

**CANYONVILLE CITY COUNCIL MEETING  
WORKSHOP SESSION 6:00 P.M.  
MONDAY OCTOBER 30, 2023  
COUNCIL CHAMBERS**

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Christine Morgan, Mayor (12-31-2024)  
Louise Barton, Council President (12-31-2024)  
Alan Freeman, Councilor (12-31-2024)  
Jerry O'Sullivan, Councilor (12-31-2024)  
Andrew Mather, Councilor (12-31-2026)

Stephen Morgan, Councilor (12-31-2026)  
Luke Suhr, Councilor (12-31-2026)  
Suzie Rogers, Finance Deputy Recorder  
Dawn Bennett, Administrator/Recorder

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**AGENDA**

- I. CALL TO ORDER AND PLEDGE OF ALLEGIANCE:**
- II. ROLL CALL**
- III. AGENDA REVIEW AND ADDITIONS: None**
- IV. CONSENT CALENDAR:**
  - 1. None
- V. UNFINISHED COUNCIL BUSINESS:**
  - 1. Water Rate Increase - Workshop Session
- VI. MOTION TO ADJOURNMENT**



# Memo

**To:** All Employees  
**From:** Dawn Bennett, City Administrator/Recorder  
Janelle Evans, Planner/Administrative Consultant  
**Date:** October 24, 2023  
**Re:** Water Rate Increase Workshop

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To start off we felt that you would all benefit from several helpful facts that we put together. These facts cover the current rates (base and overage), the cost of water production, the total revenue generated by the rate increase, and the need for more revenue to meet the capital improvements needs.

Only about 14% of our residential users have a consumption of over 1200 cubic feet per month. A total of 86% have an average consumption of 737 cubic feet. It also touches on the larger meters and their rates.

The cost to produce water sheet gives the total cubic feet of water produced each year from 2018-2019 through 2021-2022. These are actual figures. For the year 2022-2023 we used the estimated budget figures. The water produced varies from a high of 14,926,501 to a low of 11,768,337. The sheet also shows the operating costs plus the transfers and capital improvement expense. Then the calculation for the cost of producing 1 cubic foot of treated water and 1200 cubic feet of treated water are shown for each year. This calculation will help you see how the current rate compares to the production cost.

The recap of revenue generated by proposed rate increase shows the new rate increase of the large 1" to 4" meters by \$5.00 per EDU or \$10.00 per EDU and what the monthly revenue would be of all the users combined. There is also a section that gives the same revenue generated for the 3/4" residential meters and the 3/4" other commercial meters. The end of the report shows the additional revenue generated by each increase.

We have a worksheet of the revenue versus expense for each year from 2012-2013 through 2022-2023. Fiscal year 2023-2024 figures were taken from the adopted budget. There is some history given below the tables to give some insight as to how staff have had to change some strategies just to keep the water fund stabilized. The utilities are considered enterprise funds by the Oregon Budget Law and are required to be self-supporting through user fees and operated as a business.

We have also surveyed other cities in Douglas County to see how their rates compare to Canyonville rate. The first column on the Douglas County Communities page gives the base cost plus the cost of 1200 cubic feet. As you can see all the city's rates are more than Canyonville's rate.

There is also a fact sheet in this packet that was taken from the Water Master Plan. The sheet shows the deficiencies in the water treatment plant and the water distribution infrastructure.

Staff felt it would be appropriate for the Council to become aware of what Phase I of the capital improvement plan entails. This plan is part of the Water Master Plan that The Dyer Partnership Engineers & Planners created in 2015. They broke the project up into two phases. We are focusing on phases I.

## HELPFUL FACTS

- The base fee for a residential water user with a  $\frac{3}{4}$  inch meter is currently \$30.00 for 1200 cubic feet and \$1.50 per 100 cubic feet or .0150 per cubic foot over the 1200. Nonresidential  $\frac{3}{4}$  inch users are charged a base fee of \$40.00 and \$2.00 per 100 cubic feet over the 1200.
- Larger meters pay a higher base rate because they have the potential to use higher volumes of water and the City is required to reserve the capacity in the system even if they don't use it all.
- The overage charge should be established so that every time a customer uses 1200 cubic feet, they are paying another base rate. Based on the current overage charges residential users are only paying \$18.00 for an additional 1200 cubic feet and non-residential users are paying \$24.00. This means the City is losing revenue from large users.
- The low volume users are currently supplementing the high-volume users since they are paying more per 100 cubic feet (\$2.50) than the existing overage charge (\$1.50).
- The cost of producing 1200 cubic feet of water in 2022 was determined to be \$31.97. This is just for personnel, materials and services, it does not include putting any money in reserve. If you included the money that was put in reserves the cost would be \$38.51.
- Oregon Budget Law establishes City utilities as enterprise funds. Enterprise funds are supposed to be self-supporting through user fees and operated as a business. Any budgeted operating expenses that are not utilized are carried over for the next budget year. They do not go to any other fund, and it is not a use it or lose it scenario.
- Over the past 11 years the revenue for the City has remained relatively consistent except for the 3 years the sewer plant used City water for the headworks. Staff have made considerable reductions in the personnel and expenses in the past to keep the fund afloat. However, if you look at this fiscal year 2023-24 you will note that the personnel costs have increased significantly leaving only an excess of \$33,579.96 in water revenue. This is not a significant amount to fund the capital improvements needed.
- The total number of residential users within the City is 491. The average residential consumption is 737 cubic feet. Based on our research only 69 out of the 491 users use more than 1200 cubic feet of water per month.

- Overage charges do not only apply to Residential users they are part of the base structure for Commercial users. Commercial users pay a base fee dependent on the meter size and \$2.00 per 100 cubic feet on consumption over 1200 cubic feet.
- Not all cities bill per 100 cubic feet of consumption many cities bill in gallons. It takes 8,976 gallons to equal the 1200 cubic foot base for Canyonville. If you convert their charges to the City's scale the rate in all the other Cities is nearly double Canyonville's rate.
- Based on the number of users the City has the rate will have to be increased \$4.33 for every million dollars of construction cost.
- Granting and funding agencies prefer an ascending rate structure so that the more you use the more you pay.

Sept 28, 2023

Cost to produce water

	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024 estimated figures
Cubic Feet produced	14,926,501	14,858,193	13,134,112	11,768,337	12,337,298	13,404,888
Total Expense for water system						
\$	315,924.00	283,518.00	319,365.00	327,839.42	328,727.01	381,495.00
\$	390,925.00	373,943.00	384,365.49	455,839.42	395,973.01	480,355.00
						plus tran and cap improve
Cost to produce 1 cubic foot						
\$	0.0212	0.0191	0.0243	0.0279	0.0266	0.0285
\$	0.0262	0.0252	0.0293	0.0387	0.0321	0.0358
						Operating costs only
						Total system cost
Cost to produce 1200 cubic feet						
\$	25.40	22.90	29.18	33.43	31.97	34.15
\$	31.43	30.20	35.12	46.48	38.51	43.00
						operating costs only
						Total system cost
base fee						
\$	30.00	30.00	30.00	30.00	30.00	30.00
\$	40.00	40.00	40.00	40.00	40.00	40.00
						5,805.00
						total monthly base varies per meter size average revenue

1200 cubic feet equals 8,976 gallons  
average water use in Canyonville is 737 cubic feet

Operating cost are materials, services and personnel  
Total system cost includes operating costs plus transfers and capital improvement

Recap of revenue generated by proposed rate increase

large meters					
meter size	#EDU	# of accounts	CURRENT Base		Monthly Revenue
1 inch	1.7	15	\$ 75.00		\$ 1,125.00
1 1/2 inch	3.3	7	\$ 150.00		\$ 1,050.00
2 inch	5.3	10	\$ 240.00		\$ 2,400.00
3 inch	10	1	\$ 480.00		\$ 480.00
4 inch	16.7	1	\$ 750.00		\$ 750.00
		34			\$ 5,805.00
			annual		\$ 69,660.00

Large meters						
meter size	# of account	PROPOSED		monthly revenue	PROPOSED	
		base	base	base	monthly revenue	
			\$5.00 increase		\$10.00 increase	
1 inch	15	\$ 83.50	\$ 83.50	\$ 1,252.50	\$ 92.00	\$ 1,380.00
1 1/2 inch	7	\$ 166.50	\$ 166.50	\$ 1,165.50	\$ 183.00	\$ 1,281.00
2 inch	10	\$ 266.50	\$ 266.50	\$ 2,665.00	\$ 293.00	\$ 2,930.00
3 inch	1	\$ 530.00	\$ 530.00	\$ 530.00	\$ 580.00	\$ 580.00
4 inch	1	\$ 833.50	\$ 833.50	\$ 833.50	\$ 917.00	\$ 917.00
	34			\$ 6,446.50		\$ 7,088.00
		annual		\$ 77,358.00		\$ 85,056.00
		current		\$ 69,600.00		\$ 69,600.00
		<b>additional rev</b>		<b>\$ 7,758.00</b>		<b>\$ 15,456.00</b>

SF Residential and other 3/4"						
meter size	current charge	#accounts	5.00 increase	monthly	10.00 increase	monthly
3/4 resident	\$ 30.00	491	\$ 35.00	\$ 17,185.00	\$ 40.00	\$ 19,640.00
other	\$ 40.00	75	\$ 45.00	\$ 3,375.00	\$ 50.00	\$ 3,750.00
			monthly	\$ 20,560.00		\$ 23,390.00
			annual	\$ 246,720.00		\$ 280,680.00
			current sf	\$ 212,760.00		\$ 212,760.00
			<b>additional rev</b>	<b>\$ 33,960.00</b>		<b>\$ 67,920.00</b>

Additional Revenue generated

	\$5.00 increase	\$10.00 increase
large meter	\$ 7,758.00	\$ 15,456.00
Residential	\$ 33,960.00	\$ 67,920.00
<b>Total rev from raise</b>	<b>\$ 41,718.00</b>	<b>\$ 83,376.00</b>

Revenue vs Expense estimate

	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024
Revenue	\$ 401,762.00	\$ 410,959.00	\$ 422,152.00	\$ 421,934.00	\$ 421,153.00	\$ 455,375.00	\$ 438,848.00	\$ 437,833.00	\$ 415,074.96	\$ 417,417.41	\$ 417,699.92	\$ 415,074.96
personnel	\$ 208,250.00	\$ 187,000.00	\$ 174,016.00	\$ 175,492.00	\$ 215,445.00	\$ 206,174.00	\$ 191,398.00	\$ 165,668.00	\$ 189,323.00	\$ 199,281.29	\$ 166,405.75	\$ 203,499.30
material & serv	\$ 124,309.00	\$ 102,478.00	\$ 99,458.00	\$ 123,298.00	\$ 126,036.00	\$ 120,094.00	\$ 114,183.00	\$ 117,850.00	\$ 119,804.21	\$ 126,573.13	\$ 164,396.00	\$ 177,995.70
balance	\$ 69,203.00	\$ 121,481.00	\$ 148,678.00	\$ 123,144.00	\$ 79,672.00	\$ 129,107.00	\$ 133,267.00	\$ 154,315.00	\$ 105,947.75	\$ 91,562.99	\$ 86,898.17	\$ 33,579.96

Transfers to water capital improvement

Fund	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	current balance
Equipment	\$ 30,000.00	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00	\$ 15,000.00	\$ 10,000.00	\$ -	\$ 20,000.00	\$ 20,000.00	\$ 17,000.00	\$ 10,000.00	\$ 10,000.00	\$ 110,204.00
Capital Reserve	\$ -	\$ 50,000.00	\$ 75,000.00	\$ 65,000.00	\$ 65,000.00	\$ 65,000.00	\$ 65,000.00	\$ 65,000.00	\$ 35,000.00	\$ 105,000.00	\$ 50,900.00	\$ 78,860.00	\$ 835,086.84
Late fee*	\$ -	\$ -	\$ 8,500.00	\$ 9,500.00	\$ 9,500.00	\$ 10,000.00	\$ 10,000.00	\$ -	\$ 10,000.00	\$ 6,000.00	\$ 3,346.00	\$ 10,000.00	\$ 50,280.00
trans to facility	\$ -	\$ -	\$ 25,000.00	\$ 15,000.00	\$ 10,000.00	\$ 5,835.00							
Total transfers	\$ 30,000.00	\$ 60,000.00	\$ 118,500.00	\$ 99,500.00	\$ 99,500.00	\$ 90,835.00	\$ 75,000.00	\$ 85,000.00	\$ 65,000.00	\$ 128,000.00	\$ 64,246.00	\$ 98,860.00	
capital projects done	\$ 18,963.00	\$ -	\$ -	\$ 2,738.00	\$ 11,052.00	\$ 12,354.00	\$ 5,084.00	\$ 15,195.00	\$ 100,614.21	\$ 1,124.37	\$ 16,086.52		

\*Council adopted Resolution 615 in 2014 which stipulated late fees collected were to be split 50/50 with water and sewer and the money generated must go to capital reserve for each utility

**Changes that have been made to the water fund to reduce expenses**

2015 Public Works Superintendent Tony Lakey died and his position was not replaced and 50% of his salary and benefits came from water.

2018 Lead Water Worker Willson retired and he was not replaced 80% of his salary and benefits came from water

These changes have allowed us to keep the water department solvent and save some money for capital Improvements

**Revenue history**

2013-14 The base rate structure for large metered users was revised which stabilized the fund. There was no increase to residential rates  
 2018, 2019, 2020 were all high years due to the completion of the new headworks at the sewer plant which used a lot of City water for the process.  
 2021 the sewer plant was completed and the headworks was switched to reclaimed water which resulted in a big loss of income for the water



## Douglas County Communities - Water Rates

Compare Base + 1200 cf.	3/4" Residential Meters	Water (inside city /outside city)	Cost for overage over base consumption	Base Consumption
30.00	Canyonville	30.00/60.00	1.50/2.00	1200 cf
78.50	Riddle	38.00/57.00	3.00 to 750cf/4.00 after	0.00
68.00	Myrtle Creek	52.00 / 104.00	2.00/4.00	400 cf
43.78	Roseburg	17.86 /35.72	2.16	0.00
105.15	Glendale	45.30 / 75.40 gal	9.00 gal	4000 g/534.7 cf
63.12	Winston	40.50 / 81.00	3.40	4000 g/534.7 cf
100.62	Oakland	76.62 / 102.90	2.00	0.00
58.12	Drain	38.38 / 53.86	3.29/4.87	600 cf
95.98	Yoncalla	56.00 / 91.00 gal	4.00 / 6.00 gal	1500 g/200.5 cf

1200 Cu. Ft equals 8,976 gallons

City	Base rate is based off of:
Riddle	\$38.00 base charge - plus 3.00 per 100 cu. ft. up to 750 cu. ft. - plus 4.00 per cu. ft. there after
Myrtle Creek	400 cubic feet \$52.00 - plus \$.2.00 per 100 cu. Ft. over 400
Roseburg	\$17.86 base charge - plus \$2.16 per 100 cu. ft. of water usage
Glendale	4000 Gallons (534.76 cu. ft.) - \$45.30 base charge - plus \$9.00 per 1000 gal (133.69 cu. ft.) over 4000 gallons
Winston	4000 gallons (534.7 cf) \$40.50 - plus \$3.40 per 1000 gal over 4000 gallons
Oakland	\$76.62 base charge + \$2.00 per 100 cf of water usage
Drain	600 cubic feet \$38.38 - plus \$3.29 per 100 cu. ft. over the 600
Yoncalla	1500 gallons(200.5 cf) \$56.00 - plus \$4.00 per 1000 gals. Over 1500 gallons

\*NOTE: CANYONVILLE'S WATER RATES ARE STILL CONSIDERABLY LOWER THAN MOST DOUGLAS COUNTY COMMUNITIES.

\*\* Riddle/Roseburg/Oakland - Base rate without any consumption

\*\*\*\* All Cities under or at 600 cf (part of base rate) except for Canyonville



CITY OF CANYONVILLE  
250 N. MAIN  
CANYONVILLE, OREGON  
541-839-4258

## Water Treatment Plant Infrastructure Upgrade FAQ

1. **The Canyonville Water Treatment Plant** was constructed in 1978. Normally the building has an approximate life span of 50 years, but the pumps and equipment only have a life span of approximately 20 years.
2. **Why does the water treatment plant need to be upgraded?**
  - (1) The capacity needs to be improved to meet increasing demand.
  - (2) The clear well that holds the treated drinking water is located under the building and is inadequate to allow maintenance or replacement of raw water pumps.
  - (3) The storage reservoir tanks are also inadequate for allowing maintenance on pumps or equipment.
  - (4) Epoxy coating on the reservoir storage tanks supports are rusting and cannot be refinished due to design.
  - (5) Entire system (tanks, supports, piping, and valves) shows corrosion.
  - (6) No stairs for accessing the tanks. Use of ladders creates a safety hazard for staff.
  - (7) Production rates decrease during freezing temps due to issues with cold water treatment.
  - (8) During fall treated water has a color issue due to leaves in the stream.
  - (9) The perimeter of the water plant property is not completely fenced.
  - (10) There is no heat or ventilation in the water plant building.
  - (11) Valves are showing continued failures and leakage is increasing in the pipping.
2. **Why does the water distribution infrastructure need to be upgraded?**
  - (1) The AC pipes are aging and becoming brittle and susceptible to leakage.
  - (2) Pipes less than 6" in diameter have a potential of supplying adequate flow for domestic and fire pressure.
  - (3) The pipe going to Reynolds reservoir tank has a section of the iron pipe exposed to the elements and is subject to damage from falling trees and vandalism.
  - (4) The section of AC pipe on James Street is subject to leakage and rupture.

(5) The raw water intake structure on Canyon Creek was constructed in 1995 and is in very poor condition.

(6) There are increasing leakage in the city water mains and service lines throughout the years.

# Capital Improvement Plan

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## 9.1 Background

A capital improvement plan (CIP) is a long-term program for replacement of existing or installation of new infrastructure required to improve a system's function or maintenance. The Capital Improvement Plan for water and wastewater systems provides City Council, staff and residents with a systematic approach to dealing with its short-term and long-term infrastructure needs and demands.

Under ORS 223.309(1), a capital plan, public facilities plan, master plan or comparable plan must be prepared before the adoption of system development charges (SDCs). This plan must list the capital improvements that may be funded with improvement fee revenues and include the estimated cost and timing of each improvement. Oregon Revised Statutes discuss which improvements may be funded by SDC revenues (ORS 223.307) and what type of projects qualify for credit purposes. The capital improvement plan may be modified at any time pursuant to ORS 223.309 (2).

Water system improvements recommended for the City of Canyonville are provided in this Plan along with associated costs. The recommended improvements for the City's Capital Improvement Plan were derived from the analysis presented in Sections 8, 9, and 10.

## 9.2 Project Phasing

To assist the City in its planning efforts, the proposed Capital Improvements have been assigned to one of two phases, with Phase I being the most critical projects and Phase 2 being lower priority projects. A brief description of each Phase and the types of projects within that phase is provided below.

**Phase I** projects are considered the most critical and should be undertaken as soon as funding is available. These projects include improvements that are considered to maintain the quality of the system, increase fire flow, reduce unaccounted water losses, extend the life of the existing tanks, and install needed telemetry for the entire system.

**Phase II** projects are projects that were considered, but the cost to benefit analysis is low. These improvements include further system improvements to upgrade the existing system and to address future system needs. These projects may become "critical" in the future if development or water quality issues arise.

The phase of each improvement will be presented and discussed with city staff and council. The cost estimates presented in this Plan reflect the basis previously described in Section 7.3. The estimates presented herein are preliminary and are based on the level and detail of planning presented in this Plan. As projects proceed and as site-specific information becomes available, the estimates may require updating.

Compilation of an environmental report is typically a requirement of government organizations that fund infrastructure improvements. The purpose of this environmental report is to consider any adverse effects

that the project may have on the surrounding environment, and to propose mitigation measures to minimize these impacts. The estimated cost for compiling an environmental report for each Phase is included in this CIP.

A brief description of each phase of improvements including recommended improvements, associated costs, and estimated percentage and cost eligibility for improvement system development charges (See Section 13.), is discussed below. Detailed cost estimates for the CIP project are in Appendix F.

## Phase I Improvements

Phase I improvements called for in this CIP represent the highest priority projects that require action in order to ensure the effective treatment and delivery of water for the City's residents and customers. These improvements include a new water treatment plant, distribution system improvements to improve fire flow and storage, and improvements to the pump station, a new pump station as necessary for fire flow and to meet ISO requirements, and tank maintenance projects. Figure 9.2.1 graphically shows the Distribution System Improvements. Figure 9.2.2 shows the locations of the proposed new fire hydrants and existing.

### Project Descriptions

#### 1. **Water Treatment Plant Improvements (Total Cost: \$2,272,000)**

The water treatment plant needs the following improvements: replace package plant to improve color issues, speed up treatment flow rates, chlorine contact time, remedy corrosion issues, improve access to tanks and equipment, provide heat and ventilation, and provide security fencing.

#### 2. **Raw Water Intake Improvements (Total Cost: \$44,000)**

The raw water intake vault structure needs repair work and the intake screen needs improvements to reduce debris accumulation.

#### 3. **10-inch Water Main Upsizing Improvements (Total Cost: \$391,000)**

Based on computer modeling of the City's water distribution system, fire flows available to certain areas are below those required:

**James St., Gross Lp. to Reynolds Tank:** Replace existing 10-inch line with the a 10-inch line. The existing 10-inch diameter line is leaking and in poor condition. The total improvement length is approximately 1,825 feet.

#### 4. **8-inch Water Main Upsizing Improvements (Total Cost: \$621,000)**

Based on computer modeling of the City's water distribution system, fire flows available to certain areas are below those required:

**Stanton Park Rd., Klenke Ln. to Riepe Ct.:** This will connect an existing 12-inch with the new 8-inch line. The new 8-inch diameter line will begin at the existing 12-inch water main located at the intersection of Stanton Park Rd. and Riepe Ct. The line will continue north to the intersection of Stanton Park Rd. and Klenke Ln.

The total improvement length is approximately 290 feet.

**Alder Lane, from point on Hamlin to point on Alder Lane:** The existing 4-inch line is undersized for adequate fire flows and needs to be replaced with an 8-inch line.

The total improvement length is approximately 680 feet.

**Reynolds Tank Access Rd., from Reynolds Tank to Reynolds St.:** The existing 8-inch line needs replacement due to leakage and exposure to damage. The 8-inch line is adequate for fire flows. A new 8-inch diameter line will begin at Reynolds Tank and continue east to Reynolds St. following a new route that is located where it is not exposed to soil movement or trees falling on the line.

The total improvement length is approximately 775 feet.

**SW Byron Ave., from SW 5<sup>th</sup> St. to point on Byron:** This will connect existing 8-inch lines. The new 8-inch diameter line will begin at the existing 8-inch water main located at the intersection of SW Byron Ave. and 5<sup>th</sup> St. The line will continue north to the end point of the existing 8-inch line on Byron.

The total improvement length is approximately 80 feet.

#### 5. **6-inch Water Main Upsizing Improvements (Total Cost: \$1,222,000)**

Based on computer modeling of the City's water distribution system, fire flows available to certain areas are below those required:

**NW Johnson St., from west end of Johnson to N. Main St.:** The existing 2-inch line is undersized for adequate fire flows and needs to be replaced with a 6-inch line.

The total improvement length is approximately 450 feet.

**NW Mac St., from west end of NW Mac to N. Main St.:** The existing 2-inch line is undersized for adequate fire flows and needs to be replaced with a 6-inch line.

The total improvement length is approximately 485 feet.

**NW Phillips St., from the west end of NW Phillips to N. Main St.:** The existing 2-inch line is undersized for adequate fire flows and needs to be replaced with a 6-inch line.

The total improvement length is approximately 420 feet.

**NW Oak St., from the west end of NW Oak to N. Main St.:** The existing 2-inch line is undersized for adequate fire flows and needs to be replaced with a 6-inch line.

The total improvement length is approximately 400 feet.

**NE Wilson St., from N. Main to end, along Harrison to Canyon St.:** The existing 2-inch line is undersized for adequate fire flows and needs to be replaced with a 6-inch line.

The total improvement length is approximately 550 feet.

**NW Reed St., from N. Main to end:** The existing 2-inch line is undersized for adequate fire flows and needs to be replaced with a 6-inch line.

The total improvement length is approximately 425 feet.

**NW Harrison St., from west end to east end:** The existing 2-inch line is undersized for adequate fire flows and needs to be replaced with a 6-inch line. The total improvement length is approximately 525 feet.

**E 1<sup>st</sup> St., from Canyon St to Canyon Creek:** The existing 2-inch line is undersized for adequate fire flows and needs to be replaced with a 6-inch line. The total improvement length is approximately 480 feet.

**SE Elliot Ave., from Gross Lp. to A St.:** The existing 3-inch water mains must be upsized in order to deliver adequate fire flow. This line will begin from Gross Loop and run east along Elliot Ave. past the tennis courts to A St.. The total improvement length is approximately 1,350 feet.

**SW Pine Ave., from SE 5<sup>th</sup> St. to end.:** The existing 2-inch galvanized waterline must be upsized in order to deliver adequate fire flow. This line will begin from SE 5<sup>th</sup> St. and run southeast along SW Pine Ave. to the end of the street. The total improvement length is approximately 200 feet.

**Boyd St., from SE 5<sup>th</sup> St. south to the County Rd. No. 1:** The existing 2-inch galvanized line is old and undersized for adequate fire flows and needs to be replaced with a 6-inch line. The total improvement length is approximately 650 feet.

**6. 2-inch Water Line Replacement Improvements (Total Cost: \$76,000)**

**NW Carlisle St., from west end to end near I-5 freeway:** The existing 2-inch galvanized line is old and leaking and needs to be replaced with a new 2-inch line. The total improvement length is approximately 605 feet.

**7. Hill Pump Station Improvements (Total Cost: \$143,000)**

**Hill Pump Station:** The existing pump station needs new pumps to meet fire flow for the Canyon View and Crest Drive areas, as shown by computer modeling of fire flows and by the poor fire flows the Fire Chief reported for that area.

**9. Fire Hydrant Improvements (Total Cost: \$187,000)**

**Various locations:** The City is lacking fire hydrants in various locations in addition to the areas previously addressed.

**10. Repair, Maintenance, and Cathodic Protection for Water Reservoirs (Total Cost: \$411,000)**

The Reynolds and Hill Tanks are in need of inspection, interior and exterior recoating, possible replacement of door seals and gaskets, and repair of concrete spalling to protect and extend the tank's service life. In addition, telemetry should be updated, seismic shutoff valves should be installed, and security fencing should be repaired. The City has the tanks regularly inspected but may wish to perform a preliminary survey of the tanks by a corrosion engineer before embarking on this improvement. This preliminary study is estimated to cost from \$4,000 to \$6,000.

A summary of the Phase I improvements is presented in Table 9.2.1.

TABLE 9.2.1  
SUMMARY OF PHASE 1 WATER SYSTEM PROJECTS

No. as per Fig. 9.3.1	Project Description	Total Project Cost
A	Water Treatment Plant	\$2,272,000
B	Raw Water Intake	\$44,000
C	Stanton Park, connection	\$114,000
D	James St.	\$391,000
E	Alder Lane, Hamlin	\$173,000
F	Reynolds Tank Access Rd.	\$308,000
G	NW Johnson St.	\$126,000
H	NW Mac St.	\$100,000
I	NW Phillips St.	\$73,000
J	NW Oak St.	\$132,000
K	NE Wilson St.	\$127,000
L	NW Reed St.	\$63,000
M	NW Harrison St.	\$100,000
N	E 1 <sup>st</sup> St.	\$124,000
O	SE Elliot Ave.	\$201,000
P	SW Pine St.	\$64,000
Q	Boyd St.	\$112,000
R	Byron	\$26,000
S	NW Carlisle St.	\$76,000
T	Hill Pump Station Improvements	\$143,000
U	Fire Hydrant Improvements	\$187,000
V	Hill Tank	\$170,000
W	Reynolds Tank	\$241,000
	<b>Total</b>	<b>\$5,367,000</b>



Oct 19, 2023

Recap  
Multi Family  
Option 2

Does not include out of city

Option 1 is increase to base cost for large meters \$10.00 per 1 EDU  
 Overage rate increase to \$4.35 from \$2.00

current water charge	Proposed increase	yearly increase
<b>16.7 EDU</b> Knoll Terrace 4" meter base \$ 750.00 consumption over 1200 @ \$2.00 per 100 117 units total	2" meter = 5.3 single family dwellings 3" meter = 10 single family dwellings 4" meter = 16.7 single family dwellings	6" meter = 33.3 single family 8" = 200 single family
<b>10 EDU</b> Forest Glen 3" meter base \$ 480.00 consumption over 1200 @ \$2.00 per 100 total units 87	4" meter base \$ 917.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 154,424 increase Base rate increase increase \$ 2,004.00	\$ 9,000.00 \$ 11,004.00 \$ 37,061.76 \$ 80,609.33
<b>5.3 EDU</b> Stage Coach Apts. 2" meter base \$ 240.00 consumption over 1200 @ \$2.00 per 100 total units 40	3" meter base \$ 580.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 34,800 increase Base rate increase increase \$ 1,200.00	Current \$ 5,760.00 Option 2 \$ 6,960.00 Current Overage \$ 8,352.00 Option 2 Overage \$ 18,165.60
Brad Taylor 3/4" meter base \$ 40.00 consumption over 1200 @ \$2.00 per 100 total units 3	2" meter base \$ 293.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 23,094 increase Base rate increase increase \$ 636.00	Current \$ 2,880.00 Option 2 \$ 3,516.00 Current Overage \$ 5,542.56 Option 2 Overage \$ 12,055.07
Brad Taylor 3/4" meter base \$ 40.00 consumption over 1200 @ \$2.00 per 100 total units 3	3/4" meter base \$ 50.00 consumption over 1200 @ \$4.35 per 100 Base rate increase increase \$ 120.00	Current \$ 480.00 Option 2 \$ 600.00
Brad Taylor 3/4" meter base \$ 40.00 consumption over 1200 @ \$2.00 per 100 total units 3	3/4" meter base \$ 50.00 consumption over 1200 @ \$4.35 per 100 Base rate increase increase \$ 120.00	Current \$ 480.00 Option 2 \$ 600.00

current water charge name Proposed charges yearly increase

Robert Deaton 202 Canyon 3/4 meter base \$ 40.00 consumption over 1200 @ \$2.00 per 100 Total units 2	3/4" base \$ 50.00 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00	Current \$ 480.00 Option 2 \$ 600.00
Canyon Manor 600 Gross Loop 1.7 EDU 1" meter base \$ 75.00 consumption over 1200 @ \$2.00 per 100 Total units 4	1" meter base \$ 92.00 consumption over 1200 @ \$4.35 per 100 increase \$ 204.00	Current \$ 900.00 Option 2 \$ 1,104.00
Creekside 514 S. Main 3.4 EDU 1 1/2" meter base \$ 150.00 consumption over 1200 @ \$2.00 per 100 Total units 8	1 1/2" meter base \$ 183.00 consumption over 1200 @ \$4.35 per 100 increase \$ 396.00	Current \$ 1,800.00 Option 2 \$ 2,196.00
Equity Options 130 Leland 3.4 EDU 1 1/2" meter base \$ 150.00 consumption over 1200 @ \$2.00 per 100 Total units 8	1 1/2" meter base \$ 183.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 6,250 increase \$ 1,762.50 Base rate increase \$ 396.00	Current \$ 1,800.00 Option 2 \$ 2,196.00 Current Overage \$ 1,500.00 Option 2 Overage \$ 3,262.50
Briggs Apt 531 Fairchild 1 EDU 3/4" meter base \$ 40.00 consumption over 1200 @ \$2.00 per 100 Total units 4	3/4" meter base \$ 50.00 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00	Current \$ 480.00 Option 2 \$ 600.00
Canyon Manor 595 S. Main 1.7 EDU 1" meter base \$ 75.00 consumption over 1200 @ \$2.00 per 100 total units 3	1" meter base \$ 92.00 consumption over 1200 @ \$4.35 per 100 increase \$ 204.00	Current \$ 900.00 Option 2 \$ 1,104.00
Gerald Salmon 203/205 S Pine 1 EDU 3/4" meter base \$ 40.00 consumption over 1200 @ \$2.00 per 100 Total units 2	3/4" meter base \$ 50.00 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00	Current \$ 480.00 Option 2 \$ 600.00

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current water charge name Proposed increase yearly increase

<p><b>El Paraiso 540 N. Main 1 EDU</b></p> <p>3/4" meter base \$ 40.00 consumption over 1200 @ \$2.00 per 100 total units 7</p>	<p>3/4" meter base \$ 50.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 1,989 increase \$ 560.90 Base rate increase \$ 120.00</p>	<p>Current \$ 480.00 Option 2 \$ 600.00 Current Overage \$ 477.36 Option 2 Overage \$ 1,038.26</p>
<p><b>Rays Mkt 151 N. Main 1 EDU</b></p> <p>3/4" meter base \$ 40.00 consumption over 1200 @ \$2.00 per 100 total units 7</p>	<p>3/4" meter base \$ 50.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 2,123 increase \$ 598.69 Base rate increase \$ 120.00</p>	<p>Current \$ 480.00 Option 2 \$ 600.00 Current Overage \$ 509.52 Option 2 Overage \$ 1,108.21</p>
<p><b>Maricela Nieto 221 SE 2nd 1 EDU</b></p> <p>3/4" meter base \$ 40.00 consumption over 1200 @ \$2.00 per 100 total units 7</p>	<p>3/4" meter base \$ 50.00 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00</p>	<p>Current \$ 480.00 Option 2 \$ 600.00</p>
<p><b>Boys Dorm 125 N. Canyon 1 EDU</b></p> <p>3/4" meter base \$ 40.00 consumption over 1200 @ \$2.00 per 100 Total units 27</p>	<p>3/4" meter base \$ 50.00 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00</p>	<p>Current \$ 480.00 Option 2 \$ 600.00</p>
<p><b>Girls Dorm 103 N. Main 1.7 EDU</b></p> <p>1" meter base \$ 75.00 consumption over 1200 @ \$2.00 per 100 Total units 25</p>	<p>1" meter base \$ 92.00 consumption over 1200 @ \$4.35 per 100 increase \$ 204.00</p>	<p>Current \$ 900.00 Option 2 \$ 1,104.00</p>

Large Meters  
Increase to SDC equivalent  
meter base

3/4" meter = 1 single family dwelling	2" meter = 5.3 single family dwellings	6" meter = 33.3 single family
1" meter = 1.7 single family dwellings	3" meter = 10 single family dwellings	8" = 200 single family
1.5" meter = 3.3 single family dwellings	4" meter = 16.7 single family dwellings	

current water charge name	Proposed increase	yearly increase	Current	Option 2
<b>Shirtcliff Carwash 385-B N. Main 1.7 EDU</b> 1" meter base \$ 75.00 consumption over 1200 @ \$2.00 per 100	1" meter base \$ 92.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 2,032 increase \$ 573.02 Base rate increase \$ 204.00		Current \$ 900.00 Option 2 \$ 1,104.00 Current Overage \$ 487.68 Option 2 Overage \$ 1,060.70	
<b>Thabet 211 SW 5th 1.7 EDU</b> 1" meter base \$ 75.00 consumption over 1200 @ \$2.00 per 100	1" meter base \$ 92.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 6,349 increase \$ 1,790.42 Base rate increase \$ 204.00		Current \$ 900.00 Option 2 \$ 1,104.00 Current Overage \$ 1,523.76 Option 2 Overage \$ 3,314.18	
<b>Indian Taste 415 S. Main 1.7 EDU</b> 1" meter base \$ 75.00 consumption over 1200 @ \$2.00 per 100	1" meter base \$ 92.00 consumption over 1200 @ \$4.35 per 100 increase \$ 204.00		Current \$ 900.00 Option 2 \$ 1,104.00	
<b>Holiday Garden 1.7 EDU</b> 1" meter base \$ 75.00 consumption over 1200 @ \$2.00 per 100	1" meter base \$ 92.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 12,053 increase \$ 3,398.95 Base rate increase \$ 204.00		Current \$ 900.00 Option 2 \$ 1,104.00 Current Overage \$ 2,892.72 Option 2 Overage \$ 6,291.67	

current water charge name	Proposed increase	yearly increase	Current	Option 2
<b>SU School (Hill Top) 1.7 EDU</b> 1" meter base \$ 75.00 consumption over 1200 @ \$2.00 per 100	124 N. Main 1" meter base \$ 92.00 consumption over 1200 @ \$4.35 per 100 increase \$ 204.00		\$ 900.00	\$ 1,104.00
<b>Canyonville Market 203 W 4th 1.7 EDU</b> 1" meter base \$ 75.00 consumption over 1200 @ \$2.00 per 100	1" meter base \$ 92.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 1,030 increase \$ 290.46 Base rate increase \$ 204.00		\$ 900.00 \$ 1,104.00 \$ 247.20 \$ 537.66	
<b>Napa 435 S Pine 3.3 EDU</b> 1 1/2" meter base \$ 150.00 consumption over 1200 @ \$2.00 per 100	1 1/2" meter base \$ 183.00 consumption over 1200 @ \$4.35 per 100 increase \$ 396.00		\$ 1,800.00 \$ 2,196.00	
<b>SU School (Jr. High) 3.3 EDU</b> 1 1/2" meter base \$ 150.00 consumption over 1200 @ \$2.00 per 100	124 N. Main 1 1/2" meter base \$ 183.00 consumption over 1200 @ \$4.35 per 100 Average Consumption over 4,953 increase \$ 1,396.75 Base rate increase \$ 396.00		\$ 1,800.00 \$ 2,196.00 \$ 1,188.72 \$ 2,585.47	
<b>Umpqua Bank 215 S. Main 3.3 EDU</b> 1 1/2" meter base \$ 150.00 consumption over 1200 @ \$2.00 per 100	1 1/2" meter base \$ 183.00 consumption over 1200 @ \$4.35 per 100 increase \$ 396.00		\$ 1,800.00 \$ 2,196.00	
<b>Community Center 3.3 EDU</b> 1 1/2" meter base \$ 150.00 consumption over 1200 @ \$2.00 per 100	110 S Pine 1 1/2" meter base \$ 183.00 consumption over 1200 @ \$4.35 per 100 increase \$ 396.00		\$ 1,800.00 \$ 2,196.00	

Huffman & Wright 801 SE 3rd 5.3 EDU  
 2" meter base \$ 240.00  
 consumption over 1200 @ \$2.00 per 100

2" meter base \$ 293.00  
 consumption over 1200 @ \$4.35 per 100  
 Average Consumption over 2,361 increase \$ 665.80  
 Base rate increase increase \$ 636.00

Current \$ 2,880.00  
 Option 2 \$ 3,516.00  
 Current Overage \$ 566.64  
 Option 2 Overage \$ 1,232.44

T & D Laundry 167 N Main 5.3 EDU  
 2" meter base \$ 240.00  
 consumption over 1200 @ \$2.00 per 100

2" meter base \$ 293.00  
 consumption over 1200 @ \$4.35 per 100  
 Average Consumption over 8,345 increase \$ 2,353.29  
 Base rate increase increase \$ 636.00

Current \$ 2,880.00  
 Option 2 \$ 3,516.00  
 Current Overage \$ 2,002.80  
 Option 2 Overage \$ 4,356.09

ODOT 260 Elliot 5.3 EDU  
 2" meter base \$ 240.00  
 consumption over 1200 @ \$2.00 per 100

2" meter base \$ 293.00  
 consumption over 1200 @ \$4.35 per 100 increase \$ 636.00

Current \$ 2,880.00  
 Option 2 \$ 3,516.00

Canyonville Inn 554 S Pine 5.3 EDU  
 2" meter base \$ 240.00  
 consumption over 1200 @ \$2.00 per 100

2" meter base \$ 293.00  
 consumption over 1200 @ \$4.35 per 100  
 Average Consumption over 4,485 increase \$ 1,264.77  
 Base rate increase increase \$ 636.00

Current \$ 2,880.00  
 Option 2 \$ 3,516.00  
 Current Overage \$ 1,076.40  
 Option 2 Overage \$ 2,341.17

CCA Cafeteria 1.7 EDU  
 1" meter base \$ 75.00  
 over 1200 @ \$2.00 per 100

1" meter base \$ 92.00  
 over 1200 @ \$4.35 per 100 increase \$ 204.00

Current \$ 900.00  
 Option 2 \$ 1,104.00

Masonic Temple 210 SW 5th St  
 3/4" meter base \$ 40.00  
 consumption over 1200 @ \$2.00 per 100

Masonic Temple \$ 50.00  
 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00

Current \$ 480.00  
 Option 2 \$ 600.00

SDA School 712 Frontage  
 3/4" meter base \$ 40.00  
 consumption over 1200 @ \$2.00 per 100

SDA School  
 3/4" meter base \$ 50.00  
 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00

Current \$ 480.00  
 Option 2 \$ 600.00

current water charge  
 name

Proposed charges  
 yearly  
 increase

SDA Church 714 Frontage  
 3/4" meter base \$ 40.00  
 consumption over 1200 @ \$2.00 per 100

SDA Church  
 3/4" meter base \$ 50.00  
 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00

Current \$ 480.00  
 Option 2 \$ 600.00

Assembly of God 301 N Main  
 3/4" meter base \$ 40.00  
 consumption over 1200 @ \$2.00 per 100

Assembly of God  
 3/4" meter base \$ 50.00  
 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00

Current \$ 480.00  
 Option 2 \$ 600.00

Hillside Christian 350 SE 3rd  
 3/4" meter base \$ 40.00  
 consumption over 1200 @ \$2.00 per 100

Hillside Christian  
 3/4" meter base \$ 50.00  
 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00

Current \$ 480.00  
 Option 2 \$ 600.00

Methodist Church 130 S Pine  
 3/4" meter base \$ 40.00  
 consumption over 1200 @ \$2.00 per 100

Methodist Church  
 3/4" meter base \$ 50.00  
 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00

Current \$ 480.00  
 Option 2 \$ 600.00

Church of Christ 551 SW 5th  
 3/4" meter base \$ 40.00  
 consumption over 1200 @ \$2.00 per 100

Church of Christ  
 3/4" meter base \$ 50.00  
 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00

Current \$ 480.00  
 Option 2 \$ 600.00

David Bolhuis 510 Geary  
 3/4" meter base \$ 40.00  
 consumption over 1200 @ \$2.00 per 100

3/4" meter base \$ 50.00  
 consumption over 1200 @ \$4.35 per 100 increase \$ 120.00

Current \$ 480.00  
 Option 2 \$ 600.00

SU School (Youth Center)	
3/4" meter base	\$ 40.00
consumption over 1200 @ \$2.00 per 100	

SU School (Youth Center)	
3/4" meter base	\$ 50.00
consumption over 1200 @ \$4.35 per 100	increase
	\$ 120.00

Current \$ 480.00  
Option 2 \$ 600.00

SU School (JH Sprinklers)	
3/4" meter base	\$ 40.00
consumption over 1200 @ \$2.00 per 100	

SU School (JH Sprinklers)	124 N. Main
3/4" meter base	\$ 50.00
consumption over 1200 @ \$4.35 per 100	
Average Consumption overage	2,074 increase
Base rate increase	increase
	\$ 584.87
	\$ 120.00

Current \$ 480.00  
Option 2 \$ 600.00  
Current Overage \$ 497.76  
Option 2 Overage \$ 1,082.63

The following account are 3/4" non residential which do not exceed the minimum of 1200 cubic feet  
Increase the base to \$50.00 from \$40.00 and the overage rate will increase to \$3.35 from \$1.50.

Account	# of units	Amount Per Year
Joann Henderson	2	\$240.00
Papa Morgan's		\$120.00
Allen & Gibbons Logging		\$120.00
Douglas Cares		\$120.00
B & C Antiques	2	\$240.00
Bead Mecca		\$120.00
Bill's Tires-Towing-Auto		\$120.00
Canyon Market		\$120.00
Dazey's		\$120.00
Canyonville Cigars/Cigarettes		\$120.00
Hy Tech Auto Repair		\$120.00
Canyonville LLC		\$120.00
Douglas County Courthouse, DMV		\$120.00
City of Canyonville/City Hall		\$120.00
Hannigan Electric		\$120.00
Lavendar Hills Beauty Salon		\$120.00
Canyonville Health & Urgent Care		\$120.00
Cozy rentals		\$120.00



Gordon's Pharmacy	312 S Main	2	\$240.00
Frey's Garden	115 NW Phillips		\$120.00
J & E LLC	415 S Main		\$120.00
Riverside Physical Therapy	413 S Main		\$120.00
Hometown Insurance	333 S Main		\$120.00
Huffman & Wright	304 SE Huffman		\$120.00
Huffman & Wright	801 SE 3rd		\$120.00
Hy Tech Auto Repair	570 N Main		\$120.00
Helen Fortner/Ivy House Art Gallery	224 SE Canyon		\$120.00
Mazie Buchannan/Jackie's Hair Design	117 E 1st		\$120.00
Jake's Auto Center	225 S Main		\$120.00
Pam Landell/Bigfoot Bargains	110 Ecklund		\$120.00
Derek & Jody Rogers/Rogers Feed Store	585 S Main		\$120.00
Gerald Reed's Shop	422 S Main		\$120.00
Kathy Bierkens/Terra Mia	120 Ecklund		\$120.00
Ken's Sidewalk Café	100 S Main		\$120.00
Leon Oaks Automotive	440 N Main		\$120.00
Lori Yeust/Twisted Curl	111 4th St		\$120.00
Kovachy's Jewellery	133 SE 2nd		\$120.00
Monkey Business, Too	325 S Main		\$120.00
Oregon Sunshine Espresso	340 N Main		\$120.00
Fry's Auto Body	302 S Main		\$120.00
Pioneer Museum	421 SW 5th		\$120.00
Canyon Creek Tavern	515 S Main		\$120.00
Raymond Brown/Surveying	301 S Main		\$120.00
Dazey's (side bldg)	214 S Main		\$120.00
Nice Twice	224 N Main		\$120.00
South Douglas Saw Shop	305 SE Canyon		\$120.00
Vena Booth/Vena's Dress Furlless	424 S Main		\$120.00
Tammy Eichman/Countryside Vet Clinic	204 S Main		\$120.00
Canyon Bookkeeping & Tax Service	105 S Main		\$120.00
U.S. Post Office	131 SE 2nd		\$120.00
	Total		\$6,360.00