

Department of Water Resources  
Michael L. Peterson, Director



Including service to the Cities of  
Elk Grove and Rancho Cordova

SACRAMENTO COUNTY  
**WATER AGENCY**

**DATE:** December 1, 2021  
**TO:** All Developers, Builders, Consulting Engineers, and Other Interested Parties  
**SUBJECT:** ZONE 50 –METRO AIR PARK - SACRAMENTO COUNTY WATER AGENCY (SCWA) FEE REVISIONS EFFECTIVE JANUARY 1, 2022

On May 22, 2018, the SCWA Board of Directors adopted Ordinance No. WAO-0094 amending the SCWA Code Title 4 Schedule A – Appendix No. 1 and Update to Chapter 8 of 2005 Zone 50 Water Supply Master Plan Amendments applied to Zone 50. The update also allowed for the future changes in rates and fees to be tied to the cost of water assessed by the City of Sacramento (City). In addition, Government Code section 53756 authorizes automatic adjustments to a schedule of water fees for pass through increases in wholesale charges for water. The City's Unit Cost per MGD Calculation effective July 1, 2021 (ATT 1) and the update to Zone 50 Schedule A (ATT 2) is attached.

*Summary of SCWA Zone 50 Rates & Fees*

<b>SCWA Zone 50 Water Development Fee Rate</b>	<b>Current Rate</b>	<b>Revised Rate</b>
Rate per Equivalent Dwelling Unit (EDU)	\$423	\$467
Commercial Service Fee per acre	\$5,892	\$6,500
Open Space Service Fee per acre	\$5,892	\$6,500

The Zone 50 Water Development Fee Rate includes the sum of the EDU Fee and the Acreage Fee along with a 5% administration charge.

For additional information, please visit [www.scwa.net](http://www.scwa.net) and click on "Zone 50 Update".

If you have any Water Supply questions or would like additional information, please contact John Kern at (916) 874-5159.

Sincerely,

Herman T. Williams  
Chief Financial & Administrative Officer  
Sacramento County Water Agency

SCWA Fee & Credit Revisions Effective January 1, 2022

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Attachments:

ATT 1 – City of Sacramento Unit Cost per MGD calculation

ATT 2 – Appendix No. 1 To Title 4 Schedule A

ATT 3 – Metro Air Park Special Planning Area Map

cc:

Michael Peterson, DWR

Kerry Schmitz, DWR

Mike Huot, DWR

Michael Grinstead, DWR

John Kern, DWR

Amandeep Singh, DWR

Matt Henning, DWR

Neil Phaby, DTech

Karl Wise, DTech

Bob Davison, County Engineering

Accela Issues, DTech (e-copy)

Jose Romo, DDCS

Tony Santiago, DDCS

Bill Burke, County Counsel

Julie Inclan, County Counsel

Krysta Guthrie, County Counsel

County Counsel, (SCWA Code update)

Phil Serna, Board of Supervisors

Rich Desmond, Board of Supervisors

Don Notolli, Board of Supervisors

Patrick Kennedy, Board of Supervisors

Sue Frost, Board of Supervisors

**City of Sacramento Zone 50  
Unit Cost Calculation**

**January 2022 Fee Calculation**

<b>Description</b>	<b>Net Replacement Costs as of 10/18/2021</b>	<b>Capacity (mgd)</b>	<b>Unit Cost per MGD</b>
Distribution	-	-	-
Transmission	\$168,043,073	285	\$589,625
Hydrants	-	-	-
Storage	-	-	-
Wells	\$10,133,337	20	\$506,667
Treatment	\$410,260,466	240	\$1,709,419
Intakes	\$87,055,561	260	\$334,829
General	\$21,714,594	260	\$83,517
<b>Total</b>	<b>\$697,207,031</b>		<b>\$3,224,057</b>

**January 2021 Fee Calculation**

<b>Description</b>	<b>Net Replacement Costs as of 11/03/2020</b>	<b>Capacity (mgd)</b>	<b>Unit Cost per MGD</b>
Distribution	-	-	-
Transmission	\$156,404,442	285	\$548,788
Hydrants	-	-	-
Storage	-	-	-
Wells	\$9,431,504	20	\$471,575
Treatment	\$381,845,906	260	\$1,468,638
Intakes	\$81,026,109	240	\$337,609
General	\$20,210,646	260	\$77,733
<b>Total</b>	<b>\$648,918,607</b>		<b>\$2,904,343</b>

**SACRAMENTO COUNTY WATER AGENCY  
APPENDIX NO. 1 TO TITLE 4  
SCHEDULE A - WATER DEVELOPMENT FEES**

**I. ZONE 50**

1. The purpose of the Water Development Fee is to provide for the payment of connection fees (City Fee) to the City of Sacramento for the share of capital costs for firm capacity in the City's pumping, diversion, treatment, storage and transmission facilities that will be used to provide wholesale and/or wheeled water service to Zone 50.
2. The Water Development Fee will be the sum of the EDU Fee and the Acreage Fee along with a 5% administration charge.
3. A fixed charge of \$354/acre and \$25/EDU will be added to pay for the Zone 50 Water Supply Master Plan updates.

Determination of development fees will be as follows:

$$\text{Acreage fee} = \text{City Fee } (\$/\text{MGD}) * 0.00181 \text{MGD/acre} + \$354/\text{acre}$$

$$\text{EDU fee} = \text{City Fee } (\$/\text{MGD}) * 0.00013 \text{MGD/EDU} + \$25/\text{EDU}$$

Water development fees stipulated below to be paid in cash may be paid in cash or in another form of immediately available funds.

**A. RATE PER EDU - \$467.00**

**B. EDU Assignments: (For Single Family Service, Multi-Family Service, Commercial Service, and Open Space Service based upon size of service necessary for Water Consumption Needs.)**

- a. 1" service and smaller shall be assigned 1.0 EDU.
- b. 1-1/2" service shall be assigned 2.3 EDU's.
- c. 2" service shall be assigned 4.0 EDU's.
- d. 3" service shall be assigned 9.0 EDU's.
- e. 4" service shall be assigned 16.0 EDU's.
- f. 6" service shall be assigned 36.0 EDU's.
- g. Other size EDU assignments shall be determined by the Agency Engineer subject to Board approval.

C. CALCULATION OF ACREAGE – The acreage area used in the calculation of the water development fees in this schedule shall be based on gross acreage, minus non-irrigated acreage solely of the following: County and City rights-of-way, lined channels, and water quality detention basins.

D. SINGLE FAMILY SERVICE FEES

1. The water development fee for Single Family Service shall be the rate per EDU multiplied by the applicable EDU assignment as set forth above.
2. The total water development fee for Single Family Service shall be paid in cash prior to the approval of an Improvement Plan.

E. MULTI-FAMILY SERVICE FEES

1. The water development fee for Multi-Family Service shall be calculated at the rate of 0.75 EDU per Unit.
2. The total water development fee for Multi-Family Service shall be paid in cash prior to the approval of an Improvement Plan.

F. COMMERCIAL SERVICE FEES

1. The water development fee for Commercial Service shall be the rate per EDU multiplied by the applicable EDU assignment as set forth above.
2. The water development fee for acreage shall be \$6,500.00 per acre.
3. Acreage shall be based on the lot size, not the developed area.
4. The total water development fee for services and acreage shall be paid in cash prior to the approval of an Improvement Plan.

G. OPEN SPACE SERVICE FEES – For purposes of Zone 50, Service that is not Single Family, Multi-Family, or Commercial including but not limited to landscape irrigation, crop irrigation, livestock watering, and park or parkway irrigation shall be Open Space Service.

1. The water development fee for Open Space Service shall be the rate per EDU multiplied by the applicable EDU assignment as set forth above.
2. The water development fee for acreage which will receive Open Space Service shall be \$6,500.00 per acre.
3. The total water development fee for services and acreage shall be paid in cash prior to the approval of an Improvement Plan.

(WAO-0094 § 1, 2018; WAO-0087 § 1, 2014; WAO-0072 § 12, 2008; WAO-0071 § 1, 2008; WAO-0069 § 1, 2007)





# Metro Air Park Special Planning Area Map

