

City of Calistoga

2009 Water Rate Study

Table B
Water Sources and Uses Summary

	Adopted FY 09-10	Projected FY 10-11	Projected FY 11-12	Projected FY 12-13	Projected FY 13-14	Projected FY 14-15
		1	2	3	4	5
Changes in Rates						
Monthly Service Charge - Residential Meter [1]	\$ 17.56	\$ 18.53	\$ 19.93	\$ 20.40	\$ 20.87	\$ 21.30
Percent Change		6%	8%	2%	2%	2%
Base Volume Charge per 748 Gallons (hcf) [2]	\$ 4.61	\$ 4.87	\$ 5.25	\$ 5.38	\$ 5.51	\$ 5.63
Percent Change		6%	8%	3%	2%	2%
Connection Fee in acre feet (af) [3]	\$ 26,350	\$ 31,271	\$ 32,834	\$ 34,476	\$ 36,200	\$ 38,010
Percent Change		19%	5%	5%	5%	5%
Average Residential Combined Service and Volume Percent Change [3]						
		8%	8%	2%	2%	2%
Average Transient Facility Combined Service and Volume Percent Change [3]						
		6%	8%	2%	2%	2%
Average Commercial Combined Service and Volume Percent Change [3]						
		6%	8%	2%	2%	2%
Annual User Generated Total Revenue Percent Change - Shows impact of growth/conservation						
		3.3%	7.8%	-1.5%	5.0%	4.9%
Revenues						
Charges for Services	2,148,309	2,160,211	2,325,229	2,382,482	2,439,817	2,492,688
Connection Fees	151,038	55,290	136,419	2,576,614	795,618	1,106,174
Interest Earnings	20,000	20,000	20,000	20,000	20,000	20,000
Grants From Other Agencies	1,238,537	1,910,307	359,094	348,106	657,075	326,000
Debt & Lease Proceeds	3,750,000	1,250,000	-	-	-	-
Other Revenues	168,000	147,000	147,000	147,000	147,000	147,000
Total Revenues	7,475,884	5,542,808	2,987,741	5,474,202	4,059,510	4,091,862
Expenses						
Operations						
Water Distribution	485,350	498,725	506,636	515,495	525,323	536,163
Water Treatment	1,434,950	1,471,013	1,507,022	1,579,201	1,631,992	1,692,711
Depreciation	349,200	349,200	349,200	349,200	349,200	349,200
Total Operating Expenses	2,269,500	2,318,938	2,362,858	2,443,896	2,506,516	2,578,073
Special Projects						
Equipment	51,250	101,565	112,588	134,005	146,073	148,568
	42,000	50,000	50,000	50,000	50,000	50,000
Capital Improvements						
Distribution Projects	2,031,000	4,787,971	540,000	725,000	250,000	125,000
Treatment Projects	25,000	14,000	20,000	-	320,000	-
Total Capital Improvements	2,056,000	4,801,971	560,000	725,000	570,000	125,000
Debt Payments						
Principal	185,326	176,000	270,471	274,574	278,788	340,649
Interest	335,300	450,072	464,688	455,599	451,090	481,190
Other Debt Related Costs	51,500	31,500	1,500	1,500	41,500	1,500
Total Debt Payments	572,126	657,572	736,659	731,673	771,378	823,339
Total Expenses	4,990,876	7,930,047	3,822,105	4,084,573	4,043,967	3,724,980

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Net Surplus/Deficit	2,485,009	(2,387,238)	(834,363)	1,389,629	15,543	366,882
Net Other Adjustments/Transfers	349,200	349,200	349,200	349,200	349,200	349,200
Beginning Working Capital	(114,009)	2,720,199	682,161	196,997	1,935,826	2,300,570
Ending Working Capital	2,720,199	682,161	196,997	1,935,826	2,300,570	3,016,651
Working Capital Allocation						
Operating Reserve - 20% Goal	384,060	393,948	402,732	418,939	431,463	445,775
Required Debt Service Reserve	40,212	57,550	86,269	114,965	143,632	172,266
Future Debt Service	14,520	(56,839)	(134,655)	764,655	951,627	1,243,511
Operating & Capital Contingency	2,281,407	287,502	(157,348)	637,268	773,848	1,155,100
Working Capital Allocation	2,720,199	682,161	196,997	1,935,826	2,300,570	3,016,651
Debt Coverage Formula						
All Revenues	7,475,884	5,542,808	2,987,741	5,474,202	4,059,510	4,091,862
Less Connection Fees	(151,038)	(55,290)	(136,419)	(2,576,614)	(795,618)	(1,106,174)
Less Proceeds & Grants	(4,988,537)	(3,160,307)	(359,094)	(348,106)	(657,075)	(326,000)
Add back Meas A Grant for USDA Debt Service	379,850	368,994	359,094	348,106	337,075	326,000
Add back Portion of Connection Fees for Debt	62,223	22,778	56,200	1,061,480	327,768	455,707
Less Oper & Maint (No Equip/Deprec/Sp Projects)	(1,920,300)	(1,969,738)	(2,013,658)	(2,094,696)	(2,157,316)	(2,228,873)
Net Revenues	858,082	749,244	893,865	1,864,372	1,114,345	1,212,522
Annual Debt Service	520,626	626,072	735,159	730,173	729,878	821,839
Debt Service Coverage	1.65	1.20	1.22	2.55	1.53	1.48
\$ Difference	337,456	123,172	158,706	1,134,199	384,467	390,683
\$ of (Additional) Coverage or Shortage to 1.2	(233,331)	2,042	(11,674)	(988,165)	(238,491)	(226,315)

Table A
Water Rates

Current Rates

Fixed Monthly Meter Service Charge
Monthly Service Charge = Base Demand Charge times Demand Factor

Meter Size	Capacity Ratios	Current Rates
5/8" or 3/4"	1	\$17.56
1"	2.5	\$43.90
1 1/2"	5	\$87.80
2"	8	\$140.48
3"	15	\$263.40
4"	25	\$439.00
6"	50	\$878.00
8"	80	

Proposed Rates

Initial Changes	FY 10-11	FY 11-12	FY 12-13	FY 13-14	FY 14-15
When Adopted	January 1	January 1	January 1	January 1	January 1

	6%	0%	8%	2%	2%	2%
\$	18.53	\$ 18.53	\$ 19.93	\$ 20.40	\$ 20.87	\$ 21.30
\$	46.33	\$ 46.33	\$ 49.82	\$ 51.00	\$ 52.19	\$ 53.26
\$	92.67	\$ 92.67	\$ 99.64	\$ 102.01	\$ 104.37	\$ 106.52
\$	148.27	\$ 148.27	\$ 159.42	\$ 163.21	\$ 167.00	\$ 170.43
\$	278.01	\$ 278.01	\$ 298.91	\$ 306.02	\$ 313.12	\$ 319.56
\$	463.35	\$ 463.35	\$ 498.18	\$ 510.03	\$ 521.86	\$ 532.60
\$	926.70	\$ 926.70	\$ 996.37	\$ 1,020.06	\$ 1,043.73	\$ 1,065.20
\$	1,482.72	\$ 1,482.72	\$ 1,594.19	\$ 1,632.09	\$ 1,669.97	\$ 1,704.33

Demand Factor of Potential Water Demand by type of

Current Factor

Updated Factor

Single family	1.00	1.00	0%
Multi-family residential facilities	1.58	1.42	-10%
Mobile home parks	2.36	2.11	-11%
Commercial general	1.16	1.10	-5%
Restaurants	2.39	2.39	0%
Laundry		2.74	137%
Transient Occupancy facilities	2.57	1.25	-51%
Spa Resorts with Groundwater Discharge		2.39	-7%
Industrial	5.35	3.19	-40%

Table A
Water Rates

Current Rates

Proposed Rates					
Initial Changes	FY 10-11	FY 11-12	FY 12-13	FY 13-14	FY 14-15
When Adopted	January 1	January 1	January 1	January 1	January 1

Volume Charge for amount of water used

Charge is per hundred cubic feet (hcf) equal to 748 gallons of water

5.7%	0.0%	7.7%	2.5%	2.4%	2.2%
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Base charge For all Users \$4.61

4.87	4.87	5.25	5.38	5.51	5.63
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Single Family Conservation Rates
Amount of Bi-monthly Water Use (every 2 months)

			+/- % of Base Rate
1	0 - 8 hcf	\$3.46	-25%
2	9 - 14 hcf	\$4.15	-10%
3	15 - 22 hcf	\$4.61	0%
4	23 - 30 hcf	\$4.61	0%
5	31 - 50 hcf	\$4.61	0%
6	51 + hcf	\$6.12	33%

Revised Conservation T	
hcf Range	+/- % of Base Rate
0 to 6	-25%
6 to 12	-10%
12 to 30	0%
30 to 51	25%
51 and over	75%

\$ 3.65	\$ 3.65	\$ 3.93	\$ 4.03	\$ 4.13	\$ 4.22
\$ 4.38	\$ 4.38	\$ 4.72	\$ 4.84	\$ 4.96	\$ 5.07
\$ 4.87	\$ 4.87	\$ 5.25	\$ 5.38	\$ 5.51	\$ 5.63
\$ 6.09	\$ 6.09	\$ 6.56	\$ 6.72	\$ 6.89	\$ 7.04
\$ 8.52	\$ 8.52	\$ 9.18	\$ 9.41	\$ 9.64	\$ 9.85

Leak Surcharge Rate

Leak Surcharge Rate per hcf \$5.68
23%

\$ 6.57	\$ 6.57	\$ 7.01	\$ 7.20	\$ 7.39	\$ 7.58
35%	35%	34%	34%	34%	35%

Leak Surcharge rate applied to water use in excess of monthly use by size of meter

Meter Size	Water Use per Month (in hcf)
5/8" or 3/4"	35
1"	88
1 1/2"	175
2"	280
3"	525
4"	875
6"	1,750
8"	n/a

Updated Water Use per month	
21	-40%
53	
105	
168	
315	
525	
1,050	
1,680	n/a

Outside City Rate 15% of Volume charge rates listed

15%	15%	15%	15%	15%	15%
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Lifeline Rate For Qualified Residents (PG&E CARE Program)

20% reduction up to 35 units of bi-monthly water use.

20% reduction up to 35 units of bi-monthly water use.

Table _____

Water Rate Changes and Comparison to Other Agencies

Meter and Water Use			Current Rates	Proposed Charges					
Meter Size	Demand Factor	Monthly Use (in hcf)		Initial Changes When Adopted	FY 10-11 Jan 1st	FY 11-12 Jan 1st	FY 12-13 Jan 1st	FY 13-14 Jan 1st	FY 14-15 Jan 1st
Single Family Residential									
Low Annual Use									
Monthly Service Chrg 5/8	1.00		17.56	\$ 18.53	\$ 18.53	\$ 19.93	\$ 20.40	\$ 20.87	\$ 21.30
Water Use	7.3		3.7						
Bi-Mthly hcf									
0 - 8 hcf		\$3.46	\$12.69	\$ 10.96	\$ 10.96	\$ 11.80	\$ 12.10	\$ 12.40	\$ 12.67
9 - 14 hcf		\$4.15		\$ 3.07	\$ 3.07	\$ 3.30	\$ 3.39	\$ 3.47	\$ 3.55
15 - 22 hcf		\$4.61							
23 - 30 hcf		\$4.61							
31 - 50 hcf		\$4.61							
51 + hcf		\$6.12							
Total Volume Charge			\$12.69	\$14.03	\$14.03	\$15.11	\$15.49	\$15.87	\$16.22
Total Monthly Charge			\$30.25	\$32.56	\$32.56	\$35.04	\$35.89	\$36.74	\$37.52
				8%	0%	8%	2%	2%	2%
Average Annual Use									
Monthly Service Chrg 5/8	1.00		17.56	\$ 18.53	\$ 18.53	\$ 19.93	\$ 20.40	\$ 20.87	\$ 21.30
Water Use	18.8		9.4						
Bi-Mthly hcf									
0 - 8 hcf		\$3.46	\$13.84	\$ 10.96	\$ 10.96	\$ 11.80	\$ 12.10	\$ 12.40	\$ 12.67
9 - 14 hcf		\$4.15	\$12.45	\$ 13.15	\$ 13.15	\$ 14.16	\$ 14.52	\$ 14.87	\$ 15.20
15 - 22 hcf		\$4.61	\$11.06	\$ 16.56	\$ 16.56	\$ 17.84	\$ 18.28	\$ 18.73	\$ 19.15
23 - 30 hcf		\$4.61							
31 - 50 hcf		\$4.61							
51 + hcf		\$6.12							
Total Volume Charge			\$37.35	\$40.67	\$40.67	\$43.80	\$44.90	\$46.00	\$47.02
Total Monthly Charge			\$54.91	\$59.21	\$59.21	\$63.73	\$65.30	\$66.87	\$68.33
				8%	0%	8%	2%	2%	2%
High Annual Use									
Monthly Service Chrg 5/8	1.00		\$ 17.56	\$ 18.53	\$ 18.53	\$ 19.93	\$ 20.40	\$ 20.87	\$ 21.30
Water Use	36.7		18.3						
Bi-Mthly hcf									
0 - 8 hcf		\$3.46	\$13.84	\$ 10.96	\$ 10.96	\$ 11.80	\$ 12.10	\$ 12.40	\$ 12.67
9 - 14 hcf		\$4.15	\$12.45	\$ 13.15	\$ 13.15	\$ 14.16	\$ 14.52	\$ 14.87	\$ 15.20
15 - 22 hcf		\$4.61	\$52.09	\$ 43.84	\$ 43.84	\$ 47.21	\$ 48.40	\$ 49.58	\$ 50.68
23 - 30 hcf		\$4.61							
31 - 50 hcf		\$4.61							
51 + hcf		\$6.12							
Total Volume Charge			\$78.38	\$88.04	\$88.04	\$94.82	\$97.19	\$99.57	\$101.79
Total Monthly Charge			\$95.94	\$106.57	\$106.57	\$114.75	\$117.60	\$120.45	\$123.09
				11%	0%	8%	2%	2%	2%
Transient General									
Average Use									
Monthly Service Chrg 2"	1.25	8	\$ 175.60	\$ 185.34	\$ 185.34	\$ 199.27	\$ 204.01	\$ 208.75	\$ 213.04
Water Use			91.6	\$ 445.93	\$ 445.93	\$ 480.26	\$ 492.29	\$ 504.35	\$ 515.55
Total Monthly Charge			597.65	631.27	631.27	679.53	696.30	713.09	728.59
				6%	0%	8%	2%	2%	2%
Commercial General									
Average Use									
Monthly Service Chrg 5/8"	1.10	1	\$ 19.32	\$ 20.39	\$ 20.39	\$ 21.92	\$ 22.44	\$ 22.96	\$ 23.43
Water Use			8.9	\$ 43.23	\$ 43.23	\$ 46.56	\$ 47.72	\$ 48.89	\$ 49.98
Total Monthly Charge			60.23	63.62	63.62	68.48	70.16	71.85	73.41
				6%	0%	8%	2%	2%	2%

Table _____
**Connection Fee Revenue Projections
 From Development Projections**

	Revised Projected FY 09-10	Projected Projected FY 10-11	Projected Projected FY 11-12	Projected Projected FY 12-13	Projected Projected FY 13-14	Projected Projected FY 14-15
Connection Fee per Acre Foot of Water Capacity	26,350	31,271	32,834	34,476	36,200	38,010
Annual Increase in fee based on Annual percent change of ENR construction costs			5%	5%	5%	5%

Projected Development and Acre Foot Capacity Needs						
Executed Memorandums of Understanding (MOU)	-	-	-	2.40	5.35	-
Development Agreements (DA) / MOU to be requested/required	-	-	-	40.17	8.08	21.90
DA Implementation	-	-	-	22.91	-	-
Growth Management Applications (GMA) Granted	1.80	-	0.43	-	-	-
Residential	-	0.43	0.91	8.25	7.55	6.20
Commercial	1.40	0.34	1.82	-	-	-
Deferred Agreements	1.53	-	-	-	-	-
Miscellaneous	1.00	1.00	1.00	1.00	1.00	1.00
Total Estimated Acre Foot Development	5.73	1.77	4.15	74.73	21.98	29.10

Projected Connection Fee Revenues						
Executed Memorandums of Understanding (MOU)	-	-	-	82,743	193,597	-
Development Agreements (DA) / MOU to be requested/required	-	-	-	1,384,972	292,341	832,407
DA Implementation	-	-	-	789,933	-	-
Growth Management Applications (GMA) Granted	47,456	-	14,053	-	-	-
Residential	-	13,384	29,929	284,341	273,436	235,699
Commercial	36,890	10,632	59,594	-	-	-
Deferred Agreements	40,342	-	-	-	-	-
Miscellaneous	26,350	31,271	32,834	34,476	36,200	38,010
Total Estimated Connection Fees	151,038	55,290	136,419	2,576,614	795,618	1,106,174

Connection Fees Used for						
% of Connection Fee related to Debt [1]	65%	41%	41%	41%	41%	41%
Portion of Debt for Expansion and Buy-in Costs	98,175	22,778	56,200	1,061,480	327,768	455,707
Balance for Equity and Replacement	52,863	32,513	80,219	1,515,134	467,850	650,467

[1] Allocation of Connection fee revenues to current and future debt service is based on portion of project funded by debt service and portion of project allocated between Existing and New/Expanded Development. Portion of Annual debt Service payments that should be funded from Connection Fees is estimated at 21%. The balance of annual connection fee revenues will be reserved for future years debt payments or periodic one-time debt reduction

Debt	626,072	735,159	730,173	729,878	821,839
% paid	257,921	302,861	300,807	300,686	338,570
Net	368,151	432,298	429,366	429,193	483,268
(Short)/Excess	(235,143)	(246,661)	760,673	27,082	117,137
Cummulative Net		(481,804)	278,869	305,951	423,088

Table _____
 () Action Fee Calculation

Past and Future Project Costs to be Allocated to Existing or Expanded Capacity	Added Capacity (in gpd) [1]	Totals	Allocation Percent		Allocation Amount		Added Capacity (in gpd)	
			Existing Upgrade	Expanded Capacity	Existing Upgrade	Expanded Capacity	Existing Upgrade	Expanded Capacity
Water Allocation Acquisition & NBA Line								
Kern County - 925 af	825,786	\$ 1,010,000	70%	30%	\$ 707,000	\$ 303,000	578,050	247,736
American Canyon - 500 af	446,371	614,000	0%	100%	-	614,000	-	446,371
Annual Agreement Standby/Fixed Charges (2009 Annual charge projected 20 years)		4,260,000	70%	30%	2,982,000	1,278,000		
Distribution Projects								
Pipeline-Myrtledale/Grant/Kimball Main		2,162,774	80%	20%	1,730,219	432,555		
Pipeline Debt Financing Interest Costs		2,808,000	80%	20%	2,246,400	561,600		
Mt. Washington Water Tank	1,500,000	8,612,692	75%	25%	6,459,519	2,153,173	1,125,000	375,000
Water Tank Debt Financing Interest Costs		3,995,700	75%	25%	2,996,775	998,925		
NBA Pump Station (Dwyer Road)		651,422	80%	20%	521,138	130,284		
Option A NBA & Fiege Tank Improvement Debt Financing Interest Costs		336,000	80%	20%	268,800	67,200		
Replacement Mains Various Loc		1,016,430	100%	0%	1,016,430	-		
Option B Main Improvement Debt Financing Interest Costs		696,000	100%	0%	696,000	-		
Polybutylene Service Replacement		341,020	100%	0%	341,020	-		
Repair Fiege Tank		360,000	75%	25%	270,000	90,000		
Option A NBA & Fiege Tank Improvement (50%) Debt Financing Interest Costs		336,000	75%	25%	252,000	84,000		
Silverado Trail Valves / Shut Off Valves		90,000	100%	0%	90,000	-		
Automatic Meter Read Program		464,190	100%	0%	464,190	-		
Master Cathodic Protection Survey		195,000	80%	20%	156,000	39,000		
Master Plan (assume total system 800)		300,000	100%	0%	300,000	-		
Treatment Projects								
Dredge Kimball Reservoir		328,055	80%	20%	262,444	65,611		
Kimball Spillway Safety Impv & WTP Upgrades		1,775,459	80%	20%	1,420,367	355,092		
Storage Building - Kimball		10,000	100%	0%	10,000	-		
Pump Protection - Kimball		20,000	100%	0%	20,000	-		
Chemical Tank Cover		12,192	100%	0%	12,192	-		
Treatment System Security Improvements		125,653	100%	0%	125,653	-		
SCADA Conversion to Radio Telemetry		34,200	100%	0%	34,200	-		
Pope St Pump Station Telemetry Update		14,000	100%	0%	14,000	-		
Kimball Inflow Measurement		25,000	100%	0%	25,000	-		
Total	2,772,157	\$ 30,593,787	100%		\$ 23,421,347	\$ 7,172,440	1,703,050	1,069,107
					77%	23%	61%	39%

Water Connection Fee Calculation

Water Expansion Related Costs

Expansion Related Projects

Expansion Related Projects	% of Total Cost Related to Expansion	Expansion Related			Connection Fee per Acre Foot	Proportion Est Related to Debt
		Amount	Added Annual Capacity			
			Gallons per Day (gpd) [1]	Acre Feet (af)		
Water Allocation Acquisition & NBA Line						
Northern County - 925 af	30%	\$ 303,000	247,736	0.76		
American Canyon - 500 af	100%	614,000	446,371	1.37		
Annual Agreement Standby/Fixed Charges (2009 Annual charge projected 20 years)	30%	1,278,000				
Water Acquisition Projects		2,195,000	694,107	2.13	\$ 2,653	\$ -
Washington Water Tank	25%	2,153,173	375,000	1.15		
Water Tank Debt Financing Interest Costs	25%	998,925	-			
Fair Fiege Tank	25%	90,000				
Option A NBA & Fiege Tank Improvement						
Debt Financing Interest Costs	25%	84,000				
Pipeline-Myrtdale/Grant/Kimball Main	20%	432,555	-			
Pipeline Debt Financing Interest Costs	20%	561,600	-			
Edge Kimball Reservoir	20%	65,611				
Kimball Spillway Safety Impv & WTP Upgrades	20%	355,092				
West NBA and Water Improvements Financing	20%	-				
3A Pump Station (Dwyer Road)	20%	130,284				
Option A NBA & Fiege Tank Improvement						
Debt Financing Interest Costs	20%	67,200				
3A Cathodic Protection Survey	20%	39,000				
Apply, Storage and Distribution Projects		4,977,440	375,000	1.15	11,136	\$ 6,529
						59%
Totals		\$ 7,172,440	1,069,107	3.28	\$ 13,789	\$ 6,529
						47%
Estimated Expansion Related Costs per Annual Acre Feet [3]					\$ 13,789	\$ 6,529
						47%
Water System Facilities Equity (Buy-In) Costs						
Net Water Enterprise fixed assets less construction in progress (June 30, 2008)					\$ 8,090,880	
Projects costs related to existing system upgrades & Improvements & Financing costs less project costs in Fixed Assets)					22,714,347	
Less actual and estimated future grant funding of projects [4]					(7,181,700)	
Total facilities buy-in cost					\$ 23,623,527	\$ 8,585,260
Total System Capacity with all new projects (in gpd) [5]					2,100,000	36%
Buy-In Costs per gpd					\$ 11.25	
Estimated Buy-In Related Costs per Annual Acre Feet [3]					\$ 17,481	\$ 6,353
						36%
Total Water Connection Fee per acre foot of annual added water demand					\$ 31,271	\$ 12,883
						41%
Current Connection Fee per acre foot					26,350	
Increased Connection fee					19%	

The measure for capacity is in gallons per day (gpd). An acre foot of annual water volume is the equivalent of 325,836 gallons per year or 893 gallons per day

From Resources Management System Standardized Use Table (Resolution 99-65) - Single Family Dwellings of up to 3 bedrooms is 28 af per year or 382 gpd

Table _____
ection Fee Calculation

[3] Application of Fee Per Acre Foot for other uses is from the Resources Management System Standardized Use Table (Resolution 99-65) An af per year of water is the equivalent of 893 gpd

[4] Estimated Grant Funding of Capital Projects

Measure A	Water Tank	2,300,000
	USDA Debt retirement	3,161,700
	Other Wtr Improvements	400,000
	Dredging Kimball	200,000
		<u>6,061,700</u>
USDA Grant	Kimball	1,000,000
Other Grants	Security	120,000
		<u>7,181,700</u>

[5] Projected water sources and Treatment capacity by Erler & Kalinowsk

[6] Water Facitiies Master Plan, Table 3-16

Table _____

Monthly Service Charge Calculation

User Type	2009 Demand Factor Ratio	Meter Capacity Equivalent [3]										Meter EDU X Demand Factors
		5/8" [2]	1"	1.5"	2"	3"	4"	6"	8"	Total	%	
		1	2.5	5	8	15	25	50	80			
Residential												
Single family	1.00	1,070	160	65	8	0	0	0	0	1,303	53%	1,303
Multi-family	1.42	79	68	50	72	30	0	0	0	299	12%	424
Mobile home parks	2.11	0	0	0	8	0	0	150	0	158	6%	333
Residential Subtotal		1,149	228	115	88	30	0	150	0	1,760	72%	2,060
Transient												
Transient general	1.25	8	10	10	80	0	50	0	16	174	7%	218
Spas with Grndwtr Discharge	2.57	2	13	20	24	0	0	0	0	59	2%	150
Campgrounds	1.25	0	0	0	0	0	25	0	0	25	1%	31
Bed & Breakfast	1.25	19	10	0	0	0	0	0	0	29	1%	36
Transient Subtotal	1.25	29	33	30	104	0	75	0	16	287	12%	436
Commercial												
Commercial general	1.10	65	33	20	32	0	0	0	0	150	6%	164
Restaurants	2.39	23	8	5	8	0	0	0	0	44	2%	104
Laundries	2.74	0	0	0	8	0	0	0	0	8	0%	22
Public Buildings	1.10	10	33	0	40	0	0	0	0	83	3%	91
Commercial social	1.10	16	8	10	0	0	0	0	0	34	1%	37
Medical care	1.10	10	5	5	0	15	0	0	0	35	1%	38
Industrial general	1.10	0	3	0	0	0	0	0	0	3	0%	3
Commercial/Industrial Subtotal	1.10	124	88	40	88	15	0	0	0	355	14%	458
Bottling Works - Industrial												
Bottling works	3.19	2	0	0	0	45	0	0	0	47	2%	150
Total		1,304	348	185	280	90	75	150	16	2,448	100%	3,104