



Civil & Environmental
Consultants, Inc.

City of Mount Pleasant Stormwater Utility

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Agenda

- Why necessary?
- How accomplished?
- Who impacted?
- What outcome?
- When effective?
- Funding Plan



Why is a stormwater utility necessary?



- A funding source is needed to address growing concerns throughout the City
 - Aging infrastructure
 - Ponding
 - Nuisance flooding
 - Development straining existing system



How will it be accomplished?

- Set up a fee based on parcel size/impervious area on a property
 - Tiered table for residential parcels based on parcel size
 - Rate table for non-residential parcels based on total impervious area

Monthly Residential Tiered Rate Table	
Parcel Area	Fee
≤10,000 sq. ft.	\$ 3.50
10,000-15,000 sq. ft.	\$ 5.25
≥ 15,000 sq. ft.	\$ 7.00

Monthly Non-Residential Rate Table	
Impervious Square Footage	Fee
1-25,000	\$15
25,001 - 45,000	\$27
45,001 - 70,000	\$42
70,001 - 100,000	\$61
100,001 - 145,000	\$88
145,001 - 200,000	\$121
200,001 - 275,000	\$166
275,001 - 400,000	\$242
400,001 - 600,000	\$363
600,000 - 900,000	\$545
900,001 - 1,500,000	\$908
1,500,001 - 3,000,000	\$1,816



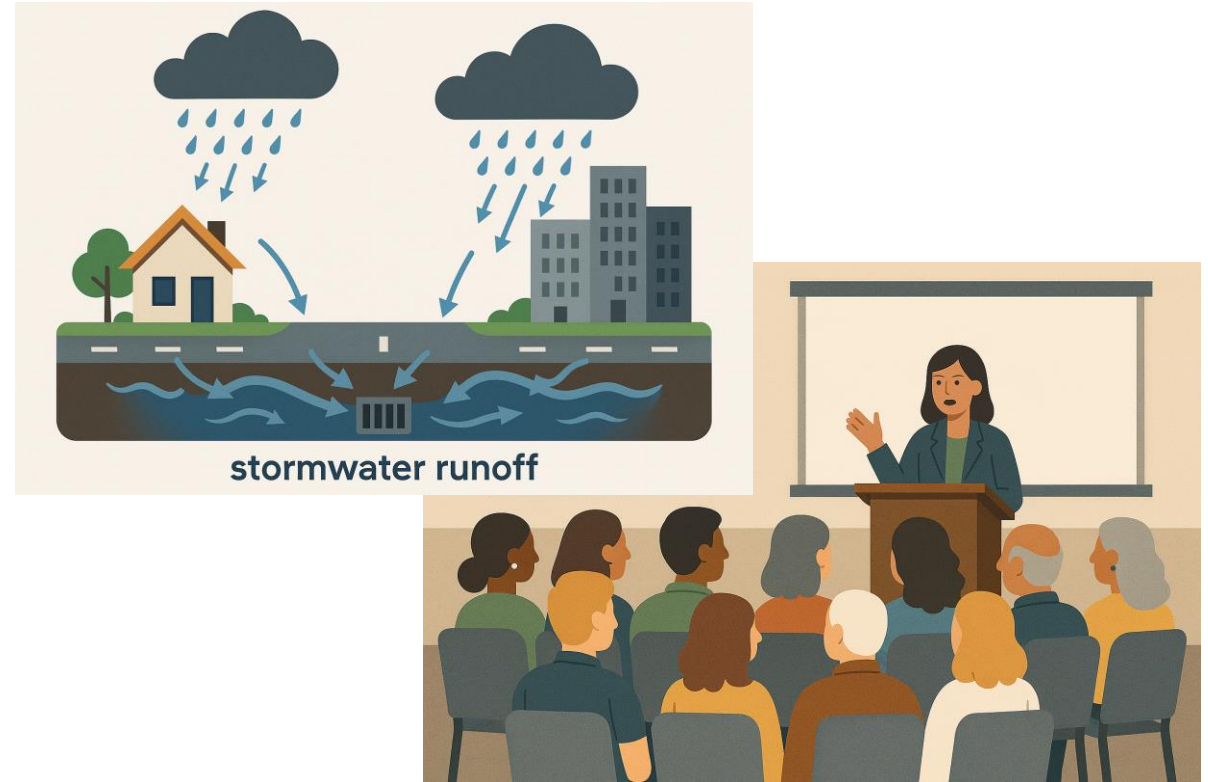
Who will be impacted?

- All parcel owners with impervious area on their property
 - ~1900 residential properties
 - ~360 non-residential properties
- Impervious area includes:
 - Roofs
 - Driveways
 - Sidewalks and patios
 - Decks
 - Swimming pools
 - Any paved or compacted surface



What is the outcome?

- Improved and maintained infrastructure
- Reduced stormwater concerns
- Safer conditions during storm events
- Support for growth
- Regulations in place to enforce compliance
- People educated and in place to maintain the infrastructure, programs, and compliance



When will the utility fee likely go into effect?

- September 1st, 2026 – Utility Implementation

Funding Plan

- \$3.50 per month 1st year, increasing incrementally up to \$9.75 per month 5th year

	Year 1	Year 2	Year 3	Year 4	Year 5
Base Residential Monthly Fee	\$3.50	\$5.06	\$6.63	\$8.19	\$9.75
Revenues	\$446,439	\$645,423	\$845,683	\$1,044,667	\$1,243,652
Expenses	\$200,000	\$201,500	\$203,045	\$204,636	\$206,275
Year End Balance	\$246,439	\$690,362	\$1,333,001	\$2,173,032	\$3,210,408

Total 5-year Residential Cost	
Parcel Area	Fee
≤10,000 sq. ft.	\$398
10,000-15,000 sq. ft.	\$597
≥ 15,000 sq. ft.	\$795

- Assumes no growth over 5 years
- Capital Improvement Projects approximately \$15 million investment
- Federal/State Grant Funding Possible = 80/20 match (For example: \$15M/\$3M)



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