

# LANDLORD AUTHORIZATION

I, \_\_\_\_\_, landlord, authorize the Village of Swanton Electric Department to:

\*\* Please check one of the following:

\_\_\_\_\_ I request that the electric department keep the power on in my rental unit(s) when a tenant vacates. I understand the charges will be billed directly to me.

\_\_\_\_\_ I request that the electric department disconnect the power, any time of the year, in my rental unit(s) when a tenant vacates.

\_\_\_\_\_ I request that the electric department disconnect the power in my rental unit(s) when a tenant vacates during the summer months only. However, during the winter months I authorize the Village of Swanton to keep the power on in my rental unit(s) when a tenant vacates. I understand the charges will be billed directly to me. PLEASE NOTE WINTER MONTHS FROM \_\_\_\_\_ TO \_\_\_\_\_.

Please list all locations:

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\_\_\_\_\_  
Landlord Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Landlord's Billing Address

\_\_\_\_\_  
Landlord's Phone Number(s)

Lien Notification: Know all persons that THE VILLAGE OF SWANTON ELECTRIC DEPARTMENT will impose liens for unpaid electric charges and rates as allowed within the Village of Swanton Charter effective May 18, 2009.

PURSUANT TO 24A V.S.A. Chapter 279 Section 14 of Charter of the Village of Swanton:

“The charges and rates for electric energy or communications services shall be a lien on real estate, wherever located, furnished with the service in the same manner and to the same effect as taxes are a lien upon real property under section 5061 of Title 32. The owner of the property, furnished with electric energy communications service, wherever located, shall be liable for the charges and rates. The Village Clerk shall file in the land records in the town in which the property is located a notice of delinquency for all unpaid charges, to be indexed under the name of the property owner, regardless of whether an agreement has been made for the repayment of the charges. The lien provided for in this section shall be released only upon receipt of payment in full for all outstanding charges, interest, fees, penalties and costs of collection, all as are set forth under Title 32 Chapter 133 pertaining to the collection of overdue property taxes.”

FURTHER, PURSUANT TO 32 V.S.A. Section 5061, such a lien, as a lien in the nature of a municipal tax lien, “shall be a first lien thereon, underlying all mortgages, attachments, liens, or other encumbrances thereon...”