

System Development Charges in the City of Oregon City

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Types

- Transportation
 - Sanitary Sewer
 - Stormwater
 - Water
 - Parks
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- All are based on increased capacity, and funds cannot be used for maintenance



Oregon City SDCs

Transportation

- SDC methodology last updated in 2017
- SDCs based on use
- Trips calculated by ITE Manual
 - Institute of Transportation Engineers
- Discount applied to designated shopping centers
- Discount applied to Mixed Use Downtown Zone
- Used for capacity projects (Meyers)
- Gas Tax and PMUF used for maintenance (Annual Resurfacing)



Oregon City SDCs

Sanitary Sewer

- SDC methodology last updated in 2005
- SDCs based on use
 - Equivalent Dwelling Units (EDUs)
- Used for upgrades or new sewers (Meyers Road)
- Rates are used for maintenance (Sewer lining, cleaning, and replacements)



Oregon City SDCs

Stormwater

- SDC methodology last updated in 1997. Anticipated update in 2021.
- SDCs based on impervious area and zone and equivalent residential units (ERUs)
- Used for capacity projects or regional stormwater flood reduction (New storm sewers)
- Rates are used for maintenance (Replacement of sewers)



Oregon City SDCs

Water

- SDC methodology last updated in 2004. Anticipated update in 2021.
- SDCs based on water meter size
- Used for capacity (the difference between a new 12" and an old 8")
- Rates are based on usage.
- Rates are used for maintenance (includes replacing same size main)
- Rates are capped at 3% increases annually by Charter.



Oregon City SDCs

Parks

- SDC methodology last updated in 2000
- SDCs based on use
- Used for capacity (new parks or new amenities or trails)
- Maintenance is supplied from property tax general fund



Oregon City SDCs

Conclusion

- <https://www.orcity.org/publicworks/system-development-charges-sdcs>
- Josh Wheeler : jwheeler@orcite.org
- John Lewis : jmlewis@orcite.org

THANK YOU!



Oregon City SDCs