

1 **CITY OF HOMER**  
2 **HOMER, ALASKA**

3 City Manager/Finance Director

4 **RESOLUTION 20-118(S)**

5  
6 A RESOLUTION OF THE CITY COUNCIL OF HOMER, ALASKA,  
7 AMENDING THE CITY OF HOMER WATER AND SEWER RATES AND  
8 UPDATING THE HOMER FEE SCHEDULE ACCORDINGLY.  
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10 WHEREAS, Water and sewer utility services shall be reviewed annually shall take effect  
11 as of January 1, 2021; and  
12

13 WHEREAS, Based on a the water sewer rate model prepared by the Water Sewer Rate  
14 Task Force and adopted by the Homer City Council in Resolution 13-048(S-2)(A-3) adjustments  
15 to the rates are recommended and warranted to reflect the true cost of water and sewer  
16 services; and  
17

18 NOW, THEREFORE, BE IT RESOLVED that the City Council of Homer, Alaska, that the  
19 water and sewer fees be amended and the Homer Fee Schedule be updated as follows:  
20

21 **SEWER**

22  
23 **Customer Classification Definitions for Determining Sewer Connection and Extension**  
24 **Permit Fees**

25 Single Family Residential: A unit providing housing for one household; with less than 25% of the  
26 building area used for business or commercial purposes.

27 Multi-Family Residential: A building or lot occupied by more than one household: contained within one  
28 building or several buildings within one complex. Examples of multi-family units includes duplexes,  
29 four-plexes and up, apartments, condominiums, co-housing projects, and multiple structures on one  
30 lot (where units are normally rented or occupied for longer than one month at a time). Examples of  
31 units not considered as multi-family include hotels, motels, B&B's seasonal rooms/cabins (where units  
32 are routinely rented or occupied for less than one month at a time.)

33 Commercial: Any user not defined as Residential.

<b>Sewer Connection Permit Fee</b>	
Single Family	\$255.00*
Multi-Family/Commercial	\$330.00*
*All other fees for delayed or deferred services, in lieu of assessments and necessary right-of-way permits, shall be in addition to the permit fee. A property owner installing a sewer connection which qualifies for a deferred assessment payment or makes a payment in lieu of assessment shall pay the assessment prior to issuance of the connection permit.	



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36 **Customer Classification Definitions for Determining Sewer Rates**

37 Lift Station Zone Customer: There are eleven sewage lift/pump stations that are used for pumping  
 38 wastewater or sewage from areas with lower elevation than the treatment plant. Customers who are  
 39 located in these areas shall be charged additional fees for the cost added to the services (see Table I  
 40 and II).

41 Non-Lift Station Zone Customer: Customers who are located in the zone that do not need lift/pump  
 42 station services.

43 Sewer System Dischargers (Sewer ONLY customers): Customers who use sewer service only shall be  
 44 charged a monthly fee of \$5 plus sewer usage fee based on assessed volume of 3,000 gallons per month  
 45 multiplied by the applicable sewage rate (see Table II). Kachemak City Local Improvement District (LID)  
 46 members have contributed to the initial cost of the sewer treatment plant and the collection system.  
 47 For Kachemak City LID dischargers connected within the LID, the City of Homer shall bill Kachemak City  
 48 in one single bill at the Lift-Station Zone Rate of ~~\$73.95~~ **\$79.65** (~~\$67.20~~ **\$72.90** + \$6.75) per month per  
 49 customer. Kachemak City shall be billed a \$5 monthly service charge to cover all Kachemak City sewer  
 50 customers and shall be responsible for payment to the City of Homer.

51

52 **Sewer Rate Schedule**

53 All sewer utility services shall be billed according to the following schedule (Table I, II). This schedule  
 54 is for monthly sewer services and is in addition to any charges for connecting or disconnecting the  
 55 service, installation of the service, or any assessment of the improvements.

**Sewer Rates**

**Table I**

Customer Classification	Monthly Service	Usage Charge/Gallon
Lift-Station Customer		<del>\$0.0224</del> <b>\$0.0243</b>
Non-Lift-Station Customer		<del>\$0.0145</del> <b>\$0.0143</b>
Multi-units (additional per unit)	\$5.00	N/A

**Sewer ONLY Customers Rates**

**Table II**

	Fees/Rate/Usage	Per Customer Per Month
Lift-Station Customer	<del>\$0.0224/Gal</del> <b>\$0.0243/Gal</b>	<del>\$67.20</del> <b>\$72.90</b>
Non-Lift-Station Customer	<del>\$0.0145/Gal</del> <b>\$0.0143/Gal</b>	<del>\$43.50</del> <b>\$42.90</b>
Monthly Service	\$5.00/customer/mo.	\$5.00 (Kachemak City customers will be exempt from \$5 monthly service fee. Kachemak City will be billed a \$5 monthly service fee to cover all Kachemak City sewer customers.)



Pumping Fee (If Applicable)	\$6.75/customer/mo.	\$6.75
Assumption: Avg. Sewer Usage	3,000 Gal/Mo.	

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57 Domestic sewer service customers who use large quantities of City water in addition to their domestic  
 58 use shall be allowed, with the Public Works Director's approval, to install an additional water meter on  
 59 the domestic water use line for the purpose of metering and charging for domestic sewer system use.  
 60 Sewer system use will be billed monthly.

61 The City will allow, upon approval by Public Works and a permit from the Public Works Department, a  
 62 second water usage meter – called a seasonal sewer meter – for each customer that desires to measure  
 63 the flow of City water that is not discharged to the sewer system during the summer growing season,  
 64 June 15 through September 15. Rates noted above do not apply.

65 Seasonal Sewer Meter Fee is \$251.75.

66 This second meter will be read monthly during the summer and sewer charges will be credited  
 67 monthly. The meter may not be subject to read during the fall and winter months. Any charges  
 68 accrued during that period will be reflected the first billing cycle the meter is read.

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72 **WATER**

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74 A 4.85% of total charges charged to every customer outside of city limits in lieu of city sales tax will be  
 75 applied to those water accounts outside city limits.

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77 **Customer Classification Definitions for Determining Water Connection and Extension**  
 78 **Permit Fees**

79 Single Family Residential: A unit providing housing for one household; with less than 25% of the  
 80 building area used for business or commercial purposes.

81 Multi-Family Residential: A building or lot occupied by more than one household: contained within one  
 82 building or several building within one complex. Examples of multi-family units includes duplexes, four-  
 83 plexes and up, apartments, condominiums, co-housing projects, and multiple structures on one lot  
 84 (where units are normally rented or occupied for longer than one month at a time). Examples of units  
 85 not considered as multi-family include hotels, motels, B&B's seasonal rooms/cabins (where units are  
 86 routinely rented or occupied for less than one month at a time.)

87 Commercial: Any user not defined as Residential.

Water Connection Fee	
Single Family	\$300.00*
Multi-Family/Commercial	\$375.00*
*All other fees for delayed or deferred services, in lieu of assessments and necessary right-of-way permits, shall be in addition to the permit fee. A property owner installing a water connection	



which qualifies for a deferred assessment payment or makes a payment in lieu of assessment shall pay the assessment prior to issuance of the connection permit.

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89 **Customer Classification Definitions for Determining Water Rates**

90 Bulk Water Customers: The bulk water customers are the resellers of water or water users who  
91 purchase water from the water plant directly and are not in the metered water distribution system.

92 Non-Bulk Customers: All customers who receive water from the metered water distribution system.

93 Multi-Units: An additional \$5 monthly charge shall apply to each of the units of a building or lot  
94 occupied by more than one household or commercial entity contained within one building or several  
95 buildings within one complex. Examples of multi-family units include duplexes, four-plexes and up,  
96 apartments, condominiums, co-housing projects, and multiple structures on one lot (where units are  
97 normally rented or occupied for longer than one month at a time). Examples of units not considered as  
98 multi-family include hotels, motels, and B&B's seasonal rooms/cabins (where units are routinely rented  
99 or occupied for less than one month at a time.)

100 This fee applies to all multi-unit structures defined in the sewer section of this for apartments, rental  
101 units or multi-unit buildings where each unit would have one or more restrooms and are intended to  
102 be rented on a monthly basis where there is only one meter installed, excluding a rental building  
103 restroom used for shared or public use.  
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105 **Water Rate Schedule**

106 All water utility services shall be billed according to the following schedule. This schedule is for monthly  
107 water service and is in addition to any charges for connecting or disconnecting the service, installation  
108 of the service or any assessment of the improvements.

**Water Rates**

**Table III**

Customer Classification	Monthly Service	Usage Charge/Gallon
Lift-Station Customer	<del>\$13.00</del> <b>\$14.00</b>	<del>\$0.0132</del> <b>\$0.0107</b>
Non-Lift-Station Customer	<del>\$13.00</del> <b>\$14.00</b>	<del>\$0.0132</del> <b>\$0.0107</b>
Multi-units (additional per unit)	\$5.00	
Bulk Water	<del>\$13.00</del> <b>\$14.00</b>	<del>\$0.0172</del> <b>\$0.0147</b>

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110 **Meter Size Deposits**

111 \$750 meter deposit shall apply to metered fire hydrant connections. The deposit will be returned when  
112 the meter is returned undamaged. This deposit may be waived upon the recommendation of the Public  
113 Works Superintendent.

114 If a bulk water customer purchases a meter from the City for measuring the quantity of water  
115 purchased, it shall be exempt from the monthly meter service charge. It is the responsibility of the bulk  
116 water customer to maintain that meter so the City can accurately determine the amount of water being  
117 purchased. In the event the meter fails, it is the bulk water customer's responsibility, at its expense, to



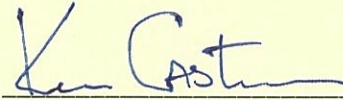
118 repair it or purchase a replacement meter from the City. The City may at any time test the meter for  
119 accuracy.

Size (inches)	Residential Users	Non-residential Users
5/8	\$75.00	\$220.00
3/4	\$80.00	\$230.00
1	\$90.00	\$250.00
1-1/2	\$115.00	\$310.00
2	\$150.00	\$370.00
3	\$220.00	\$525.00
4	\$310.00	\$730.00
6	\$520.00	\$1,225.00

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PASSED AND ADOPTED by the Homer City Council on this 23<sup>rd</sup> day of November.

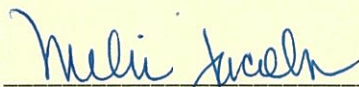
CITY OF HOMER



KEN CASTNER, MAYOR

130 ATTEST:

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MELISSA JACOBSEN, MMC, CITY CLERK

Fiscal Note: Revenue amounts defined in FY2021 budget.

