

SANTA CLARITA VALLEY SANITATION DISTRICT SERVICE CHARGE REPORT FOR FISCAL YEAR 2024-25

INTRODUCTION

The Santa Clarita Valley Sanitation District of Los Angeles County (District) encompasses portions of the city of Santa Clarita and some of the surrounding unincorporated Los Angeles County.

The District provides wastewater management services for the area described above. The District is responsible for the operation and maintenance of the Saugus and Valencia Water Reclamation Plants and the large trunk sewers which convey wastewater to these facilities. These services are essential to protect the public health of the people served by the system.

The District must provide the revenue required to operate and maintain its facilities. The general revenue sources currently available to the District include a pro rata share of the ad valorem (property) taxes, service charges, industrial wastewater surcharges, grants, state low-interest loans, interest income, contract revenue and reserves. Any surplus will be transferred to designated reserves to meet targeted reserve requirements.

PROPOSED SYSTEM DESCRIPTION

The service charge revenue required pursuant to the *Master Service Charge Ordinance of Santa Clarita Valley Sanitation District of Los Angeles County* will be allocated among classes of developed parcels of real property on the basis of use of the sewerage system. The revenue derived from the service charge will be used for operation and maintenance and capital costs.

All industrial dischargers in the District discharging more than 1.0 million gallons per year are required to file a wastewater surcharge statement as prescribed in the *Wastewater Ordinance* to pay their appropriate share of the costs based on their use of the sewerage system. All other users of the sewerage system, except for contractual and local government users, will pay service charges.

The basic term used to define the service charge is a sewage unit. A sewage unit represents the average daily quantity of sewage flow and strength from a single-family home measured in terms of flow, chemical oxygen demand (COD), and suspended solids (SS). The number of sewage units (SU) per unit of measure shall be determined by the following formula:

$$\text{SU} = A \left(\frac{\text{FLOW}_{\text{avg}}}{\text{FLOW}_{\text{sfh}}} \right) + B \left(\frac{\text{COD}_{\text{avg}}}{\text{COD}_{\text{sfh}}} \right) + C \left(\frac{\text{SS}_{\text{avg}}}{\text{SS}_{\text{sfh}}} \right)$$

where:

- A = The proportion of the total operation and maintenance and capital costs required for conveyance, treatment, and disposal of wastewater for the fiscal year which is attributable to flow;
- B = The proportion of the total operation and maintenance and capital costs required for conveyance, treatment, and disposal of wastewater for the fiscal year which is attributable to COD;
- C = The proportion of the total operation and maintenance and capital costs required for conveyance, treatment, and disposal of wastewater for the fiscal year which is attributable to suspended solids;

- $FLOW_{sfh}$ = Average flow of wastewater from a single-family home in gallons per day;
 COD_{sfh} = Average loading of COD in the wastewater from a single-family home in pounds per day;
 SS_{sfh} = Average loading of suspended solids in the wastewater from a single-family home in pounds per day;
 $FLOW_{avg}$ = Estimated flow of wastewater which will enter the sewerage system from a user in gallons per day;
 COD_{avg} = Estimated loading of COD which will enter the sewerage system from a user in pounds per day;
 SS_{avg} = Estimated loading of suspended solids which will enter the sewerage system from a user in pounds per day.

For fiscal year 2024-25, the proportions of the total operation and maintenance and capital costs attributable to flow, COD, and SS have been assigned the following values:

A	=	0.2798
B	=	0.3239
C	=	0.3963

The service charge for each parcel is determined by multiplying the service charge rate by the number of sewage units attributable to the parcel. The sewage units attributable to a given parcel are determined by using the sewage unit formula above and the flow, COD, and SS loadings from Table 1, which shows the corresponding values for each class of real property in the District. The number of sewage units attributable to a given parcel may be reduced pursuant to the terms of the *Master Service Charge Ordinance of Santa Clarita Valley Sanitation District of Los Angeles County* if the verifiable water usage attributable to the parcel is significantly less than that calculated using the values in Table 1.

Based upon presently anticipated sources of funds, the service charge rate for fiscal year 2024-25 is \$437 per sewage unit. Parcels with significantly lower water usage may be eligible for a reduced rate pursuant to the terms of the *Master Service Charge Ordinance of Santa Clarita Valley Sanitation District of Los Angeles County*.

DESCRIPTION OF PARCELS RECEIVING SERVICES AND IDENTIFICATION OF AMOUNT OF CHARGE FOR EACH PARCEL

Unless not connected to the sewerage system, all parcels of real property within the 2024-25 Tax Rate Areas (TRAs) as shown in Table 2 are receiving or benefiting from the services and facilities of the District. Additionally, the parcels listed in Table 3, which are not within the TRAs, are also receiving or benefiting from the services and facilities of the District. Said parcels are more particularly described in maps prepared in accordance with Section 327, Revenue and Taxation Code, which are on file in the office of the County Assessor, which maps are hereby incorporated herein by reference.

All commercial and institutional parcels assessed a service charge based on the Los Angeles County Assessor's current tax roll shall be charged on the basis of not less than one (1.0) sewage unit.

No charge shall be imposed on the owner or owners of any parcels as to which the fair market value of improvements is less than \$1,000 as determined on the basis of the Assessor's current tax roll. This assumption is predicated on the fact that this type of parcel would be a vacant piece of land; however, should subsequent evaluation reveal that the property is not vacant, then an appropriate service charge would be levied.

**TABLE 1
LOADINGS FOR EACH CLASS OF LAND USE**

<u>DESCRIPTION</u>	<u>UNIT OF MEASURE</u>	<u>FLOW (Gallons per Day)</u>	<u>COD (Pounds per Day)</u>	<u>SUSPENDED SOLIDS (Pounds per Day)</u>
RESIDENTIAL				
Single Family Home	Dwelling Unit	260	1.22	0.59
Condominiums	Dwelling Unit	195	0.92	0.44
Multi-Unit Residential	Dwelling Unit	156	0.73	0.35
Mobile Home Parks	No. of Spaces	156	0.73	0.35
COMMERCIAL				
Hotel/Motel/Rooming House	Room	125	0.54	0.28
Store	1000 ft ²	100	0.43	0.23
Supermarket	1000 ft ²	150	2.00	1.00
Shopping Center	1000 ft ²	325	3.00	1.17
Regional Mall	1000 ft ²	150	2.10	0.77
Office Building	1000 ft ²	200	0.86	0.45
Medical, Dental, Veterinary Clinic or Building	1000 ft ²	300	1.29	0.68
Restaurant	1000 ft ²	1,000	16.68	5.00
Indoor Theatre	1000 ft ²	125	0.54	0.28
Car Wash:				
Tunnel – No Recycling	1000 ft ²	3,700	15.86	8.33
Tunnel – Recycling	1000 ft ²	2,700	11.74	6.16
Wand	1000 ft ²	700	3.00	1.58
Bank, Credit Union	1000 ft ²	100	0.43	0.23
Service Shop, Vehicle Maintenance & Repair Shop	1000 ft ²	100	0.43	0.23
Animal Kennels	1000 ft ²	100	0.43	0.23
Gas Station	1000 ft ²	100	0.43	0.23
Auto Sales	1000 ft ²	100	0.43	0.23
Wholesale Outlet	1000 ft ²	100	0.43	0.23
Nursery/Greenhouse	1000 ft ²	25	0.11	0.06
Manufacturing	1000 ft ²	200	1.86	0.70
Light Manufacturing	1000 ft ²	25	0.23	0.09
Lumber Yard	1000 ft ²	25	0.23	0.09
Warehousing	1000 ft ²	25	0.23	0.09
Open Storage	1000 ft ²	25	0.23	0.09
Drive-in Theatre	1000 ft ²	20	0.09	0.05
Night Club	1000 ft ²	350	1.50	0.79
Bowling/Skating	1000 ft ²	150	1.76	0.55
Club & Lodge Halls	1000 ft ²	125	0.54	0.27
Auditorium, Amusement	1000 ft ²	350	1.50	0.79
Golf Course and Park (Structures and Improvements)	1000 ft ²	100	0.43	0.23
Campground, Marina, Recreational Vehicle Park	Sites, Slips, or Spaces	55	0.34	0.14
Convalescent Home	Bed	125	0.54	0.28
Horse Stables	Stalls	25	0.23	0.09
Laundromat	1000 ft ²	3,825	16.40	8.61

<u>DESCRIPTION</u>	<u>UNIT OF MEASURE</u>	<u>FLOW (Gallons per Day)</u>	<u>COD (Pounds per Day)</u>	<u>SUSPENDED SOLIDS (Pounds per Day)</u>
COMMERCIAL				
Mortuary/Funeral Home	1000 ft ²	100	1.33	0.67
Health Spa/Gymnasium:				
With Showers	1000 ft ²	600	2.58	1.35
Without Showers	1000 ft ²	300	1.29	0.68
Convention Center, Fairground, Racetrack, Sports Stadium/Arena	Average Daily Attendance	10	0.04	0.02
INSTITUTIONAL				
College/University	Student	20	0.09	0.05
Private School	1000 ft ²	200	0.86	0.45
Library, Museum	1000 ft ²	100	0.43	0.23
Post Office (Local)	1000 ft ²	100	0.43	0.23
Post Office (Regional)	1000 ft ²	25	0.23	0.09
Church	1000 ft ²	50	0.21	0.11

**TABLE 2
TAX RATE AREAS IN
SANTA CLARITA VALLEY SANITATION DISTRICT**

000221	000223	000227	000281	000282
000325	000326	000330	000331	000332
000351	000353	000360	000362	000364
000386	000387	000390	000391	000393
000397	000405	000409	000420	000431
000439	000448	000450	000472	000508
000520	000550	000554	000564	000567
000569	000570	000584	000597	000601
000603	000612	000613	000621	000699
000704	000708	000717	000719	000729
000732	000769	000777	000801	000802
000803	000824	000826	000837	000887
000896	000906	000908	000922	000933
000935	000936	000937	000939	000947
000948	000955	000965	000966	000967
000975	000976	000977	000978	000979
001297	001299	001327	001340	001369
001403	001616	001623	001635	001754
001811	001862	002473	002504	002603
002628	002694	002764	002910	002927
002933	003819	003823	003824	003826
003889	004624	004749	004951	004957
004967	005006	005798	006285	006419
006562	006594	006595	006606	006614
006633	006634	006635	006641	006642
006646	006648	006665	006705	006707
006786	006818	006819	006822	006823
006825	006838	007152	007231	007643
007646	007647	007648	007649	007650
007651	007652	007653	007655	007669
007670	007673	007676	007677	007679
007711	007822	008014	008015	008046

008129	008379	008387	008544	008556
008581	008582	008659	008672	008674
008675	008676	008690	008704	008706
008710	008712	008717	008733	008762
008777	008828	008845	008847	008857
008858	008861	008865	008866	008900
008905	008907	008912	008913	008951
008970	008971	008972	008973	008980
008982	008999	009004	009276	009298
009313	009314	009322	009341	009358
009360	009370	009406	009423	009425
009523	009533	009573	009579	009718
009729	009755	009785	009786	009797
009863	009864	009865	009980	009981
009982	009984	009987	010216	010286
010292	010293	010294	010522	010523
010524	010526	010527	010535	010536
010571	010577	010582	010595	010596
010618	010721	010727	010732	010738
010742	010743	010746	010754	010764
010769	010770	010771	010791	010796
010811	010812	010813	010814	010815
010816	010817	010818	010819	010820
010821	010823	010840	011073	011158
011162	011165	011166	011167	011181
011237	011238	011239	011244	011245
011246	011317	011327	011351	011371
011372	011413	011432	011454	011506
011620	011631	011634	011675	011735
011736	011737	011766	011828	011829
011830	011833	011834	011835	011836
011850	011860	011879	011885	011886
011888	011889	011901	011904	011906
011915	012067	012081	012096	012097
012098	012135	012137	012147	012148

012169	012193	012194	012195	012196
012202	012204	012205	012289	012436
012438	012440	012446	012448	012449
012450	012458	012459	012474	012475
012478	012490	012491	012493	012494
012500	012501	012502	012543	012544
012551	012552	012557	012569	012594
012595	012596	012597	012605	012610
012651	012655	012676	012686	012687
012688	012692	012702	012707	012756
012757	012758	012778	012780	012781
012782	012783	012794	012849	012887
012925	012926	012927	012928	012929
012936	012937	012947	012999	013000
013072	013073	013129	013145	013147
013149	013150	013151	013163	013164
013166	013225	013301	013322	013373
013429	013442	013443	013444	013445
013448	013449	013450	013499	013500
013503	013507	013513	013552	013581
013601	013611	013612	013614	013641
013642	013643	013644	013645	013646
013647	013648	013649	013652	013653
013654	013656	013689	013690	013727
013728	013737	013757	013759	013760
013768	013769	013777	013784	013787
013788	013793	013794	013798	013814
013816	013818	013819	013830	013840
013854	013855	013866	013867	013873
013878	013879	013880	013882	013902
013967	013968	013969	013970	013971
013972	013973	013974	013976	013977
013978	013979	013981	013982	013989
014043	014044	014045	014048	014049
014050	014054	014059	014076	014103

014121	014127	014128	014129	014147
014148	014177	014178	014261	014280
014286	014309	014403	014404	014423
014424	014457	014458	014481	014482
014493	014526	014528	014529	014535
014547	014556	014565	014569	014579
014584	014606	014617	014647	014661
014687	014699	014700	014701	014706
014708	014730	014741	014794	014795
014796	014810	014813	014814	014822
014832	014836	014845	014857	014859
014862	014866	014875	014877	014880
014903	014910	014921	014931	014932
014933	014935	014939	014940	014953
014960	014963	015023	015044	015065
015072	015074	015077	015084	015089
015090	015098	015099	015100	015110
015111	015113	015114	015115	015138
015156	015162	015193	015220	015221
015235	015241	015242	015243	015244
015245	015246	015306	015307	015317
015331	015353	015359	015360	015363
015364	015380	015382	015384	015386
015387	015397	015407	015408	015409
015416	015432	015434	015438	015446
015475	015476	015478	015506	015529
015536	015546	015552	015558	015561
015568	015569	015570	015602	015606
015615	015631	015637	015644	015646
015739	015785	015794	015796	015798
015830	015837	015838	015847	015848
015863	015867	015868	015872	015873
015875	015878	015913	015915	015933
015941	015959	015962	015969	015971
015972	015974	015976	015986	015990

015993	015998	015999	016000	016008
016009	016011	016012	016038	016047
016049	016051	016052	016064	016071
016111	016119	016120	016126	016131
016154	016169	016176	016178	016193
016306	016321	016322	016325	016330
016333	016338	016345	016346	016348
016356	016360	016369	016378	016400
016434	016435	016459	016460	016503
016516	016519	016528	016531	016532
016534	016535	016538	016539	016540
016541	016543	016547	016548	016549
016550	016551	016559	016565	016575
016579	016580	016587	016588	016589
016603	016605	016618	016651	016656
016657	016658	016659	016670	016672
016674	016676	016688	016689	016690
016691	016699	016700	016707	016708
016717	016723	016733	016736	016760
016761	016767	016781	016783	016817
016833	016836	016837	016844	016848
016850	016861	016863	016869	016871
016872	016873	016879	016900	016911
016922	016926	016928	016935	016936
016942	016976	016985	016990	016999
017001	017003	017005	017006	017015
017016	017020	017024	017025	017026
017027	017034	017045	017156	017157
017160	017162	017163	017164	017167
017168	017169	017170	017175	017176
017186	017187	017188	017189	017196
017197	017213	017215	017216	017226
017227	017229	017230	017231	017232
017233	017234	017235	017236	017237
017238	017239	017240	017241	017242

017243	017244	017245	017246	017247
017248	017249	017250	017251	017252
017253	017254	017255	017256	017257
017258	017259	017260	017261	017262
017263				

**TABLE 3
PARCEL NUMBERS SERVED BY
SANTA CLARITA VALLEY SANITATION DISTRICT
OUTSIDE OF TAX RATE AREAS**

2802003032	2802004015	2803024011	2805012014	2812009030	2825013012
2829009028	2830020028	2830020029	2830020030	2833006056	2834034001
2834034002	2836060041	2837003040	2839012004	2839012005	2839012006
2839012007	2839012008	2839012011	2839012015	2839012016	2839013003
2839013004	2839014032	2839014042	2839015022	2839019013	2839019021
2839019026	2839019027	2840008030	2840009050	2841006018	2841014055
2841018056	2841018057	2841063017	2854011031	2854051016	2854051017
2854051020	2854051061	2854051066	2854051068	2854051071	2854051072
2854051073	2854052001	2854052002	2854052003	2854052004	2854052005
2854052032	2854052035	2854055040	2854055041	2865015007	2865023024
2865093066	2865093103	3244133019	8951927081	8951927082	8951927352
8951927363	8951927364	8951927365	8951927366	8951927367	8951927368
8951927369	8951927370	8951927371	8951927372	8951927373	8951927374
8951927375	8951927376	8951927377	8951927378	8951927379	8951927380
8951927381	8951927382	8951927383	8951927384	8951927385	8951927386
8951927413	8951927414	8951927415	8951927416	8951927417	8951927418
8951927419	8951927421	8951927422	8951927423	8951927424	8951927425
8951927426	8951927427	8951927428	8951927429	8951927430	8951927431
8951927432	8951927433	8951927434	8951927435	8951927436	8951927437
8951927438	8951927439	8951927440	8951927441	8951927442	8951927443
8951927444	8951927445	8951927446	8951927447	8951927448	8951927449
8951927450	8951927451	8951927452	8951927453	8951927454	8951927455
8951927456	8951927457	8951927458	8951927459	8951927460	8951927461