

Dear Shareholders,

The new year comes with exciting & anticipated changes!

In October we implemented an online bill pay option through our website, using a third party company called BDS. We sent every shareholder a copy of their new invoice, whether you owed money, or had a zero or a credit balance, an invoice was sent out. Please make sure we have your current mailing address and an email address for you, as we can send electronic invoices.

Our new system has assigned each shareholder with their own Web ID, you can logon to our website at BLSMWC.com, create an account and pay your bill, or you may call 833-992-1258 and pay your bill that way. Your Web ID is located at the top righthand corner of your invoice. One of the most exciting things is that you can elect to receive your 6 invoices via email. You just need to check the box when you are creating your account. If you'd like to pay with a check you can mail your check to our office. We CANNOT accept cash for any payment.

2020 Base Rates are as follows:

2020 Rate Breakdown				
2020 Home/Lot Fee		USDA Loan	Total	Change From 2019
	Rate	Payment		
Cabin	\$649	\$236	\$885	\$12
Cabin w/Meter	\$575	\$236	\$811	\$12
Bare Lot	\$393	\$118	\$511	\$9
Membership Lot	\$25	\$0	\$25	N/A
Combined Lot	\$\$25	\$0	\$25	-\$101

2020 Bi-Monthly Rate Example:

	Base Rates		Metered Rates
	Home/Lot Fee	USDA Loan Repayment	Consumptive Charge
Cabin	\$108.17	\$39.33	N/A
Cabin w/Meter	\$95.83	\$39.33	\$1.60 per CF > 350 CF per month
Bare Lot	\$65.50	19.67	N/A

For 2020 we have changed our billing cycle schedule, each shareholder will receive 6 bills a year. On your invoice you will see 3 charges, the shareholder fee, the USDA loan repayment amount & metered water fee. You will only see a charge for metered water if you, (1) have a meter and (2) go over your allotted amount of 700 cubic feet per the bi-monthly billing cycle.

Your annual shareholder fee will be divided into 6 bills, rather than one lump sum like in the past. Our hope is that this option will be more financially helpful for our shareholders. You may still pay your annual shareholder fee in full if you'd like. You will also see a new due date of the 25th rather than the 15th like before. If your payment is not received by the 25th you will be charged a \$10 late fee per billing cycle.

At the bottom of your invoice, if you are metered, you will see a usage history of your water consumption. That table is read in cubic feet. A cubic foot equals 7.48 gallons.

You will also receive a calendar for the 2020 year, showing when we will read meters, when invoices will be mailed, when they will be due, and when late fees will be applied.

Lastly, we want to thank each and every one of you for your patience and cooperation with the construction project and all the excited changes that are taking place.

Wishing you all a safe, Happy Holiday and a Happy New Year!!

The Staff