

City of Sherwood, Oregon

RESOLUTION NO. 93-562

WATER SUPPLY SYSTEM DEVELOPMENT CHARGE

Section 1. Authorization.

The Water Supply System Development Charge (WSDC) was initially adopted pursuant to City Ordinance No. 91-927, and City Resolution No. 91-498, and requires revision due to changes in the City's Capital Improvement Program and completion of capital projects in the interim.

Section 2. Purpose.

The WSDC shall be reserved and used exclusively for the acquisition, expansion, extension, and capital development or redevelopment of the City public water supply and storage system, water treatment facilities, and other water facilities designed to provide extra system capacity, and as designated in the Water Service Plan Update, and on the Water Service Master Plan Map, as listed in the Water section of the City's Long Range Capital Improvement Program list, all attached hereto as Appendix "A", and as included in Chapter 7 of the Sherwood Community Development Plan, incorporated herein by reference. The WSDC may also be utilized for expenditures relating to repayment of debt for such improvements. The WSDC may not be used for system preservation improvements or for routine water system maintenance and operations.

Section 3. Methodology.

The methodology used to establish the WSDC is in conformity with ORS 223.304 and is included in the Appendix to the "City System Development Charge Study", prepared for the City by ECO Northwest, as approved by the City Council as part of this Resolution on June 26, 1991, incorporated herein and attached hereto as Appendix "B", and an October 1993 Update prepared by Ray Bartlett, and incorporated herein and attached hereto as Appendix "C". The methodology described in the Study and Update was used to establish unit charges for different kinds of development. The methodology used to establish reimbursement charges is that described as "Method 1" in the Study. No legal challenge to the methodology used in establishing the WSDC may be filed after sixty (60) days following the adoption of this Resolution.

Section 4. Schedule of Charges.

WSDCs shall be assessed against new residential, commercial, industrial, institutional, and other development in the City, to support extra capacity water supply system improvements. Wherever in this section there is reference to a charge based upon meter size, the same charge shall also apply to any service connection or service tap, made without installation of a meter, that has a flow capacity equivalent to that size meter. The WSDC includes an administrative charge calculated as per Exhibit "C". The WSDC shall be:

(a) Reimbursement Charge:

<u>Meter Size</u>	<u>Charge</u>
5/8 - 3/4"	\$ 122
1"	\$ 192
1-1/2"	\$ 472
2"	\$ 762
3"	\$ 1,722
4"	\$ 3,062
6"	\$ 6,532
8'	\$12,242

(b) Improvement Charge:

<u>Meter Size</u>	<u>Charge</u>
5/8 - 3/4"	\$ 2,645
1"	\$ 4,205
1-1/2"	\$ 10,445
2"	\$ 16,945
3"	\$ 38,005
4"	\$ 67,645
6"	\$144,605
8'	\$270,975

(c) Fire Flow Only \$2,767

Section 5. Credits.

Credits issued against the WSDC for qualified public improvements shall be governed by City Ordinance No. 91-927, Section 10 with the following exceptions and additions:

- (a) The qualified public improvement must be listed in the System Development Charge Study referenced in Section 3 of this Resolution, and the Water Service Plan Update and Plan Map referenced in Section 2 of this Resolution.
- (b) For qualified public improvements, whether located on, contiguous to, or off-site of the parcel or parcels subject to development, credit shall generally be given for the full value of the improvements made, except for eight inch (8") diameter water lines, which shall not be eligible for credit unless specifically listed as per Subsection(a) of this section. Credits shall include the cost of rights-of-way, easements, or other land necessary for the construction of such improvements, provided such land is acquired exclusively for water supply system purposes.
- (c) Any credits for qualified public improvements shall be reduced to the extent that other agreements or provisions exist that compensate a development for the public improvements. For the WSDC, such provisions include, but are not limited to, City "payback" agreements. If the value of the qualified public improvement exceeds the maximum credit available, "payback" agreements or similar provisions may be allowed for the difference.
- (e) The qualified public improvements otherwise conform to Ordinance No.91-927, Section 10.

Section 6. Appeals. All appeals against application or expenditure of the WSDC shall be governed by Ordinance No. 91-927, Section 12. The appeal fee shall be \$500.00.

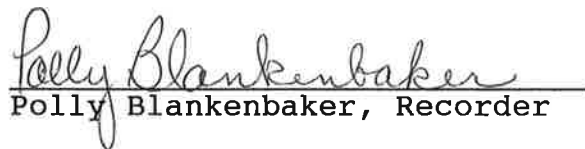
Section 7. Effective Date. This Resolution shall become effective November 3, 1993.

Duly passed by the City Council November 3, 1993.



Walter Hitchcock, Mayor

Attest:



Polly Blankenbaker, Recorder