

MEETING MINUTES

PROJECT NAME: Terrebonne Wastewater Feasibility Study
PROJECT NO.: 297-2509-006

LOCATION: Microsoft Teams
MEETING DATE: May 26, 2021
TIME: 11:00 am

MINUTES BY: Ryan Rudnick

ATTENDEES:

Chris Doty	Deschutes County
Ryan Rudnick, Jim Frost	Parametrix
Linda Swearingen	Linda Swearingen Group
Guy Vernon	Rustic Ranch Mobile Home Park
Kristin Yurdin	Terrebonne Depot
Rob Jackson, Tim Brown	Jackson Brown, LLC
Lauren Johnson	Oliver Lemmons
Janet Abbas	Abbas Well Drilling
Randy Lunsford	Ferguson Family Properties, LLC

SUBJECT: TSAG Meeting #1

- Discussed the severe need for a sewer system in Terrebonne and the impacts of septic systems to business, health, and community growth.
- Community ownership is critical through formation of a citizen-led sanitary district, more on that in future meetings.
- Project phasing: Initial focus on Commercial Core (Phase A), boundaries subject to change so properties with highest need and interest can connect.
- Reviewed the 4 Proposed Sewer Design Alternatives
 1. Wastewater Treatment Lagoon with irrigation reuse for effluent disposal
 - Prevailing winds come from the west, so lagoon odors could drift into town if on Lower Bridge Way.
 2. Manufactured Treatment System with Effluent Disposal in Drainfield
 3. Forcemain to City of Redmond Wastewater Treatment Plant
 - Support was expressed for the Redmond option due to simplicity and cost-effectiveness, no land acquisition or DEQ WPCF permit required.
 4. No Action-continue with current on-site systems
- Private utility companies are considering potential ownership/operation of a future sewer system in Terrebonne, pending more detail on customer base, expected revenues, and Sewer district formation
- The County Commissioners are aware of available funding sources and the septic problems in Terrebonne. Best use of limited funds is under consideration, including Terrebonne's need for a sewer system.

MEETING MINUTES (continued)

- Sewer system financing: Construction costs are not charged directly to property owners, but are instead are paid with public loans and grants to the Sanitary District, which then charges users connection fees and monthly rates to cover debt payments and ongoing maintenance costs.
- Monthly rates: State funding programs limit sewer rates to 1.25% of Median Household Income (MHI). Assuming \$61,859 for Terrebonne MHI (per census data), annual rates at 1.25% can be charged up to \$773, which is \$64.43/month. Commercial rates would likely be set at this base rate of \$64/month with additional charges for flows over a certain threshold (e.g. +\$4 per 100 cubic feet winter months average water usage above 700 cf)
- Hookup fees: Ranging from \$3k-\$14k in Central Oregon communities. Anticipated residential hookup fees for Terrebonne are \$4k-\$8k range. Hookup fees for sites with larger meters (1"+) would be more, see Redmond example below:

Sewer – Meter Size (Water):	
5/8"	\$ 4,124.00
1"	\$ 10,309.00
1-1/2"	\$ 20,618.00
2"	\$ 32,988.00
3"	\$ 65,976.00
4"	\$103,088.00
6"	\$206,176.00

- Actual rates and fees will be set later in the process, but are expected to be comparable to those in nearby Central Oregon communities. See table below (residential rates):

City	Monthly/EDU	Connection Fees
Madras	\$64.75	\$5,318 SDC \$250 Hookup
Redmond	\$31.63	\$4,124 SDC \$490 Hookup
Sisters	\$39.25	\$4,463 SDC
Bend	\$37.51 base \$3.93/ 100 cf	\$4,974 SDC \$8,645 Hookup
LaPine	\$25.33 base \$3.99/1,000 gal	\$6,422 SDC
Crescent	\$39.50	\$3500 SDC \$150 TAP

- Grant funding is needed for the project. Oregon Infrastructure Authority (IFA) offers three finance programs that are tailored to support public health and businesses in low-moderate income communities (see attached).
- Other funding sources include the US Department of Agriculture – Rural Development (USDA-RD), US Economic Development Administration (EDA), Clean Water State Revolving Fund (CWSRF), and possible federal infrastructure funds related to the pending American Jobs Plan.
- Guy Vernon suggested creation of a sign template to express support for sewer around town. Public outreach team will discuss further and prepare sign concepts.
- Meet again with the Advisory Group in the next few weeks. Suggested times include:
 1. Wednesday 6/2 11am
 2. Monday 6/7 2pm