



RESOLUTION 2019-18

A RESOLUTION OF THE CITY OF MOLALLA REPEALING THE EXISTING AND ADOPTING AN UPDATED SYSTEM DEVELOPMENT CHARGE RATES FOR THE WATER, SANITARY SEWER, STORMWATER, TRANSPORTATION AND PARK SYSTEM FOR EACH UTILITY.

WHEREAS, Chapter 223 of the Oregon Revised Statutes authorizes the City of Molalla to establish System Development Charge methodologies and rates for utilization of eligible public utilities; and

WHEREAS, Chapter 13.14 of the Molalla Municipal Code provides for the establishment and revision of System Development Charges by resolution; and

WHEREAS, the City of Molalla commissioned Donovan Enterprises Inc. to review the existing System Development Charge (SDC) Rates which establishes a revised Capital Improvement Plan for transportation and sanitary sewer infrastructure; and

WHEREAS, the Donovan Enterprises Inc. prepared the Wastewater and Transportation System Development Charge Update (April 2019) and City Council adopted the report at the April 24, 2019 City Council meeting; and

WHEREAS, the no changes were made to the Methodologies and the Capital Improvement Plan was updated for transportation removing projects that will be constructed by redevelopment on OR 211 and OR 213; and

WHEREAS, a Discussion Item under New Business was held by the City Council on April 10, 2019 and City Council directed staff to increase the SDC fees, as identified in the Donovan Enterprises Inc report, for transportation and sanitary sewer by 50% on January 1, 2020 and 100% on July 1, 2020.

NOW, THEREFORE, IT IS HEREBY RESOVLED by the City Council of the City of Molalla as follows:

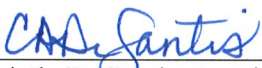
1. The revised Rates established in the System Development Charge (SDC) Methodology attached hereto as Exhibit "A" are hereby adopted.
2. The inflationary index shall be applied yearly to the water, stormwater and parks rates based on the Engineering News Record (ENR) cost escalation factor Construction Cost Index (CCI) in accordance with the SDC methodology.
3. The inflationary index shall be applied yearly to the transportation and sanitary sewer after December 31, 2020 based on the Engineering News Record (ENR) cost escalation factor Construction Cost Index (CCI) in accordance with the SDC methodology.
4. Resolution 2019-12 is hereby repealed upon adoption of this Resolution.

DULY ADOPTED AND EFFECTIVE the 14th day of August 2019.



Mayor Keith Swigart

ATTEST:



Christie DeSantis, Interim City Recorder

EXHIBIT "A"



CITY OF MOLALLA
SYSTEM DEVELOPMENT CHARGES (SDC)

EFFECTIVE AUGUST 14, 2019

WATER SYSTEM SDC'S RATE SCHEDULE

METER SIZE	EDU FACTOR	IMPROVEMENT SDC	REIMBURSEMENT SDC	ADMIN SDC (2%)	TOTAL SDC
3/4"*	1	\$3,343	\$619	\$80	\$4,042
1"***	1.67	\$5,571	\$1,032	\$133	\$6,736
1 1/2"	3.33	\$11,142	\$2,064	\$265	\$13,471
2"	5.33	\$17,828	\$3,302	\$423	\$21,553
3"	10.67	\$35,655	\$6,603	\$846	\$43,104
4"	16.67	\$55,710	\$10,317	\$1,321	\$67,348
6"	33.33	\$111,420	\$20,634	\$2,642	\$134,696

* Includes 5/8" x 3/4" and 3/4" x 3/4" meters.

** Single family required to have a 1" meter due to fire sprinkler system requirements shall be charged at the 3/4" meter rate.

SEWER SYSTEM SDC'S RATE SCHEDULE (EFFECTIVE AUGUST 14, 2019)

METER SIZE	EDU FACTOR	IMPROVEMENT SDC	REIMBURSEMENT SDC	ADMIN SDC (2%)	TOTAL SDC
3/4"*	1	\$4,817	\$198	\$101	\$5,116
1"	1.67	\$8,029	\$330	\$168	\$8,527
1 1/2"	3.33	\$16,057	\$660	\$335	\$17,052
2"	5.33	\$25,691	\$1,056	\$535	\$27,282
3"	10.67	\$51,382	\$2,112	\$1,070	\$54,564
4"	16.67	\$80,284	\$3,300	\$1,672	\$85,256
6"	33.33	\$160,567	\$6,600	\$3,344	\$170,511

* Includes 5/8" x 3/4" and 3/4" x 3/4" meters.

SEWER SYSTEM SDC'S RATE SCHEDULE (EFFECTIVE JANUARY 01, 2020)

METER SIZE	EDU FACTOR	IMPROVEMENT SDC	REIMBURSEMENT SDC	ADMIN SDC (2%)	TOTAL SDC
3/4"*	1	\$7,720	\$198	\$159	\$8,077
1"	1.67	\$12,867	\$330	\$264	\$13,461
1 1/2"	3.33	\$25,734	\$660	\$528	\$26,922
2"	5.33	\$41,174	\$1,056	\$845	\$43,075
3"	10.67	\$82,347	\$2,112	\$1,690	\$86,149
4"	16.67	\$128,667	\$3,300	\$2,640	\$134,607
6"	33.33	\$257,334	\$6,600	\$5,279	\$269,213

* Includes 5/8" x 3/4" and 3/4" x 3/4" meters.

EXHIBIT "A"

SEWER SYSTEM SDC'S RATE SCHEDULE (EFFECTIVE JULY 01, 2020)

METER SIZE	EDU FACTOR	IMPROVEMENT SDC	REIMBURSEMENT SDC	ADMIN SDC (2%)	TOTAL SDC
3/4"*	1	\$10,623	\$198	\$217	\$11,038
1"	1.67	\$17,705	\$330	\$361	\$18,396
1 1/2"	3.33	\$35,410	\$660	\$722	\$36,792
2"	5.33	\$56,656	\$1,056	\$1,155	\$58,867
3"	10.67	\$113,312	\$2,112	\$2,309	\$117,733
4"	16.67	\$177,050	\$3,300	\$3,607	\$183,957
6"	33.33	\$354,100	\$6,600	\$7,214	\$367,914

* Includes 5/8" x 3/4" and 3/4" x 3/4" meters.

STORM DRAINAGE SYSTEM SDC'S RATE SCHEDULE (EFFECTIVE AUGUST 14, 2019)

LAND USE	UNITS	IMPROVEMENT SDC	REIMBURSEMENT SDC	ADMIN SDC (2%)	TOTAL SDC
All Types	EDU	\$891	\$41	\$18	\$950/EDU

* EDU are total square feet of impervious divided by 2,640 square feet. Single Family homes count as 1 EDU.

TRANSPORTATION SYSTEM SDC'S RATE SCHEDULE (EFFECTIVE AUGUST 14, 2019)

LAND USE	UNITS	IMPROVEMENT SDC	REIMBURSEMENT SDC	ADMIN SDC (2%)	TOTAL SDC
All Types	TOTAL TRIP ENDS	\$3,374	\$769	\$83	\$4,226/PMPH TRIP

* Units are based on ITE trip manual for adjacent street traffic. Trip generation is based on the higher value of AM or PM Peak Hour trips.

TRANSPORTATION SYSTEM SDC'S RATE SCHEDULE (EFFECTIVE JANUARY 01, 2020)

LAND USE	UNITS	IMPROVEMENT SDC	REIMBURSEMENT SDC	ADMIN SDC (2%)	TOTAL SDC
All Types	TOTAL TRIP ENDS	\$7,543	\$769	\$167	\$8,479/PMPH TRIP

* Units are based on ITE trip manual for adjacent street traffic. Trip generation is based on the higher value of AM or PM Peak Hour trips.

TRANSPORTATION SYSTEM SDC'S RATE SCHEDULE (EFFECTIVE JULY 01, 2020)

LAND USE	UNITS	IMPROVEMENT SDC	REIMBURSEMENT SDC	ADMIN SDC (2%)	TOTAL SDC
All Types	TOTAL TRIP ENDS	\$11,932	\$769	\$254	\$12,955/PMPH TRIP

* Units are based on ITE trip manual for adjacent street traffic. Trip generation is based on the higher value of AM or PM Peak Hour trips.

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PARKS AND RECREATION SYSTEM SDC'S RATE SCHEDULE (EFFECTIVE AUGUST 14, 2019)

USER TYPE	IMPROVEMENT SDC	REIMBURSEMENT SDC	ADMIN SDC (2%)	TOTAL SDC
Residential/Unit	\$2,500	\$0	\$50	\$2,550

**Annual Improvement Fee Adjustments using Engineering News Record (ENR) Published Annual Index
Changes as approved by City Council: Resolution 2019-18**
