System Development Fee – Residential (One-Time)
"Growth pays for Growth"

Introduction

A System Development Fee -Residential (SDF-R) is a one-time charge paid by a new residential water system customer for growth related and capacity related projects. We have developed a cost-based analysis of the value of existing and planned capacity that is available or will be developed to serve and accommodate new capacity demands. Please see page 2 for the cost-based analysis.

Summary

Our Cost Analysis was based on 4 Projects:

- Project A = Increase Well Capacity of Well #3 and Well #4 from 500 GPM* to 1,000 GPM, and install new water treatment plants at both wells
- Project B = Upsize current 6" and 8" water main from tower to 12" and connect to east and west water mains on W Commerce St., Demolish and Disconnect Old Water Treatment Plant
- Project C = Purchase of Land, Engineering, and Installation of a 200,000-gallon water tower
- Project D = Installation of new 1,000 gpm well at depth between 1,200 and 1,400 feet

The total for these projects is $4,134,212.16

The total number of additional connections from these projects that we can add (not including fire protection) is 2,928 connections.

Minimum System Development Fee = Cost of Projects / Number of Additional Connections
Minimum System Development Fee = $4,134,212.16/ 2928
Minimum System Development Fee = $1,411.96

Conclusion

The current fee is set at $1,450 per new residential customer to allow for a reserve for any increase in prices over time or any unforeseen circumstances related to any of the above projects and is subject to annual review based on updated cost analysis.

SYSTEM DEVELOPMENT FEES 2025

COST ANALYSIS

Future Projects (Needed for Growth)		Cost
Project A = Increase Well Capacity of Well #3 and Well #4 from 500 GPM* to 1,000 GPM, and install new water treatment plants at both wells	$	1,109,212.16
Project B = Upsize current 6" and 8" water main from tower to 12" and connect to east and west water mains on W Commerce St., Demolish and Disconnect Old Water Treatment Plant	$	525,000.00
Project C = Purchase of Land, Engineering, and Installation of a 200,000-gallon water tower	$	1,000,000.00
Project D = Installation of new 1,000 gpm well at depth between 1,200 and 1,400 feet	$	1,500,000.00
Total Future Project needed for growth	$	4,134,212.16

Description	Well #3 (Project A)	Well #4 (Project A)	Well #5 (Project D)
Well Capacity =	1000 GPM* +	1000 GPM +	1000 GPM
Well Capacity =	3000 GPM		

Design Capacity (# of connections)= Well Capacity + Elevated Storage/200

	Well Capacity +	Current Water Tower	Future Water Tower (Project C)
Design Capacity (# of connections)=	3000 +	(100,000 gallons +	200,000 gallons/200)
Design Capacity (# of connections)=	3000 +	1500	
Design Capacity (# of connections)=	4500 connections		

	Future Total Design Capacity	Current Total Design Capacity	
System Development Fee Connections =	4500	1572	
System Development Fee Connections =	2928	Connections	

	Total Future Projects/	Number of System Development Fee Connections
Minimum System Development Fee =	$4,134,212.16 /	2928
Minimum System Development Fee =	$1,411.96	

Recommended 2025 System Development Fee = $1,450.00**

*GPM = Gallons Per Minute

** This will allow for a reserve for any increase in prices over time or any unforseen circumstances related any of the above projects