

City of Lafayette
Water Resources Committee
October 6, 2020
Lafayette City Hall

1. **CALL TO ORDER:** Chairman Harper called the meeting to order at 6:05 p.m.
2. **FLAG SALUTE:** Chairman Harper led the flag salute.
3. **ROLL CALL:**

Present: Chris Harper, Doug Cook, and George Larsen

Excused: Richard Olson and Todd Holt

Staff: Preston Polasek, City Administrator, and
Konrad Dimmitt, Public Works Supervisor

Others: Marie Sproul, Mayor

4. **APPROVAL OF MINUTES:**

Doug Cook moved and George Larsen seconded the motion to approve as presented the minutes of the September 10, 2019 meeting of the WRC. The motion passed unanimously (3-0).

Chairman Harper reviewed the importance of the January meeting to discuss the standard for new water meters. The comparisons were well documented and the consensus was to go with Mueller/Consolidated.

5. **WATER PRODUCTION AND CONSUMPTION THRU SEPTEMBER:**

Doug Cook noted our loss percentage is reduced when bringing water over from McMinnville. Mayor Sproul thought this may be due to a leak in the transmission line from Dayton. Chairman Harper mentioned that our transmission lines have been checked, but our meters project will let us know for sure where we are losing water due to leaks.

Chairman Harper noted that Well no. 4 can be a bigger producer when needed. The city's 2.5 wells are valuable resources and should never be abandoned down the line when the city might consider getting out of the joint system.

6. **PROJECTS UPDATE:**

Administrator Polasek briefly reviewed five projects in particular and the amended Capital Improvement Program for the fiscal year. Both were provided as handouts to the committee.

7. **10-YEARS of WRC:**

This list on the attached sheet summarizes those projects and issues where the WRC was heavily involved. Committee members reminisced about the incredible list of accomplishments, projects, and tough issues tackled over the years.

8. **PRESENTATION OF PUBLIC SERVICE RECOGNITION:**

Mayor Sproul, as representative of the City Council commented on the wonderful service and accomplishments of WRC members over the years. She noted how 4 of the 5 positions are original members for the full 10-year life of the committee, and how much the City appreciated their time and effort. Mayor Sproul presented plaques to Chairman Harper, and committee members Doug Cook and George Larsen. The plaques for Richard Olson and Todd Hold will be delivered to them.

City of Lafayette
Water Resources Committee
October 6, 2020 – meeting minutes

8. PRESENTATION (CON.):

Chairman Harper thanked the City Council and Administrator for making the resources available to conduct research and work together from a wide range of interests and backgrounds. Administrator Polasek mentioned a statement that Todd Holt wanted mentioned at the meeting tonight. Todd wanted to share that he thoroughly enjoyed working with committee members and staff over the years and appreciates the friendships. He is also proud of our accomplishments for the City and thank you.

9. FUTURE WATER ISSUES:

Administrator Polasek reviewed the final handouts. The first sheet comprises the list of five important factors to consider for future water issues: projects; debt; rates; operations; and the Yamhill Region Water Authority (YRWA). The final sheets summarize our debt schedules for citywide debt and McMinnville Water & Light (MWL) debt.

Mayor Sproul stated that residents don't mind paying cost-of-living increases as long as the water quality gets better. Chairman Harper felt that small annual increases avoid major increases later when debt and projects come due. Administrator Polasek stated that water from MWL is of higher quality than joint system groundwater and that MWL continues to pursue water rights in the Willamette that are senior to fish flow requirements.

Chairman Harper felt that the City is now able to support community growth and that we are in good water shape for the next ten years.

10. NEXT MEETING: None.

Chairman Harper asked committee members how they feel about fulfillment of our charge as a committee from the Council. Harper said he knows our complicated water system is in good hands with staff. Mayor Sproul said that committee members may be called on again for their expertise when it comes to considering a buy-in to the regional system.

Doug Cook moved and George Larsen seconded a motion to declare the WRC committee charge fulfilled and that this is the final meeting of this standing committee. The motion passed unanimously (3-0).

11. ADJOURNMENT:

George Larsen moved and Doug Cook seconded the motion to adjourn the meeting. The motion passed unanimously (3-0) and the meeting adjourned at 7:40 pm.

These WRC minutes for October 6, 2020 were approved by the City Council on December 10, 2020.

CERTIFIED:

Chris Harper, Chair

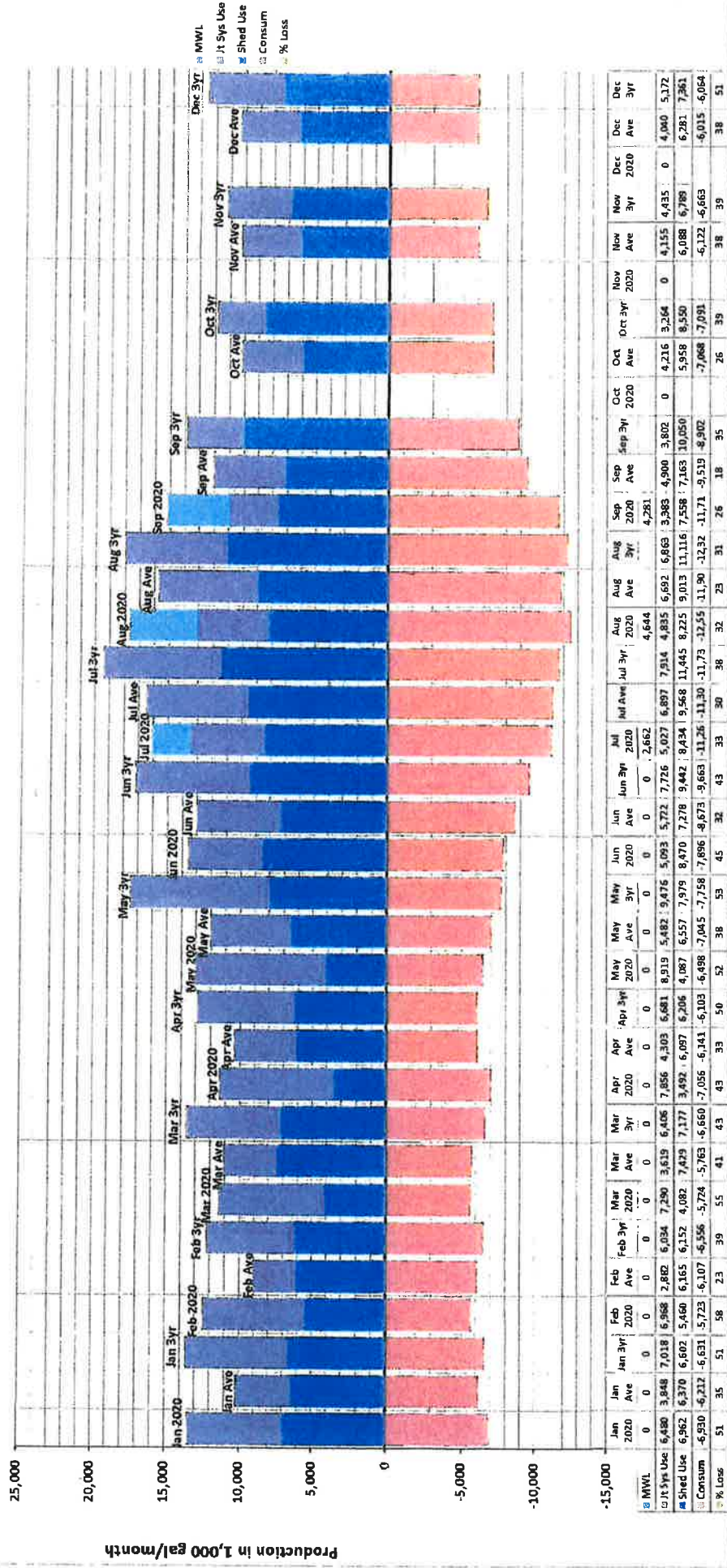
2020 Lafayette Water System

Month	Lafayette Watershed Production (in 1,000 gal units)										Lafayette Water Sys Summary (in 1,000 gal units)												
	Blvd (mg and AS)	Lafayette	Pringle	Well 1	Well 8	Well 10	Well 16	By Pass	ASR	Overflow	Watership	Spreads	CP Well	Left Usage from Jt-Sys	MWL Usage	Total Usage	Total Billed	Diff (Usage - Billed)	% LOSS	Pipe Inches	Joint Sys - Lat Mtr	Joint Sys - Dayton	Diff
January	3,831	1,133	530	63	357	1,705	0	621	0	6,999	5,962	713	6,480	14,155	6,930	7,225	51.0	10.15	6,351	6,480	129		
February	6,769	1,054	400	135	842	0	64	3,741	0	5,395	5,460	1,123	6,968	13,551	5,723	7,829	57.8	2.72	6,528	6,968	440		
March	3,447	1,186	568	100	761	0	0	1,979	0	4,082	4,083	1,209	7,290	12,582	5,724	6,857	54.5	3.25	6,528	7,290	762		
April	2,050	1,184	569	120	462	0	0	913	0	3,473	3,492	964	7,856	12,311	7,056	5,256	42.7	1.44	8,598	7,856	-742		
May	1,578	1,224	565	161	502	185	0	129	0	4,087	4,087	634	8,919	13,640	6,498	7,142	52.4	3.70	9,607	8,919	-688		
June	2,034	1,141	519	104	319	5,004	0	0	0	9,121	8,470	770	5,093	14,333	7,896	6,438	44.9	2.95	5,093	5,736	643		
July	1,874	1,090	495	53	455	5,082	0	0	0	9,048	8,434	745	5,027	2,662	11,260	5,608	33.2	0.00	5,027	5,573	546		
August	1,529	965	389	52	387	5,012	0	0	0	8,334	8,225	685	4,835	4,644	18,388	5,835	31.7	0.20	4,835	4,512	-323		
September	1,458	884	325	0	458	4,493	0	0	0	7,618	7,558	685	3,383	4,281	15,906	4,194	26.4	1.33	2,590	3,383	793		
October																							
November																							
December																							
TOTAL	24,570	9,862	4,359	789	4,543	21,481	64	7,383	0	58,157	56,770	7,528	55,851	131,735	75,352	56,383							
Ave Month Flow, gpm	63	25	11	2	12	55	0	19	0	150	146	19	144	339	194	43.8							
Max Month Flow, gpm	157	28	13	4	19	118	1	87	0	211	196	28	206	426	291								estimated data
Permit Rate, gpm	296	32	336																				

Month	Lafayette Joint Sys Production (in 1,000 gal units)										Dayton Joint Sys Production (in 1,000 gal units)												
	Well 2	Well 4	Well 5	Well 1/2	Well 1	Well 3	Well 8	Well 10	Well 16	Well 18	Flower	Dayton	Dayton	Dayton	Dayton	Dayton	Dayton	Dayton	Dayton	Dayton	Dayton	Dayton	Dayton
January	1,352	2,571	891	154	4,660	6,480	-1,820	46.1	65.7	2,212	2,504	891	0	154	5,453	3,390	2,063	53.92	34.3	10,113	9,870	2	
February	1,392	2,727	898	161	4,856	6,968	-2,112	44.4	65.9	2,605	2,727	898	0	161	6,069	3,606	2,463	55.55	34.1	10,925	10,574	3	
March	1,346	2,858	1,368	162	5,410	7,290	-1,880	47.7	65.6	1,869	2,856	1,368	0	162	5,931	3,822	2,109	52.90	34.4	11,341	11,112	2	
April	1,542	2,229	1,212	202	4,781	7,856	-3,075	39.5	67.2	2,105	4,197	1,212	0	202	7,312	3,826	3,486	60.46	32.8	12,093	11,682	3	
May	1,251	2,196	1,098	212	4,333	8,919	-4,586	39.2	76.9	2,125	3,702	1,098	0	212	6,713	2,678	4,035	60.77	23.1	11,046	11,597	-5	
June	1,413	1,421	733	158	3,409	5,093	-1,684	52.1	56.9	1,427	1,426	433	0	158	3,128	3,859	-731	47.85	43.1	6,370	8,952	-37	
July	1,593	1,773	912	172	4,106	5,027	-922	49.1	49.4	1,754	1,771	912	0	172	4,265	5,155	-891	50.95	50.6	8,370	10,182	-22	
August	892	1,902	973	142	3,625	4,835	-1,210	45.3	46.8	1,638	1,902	973	0	142	4,371	5,501	-1,130	54.66	53.2	7,996	10,336	-29	
September	1,177	1,359	694	129	3,101	3,383	-282	50.6	45.3	1,109	1,359	694	0	129	3,033	4,089	-1,056	49.45	54.7	6,134	7,472	-22	
October							0	0															
November							0	0															
December							0	0															
TOTAL	11,958	19,036	8,776	1,490	38,281	55,851	-17,571			16,844	22,444	8,476	0	1,490	46,275	35,326	10,349			84,555	91,777		
Ave Month Flow, gpm	31	49	23	4	74	144		46.0	60.0	43	58	22	0	4	89	92				53.99	40.0		
Max Month Flow, gpm	37	66	32	5	125	206		52.1	76.9	60	97	32	0	5	169	127				60.77	54.7		
Permit Rate, gpm	300	300	300							300	300	300											estimated data

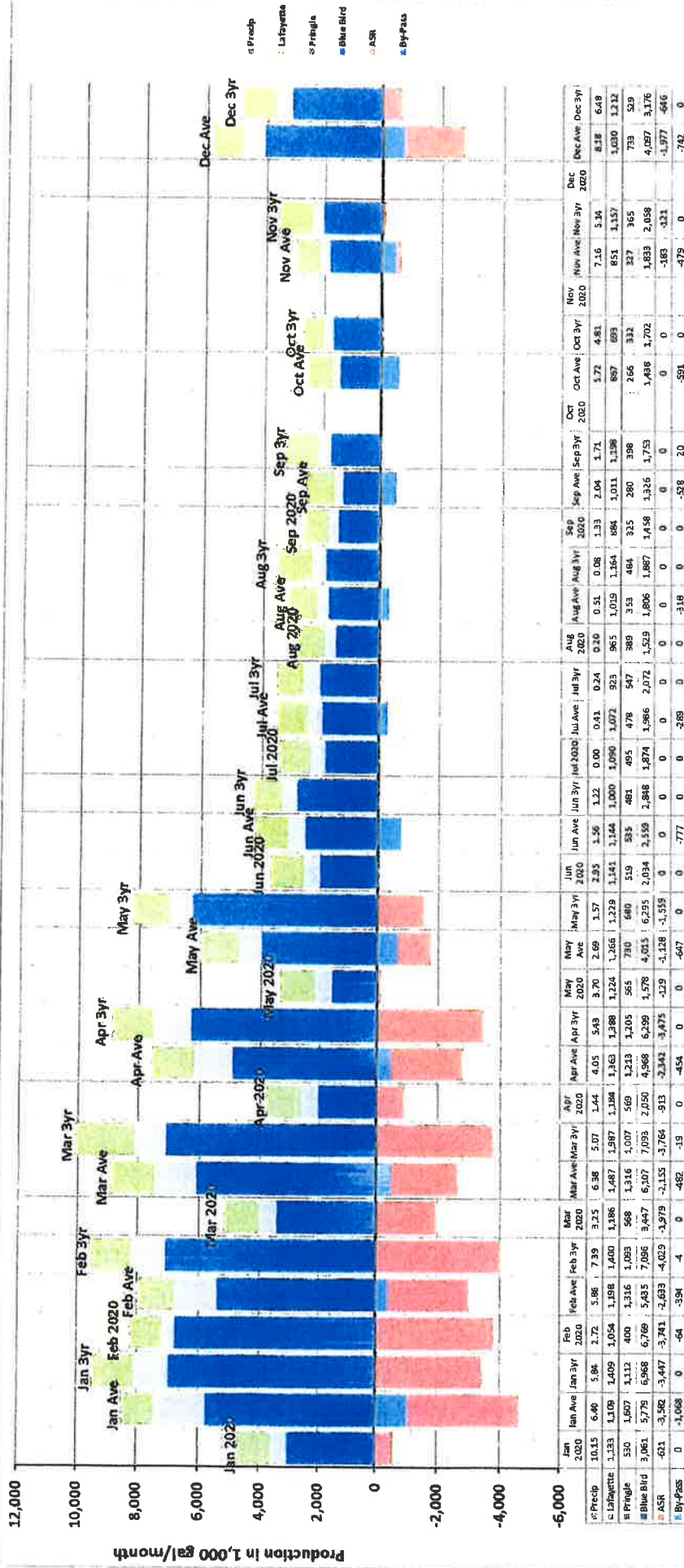
Lafayette Total Usage for 2020

with Average Usage for 2007-2019; 3 Year Average for 2017-2019



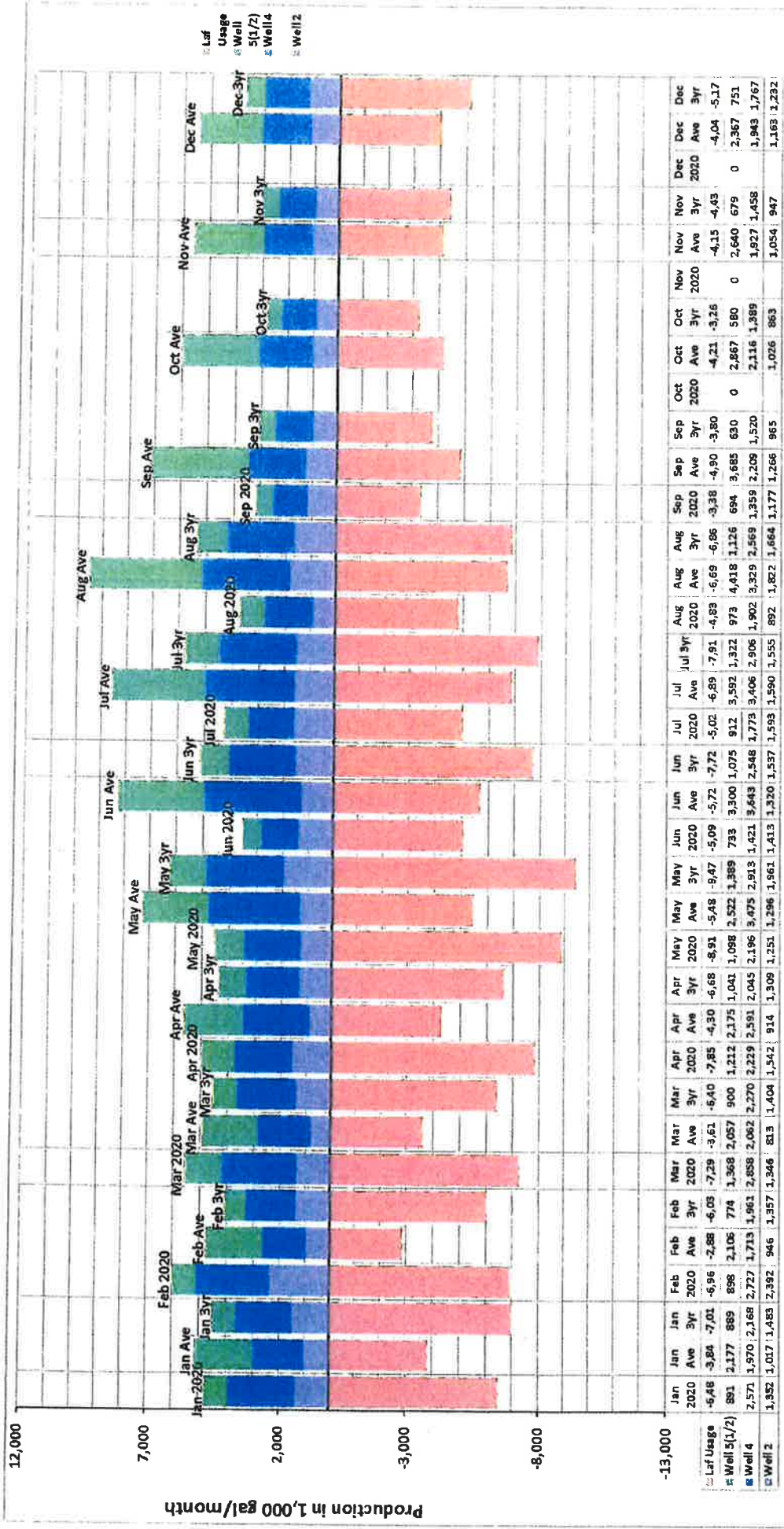
Spring Production for 2020

with Average Production for 2007-2019; 3 Year Average for 2017-2019



Joint System Well Production for 2020

with Average Production for 2007-2019; 3 Year Average for 2017-2019



Lafayette Metered Water Consumption

Month	2011	2012	2013	2014	2015	2016	2017	2018	2,019	2020
	CF Billed	CF Billed	CF Billed	CF Billed	CF Billed	CF Billed	CF Billed	CF Billed	CF Billed	CF Billed
JANUARY	780,700	811,300	764,800	846,800	893,100	777,500	939,400	919,200	800,600	926,400
	5,840,042	6,068,945	5,721,101	6,334,504	6,680,852	5,816,104	7,027,200	6,876,094	5,988,904	6,929,953
FEBRUARY	768,154	884,100	840,400	802,700	806,800	736,000	963,100	766,600	899,500	765,000
	5,746,191	6,613,527	6,286,629	6,004,613	6,035,283	5,505,662	7,204,488	5,734,566	6,728,727	5,722,597
MARCH	690,086	687,047	723,200	729,200	786,400	840,100	844,800	828,500	998,422	765,219
	5,162,202	5,139,468	5,409,912	5,454,795	5,882,681	6,284,384	6,319,543	6,197,610	7,468,715	5,724,236
APRIL	811,613	792,018	740,900	814,200	905,300	829,500	873,700	763,700	809,900	943,233
	6,071,287	5,924,706	5,542,317	6,090,639	6,772,114	6,205,091	6,535,730	5,712,873	6,058,473	7,055,873
MAY	751,800	917,913	1,315,900	778,300	900,300	951,300	925,000	1,092,600	1,094,500	868,609
	5,623,855	6,866,466	9,843,616	5,822,088	6,734,712	7,116,218	6,919,481	8,173,216	8,187,429	6,497,647
JUNE	918,200	908,500	1,057,100	1,176,400	1,296,800	1,382,700	1,313,500	1,244,700	1,316,900	1,055,500
	6,868,613	6,796,052	7,907,657	8,800,083	9,700,738	10,343,314	9,825,662	9,311,003	9,851,096	7,895,688
JULY	1,276,800	1,176,200	1,367,100	1,565,100	1,848,900	1,544,400	1,801,100	1,501,200	1,404,800	1,505,300
	9,551,127	8,798,587	10,226,618	11,707,761	13,830,732	11,552,914	13,473,164	11,229,756	10,508,634	11,260,426
AUGUST	1,467,054	1,703,472	1,630,800	1,494,400	1,582,900	1,694,600	1,634,800	1,682,200	1,623,200	1,678,100
	10,974,326	12,742,855	12,199,231	11,178,888	11,840,914	12,676,488	12,229,153	12,583,730	12,142,379	12,553,080
SEPTEMBER	1,387,300	1,263,336	1,176,000	1,339,100	1,240,000	1,584,200	1,105,100	1,244,200	1,220,600	1,565,700
	10,377,725	9,450,410	8,797,091	10,017,164	9,275,844	11,850,639	8,266,722	9,307,262	9,130,722	11,712,249
OCTOBER	900,200	1,095,700	876,600	1,020,700	895,400	953,400	942,200	920,200	981,400	-
	6,733,964	8,196,405	6,557,423	7,635,366	6,698,057	7,131,927	7,048,145	6,883,574	7,341,382	-
NOVEMBER	812,500	757,900	752,300	817,600	759,500	958,900	918,200	952,700	801,100	-
	6,077,922	5,669,486	5,627,595	6,116,073	5,681,455	7,173,070	6,868,613	7,126,691	5,992,644	-
DECEMBER	763,100	784,200	796,100	730,300	779,600	846,800	819,900	827,700	790,600	-
	5,708,384	5,866,223	5,955,242	5,463,023	5,831,813	6,334,504	6,133,278	6,191,626	5,914,099	-
YEARLY AVG	943,959	981,807	1,003,433	1,009,567	1,057,917	1,091,617	1,090,067	1,061,958	1,061,794	845,700

Month	Meters Billed	Meters Billed	Meters Billed	Meters Billed	Meters Billed	Meters Billed	Meters Billed	Meters Billed	Meters Billed	Meters Billed
JANUARY	1,240	1,245	1,260	1,266	1,310	1,390	1,446	1,457	1,461	1,469
FEBRUARY	1,239	1,245	1,252	1,269	1,320	1,399	1,454	1,452	1,463	1,474
MARCH	1,249	1,238	1,260	1,270	1,320	1,406	1,458	1,467	1,468	1,474
APRIL	1,246	1,247	1,254	1,269	1,319	1,411	1,461	1,465	1,467	1,474
MAY	1,257	1,251	1,267	1,276	1,321	1,417	1,467	1,469	1,460	1,482
JUNE	1,248	1,263	1,276	1,282	1,328	1,389	1,466	1,466	1,461	1,475
JULY	1,261	1,272	1,278	1,292	1,378	1,419	1,463	1,454	1,471	1,483
AUGUST	1,257	1,281	1,273	1,303	1,381	1,440	1,456	1,469	1,470	1,485
SEPTEMBER	1,257	1,272	1,269	1,319	1,389	1,449	1,457	1,466	1,477	1,487
OCTOBER	1,261	1,265	1,284	1,309	1,376	1,444	1,463	1,458	1,478	-
NOVEMBER	1,254	1,261	1,270	1,302	1,376	1,446	1,458	1,466	1,470	-
DECEMBER	1,252	1,260	1,259	1,314	1,376	1,453	1,459	1,461	1,467	-
YEARLY AVG	1,252	1,258	1,267	1,289	1,350	1,422	1,459	1,463	1,468	1,478
AVG CONS PER METER (C/F)	754	780	792	783	784	768	747	726	723	572

City of Lafayette
Water Resources Committee
October 6, 2020

PROJECTS UPDATE:

1. Aquifer-Storage-Recovery System:
 - > 5-year limited license renewed October 2, 2020.

2. Water Intertie, CIP #9:
 - >New jockey pump to be installed that will work with chlorine analyzer.
 - >Water supply not affected with new pump.
 - >Punch list for pump station, to be completed this month.
 - >SCADA system design and installation in progress.

3. SCADA Design and Install, CIP #9:
 - >New automated system for both water and wastewater.
 - >Water source inputs are pump station, watershed, and joint water system.
 - >Primary water control indicator is reservoir level.

4. ODOT Third Street Waterline, CIP #1 and #15:
 - >Bids received, ODOT approval to move forward is pending.
 - >Two 8" crossings at Market and Adams streets.
 - >Project start in December 2020 and completion in April 2021.

5. Main Line Meters, CIP #8:
 - >Design is complete.
 - >Includes chlorine booster and dichlorination stations.
 - >Bid likely in January 2021 for completion by July 2021.

City of Lafayette
FY 2021 Capital Improvement Program
Adopted Budget - Amended September 10, 2020

*	Project	Fund	Estimate
1	Third Street Improvements with Hwy 99W Rebuild, \$130,000: City costs associated with ODOT work, including two 8" water main crossings of Third Street.	Water	\$65,000
		Street	65,000
2	Fire Station and Site Development, \$3,238,000: Construct and equip the Lafayette Fire Station, including a parking lot at 4th/Market streets.	Fire Station Fund	3,013,000
		Fire Capital Equipment	200,000
		GF - Admin	25,000
3	Transportation SDC Update, \$2,000: Completion of updates to the CIP, engineering methodology, and SDC fee.	Street SDC	2,000
4	Water Risk Assessment and Emergency Plan Phase 1/2, \$25,000: Per EPA, the assessment is due 6/30/21 and the plan is due 12/31/21.	Water	25,000
5	Sewer Upgrade at Monroe/4th streets, \$60,000: New manholes (2) and force main improvements.	Sewer Fund	20,000
		Sewer SDC	40,000
6	Annual Biosolid Beneficial Use Program, \$140,000: Dredge lagoon and apply approx. 150 dry tons at local farms.	Sewer	140,000
7	Market Street Sidewalk, \$130,000: Sidewalk on west side from 5th to 7th, to be combined with the Fire Station Parking lot project.	Street SDC	130,000
8	Mainline Meters, Chlorine Booster, and Dechlorination Station, \$220,000: Install a booster pump station, a dechlorination facility at the reservoir, and meters.	Water	80,000
		Water SDC	140,000
9	Water Intertie and Pump Station, \$130,000: Final construction, generator, and automated controls for water and wastewater systems.	Water	115,000
		Sewer SDC	15,000
10	Madison Street, \$130,000: Improve west side from 3rd to 4th streets.	Street SDC	130,000
11	Digital Reader Board for City Hall, \$35,000: Replace existing message sign at City Hall after Planning Commission approval.	General - Admin	35,000
12	Parks Improvements, \$15,000: Various park improvements including ASD Park and finishing the Vets Park design.	Parks SDC	15,000
13	Traffic Signage Phase 1/2, \$10,000: Replace directional and traffic signage in the City.	Street	10,000
14	Pedestrian Crossings \$60,000 for FYs 2021 and 2022: Button-activated crossings on South Madison and Bridge/Third streets.	Street SDC	60,000
15	Water Main Relocation \$850,000: Third Street main and services in advance of ODOT rebuild in 2021.	General - Admin	850,000
TOTAL			\$5,175,000

*Projects are listed in non-chronological and non-prioritized order.

CIP Totals by Fund	
Fire Station Bond	\$3,013,000
General - Admin	910,000
Fire Capital Equipment Fund	200,000
Sewer	160,000
Sewer SDC	55,000
Water	285,000
Water SDC	140,000
Street	75,000
Street SDC	322,000
Parks SDC	15,000
TOTAL	\$5,175,000

FY 2021 Capital Improvement Program Descriptions

1. **Third Street Improvements with Hwy 99W Rebuild (\$130,000)**
City costs associated with ODOT work, including two 8" water crossings of Hwy 99W. In FY 2022, a second phase of the water crossings will be needed to extend and connect the crossings with City water mains on the south side of Third Street.
2. **Fire Station and Site Development (\$3,238,000)**
Construct and equip the Lafayette Fire Station, including a parking lot at 4th/Market streets. The adjacent sidewalk improvements are built to commercial standards.
3. **Transportation SDC Update (\$2,000)**
Begun in FY 2020, completion of the update of the transportation master plan for capital improvements, establish the engineering methodology, and adjust the SDC fee.
4. **Water Risk Assessment and Emergency Plan Phase 1/2 (\$25,000):** Per EPA for all public water systems, the assessment is due 6/30/21 and the plan is due 12/31/21.
5. **Sewer Upgrade at Monroe/4th Streets (\$60,000)**
The project will provide two new manholes and a rerouting of the force main.
6. **Annual Biosolid Beneficial Use Program (\$140,000)**
Dredge lagoon apply approximately 150 dry tons at local farms.
7. **Market Street Sidewalk (\$130,000)**
Sidewalk on the west side of Market Street from mid-block on 4th to 7th streets. This improvement to be combined with the Fire Station parking lot project for bidding purposes. One half of the block between 4th to 5th streets is built to commercial standard.
8. **Mainline Meters, Chlorine Booster, and Dechlorination Station (\$220,000)**
Install two transmission line vaults and meters, a chlorine booster facility for the intertie to McMinnville/Dayton, and a dechlorination station at our reservoir.
9. **Water Intertie and Pump Station (\$130,000)**
Final construction, generator, and automated controls for water and wastewater systems.
10. **Madison Street (\$130,000)**
Construct one-half street improvement on the west side of Madison Street from 3rd to 4th streets. Project includes a half-street of base and paving. The City construction contract triggers private development along Madison/3rd streets.

FY 2021 Capital Improvement Program Descriptions

11. **Digital Reader Board (\$35,000)**
Replace existing message sign at City Hall after receiving Planning Commission approval.
12. **Parks Improvements (\$15,000)**
Various park improvements including ASD Park and a design for Veterans Park.
13. **Traffic Signage Phase 1/2 (\$10,000):** Replace directional and traffic signage throughout the City to meet new standards. The approximate cost to complete both phases is \$25,000.
14. **Pedestrian Crossings for FYs 2021 and 2022 (\$60,000):**
Design and install button-activated, flashing pedestrian crossings on South Madison Street and Bridge/Third streets. The Hwy 99W crossing may require ODOT approval with conditions.

City of Lafayette
Water Resources Committee
Major Projects Summary

October 6, 2020

2010 Aug	Council Resolution 2010-10, WRC is established
2010 Dec	G. Doug Cook compiles water production data by source
2010 Dec	SWOT Analysis
2011	Backup power installed in watershed
2011	Oregon water loan debt – Refinanced
2011-12	Telemetry system installed with Reservoir level controls
2011-12	Aquifer-Storage-Recovery system installed
2012	Water Management Conservation Plan
2012	Final water rights acquired from Willamette River
2012 Nov	Yamhill Regional Water Authority formed under ORS 190
2012-14	Blue Bird transmission line from springs to ASR well no. 10
2013	Red Hills of Dundee Conservation Area
2013 Nov	Proposal to extend water to John’s Landing Road
2014	Water Sources Study
2016	City Park Well rehabilitation
2016	Annual well rehabilitation contract for joint water system
2016 Apr	Water efficient appliance rebate program
2016-18	Reservoir rehabilitation
2017	Level II water restrictions
2018-19	Level I water restrictions
2018 May	Voters support water intertie to MWL with 88% approval
2019 Mar	Water Purchase Agreement with MWL
2020 Jan	Identified Consolidated model standard for water meters
2020 July	Intertie completed with MWL
2020 Oct	Final meeting of the WRC

City of Lafayette
Water Resources Committee
October 6, 2020

FUTURE WATER ISSUES:

1. Projects:
 - >New meters, \$270,000. Consolidated model, autoread, 5-year phased.
 - >Emergency Plan, Phase 2/2, \$20,000.
 - >Reservoir, 1 million gallons, \$2,000,000.

2. Debt:
 - >MWL, 9/10 years, balance = \$1,809,550.
 - >GF Loan, 9/10 years, balance = \$528,000.

3. Rates:
 - >No City rate increase in July 2020; potential rate increase 2021.
 - >15-year plan for the Water Enterprise Fund.
 - >MWL rate estimate \$120,000 per year for 48 million gallons.

4. Operations (3):
 - >Quantity: Meeting demand.
 - >Quality: Improved taste/odor.
 - >Financial: Cost of MWL water.

5. Yamhill Regional Water Authority:

The current goal of the YRWA is to build a phased, \$55 million regional water treatment system. The water source is the Willamette River. Instead of purchasing water directly from MWL, the City of Lafayette's long-term plan has been to eventually buy into this regional system as an owner with equity in the output. Once Lafayette has bought into the regional system, it receives its annual allocation of drinking water based on the buy-in percentage and pays for its pro-rata share of annual operation costs.

The buy-in to the regional system should be implemented after water debt (MWL and GF loan) is paid. In addition, the City needs to consider the financial implications of opting out of the joint water system with Dayton. The inter-governmental agreement between the cities of Lafayette and Dayton requires a two-year notice to opt-out.

City of Lafayette Debt Summary

July 1, 2020

Purpose	Date	Interest rate	Original Amount	Principal Balance	Annual Payment
Lead-copper Loan OECD SDWRLF	August 2003 20 YEAR	1.000%	\$110,000	\$ 17,927 <i>Final Payment</i> 12/01/22	\$ 6,096
Wastewater System Revenue Bond OECD	May 2012 10 YEAR Original Sale October 2000	3.250%	\$3,125,000	\$390,000 <i>Final Payment</i> 12/01/20	\$396,338
Water System Revenue Bond	May 2011 10 YEAR Original Sale November 2000	5.000%	\$2,035,000	\$240,000 <i>Final Payment</i> 12/01/20	\$246,000
Dayton Loan Added on to their OECD SDWRLF Loan	December 2004 30 YEAR	1.000%	\$600,000	\$302,321 <i>Final Payment</i> 11/15/33	\$23,249
Fire Station Bond	June 2019 30 YEAR	4.000%	\$5,200,000	\$5,200,000 <i>Final Payment</i> 6/15/49	\$183,138
McMinnville Water & Light Intertie	August 2020 10 Year	3.300%	\$1,529,382	\$1,529,382	\$69,517
General Fund loan to Water Fund	September 2020 10 Year	0.200% +LGIP Rate on 9/01	\$600,000	\$600,000	\$72,000
TOTAL			\$13,199,382	\$8,279,630	\$996,338

OECD = Oregon Economic and Community Development Department
SDWRLF = Safe Drinking Water Revolving Loan Fund

McMinnville Water & Light
 Lafayette Water Purchase Contract
 Development Charge Table Update
 Jul-20 Exhibit 2 Update

Original Exhibit 2 **Development Charges**

<u>Year</u>	<u>Impr Cst Prin</u>	<u>Princ. Appl.</u>	<u>Cost of Mon.</u>	<u>Dev Chrg An</u>	<u>Payment to Balance Ratio in Original Table</u>
1	\$2,200,000.00	\$24,100.00	\$75,900.00	\$100,000	4.55%
2	\$2,175,900.00	\$24,931.45	\$75,068.55	\$100,000	4.60%
3	\$2,150,968.55	\$25,791.59	\$74,208.41	\$100,000	4.65%
4	\$2,125,176.96	\$26,681.39	\$73,318.61	\$300,000	14.12%
5	\$1,898,496.57	\$234,501.90	\$65,498.10	\$300,000	15.80%
6	\$1,863,993.67	\$342,592.22	\$57,407.78	\$400,000	24.04%
7	\$1,321,401.45	\$364,411.65	\$45,588.35	\$400,000	30.27%
8	\$986,989.80	\$366,638.85	\$33,361.15	\$400,000	41.37%
9	\$600,350.95	\$379,287.89	\$20,712.11	\$400,000	66.63%
10	\$221,083.05	\$0.00	\$7,626.68	\$228,890	103.45%
		\$2,200,000.00	\$528,689.73	\$2,728,689.73	

Assumptions
 Current LGIP Rate + 2% = 3.45%
 10 year term
 One annual payment

Revised Exhibit 2 **Development Charges**

<u>Year</u>	<u>Impr Cst Prin</u>	<u>Princ Appl</u>	<u>Cost of Mon</u>	<u>Dev Chrg An</u>	<u>Maintain Same Ratio for Updated Payments</u>
1	\$1,529,382.07	\$19,047.76	\$50,469.61	\$69,517	4.55%
2	\$1,510,334.31	\$19,570.90	\$49,841.03	\$69,412	4.60%
3	\$1,490,763.41	\$20,111.42	\$49,195.19	\$69,307	4.65%
4	\$1,470,661.99	\$159,072.65	\$48,531.52	\$207,604	14.12%
5	\$1,311,579.34	\$163,973.46	\$43,282.12	\$207,266	15.80%
6	\$1,147,605.87	\$237,996.85	\$37,870.99	\$275,888	24.04%
7	\$909,609.02	\$245,329.66	\$30,017.10	\$275,347	30.27%
8	\$664,279.38	\$252,861.15	\$21,921.22	\$274,782	41.37%
9	\$411,418.21	\$280,541.67	\$13,576.80	\$274,118	66.63%
10	\$150,876.54	\$0.00	\$4,978.93	\$155,855	103.45%
		\$1,529,382.07	\$349,684.50	\$1,879,066.67	

Assumptions
 Total Est Lafayette Cost * 1,529,382.07
 Current LGIP Rate + 2% = 3.30%
 10 year term
 One annual payment

NOTE: The most recently published LGIP Interest Rate was on 6/30/20. Rate was 1.3%.

<u>Item</u>	<u>Original Est</u>	<u>Updated Est</u>	<u>Final Cost</u>
Easement		0.00	1,000.00
Construction		1,943,760.00	1,939,971.57
Engineering Services		408,017.09	314,270.50
MW&L Cost (Upsizing)		(725,860.00)	(725,860.00)
Total	2,200,000.00	1,625,917.09	1,529,382.07 *