

ORDINANCE NO. 2022-2

**ORDINANCE OF MENDOCINO CITY COMMUNITY SERVICES DISTRICT
MONTHLY GROUNDWATER MANAGEMENT CHARGES**

WHEREAS the Mendocino City Community Services District (District) has legal responsibility to manage groundwater resources within the District pursuant to California Water Code Section 10700 et seq.; and

WHEREAS the District incurs costs for groundwater management activities; and

WHEREAS the District has imposed a Charge for Groundwater Management that shall apply to all developed parcels within the District that extract groundwater from privately owned well(s) or receive water extracted from mutual water company well(s); and

WHEREAS, the Charge for Groundwater Management is based on parcel use as established by the Sewer Service Charge Definitions, and calculated from the User Category Index as set forth in the Monthly Sewer Service Charges Ordinance; and

WHEREAS, the District has adopted the equivalent single-family dwelling (ESD) concept for calculating both parcel sewer service and groundwater management charges; and

WHEREAS, one (1) ESD of sewer use and one (1) ESD of water demand are equivalent to an estimated flow of 200 gallons per day; and

WHEREAS, other parcel uses are rated a fraction or multiple of the one (1) ESD baseline water demand for a two-bedroom single-family residence; and

WHEREAS, the Board of Directors believes that the ESD concept for determining groundwater management charges is a reasonable and equitable method for establishing proportionate groundwater management charges for all District parcel uses; and

WHEREAS, the sum of all groundwater management charges Districtwide does not collectively exceed the cost for regulating the District's groundwater resources, and the charges bear a fair and reasonable relationship to the benefits received by property owners for groundwater management activities.

The Board of Directors of the Mendocino City Community Services District hereby **ORDAINS AS FOLLOWS:**

1. The monthly one (1) ESD single-family residence baseline Charge for Groundwater Management as established in Ordinance 18-3 and listed in Fee Schedule Ordinance 19-1 and 20-03 shall be increased to \$15.09 for the remainder of Fiscal Year (FY) 2022-23 (January 1 to June 30, 2023), \$17.35 in FY 2023-24, \$19.43 in FY 2024-25, \$20.60 in FY 2025-26, and \$21.84 by FY 2026-27. The Charge for Groundwater Management shall be computed for other parcel uses as a fraction or multiple of

the one (1) ESD baseline Charge for Groundwater Management. The Charge for Groundwater Management shall apply to all developed parcels located within the District boundary that extract groundwater from privately owned well(s) or receive water extracted from mutual water company well(s).

2. The Charge for Groundwater Management for a developed parcel shall be based on the estimated water demand for all parcel uses as established by the Water Use Standard Definitions and calculated from the Water Use Standard (as attached in Exhibit A, which is hereby incorporated by reference) and as set forth in the Groundwater Extraction Permit Ordinance, 2020-01.

3. The District shall have the same enforcement powers and remedies for the collection of these fees as it has for the collection of other monthly fees.

4. This Ordinance shall be published once in the Mendocino Beacon, a newspaper of general circulation published within the District. This charge shall take effect January 1, 2023.

This Ordinance was introduced at a regular meeting of the Board of Directors on November 28, 2022 and adopted by the Board of Directors on _____ by the following vote:

AYES:
NOES:
ABSENT:

ATTEST:

Katie Bates
District Secretary

Dennak Murphy
Board President

Exhibit A Water Use Standard

1-2 Bedroom Residential ESD = 200 gal/day

Category number	User Category	ESD/Unit	Gal/Unit	Unit Description
	Residential:			
1	Residence w/ 1-2 bedrooms	1.0	200	gal/d per 1-2 bdr. residence
	Each additional bedroom	0.3	60	gal/d per additional bedroom
2	Apartment	1.0	200	gal/d per 1-2 bdr. residence
3	Guest Cottage	0.5	100	gal/d per unit
	Commercial Visitor Accommodation:			
4	Sleeping Unit	0.6	120	gal/d per unit
5	Vac. Home or Single Unit Rental	1.0	200	gal/d per 1-2 bdr unit
	Each additional bedroom	0.3	60	gal/d per additional bedroom
	Inns, Hotels, B&B's, Motel			
6	Dwelling Unit, w/ kit.	0.8	160	gal/d per unit
7	Dwelling Unit, w/ kit., laundry	1.0	200	gal/d per unit
8	Sleeping Unit w/o kit.	0.6	120	gal/d per unit
9	Sleeping Unit w/o kit., laundry	0.8	160	gal/d per unit
	Commercial Business:			
	Cottage Ind./Home Occupation			
10	Residence	1.0	200	gal/d per residence
11	Business Portion of Residence	0.00075	0.15	gal/d/ft ²
12	Retail Store/Gallery/Office	0.00075	0.15	gal/ft ² work or display area
13	Library	1.0	200	gal/d per unit
	Food and Beverage Establishments			
14	Full Service w/ bar	0.017	3.4	gal/d/ft ² dining area
15	Full Service w/o bar	0.0145	2.9	gal/d/ft ² dining area
16	No Service, w/seats, no dish washing	0.0105	2.1	gal/d/ft ² dining area
17	No On-Premise Consumption	0.0105	2.1	gal/d/ft ² work area
	Bar			
18	Bar area, per linear foot	0.0335	6.7	gal/d/linear ft of bar
19	Patron area	0.007	1.4	gal/d/ft ² patron area
20	Laundromat	2	400	gal/d/machine
21	Service Station/Garage	5.0	1,000	gal/d/service station
22	Grocery Store	0.001	0.2	gal/d/ft ² display & work area

Exhibit A Water Use Standard				
Category number	User Category	ESD/Unit	Gal/Unit	Unit Description
	Commercial Business:			
	Churches			
23	Church w/ kit.	0.025	5	gal/d/seat
24	Church w/o kit.	0.015	3	gal/d/seat
25	Hall/ Auditorium	0.015	3	gal/d/seat
26	Theater	0.025	5	gal/d/seat
	School:			
27	Rainbow School	0.075	15	gal/d/student
28	Government Office/ Building	0.00075	0.15	gal/d/ft ² office or work area
	Personal Services			
29	Hair Salons	0.005	1	gal/d/ft ² work area
30	Hot Tubs	0.0075	1.5	gal/d/ft ² work area
	Miscellaneous:			
31				
32	Ballpark	4	800	gal/d per unit
33	Mendo. Coast Park & Rec.	0.00075	0.15	gal/d/ft ²
34	Headlands State Park	10.00	2,000	gal/d
35	MFPD Station	1	200	gal/d per station
36	Veterinary Clinic	0.0039	0.77	gal/d/ft ²

Other uses not defined herein shall be determined by the Board of Directors.