



Storm Water Advisory Committee

May 11, 2021

AGENDA

Present: Committee members Ethan Ronnebaum, Jamie Fiedler, Kevin Neuenschwander

Staff: Jon Fitch, Kim Downs, Patrick Parsley

Mr. Fitch opened the meeting and noted there is only one agenda item;

Review and make a recommendation to council on the new Storm Water Utility rate structure.

Mr. Fitch proceeded with the presentation

1. Explained the need for the level of funding proposed.
 - a. Cost of storm sewer construction now exceeds \$100,000 per block.
 - b. The CIP projects for the next five years exceed \$300,00 per year and include
 - i. Waterway restoration
 - ii. Storm sewer projects
 - iii. Upgrade installations on existing streets
 - iv. Leaf vacuum and system maintenance programs
 - c. Maintain MS4 permit
 - d. Operate and Maintain Storm Conveyance System
2. Explained the need to finance as an enterprise fund similar to water and sewer utilities. User fees are more transparent and accountable than general fund tax dollars. The enterprise fund must be self-sustaining which it is not today.
3. Explained the rate structure for commercial and residential users in relation to the load placed on the storm water system by each use. The structure contains three payment levels:
 - a. Single family residential: provides the basis for non-pervious averaging
 - b. Commercial facilities-includes multi-family buildings-rental and owner occupied: rate is based on the non-pervious area for the property.
 - c. Mobile Home Parks: Currently being billed by two different methods creating disparity. The plan is to bill each "home" as a small residential use at a rate less than a normal single-family dwelling.
4. Explained the levels of fees on the graduating scales over a five-year period to reach the budget goals.

The committee responded favorably to the overall plan and recommends Council take the appropriate action. They commented specifically on the need to correct the mobile home fee component. The proposed change for mobile homes fees was further discussed and the committee agreed that all mobile home parks need to be treated the same and the individual fee for each mobile home must be less than for a single-family resident. The reason for the lower fee is the lot size in comparison to a standard home.

Existing Fee Structure: Residential - \$3.75/meter; Commercial - \$6.50/meter



Proposed Fee Structure:	<u>FY22</u>	<u>FY23</u>	<u>FY24</u>	<u>FY25</u>	<u>FY26</u>
Residential	\$4.25	\$4.50	\$4.75	\$5.00	\$5.25
Commercial – base rate of residential home plus increment rate per 10,000 sf of impervious area	\$5.50	\$6.00	\$6.50	\$7.00	\$8.00
Mobile Home Units	\$3.75	\$3.85	\$3.95	\$4.05	\$4.15

The committee also recommended public testimony would be a valuable selling point when solicited from citizens who have benefitted from our recent storm water projects. The committee asked to be kept informed of the progress of this proposal in case they are asked questions in the future.

The meeting was closes at 6:00 PM:

Respectfully: Patrick Parsley CDD