

**CITY OF SAN MATEO  
ORDINANCE NO. 2014-6**

**AMENDING SECTION 3.54.090 OF THE SAN MATEO MUNICIPAL CODE  
TO INCREASE THE SOUTH TRUNK SEWER AREA IMPACT FEE**

WHEREAS, the section 3.54.090 “South Trunk Sewer Area Impact Fee,” of the San Mateo Municipal Code, which first became effective in March 2008, requires a sewer area development impact fee for each type of sewer connection on all development, whether new development or redevelopment in the South Trunk Sewer Area; and

WHEREAS, this Ordinance would increase the South Trunk Sewer Area Impact Fee by 2.3%, in compliance with City policy and practices to increase fees annually by the consumer price index to conform to State Law and recover actual costs for services; and

WHEREAS, in accordance with Government Code section 66018, a public hearing on the proposed increase was held on February 18, 2014; and

WHEREAS, in accordance with Government Code section 66018, notice of the time and place of the meeting, including a general explanation of the matter to be considered was published twice, ten days prior to the hearing; and

WHEREAS, in accordance with Government Code section 66016, information regarding the cost to provide the services for which these charges are levied, as well as the anticipated revenue sources, was available to the public ten days before the hearing;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SAN MATEO, CALIFORNIA, ORDAINS THAT:

**Section 1.** The South Trunk Sewer Relief Development Impact Fee shall be increased by 2.3% based on the Government Code section 66001 findings attached as Exhibit A to this Ordinance.

**Section 2.** Section 3.54.090, “South Trunk Sewer Area Impact Fee, of Chapter 3.54, “Sewer Service Charges and Connection Fees,” is amended to replace the table labeled “South Trunk Area Development Impact Fees” with the table attached as Exhibit B to this Ordinance.

**Section 3. ENVIRONMENTAL REVIEW.** In accordance with California Environmental Quality Act (CEQA) Guidelines Section 15378(b)(4), this is not a project subject to CEQA because the adoption of fees is a fiscal activity not involving commitment to any particular project.

**Section 4. EFFECTIVE DATE.** This Ordinance will be effective 60 days after its adoption.

**Section 4. PUBLICATION.** This Ordinance shall be published in summary in the San Francisco Examiner, posted in the City Clerk’s Office, and posted on the City’s website, all in accord with Section 2.15 of the Charter.

The foregoing ordinance was introduced on February 18, 2014, and adopted by the City Council of the City of San Mateo, State of California on the 20<sup>th</sup> day of October, 2014, by the following vote:

AYES: COUNCIL MEMBERS ROSS, FRESCHET, GOETHALS, LIM and MATTHEWS

NOES: NONE

ABSENT: NONE

ATTEST:



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Patrice M. Olds, City Clerk



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Robert Ross, Mayor

**EXHIBIT A**

**ANNUAL REVIEW AND FINDINGS FOR DEVELOPER IMPACT FEES INCLUDING PROPOSED  
FEE INCREASES**

CITY OF SAN MATEO  
DECEMBER 2013

**SOUTH TRUNK AREA SEWER IMPROVEMENT FEE**

The San Mateo Municipal Code Chapter 3.54 Sewer Service Charges and Connection Fees authorize the imposition of development impact fees for the South Trunk area sewer improvements. The fee is imposed on all development and redevelopment contributing to the South Trunk line and became effective on March 1, 2008.

- A. Purpose of Fee: To pay for improvements to increase the capacity of the South Trunk line to serve the new development and redevelopment.
- B. Use of Fee: To complete the capacity improvement projects needed to serve new development and redevelopment in the South Trunk area of the City as specified in the Technical Memorandum prepared by RMC Water and Environment in October 2007.
- C. Relationship Between Need For/Use of Fee and Type of Development: The existing trunk sewer system serving the South Trunk area has insufficient capacity to handle existing and future peak wastewater flows. In order for development and redevelopment to proceed in the South Trunk Area, capacity needs to be added to the system to handle the additional wastewater flows that would be generated by that development. The anticipated additional wastewater flows have been calculated by applying a unit flow factor to growth estimates of population, employment, and hotel/motel rooms between 2000 and 2020 based on the land uses provided for in the City's existing General Plan and the development proposed under Corridor Plan A for the San Mateo Rail Corridor Transit-Oriented Development Plan.

The following projects are required to provide capacity for development and redevelopment:

<b>Project ID</b>	<b>Description</b>	<b>Estimated Capital Cost</b>
SAT -1	Dale Avenue PS Easement Parallel	\$ 600,500
SST -1 Alt.	Lower Dale/Delaware Trunk Relief	8,159,500
SST -2A	South Delaware Parallel Phase I	4,974,000
SST -2B	South Delaware Parallel Phase II	758,000
<b>Total Estimate Cost</b>		<b>\$14,492,000</b>

Note: Costs are estimated in 2009 dollars and increased annually to reflect the change in the CPI as of October of each year. There was a 2.3% CIP for 2013. The City's cost estimated to increase in portion to any CPI increase. See Attachment 1 – South Trunk Projects for New Development Map Figure 2 for project locations

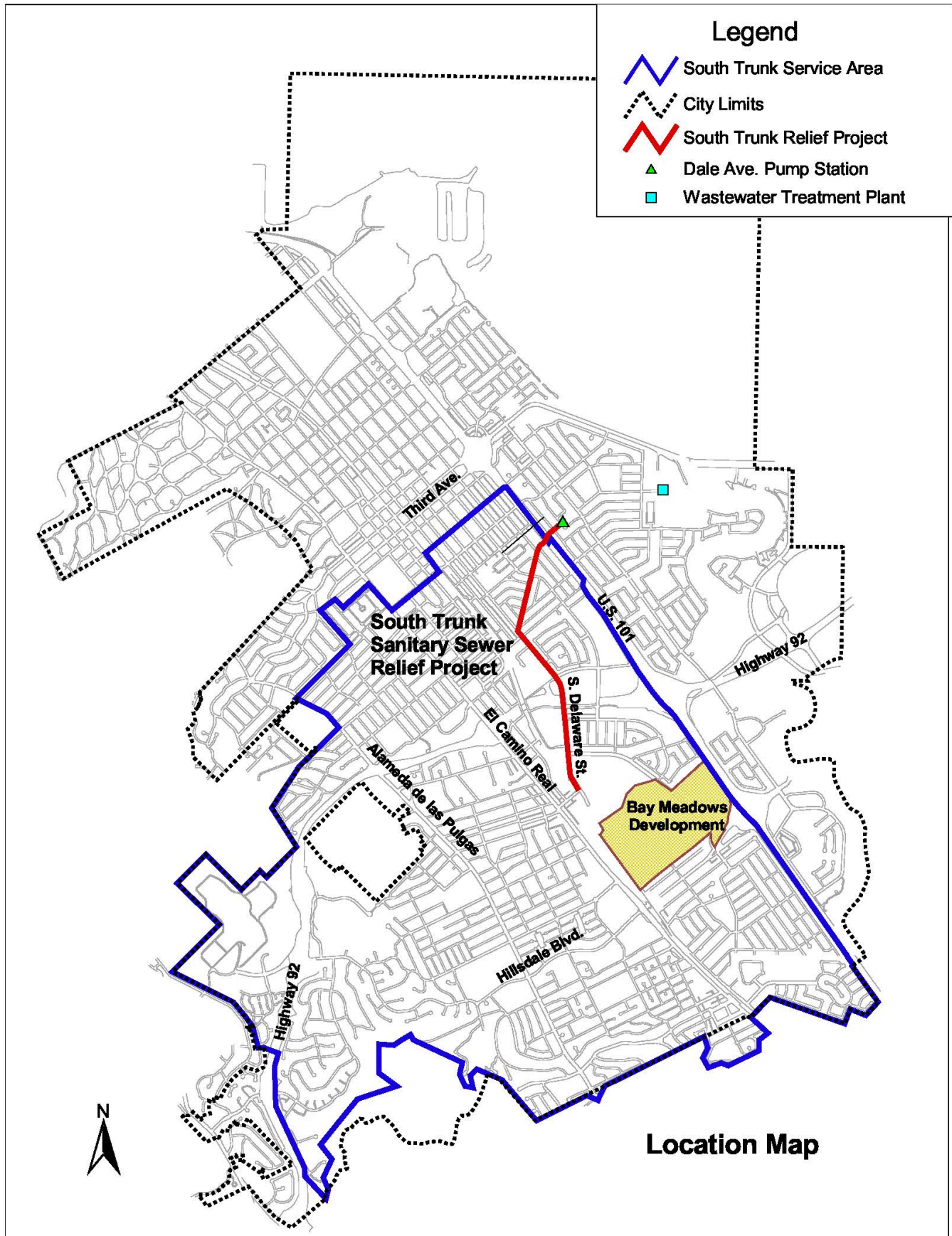
D. Determination of the Amount of Fee Attributable to a Particular Development: To calculate the required fees, the estimated residential population growth in the South Trunk area was converted to the estimated number of new single- and multi-family dwelling units; and the estimated employment (jobs) was converted to an estimated number of fixture units. Each unit was then converted to equivalent dwelling units (EDUs) based on the equivalencies in the City's sewer capacity charge schedule. A total of 3,237 EDUs would be served by the South Trunk improvement projects. Based on the total capital improvement cost of \$14,492,000, the required impact fee would be \$4,477 per EDU. The proposed fee for each type of connection is summarized below (supporting Technical Memorandum on file in Public Works Department).

<b>Development Type</b>	<b>Unit</b>	<b>Impact Fee</b>
Single-family dwelling	Per dwelling unit	\$4,477.00
Multi-family dwelling, 1 bedroom	Per dwelling unit	\$2,238.00
Multi-family dwelling, 2 bedroom	Per dwelling unit	\$3,357.00
Multi-family dwelling, 3 bedroom	Per dwelling unit	\$4,477.00
Hotels or motels	Room	\$2,238.00
Non-residential	Fixture unit	\$ 224.00

E. Account/Fund Accounting for the South Trunk Sewer Relief Development

<b>FEE DESCRIPTION</b>	South Trunk Sewer Relief Development Impact Fee is imposed on all development and redevelopment contributing to the South Trunk line.
<b>PROPOSED FEE AMOUNT</b>	Assessed based on equivalent dwelling units or fixture units as described in item D above.
<b>BEGINNING ACCOUNT BALANCE JULY 1, 2012</b>	696,101.04
<b>FEES COLLECTED FISCAL YEAR 2012-13</b>	\$634,481.00
<b>INTEREST ALLOCATION</b>	\$0.00
<b>FEES TRANSFERRED TO CAPITAL PROJECTS</b>	\$0.00
<b>ENDING ACCOUNT BALANCE JUNE 30, 2013</b>	\$1,330,582.04
<b>PROPOSED FEE AMOUNT</b>	Based on calculation in D above.

<b>USE OF FEES</b>	<p>To complete the capacity improvement projects needed to serve new development and redevelopment in the South Trunk area of the City as specified in the Technical Memorandum prepared by RMC Water and Environment in October 2007.</p> <p>Previous development in the South Trunk Area was charged the Sanitary Sewer Undercrossing of US 101 fee. The US 101 crossing is one of the segments in the current South Trunk Sewer Relief project. The Sanitary Sewer Undercrossing of US 101 fee ended June 30, 2006. The account balance/unexpended US 101 fee is \$224,320. To date \$646,550.09 was used for project related expenditures (see 469911- South Trunk System Upgrade. Unspent fees will be used to fund the remaining South Trunk System Upgrade project work as discussed above.</p>
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## EXHIBIT B

### SOUTH TRUNK AREA SEWER IMPROVEMENT FEE

1. Single-family dwelling	Per dwelling unit	\$4,477.00
2. Multi-family dwelling, 1 bedroom	Per dwelling unit	\$2,238.00
3. Multi-family dwelling, 2 bedroom	Per dwelling unit	\$3,357.00
4. Multi-family dwelling, 3 bedroom	Per dwelling unit	\$4,477.00
5. Hotels or motels	Per room	\$2,238.00
6. Non-residential	Per fixture unit	\$ 224.00