow at the time of annexation may be refunded.
- The costs of the actual work and materials will vary by contractor. We recommend obtaining quotes from approved contractors early in the process.

4. Is there a payment plan or other financial assistance?

At this time the City does not offer payment plans or financial assistance to annex or connect to City water and sewer lines.