

Resolution No. 05-12
Resolution of the Board of Directors
Fort Ord Reuse Authority
Adopting the Capacity Charge and Capital Surcharge element of the Budget and the Ord Community
Compensation Plan for FY 2005-2006

June 10, 2005

RESOLVED by the Board of Directors ("Directors") of the Fort Ord Reuse Authority ("FORA"), at a regular meeting duly called and held on June 10, 2005 at the business office of FORA 100 12th St., Bldg. 2880, Marina California as follows:

WHEREAS, Staff prepared and presented the draft FY 2005-2006 Budget which includes projected revenues, expenditures and capital improvement projects for two cost centers for the Ord Community Water and Wastewater systems, including the area within the jurisdiction of the Fort Ord Reuse Authority ("FORA") and the area remaining within the jurisdiction of the U.S. Army; and,

WHEREAS, FORA is authorized by the FORA Act, particularly Government Code 67679(a)(1), to arrange for the provision of water and wastewater services to the Ord Community; and

WHEREAS, the District and FORA, entered into a "Water/Wastewater Facilities Agreement" ("the Agreement") on March 13, 1998, and have subsequently duly amended the Agreement; and,

WHEREAS, the Agreement provides a procedure for establishing budgets and compensation plans to provide for sufficient revenues to pay the direct and indirect, short-term and long-term costs, including capital costs, to furnish the water and wastewater facilities; and,

WHEREAS, the Agreement, as amended, provides that FORA and the District will each adopt the annual Budget and Compensation Plan by resolution; and,

WHEREAS, the proposed Budget and Compensation Plan for 2005-2006 provides for funds necessary to meet operating expenses, including employee wages and fringe benefits, purchasing or leasing supplies, equipment and materials, meeting financial reserve needs and requirements and capital expenses for sound operation and provision of the water and wastewater facilities and to enable the District to provide continued water and sewer services within the existing service areas on the former Fort Ord. The rates, fees and charges adopted by FORA apply only to the area within FORA's jurisdictional boundaries; and,

WHEREAS, a financing study prepared by Citigroup Global Markets Inc. for the District recommends the adoption of capacity charges and a capital surcharge as an element of financing capital facilities for water and wastewater service to the Ord Community; and,

WHEREAS, the Water/Wastewater Oversight Committee of FORA and the District's full Board have reviewed the proposed Budget and Compensation Plan; and,

WHEREAS, pursuant to the Agreement, FORA and the District have adopted and implemented and acted in reliance on budgets and compensation plans for prior fiscal years; and,

WHEREAS, pursuant to the Agreement, FORA and the District have cooperated in the conveyance to the District of easements, facilities and ancillary rights for the water and wastewater systems on the area of the former Fort Ord within FORA's jurisdiction; and,

WHEREAS, the District has provided water and wastewater services on the former Fort Ord by contract since 1997, and currently provides water and wastewater services to the area of the former Fort Ord within FORA's jurisdiction under the authority of the Agreement, and provides such services to the portion of the former Fort Ord still under the Army's jurisdiction by contract with the Army; and,

WHEREAS, capacity charges and surcharges are imposed as a condition of service to customers. The charges are not imposed upon real property or upon persons as an incident of real property ownership; and,

WHEREAS, estimated revenues from the capacity charges and surcharges will not exceed the estimated reasonable costs of providing the facilities and services for which the charges are imposed; and,

WHEREAS, the capacity charges and surcharges have not been calculated nor developed on the basis of any parcel map, including any assessor's parcel map; and,

WHEREAS, the capacity charges and capital surcharges the rates, fees and changes are adopted under the authority of Government Code Section 67679(a)(1), Water Code Sections 30000 and following; Government Code Sections 54340 and following and Government Code Section 66013; and,

WHEREAS, after a public meeting and based upon staff's recommendations, the Board has determined that the capital elements of the Budget and Compensation Plan, including the capacity charges and surcharges therein, should be adopted as set forth on Attachment A to this Resolution; and

WHEREAS, Government Code Section 54999.3 requires that before imposing certain capital facilities fees on certain educational and state entities, any public agency providing public utility service must negotiate with the entities receiving the service; and

WHEREAS, FORA and the District are acting to provide continued water and sewer service within existing service areas on the Ord Community, and that such action is exempt from CEQA pursuant to Public Resources Code Section 21080(b)(8) and Section 15273 of the State CEQA Guidelines codified at 14 CCR §15273.

NOW, THEREFORE, BE IT RESOLVED AS FOLLOWS,

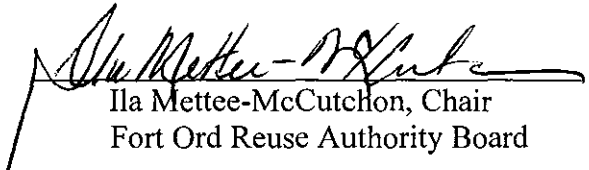
1. The Board of Directors of the Fort Ord Reuse Authority does hereby approve and adopt the capital elements of the FY 2005-2006 Budget for water and wastewater services to the Ord Community.
2. The capital elements of the compensation plan for the area of Ord Community within FORA's jurisdiction, including capacity charges and capital surcharges, set forth on Attachment A to this Resolution are hereby approved and adopted. The District is authorized to charge and collect capacity charges and capital surcharges for provision of water and wastewater services within the boundaries of the Fort Ord Reuse Authority in accordance with the schedule set forth in Attachment A. The District is further authorized to use the same charges in providing services to the area of Ord Community within the jurisdiction of the U.S. Army.
3. "Capacity charge" as used in this Resolution shall have the same meaning as provided by Chapter 6.08 of the Marina Coast Water District Code, as amended from time to time, for capacity charges

for new or modified accounts for potable and recycled water service, and by Chapter 6.12 of the Marina Coast Water District Code, as amended from time to time, for sewer capacity charges. Capacity charges shall be paid upon issuance of building permits.

4. "Capital surcharge" as used in this Resolution shall mean a monthly charge for capital expenses and facilities. The capital surcharge shall be paid monthly by the customer receiving service, starting at the time a service meter is installed.
5. The charges authorized by this Resolution shall not exceed the estimated reasonable costs of providing the services for which the charges are imposed.
6. The District will comply with the requirements of Government Code section 54999.3 before imposing a capital facilities fee (as defined in Government Code section 54999.1) on any school district, county office of education, community college district, the California State University, the University of California or state agency.
7. The charges authorized by this Resolution shall become effective on the 61st day following adoption of this Resolution.

UPON MOTION BY DIRECTOR RUBIO, SECONDED BY DIRECTOR RUSSELL, THIS RESOLUTION WAS PASSED AND ADOPTED ON JUNE 10, 2005, BY THE BOARD OF DIRECTORS OF THE FORT ORD REUSE AUTHORITY BY THE FOLLOWING VOTE:

Ayes:	11	Directors Rubio, Russell, Calcagno, Pendergrass, Costello, Smith, Jordan, Potter, Mettee-McCutchon, McCloud, and Wilmot
Noes:	-0-	
Absent:	2	Directors Albert and Sanchez
Abstained:	-0-	



Ila Mettee-McCutchon, Chair
Fort Ord Reuse Authority Board

ATTEST:


Linda L. Stiehl, Clerk to the Board

CERTIFICATE OF BOARD CLERK

The undersigned Clerk to the Board of the Fort Ord Reuse Authority hereby certifies that the foregoing is a full, true and correct copy of Resolution No. 05-12 adopted June 10, 2005.


Linda L. Stiehl, Clerk to the Board

APPROVED

Ord Community Water/Wastewater Systems

Proposed Budgets and Rates

for FY 2005/2006

presented to

FORA Board of Directors

June 10, 2005

by

Marina Coast Water District



**ORD COMMUNITY WATER & WASTEWATER SYSTEM
RATES, FEES and CHARGES
FY 2005 - 2006**

Water Consumption Charge

0 - 8 hcf	First Tier	1.70 per hcf
8 - 16 hcf	Second Tier	2.39 per hcf
16+ hcf	Third Tier	3.08 per hcf
	Monthly Capital Surcharge (New EDU)	20.00 per EDU

Monthly Minimum Water Charges

<u>Size</u>	<u>Fee</u>
5/8" or 3/4"	\$12.50 per month
1"	\$31.25 per month
1 1/2"	\$62.50 per month
2"	\$100.00 per month
3"	\$187.50 per month
4"	\$312.50 per month
6"	\$625.00 per month
8"	\$1,250.00 per month

Monthly Minimum Sewer Charges

Monthly Wastewater Charge	\$20.20 per EDU
Monthly Capital Surcharge (New EDU)	\$5.00 per EDU

Water Meter Installation Fee

(Includes box and meter)

<u>Size</u>	<u>Fee</u>
5/8" or 3/4"	\$350.00
1"	\$400.00
1 1/2"	\$450.00
2"	\$700.00
3" or Larger	

Actual direct and indirect cost to district.
Advance payment to be based on estimated cost.

Temporary Water Service

Meter Deposit Fee	\$650.00
Hydrant Meter Fee (Set/Remove Fee)	\$140.00 one time fee
Hydrant Meter Fee (Relocate Fee)	\$140.00 per occurrence
Minimum Monthly Service Charge	\$65.00 per month
Estimated Water Consumption Deposit	\$1,100.00 minimum

Repair, Replacement and Maintenance of Private Fire Hydrants (Monthly Charge)

Single/Double Outlet, All Sizes	\$13.50 per month
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Capacity Charges

Water	\$2,800.00 per edu
Sewer	\$1,000.00 per edu

Other Fees and Charges

Preliminary Project Review Fee (large projects)	\$500.00
Plan Review Fees:	
Existing Residential Modifications	\$200.00 per unit
Existing Commercial Modifications	\$400.00 per unit
Plan Review, Single Lot Project	\$500.00 per unit
Plan Review, Large Project	\$500.00 per unit plus additional fees
Water/Sewer Permit Fee	\$30.00 each
Small Project Inspection Fee (single lot)	\$400.00 per unit
Large Project Inspection Fee (large projects)	\$500.00 per unit plus 3% of water & sewer construction cost
Building Modification/Addition Fee	\$200.00 per unit
Deposit for a Meter Relocation	\$200.00 deposit, plus actual costs
Mark and Locate Fee (USA Markings)	\$100.00 first mark and locate at no-charge, each additional for \$100
Backflow/Cross Connection Control Fee	\$45.00
Additional Backflow/Cross Connection Device	\$35.00

**Ord Community
Water System**

**MARINA COAST WATER DISTRICT
ORD COMMUNITY WATER SYSTEM OPERATIONS
PROPOSED BUDGETS**

EXHIBIT W-1

	Approved Budget Ord Community Water Expenses 2004-2005	Proposed Budget Ord Community Water Expenses 2005-2006
Administration/Management		
Personnel	\$305,126	\$320,280
Expenses	\$104,765	\$209,205
Insurance	\$40,215	\$47,000
Legal	\$33,300	\$35,000
Interest Expense	\$468,000	\$126,960
subtotal	\$951,406	\$738,445
Operations & Maintenance		
Personnel	\$400,960	\$461,410
Maintenance Expenses	\$113,387	\$114,887
Power Costs	\$391,200	\$423,200
Annual Maintenance	\$0	\$105,000
subtotal	\$905,547	\$1,104,497
Laboratory		
Personnel	\$102,866	\$106,920
Equipment/Expenses	\$25,891	\$24,588
Lab Contract Services	\$7,000	\$12,000
subtotal	\$135,757	\$143,508
Water Conservation Program		
Personnel	\$69,183	\$84,290
Equipment/Expenses	\$68,262	\$76,933
subtotal	\$137,445	\$161,223
Engineering Department		
Personnel	\$182,762	\$187,020
Equipment/Expenses	\$13,505	\$27,600
Outside consultants	\$44,000	\$44,000
subtotal	\$240,267	\$258,620
Total Operating Expenses	\$2,370,422	\$2,406,293

Marina Coast Water District								EXHIBIT W-2
All Costs are in 2005 Dollars								
CIP	Capital	FY 04/05		FY 05/06	FY 06/07	FY 07/08	FY 08/09	FY 09/10
M/P #	Cost	Budget	Estimate	Proposed	Proposed	Proposed		& Beyond
Fort Ord Water 03-00-160-000								
FY 2004/2005								
1.04M	Well No. 33 (planning/design)	1,100,000	1,100,000	0	700,000			
3.08M	Well Field Reservoir & Booster Station (design) [CIP No. 4.01]	500,000	424,000		500,000			
	18" UCMBEST MMP	10,000	10,000	10,000	15,000			
1.01	Deep Monitoring Well	300,000	0	268,181	0			
	Security Fence at Ft Ord WWTP	40,000	40,000	0	0			
	Disinfection Station Equipment Upgrade	15,000	15,000	0	0			
	Replace Reservoir C2 (design)	410,000	410,000	0	0			
	Corp Yard Phase 1 (design/CEQA)	490,000	181,300	0	0			
	Corp Yard Phase 1 (demo/abate/construct)	360,000	133,200	0	0			
3.02	Construct "B" Zone Tanks @ East Garrison (planning/design)	200,000	0	15,000	215,000			
3.03M	Replace D & E Reservoir (design) [CIP no. +4.04]	488,000	488,000	85,000	403,000			
3.01M	Rehab Reservoir B1 & C1 (inspection & repair) [CIP no. +3.02]	145,000	0	25,000	120,000			
	TOTAL 2004/2005		2,801,500	403,181				
FY 2005/2006								
	Construct "A" Zone Tank & B/C Booster Sta @ CSUMB (design)	350,000			350,000			
	Construct Old County Road "B" Zone Pipeline (design)	200,000			200,000			
3.01	Construct "B2" Zone Tanks @ CSUMB (design)	350,000			350,000			
5.09	North/South Rd (Del Rey Oaks) (design)	300,000			300,000			
5.04	Intergarrison Road Transmission Main Reservoir C2 to C1 (design)	345,000			345,000			
	Corp Yard (design)	600,000			222,000			
3.02	Rehab Existing C1 (Inspection & Repair)	150,000			150,000			
3.03M	Replace D & E Reservoir (construction/demolition) [CIP No. 4.04]	3,750,000			3,750,000			
5.01	JM Boulevard Pipeline Ardennes to N/S Rd (construct)	525,000			525,000			
5.17M	Fire Flow Improvements - Commercial Flow (design/construct) [CIP No. 5.18 & 1]	500,000			500,000			
3.02	Construct "B" Zone Tanks @ East Garrison (construct)	2,750,000			2,750,000			
	Basewide Environmental Insurance	20,658			10,329			
	TOTAL 2005/2006				11,405,329			
FY 2006/2007								
	Corp Yard (demolition/Construct)	5,000,000			1,850,000			
	18" UCMBEST MMP	10,000			15,000			
	Construct "A" Zone Tank & B/C Booster Sta @ CSUMB (construct)	3,000,000			3,000,000			
5.1	7th Avenue and Gigling Rd (Design/Build)	170,000			170,000			
	Patton School Intertie (design/construction)	125,000			62,500			
	Lightfighter "B" Zone Pipeline Extension (design/construct)	500,000			500,000			
5.03	42" Main Transmission Pipeline Project (design)	250,000			250,000			
3.08M	Well Field Reservoir & Booster Station (construct) [CIP No. 4.01]	4,000,000			4,000,000			
1.04	Well 33 (Construct)	4,500,000			4,500,000			
	Construct Old County Road "B" Zone Pipeline (construct)	550,000			550,000			
1.03	Rehabilitate Well 31 (design/construct)	785,000			785,000			
3.01	Construct "B2" Zone Tanks (construct)	3,000,000			3,000,000			
5.04	Intergarrison Road Transmission Main Reservoir C2 to C1 (construct)	2,300,000			2,300,000			
5.09	North/South Rd (Del Rey Oaks) (construct)	1,100,000			1,100,000			
	Basewide Environmental Insurance	20,658			10,329			
	TOTAL 2006/2007				22,092,829			

Marina Coast Water District								EXHIBIT W-2	
All Costs are in 2005 Dollars									
CIP	Capital	FY 04/05		FY 05/06	FY 06/07	FY 07/08	FY 08/09	FY 09/10	
M/P #	Cost	Budget	Estimate	Proposed	Proposed	Proposed		& Beyond	
FY 2007/2008									
	18" UCMBEST MMP	10,000				15,000			
	Transmission Line upgrades	5,093,000				5,093,000			
	Reservation Rd to Imjin Main Improvements (design/construct) (2,800 ft of 16")	346,000				346,000			
1.02	Rehabilitate/Replace Well 29 & TCE Treatment (Design/Construct)	1,400,000				1,400,000			
	Blanco/Imjin Connector	473,000				473,000			
	Parker Flats Transmission Line	217,000				217,000			
5.03	42" Main Transmission Pipeline Project (construct)	2,000,000				2,000,000			
	Basewide Environmental Insurance	20,658				10,329			
	TOTAL 2007/2008					9,554,329			
FY 2008/2009									
	Golf Boulevard Transmission Line	646,500					646,500		
	Rehabilitate D Booster	300,000					300,000		
	Gigling Transmission from D Booster to JM Blvd	200,000					200,000		
3.03	Construct Reservoir "D2" (Design/Construct) [2010]	5,250,000					5,250,000		
	Basewide Environmental Insurance	20,658					10,329		
	TOTAL 2008/2009						6,406,829		
FY 2009/2010 & Beyond ** Projects are placeholders to be done after 2009/2010									
	2010 -- Ord Water Master Plan [2010]	200,000					200,000		
1.03	Rehabilitate/Replace Well No. 31 (Design/Construct) [2010]	1,200,000						1,200,000	
4.02	Rehabilitate "D" Booster Station (Design/Construct) [2010]	450,000						450,000	
3.04	Replace Reservoir "C1" (Design/Construct) [2010]	7,000,000						7,000,000	
5.12	Fire Flow Improvements -- Commercial Fire Flow [2010]	37,000						37,000	
5.11	Fire Flow Improvements -- Commercial Fire Flow [2010]	461,000						461,000	
5.13	Fire Flow Improvements -- Commercial Fire Flow [2010]	275,000						275,000	
5.14	Fire Flow Improvements -- Residential Fire Flow [2010]	27,500						27,500	
5.15	Fire Flow Improvements -- Residential Fire Flow [2010]	64,500						64,500	
5.16	Fire Flow Improvements -- Residential Fire Flow [2010]	142,500						142,500	
5.2	Fire Flow Improvements -- Commercial Fire Flow [2010]	139,000						139,000	
4.01	Booster Station @ UCMBEST Add'l Pump Cap.(design/construct) [2010]	1,140,000						1,140,000	
	2010 -- Urban Water Mgmt. Update [2010]	200,000						74,000	
3.04	Construct Reservoir "C2" (Design/Construct) [2015]	5,250,000						5,250,000	
3.05	Demolish Bayview Reservoir [2010]	150,000						150,000	
4.01	Booster Station @ UCMBEST Add'l Pump Cap. (design/construct) [2015]	1,140,000						1,140,000	
5.02	Gigling Rd - "D" Booster Station to N/S Road (design/construct) [2015]	100,000						100,000	
5.06	Reservoir B Supply Line (design/construct) [2015]	200,000						200,000	
5.07	Imjin Road (design construct) [2015]	200,000						200,000	
5.08	Imjin Road @ Airport Area (design/construct) [2015]	100,000						100,000	
	Basewide Environmental Insurance	61,974						30,987	
	TOTAL 2009/2010 & Beyond							18,181,487	
	TOTAL - Fort Ord Water		2,801,500	403,181	11,405,329	22,092,829	9,554,329	6,406,829	18,181,487

**MARINA COAST WATER DISTRICT
ORD COMMUNITY WATER SYSTEM OPERATIONS
REVENUE PROJECTIONS FOR FY 2005-2006**

EXHIBIT W-3

	Budgeted FY 04-05	Projected FY 05-06
Number of water services		
# Flat Rate Customers	2,616	2,365
# Metered Customers	1,360	1,882
Total Customers	3,976	4,247
Annual Water Usage (In AF)		
Metered use	903	1,035
Unmetered use / Losses	1,343	1,343
Total Water Usage	2,246	2,378
Monthly Service Charges		
Flat Rate Billing (includes capital component charge)	\$52.10	\$52.10
Metered Service Charge	\$12.50	\$12.50
Monthly Quantity Rates		
Tier 1 (0-8 hcf)	\$1.00	\$1.70
Tier 2 (8 - 16 hcf)	\$1.69	\$2.39
Tier 3 (16+ hcf)	\$2.38	\$3.08
Capital Charge (per hcf)	\$0.70	\$0.00
Monthly Capital Surcharge (per EDU)	\$0.00	\$20.00
Annual Revenue Calculations		
Flat Rate Accounts	1,242,000	1,479,000
Metered Accounts	1,093,000	1,837,000
Capital Charge Component	435,571	0
Equalization Fee	32,429	0
Capacity Fee (\$2,800 per EDU)	0	0
Other Fees & Charges	25,000	98,700
A Total Operating Revenue	\$2,828,000	\$3,414,700
B Financing	2,922,960	11,405,329
D Non-operating Revenue (Interest Income)	13,000	15,000
E TOTAL REVENUE (A through D)	\$5,763,960	\$14,835,029
F Operating Expenditures	2,370,422	2,348,133
G2 CIP Projects	2,801,500	11,405,329
G3 General Capital Outlay	121,460	125,315
I Costs for Bond Issuance	0	0
J1 Debt Service	0	245,500
K Payments to Land Use Jurisdictions/FORA		
Reimb. to Land Use Agencies (5% of OR)	138,529	165,800
FORA Admin/Liaison Fees	25,000	25,000
Reimbursements to FORA (5% of OR)	138,529	165,800
Mmbrshp on FORA Bd. of Directors (1% of OR)	27,706	33,160
L TOTAL EXPENDITURES (F through K)	\$5,623,146	\$14,514,037
NET REVENUE (E-L)	\$140,814	\$320,992

* 1450 EDUs re FORA Growth Projections

EXHIBIT W-5

MONTHLY WATER RATES FOR REGION SURROUNDING THE ORD COMMUNITY

Revised February 2005

TYPE OF FEE	CAL-AM* (Zone 1)	California Water Service Company**	City of Marina	City of Seaside*** (Gravity Zone)	City of Del Rey Oaks	FY 05/06 Proposed Ord Community
Quantity Rate per 100 cu.ft.						
1st tier	\$1.5200	\$0.8536	\$1.64	\$1.67	\$1.5200	\$1.70
2nd tier	\$3.0528		\$2.56	\$2.04	\$3.0528	\$2.39
3rd tier	\$4.5792				\$4.5792	\$3.08
4th tier	\$6.1056				\$6.1056	
5th tier	\$12.2112				\$12.2112	
Breakpoint for 1st tier	600		1,200	1,600	600	800
Breakpoint for 2nd tier	1,200				1,200	1,600
Breakpoint for 3rd tier	1,800				1,800	
Breakpoint for 4th tier	2,400				2,400	
Breakpoint for 5th tier						
Meter Service Charge per month						
3/4-inch	\$9.48	\$15.45	\$12.98	\$8.79	\$9.48	\$12.50
Service Charge (\$0.99/hcf)	9.90				9.90	
For illustrative purposes only, monthly rates based on 10 hcf/month, or 0.275 acre feet/year	\$40.71	\$23.99	\$29.38	\$23.82	\$40.71	\$30.88

* Cal-Am has petitioned the CPUC for rate increases over the next several years amounting to 40% - 50%

** Cal-Water has petitioned the CPUC for rate increases over the next several years amounting to 50%

*** City of Seaside does not charge for the first 100 cu.ft. of water consumption per month.

2004 Ord Community Water Consumption vs. Allocation (in Acre Feet per year)

EXHIBIT W-6

Entity	2003 Consumption	2004 Consumption	Fort Ord Reuse Plan Allocation (AFY)	% of
OMC				
Nonresidential	55	54		
Residential	5	2		
Residential (e)	620	467		
Irrigation	7	8		
Subtotal	687	531	1,577 (1) (4)	34%
CSUMB				
Main Campus	61	72		
CSUMB Housing (metered)	20	19		
CSUMB Housing (e)	375	380		
CSUMB Irrigation	30	36		
CSUMB Irrigation (e)	143	95		
Subtotal	629	602	1,035	58%
UC MBEST	3	4	230 (2)	
County	2	5	560	
County/State Parke	0	0	45	
City/Del Rey Oaks	0	0	93 (7)	
City/Monterey	0	0	65	
City/Marina (Sphere)	0	0	10	
Subtotal	5	9	1,003	1%
UCMBEST Agricultural Consumption	370	418		
Seaside				
Golf Course	0	0		
MPUSD	110	114		
Brostrom	66	82	85 (4)	
Thorson	65	65	120 (3)	
Seaside Highlands	10	192		
Monterey Bay Land, LLC	0	0	114 (5)	
Other	0	5	543	
Subtotal	251	459	862 (4)	53%
Construction Water - Seaside	55	64		
Marina				
Preston/Abrams	270	250		
Airport	11	14		
Other	0	0		
Subtotal	281	264	1,175	22%
Construction Water - Marina	34	38		
Total	1,942	1,966	5,652	35%
Assumed Line Loss	202	457	535	
Total Extracted	2144	2423		
Reserve	4456	4177	414 (6)	
Total	6600	6600	6,600	

Notes:

(e) indicates water use is estimated; meters are not installed.

Footnotes:

(1) The 1996/1998 FORA Board Allocation Plan reflects 1410 afy that considers future conservation on the POM Annex. The OMC's current allocation of 1577 afy reflects the decrease of 38 afy and 114 afy (see footnote (4)) from the original 1729 afy. The FORA Board has not yet revised the allocation numbers to reflect this change.

(2) UCMBEST's interim agricultural well allocation (400 afy) is not included in this overall allocation.

(3) The Sunbay/Thorson property was given its own allocation (120 afy) as part of the transfer of real estate from the US Army to the Southwest Sunbay Land Company.

(4) Seaside's original allocation of 710 afy was augmented by 38 afy by agreement with the OMC and Brostrom, and by 114 afy under final terms of the land exchange agreement among the City of Seaside, Monterey Bay Land, LLC and the US Army.

(5) 114 afy of Monterey Bay Land, LLC controlled potable water includes the proviso that the City of Seaside shall use no less than 39 afy of such water for affordable or workforce housing.

(6) The 431 afy (e) reserve shown here is what remains in reserve until the Army's future conservation savings are realized. These numbers do not include the 1998 FORA action granting temporary allocations for borrowed water (150 afy to Marina, Seaside, Del Rey Oaks and Monterey County).

(7) The FORA Board approved an additional 17.5 afy for Del Rey Oaks on 05/13/2005.

**Ord Community
Wastewater System**

EXHIBIT WW-1

MARINA COAST WATER DISTRICT
 ORD COMMUNITY WASTEWATER SYSTEM OPERATIONS
 PROPOSED BUDGETS

	Approved Budget Ord Community Wastewater Expenses 2004-2005	Proposed Budget Ord Community Wastewater Expenses 2005-2006
Administration/Management		
Personnel	\$115,453	\$121,280
Expenses	\$42,260	\$64,390
Insurance	\$14,600	\$16,265
Legal	\$12,600	\$20,000
Interest Expense	\$317,000	\$50,040
subtotal	\$501,913	\$271,975
Operations & Maintenance		
Personnel	\$156,563	\$179,110
Maintenance Expenses	\$97,335	\$98,835
Power Costs	\$83,900	\$87,900
subtotal	\$337,798	\$365,845
Engineering Department		
Personnel	\$69,153	\$70,620
Expenses	\$5,110	\$15,389
Outside Consultants	\$64,000	\$64,000
subtotal	\$138,263	\$150,009
TOTAL	\$977,974	\$787,829

Marina Coast Water District						EXHIBIT WW-2		
All Costs are in 2005 Dollars								
CIP M/P #	Capital Cost	FY 04/05		FY 05/06	FY 06/07	FY 07/08	FY 08/09	FY 09/10 & Beyond
		Budget	Estimate	Proposed	Proposed	Proposed		
Ft Ord Sewer 04-00-000-000 ** Projects will be revised after review of M/P CIP								
FY 2004/2005								
	Lift Stations and Abrams Road Improvements (construct)	2,300,000	2,300,000	206,700	2,500,000			
	2005 Ord Community Sewer Master Plan	202,240	0	202,240	0			
	Highway One - 24" & 12" Sewer Main Project	297,000	0	269,000	0			
	Corp Yard Phase 1 (Demo/Abatement)	360,000	50,400	0	0			
	Corp Yard Phase 1 (Design/Fees)	490,000	68,600	0	0			
	Main Garrison Sewer Meter Rehab	100,000	100,000	34,000	3,000			
	Main Garrison Sewer Pipe Project (design)	90,000	90,000	0	0			
	TOTAL 2004/2005		2,609,000	711,940				
FY 2005/2006								
	Ord Community WWTP Flume Project (construct)	225,000			225,000			
SP1	San Pablo L/S Pipeline Improvements Project -- Phase I	1,200,000			1,200,000			
10M	Ord Village Sewer Pipeline & Lift Station Impr Project (design/construct)	600,000			600,000			
5M	Marina Heights Sewer Pipeline Improvements Project (design/construct) [6,21]	590,000			590,000			
26	Misc. Lift Station Improvements	1,500,000			1,500,000			
	Corp Yard (design)	600,000			84,000			
	Del Rey Oaks -- Collection System (design)	150,000			175,000			
	Basewide Environmental Insurance	20,658			10,329			
	TOTAL 2005/2006				6,887,329			
FY 2006/2007								
7M	Univeristy Villages Sewer Pipeline Replacement Projects (design/construct) [9,1	475,000				475,000		
19M	East Garrison Development Sewer & Lift Station Imp. Project (design/construct)	3,500,000				3,500,000		
	Del Rey Oaks -- Collection System (construct)	2,000,000				2,000,000		
	Corp Yard (demolition/construct)	5,000,000				700,000		
8	Cypress Knolls Sewer Pipeline Improvements Project (design/construct)	70,000				70,000		
22	Marina Airport Sewer Improvements Project (design/construct)	280,000				280,000		
	Basewide Environmental Insurance	20,658				10,329		
	TOTAL 2006/2007					7,035,329		
FY 2007/2008								
6	Imjin Pkwy Pipeline Replacement Project	200,000				200,000		
	MRWPCA Buy-In	8,300,000				8,300,000		
1M	Seaside Resort, East & Affordable Housing Sewer Imps. Project (design/constru	400,000				400,000		
	Parker Flats Collection System (design/construct)	10,000				10,000		
	Basewide Environmental Insurance	20,658				10,329		
	TOTAL 2007/2008					8,920,329		
FY 2008/2009								
4M	CSUMB Developments (design/construct) [14,18,25]	1,120,000					1,120,000	
	Basewide Environmental Insurance	20,658					10,329	
	TOTAL 2008/2009						1,130,329	
FY 2009/2010 & Beyond								
SP2	San Pablo L/S Pipeline Improvements Project	400,000						400,000
27M	Seaside Resort, East & Affordable Housing Sewer Imps. Project (design/constru	2,200,000						2,200,000
28	1st Ave Sewer Pipeline Replacement Project [2020]	285,000						
29	Gen'l Jim Moore Sewer Pipeline Replacement Project [2020]	35,000						
30	Gen'l Jim Moore Sewer Pipeline Replacement Project III [2020]	131,000						
	Basewide Environmental Insurance	61,974						30,987

Marina Coast Water District							EXHIBIT WW-2	
All Costs are in 2005 Dollars								
CIP	Capital	FY 04/05	FY 05/06	FY 06/07	FY 07/08	FY 08/09	FY 09/10	
M/P #	Cost	Budget	Estimate	Proposed	Proposed	Proposed	& Beyond	
	TOTAL 2009/2010							2,630,987
	TOTAL - Fort Ord Sewer	2,609,000	711,940	6,887,329	7,035,329	8,920,329	1,130,329	2,630,987

**MARINA COAST WATER DISTRICT
ORD COMMUNITY WASTEWATER SYSTEM OPERATIONS
PROJECTED NET REVENUE FOR FY 2005-2006**

EXHIBIT WW-3

		Budgeted FY 2004-2005	Projected FY 2005-2006
	Estimated # of EDU's	4,823	4,422
	Flat Rate Billing per EDU	\$12.90	\$20.20
	Capital Component (per EDU)	\$7.30	\$0.00
	Monthly Capital Surcharge (per EDU)	\$0.00	\$5.00
	Annual Revenue - Flat Rate Billing	760,000	1,072,000
	Annual Revenue - Capital Component	299,000	0
	Equalization Fee	18,000	0
	Capacity Fee (\$1,000 per EDU)	0	0
	Other Fees & Charges	25,000	15,000
A	Total Operating Revenue	1,102,000	1,087,000
B	Financing	2,627,200	6,887,329
C	Non-Operating Revenue (Interest Income)	4,000	6,000
D	TOTAL REVENUE (A+B+C)	\$3,733,200	\$7,980,329
E1	Operating Expenditures	977,974	787,829
F1	CIP Projects	2,609,000	6,887,329
F2	General Capital Outlay	18,200	20,070
F3	Costs for Bond Issuance	0	0
F4	Debt Service (principal)	0	99,500
G	Reimb. To Land Use Agencies (5% of OR)	52,950	53,600
H	TOTAL EXPENDITURES (D through G)	\$3,658,124	\$7,848,328
I	NET REVENUE (C-H)	\$75,076	\$132,001

* 1450 EDUs re FORA Growth Projections

EXHIBIT WW-5

MONTHLY WASTEWATER COLLECTION RATES FOR REGION SURROUNDING THE ORD COMMUNITY

Revised February 2005

SERVICE DESCRIPTION	City of Pacific Grove ¹	City of Monterey ²	City of Seaside ³	City of Marina ⁴	City of Del Rey Oaks ⁵	FY 05/06 PROPOSED Ord Community ⁶
Residential - per Living Unit	\$15.52	\$4.53	\$3.67	\$6.30	\$3.67	\$20.20
Business - 15 employees	\$21.12	\$6.16	\$4.99	\$9.45	\$4.99	\$30.30
Church - over 100 members	\$21.12	\$6.16	\$4.99	\$6.30	\$4.99	\$20.20
Laundromat - each washing machine	\$8.80	\$2.57	\$2.08	\$3.78	\$2.08	\$12.12
General Hospital - each bed	\$23.36	\$6.82	\$5.52	\$5.04	\$5.52	\$16.16
Motel/hotel - each room	\$6.24	\$1.82	\$1.47	\$1.58	\$1.47	\$5.05
Restaurant - each seat	\$2.32	\$0.68	\$0.55	\$0.44	\$0.55	\$1.41
High School/University - each student/faculty	\$0.29	\$0.08	\$0.07	\$0.44	\$0.07	\$1.41
Supermarket - 30 Employees	\$83.68	\$24.42	\$19.77	\$18.90	\$19.77	\$60.60

¹Rate is 160% of MRWPCA rate

²Rate is 46.7% of MRWPCA rate

³Rate is 37.8% of MRWPCA rate

⁴Rate is \$6.30 per Equivalent Dwelling Unit.

⁵Rate is 37.8% of MRWPCA rate

⁶Proposed Rate is \$20.20 per Equivalent Dwelling Unit