

ORDINANCE NO. 4195

AN ORDINANCE AMENDING BEAVERTON CODE
SECTIONS 4.02.036 AND 4.07.085
RELATING TO SYSTEMS DEVELOPMENT CHARGES
FOR
DOMESTIC WATER SUPPLY AND STORM WATER CONVEYANCE RESPECTIVELY
AND DECLARING AN EMERGENCY.

Whereas, Oregon law allows the City to impose a systems development charge on the act of developing real property to recover a portion of the costs imposed on various aspects of public infrastructure by development; and

Whereas, the Council finds that public notice of its intent to adopt a different methodology for computation of a systems development charge for domestic water and for storm water conveyance was sent as required by Oregon statutes, and the Council after public hearing finds the public health, safety and welfare requires adoption of that methodology and imposition of an increased charge as to both those elements of public infrastructure within the City; now, therefore,

THE CITY OF BEAVERTON ORDAINS AS FOLLOWS:

Section 1. Beaverton Code Section 4.02.036, Systems Development Charge, is amended to read as follows:

"A. *****

B. 1. The Council adopts that certain methodology for computation of a domestic water systems development charge as is set out in the report by Economic and Engineering Services dated June 1, 2000. The increases in SDC recommended in that report shall first be implemented in stages as follows:

a. Effective with the enactment of this Ordinance, the SDC shall be increased to reflect the total increase in the *Engineering News Record* Construction Cost Index for Seattle, Washington for the period August 1997 through December 2000. The SDC for a single Equivalent Residential Unit thus shall be \$1475 for a Reimbursement Fee and \$1127 for an Improvement Fee, for a total of \$2602. The SDC for development served by water meters up to 1.5" in diameter shall be calculated by multiplying those amounts by the Equivalent Residential Units of water that may be supplied by those larger meters.

b. Effective February 1, 2003 the SDC shall be increased to reflect the total increase in the same index for the period January 2000 through December 2002.

c. Effective February 1, 2004 and on February 1 of each calendar year thereafter, the SDC shall be increased to reflect the total increase in the same index for the preceding calendar year.

2. The charge for water meters larger than 1.5" diameter shall be estimated based on anticipated water usage, computed as follows: Anticipated peak day water usage divided by the peak day system design flow of 759 gallons per day per ERU equals peak day ERUs. Anticipated average daily usage divided by 304 gallons per day per ERU equals average day (storage) ERUs. Effective with enactment of this Ordinance, the charge shall be \$1099 for a Reimbursement Fee and \$1127 for an Improvement Fee, or \$2226 per peak day ERU and an additional \$376 for a Reimbursement Fee per storage ERU, for a total of \$2602 per ERU.

a. Effective February 1, 2003 the SDC shall be increased to reflect the total increase in the *Engineering News Record* Construction Cost Index for Seattle, Washington for the period January 2000 through December 2002.

b. Effective February 1, 2004 and on February 1 of each calendar year thereafter the SDC shall be increased to reflect the total increase in the same index for the preceding calendar year.

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Section 2. Beaverton Code Section 4.07.085, Methodology, is amended to read as follows:

"The Council adopts that certain methodology for computation of a storm water conveyance systems development charge as is set out in the report by Economic and Engineering Services dated June 2, 2000. The charge shall consist of an Improvement Fee of \$726, that amount reflecting the *Engineering News Record* Construction Cost Index for the period September 1994 to January 1999. Effective February 1, 2003 the charge shall consist of an Improvement Fee reflecting the increase in the same index for the period February 1999 to December 2002. Effective February 1, 2004 and on February 1 of each calendar year thereafter the SDC shall be increased to reflect the total increase in the same index for the preceding calendar year. The Council from time to time may adopt a new methodology and impose a new improvement or reimbursement fee or both for a storm water conveyance systems development charge by amendment to this ordinance."

Section 3. The Council intends that the increases in SDC enacted by this Ordinance that reflect prior years' increases in construction costs (since the time the

SDCs last were modified) should be phased at approximately one year intervals to lessen the impact on local construction activity and should become effective during off-peak times of such construction activity. To make the first phased increase adopted by this Ordinance effective approximately one year prior to the next phased increase, the Council declares an emergency affecting the public health, safety and welfare to exist, and this Ordinance shall be effective on February 1, 2002 as to all applications for a building permit that are received or that are deemed complete on or after that date.

First reading this 4th day of February, 2002.

Passed by the Council this 4th day of February, 2002.

Approved by the Mayor this 5th day of FEBRUARY, 2002.

ATTEST:



SUE NELSON, City Recorder

APPROVED:



ROB DRAKE, Mayor