

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

3 City Manager/Finance Director

4 **ORDINANCE 26-27(A)**

5  
6 AN ORDINANCE OF THE CITY COUNCIL OF HOMER, ALASKA,  
7 AMENDING THE CITY OF HOMER WATER AND WASTEWATER  
8 RATES AND UPDATING THE CITY FEE SCHEDULE ACCORDINGLY.  
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10 WHEREAS, Water and wastewater utility services shall be reviewed annually and shall  
11 take effect the first full billing period in July 2026; and  
12

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

18 NOW, THEREFORE, THE CITY OF HOMER ORDAINS:  
19

20 Section 1. The City Council of Homer, Alaska hereby amends the City Fee Schedule  
21 under water and wastewater fees as follows:  
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23 **WATER**

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25 A 4.85% of total charges charged to every customer outside of city limits in lieu of city sales tax will be  
26 applied to those water accounts outside city limits.  
27

28 **Customer Classification Definitions for Determining Water Connection and Extension**  
29 **Permit Fees**

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

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

38 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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40 **Customer Classification Definitions for Determining Water Rates**

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

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

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

51 This fee applies to all multi-unit structures defined in the wastewater section of this for apartments,  
 52 rental units or multi-unit buildings where each unit would have one or more restrooms and are  
 53 intended to be rented on a monthly basis where there is only one meter installed, excluding a rental  
 54 building restroom used for shared or public use.

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56 **Water Rate Schedule**

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

**Water Rates**

**Table III**

Customer Classification	Monthly Service Fee	Monthly Minimum Usage Fee	Above Minimum Usage Charge/Gallon
Non-Lift-Station Customer	\$0.00	<del>\$0.00</del> <b>\$12.00</b>	<del>\$0.0165</del> <del><b>\$0.0162</b></del> <b>\$0.0172</b>
Lift-Station Customer	\$0.00	<del>\$0.00</del> <b>\$12.00</b>	<del>\$0.0165</del> <del><b>\$0.0162</b></del> <b>\$0.0172</b>
Multi-units (additional per unit)	\$5.00	N/A	N/A
Bulk Water	\$0.00	<del>\$0.00</del> <b>\$12.00</b>	<del>\$0.0205</del> <del><b>\$0.0202</b></del> <b>\$0.0212</b>

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61 **Meter Size Deposits**

62 \$750 meter deposit shall apply to metered fire hydrant connections. The deposit will be returned when  
 63 the meter is returned undamaged. This deposit may be waived upon the recommendation of the Public  
 64 Works Superintendent.

65 If a bulk water customer purchases a meter from the City for measuring the quantity of water  
 66 purchased, it shall be exempt from the monthly meter service charge. It is the responsibility of the bulk  
 67 water customer to maintain that meter so the City can accurately determine the amount of water being  
 68 purchased. In the event the meter fails, it is the bulk water customer's responsibility, at its expense, to  
 69 repair it or purchase a replacement meter from the City. The City may at any time test the meter for  
 70 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

71  
 72 **WASTEWATER**

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 74 **Customer Classification Definitions for Determining Wastewater Connection and**  
 75 **Extension Permit Fees**

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

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

84 Commercial: Any user not defined as Residential.

<b>Wastewater 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 wastewater 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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**Customer Classification Definitions for Determining Wastewater Rates**

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

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

Wastewater System Dischargers (Wastewater ONLY customers): Customers who use wastewater service only shall be charged a monthly fee of \$5 plus wastewater usage fee based on assessed volume of 3,000 gallons per month multiplied by the applicable sewage rate (see Table II). Kachemak City Local Improvement District (LID) members have contributed to the initial cost of the wastewater treatment plant and the collection system. For Kachemak City LID dischargers connected within the LID, the City of Homer shall bill Kachemak City in one single bill at the Lift-Station Zone Rate of ~~\$92.95~~ **\$95.70** **\$101.35** (~~\$88.20~~ ~~\$90.95~~ **\$96.60** + \$4.75) per month per customer. Kachemak City shall be billed a \$5 monthly service charge to cover all Kachemak City wastewater customers and shall be responsible for payment to the City of Homer.

**Wastewater Rate Schedule**

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

**Wastewater Rates** **Table I**

Customer Classification	Monthly Service Fee	Monthly Minimum Usage Fee	Above Minimum Usage Charge/Gallon
Non-Lift-Station Customer	\$0.00	<del>\$0.00</del> <b>\$14.00</b>	<del>\$0.0186</del> <del>\$0.0180</del> <b>\$0.0201</b>
Lift-Station Customer	\$0.00	<del>\$0.00</del> <b>\$23.00</b>	<del>\$0.0294</del> <del>\$0.0302</del> <b>\$0.0322</b>
Multi-units (additional per unit)	\$5.00	N/A	N/A

**Wastewater ONLY Customers Rates** **Table II**

	Fees/Rate/Usage	Monthly Minimum Usage Fee	Per Customer Per Month
Non-Lift-Station Customer	<del>\$0.0186/Gal</del> <del>\$0.0180/Gal</del> <b>\$0.0201/Gal</b>	<del>\$0.00</del> <b>\$14.00</b>	<del>\$55.80</del> <del>\$4.60</del> <b>\$60.30</b>

Lift-Station Customer	\$0.0294/Gal <del>\$0.302/Gal</del> \$0.0322/Gal	\$0.00 <b>\$23.00</b>	\$88.20 <del>\$90.95</del> <b>\$96.60</b>
Monthly Service	\$5.00/customer/mo.	N/A	\$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 wastewater customers.)
Pumping Fee (If Applicable)			\$4.75
Assumption: Avg. Wastewater Usage		3,000 Gal/Mo.	

110 Domestic wastewater service customers who use large quantities of City water in addition to their  
 111 domestic use shall be allowed, with the Public Works Director's approval, to install an additional water  
 112 meter on the domestic water use line for the purpose of metering and charging for domestic  
 113 wastewater system use. Wastewater system use will be billed monthly.

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

118 Seasonal Wastewater Meter Fee is \$251.75.

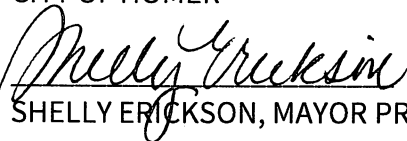
119 This second meter will be read monthly during the summer and wastewater charges will be credited  
 120 monthly. The meter may not be subject to read during the fall and winter months. Any charges  
 121 accrued during that period will be reflected the first billing cycle the meter is read.  
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123 Section 2. This ordinance is a budget ordinance only, it is not permanent in nature and  
 124 shall not be codified.

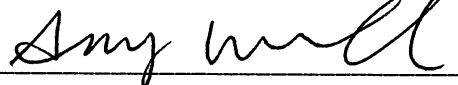
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 126 ENACTED BY THE CITY COUNCIL OF HOMER, ALASKA, this 8<sup>th</sup> day of June, 2026.

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CITY OF HOMER  
  
 SHELLY ERICKSON, MAYOR PRO TEM

133 ATTEST:

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135 \_\_\_\_\_

136 AMY WOODRUFF, CITY CLERK

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138 YES: 6

139 NO: 0

140 ABSENT: 0

141 ABSTAIN: 0

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143 First Reading: 5/11/26

144 Public Hearing: 5/26/26

145 Second Reading: 6/08/26

146 Effective Date: 6/09/26