



Randy Lauer, *Mayor*

David Ripma

Alison Caswell

Jamie Kranz

Glenn White

Nick Moon

Sandy Glantz

## Agenda October 26, 2021

Regular Meeting | 7:00 p.m.

Troutdale Police Community Center – Kellogg Room  
234 SE Kendall Ct, Troutdale, OR 97060

1. **Pledge of Allegiance, Roll Call, Agenda Update**
2. **Public Comment:** Public Comment on non-agenda and consent agenda items is welcome at this time. *Public comment on agenda items will be taken at the time the item is considered. Public comments should be directed to the Presiding Officer and limited to matters of community interest or related to matters which may, or could, come before Council. Each speaker shall be limited to 5 minutes for each agenda item unless a different amount of time is allowed by the Presiding Officer, with consent of the Council. The Council and Mayor should avoid immediate or protracted responses to citizen comments.*
3. **Consent Agenda:**
  - 3.1. **Minutes:** October 12, 2021 City Council Regular Meeting.
  - 3.2. **Resolution:** A resolution approving an Intergovernmental Agreement between the City of Troutdale and Mid-County Lighting District
4. **Discussion:** McMenamins Concert Series follow-up. – *Ray Young, City Manager*
5. **Discussion:** A discussion regarding Bureau of Emergency Communications (BOEC) response times. – *Ray Young, City Manager & Bob Cozzie, BOEC Director*
6. **Report:** Buxton and Historic Columbia River Highway intersection improvements. – *Travis Hultin, Public Works Deputy Director/Chief Engineer*
7. **Report:** A report on Wastewater System Development Charges and Utility rate methodology. – *Fred Ostler, Public Works Director; John Ghilarducci, FCS and Chris Gonzales, FCS*
8. **Public Hearing / Ordinance (Introduced 10/12/21):** An ordinance amending Troutdale Municipal Code Section 10.38.010 – Impounding Vehicles (Speed Racing and Reckless Driving) – *Ray Young, City Manager*
9. **Staff Communications**
10. **Council Communications**

## 11. Adjournment



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**Randy Lauer, Mayor**

**Dated: October 21, 2021**

### Meeting Participation

The public may attend the meeting in **person\*** or via Zoom. Please email [info@troutdaleoregon.gov](mailto:info@troutdaleoregon.gov) by **5:00pm on Monday, October 25<sup>th</sup>** to request Zoom meeting access credentials. You may also submit written public comments via email to [info@troutdaleoregon.gov](mailto:info@troutdaleoregon.gov) no later than **5:00pm on Monday, October 25<sup>th</sup>**. City Council Regular Meetings are broadcast live on Comcast Cable Channel 30 (HD Channel 330) and Frontier Communications Channel 38 and replayed on the weekend following the meeting - Friday at 4:00pm and Sunday at 9:00pm.

*\*Those attending the meeting in person will be required to wear a face mask as required by the State of Oregon and Multnomah County for all indoor public settings.*

Further information and copies of agenda packets are available at: Troutdale City Hall, 219 E. Historic Columbia River Hwy. Monday through Friday, 8:00 a.m. - 5:00 p.m.; on our Web Page [www.troutdaleoregon.gov/meetings](http://www.troutdaleoregon.gov/meetings) or call Sarah Skroch, City Recorder at 503-674-7258.

The meeting location is wheelchair accessible. A request for an interpreter for the hearing impaired or for other accommodations for persons with disabilities should be made at least 48 hours before the meeting to: Sarah Skroch, City Recorder 503-674-7258.

**MINUTES**  
**Troutdale City Council – Regular Meeting**  
**Troutdale Police Community Center – Kellogg Room**  
**234 SW Kendall Court**  
**Troutdale, OR 97060**

**Tuesday, October 26, 2021 – 7:00PM**

**1. PLEDGE OF ALLEGIANCE, ROLL CALL, AGENDA UPDATE**

Mayor Lauer called the meeting to order at 7:00pm.

**PRESENT:** Mayor Lauer, Councilor Ripma, Councilor Caswell, Councilor Kranz, Councilor White, Councilor Moon and Councilor Glantz.

**ABSENT:** None.

**STAFF:** Ray Young, City Manager; Sarah Skroch, City Recorder; Ed Trompke, City Attorney; Chris Damgen, Community Development Director; Fred Ostler, Public Works Director; Travis Hultin, Public Works Deputy Director/Chief Engineer and Christopher Priano, Engineering Associate.

**GUESTS:** See Attached.

Mayor Lauer asked for agenda updates.

Ray Young, City Manager, replied there are no updates.

**2. PUBLIC COMMENT:** Public comment on non-agenda and consent agenda items is welcome at this time.

None.

**3. CONSENT AGENDA:**

**3.1 MINUTES:** October 12, 2021 City Council Regular Meeting.

**3.2 RESOLUTION:** A resolution approving an Intergovernmental Agreement between the City of Troutdale and Mid-County Lighting District.

**MOTION:** Councilor White moved to approve the consent agenda. Seconded by Councilor Ripma.  
**Motion Passed 7-0.**

**4. DISCUSSION:** McMenamins Concert Series follow-up.

Ray Young, City Manager, introduced DJ Simcoe and Jimmy Byron with McMenamins Edgefield and gave a brief overview of the staff report. Ray stated there has been no increase

in complaints since the added concerts. There was only one complaint from a resident about traffic between 10:00 and 10:30 on Halsey Street. There was also a complaint from a resident in Wood Village about concert goers parking in the neighborhoods.

DJ Simcoe stated McMenamins places no concert parking signs in Wood Village. There have been very few complaints in the last several years. There were 4 complaints about sound, but they have sound monitoring equipment, and from their perspective, they've never been in violation.

Mayor Lauer stated all conversations he's had have been positive. The community needed an excuse to come out this year.

<0:11:05>

Councilor Kranz stated she's glad to hear about the successes. She thought the traffic this year was much better.

Councilor White stated he enjoys the concerts, and he appreciates that McMenamins allows the Troutdale Historical Society to have a booth in there to promote their products.

Councilor Glantz asked how much money went to the Reynolds School District.

DJ Simcoe replied he believes it was approximately \$20,000.00. He needs a new contact so they can make sure the money goes to the music program and not just the school in general.

Councilor Moon stated he's thankful to have a great host in Troutdale.

Councilor Ripma stated McMenamins has been a benefactor to Troutdale ever since the buildings were saved and the concerts are a continuation of that.

**5. DISCUSSION:** A discussion regarding Bureau of Emergency Communications (BOEC) response times.

<0:23:04>

Ray Young introduced Bob Cozzie, Director of the BOEC, which is a department of the City of Portland who have contracted with all the jurisdictions within Multnomah County to handle all 911 and non-emergency calls. The BOEC is the agency that dispatches sheriff, fire and emergency service ambulance personnel whenever a Troutdale citizen needs assistance. There have been some issues lately with BOEC and the City of Portland's management of it and concerns about the metrics, response times and people waiting on hold.

<0:25:18>

Bob Cozzie showed the Council a PowerPoint presentation (attached as Exhibit A).

<0:45:46>

Councilor Moon thanked Bob Cozzie for the presentation and stated it's alarming. He hopes the City of Portland is on board 100%.

Councilor Glantz asked about the changes in protocol.

Bob Cozzie replied the medical protocol used to be going through a flip chart with questions and now there is a computer that gives information and processes for all medical issues.

Councilor Kranz stated she hasn't heard of 311 and she thinks it's an exciting idea. She asked where the county commissioners are as far as support for 311.

Bob Cozzie replied he is meeting with Chair Kafoury and MCSO on Friday. He's hoping to get more support from them.

Mayor Lauer asked if 311 is the same as the 503-823-3333 non-emergency number.

Bob Cozzie replied yes. It is the information and referral line for the City of Portland. They are shifting over to the 311 system and will be accessed by 311.

## **6. REPORT: Buxton and Historic Columbia River Highway intersection.**

<1:05:02>

Travis Hultin, Public Works Deputy Director/Chief Engineer, reviewed the staff report. He explained that City staff is collaborating closely with the County staff and bouncing ideas off each other and giving input regarding the intersection at Buxton and Historic Columbia River Highway and addressing safety concerns.

<1:17:00>

Councilor White stated he thinks the intersection works well except for people stopping on the free right turn. Maybe rubber stop signs in the lane like the ones at Glenn Otto Park. He worries that eliminating the free right turn would cause a backup.

<1:20:19>

Councilor Ripma stated most comments seem to be saying people turning right on Buxton stop or almost stop there. He doesn't think it would hold things up that badly if it were a full 3-way stop. He likes Glenn's idea about the rubber stop signs in the middle of each east and west bound lane on the highway, in addition to the stop signs that are there.

<1:24:41>

Councilor Glantz stated she is in favor of an all-around stop. She suggested signs for no parking near the stop signs during certain hours.

Paul Wilcox, Troutdale resident, read from a self-prepared statement (attached as Exhibit B).

**7. REPORT:** A report on Wastewater System Development Charges and Utility rate methodology.

<1:35:22>

Fred Ostler, Public Works Director, gave a brief overview of the staff report and introduced John Ghilarducci, FCS Principal, and Chris Gonzales, FCS Project Manager.

John Ghilarducci showed the Council a PowerPoint presentation (attached as Exhibit C).

**Mayor Lauer opened public comment.**

Saul Pompello, Ristorante Di Pompello Owner, stated he has read the report. He read that the direction is by square feet. That is a good point. One problem is the percentage charged for the restaurants. He thinks it should be reduced to .6%. He pays \$150/160 a month in water and \$700 for sewer because the City charges .12% and it's too high. It's easier to fix the problem if the rates were reduced. Other restaurants in the City don't pay as much as he does.

Paul Wilcox stated he would like to see water usage tied to sewer because by far, the largest proportion of the City utility bill is the sewer, not the water and the stormwater. When there is an 8-10 person household paying the same sewer rate as a 1-2 person household, it doesn't seem equitable.

Councilor Ripma stated he could go with the recommendation by FCS basing the SDC's on square footage and some sort of tiering based on the business type. He likes the idea of the rate for water usage, sewer usage, doesn't have to be the same methodology as the SDC formula. He's also okay with square footage for usage but he likes the idea of basing it on actual water consumption somehow.

Councilor Moon stated when there is a building that is very large and usage fluctuates very greatly, square footage doesn't take account for that.

John Ghilarducci stated great points made. He stated it is fine to have different basis for the SDC's and the rates. Actual volume works really well for non-residential. There are a number of obstacles for the City to go through before it could go to a usage based rate approach and the billing system needs to be able to handle it. Usage is the most equitable but the most significant change to what is being done now.

Mayor Lauer stated he is leaning more towards square footage for SDC's and actual water usage for rates.

Councilor Kranz stated she agrees with consolidating all food establishments and creating one rate for all. There are large buildings with minimal usage. The size of bathrooms, prep areas, kitchens, etc. should be looked at.

Fred Ostler stated there are some limitations with the City's billing system.

Ray Young stated utility rate changes need to go slowly because there may be unintended consequences. If you change everyone's rates in the City, that is a lot of individual accounts. There are a lot of logistic issues. Staff is asking for direction on where Council thinks the City should be going and then be patient over the next year or two for implementation.

Councilor Caswell stated she is in favor of fixture, but she also knows Saul had a fixed amount he was paying even though he was shut down during covid. Actual rates would be nice to protect against that happening again. She asked if there could be a hybrid. She asked if there could be an actual meter read and then calculate the SDC's based on fixture. If not, she would be in favor of doing it by fixture like Gresham does.

Travis Hultin stated he has been working with SDC's for many years and he's been through many rate and calculation studies. He explained there are some definite disadvantages to the fixture count approach. He personally has never been a supporter of fixture count approach because it assumes a correlation between the fixtures in a building and the amount of wastewater they produce. There are concerns with stability. He has reached the conclusion that square footage is the way to go for most uses.

Councilor Caswell stated she's coming at it from listening to businesses. She asked if it were to be implemented based on fixture for SDC's and then billed by actual if it would be doable for staff.

Travis Hultin replied it is possible, in principle, to have 2 different systems for SDC and utility. There would be some difficulty in getting to the point of infrastructure to do that monthly utility rate based on water usage. You can have 2 systems for those 2 charges, but he does not recommend going to a fixture count basis for the SDC's. He recommends square footage and actual water usage for the monthly utility bill.

Councilor Kranz stated as far as fixture on SDC's, it seems wonky because fixture counts change over time.

Councilor White stated he thinks staff is asking Council to make a blind decision. He would like to see some actual numbers. A lot of businesses negatively effected are businesses that the City is trying to encourage to come to Troutdale. He stated he's glad the gas company doesn't charge him based on his square footage of his house and is only charging him what he's using. He would like to try to make things more business friendly and doesn't want the change to increase SDC's.

Councilor Ripma stated his first comment was that he was in favor of the square footage and usage for actual usage. He asked if there's a lot of infrastructure needed to make that work and would like to know the difficulty.

John Ghilarducci replied it's done in many areas and not difficult to investigate, but he's not sure what the billing system can do.

Councilor Ripma stated he would like staff to look at what difficulties there would be in charging usage. He's all for square footage for SDC's and he's okay with square footage for usage but he would prefer it be based on actual usage.

Councilor Moon stated square footage is more equitable than it sounds.

Councilor Caswell stated square footage freaks her out because the cost to enter the City of Troutdale with SDC's is prohibitive and she's afraid square footage may keep the City in that camp. She keeps hearing that the solution to it is by fixture.

Councilor White stated he's having trouble understanding how Councilors are making a decision without knowing any numbers. He would like to see numbers. He can't make a decision without them.

Councilor Kranz stated she thinks things need to be simplified. She's veering away from usage because of the billing constraints. Her direction is square footage and usage.

Councilor Glantz stated she has no problem with giving clear direction. She thinks if numbers could be seen then it gets tempting to start picking favorites. She trusts Travis. She likes the usage, but she is okay with square footage and usage.

Councilor Moon stated he agrees with Councilor Glantz. His direction is usage and square footage.

**8. PUBLIC HEARING / ORDINANCE (Introduced 10/12/21):** An ordinance amending Troutdale Municipal Code Section 10.38.010 – Impounding Vehicles (Speed Racing and Reckless Driving).

Ray Young gave a brief overview of the staff report.

**Mayor Lauer opened the public hearing at 9:48pm.**

None.

**Mayor Lauer closed the public hearing at 9:48pm.**

Councilor White stated he would like to give the officers the choice to tow. He would like to see the City get the revenue.

Councilor Kranz stated she mentioned the topic at EMCTC and there's a lot of interest from the other 3 cities in expanding this ordinance.

**MOTION: Councilor Ripma moved to adopt the ordinance amending Troutdale Municipal Code Section 10.38.010 – Impounding Vehicles (Speed Racing and Reckless Driving). Seconded by Councilor Kranz.**



**VOTE:** Councilor Caswell - Yes; Councilor Kranz – Yes; Mayor Lauer – Yes; Councilor White – Yes; Councilor Moon – Yes; Councilor Glantz – Yes and Councilor Ripma – Yes.

Motion passed 7-0.

## 9. STAFF COMMUNICATIONS

Ray Young provided the following staff communications:

- Tri-Met is considering changing the turn-around point of Line 80 from Glenn Otto Park to downtown
- The November 23<sup>rd</sup> City Council meeting is canceled
- The Fox Ridge Apartments on Halsey were approved and will not be appealed
- Trick or Treat downtown Troutdale is on Saturday from 4-5:30pm
- There is still time to do the Parks Master Plan survey online

## 10. COUNCIL COMMUNICATIONS

Councilor White asked if it is possible to get stats on what the most common 911/non-emergency calls are for Troutdale.

## 11. ADJOURNMENT

**MOTION:** Councilor Ripma moved to adjourn. Seconded by Councilor Glantz. Motion passed unanimously.

Meeting adjourned at 9:58pm.

  
\_\_\_\_\_  
**Randy Lauer, Mayor**  
Dated: December 15, 2021

**ATTEST:**

  
\_\_\_\_\_  
**Kenda Schlaht, Deputy City Recorder**



## October 26, 2021 City Council Meeting - Zoom Guest List

Name (Original Name)	User Email	Join Time	Leave Time	Duration (Minutes)
Troutdale Conferencing	troutconf@troutdaleoregon.gov	10/26/2021 18:42	10/26/2021 21:58	197
Oasis Team		10/26/2021 18:43	10/26/2021 21:58	196
Kellogg Room		10/26/2021 18:46	10/26/2021 21:58	193
Sarah Skroch	troutconf@troutdaleoregon.gov	10/26/2021 18:47	10/26/2021 21:58	192
Glenn White		10/26/2021 18:47	10/26/2021 21:58	192
christopher.priano		10/26/2021 18:50	10/26/2021 21:58	189
Paul Wilcox		10/26/2021 18:55	10/26/2021 21:58	184
Kelley Graham		10/26/2021 18:55	10/26/2021 20:31	97
Nick Moon		10/26/2021 18:55	10/26/2021 21:58	183
Travis H		10/26/2021 18:55	10/26/2021 21:54	179
John Ghilarducci		10/26/2021 18:56	10/26/2021 21:46	171
Shelly Reynolds		10/26/2021 18:56	10/26/2021 19:08	12
Dave Ripma	dripma@sharplabs.com	10/26/2021 18:56	10/26/2021 21:58	183
Alison Caswell		10/26/2021 18:57	10/26/2021 21:58	182
Randy Lauer	randy.lauer@troutdaleoregon.gov	10/26/2021 18:57	10/26/2021 21:58	182
Chris Gonzalez		10/26/2021 18:57	10/26/2021 21:58	182
Ray Young	ray.young@troutdaleoregon.gov	10/26/2021 18:58	10/26/2021 21:58	181
Councilor Kranz		10/26/2021 19:04	10/26/2021 19:51	48
Jamie Kranz		10/26/2021 19:04	10/26/2021 21:58	175
Sandy Glantz	sandy.glantz@airship.com	10/26/2021 18:55	10/26/2021 21:58	184

# Bureau of Emergency Communications

## *Partner Cities Update*

October 26, 2021

### Exhibit A

October 26, 2021 Council Meeting Minutes



Bob Cozzie, Director

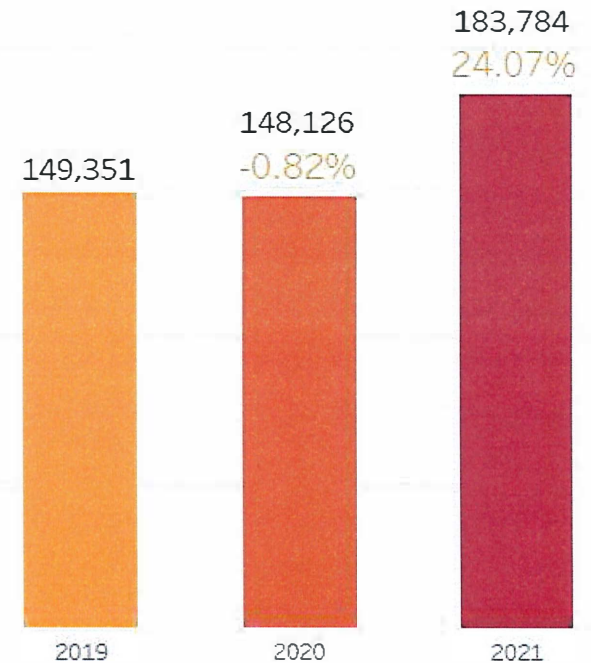
# Operations and Staffing Current State

- Current service level problem – 911 calls are holding
- 20%-45% weekly increase in 911 calls
- Staff learning and acclimating to new medical and fire triage protocols (ProQA)
- Over a dozen operations floor employees retired, took leaves of absence, promoted, or resigned this past year.

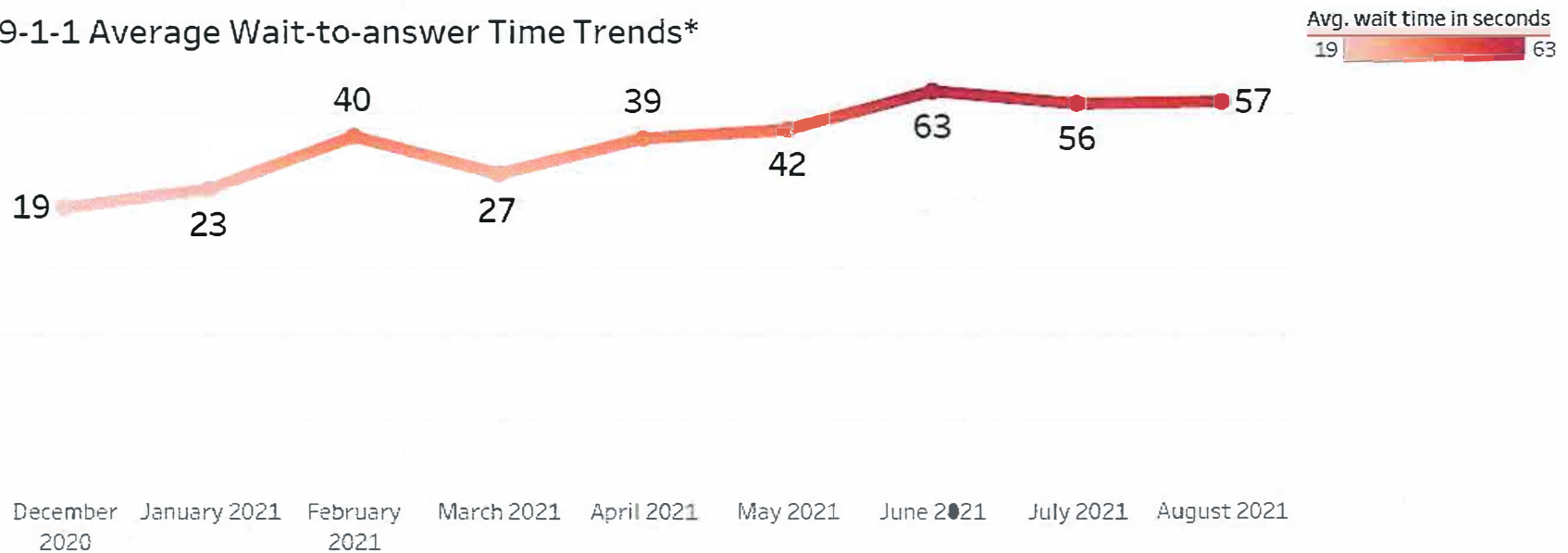
# Current Setting

- BOEC = Bureau of ***Emergency*** Communications
- There is no “Bureau of Non-Emergency Communications”
- BOEC answers approximately 1 million emergency *and* non-emergency calls a year
- Nearly half of BOEC’s calls are non-emergency/administrative

June, July, August 911 Call Volume  
(2019 through 2021 Comparison)

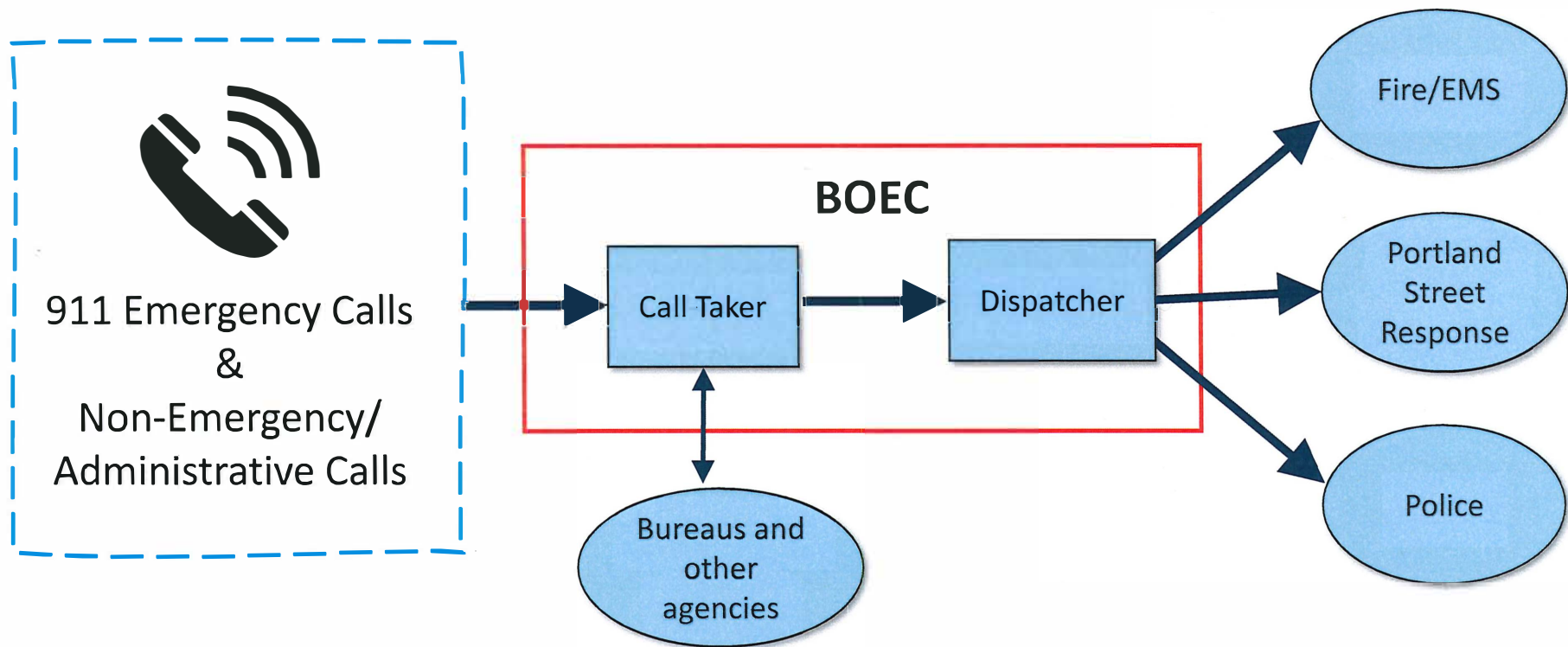


### 9-1-1 Average Wait-to-answer Time Trends\*



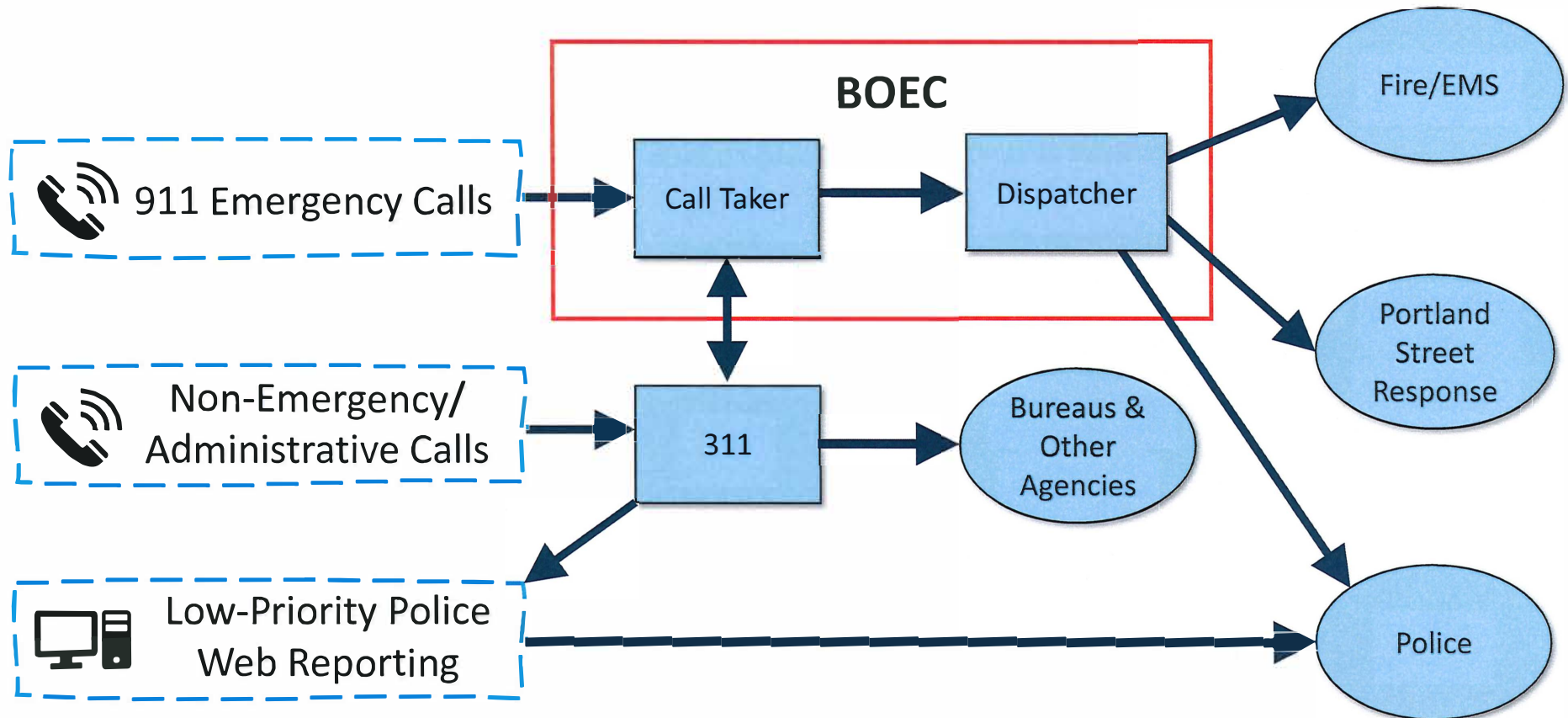
\*Caller-disconnected calls are not included.

# Calling for Help: How Calls Are Processed County-Wide





# Calling for Help: How Calls Could Be Processed County-Wide



# Migrating calls to 311

In progress

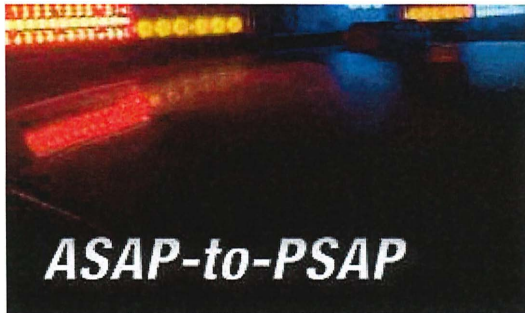
*Goal: Migrate all non-emergency, non-incident calls to 311 via public education and caller self-triage*

1. Allow callers to transfer from the non-emergency line to 311 (COMPLETE)
2. Add 7 FTE by July 2022
  - Migrate 91,000 calls/year
  - Current operational hours (Monday-Friday 8am-5pm)
3. Add 10 FTE by January 2023
  - Migrate additional 30,000 calls/year
  - Extend 311 hours to 7am-8pm, 7 days/week
4. Extend hours to 24/7 (if needed)

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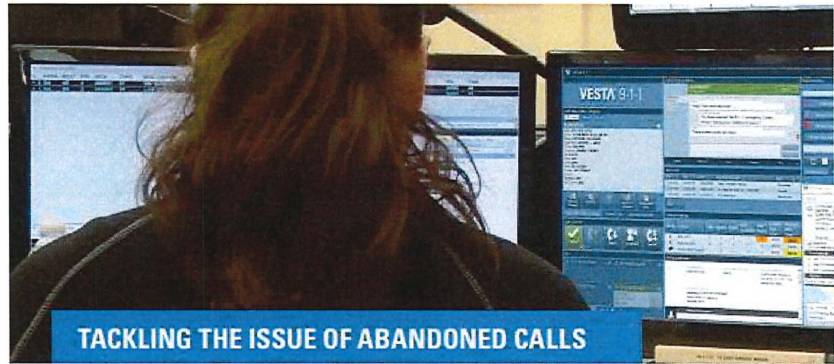
*Communities that have implemented and advertised 311 programs to provide easy access to non-emergency government services have seen **significant (20-40%) declines in the overall volume of calls made to 911***

# Dispatch Technologies



- Improves Life Safety Response
- Improves Accuracy
- Increases Efficiency

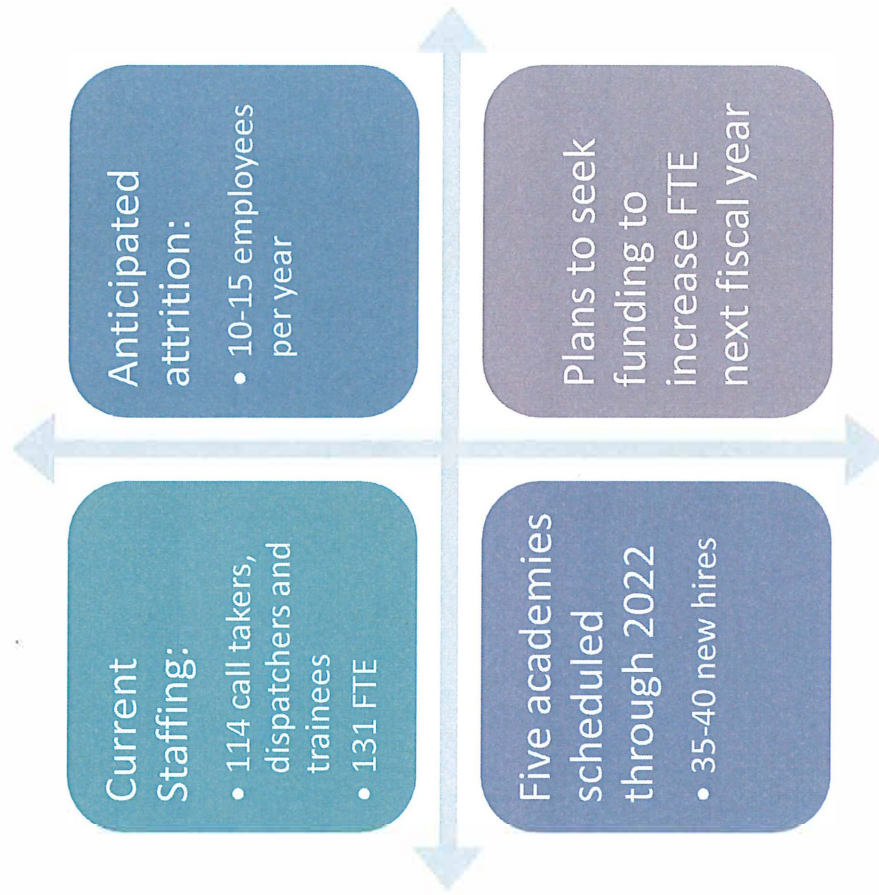
between PSAPs and  
Monitoring Centers



TACKLING THE ISSUE OF ABANDONED CALLS  
**AUTOMATED ABANDONED CALLBACK**

An advertisement for VersaTerm Case Service. It features a woman on the left talking on a mobile phone. To her right are three panels: "VOICE" showing a woman on a phone, "WEB" showing hands typing on a laptop keyboard, and "TEXT" showing a hand using a smartphone. The text "VERSATERM CASE SERVICE" is at the top, followed by "Citizen engagement through automated interaction." and a "LEARN MORE" button. At the bottom left, there are icons for a smartphone, a laptop, and a tablet displaying maps.

# Increasing Certified Staff



*[www.Portland.gov/911](http://www.Portland.gov/911)*

*[Robert.Cozzie@portlandoregon.gov](mailto:Robert.Cozzie@portlandoregon.gov)*



Thank you!

## Exhibit B

October 26, 2021 Council Meeting Minutes

Public comment, agenda item #6.

When the three-way STOP was originally proposed, with a free right turn from Historic Columbia River Highway (HCRH) eastbound onto Buxton, I reluctantly accepted the free right turn on the basis of the argument that evening commuter traffic could back up onto 257th if right turns at Buxton required a full STOP.

Since then, the conflict that has been created between HCRH westbound to Buxton and HCRH eastbound to Buxton, has become obvious. HCRH westbound left-turners don't necessarily know that HCRH eastbound to Buxton drivers are not required to STOP. Assuming the left-turner is aware of that, they have to "wait out" all the vehicles coming off 257th, possibly until that light turns RED. Having to sit there waiting for a break in the traffic flow also creates confusion among the other drivers at the intersection as to whose turn is next to proceed. On the other hand, free right-turners have no reason to watch for traffic coming off HCRH from their left.

It has since occurred to me that the risk of traffic backing up behind a full right turn STOP at HCRH and Buxton could be relieved by drivers diverting onto Kendall to Second. Drivers are usually pretty good about finding ways around gridlock.

I support the idea of curb extensions for the eastern HCRH crosswalk, and would encourage making HCRH eastbound at Buxton a full STOP for all traffic. A full STOP right turn would also make the Buxton crosswalk safer. An additional suggestion I might make would be to install "bump disks" on HCRH westbound east of the STOP sign as additional notification to drivers of a STOP required ahead. By the way, those are officially known as Botts Dots, which I just learned! Botts was a Caltrans engineer in the 1950's. Finally, the conflict situation has been very well-described, recognized, and acknowledged by staff, so I don't see the point of an additional 90 days of study. With a built-in conflict, I can envision the potential for a "road rage" incident when there is disagreement as to who has "the right of way".

Submitted by:

Paul Wilcox

Troutdale

10/26/21

**Exhibit C**

October 26, 2021 Council Meeting Minutes

# City of Troutdale

## Basis for Imposing Wastewater Charges



**John Ghilarducci, Principal**  
**Chris Gonzalez, Senior Project Manager**  
**October 26, 2021**



# Agenda

- **Background**
- **Issues with Existing ERU Methodology**
- **Alternatives for Assigning ERUs**
- **Key Questions to Consider**
- **Recommendations/Discussion**





# Background

- **City of Troutdale imposes wastewater rates and system development charges (SDCs) on customers based on equivalent residential units (ERUs)**
  - » Current monthly rate is \$49.74 per ERU
  - » Current SDC is \$10,485 per ERU
- **City Resolution No. 2407 establishes the methodology for assigning ERUs:**
  - » Single-Family/Duplex: 1.00 per Dwelling Unit
  - » Triplex or Greater: 0.70 per Dwelling Unit
  - » Manufactured/Mobile Home: 0.88 per Dwelling Unit
  - » Trailer/RV Park: 0.30 per Space
  - » Hotel/Motel: 0.36 per Rental Unit
  - » Laundromat: 1.52 per Washer
  - » Church: 0.02 per Seat
  - » Lounge/Bar/Tavern: 0.06 per Seat
  - » Pizza Parlor: 0.09 per Seat
  - » Restaurant: 0.12 per Seat
  - » Office: 0.06 per 1,000 Square Feet (SF)
  - » Retail (Dry Goods): 0.08 per 1,000 SF
  - » Retail (w/Consumptive Areas): 0.18 per 1,000 SF
  - » School: 0.04 per Occupant



# Issues with Existing ERU Methodology

- **Food Service Establishments**

- » Lack of clear guidelines for classifying as bars/pizza parlors/restaurants
- » Uncertainty regarding basis for different ERU assignments (0.06 – 0.12 ERUs per seat)
- » Instability of seat-based rate (seating capacity can change frequently)
  - Also an issue for schools and churches

- **Shopping Centers and Mixed-Use Commercial Buildings**

- » City has to monitor and track frequent changes in tenants
  - City is required to provide reductions for past SDC payments on a property
  - If the use changes, incremental SDCs may be due

- **Industrial Users**

- » No explicit policy for assigning ERUs (historically treated as offices)



# Alternatives for Assigning ERUs

Alternative	Advantages	Disadvantages
Water Meter Size	<ul style="list-style-type: none"> <li>● Readily accessible and stable</li> <li>● Promotes consistency with escalation of water charges with meter size</li> </ul>	<ul style="list-style-type: none"> <li>● Meters sized for irrigation/fire flow</li> <li>● Peak wastewater flows do not coincide with peak water demands</li> </ul>
Fixture Counts	<ul style="list-style-type: none"> <li>● Can more accurately estimate wastewater flow than meter size</li> </ul>	<ul style="list-style-type: none"> <li>● More complex to track</li> <li>● Fixture unit assignments from Uniform Plumbing Code may be obsolete</li> </ul>
Actual Water Usage	<ul style="list-style-type: none"> <li>● Intuitive connection to wastewater flow</li> <li>● Readily available in billing system</li> </ul>	<ul style="list-style-type: none"> <li>● Not known at time of SDC payment</li> <li>● Increased revenue volatility/seasonality</li> </ul>
Winter-Average Water Usage	<ul style="list-style-type: none"> <li>● More representative of wastewater flow than actual water usage</li> </ul>	<ul style="list-style-type: none"> <li>● More work to calculate and update</li> <li>● Need to address customers without a representative history of usage</li> </ul>
Other Metrics (e.g. Square Feet, Seats)	<ul style="list-style-type: none"> <li>● Tied to water usage as representation of wastewater flow generation</li> </ul>	<ul style="list-style-type: none"> <li>● Can be cumbersome to administer; subject to change</li> <li>● Limited correlation with water usage</li> </ul>



# Key Questions to Consider

Alternative	For SDCs	For Ongoing Service Rates
What does the ERU represent with respect to cost recovery?	<ul style="list-style-type: none"> <li>Recover system costs from customers according to their capacity needs</li> </ul>	<ul style="list-style-type: none"> <li>Recover cost of service from customers based on how they use the system</li> </ul>
What data is needed, and when is it available?	<ul style="list-style-type: none"> <li>Relies on data/estimates available during permitting stage</li> </ul>	<ul style="list-style-type: none"> <li>Greater flexibility to incorporate actual usage data</li> </ul>
How easy is it to determine and measure the key metric(s)?	<ul style="list-style-type: none"> <li>Uses data known at permitting stage; occasionally requires customized estimates</li> </ul>	<ul style="list-style-type: none"> <li>Uses data maintained in billing system; additional burden to track/update other metrics</li> </ul>
What are the potential consequences of changing the basis for assigning ERUs?	<ul style="list-style-type: none"> <li>City must offer credits based on property's historical SDC payments; material changes in ERU definition can create administrative issues</li> </ul>	<ul style="list-style-type: none"> <li>Relative ease of ongoing tracking/monitoring of key metrics used to assign ERUs</li> </ul>

# Impacts of Rate Structure Changes

- **Material rate structure changes can disproportionately impact customers**
  - » Some will pay less, while others pay more

Who Will Pay Less?	Who Will Pay More?
<ul style="list-style-type: none"><li>● Non-residential users<sup>1</sup> with smaller spaces and greater seating capacity<ul style="list-style-type: none"><li>» Small/fast-food restaurants</li><li>» Warehouses/dry industrial</li></ul></li></ul>	<ul style="list-style-type: none"><li>● Non-residential users<sup>1</sup> with larger spaces and/or lower seating capacity<ul style="list-style-type: none"><li>» Drive-in restaurants</li><li>» Large/fine-dining restaurants</li><li>» Wet industrial</li></ul></li></ul>

<sup>1</sup>Users in targeted categories including food service establishments, shopping centers/mixed-use, schools, churches, and industrial users.

- » More detailed estimates of bill impacts will be available once wastewater rates have been updated (study currently in progress)



# Recommendations

- **Food Service Establishments**
  - » Consolidate into single use; determine ERUs based on square footage
- **Shopping Centers/Mixed-Use**
  - » Determine ERUs based on square footage
- **Schools/Churches**
  - » Determine ERUs based on square footage
- **Industrial**
  - » Warehouse/Dry Industry: Determine ERUs based on square footage
  - » Wet Industry: Determine ERUs based on hydraulic equivalents or square footage
  - » Large/High-Strength Industry: Determine ERUs based on expected demand
- **Base ERU assignments on analysis of water demand**
  - » Determine when actual or winter-average use is appropriate
  - » Periodically update to ensure consistency with customer usage



# Next Steps

- **Complete utility financial plans and SDC studies**
  - » Water
  - » Wastewater
  - » Stormwater
- **Determine updates to wastewater rate structure based on changes to ERU assignment methodology**