



MEMORANDUM

PREPARED FOR: City Commission, City of Oregon City

SUBJECT: Ordinance No. 15-1002 *Adopting the Second 6-Month Extension to the Existing Moratorium on Land Development and Building Permit Approvals in Certain Areas Within the City of Oregon City Due to Lack of Sanitary Sewer System Capacity; and Declaring an Emergency*

PLANNING FILE: L 14-03 Sanitary Sewer Moratorium

FROM: Aleta Froman-Goodrich, P.E., City Engineer

DATE: September 14, 2015

Background

The City of Oregon City (City) provides sanitary sewer collection services to nearly 33,000 people across an area of approximately 9.3 square miles. Currently there are over 10,400 service connections to the sanitary sewer collection system which includes approximately 9,740 residential, 520 commercial, and 130 industrial users. The City owns the following infrastructure: over 148 miles of gravity pipelines, ranging in size from approximately 2 to 36 inches in diameter; 3,700 manholes; 12 (major) pumping stations; and 6 miles of sanitary force mains. The City's buildout population is expected to reach 52,500 by the year 2035, with most of the growth occurring around the fringes of the existing city limits.

On August 6, 2014, the City Commission adopted Ordinance 14-1006, declaring a moratorium on land development and building permit approvals, in certain areas within the City, based on a lack of sanitary sewer capacity to allow new or expanded connections to the City's sanitary sewer collection system. The certain areas are identified on the map attached as Exhibit A. On October 1, 2014, the City Commission adopted Ordinance No. 14-1012, adopting the City of Oregon City 2014 Sanitary Sewer Master Plan (SSMP), which sets forth solutions necessary to correct the problem creating the need for the moratorium and serves as the City's corrective program under ORS 197.530. On September 17, 2014, the City Commission adopted Resolution No. 14-17, adopting new monthly sanitary sewer collection charges that will allow for the implementation of the SSMP identified solutions to resolve the current capacity deficiencies. One improvement project has been completed, and another is scheduled to be complete before the end of 2015. The problems giving rise to the moratorium will persist in remaining areas as of October 1, necessitating the extension of the moratorium in those areas.

Status of Corrective Program

Over the past six months since the first extension of the sanitary sewer moratorium, the City has taken more steps to implement the solutions to resolve the current capacity deficiencies. The City has completed two personal service contracts with engineering consulting firms to design needed improvements for two of the four areas, being 12th Street (NW, NE, SW) and 12th St/13th St/Division St. Construction of the 12th and Main Street project was completed in August 2015, allowing the 12th St NW area moratorium to be lifted. Construction of the Madison St. and 14th St. to Division project will begin in September 2015 and is expected to be complete in November 2015, allowing the lifting of the 12th St.

SW, 12th St. NE, and 12th St./13th St./Division St. area moratoriums. The City is currently negotiating a personal service contract for the design of the *Linn Ave.* project, for design in Fall/Winter 2015/2016 and planned construction in Summer 2016. The completion of this project is expected to allow the lifting of the Linn Ave. N and Linn Ave. S moratorium areas in Fall 2016.

Another step which has been pursued by City staff is the preparation of the Biennial Budget for fiscal years 2015-2016 and 2016-2017. The objective of the budget plan related to the corrective program is to allocate appropriate funds to continue with the implementation solutions to resolve the current capacity deficiencies in the sanitary sewer collection system.

Summary

There are still four existing flow-constrained areas, Linn Avenue, Hazelwood Drive, 12th Street (NE, SW), and 12th Street/13th Street/Division Street, that have some sewers that are undersized and currently operating beyond existing capacity, during both the 1- in 5-year and 1- in 10-year storm events. The City is implementing a corrective program under ORS 197.530 based on the 2014 SSMP, which sets forth solutions necessary to correct the problem creating the need for the moratorium. Based on this work, a portion of the 12th St. area moratorium can now be lifted, and the remainder of that areas as well as the 12 St./13th St./Division St. area moratoriums are expected to be lifted in calendar year 2015.

The City-adopted new sanitary sewer rates continue to generate revenue to fund the implementation of solutions to resolve the current capacity deficiencies. A personal services agreement is under negotiation for engineering services to design the capacity improvements for the Linn Avenue moratorium area. The 2015-2016 and 2016-2017 Biennial Budgets include funds being allocated to continue the implementation of capacity improvements for the corrective program.