

ORDINANCE NO. 2010-01

AN ORDINANCE OF THE RANCHO MURIETA COMMUNITY SERVICES DISTRICT, AMENDING CHAPTER 14 OF THE DISTRICT CODE, RELATING TO WATER; AMENDING CHAPTER 15 OF THE DISTRICT CODE RELATING TO SEWER; AMENDING CHAPTER 16 OF THE DISTRICT CODE RELATING TO DRAINAGE; AMENDING CHAPTER 16A OF THE DISTRICT CODE RELATING TO DRAINAGE TAX; AND AMENDING CHAPTER 21 OF THE DISTRICT CODE RELATING TO SECURITY CODE

BE IT ORDAINED by the Board of Directors of the Rancho Murieta Community Services District, Rancho Murieta, Sacramento County, California, as follows:

SECTION ONE:

l) The Water Code, Chapter 14, Section 7.00 Rates and Charges is amended as follows:

Section 7.05 Rates for Metered Service.

(a) General metered service shall be as follows:

MONTHLY CHARGES

Basic service charge	\$23.13/mo
Debt service	\$ 0.43/mo
Reserve contribution	<u>\$ 5.74/mo</u>

Total Basic Service Charge \$29.30/mo

Usage charge per cubic foot:

Basic volumetric rate	\$ 0.0113/cu. ft.
Debt service volumetric rate	<u>\$.0002/cu.ft.</u>

Total Usage Charge per cubic foot \$.0115/cu.ft.

(b) Metered service to residential lots at Murieta Village shall be as follows:

MONTHLY CHARGES

Basic service charge	\$23.13/mo
Debt service	\$ 0.43/mo
Reserve contribution	<u>\$ 5.74/mo</u>

Total Basic Service Charge \$29.30/mo

Usage charge per cubic foot:

Basic volumetric rate	\$ 0.0113/cu. ft.
Debt service volumetric rate	<u>\$.0002/cu.ft.</u>

Total Usage Charge per cubic foot \$.0115/cu.ft.

(c) Non-Residential metered service shall be as follows:

MONTHLY CHARGES

Basic service charge for non-residential shall be based on an EDU basis

Monthly Charges

Basic service charge for non-residential metered service shall be calculated on number of meters and an EDU basis for each customer multiplied by the basic service charge reflected in Section 7.05 a. above.

Usage charge per cubic foot:	
Basic volumetric rate	\$ 0.0113/cu. ft.
Debt service volumetric rate	\$ <u>.0002/cu.ft.</u>
Total Usage Charge per cubic foot	\$.0115/cu.ft.

II) The Sewer Code, Chapter 15, Section 7.00 Rates and Charges, is amended as follows:
Section 7.03 Rates and Charges for Service. The monthly service charge for each premise receiving sewer service from the District shall be:

Residential or other premises, each unit	
Base rate	\$34.34 per month
Debt service	\$ 2.00 per month
Reserve contribution	\$ 6.64 per month
CDO Reimbursement	\$ <u>1.92 per month</u>
Total monthly service charge	\$44.90 per month

Murieta Village, per unit	
Base rate	\$34.34 per month
Debt service	\$ 2.00 per month
Reserve contribution	\$ 6.64 per month
CDO Reimbursement	\$ <u>1.92 per month</u>
Total monthly service charge	\$44.90 per month

Non-Residential

Monthly service charge for non-residential sewer service shall be calculated on an EDU basis for each customer multiplied by the residential service charge.

III) The Drainage Code, Chapter 16, Section 7.00 Rates and Charges, is amended as follows:
Section 7.01 Rates and Charges: Drainage charges for operation and maintenance of the District's system shall be as set forth in Chapter 16A, Section 3.00.

The Drainage Code, Chapter 16A, Section 3.00 Drainage Tax, is amended as follows:
Section 3.00 Rates and Charges for Operation and Maintenance of the District's system shall be:

Commencing July 1, 2010, property within the District shall be assessed a monthly drainage tax as follows. The maximum monthly tax rates shown reflect annual adjustments, per Section 5.00.

LAND USE		Monthly Special Tax Rates Fiscal Year 2010-11	Monthly Special Tax Rates Maximum Ceiling Rate Year 2010-11
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DEVELOPED PROPERTY

Residential			
-Metered Developed	Per Lot	\$ 4.20	4.37
-Unmetered Developed	Per Lot	\$ 4.20	4.37
-The Villas	Per Lot	\$ 2.80	2.92
-Murieta Village	Per Lot	\$ 2.80	2.92
Non-Residential			
-Retail	Per Acre	\$ 20.993	21.841
-Industrial/Warehouse	"	\$ 22.304	23.205
-Light Industrial	"	\$ 17.055	17.744
-Office	"	\$ 19.680	20.475
-Landscaped Areas (golf course & park site)	"	\$ 3.936	4.095
-Equine Complex	"	\$ 1.519	1.580
-RMCC (club house & parking)	"	\$ 0.000	0.000
-Airport	"	\$ 1.749	1.820
-Geyer Property	"	\$ 13.120	13.650

UNDEVELOPED PROPERTY

Uses Drainage System

-Residential and Non-Residential	Per Acre	\$ 2.481	2.581
Does Not Use Drainage System			
-Winncrest Lakeview	"	\$ 0.00	0.00
-PTF N of Cosumnes	"	\$ 0.00	0.00

IV) The Security Code, Chapter 21, Section 5.00 Security Tax, is amended as follows:
Commencing July 1, 2010, property within the District shall be assessed a monthly security tax as follows. The maximum tax rates shown reflect annual adjustments, per Section 5.00:

		Monthly Special Tax Rates Fiscal Year 2010-11	Monthly Special Tax Rates Maximum Ceiling Rate Year 2010-11
DEVELOPED PROPERTY			
Residential			
Inside Gates			
- Metered	Per Lot	\$ 24.07	24.87
- Unmetered	Per Lot	\$ 18.89	19.90
Outside Gate	Per Lot	\$ 5.80	6.00
Non-Residential			
- Highway Retail	Per Building Sq. Ft.	\$ 0.2169	0.2240
- Other Retail/Commercial	"	\$ 0.0234	0.0242

- Industrial/Warehouse/Lt Industrial	“	\$ 0.0511	0.0527
- Office	“	\$ 0.0122	0.0125
- Institutional	“	\$ 0.0122	0.0125
- Public Utility	“	\$ 0.0389	0.0402
- Equine Complex	“	\$ 0.0034	0.0036
- RMCC	“	\$ 0.0612	0.0631
- Airport	“	\$ 0.0156	0.0161

UNDEVELOPED PROPERTY

- Inside Gates	Per Acre	\$20.3784	21.0438
- Outside Gates	Per Acre	\$ 3.0367	3.1359

SECTION TWO:

To the extent the terms and conditions of this Ordinance may be inconsistent or in conflict with the terms and provisions of any prior District ordinances, resolutions, rules, or regulations the terms of this Ordinance shall prevail with respect to the terms and provisions thereof, and such inconsistent or conflicting terms and provisions of prior ordinances, resolutions, rules, and regulations are hereby repealed.

SECTION THREE:

This Ordinance shall be in full force and effect thirty (30) days after adoption and shall be published not less than once in a newspaper of general circulation published in the District within ten (10) days after adoption. Upon the effective date of this Ordinance, Ordinance 2010-02 shall be automatically repealed.

SECTION FOUR:

The establishment, modification, structuring, restructuring and approval of the fees, rates, tolls, or other charges as set forth herein are for the purposes of continuing to meet the District's costs for operation and maintenance, supplies and equipment, financial reserves, and capital replacement needs, and are necessary to maintain service within the District's existing service area.

PASSED AND ADOPTED by the Board of Directors of the Rancho Murieta Community Services District, Sacramento County, California, at a meeting held on July 21, 2010, 2010, by the following roll call vote:

AYES: Belton, Kjome, Ferraro, Mobley, Taylor
NOES: None
ABSENT: None
ABSTAIN: None



 Roberta Belton, President
 Rancho Murieta Community Services District

[seal]

ATTEST:



 Suzanne Lindenfeld, District Secretary