

MAYOR AND COUNCIL COMMUNICATION

DATE: August 20, 2024
TO: Mayor and Council
FROM: Melinda Moritz, Public Works Director
THROUGH: Crystal Caldera, Ph.D., City Manager

SUBJECT: Discussion and Possible Action to Consider Approval of an Ordinance Amending the Leon Valley Code of Ordinances, Appendix A Fee Schedule, Article A16 Water and Wastewater Impact Fees, Section A16.002 Sewer Impact Fees, 4. San Antonio Water System, to Allow Direct Payment to the San Antonio Water System (SAWS) by Developers for SAWS Sewer Impact Fees

SPONSOR(S): N/A

PURPOSE

The purpose of this item is to consider approval of an Ordinance that would allow developers to pay SAWS directly for the amount they will owe for sewer impact fees.

The city's wastewater effluent travels through Leon Valley sewer mains to the city limit, and then through SAWS sewer mains where it is collected in a SAWS-owned wastewater treatment facility, where it is treated and discharged.

Both Leon Valley and SAWS assess all new developments an impact fee to be used for new improvements to both the water and wastewater systems. Leon Valley does not need any further new improvements to its sewer mains; however, SAWS does. SAWS recently conducted an impact fee study and made the decision to increase both water and sewer impact fees. In the past, Leon Valley has collected sewer impact fees on behalf of SAWS and then mailed the payment at the end of each year.

After speaking with a SAWS representative about the increase to the sewer impact fees, it was discovered that San Antonio developers use the SAWS online payment system to pay the fees. Staff asked if developers in Leon Valley could use this same system instead of paying Leon Valley and they stated that they could. SAWS will make changes to their payment system for this task. Leon Valley would ensure the fees had been paid by submittal of the receipt showing payment prior to setting a meter.

The city has not had a substantial new development since 2010 and prepares and tracks approximately five new developments per year, which is not burdensome; however, we are now expecting over 400 new homes with associated impact fees. This bypass will assist Leon Valley by removing the task of accounting for these fees.

As a reminder, impact fees may only be used for improvements to the water and

wastewater system that are directly related to new development. They cannot be used to maintain or replace existing systems and may not be charged to existing customers, unless the customer has a change in use that would require an increase in water and/or wastewater treatment usage.

FISCAL IMPACT

This amendment will reduce staff time in accounting for SAWS sewer impact fees.

RECOMMENDATION

Staff recommends approval of this amendment.

APPROVED: _____ DISAPPROVED: _____

APPROVED WITH THE FOLLOWING AMENDMENTS:

ATTEST:

SAUNDRA PASSAILAIGUE, TRMC
City Secretary