



Eugene City Council

101 W 10th Ave., Suite 203
Eugene, OR 97401
541-682-5010 • 541-682-5414 Fax
www.eugene-or.gov

EUGENE CITY COUNCIL AGENDA AMENDED

May 8, 2023

7:30 p.m. CITY COUNCIL MEETING

City Council meetings will continue to be held in hybrid format using in person and virtual meeting technology. Information about online or other options for access and participation will be available at <https://www.eugene-or.gov/3360/Webcasts-and-Meeting-Materials>

NOTE: This agenda has been amended to add Attachment A to agenda item 3C

**Meeting of May 8, 2023;
Her Honor Mayor Lucy Vinis Presiding**

Councilors

Randy Groves, President
Alan Zelenka
Greg Evans
Emily Semple

Matt Keating, Vice President
Jennifer Yeh
Mike Clark
Lyndsie Leech

7:30 p.m. CITY COUNCIL MEETING

1. CEREMONIAL MATTERS

A. Mayor Proclamations

2. COMMITTEE REPORTS AND ITEMS OF INTEREST

3. CONSENT CALENDAR 1

A. Approval of City Council Minutes

- April 10, 2023 Work Session
- April 10, 2023 Meeting
- April 19, 2023 Work Session
- April 26, 2023 Work Session

B. Approval of City Council Tentative Agenda

C. Approval of Ratification of FY 2023-24 Metropolitan Wastewater Management Commission (MWMC), Regional Wastewater Program Budget and Capital Improvements Program

D. Approval of Eugene-Springfield 2023 Annual Action Plan for Affordable Housing and Community Development

4. PUBLIC FORUM

The Eugene City Council welcomes your interest in these agenda items. This meeting location is wheelchair-accessible. For the hearing impaired, an interpreter can be provided with 48 hours' notice prior to the meeting. Spanish-language interpretation will also be provided with 48 hours' notice. To arrange for these services, contact the receptionist at 541-682-5010. City Council meetings are telecast live on Metro Television, Comcast channel 21, and rebroadcast later in the week.

El consejo de la Ciudad de Eugene agradece su interés en estos asuntos de la agenda. El lugar de la reunión tiene acceso para sillas de ruedas. Se puede proveer a un intérprete para las personas con discapacidad auditiva si avisa con 48 horas de anticipación. También se puede proveer interpretación para español si avisa con 48 horas de anticipación. Para reservar estos servicios llame al 541-682-5010. Las reuniones del consejo de la ciudad se transmiten en vivo por Metro Television, Canal 21 de Comcast y son retransmitidas durante la semana.

For more information, contact the Council Coordinator at 541-682-5010,
or visit us online at www.eugene-or.gov.

OFFICE OF THE MAYOR
City of Eugene, Oregon

PROCLAMATION

WHEREAS: May is a time to raise awareness of those living with mental or behavioral health issues and to help reduce the stigma that so many experience, including children, adults, families, and communities across the globe. World Mental Health Month celebrates awareness for the global community in an empathetic way, with a unifying voice, helping those affected to feel hopeful by empowering them to take action and to create lasting change; and

WHEREAS: Since 1949, Mental Health America, its affiliates, and countless others have observed May as Mental Health Awareness Month by reaching out to millions of people to spread the word that mental health is something everyone should care about. The 2023 theme calls for individuals to take some time to “Look Around, Look Within” on topics such as safe and stable housing; healthy home environments; neighborhoods and towns; and the outdoors and nature; and

WHEREAS: Even before the COVID-19 pandemic, millions of Americans were experiencing stress, trauma, anxiety, and heightened levels of depression. The pandemic has magnified those conditions, creating an unprecedented mental health crisis across the United States. Fewer than half of Americans who struggle with mental illness receive the treatment they need. Many Americans feel ashamed to reach out for help, or are stigmatized for seeking care; and

WHEREAS: Each of us has an important role to play in supporting others who are living with mental health conditions. We can learn the warning signs, engage affected loved ones in a supportive dialogue, and fight the stigma and prejudice around seeking mental health support. Let us collectively ensure all adults and children experiencing mental health challenges are treated with the compassion, respect, and understanding they deserve; and

NOW, THEREFORE, I, Lucy Vinis, Mayor of the City of Eugene, Oregon, do hereby proclaim May 1, 2023, to be

“World Mental Health Awareness Month”

in Eugene and encourage all community members to join in activities and take action to strengthen the mental and behavioral health of all our community members.

Mayor Lucy Vinis
City of Eugene
May 1, 2023

OFFICE OF THE MAYOR
City of Eugene, Oregon
PROCLAMATION

WHEREAS: Menstrual inequity is a critical issue affecting the health, education, and economic opportunities of people who menstruate around the world; and

WHEREAS: Periods are still surrounded by stigma and misinformation, which can lead to discrimination, marginalization, and exclusion; and

WHEREAS: The global community has recognized the need to break the silence and promote menstrual health and justice as a human rights issue; and

WHEREAS: May 28th is recognized as Menstrual Hygiene Day worldwide, and the month of May has become a focal point for awareness-raising and advocacy efforts; and

WHEREAS: Recognizing the month of May as International Period Month would help to raise awareness, challenge taboos, and promote menstrual freedom and justice; and

NOW, THEREFORE, I, Lucy Vinis, Mayor of the City of Eugene, Oregon, do hereby recognize the month of May as

“International Period Month”

in Eugene and encourage all residents to support efforts to promote menstrual health and hygiene, reduce stigma and discrimination, and improve access to menstrual products and facilities.

Mayor Lucy Vinis
City of Eugene
May 1, 2023

OFFICE OF THE MAYOR

City of Eugene, Oregon

PROCLAMATION

WHEREAS: The Federation of Organized Trade and Labour Unions of the United States and Canada organized a general strike for an 8-hour work day starting May 1st, 1886. A series of labor demonstrations in Chicago in support of the strike led to the violent Haymarket Affair on May 4, 1886. In 1889, an international organization for workers in Paris declared May 1st as International Workers' Day to commemorate the struggle for the eight hour work day, which is also commonly known as International Labour Day and May Day. Every year on May 1st, International Workers' Day seeks to honor laborers and the working classes in many countries throughout the world; and

WHEREAS: Throughout America's history, workers have sacrificed to grow our food, build our roads, transport our goods, provide care for our neighbors and families, and manufacture the products that many of us use. No worker should risk avoidable injury, illness, or even death while doing their job. Through decades of organizing, negotiating, picketing, and protesting, labor unions secured vital workplace protections that both union and non-union workers rely on today; and

WHEREAS: We honor and remember those who lost their lives on the job and reaffirm every worker's basic right to a safe and healthy workplace. We recognize local labor unions that remain committed to safeguarding the health and safety of all workers; and

NOW, THEREFORE, I, Lucy Vinis, Mayor of the City of Eugene, Oregon, do hereby proclaim May 1, 2023, to be

"International Workers' Day"

in Eugene and encourage all community members to observe this day with appropriate service, community, and education programs and ceremonies in memory of those killed or injured due to unsafe working conditions.

Mayor Lucy Vinis
City of Eugene
May 1, 2023

OFFICE OF THE MAYOR
City of Eugene, Oregon
PROCLAMATION

WHEREAS: In 2004, the International Day Against Homophobia, Transphobia, and Biphobia was launched and commemorated as a global occasion to educate about lesbian, gay, bisexual, and transgender (LGBT) people, and to advocate for sensible public policies regarding LGBT people; and

WHEREAS: May 17 was specifically chosen to commemorate the World Health Organization's decision in 1990 to declassify homosexuality as a mental disorder. The day serves as a worldwide celebration of sexual and gender diversities; and

WHEREAS: The 2023 theme of International Day Against Homophobia, Transphobia, and Biphobia is "Together Always: United in Diversity." When people unite, in all our beautiful diversity, we can bring about change together. It is a time to celebrate all those who are fighting for a world where lesbian, gay, bisexual, transgender and intersex people can live free from violence and discrimination; and

WHEREAS: Everyone is entitled to dignity and equality, no matter who they are, whom they love, or how they identify. It is important for us to clearly and consistently respond to human rights abuses of LGBTQ+ persons, including the acute challenges faced by queer women, transgender and other gender-diverse people, intersex people, and other particularly marginalized LGBTQ+ communities; and

NOW, THEREFORE, I, Lucy Vinis, Mayor of the City of Eugene, Oregon, do hereby proclaim May 17, 2023, to be

"International Day Against Homophobia, Transphobia, and Biphobia"

in Eugene and encourage all community members to continue engaging with allies and partners to advance the human rights of LGBTQ+ people here and in all corners of the world.

Mayor Lucy Vinis
City of Eugene
May 17, 2023

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Approval of City Council Minutes

Meeting Date: May 8, 2023
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 3A
Staff Contact: Sara McKinney
Contact Telephone Number: 541-682-5042

ISSUE STATEMENT

This is a routine item to approve City Council minutes.

BACKGROUND

Per City Council Operating Agreements (Adopted 12/14/2020), written minutes shall be taken for all City Council meetings in accordance with the Oregon Attorney General's Public Records and Meetings Manual. The minutes must give a true reflection of the matters discussed but need not be a full transcript, verbatim or recording.

As a matter of courtesy and efficiency a councilor should notify the Mayor and other councilors that they intend to propose an amendment to the minutes and should propose replacement text in advance of the meeting at which those minutes are scheduled to be approved. If the proposed amendment is a simple factual, grammatical, or spelling correction, the amendment may be proposed without consulting the minutes recorder. If the proposed amendment is substantive in nature or seeks to clarify the speaker's intent, the councilor should notify the minutes recorder and request verification of the proposed amendment.

SUGGESTED MOTION

Move to approve the minutes for the work sessions, meetings, and public hearings on April 10, 2023, April 19, 2023, and April 26, 2023.

ATTACHMENTS

- A. April 10, 2023 Work Session
- B. April 10, 2023 Meeting
- C. April 19, 2023 Work Session
- D. April 26, 2023 Work Session

FOR MORE INFORMATION

Staff Contact: Sara McKinney

Telephone: 541-682-5042

Staff E-Mail: smckinney@eugene-or.gov

MINUTES

Eugene City Council Work Session and Meeting of the Eugene Urban Renewal Agency Eugene, Oregon 97401

**April 10, 2023
5:30 p.m.**

Councilors Present: Emily Semple, Matt Keating, Alan Zelenka, Jennifer Yeh, Mike Clark, Greg Evans, Lyndsie Leech and Randy Groves

Mayor Vinis opened the April 10, 2023, work session of the Eugene City Council in a hybrid format at 101 W 10th Avenue, Eugene OR 97401.

1. WORK SESSION and POSSIBLE ACTION: An Ordinance Establishing Urban Reserves for the City of Eugene; Amending the Eugene-Springfield Metropolitan Area General Plan; Amending the Envision Eugene Comprehensive Plan; Amending the Eugene-Springfield Metropolitan Area Public Facilities and Services Plan; and Providing an Effective Date.

City Manager, Sarah Medary, introduced Senior Planner, Rebecca Gershow and Planning Director, Alissa Hansen, to present information on the proposed ordinance.

Councilor Discussion:

- Councilor Zelenka – asked if the adoption or the expansion of Urban Growth Boundary triggers 10-year timeline; clarified the timeline would not begin if the Urban Growth Boundary is not expanded; noted his appreciation for the thoroughness of the materials provided.
- Councilor Groves – asked how quickly the Urban Growth Boundary can be expanded if needed; asked if the City has compared its Urban Reserves to other comparable municipalities; voiced concern over the City’s ability to react quickly if growth was needed.
- Councilor Keating – noted concern regarding preserving big game habitats in the south hills of Eugene; asked if Council can now, or in the future, deem the specified land as undevelopable based on its Oregon Department of Fish and Wildlife big game habitat status.
- Councilor Clark – asked staff to clarify the difference between the Urban Growth Boundary and Urban Reserves; asked staff to clarify the selection process for Urban Reserves; asked about the criteria used to determine suitable lands for Urban Reserves; asked if land in the Urban Reserves were deemed suitable for urbanization; asked staff to explain the analysis used for included oak savannas; asked if there is a separate process to exclude unsuitable lands from the Urban Growth Boundary; asked staff to estimate what percentage of land will be excluded from the Urban Growth Boundary based on criteria.
- Councilor Evans – asked staff to explain what protections are being considered for big game on the land in the south hills included in Urban Reserves; clarified that Council is only being asked to adopt a map at this time.

- Councilor Semple – noted that Council is only being asked to adopt a map at this time; reiterated that Council is not making decisions about land use.
- Councilor Zelenka – noted that the process is not designed to move quickly, but the benefit of having Urban Reserves is that it streamlines the growth process when it is required; asked staff to state the process to move Urban Reserve lands into the Urban Growth Boundary; asked how excluded lands can be reviewed in the future for developability.
- Councilor Clark – asked staff to clarify how the governor’s promise to build more houses could impact the City; asked if the governor can change the Urban Growth Boundary; asked if Council can get an update on the City’s options in reference to the governor’s recent promise to build more homes; stated preference for Council to be transparent in discussing the potential impact of the governor’s proposed legislation.

MOTION: Councilor Groves, seconded by Councilor Keating, moved to adopt an ordinance establishing urban reserves for the City of Eugene; amending the Eugene-Springfield Metropolitan Area General Plan; amending the Envision Eugene Comprehensive Plan; amending the Eugene-Springfield Metropolitan Area Public Facilities and Services Plan; and providing an effective date.

MOTION TO AMEND: Councilor Keating moved to amend pursuant to OAR 660-021-0010 and -0030 lands determined as big game habitat as Oregon Department of Fish and Wildlife’s maps include in our AIS are undevelopable. Motion not seconded; motion failed.

VOTE ON ORIGINAL MOTION: PASSED 7:1 (opposed by Councilor Keating)

Mayor Vinis closed the meeting of the Eugene City Council and convened a meeting of the Eugene Urban Renewal Agency.

2. **WORK SESSION: Proposed Downtown Urban Renewal Amendment**

Agency Director, Sarah Medary, introduced Community Development Manager, Will Dowdy, and Development Programs Manager, Amanda D’Souza, to present information on the proposed Downtown Urban Renewal Amendment.

Councilor Discussion:

- Councilor Zelenka – noted the general fund deficit and that he is in favor of adding revenue to the general fund; asked how much money would go to the general fund if the Downtown Urban Renewal area were to sunset; noted a preference for a shorter District lifespan; stated his preference to focus on housing; noted concerns about the expansion of the convention center or a cultural center on the emerging projects list; stated support for the revitalization of Park Blocks and Kesey Square.
- Councilor Semple – noted if the Downtown Urban Renewal is not extended there would be a loss of overall revenue; is in support of extension; stated she is not prepared to begin the amendment process today.
- Councilor Evans – noted that Urban Renewal is a good tool for investment in housing; noted a need to increase urban density; noted that there is a need to

restrict vehicles in downtown or increase parking; would support starting with a small expansion and reevaluating in the future.

- Councilor Yeh – noted that housing should be the focus of any future projects; believes investment in downtown should continue; stated that more information would be required to make a decision.
- Councilor Groves – noted support of proposed scenario B with more of the funds going towards housing in downtown.
- Mayor Vinis – asked for clarity on the potential distribution of funds at the continuation of this work session; noted that the Housing Implementation Pipeline has a goal of a thousand units; noted that Climate Friendly Equitable Communities would have an impact on parking in downtown.
- Councilor Semple – noted that Council is not being asked to allocate the funds tonight; noted that the items on the project list are potential projects.
- Councilor Zelenka – asked what the amount would be if it were extended by 10 years; stated that he would support more funds to housing; asked staff to bring back information on how the project list would be determined.
- Councilor Groves – noted his preference for allocating funds before voting to extend the Downtown Renewal Agency; would like to have more information on the timeline.
- Mayor Vinis – asked about the process to increase the frozen base.

Mayor Vinis adjourned the meeting at 6:59p.m.

Respectfully submitted,

Katie LaSala
City Recorder

(Recorded by Cherish Bradshaw)

Link to the webcast of this City Council meeting [here](#).

MINUTES

**Eugene City Council
Meeting
Eugene, Oregon 97401**

**April 10, 2023
7:30 p.m.**

Councilors Present: Emily Semple, Matt Keating, Alan Zelenka, Jennifer Yeh, Mike Clark, Greg Evans, Lyndsie Leech, and Randy Groves

Mayor Vinis opened the April 10, 2023, meeting of the Eugene City Council in a hybrid in-person and virtual format at 101 W. 10th Avenue, Suite 114, Eugene, OR 97401.

1. CEREMONIAL MATTERS

Mayor Vinis read proclamations for National Day of Silence and Earth Day.

2. COMMITTEE REPORTS AND ITEMS OF INTEREST

- Councilor Evans – shared updates from the Intergovernmental Relations Committee regarding active bills and legislative priorities.
- Councilor Keating – spoke about recent meetings with the Southeast Neighbors Association and his attendance of the National League of Cities Congressional Conference; noted the upcoming meeting of the Human Rights Commission’s Homelessness and Poverty Work Group.
- Councilor Groves – noted upcoming meetings of the Active Bethel Citizens and the Churchill Area Neighbors.
- Mayor Vinis – noted an upcoming Earth Day event and an event for Food Waste Prevention Week.
- Councilor Clark – noted the upcoming Annual Book Sale benefitting the Friends of Eugene Public Library.
- Mayor Vinis – spoke about her recent trip to Kakegawa, Japan, one of Eugene’s Sister Cities.

3. CONSENT CALENDAR 1

A. Approval of City Council Minutes

- February 27, 2023 Meeting
- March 8, 2023 Work Session
- March 13, 2023 Public Hearing and Meeting
- March 15, 2023 Work Session

B. Approval of City Council Tentative Agenda

C. Approval of A Resolution Authorizing the Issuance and Sale of Water Utility System Revenue Bonds and Providing for Related Matters

MOTION AND VOTE: Councilor Groves, seconded by Councilor Keating, moved to approve the items on Consent Calendar 1.

VOTE: 8:0 PASSED

4. PUBLIC FORUM

1. Lin Woodrich – spoke in favor of a public health overlay zone in West Eugene.
2. Robin Bloomgarden – spoke in favor of a public health overlay zone in West Eugene.
3. Jan Bohman – spoke in favor of a public health overlay zone in West Eugene.
4. Jere C. Rosemeyer – spoke in favor of a health overlay zone in West Eugene.
5. Sue Craig – spoke in favor of a health overlay zone in West Eugene.
6. Elliot Grey – spoke in favor of the electrification ordinance.
7. Lisa Dion – spoke in favor of a health overlay zone in West Eugene.
8. Rich Locke – spoke about environmental impact of unhoused population.
9. Timothy J. Williams – spoke on behalf of the unhoused community.
10. Otto Poticha – spoke in favor a master plan for the new city hall site.
11. Paige Hopkins – spoke in favor of a health overlay zone in West Eugene.
12. Zach Mulholland – spoke in favor of a health overlay zone and revenue committee.
13. Wayne Martin – spoke in support of better treatment of the unhoused community.
14. Laura Appell – spoke for the decriminalization of psychedelic plants and fungi.
15. Arjorie Arberry-Baribeault – spoke in favor of a health overlay zone in West Eugene.
16. Suzanne O'Shea – spoke in favor of a health overlay zone in West Eugene.
17. Jerrel Brown – spoke in favor of a health overlay zone in West Eugene.
18. Randolph Nelson – spoke in favor of a designate unhoused camping area.
19. Josh Easterlund – spoke for the decriminalization of psychedelic plants and fungi.
20. Sammy Rothauge – spoke in favor of affordable housing.
21. Bella Lee – spoke in favor of supporting homeless youth.
22. Patty Hine – spoke in favor of a public health overlay zone in West Eugene.
23. Thomas Newman – spoke in favor density in new housing.

Council Discussion

- Mayor Vinis – noted her appreciation for those who gave testimony including Lisa Dion and those who spoke on behalf of the unhoused.
- Councilor Semple – noted her appreciation for those who gave testimony including Timothy Williams, Wayne Martin, Sammy Rothauge and Bella Lee.
- Councilor Groves – noted his support for the public health overlay zone; noted the limitations of a zone; noted local resources to deal with toxic waste.
- Councilor Evans – noted his appreciation for those who gave testimony including Lin Woodrich, Robin Bloomgarden, Suzanne O'Shea, Jerrel Brown, and other residents from Wards 6 and 8.
- Councilor Keating – noted his appreciation for those who gave testimony including Lisa Dion, Thomas Newman, Jan Bohman, and other members of local organizations.

Mayor Vinis adjourned the meeting at 8:41 p.m.

Respectfully submitted,

Katie LaSala
City Recorder

(Recorded by Cherish Bradshaw)

Link to the webcast of this City Council meeting [here](#).

MINUTES

Eugene City Council Work Session Eugene, Oregon 97401

April 19, 2023
12:00 p.m.

Councilors Present: Matt Keating, Jennifer Yeh, Mike Clark, Randy Groves, Alan Zelenka, Emily Semple, Greg Evans and Lyndsie Leech

Mayor Vinis opened the April 19, 2023, work session of the Eugene City Council in a hybrid format at 101 W 10th Avenue, Eugene OR 97401.

1. **WORK SESSION: Planning and Development Department Work Plan and Bethel Area Plan Discussion**

City Manager Sarah Medary introduced Planning and Development Executive Director, Denny Braud and Planning Director, Alissa Hansen, who presented the Planning and Development Department Work Plan and Bethel Area Plan Discussion.

Councilor Discussion:

- Councilor Groves – asked how the public health overlay zone would apply to the Clear Lake zone; noted a desire include buffer zones between industry and residential, parks and schools; asked staff when the last neighborhood area plan update was done for the University Neighborhood and Bethel; stated a preference for Bethel area plan to take priority over other neighborhood planning.
- Councilor Keating – asked why the neighborhood plans do not align with neighborhood associations; asked if the associations are included in the neighborhood planning process; asked how long it takes to develop and implement a neighborhood plan; asked if University and Bethel area plans could be done at the same time; asked about the next neighborhood plan after the University and Bethel areas; asked for a list of previous neighborhood plans; asked if urban design is part of neighborhood planning; expressed interest in future work sessions for tree preservation, gas stations, and the public health overlay concept.
- Councilor Yeh – asked when short-term rental data will be available; believes that action-oriented plans would meet Bethel's neighborhood needs faster than zone change plans; noted the Bethel area presents a lot of opportunity with proper neighborhood investments; noted a desire to look at the Clear Lake area for opportunities; would like to have clarification on work plan items that were chosen versus required.
- Councilor Zelenka – would not support putting Bethel ahead of the University in neighborhood planning; stated it has been decades since the University Neighborhood has had neighborhood planning; noted that student housing and short-term rentals are heavily impacting the University Neighborhood; would support both neighborhood plans start at the same time.
- Councilor Clark – supports the Bethel Neighborhood plan but would not support prioritizing it over University; noted that previous Council members made

commitments to the order of neighborhood planning; would like to create a plan for incentivizing voluntary annexations into the City; asked staff if this type of incentivization is on the work plan

- Councilor Evans – noted that Bethel has not had a comprehensive neighborhood plan for 41 years; stated that west Eugene has experienced increased residential growth without commercial development to support it; noted that Bethel is heavily impacted by air, sound and other pollution from industrial activity; intends to bring forth two motions in this work session.
- Councilor Leech – would support prioritizing the Bethel area plan; noted that Bethel area has significant challenges that need attention and assistance; noted that the lack of grocery locations has prevented increased grant-funded for housing development.
- Councilor Semple – discussed concerns uncompleted neighborhood plans; noted that Santa Clara and River Road planning has been positive; noted the importance of finishing neighborhood plans; would not support prioritizing the Bethel Neighborhood over the University Neighborhood.
- Mayor Vinis – would like clarity between the public health overlay zone and changes to land use code; would support the most efficient method for enacting the needed changes; asked staff to explain the difference between robust neighborhood planning and an action plan; noted that there may be an option for more flexible ways to address neighborhood needs; noted concern over the pace of urbanization of some neighborhoods and how the City's development plans intend to keep up with that pace.
- Councilor Keating – asked about the challenges that parking enforcement is facing; believes that there are a lot of areas for improvement and increased revenue from improved parking enforcement; indicated an interest in having a work session on parking and the improvement of parking services.
- Councilor Yeh – asked if there are ways to address some of the neighborhood issues without or prior to a full neighborhood planning process; noted that Bethel faces unique challenges and would like those challenges to be addressed; noted concern for equitable planning and development to improve living conditions for the Bethel area.
- Councilor Zelenka – noted previous promises made to the University Neighborhood for neighborhood planning; stated that the impacts of the University of Oregon on the surrounding neighborhood need to be addressed through a neighborhood plan; asked if it is possible to address issues in both the University and Bethel areas without creating full neighborhood plans.

MOTION: Councilor Evans, seconded by Councilor Keating move to direct the city manager to prioritize a city-wide planning process for a public health overlay zone with emphasis on west Eugene.

- Councilor Yeh – asked if staff would come back with other options if this motion were passed.
- Councilor Evans – is willing to modify the motion on the table to address concerns.

- Councilor Groves – would like staff to have flexibility to bring back various options; would like to see a plan that addresses issues city-wide.
- Councilor Leech – would support an option that would create action without the full neighborhood planning process; would like to see community involvement in any chosen course of action.
- Councilor Zelenka – noted that legacy refinement plans have value and create certainty; noted that the City does not have the resources to create a refinement plan for each neighborhood; asked staff to consider how to accomplish addressing issues in neighborhoods without full refinement plans; asked staff to bring back proposals that address issues instead of focusing on areas.
- Councilor Evans – asked staff to bring back proposals that address issues impacting individual neighborhoods in a more comprehensive way.

MOTION WITHDRAWN: Councilor Evans withdrew his motion;
Councilor Keating accepted the withdrawal.

Mayor Vinis adjourned the meeting at 1:24 p.m.

Respectfully submitted,

Katie LaSala
City Recorder

(Recorded by Sara McKinney)
Link to the webcast of this City Council meeting [here](#).

MINUTES

Eugene City Council Work Session Eugene, Oregon 97401

April 26, 2023
12:00 p.m.

Councilors Present: Matt Keating, Jennifer Yeh, Mike Clark, Randy Groves, Alan Zelenka, Emily Semple, and Lyndsie Leech
Councilors Absent: Greg Evans

Mayor Vinis opened the April 26, 2023, work session of the Eugene City Council in a hybrid format at 101 W 10th Avenue, Eugene OR 97401.

1. EXECUTIVE SESSION: Pursuant to ORS 192.660(2)(i)

2. WORK SESSION: Municipal Court Judge Annual Evaluation

People, Culture and Development Manager, Becky DeWitt, presented information regarding the annual evaluation of Municipal Court Judge, Greg Gill.

Councilor Discussion:

- Councilor Zelenka – stated his appreciation for Judge Gill’s work; recited portions of the 360 review submissions for Judge Gill’s review.
- Councilor Groves – noted Judge Gill’s level of experience; appreciative of Judge Gill’s ability to innovate and meet challenges; asked about the working relationship between the City and Lane County Jail; noted the challenges of working with municipal court defendants due to mental health, substance use and abuse issues; appreciates Judge Gill’s use of alternatives to incarceration.
- Councilor Clark – stated that Judge Gill does an exceptional job; asked Judge Gill how he thinks about justice and recidivism to overcome repeat offenses to public camping; asked about effective alternative tools in lieu of long-term incarceration; asked what method’s Judge Gill plans to use to address willful violations differently.
- Councilor Keating – asked for clarity on what measures Judge Gill can use as alternatives to fines or incarceration; stated the Judge’s work has been exemplary.
- Councilor Semple – appreciates the Community Court system and the work Judge Gill has done to make the system more efficient; believes that Judge Gill is adaptive, responsive, clear, and caring.

MOTION AND VOTE: Councilor Groves, seconded by Councilor Keating, move to authorize the Council President to execute an amendment to Judge Greg Gill’s employment contract that:
1) establishes a Presiding Judge salary of \$131,331.20 to \$177,278.40, with a range adjusting consistent with COLA adjustments for non-represented staff; and 2) awards Judge Gill a merit increase of \$8,112, which is approximately a 5.3% pay increase, placing him at grade 12,

step 7 of the established salary range. **VOTE: PASSED 7:0**

Councilor Discussion:

- Councilor Zelenka – asked what other staff positions are in grade 12.

3. **WORK SESSION: Industrial Pretreatment Program Code Updates**

City Manager Medary introduced Public Works Wastewater Division Director, Michelle Miranda, who presented the information on the Industrial Pretreatment Program Code Updates.

Councilor Discussion:

- Councilor Groves – asked how close the wastewater plant is to reaching capacity.
- Councilor Zelenka – asked what the peak usage is for the wastewater plant; asked staff to outline the purpose of the poplar tree farm; asked for an update on the biomass facility.
- Councilor Keating – asked what awards the treatment facility has received; asked what opportunities exist for grey water processing; asked if the City is looking to other municipalities for additional ideas for grey water processing.
- Councilor Yeh – stated that the wastewater partnership between Eugene, Springfield, and Lane County is exemplary.

Mayor Vinis adjourned the meeting at 1:22 p.m.

Respectfully submitted,

Katie LaSala
City Recorder

(Recorded by Sara McKinney)

Link to the webcast of this City Council meeting [here](#).

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Approval of Tentative Working Agenda

Meeting Date: May 8, 2023
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 3B
Staff Contact: Katie LaSala
Contact Telephone Number: 541-682-5010

ISSUE STATEMENT

This is a routine item to approve the City Council Tentative Working Agenda.

BACKGROUND

At each regular meeting of the Council, the City Manager shall present the Tentative Agenda. This shall be placed on the Consent Calendar. If there are any concerns about the items on the Tentative Agenda, it may be removed at the request of any councilors from the Consent Calendar and discussed separately.

COUNCIL OPTIONS

The council may choose to approve, amend or not approve the tentative agenda.

SUGGESTED MOTION

Move to approve the items on the Tentative Working Agenda.

ATTACHMENTS

A. City Council Tentative Working Agenda

FOR MORE INFORMATION

Staff Contact: Katie LaSala
Telephone: 541-682-5010
Staff E-Mail: klasala@eugene-or.gov



City Council Tentative Agenda

Updated May 4, 2023

City Council meetings will continue to be held using hybrid and virtual meeting technology. Materials and information about how to access these meetings will be available at <https://www.eugene-or.gov/3360/Webcasts-and-Meeting-Materials>.

May 2023						
Date	Day	Time	Title		Length	Dept. Contact
8-May	Monday	5:30 pm	 Police Auditor Contract (Work Session)	45 mins	Staff, CS	
			 Climate Friendly and Equitable Communities Scenario Planning (Work Session)	45 mins	Rob Inerfeld, PW	
Work Session Location: Public via Virtual Only						
8-May	Monday	7:30 pm	 Ceremonial Matters		James McClendon, PW Genevieve Middleton, PDD	
			 Committee Reports and Items of Interest			
			 MWMC FY24 Budget Approval (Consent Agenda)			
			 Annual Action Plan for Affordable Housing and Community Development (Consent Agenda)			
			 Public Forum			
Location: Public via Virtual & Council Chambers, Room 114						
10-May	Wednesday	12 pm	 Fossil Fuel Risk Bonds (Work Session)	45 mins	Ian Penn, PW	
			 Willamette River Greenway Code Amendments Overview (Work Session)	45 mins	Gabe Flock, PDD	
Work Session Location: Public via Virtual Only						
10-May	Wednesday	5:30 pm	 Budget Committee: Public Comment and Deliberation (Budget Committee)		Staff, CS	
Budget Committee Location: Virtual Only						



Work Session



Action



Public Hearing



Public Forum



Consent Calendar



Committee Reports/Items of Interest



Ceremonial Matters



Pledge of Allegiance

15-May	Monday	5:30 pm	 Industrial Pretreatment Program Code Updates (Public Hearing)  Downtown Urban Renewal Amendment (Public Hearing)  Prohibited Camping Code Amendments (Public Hearing)		Michelle Miranda, PW Amanda D'Souza, PDD Kathryn Brotherton, CAO
<i>Location: Public via Virtual & Council Chambers, Room 114</i>					
17-May	Wednesday	12 pm	 Fire Marshal's Office and Unsafe Building Program (Work Session)  Police Auditor and Civilian Review Board Annual Reports (Work Session)	45 mins 45 mins	Deputy Chief Fire Marshal Travis Worthington, ESF Leia Pitcher, PA
<i>Location: Public via Virtual Only</i>					
17-May	Wednesday	5:30 pm	 Budget Committee: Public Comment and Deliberation (Budget Committee)		Staff, CS
<i>Budget Committee Location: Virtual Only</i>					
22-May	Monday	5:30 pm	Boards and Commissions Interviews	90 mins	Sara McKinney, CS
<i>Expected Absences: Mayor Vinis</i>			<i>Interview Location: Virtual & Council Chambers, Room 114</i>		
22-May	Monday	7:30 pm	 Pledge of Allegiance in recognition of Memorial Day  Committee Reports and Items of Interest  Affordable Housing Trust Fund Request for Proposals (Consent Calendar)  Public Forum Boards and Commissions Interviews (cont'd as needed)  Industrial Pretreatment Program Code Updates (Possible Action)  1059 Willamette Redevelopment - Timeline Update (Action)		Laura Hammond, PDD Sara McKinney, CS Michelle Miranda, PW Amanda D'Souza, PDD
<i>Expected Absences: Mayor Vinis</i>			<i>Location: Public via Virtual & Council Chambers, Room 114</i>		
24-May	Wednesday	12 pm	 Prohibited Camping Code Amendments (Work Session, Possible Action)	45 mins	Kathryn Brotherton, CAO

Attachment A

			 Revenue Committee - Scope of Services (Work Session)	45 mins	Twylla Miller, CS
<i>Work Session Location: Public via Virtual Only</i>					
24-May	Wednesday	5:30 pm	 Budget Committee: Public Hearing and Deliberation (Budget Committee)		Staff, CS
<i>Budget Committee Location: Virtual Only</i>					

June 2023						
Date	Day	Time	Title		Length	Dept. Contact
12-June	Monday	5:30 pm		Downtown Urban Renewal Amendment (Work Session)	45 mins	Amanda D’Souza, PDD
				Topic Pending Confirmation (Work Session)	45 mins	
Work Session Location: Public via Virtual Only						
12-June	Monday	7:30 pm		Pledge of Allegiance in recognition of Flag Day		Sara McKinney, CS
				Ceremonial Matters		
				Committee Reports and Items of Interest		
				Public Forum		
				Boards and Commissions Appointments (Action)		
Location: Public via Virtual & Council Chambers, Room 114						
14-June	Wednesday	12 pm		Civilian Oversight Protocols (Work Session)	45 mins	Leia Pitcher, PA
				Renter Protections, Phase II (Work Session)	45 mins	Amy Cameron, PDD
Work Session Location: Public via Virtual Only						
20-June	Tuesday	5:30 pm		Ordinance Adopting Hazardous Substance User Fees (Public Hearing)		Mark Dahl, ESF
				Building Code Updates (Public Hearing)		Mark Whitmill, PDD
				Willamette River Greenway Code Amendments (CA 22-1) (Public Hearing)		Gabe Flock, PDD
Location: Public via Virtual & Council Chambers, Room 114						

Attachment A

21-June	Wednesday	12 pm	 Downtown Urban Renewal (Work Session, Possible Action)	45 mins	Amanda D’Souza, PDD
			 Revenue Committee (Work Session)	45 mins	Twylla Miller, CS
Location: Public via Virtual Only					
26-June	Monday	5:30 pm	 ESF Governance (Work Session)	90 mins	Kristie Hammitt, CS
Work Session Location: Public via Virtual Only					
26-June	Monday	7:30 pm	 Pledge of Allegiance and Reading in recognition of Independence Day		Elizabeth Butterfield, CS
			 Committee Reports and Items of Interest		
			 Public Forum		
			 City of Eugene FY23 Supplemental Budget (Public Hearing and Action)		
			 City of Eugene 2023-2025 Biennial Budget Adoption (Public Hearing and Action)		
			 Urban Renewal Agency FY23 Supplemental Budget (Public Hearing and Action)		
			 Urban Renewal Agency 2023-2025 Biennial Budget Adoption (Public Hearing and Action)		
Location: Public via Virtual & Council Chambers, Room 114					
28-June	Wednesday	12 pm	 Executive Session pursuant to ORS 192.660(2)(i) (Work Session)	45 mins	Staff
			 Topic Pending Confirmation (Work Session)	45 mins	Staff
Work Session Location: Public via Virtual Only					

Note: Council Break July 27 – September 9

UPCOMING PUBLIC HEARINGS			
Date/Time	Topic/Title	Description	Staff Contact
May 15, 5:30 pm	Industrial Pretreatment Program Code Updates	The City Council will hold a public hearing to consider Industrial Pretreatment Program Code Updates. The proposed ordinance will be posted online: https://www.eugene-or.gov/1781/Proposed-Ordinances	Michelle Miranda, PW MMiranda@eugene-or.gov 541-682-8615
May 15, 5:30 pm	Downtown Urban Renewal Amendment	The City Council will hold a public hearing to consider Downtown Urban Renewal Amendment. The proposed ordinance will be posted online: https://www.eugene-or.gov/1781/Proposed-Ordinances	Amanda D'Souza, PDD ADSouza@eugene-or.gov 541-682-5540
May 15, 5:30 pm	Prohibited Camping Code Amendments	The City Council will hold a public hearing to consider Prohibited Camping Code Amendments. The proposed ordinance will be posted online: https://www.eugene-or.gov/1781/Proposed-Ordinances	Kathryn Brotherton, CAO KBrotherton@eugene-or.gov 541-682-8447
June 20, 5:30 pm	Willamette River Greenway Code Amendments (CA 22-1)	The City Council will hold a public hearing to consider Willamette River Greenway Code Amendments (CA 22-1). This public hearing will provide an opportunity for public comment on a set proposed land use code amendments intended to establish a clear and objective approval criteria for the review of housing development within the Willamette River Greenway. The proposed ordinance will be posted online: https://www.eugene-or.gov/1781/Proposed-Ordinances	Gabe Flock, PDD GFlock@eugene-or.gov 541-682-5697
June 20, 5:30 pm	Ordinance Adopting Hazardous Substance User Fees	The City Council will hold a public hearing to consider an Ordinance Adopting Hazardous Substance User Fees. The public hearing provides an opportunity for public comment on the proposed hazardous substance user fee for FY24, which will be used to fund the Eugene Toxics Right-to-Know Program. The proposed ordinance will be posted online: https://www.eugene-or.gov/1781/Proposed-Ordinances	Mark Dahl, ESF MDahl@eugene-or.gov 541-682-8361

Approved Work Session Polls to be Scheduled	Councilor	Date Approved
Fossil Fuel Risk Bonds – Scheduled: May 10, 2023	Groves, Syrett	10/21/21
Gas Stations – TBD	Keating	4/15/22
Bethel Area Plan – Scheduled: April 19, 2023. Follow-up work session TBD.	Evans	7/22/22

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Ratification of FY 2023-24 Metropolitan Wastewater Management Commission (MWMC), Regional Wastewater Program Budget and Capital Improvements Program

Meeting Date: May 8, 2023
Department: Public Works
www.eugene-or.gov

Agenda Item Number: 3C
Staff Contact: James McClendon
Contact Telephone Number: 541-682-8608

ISSUE STATEMENT

This agenda item is specific to the ratification of the Fiscal Year 2023-24 (FY24) budget for the regional wastewater program, serving the Eugene-Springfield metro area, as established under the 1977 Intergovernmental Agreement between the City of Eugene, City of Springfield, and Lane County. The regional wastewater program is managed by the Metropolitan Wastewater Management Commission (MWMC) pursuant to the provisions of the Intergovernmental Agreement. The Regional Wastewater Program budget and Capital Improvements Program provides funds for all operations, maintenance, administration, and capital improvements of all MWMC owned regional facilities.

BACKGROUND

The purpose of the regional wastewater program is to protect public health and safety and the environment by providing high quality wastewater management services to the metropolitan region. The MWMC and its regional partners are committed to providing these services in a manner that will achieve, sustain and promote balance between community, environmental, and economic needs while also meeting customer service expectations.

The MWMC and wastewater program staff have established the following key outcomes:

1. *High environmental standards.*
2. *Fiscal management that is effective and efficient.*
3. *A successful intergovernmental partnership.*
4. *Maximum reliability and useful life of regional assets and infrastructure.*
5. *Public awareness and understanding of MWMC, the regional wastewater system, and MWMC's objectives of maintaining water quality and a sustainable environment.*

These key outcomes and goals are in alignment with the City of Eugene council goals.

Every year, MWMC develops a budget that covers resource needs of the operations, maintenance and capital improvement activities for the regional wastewater program. These services are

May 8, 2023 Work Session – Item 3C

provided by Eugene and Springfield in accordance with the intergovernmental agreement. The regional budget combines the portions of the City of Eugene and City of Springfield budgets that are dedicated to the regional wastewater program. On April 14, 2023, the Commission conducted a public hearing on the proposed draft budget for FY24 and subsequently adopted the budget. The MWMC's adopted budget is attached for council consideration (See Attachment A). The budget reflects the continuing focus on design and construction of capital improvements in the approved 2004 MWMC Facilities Plan that are needed to ensure that the operation of the Regional Wastewater Facilities meets increasing environmental regulations, and that the collection and treatment capacity will be available to provide for growth in the service region. The adopted budget includes the financial resources necessary to support the regional program. The personnel, operations and maintenance, and capital outlay budget increases by 7.1% from the FY23 budget.

On April 14, the MWMC reviewed and discussed the proposed schedule of regional wastewater program user rates and the preliminary Regional Wastewater Program budget and Capital Improvements Program, and the commission subsequently approved a 4.5% rate increase in regional wastewater user rate for FY24. Commensurate with approving the Regional Wastewater Program budget and Capital Improvements Program, the MWMC directed staff to refer them to the governing bodies for ratification in accordance with the intergovernmental agreement.

PREVIOUS COUNCIL DIRECTION

[May 9, 2022 Meeting](#)

MWMC Budget Ratification is requested annually. Council ratified the current FY23 MWMC Budget. (Motion approved 8:0).

COUNCIL OPTIONS

1. Approve motion to ratify the FY24 MWMC Budget.
2. Return the FY24 Regional Wastewater Program Budget and Capital Improvements Program to MWMC with specific requests for modification and reconsideration.

CITY MANAGER'S RECOMMENDATION

The City Manager recommends ratification of the proposed FY24 MWMC Budget and Capital Improvements Program.

SUGGESTED MOTION

Move to ratify the FY24 MWMC Budget.

ATTACHMENTS

- A. MWMC Transmittal letter and FY24 Proposed Regional Wastewater Program Budget and Capital Improvements Program

FOR MORE INFORMATION

Staff Contact: James McClendon, Finance and Administrative Manager, Wastewater Division

Telephone: 541-682-8608

Staff E-Mail: JMcClendon@eugene-or.gov



Metropolitan Wastewater MANAGEMENT COMMISSION



partners in wastewater management

April 19, 2023

MWMC Commission

Bill Inge
Lane County Citizen
MWMC President

Jennifer Yeh
Eugene City Councilor
MWMC Vice President

Pat Farr
Lane County Commissioner

Christopher Hazen
Eugene Citizen

Doug Keeler
Springfield Citizen

Joe Pishioneri
Springfield City Councilor

Peter Ruffier
Eugene Citizen

Ms. Sarah Medary, City Manager
City of Eugene
101 West 10th Avenue
Suite 203
Eugene, Oregon 97401

Subject: Metropolitan Wastewater Management Commission (MWMC) 2023-24
Regional Wastewater Program (RWP) Budget and Capital Improvements
Program (CIP)

Dear Ms. Medary:

On April 14, 2023 the MWMC held a public hearing on the fiscal year (FY) 2023-24 Regional Wastewater Program (RWP) Budget and Capital Improvement Program (CIP). At this meeting, the FY 2023-24 Budget and CIP were approved. The RWP Budget funds operating and capital project requirements, and maintains targeted contributions to reserves.

Consistent with the Intergovernmental Agreement, the RWP Budget and CIP need to be ratified by the governing bodies of Eugene, Springfield, and Lane County prior to final adoption by MWMC. Please forward the enclosed budget and CIP document to the Eugene City Council for their consideration on May 8, 2023. If I can be of any additional assistance, please contact me at 541-726-3694.

Thank you for your consideration and assistance in this matter.

Sincerely,

Matt Stouder
MWMC Executive Officer

Administration

Matt Stouder
MWMC Executive Officer
City of Springfield
225 Fifth Street
Springfield, Oregon 97477
(541) 726-3694
FAX (541) 726-2309

Operations

Michelle Miranda
Wastewater Director
City of Eugene
410 River Avenue
Eugene, Oregon 97404
(541) 682-8600
FAX (541) 682-8601

Preliminary Regional Wastewater Program Budget and Capital Improvements Program



Metropolitan Wastewater
MANAGEMENT COMMISSION



partners in wastewater management

Fiscal Year 2023-2024
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May 8, 2023 Meeting - Item 3C

REGIONAL WASTEWATER PROGRAM BUDGET and CAPITAL IMPROVEMENTS PROGRAM Fiscal Year 2023-24

The Metropolitan Wastewater Management Commission is scheduled to adopt the Operating Budget and Capital Improvements Program (CIP) for FY 23-24 on April 9, 2023. The Budget and CIP are scheduled to be ratified by the Springfield City Council on May 1, 2023, the Eugene City Council on May 8, 2023, and the Lane County Board of Commissioners on May 9, 2023. The Commission is scheduled to give final ratification of the Budget and CIP on June 9, 2023.

COMMISSION MEMBERS:

Bill Inge, President (Lane County)
Jennifer Yeh, Vice President (Eugene)
Joe Pishioneri, (Springfield)
Pat Farr, (Lane County)
Doug Keeler, (Springfield)
Peter Ruffier, (Eugene)
Christopher Hazen, (Eugene)

STAFF:

Matthew Stouder, MWMC Executive Officer/General Manager
Michelle Miranda, Wastewater Director
Nathan Bell, MWMC Finance Officer



www.mwmcpartners.org

METROPOLITAN WASTEWATER MANAGEMENT COMMISSION
FY 2023-24 BUDGET AND CAPITAL IMPROVEMENTS PROGRAM
for the
REGIONAL WASTEWATER PROGRAM

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BUDGET MESSAGE

Members of the Metropolitan Wastewater Management Commission (MWMC) MWMCs' Customers and Partnering Agencies

We are pleased to present the Metropolitan Wastewater Management Commission's budget for fiscal year 2023-24. This budget funds operations, administration, and capital projects planned for the Regional Wastewater Program.

MWMC Background

The Metropolitan Wastewater Management Commission (MWMC) was formed by Eugene, Springfield, and Lane County through an intergovernmental agreement (IGA) in 1977 to provide wastewater collection and treatment services for the Eugene-Springfield metropolitan area. The seven-member Commission, appointed by the City Councils of Eugene and Springfield and the Lane County Board of Commissioners, is responsible for oversight of the Regional Wastewater Program. Since 1983, the Commission has contracted with the cities of Springfield and Eugene to provide all staffing and services necessary to maintain and support the Regional Wastewater Program.

The MWMC has been providing high-quality wastewater services to the metropolitan area for 46 years. The service area for the MWMC consists of approximately 250,000 residents, including 82,000 residential and commercial accounts. The MWMC is committed to clean water, the community's health, the local environment, and to providing high quality services in a manner that will achieve, sustain, and promote balance between community, environmental, and economic needs.

Budget Development Process

The MWMC's budget development schedule begins in January, with a budget kick-off to review key outcomes the Commission strives to achieve, along with performance indicators identified to measure results of annual workplans over time. February includes a presentation of the draft Capital Improvement Program (CIP) budget and five-year capital plan, and in March the operating budget programs and user fee rate scenarios are presented for discussion and direction.

In April, the Commission holds public hearings on the Preliminary Regional Wastewater Program (RWP) Budget and CIP, and regional wastewater user rates. In May, the RWP budget is provided to the three governing bodies of Springfield, Eugene and Lane County for their review, input and ratification. The RWP Budget and CIP returns to the MWMC in June for final approval, with budget implementation occurring July 1.

Fiscal Year 2023-24 Budget

The Administration and Capital Improvements Program (CIP) components of the MWMC's budget are reflected in the City of Springfield's RWP budget. Operations, maintenance, equipment replacement, major rehabilitation, and major capital outlay components are reflected in the City of Eugene's RWP budget. Both cities' Industrial Pretreatment Programs are managed

locally in compliance with the MWMC Model Ordinance, and are also included in the RWP budget.

Capital Budget - The capital program reflects a continued focus on design and construction of capital improvements planned to ensure that operation of the Regional Wastewater Facilities meets environmental regulations, and that adequate capacity will be provided to meet the needs of a growing service area. The Capital Budget for FY 23-24 is \$67.1 million, and the five-year Capital Plan is currently projected at \$129.1 million.

Operating Budget - The FY 23-24 RWP Operating Budget for personnel services, materials and services and capital outlay expenses is \$23.9 million, reflecting an 6.7% increase when compared to the prior year adopted budget (when compared to the prior year amended budget the increase is 6.8%). The FY 23-24 budget includes Debt Service payments that total \$4.1 million as scheduled repayment of the \$32.7 million for revenue bonds issued in May 2016, and \$50,000 in Clean Water SRF loans to fund the Facilities Plan capital improvements.

Revenues - The RWP is 100% funded by user fees, from customers and industries receiving regional wastewater services. FY 23-24 user fee revenues (including septage service) are projected at \$38.5 million. This level of revenue is based on a recommended 4.5% increase on regional monthly wastewater user fees, and no increase on septage and hauled waste user fees, to meet revenue objectives for planned capital improvements.

Balanced Budget - The RWP achieves and maintains a structurally balanced budget with resources equal or greater than expenditures to set aside a portion of fund balance in reserves.

In summary, the FY 23-24 budget implements the Commission's adopted 2019 Financial Plan policies, funding operations and administration sufficiently to maintain service levels and to meet the environmental performance necessary for compliance with the National Pollutant Discharge Elimination System (NPDES) permit issued jointly to the MWMC and the two cities.

Regulatory Permit Status

The MWMC's new NPDES permit was issued on November 1, 2022, and will expire on September 30, 2027. The permit anticipates more stringent requirements. The MWMC continues to reduce debt obligations, while planning financially to be positioned for the NPDES permit requirements.

Respectfully submitted,



Matt Stouder
MWMC Executive Officer

ACRONYMS AND EXPLANATIONS

AMCP – Asset Management Capital Program. The AMCP implements the projects and activities necessary to maintain functionality, lifespan, and effectiveness of the MWMC facility assets on an ongoing basis. The AMCP is administered by the City of Eugene for the MWMC.

BMF – Biosolids Management Facility. The Biosolids Management Facility is an important part of processing wastewater where biosolids generated from the treatment of wastewater are turned into nutrient rich, beneficial organic materials.

CIP – Capital Improvements Program. This program implements projects outlined in the 2004 Facilities Plan and includes projects that improve performance, or expand treatment or hydraulic capacity of existing facilities.

CMOM – Capacity Management and Maintenance Program. The CMOM program addresses wet weather issues such as inflow and infiltration with the goal to eliminate sanitary sewer overflows to the extent possible and safeguard the hydraulic capacity of the regional wastewater treatment facility.

CWSRF – Clean Water State Revolving Fund. The Clean Water State Revolving Fund loan program is a federal program administered by the Oregon DEQ that provides low-cost loans for the planning, design and construction of various water pollution control activities. (DEQ)

EMS – Environmental Management System. An EMS is a framework to determine the environmental impacts of an organization's business practices and develop strategies to address those impacts.

ESD – Environmental Services Division. The ESD is a division of the City of Springfield's Development and Public Works Department that promotes and protects the community's health, safety, and welfare by providing professional leadership in the protection of the local environment, responsive customer service, and effective administration for the Regional Wastewater Program.

IGA – Intergovernmental Agreement. Pursuant to ORS 190.010, ORS 190.080, and ORS 190.085, the IGA is an agreement between the cities of Eugene and Springfield and Lane County that created the MWMC as an entity with the authority to provide resources and support as defined in the IGA for the Regional Wastewater Program.

MWMC – Metropolitan Wastewater Management Commission. The MWMC is the Commission responsible for the oversight of the Regional Wastewater Program. In this role, the MWMC protects the health and safety of our local environment by providing high-quality management of wastewater conveyance and treatment to the Eugene-Springfield community. The Commission is responsible for the oversight of the Regional Wastewater Program.

NPDES – National Pollutant Discharge Elimination System permit. The NPDES permit program is administered by the Oregon Department of Environmental Quality (DEQ) in fulfillment of federal Clean Water Act requirements. The NPDES permit includes planning and technology requirements as well as numeric limits on effluent water quality.

RNG – Renewal Natural Gas Upgrades consisting of biogas purification facilities at the treatment plant and connection to the Northwest Natural utility grid. Together, the system allows the MWMC to sell the upgraded gas (RNG) as a renewable fuel through offtake agreements.

RWP – Regional Wastewater Program. Under the oversight of the MWMC, the purpose of the RWP is to protect public health and safety and the environment by providing high quality wastewater management services to the Eugene-Springfield metropolitan area. The MWMC and the regional partners are committed to providing these services in a manner that will achieve, sustain, and promote balance between community, environmental, and economic needs while meeting customer service expectations.

SDC – System Development Charge. SDCs are charges imposed on development so that government may recover the capital needed to provide sufficient capacity in infrastructure systems to accommodate the development.

SRF – Clean Water State Revolving Fund. The Clean Water State Revolving Fund loan program is a federal program administered by the Oregon DEQ that provides low-cost loans for the planning, design and construction of various water pollution control activities. (DEQ)

SSO – Sanitary Sewer Overflows. Discharges of raw sewage.

TMDL – Total Maximum Daily Load. The federal Clean Water Act defines *Total Maximum Daily Load* as the maximum amount of any pollutant that can be safely assimilated by a waterway in one day without significant degradation of water quality.

TSS – Total Suspended Solids. Organic and inorganic materials that are suspended in water.

WPCF – Regional Water Pollution Control Facility. The WPCF is a state-of-the-art facility providing treatment of the wastewater coming from the Eugene/Springfield metropolitan area. The WPCF is located on River Avenue in Eugene. The treatment plant and 49 pump stations distributed across Eugene and Springfield operate 24 hours a day, 7 days a week, 365 days a year to collect and treat wastewater from homes, businesses and industries before returning the cleaned water, or effluent, to the Willamette River. Through advanced technology and processes, the facility cleans, on average, up to 30 million gallons of wastewater every day.

WWFMP – Wet Weather Flow Management Plan. This plan evaluated and determined the most cost-effective combination of collection system and treatment facility upgrades needed to manage excessive wet weather wastewater flows in the Eugene/Springfield metropolitan area.

REGIONAL WASTEWATER PROGRAM OVERVIEW

The Metropolitan Wastewater Management Commission

The Metropolitan Wastewater Management Commission (MWMC) was formed by Eugene, Springfield, and Lane County through an intergovernmental agreement (IGA) in 1977 to provide wastewater collection and treatment services for the Eugene-Springfield metropolitan area. The seven-member Commission is composed of members appointed by the City Councils of Eugene (3 representatives), Springfield (2 representatives) and the Lane County Board of Commissioners (2 representatives). Since its inception, the Commission, in accordance with the IGA, has been responsible for oversight of the Regional Wastewater Program (RWP) including: construction, maintenance, and operation of the regional sewerage facilities; adoption of financing plans; adoption of budgets, user fees and connection fees; adoption of minimum standards for industrial pretreatment and local sewage collection systems; and recommendations for the expansion of regional facilities to meet future community growth. Staffing and services have been provided in various ways over the 46 years of MWMC's existence. Since 1983, the Commission has contracted with the Cities of Springfield and Eugene for all staffing and services necessary to maintain and support the RWP. Lane County's partnership has involved participation on the Commission and authority for wastewater services and support for customers that are served by the MWMC in the Santa Clara unincorporated area.

Regional Wastewater Program Purpose and Key Outcomes

The purpose of the RWP is to protect public health and safety and the environment by providing high quality wastewater management services to the Eugene-Springfield metropolitan area. The MWMC and the regional partners are committed to providing these services in a manner that will achieve, sustain, and promote balance between community, environmental, and economic needs while meeting customer service expectations. Since the mid-1990s, the Commission and RWP staff have worked together to identify key outcome areas within which to focus annual work plan and budget priorities. The FY 23-24 RWP work plans and budget reflect a focus on the following key outcomes or goals. In carrying out the daily activities of managing the regional wastewater system, we will strive to achieve and maintain:

1. *High environmental standards;*
2. *Fiscal management that is effective and efficient;*
3. *A successful intergovernmental partnership;*
4. *Maximum reliability and useful life of regional assets and infrastructure;*
5. *Public awareness and understanding of MWMC, the regional wastewater system, and MWMC's objectives of maintaining water quality and a sustainable environment.*

The Commission believes that these outcomes, if achieved in the long term, will demonstrate success of the RWP in carrying out its purpose. In order to help determine whether we are successful, indicators of performance and targets have been identified for each key outcome. Tracking performance relative to identified targets over time assists in managing the RWP to achieve desired results. The following indicators and performance targets provide an important framework for the development of the FY 23-24 RWP Operating Budget, Capital Improvements Program, and associated work plans.

Outcome 1: *Achieve and maintain high environmental standards.*

Indicators:	Performance:		
	FY 21-22 Actual	FY 22-23 Estimated Actual	FY 23-24 Target
<ul style="list-style-type: none"> Average removal efficiency of carbonaceous biochemical oxygen demand (CBOD) and total suspended solids (TSS) (permit limit 85%) 	97%	97%	95%
<ul style="list-style-type: none"> High quality biosolids (pollutant concentrations less than 50% of EPA exceptional quality criteria) 	Arsenic 12% Cadmium 18% Copper 30% Lead 9% Mercury 7% Nickel 4% Selenium 6% Zinc 35%	Arsenic 25% Cadmium 20% Copper 30% Lead 10% Mercury 10% Nickel 10% Selenium 10% Zinc 35%	Arsenic <50% Cadmium <50% Copper <50% Lead <50% Mercury <50% Nickel <50% Selenium <50% Zinc <50%
<ul style="list-style-type: none"> ISO14001 Environmental Management System – Continual Improvement of Environmental Performance 	All objectives met and no major nonconformities; Reduced waste gas flaring; Produce gas for use as renewable fuel; Installed new laboratory information management system	All objectives met and no major nonconformities	All objectives met and no major nonconformities
<ul style="list-style-type: none"> Climate Action Planning 		Completed FY 2019-20 Greenhouse Gas Emissions Inventory; presented to Commission	Complete FY 2021-22 Greenhouse Gas Inventory to include RNG facility impact

Outcome 1: *Achieve and maintain high environmental standards (continued)*

Indicators:		Performance:	
	FY 21-22 Actual	FY 22-23 Estimated Actual	FY 23-24 Target
<ul style="list-style-type: none"> Urban Waters & Wildlife Partnership 	Signed onto UWWP MOU	Explore partnership opportunities	Identify MWMC project roles and outcomes
<ul style="list-style-type: none"> Resource Recovery 	Completed construction of RNG and implemented full scale production of RNG	Begin design of UV Disinfection for Recycled Water	Construction of Class A Disinfection Facilities

Outcome 2: *Achieve and maintain fiscal management that is effective and efficient.*

Indicators:		Performance:	
	FY 21-22 Actual	FY 22-23 Estimated Actual	FY 23-24 Target
<ul style="list-style-type: none"> Annual budget and rates align with the MWMC Financial Plan 	Policies met	Policies met	Policies met
<ul style="list-style-type: none"> Annual audited financial statements 	Clean audit	Clean audit	Clean audit
<ul style="list-style-type: none"> Uninsured bond rating 	AA	AA	AA
<ul style="list-style-type: none"> Reserves funded at target levels 	Yes	Yes	Yes
<ul style="list-style-type: none"> Maintain Sound Financial Practices per the MWMC Financial Plan 	Yes	Yes	Review and update the Financial Plan
<ul style="list-style-type: none"> Ensure rates and rate changes are planned, moderate and incremental 	3.5%	3.5%	≤ 4.5%
<ul style="list-style-type: none"> MWMC utility billing collection rate at or above 98% 	---	> 98%	> 98%

Outcome 3: *Achieve and maintain a successful intergovernmental partnership.*

Indicators:	Performance:		
	FY 21-22 Actual	FY 22-23 Estimated Actual	FY 23-24 Target
<ul style="list-style-type: none"> Update MWMC Facilities Plan (Project P80101) 	---	Begin Project (NPDES permit effective 11/1/22)	Complete by January 2025
<ul style="list-style-type: none"> Implement and approve revised local limits and an updated MWMC pretreatment model ordinance; Implement model ordinance into Eugene and Springfield Codes 	Conducted system sampling; revised limits and updated model ordinance to reflect current CFRs	Preliminary approval from DEQ; Initiate public notice and Commission approval	Adopt local ordinances in Eugene and Springfield; Begin implementation
<ul style="list-style-type: none"> Partnership Assessment Tool 	---	Scope assessment tool options; present concepts/options for Commission consideration; Create RFP and select consultant	Begin implementation and data collection; report first round results to Commission
<ul style="list-style-type: none"> Community presentations regarding MWMC partnership, services and outcomes delivered jointly 	2 community presentations delivered by staff to groups in the service area	4 community presentations delivered by staff to groups in the service area	2 community presentations delivered by staff to groups in the service area

Outcome 4: *Maximize reliability and useful life of regional assets and infrastructure.*

Indicators:	Performance:		
	FY 21-22 Actual	FY 22-23 Estimated Actual	FY 23-24 Target
<ul style="list-style-type: none"> Preventive maintenance completed on time (best practices benchmark is 90%) 	96%	96%	> 90%
<ul style="list-style-type: none"> Preventive maintenance to corrective maintenance ratio (benchmark 4:1-6:1) 	5.5:1	5.6:1	5:1
<ul style="list-style-type: none"> Emergency maintenance required (best practices benchmark is less than 2% of labor hours) 	1%	1%	< 2%
<ul style="list-style-type: none"> Asset management (AM) processes and practices review and development 	Annual update to AM plan completed	Implemented tasks from the Improvement Plan	Implement additional tasks from Improvement Plan
<ul style="list-style-type: none"> MWMC Resiliency Plan 	Plan implementation	Pump Station to conveyance pipe repair kits	Design building seismic upgrades

Outcome 5: *Achieve and maintain public awareness and understanding of MWMC, the regional wastewater system, and MWMC's objectives of maintaining water quality and a sustainable environment.*

Indicators:	Performance:		
	FY 21-22 Actual	FY 22-23 Estimated Actual	FY 23-24 Target
• Communications Plan	Continued implemented 2021 Communications Plan	Update 2021 Plan as needed based on market trends	Update 2021 Plan as needed based on market trends
• Promote MWMC social media channels and website	Grew Facebook followers to 1,000, Twitter to 215 and Instagram to 650; no website analytics available	Implement strategies to grow Facebook/Meta followers to 1,200, Twitter to 230 and Instagram to 850; and website visitors to 5,000 with 14,000 pageviews	Implement strategies to grow Facebook/Meta followers to 1,500, Twitter to 275 and Instagram to 1,100 and website visitors to 5,000 with 14,000 pageviews
• Create and distribute MWMC e-newsletters	Distributed monthly and increased distribution to 540 subscribers; no analytic targets set	Distribute monthly and increase distribution to 700 subscribers with an open rate of 39% and a click-through rate of 5%	Distribute monthly and increase distribution to 875 subscribers with an open rate of 40% and a click-through rate of 10%
• Pollution prevention/ sponsorships campaigns	2 campaigns, 4 sponsorships; reaching ≤40% of residents in the service area due to COVID-19	2 campaigns, 5 sponsorships; reaching 40% of residents in the service area	2 campaigns, 4 sponsorships; reaching 40% of residents in the service area
• Provide tours of the MWMC Facilities	Due to COVID-19, limited number of tours provided	Provide tours for greater than 1,000 people	Provide tours for greater than 1,500 people
• Clean Water University	Reach 25% of 5 th Graders in the service area	Reach 25% of 5 th Graders in the service area	Reach >25% of 5 th Graders in the service area

Roles and Responsibilities

In order to effectively oversee and manage the RWP, the partner agencies provide all staffing and services to the MWMC. The following sections describe the roles and responsibilities of each of the partner agencies, and how intergovernmental coordination occurs on behalf of the Commission.

City of Eugene

The City of Eugene supports the RWP through representation on the MWMC, provision of operation and maintenance services, and active participation on interagency project teams and committees. Three of the seven MWMC members represent Eugene – two citizens and one City Councilor. Pursuant to the Intergovernmental Agreement (IGA), the Eugene Wastewater Division operates and maintains the Regional Water Pollution Control Facility (WPCF), the Biosolids Management Facility (BMF) and associated residuals and reclaimed water activities, along with regional wastewater pumping stations and transmission sewers. In support of the RWP, the Division also provides technical services for wastewater treatment; management of equipment replacement and infrastructure rehabilitation; biosolids treatment and recycling; industrial source control (in conjunction with Springfield staff); and regional laboratory services for wastewater and water quality analyses. These services are provided under contract with the MWMC through the regional funding of 81.68 full-time equivalent (FTE) employees.

City of Springfield

The City of Springfield supports the RWP through representation on the MWMC, provision of MWMC administration services, and active coordination of and participation on interagency project teams and committees. Two MWMC members represent Springfield – one citizen and one City Councilor. Pursuant to the IGA, the Springfield Development and Public Works Department, provides staff to serve as the MWMC Executive Officer / General Manager, respectively. The Environmental Services Division and Finance Department staff provide ongoing staff support to the Commission and administration of the RWP in the following areas: legal and risk management services; financial management and accounting; coordination and management of public policy; regulatory and permit compliance issues; coordination between the Commission and the governing bodies; long-range capital project planning, design, and construction management; coordination of public information, education, and citizen involvement programs; and coordination and development of regional budgets, rate proposals, and revenue projections. Springfield staff also provides local implementation of the Industrial Pretreatment Program, as well as billing coordination and customer service. These services are provided under contract with the MWMC through the regional funding of 16.90 FTE of Development and Public Works Department staff and .88 FTE of Finance Department staff, and .03 FTE of City Manager's Office for a total 17.81 FTE as reflected in the FY 23-24 Budget.

Lane County

Lane County supports the RWP through representation on the MWMC, including two MWMC members that represent Lane County – one citizen and one County Commissioner. Lane County's partnership initially included providing support to manage the proceeds and repayment of the RWP general obligation bonds to finance the local share of the RWP facilities construction. These bonds were paid in full in 2002. The County, while not presently providing sewerage, has the authority under its charter to do so. The Urban Growth Boundary includes the two Cities (urban lands) and certain unincorporated areas surrounding the Cities which lies

entirely within the County. Federal funding policy requires sewage treatment and disposal within the Urban Growth Boundary to be provided on a unified, metropolitan basis.

Interagency Coordination

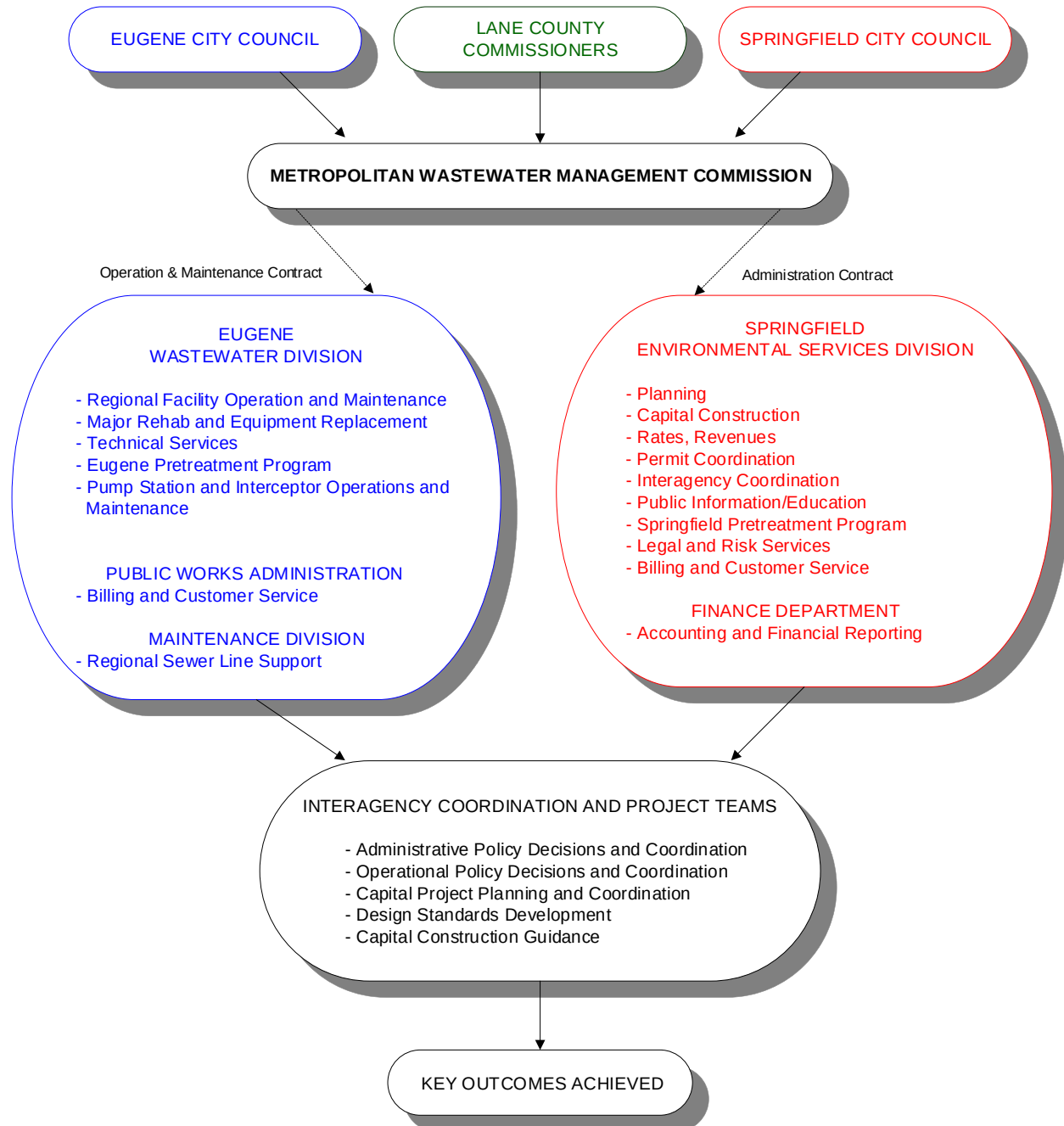
The effectiveness of the MWMC and the RWP depends on extensive coordination, especially between Springfield and Eugene staff, who provide ongoing program support. This coordination occurs in several ways. The Springfield MWMC Executive Officer / MWMC General Manager, together with the Eugene Wastewater Division Director coordinate regularly to ensure adequate communication and consistent implementation of policies and practices as appropriate. The Eugene and Springfield Industrial Pretreatment Program supervisors and staff meet regularly to ensure consistent implementation of the Model Industrial Pretreatment Ordinance. In addition, interagency project teams provide input on and coordination of ongoing MWMC administration issues and ad hoc project needs.

Exhibit 1 on the following page reflects the interagency coordination structure supporting the RWP. Special project teams are typically formed to manage large projects such as design and construction of new facilities. These interagency staff teams are formulated to provide appropriate expertise, operational knowledge, project management, and intergovernmental representation.

Relationship to Eugene and Springfield Local Sewer Programs

The RWP addresses only part of the overall wastewater collection and treatment facilities that serve the Eugene-Springfield metropolitan area. The Cities of Eugene and Springfield both maintain sewer programs that provide for construction and maintenance of local collection systems and pump stations, which discharge to the regional system. Sewer user fees collected by the two Cities include both local and RWP rate components.

EXHIBIT 1
REGIONAL WASTEWATER PROGRAM
INTERAGENCY COORDINATION STRUCTURE



REGIONAL WASTEWATER PROGRAM FY 23-24 BUDGET

The MWMC's RWP Operating Budget provides the Commission and governing bodies with an integrated view of the RWP elements. Exhibit 2 provides a summary of the overall Operating Budget. Separate Springfield and Eugene agency budgets and staffing also are presented within this budget document. Major program areas supported by Springfield and Eugene are described in the pages that follow and are summarized in Exhibit 3 on page 16. Finally, Exhibit 4 on page 17 combines revenues, expenditures, and reserves to illustrate how funding for all aspects of the RWP is provided. It should also be noted that the "Amended Budget FY 22-23" column in all budget tables represents the updated FY 22-23 RWP budget as of February 8, 2023, which reconciled actual beginning balances at July 1, 2022, and approved budget transfers and supplemental requests.

EXHIBIT 2

REGIONAL OPERATING BUDGET SUMMARY INCLUDING RESERVE CONTRIBUTIONS

	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24	CHANGE (1) INCR/(DECR)	
Full-Time Equivalent Staffing Level	97.12	97.12	99.49	2.37	2.4%
Personnel Services (2)	\$12,934,895	\$12,934,895	\$13,886,087	\$951,192	7.4%
Materials & Services (2)	9,040,000	9,140,000	9,660,389	620,389	6.9%
Capital Outlay (2, 3)	359,000	444,000	380,000	21,000	5.8%
Equip Replacement Contributions (4)	1,600,000	1,600,000	1,500,000	(100,000)	-6.3%
Capital Contributions (5)	13,000,000	13,000,000	12,800,000	(200,000)	-1.5%
Debt Service (6)	4,108,550	4,108,550	4,113,000	4,450	0.1%
Working Capital Reserve (7)	900,000	900,000	900,000	-	0%
Rate Stability Reserve (8)	2,000,000	2,000,000	2,000,000	-	0%
Insurance Reserve (9)	1,500,000	1,500,000	1,500,000	-	0%
Operating Reserve (10)	4,310,277	5,545,996	4,144,781	(165,496)	-3.8%
Rate Stabilization Reserve (11)	2,000,000	2,000,000	2,000,000	-	0%
SRF Loan Reserve (12)	50,000	50,000	50,000	-	0%
Budget Summary	\$51,802,722	\$53,223,441	\$52,934,257	\$1,131,535	2.2%

Notes:

1. The Change column and Percent Change column compare the Proposed FY 23-24 Budget with the originally Adopted FY 22-23 Budget column.
2. Personnel Services, Materials and Services, and Capital Outlay budget amounts represent combined Springfield and Eugene Operating Budgets that support the RWP.
3. Capital Outlay does not include CIP, Equipment Replacement, Major Capital Outlay, or Major Rehabilitation, which are capital programs.

4. The Equipment Replacement Contribution is a budgeted transfer of operating revenues to reserves for scheduled future equipment replacement, including all fleet equipment and other equipment, with an original cost over \$10,000, and with a useful life expectancy greater than one year. See table on page 23 for year-end balance.
5. The Capital Reserve Contribution is a budgeted transfer of operating revenues to reserves. Capital is passed through the Springfield Administration Budget. See table on page 24 for year-end balance.
6. The Debt Service line item is the sum of annual interest and principal payments on the Revenue Bonds and Clean Water State Revolving Fund (SRF) loans made from the Operating Budget (derived from user rates). The total amount of Debt Service budgeted in FY 23-24 is \$4,113,000.
7. The Working Capital Reserve acts as a revolving account which is drawn down and replenished on a monthly basis to fund Eugene's and Springfield's cash flow needs.
8. The Rate Stability Reserve is used to set aside revenues available at year-end after the budgeted Operating Reserve target is met. Internal policy has established a level of \$2 million for the Rate Stability Reserve. See Exhibit 5 on page 22 for year-end balance.
9. The Insurance Reserve was established to set aside funds to cover the insurance deductible amount for property and liability insurance coverage, for losses per occurrence. The Insurance Reserve is set at \$1.5 million.
10. The Operating Reserve is used to account for the accumulated operating revenues net of operations expenditures. The Commission's adopted policy provides minimum guidelines to establish the Operating Reserve balance at approximately two months operating expenses of the adopted Operating Budget. The Operating Reserve provides for contingency funds in the event that unanticipated expenses or revenue shortfalls occur during the budget year.
11. The Rate Stabilization Reserve contains funds to be used at any point in the future when net revenues are insufficient to meet the bond covenant coverage requirements. The Commission shall maintain the Rate Stabilization Reserve account as long as bonds are outstanding. This reserve is set at \$2 million.
12. The Clean Water SRF loan reserve is budgeted as required per loan agreements.

EXHIBIT 3

REGIONAL WASTEWATER PROGRAM OPERATING BUDGET
LINE ITEM SUMMARY BY PROGRAM AREA

<u>SPRINGFIELD</u>	ACTUALS	ADOPTED	AMENDED	PROPOSED	CHANGE	
MWMC ADMINISTRATION	FY 21-22	BUDGET FY 22-23	BUDGET FY 22-23	BUDGET FY 23-24	INCR/(DECR)	
Personnel Services	\$1,595,065	\$1,924,885	\$1,924,885	\$1,980,562	\$55,677	2.9%
Materials & Services	1,992,091	2,455,725	2,555,725	2,569,605	113,880	4.6%
Capital Outlay	-	-	30,000	-	-	--
TOTAL	\$3,587,156	\$4,380,610	\$4,510,610	\$4,550,167	\$169,557	3.9%
INDUSTRIAL PRETREATMENT						
Personnel Services	\$385,723	\$409,019	\$409,019	\$427,428	\$18,409	4.5%
Materials & Services	133,077	157,673	157,673	170,407	12,734	8.1%
Capital Outlay	-	-	55,000	-	-	--
TOTAL	\$518,800	\$566,692	\$621,692	\$597,835	\$31,143	5.5%
ACCOUNTING						
Personnel Services	\$127,162	\$140,991	\$140,991	\$134,761	(\$6,230)	-4.4%
Materials & Services	31,616	46,602	46,602	47,113	511	1.1%
Capital Outlay	-	-	-	-	-	--
TOTAL	\$158,778	\$187,593	\$187,593	\$181,874	(\$5,719)	-3.0%
TOTAL SPRINGFIELD						
Personnel Services	\$2,107,950	\$2,474,895	\$2,474,895	2,542,751	\$67,856	2.7%
Materials & Services	2,156,784	2,660,000	2,760,000	2,787,125	127,125	4.8%
Capital Outlay	-	-	85,000	-	-	--
TOTAL	\$4,264,734	\$5,134,895	\$5,319,895	\$5,329,876	\$194,980	3.8%
<u>EUGENE</u>						
ADMINISTRATIVE SERVICES						
Personnel Services	\$1,692,745	\$2,582,416	\$2,582,416	\$2,731,560	\$149,144	5.8%
Materials & Services	440,843	1,014,868	1,014,868	1,053,755	38,887	3.8%
Capital Outlay	-	-	-	-	-	--
TOTAL	\$2,133,588	\$3,597,284	\$3,597,284	\$3,785,315	\$188,031	5.2%
BIOSOLIDS MANAGEMENT						
Personnel Services	\$1,492,520	\$1,507,844	\$1,507,844	\$1,543,151	\$35,307	2.3%
Materials & Services	1,024,473	968,966	968,966	1,034,814	65,848	6.8%
Capital Outlay	-	-	-	-	-	--
TOTAL	\$2,516,993	\$2,476,810	\$2,476,810	\$2,577,965	\$101,155	4.1%
INDUSTRIAL SOURCE CONTROL						
Personnel Services	\$534,383	\$696,580	\$696,580	\$728,992	\$32,412	4.7%
Materials & Services	105,374	220,444	220,444	234,248	13,804	6.3%
Capital Outlay	-	-	-	-	-	--
TOTAL	\$639,757	\$917,024	\$917,024	\$963,240	\$46,216	5.0%
TREATMENT PLANT						
Personnel Services	\$5,107,774	\$5,222,767	\$5,222,767	\$5,679,660	\$456,893	8.7%
Materials & Services	3,877,875	3,825,502	3,825,502	4,103,697	278,195	7.3%
Capital Outlay	32,856	359,000	359,000	380,000	21,000	5.8%
TOTAL	\$9,018,505	\$9,407,269	\$9,407,269	\$10,163,357	\$756,088	8.0%
REGIONAL PUMP STATIONS						
Personnel Services	\$304,899	\$201,271	\$201,271	\$308,886	\$107,615	53.5%
Materials & Services	338,295	290,496	290,496	341,745	51,249	17.6%
Capital Outlay	-	-	-	-	-	--
TOTAL	\$643,194	\$491,767	\$491,767	\$650,631	\$158,864	32.3%
BENEFICIAL REUSE SITE						
Personnel Services	\$304,196	\$249,122	\$249,122	\$351,087	\$101,965	40.9%
Materials & Services	103,730	59,724	59,724	105,005	45,281	75.8%
Capital Outlay	-	-	-	-	-	--
TOTAL	\$407,926	\$308,846	\$308,846	\$456,092	\$147,246	47.7%
TOTAL EUGENE						
Personnel Services	\$9,436,517	\$10,460,000	\$10,460,000	\$11,343,336	\$883,336	8.4%
Materials & Services	5,890,590	6,380,000	6,380,000	6,873,264	493,264	7.7%
Capital Outlay	32,856	359,000	359,000	380,000	21,000	5.8%
TOTAL	\$15,359,963	\$17,199,000	\$17,199,000	\$18,596,600	\$1,397,600	8.1%
TOTAL REGIONAL BUDGET	\$19,624,697	\$22,333,895	\$22,518,895	\$23,926,476	\$1,592,581	7.1%

NOTE: Does not include Major Rehabilitation, Equipment Replacement or Major Capital Outlay

EXHIBIT 4

REGIONAL WASTEWATER PROGRAM
BUDGET SUMMARY AND COMPARISON

	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24	CHANGE* INC(DEC)
<u>OPERATING BUDGET</u>				
Administration	\$5,134,896	\$5,319,896	\$5,329,876	\$194,980
Operations	17,199,000	17,199,000	18,596,600	1,397,600
Capital Contribution & Transfers	13,000,000	13,000,000	12,800,000	(200,000)
Equipment Replacement - Contribution	1,600,000	1,600,000	1,500,000	(100,000)
Operating & Revenue Bond Reserve	10,760,277	11,995,996	10,594,781	(165,496)
Debt Service	4,108,550	4,108,550	4,113,000	4,450
Total Operating Budget	\$51,802,723	\$53,223,442	\$52,934,257	\$1,131,534
<u>Funding:</u>				
Beginning Balance	\$12,052,852	\$13,473,571	\$11,599,893	(452,959)
User Fees	36,875,000	36,875,000	38,500,000	1,625,000
Other	2,874,871	2,874,871	2,834,364	(40,507)
Total Operating Budget Funding	\$51,802,723	\$53,223,442	\$52,934,257	\$1,131,534
<u>CAPITAL PROGRAM BUDGET</u>				
Electrical Switchgear & Transformer Repl.	-	20,000,000	19,400,000	NA
Administration Building Improvements	6,500,000	7,372,277	18,700,000	12,200,000
Water Quality Trading Program	3,000,000	13,000,000	12,100,000	9,100,000
Class A Disinfection Facilities	5,300,000	6,882,477	6,790,000	1,490,000
Aeration Basin Upgrades (2023 to 2026)	5,000,000	5,000,000	3,200,000	(1,800,000)
Comprehensive Facility Plan Update	2,040,000	2,476,422	1,800,000	(240,000)
Glenwood Pump Station Upgrades	1,800,000	2,005,315	1,500,000	(300,000)
Resiliency Follow-Up	3,300,000	3,522,775	500,000	(2,800,000)
Recycled Water Demonstration Project	330,000	354,121	330,000	0
WCPF Stormwater Infrastructure	300,000	300,000	310,000	10,000
Poplar Harvest Mgmt. Services	330,000	264,663	50,000	(280,000)
Tertiary Filtration - Phase 2	3,000,000	3,000,000	-	NA
Aeration Basin Improvements - Phase 2	-	188,090	-	NA
RNG Upgrade Facilities	-	946,292	-	NA
<u>Asset Management:</u>				
Equipment Replacement Purchases	3,220,000	4,346,580	1,835,000	(1,385,000)
Major Rehab	662,000	767,000	630,000	(32,000)
Major Capital Outlay	-	100,000	-	NA
Total Capital Projects	\$34,782,000	\$70,526,012	\$67,145,000	\$32,363,000
<u>Funding:</u>				
Equipment Replacement	\$3,220,000	\$4,346,580	\$1,835,000	(1,385,000)
SDC Improvement Reserve	3,916,270	4,866,564	6,654,320	2,738,050
Capital Reserve	27,645,730	61,312,868	58,655,680	31,009,950
Total Capital Projects Funding	\$34,782,000	\$70,526,012	\$67,145,000	\$32,363,000

Note: * The Change compares the *proposed* FY 23-24 budget to the originally adopted FY 22-23 budget column.

BUDGET AND RATE HISTORY

The graphs on page 19 show the regional residential wastewater service costs over a 5-year period, and a 5-year Regional Operating Budget Comparison. Because the Equipment Replacement, Major Infrastructure Rehabilitation and Major Capital Outlay programs are managed in the Eugene Operating Budget, based on the size, type and budget amount of the project these programs are incorporated into either the 5-year Regional Operating Budget Comparison graph or the 5-Year Capital Programs graph on page 20. The Regional Wastewater Capital Improvement Programs graph on page 20 shows the expenditures over the recent five years in the MWMC's Capital Program and including Asset Management projects. A list of capital projects is located in Exhibit 13 on page 50.

As shown on the Regional Residential Sewer Rate graph on page 19, regional sewer user charges have incrementally increased to meet the revenue requirements necessary to fund facility improvements as identified in the 2004 MWMC Facilities Plan. This Plan and the subsequent 2014 Partial Facilities Plan Update demonstrated the need for a significant capital investment in new and expanded facilities to meet environmental performance requirements and capacity to serve the community.

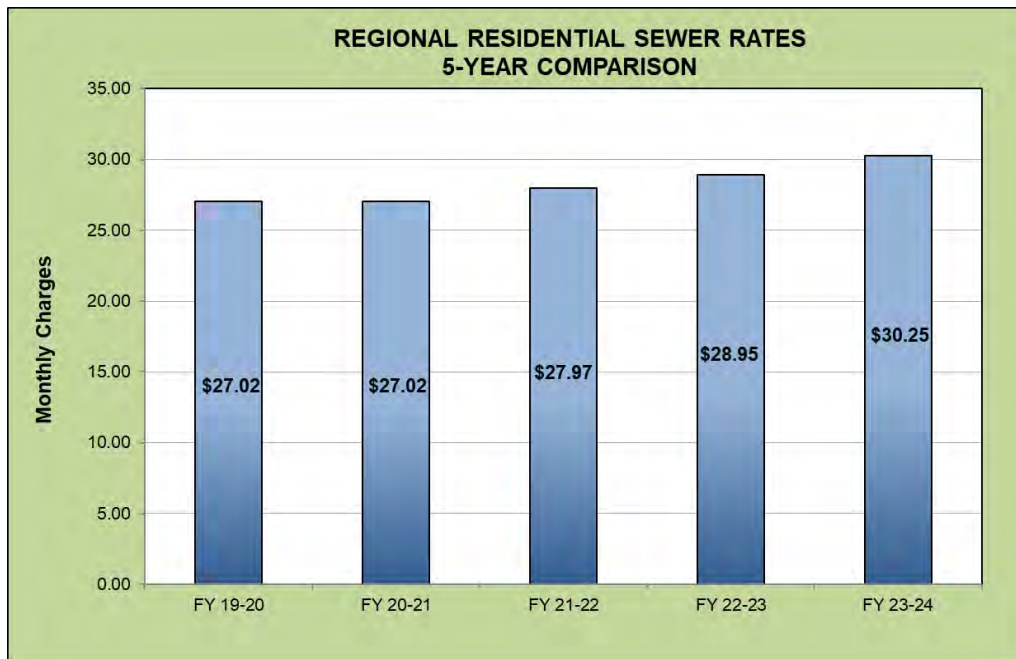
On November 1, 2022, the Department of Environmental Quality (DEQ) issued a National Pollutant Disposal Elimination System Permit (NPDES). Although a portion of these capital improvements can be funded through system development charges (SDCs), much of the funding for capital improvements over the approximately 5-year period will come from user charges. This has become a major driver of the MWMC's need to increase sewer user rates, moderately and incrementally on an annual basis.

The National Association of Clean Water Agency (NACWA) publishes an annual Cost of Clean Water Index, which indicates the national average charges for wastewater services. The index includes average wastewater charges by Environmental Protection Agency (EPA) regions. Of the EPA regions, Region 10, which includes Oregon, Washington and Idaho, reflects the second highest wastewater expenses nationwide, based on demographics, geography, regulatory requirements, and a range of other issues. Within Region 10, the annual change in the cost of clean water index reflected a 4.4% average increase over the past 3 years.

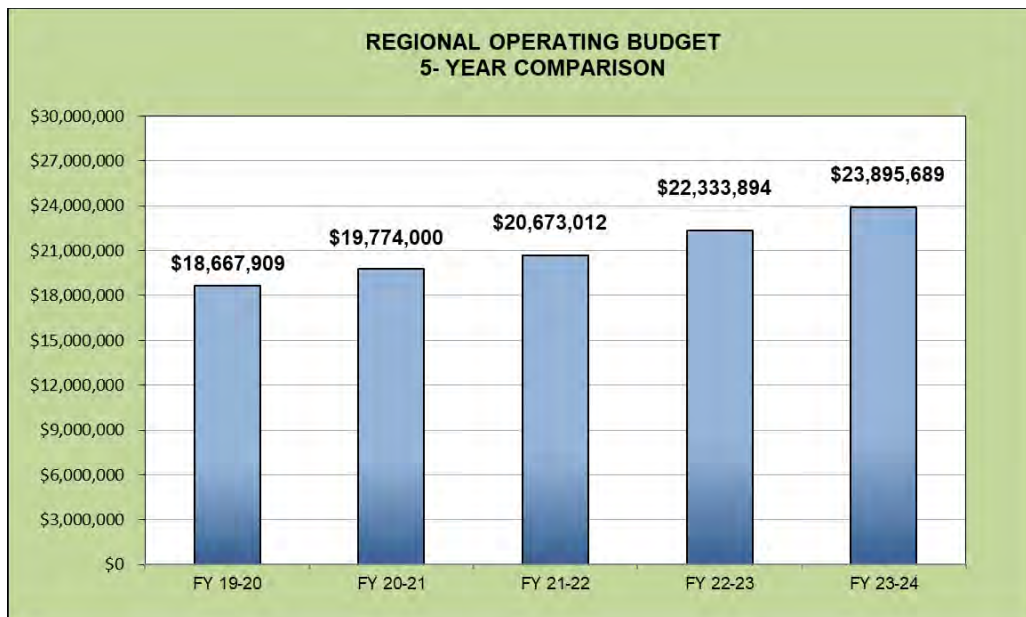
In FY 22-23 the MWMC regional user rates increased by 3.5% over the prior year rates. The FY 23-24 Budget is based on a 4.5% user rate increase over the FY 22-23 rates. This increase will provide for Operations, Administration, Capital programs, reserves and debt service, continuing to meet capital and operating requirements and supporting the Commission's Financial Plan policies, as well as financially positioning for future investments in capital assets.

The following chart displays the regional component of a residential monthly bill when applying the base and flow rates to 5,000 gallons of wastewater treated, which includes a 4.5% or \$1.30 increase effective July 1, 2023.

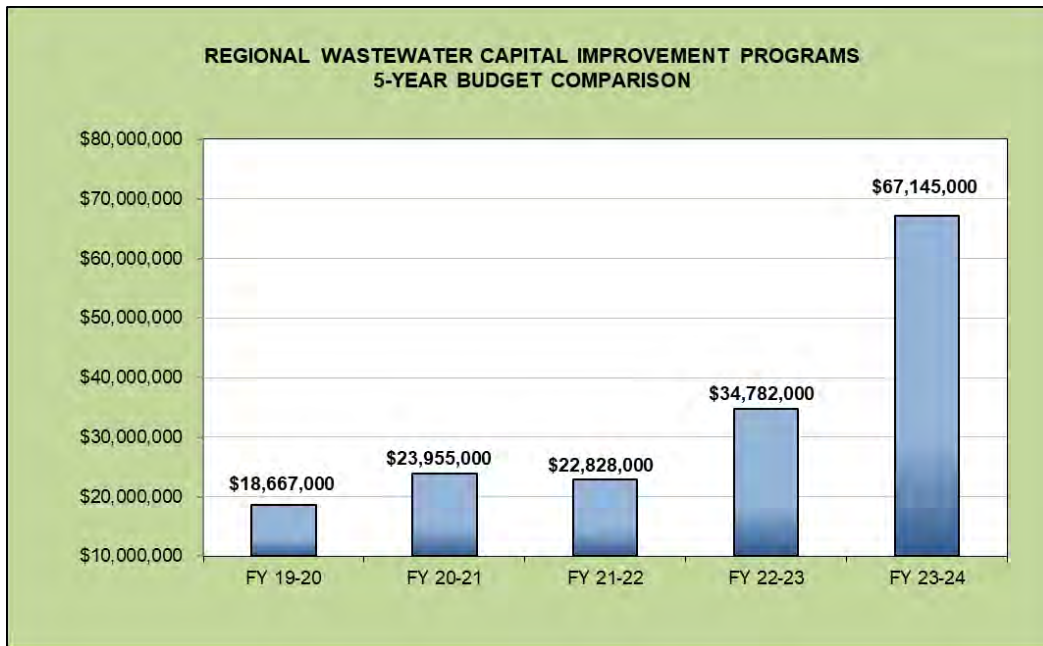
The graph below displays the regional component of a residential monthly bill, when applied to 5,000 gallons of wastewater treated for the recent 5-year period.



The graph below displays the Regional Operating Budget amounts for the recent 5-year period.



The graph below displays the Regional Wastewater Capital Improvement Program Budget amounts for the recent 5-year period.



REGIONAL WASTEWATER PROGRAM RESERVES

The RWP maintains reserve funds for the dedicated purpose to sustain stable rates while fully funding operating and capital needs. Commission policies and guidance, which direct the amount of reserves appropriated on an annual basis, are found in the MWMC Financial Plan. Further details on the FY 23-24 reserves are provided below.

OPERATING RESERVES

The MWMC Operating Budget includes six separate reserves: the Working Capital Reserve, Rate Stability Reserve, Rate Stabilization Reserve, State Revolving Fund (SRF) Reserve, Insurance Reserve and the Operating Reserve. Revenues are appropriated across the reserves in accordance with Commission policy and expenditure needs. Each reserve is explained in detail below.

WORKING CAPITAL RESERVE

The Working Capital Reserve acts as a revolving account that is drawn down and replenished on a monthly basis to provide funds for payment of Springfield Administration and Eugene Operations costs prior to the receipt of user fees from the Springfield Utility Board and Eugene Water and Electric Board. The Working Capital Reserve is set at \$900,000 for FY 23-24, \$200,000 of which is dedicated to Administration and \$700,000 is dedicated to Operations.

RATE STABILITY RESERVE

The Rate Stability Reserve was established to implement the Commission's objective of maintaining stable rates. It is intended to hold revenues in excess of the current year's operating and capital requirements for use in future years, in order to avoid potential rate spikes. The amount budgeted on an annual basis has been set at \$2 million, with any additional net revenues being transferred to the capital reserve for future projects.

RATE STABILIZATION RESERVE

The Rate Stabilization Reserve contains funds to be used at any point in the future when net revenues are insufficient to meet the bond covenant coverage requirement. The Commission shall maintain the Rate Stabilization account as long as bonds are outstanding. In FY 23-24 no additional contribution to this reserve is budgeted and the balance at June 30, 2023, will remain at \$2 million.

CLEAN WATER STATE REVOLVING FUND (SRF) RESERVE

The Clean Water SRF Reserve was established to meet revenue coverage requirements for SRF loans. The SRF Reserve is set at \$50,000 for FY 23-24.

INSURANCE RESERVE

The Insurance Reserve was established to set aside funds to cover the insurance deductible amount for property and liability insurance coverage, for losses per occurrence. The Insurance Reserve is set at \$1.5 million for FY 23-24.

OPERATING RESERVE

The Operating Reserve is used to account for accumulated operating revenues net of operating expenditures (including other reserves). The Commission's adopted policy provides guidelines to establish the Operating Reserve at a minimum target of two months expenses. For FY 23-24, the Operating Reserve is budgeted at \$4,260,568, which includes approximately two months of total Personnel Services, Materials and Services, and Capital Outlay in accordance with Commission policy.

EXHIBIT 5

	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24
OPERATING RESERVES			
Beginning Balance	\$12,052,852	\$13,473,571	\$11,599,893
User Fee Revenue	36,200,000	36,200,000	37,800,000
Septage Revenue	675,000	675,000	700,000
Other Revenue	1,256,127	1,256,127	2,244,460
Interest	80,000	80,000	200,000
RNG Revenue	1,500,000	1,500,000	350,000
Transfer from Reimbursement SDCs	24,744	24,744	25,904
Personnel Services	(12,934,895)	(12,934,895)	(13,886,087)
Materials & Services	(9,026,001)	(9,126,001)	(9,646,389)
Capital Outlay	(359,000)	(444,000)	(380,000)
Interfund Transfers	(14,600,000)	(14,600,000)	(14,300,000)
Debt Service - SRF Loan	(103,750)	(103,750)	(103,250)
Debt Service - 2016 Revenue Bond	(4,004,800)	(4,004,800)	(4,009,750)
Working Capital	(900,000)	(900,000)	(900,000)
Insurance Reserve	(1,500,000)	(1,500,000)	(1,500,000)
SRF Loan Reserve	(50,000)	(50,000)	(50,000)
Rate Stability Reserve	(2,000,000)	(2,000,000)	(2,000,000)
Rate Stabilization Reserve	(2,000,000)	(2,000,000)	(2,000,000)
Operating Reserve	\$4,310,277	\$5,545,996	\$4,144,781

CAPITAL RESERVES

The MWMC Capital Budget includes four reserves: the Equipment Replacement Reserve, SDC Reimbursement Reserves, SDC Improvement Reserves, and the Capital Reserve. These reserves accumulate revenue to help fund capital projects including equipment replacement and major rehabilitation. They are funded by annual contributions from user rates, SDCs, and loans. Each reserve is explained in detail below.

EQUIPMENT REPLACEMENT RESERVE

The Equipment Replacement Reserve accumulates replacement funding for three types of equipment: 1) major/stationary equipment items valued over \$10,000 with life expectancy greater than one year; 2) fleet vehicles maintained by the Eugene Wastewater Division; and 3) computer servers that serve the Eugene Wastewater Division. Contributions to the Equipment Replacement Reserve in the FY 23-24 budget total \$1,500,000, additional budget details are provided below.

The Equipment Replacement Reserve is intended to accumulate funds necessary to provide for the timely replacement or rehabilitation of equipment, and may also be borrowed against to provide short-term financing of capital improvements. An annual analysis is performed on the Equipment Replacement Reserve. Estimates used in the analysis include replacement costs, interest earnings, inflation rates and useful lives for the equipment.

	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24
EQUIPMENT REPLACEMENT RESERVE			
Beginning Balance	13,717,558	14,909,200	12,982,786
Annual Equipment Contribution	1,600,000	1,600,000	1,500,000
Interest	75,000	75,000	68,586
Equipment Purchases	(3,220,000)	(4,346,580)	(1,835,000)
Equipment Replacement Reserve	\$12,172,558	\$12,237,620	\$12,716,372

SYSTEM DEVELOPMENT CHARGE (SDC) RESERVES

SDCs are required as part of the MWMC IGA. They are connection fees charged to new users to recover the costs related to system capacity, and are limited to funding Capital Programs. The purpose of the SDC Reserves is to collect and account for SDC revenues separately from other revenue sources, in accordance with Oregon statutes. The Commission's SDC structure includes a combination of "Reimbursement" and "Improvement" fee components. Estimated SDC revenues for FY 23-24 are approximately \$1,800,000. The projected beginning SDC Reserve balance on July 1, 2023 is \$11,372,934.

	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24
REIMBURSEMENT SDC RESERVE			
Beginning Balance	\$1,965,509	\$1,923,147	\$2,110,321
Reimbursement SDCs Collected	200,000	200,000	200,000
Interest	15,000	15,000	9,918
SDC Compliance Charge	4,000	4,000	7,000
Transfer to Fund 612	(24,744)	(24,744)	(25,904)
Materials & Services	(4,000)	(4,000)	(4,000)
Reimbursement SDC Reserve	\$2,155,765	\$2,113,403	\$2,297,335

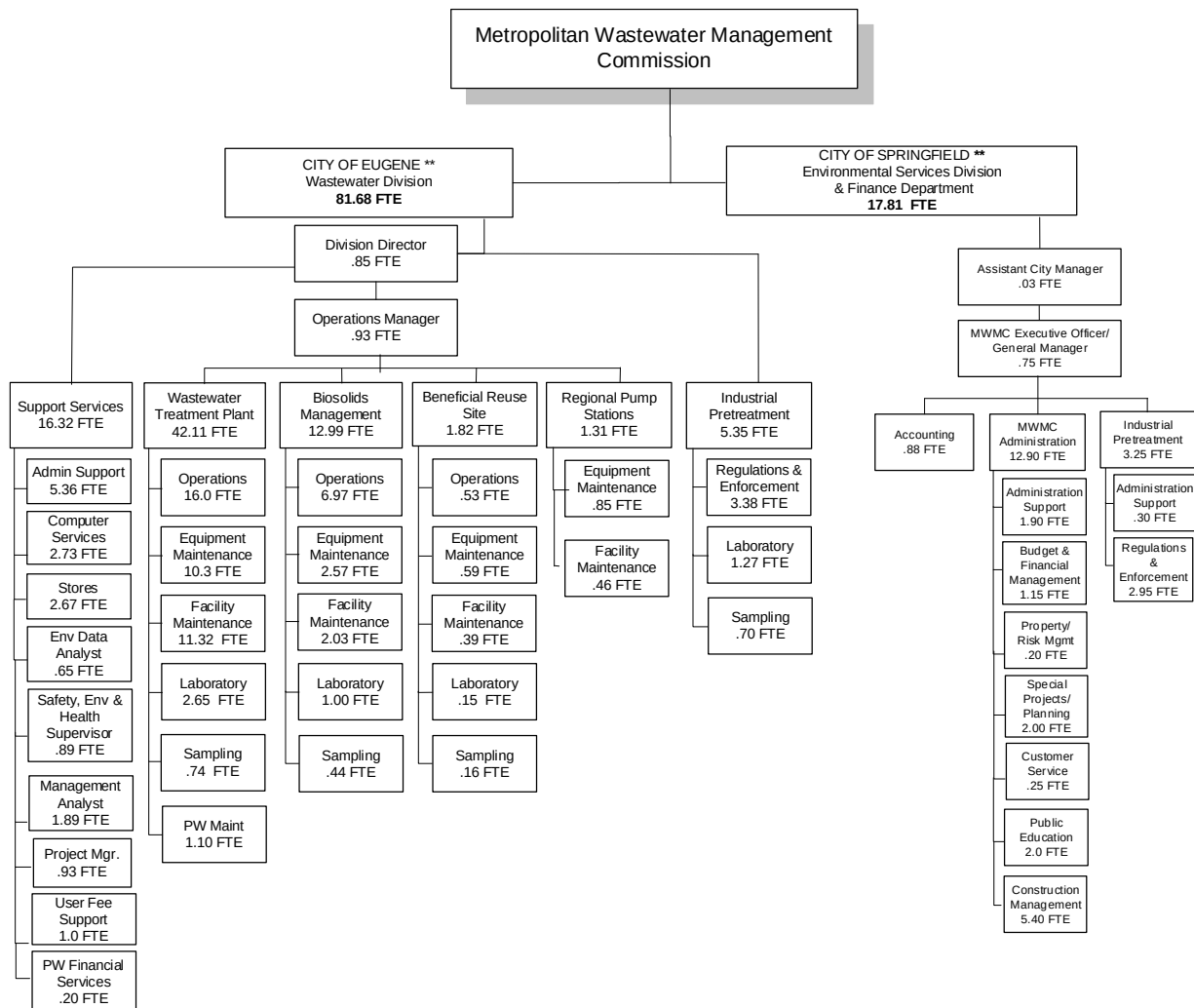
	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24
IMPROVEMENT SDC RESERVE			
Beginning Balance	\$6,097,882	\$8,043,102	\$9,262,612
Improvement SDCs Collected	1,600,000	1,600,000	1,800,000
Interest	30,000	30,000	42,554
Materials & Services	(10,000)	(10,000)	(10,000)
Funding for Capital Improvement Projects	(3,916,270)	(4,866,564)	(6,654,320)
Improvement SDC Reserve	\$3,801,612	\$4,796,538	\$4,440,846

CAPITAL RESERVE

The Capital Reserve accumulates funds transferred from the Operating Reserve for the purpose of funding the CIP, Major Capital Outlay and Major Rehabilitation Program costs. The intent is to collect sufficient funds over time to construct a portion of planned capital projects with cash in an appropriate balance with projects that are funded with debt financing. The FY 23-24 Budget includes a contribution from the Operating Reserve of \$12,800,000. The beginning balance on July 1, 2023, is projected to be \$58,841,769. Additional budget detail on the CIP, Major Capital Outlay and Major Rehabilitation Program reserves is provided below.

	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24
CAPITAL RESERVES			
Beginning Balance	\$58,937,814	\$62,309,597	\$58,841,769
Transfer from Operating Reserve	13,000,000	13,000,000	12,800,000
Interest	300,000	300,000	298,942
Other Income	10	10	800
Funding For Capital Improvement Projects	(26,983,730)	(60,445,867)	(58,025,680)
Funding For Major Rehabilitation	(662,000)	(767,000)	(630,000)
Funding For Major Capital Outlay	-	(100,000)	-
Capital Reserve	\$44,592,094	\$14,296,740	\$13,285,831

EXHIBIT 6
REGIONAL WASTEWATER PROGRAM*
ORGANIZATION CHART FY 23-24



Notes:

* Full-Time Equivalent (FTE) figures represent portions of Eugene and Springfield staff funded by regional wastewater funds.

** The chart represents groups of staff dedicated to program areas rather than specific positions.

EXHIBIT 7

REGIONAL WASTEWATER PROGRAM
POSITION SUMMARY

CLASSIFICATION	BUDGET FY 21-22	BUDGET FY 22-23	PROPOSED FY 23-24	FTE CHANGE
SPRINGFIELD ENVIRONMENTAL SERVICES & FINANCE				
Accountant	0.80	0.80	0.80	-
Accounting Manager	0.08	0.08	0.08	-
Administrative Specialist	2.65	2.65	2.70	0.05
Assistant City Manager	0.03	0.03	0.03	-
Civil Engineer	1.00	1.00	2.00	1.00
Design & Construction Coordinator	2.00	2.00	1.00	(1.00)
Environmental Analyst	1.00	1.00	1.00	-
Environmental Management Analyst	0.90	0.90	0.90	-
Environmental Services Program Manager	0.80	0.80	0.80	-
Environmental Services Supervisor	1.95	1.95	1.95	-
Environmental Services Technician	2.00	2.00	2.00	-
ESD Division Director/MWMC Executive Officer	0.80	0.80	0.80	-
Management Analyst	0.75	0.75	0.75	-
MWMC Managing Engineer	1.00	1.00	1.00	-
Public Information & Education Analyst	2.00	2.00	2.00	-
TOTAL SPRINGFIELD	17.76	17.76	17.81	0.05

EXHIBIT 7 (Continued)**REGIONAL WASTEWATER PROGRAM
POSITION SUMMARY**

CLASSIFICATION	BUDGET FY 21-22	BUDGET FY 22-23	PROPOSED FY 23-24	FTE CHANGE
EUGENE WASTEWATER DIVISION & OTHER PW				
Administrative Specialist, Sr	1.78	1.78	1.78	-
Administrative Specialist	0.95	0.95	0.95	-
Application Support Technician, Sr	0.95	0.95	0.95	-
Application Systems Analyst 2	1.78	1.78	1.78	-
Custodian	2.00	2.00	2.00	-
Finance & Admin Manager	0.89	0.89	0.89	-
Systems Electrician 1	3.28	3.28	4.28	1.00
Engineering Associate	0.35	0.35	0.35	-
Maintenance Mechanic	13.25	13.25	13.25	-
Management Analyst	5.14	5.14	6.03	0.89
Parts and Supply Specialist	1.78	1.78	1.78	-
PW Financial Services Manager	0.20	0.20	0.20	-
Utility Billing Coordinator	1.00	1.00	1.00	-
Wastewater Lab Specialist	0.82	0.82	1.25	0.43
Wastewater Division Director	0.85	0.85	0.85	-
Wastewater Instrument Electrician	1.00	1.00	1.00	-
Wastewater Plant Operations Manager	0.93	0.93	0.93	-
Wastewater Operations Supervisor	2.00	2.00	2.00	-
Wastewater Plant Maintenance Supervisor	2.88	2.88	2.88	-
Wastewater Pretreatment & Lab Supervisor	0.82	0.82	0.82	-
Wastewater Operator	36.71	36.71	36.71	-
TOTAL EUGENE	79.36	79.36	81.68	2.32
GRAND TOTAL	97.12	97.12	99.49	2.37

CITY OF SPRINGFIELD REGIONAL WASTEWATER PROGRAM RESPONSIBILITIES

The City of Springfield manages administration services for the RWP under the Intergovernmental Agreement for the Metropolitan Wastewater Management Commission (MWMC). The programs maintained by Springfield to support the RWP are summarized below and are followed by Springfield's regional wastewater budget summaries. Activities, and therefore program budgets, for the MWMC administration vary from year to year depending upon the major construction projects and special initiatives underway. A list of the capital projects Springfield staff will support in FY 23-24 is provided in Exhibit 12 on page 44.

Program Responsibilities

- Administration & Management
- Financial Planning & Management
- Long-Range Capital Project Planning
- Project and Construction Management
- Coordination between the Commission and governing bodies
- Coordination and Management of:
 - Risk Management & Legal Services
 - Public Policy Issues
 - Regulatory and Permit Compliance
- Public Information, Education and Outreach
- Industrial Pretreatment Source Control
- Customer Service

MWMC ADMINISTRATION

The Springfield Environmental Services Division (ESD) and Finance Department provide ongoing support and management services for the MWMC. The ESD Director serves as the MWMC Executive Officer and General Manager. Springfield provides the following administration functions: financial planning management, accounting and financial reporting; risk management and legal services; coordination and management of public policy; coordination and management of regulatory and permit compliance issues; coordination between the Commission and the governing bodies; long-range capital project planning and construction management; coordination of public information, education, and citizen involvement programs; sewer user customer service; and coordination and development of regional budgets, rate proposals, and revenue projections.

INDUSTRIAL PRETREATMENT (SOURCE CONTROL) PROGRAM

The Industrial Pretreatment Program is a regional activity implemented jointly by the Cities of Eugene and Springfield. The Industrial Pretreatment section of the ESD is charged with administering the program for the regulation and oversight of wastewater discharged to the sanitary collection system by industries in Springfield. This section is responsible for ensuring that these wastes do not damage the collection system, interfere with wastewater treatment processes, result in the pass-through of harmful pollutants to treated effluent or biosolids, or threaten worker health or safety.

This responsibility is fulfilled, in part, by the use of a permit system for industrial dischargers. This permit system, common to both Eugene and Springfield, implements necessary limitations on waste characteristics and establishes inspection, monitoring, and reporting requirements for documenting waste quality and quantity controls. The Industrial Pretreatment section is also responsible for locating new industrial discharges in Springfield and evaluating the impact of those discharges on the regional WPCF. The Industrial Pretreatment Program also addresses

the wastewater discharges of some commercial/industrial businesses through the development and implementation of Pollution Management Practices. Pretreatment program staff also coordinates pollution prevention activities in cooperation with the Pollution Prevention Coalition of Lane County.

ACCOUNTING AND FINANCIAL REPORTING

Accounting and financial reporting services for the RWP are provided by the Accounting division in the Springfield Finance Department, in coordination with ESD. Springfield Accounting staff provides oversight of financial control systems, ensures compliance with all local, state and federal accounting requirements for MWMC including debt management and treasury management services. This division also assists ESD with preparation of the MWMC budget, capital financing documents, sewer user rates, and financial policies and procedures.

PROGRAMS AND SIGNIFICANT SERVICE/EXPENDITURE CHANGES

In FY 23-24, the City of Springfield will support the following major regional initiatives in addition to ongoing Commission administration and industrial pretreatment activities:

- Continue public information, education and outreach activities focused on the MWMC's Key Outcomes and Communication Plan objectives to increase awareness of the MWMC's ongoing efforts in maintaining water quality and a sustainable environment.
- Implement Capital Financing strategies necessary to meet current debt obligations, prepare for additional debt financing, and ensure sufficient revenues in accordance with the MWMC Financial Plan.
- Continue implementation of the 2004 MWMC Facilities Plan and 2014 Partial Facilities Plan Update to meet all regulatory requirements and capacity needs. Considering emerging environmental regulations that may impact the operation of the WPCF.
- Protect the Regional Wastewater Program (RWP) interests through participation in Association of Clean Water Agencies activities.
- Coordinate temperature Total Maximum Daily Load (TMDL) compliance through continued development and implementation of the thermal load mitigation strategy, including but not limited to a recycled water program.
- Continue participation with the Association of Clean Water Agencies and the Department of Environmental Quality on regulatory permitting strategies and the development of water quality trading rules.
- Implement resiliency planning to ensure protection of public health and safety following natural disasters such as earthquakes and floods.
- Planning operationally and financially to begin the MWMC's NPDES permit requirements, the DEQ permit was issued on November 1, 2022 and will expire on September 30, 2027.

BUDGET CHANGES FOR FY 23-24

The budget for Springfield Personnel Services, Materials and Services, and Capital Outlay for FY 23-24 totals \$5,239,876 representing an overall increase of \$194,982 or 3.8% from the adopted FY 22-23 budget, as displayed in Exhibit 8 on page 31.

Personnel Services

Personnel Services totaling \$2,542,751 represents a FY 23-24 increase of \$67,856 or 2.7% above the originally adopted FY 22-23 budget. The notable changes are summarized below:

Staffing

The FY 23-24 staffing budget includes a relatively flat number of Full Time Equivalents (FTEs) resulting in a total staffing level at 17.81 FTE in Springfield which increased by .05 as a result of reallocating a small portion of one of the Admin Specialists.

Regular Salaries and Overtime - \$1,639,623, an increase of \$65,127 or 4.1%

Salaries are based upon the negotiated management/labor contracts as approved by the Springfield City Council, and staffing levels.

Employee Benefits - \$533,885 an increase of \$1,786 or 0.3%

The employee benefits consist mainly of PERS/OPSRP retirement system costs, FICA and Medicare contributions.

Health Insurance - \$363,352, an increase of \$793 or 0.2%

The small increase is based on group claims experience and cost projections. Costs are calculated based on the number of employees.

Materials and Services

The Materials and Services budget total is \$2,787,125 in FY 23-24, representing an increase of \$127,125 or 4.8% above the adopted FY 22-23 budget. The notable changes are summarized below:

Billing & Collection Expense - \$900,000, an increase of \$100,000 or 12.5%

The \$100,000 increase includes contracted billing services for Eugene and Springfield utility billing services combined, as funded through the Springfield portion of the regional budget. The increase reflects growth in customer transactions and billing service contracts.

Property & Liability Insurance - \$450,000, an increase of \$30,000 or 7.1%

The \$30,000 increase reflects insurance on newly constructed infrastructure, and maintaining incremental increases on existing assets for property insurance coverage. Including services provided by the MWMC Agent of Record for property/liability coverage.

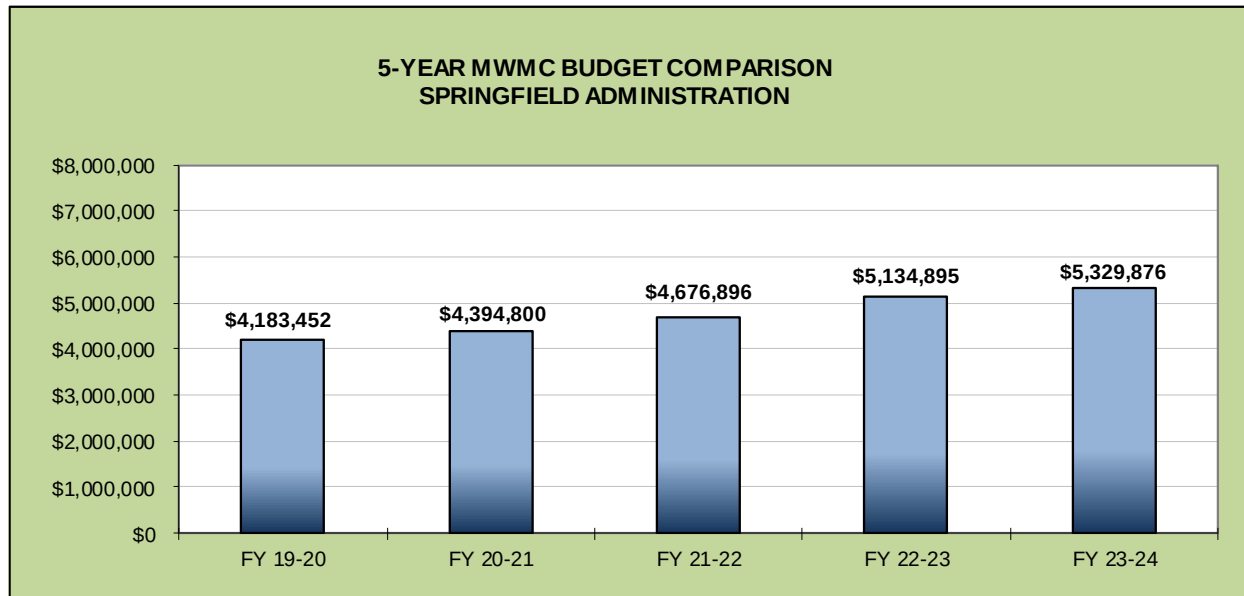
Internal & Indirect Charges Combined - \$683,852, an increase of \$28,640 or 7.8%

The \$28,640 increase is based on changes in overhead costs as programmed in the FY 23-24 budget, when compared FY 22-23. Internal charges are determined by the City of Springfield, and indirect costs are based on a methodology approved by the federal government, which is outlined in the MWMC Intergovernmental Agreement.

EXHIBIT 8

SPRINGFIELD ADMINISTRATION PROGRAM
PROPOSED FY 23-24
BUDGET SUMMARY

	ACTUALS FY 21-22	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED FY 23-24	CHANGE *	
					INCR/(DECR)	
Personnel Services	\$2,107,950	\$2,474,895	\$2,474,895	\$2,542,751	\$67,856	2.7%
Materials & Services	2,157,089	2,660,000	2,760,000	2,787,125	127,125	4.8%
Capital Outlay	0	0	85,000	0	0	0.0%
Budget Summary	\$4,265,039	\$5,134,895	\$5,319,895	\$5,329,876	\$194,982	3.8%



Note: * Change column compares the *proposed* FY 23-24 Budget to the adopted FY 22-23 Budget.

EXHIBIT 9

SPRINGFIELD ADMINISTRATION
LINE ITEM BUDGET SUMMARY

	ACTUALS FY 21-22	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24	CHANGE INCR/(DECR)	
<u>PERSONNEL SERVICES</u>						
Regular Salaries	\$1,326,228	\$1,574,496	\$1,574,496	\$1,639,623	\$65,127	4.1%
Overtime	0	5,741	5,741	5,891	150	2.6%
Employee Benefits	481,112	532,099	532,099	533,885	1,786	0.3%
Health Insurance	300,610	362,559	362,559	363,352	793	0.2%
Total Personnel Services	\$2,107,950	\$2,474,895	\$2,474,895	\$2,542,751	\$67,856	2.7%
FTE	16.56	17.76	17.76	17.81	0.05	0.3%
<u>MATERIALS & SERVICES</u>						
Billing & Collection Expense	\$741,460	\$800,000	\$800,000	\$900,000	\$100,000	12.5%
Property & Liability Insurance	388,955	420,000	420,000	450,000	30,000	7.1%
Contractual Services	32,629	206,373	206,373	206,373	0	0.0%
Attorney Fees and Legal Expense	73,718	183,022	183,022	184,522	1,500	0.8%
WPCF/NPDES Permits	167,513	167,000	167,000	185,000	18,000	10.8%
Materials & Program Expense	116,014	110,555	210,555	110,890	335	0.3%
Computer Software & Licenses	5,596	70,332	70,332	16,382	(53,950)	-76.7%
Employee Development	9,084	23,552	23,552	24,616	1,064	4.5%
Travel & Meeting Expense	9,507	23,954	23,954	25,490	1,536	6.4%
Internal Charges	230,233	279,492	279,492	281,184	1,692	0.6%
Indirect Costs	382,380	375,720	375,720	402,668	26,948	7.2%
Total Materials & Services	\$2,157,089	\$2,660,000	\$2,760,000	\$2,787,125	\$127,125	4.8%
<u>CAPITAL OUTLAY</u>						
Total Capital Outlay	\$0	\$0	\$85,000	\$0	\$0	0.0%
TOTAL	\$4,265,039	\$5,134,895	\$5,319,895	\$5,329,876	\$194,981	3.8%

CITY OF EUGENE REGIONAL WASTEWATER PROGRAM RESPONSIBILITIES

The Wastewater Division for the City of Eugene manages all regional wastewater pollution control facilities serving the areas inside the Eugene and Springfield Urban Growth Boundaries under the Intergovernmental Agreement for the Metropolitan Wastewater Management Commission (MWMC). These regional facilities include the Eugene/Springfield Regional Water Pollution Control Facility (WPCF), the Biosolids Management Facility, the Beneficial Reuse Site, the Biocycle Farm site, and regional wastewater pumping stations and transmission sewers.

Program Responsibilities

- Facility Operations
- Facility Maintenance
- Biosolids Management
- Environmental Services
- Management Information Services
- Administration and Management

In support of the water pollution control program, the division provides technical services for wastewater treatment, management of equipment replacement and infrastructure rehabilitation, biosolids land application, regional laboratory services, resource recovery operations, and an industrial source control and pretreatment program in collaboration with environmental services staff at City of Springfield.

REGIONAL WASTEWATER TREATMENT - FACILITY OPERATIONS

The Wastewater Division operates the WPCF to treat residential, commercial, and industrial wastes to achieve an effluent quality that protects the beneficial uses of the Willamette River. The Operations section optimizes wastewater treatment processes to ensure effluent quality requirements are met in an efficient and cost effective manner. In addition, the Operations section provides continuous monitoring of the alarm functions for all plant processes, regional and local pump stations, the Biosolids Management Facility (BMF), and the Beneficial Reuse Site (BRS).

REGIONAL WASTEWATER TREATMENT - FACILITY MAINTENANCE

The mechanical, electrical, and facilities maintenance sections of the Wastewater Division are responsible for preservation of the multi-million-dollar investment in the equipment and infrastructure of the WPCF, regional pump stations, pressure sewers, as well as the BMF, BRS, and Biocycle Farm. These sections provide a preventative maintenance program to maximize equipment life and reliability; a corrective maintenance program to repair unanticipated failures; and a facility maintenance program to maintain the buildings, treatment structures, and grounds.

BIOSOLIDS AND RECYCLED WATER MANAGEMENT

The Residuals Management section of the Wastewater Division operates the BMF and Biocycle Farm to process and land apply biological solids (biosolids) produced as a result of the activated sludge treatment of wastewater. After further processing the biosolids from the WPCF, the dried material is applied to approved agricultural land. Biosolids are also applied on poplar trees at the Biocycle Farm as a beneficial nutrient and soil conditioner. In addition, this section utilizes recycled water for the processing of biosolids and for irrigation. This section also operates the BRS, which formerly served to treat wastewater from food processing operations.

ENVIRONMENTAL SERVICES

Environmental Services is comprised of Industrial Source Control (Pretreatment), Analytical Services, and Sampling Team.

Industrial Source Control (ISC) - The pretreatment program is a regional activity implemented jointly by the cities of Eugene and Springfield. The ISC group of the Wastewater Division is charged with administering the pretreatment program for the regulation and oversight of commercial and industrial wastewaters discharged to the wastewater collection system by fixed-site industries in Eugene and by mobile waste haulers in the Eugene and Springfield areas. This group is also responsible for ensuring that these wastes do not damage the collection system, interfere with wastewater treatment processes, result in the pass-through of harmful pollutants to treated effluent or biosolids, or threaten worker health or safety.

This responsibility is fulfilled through the use of a permit and discharge authorization system for industrial and commercial users of the wastewater collection system. This permit system, common to both Eugene and Springfield, implements necessary prohibitions and limitations on waste characteristics and establishes inspection, monitoring, and reporting requirements for documenting waste quality and quantity controls. The staff is also responsible for locating new industrial and commercial discharges in Eugene and evaluating the impact of their discharges on the WPCF. The section also has responsibilities related to environmental spill response activities.

Analytical Services - The Analytical Services group provides analytical laboratory work in support of wastewater treatment, residuals management, industrial source control, stormwater monitoring, and special project activities of the Wastewater Division. The laboratory's services include sample handling and analyses of influent sewage, treated wastewater, biosolids, industrial wastes, stormwater, surface water, and groundwater. Information from the laboratory is used to evaluate the performance of the treatment process, make treatment process control decisions, document compliance with regulatory requirements, demonstrate environmental protection, and ensure worker health and safety.

Sampling Team - The Sampling Team is responsible for sampling and field monitoring activities related to regional wastewater program functions. These include the Eugene pretreatment program, wastewater treatment process control, effluent and ambient water quality, groundwater quality, facultative sludge lagoons, biosolids, application site soils, stormwater samples, and natural gas quality samples.

MANAGEMENT INFORMATION SERVICES (MIS)

The MIS section provides services for electronic data gathering, analysis, and reporting in compliance with regulatory requirements and management functions. This section also maintains the network communication linkages with the City of Eugene and supplies technical expertise and assistance in the selection, operation, and modification of computer systems (hardware and software) within the division.

ADMINISTRATIVE AND MANAGEMENT SERVICES

Administrative Services provides management, administrative, and office support to the Wastewater Division. This support includes the general planning, directing, and managing of the activities of the division; development and coordination of the budget; administration of personnel records; and processing of payroll, accounts payable, and accounts receivable. This section also provides tracking and monitoring of all assets for the regional wastewater treatment facilities and support for reception, customer service, and other administrative needs. The administrative services include oversight and coordination of the division's Environmental Management System (EMS), safety, and training programs, and an inventory/storeroom administrative unit that purchases and stocks parts and supplies and assists with professional services contracting. Another area this program administers is the coordination of local and regional billing and rate activities.

PROGRAMS AND SIGNIFICANT SERVICE/EXPENDITURE CHANGES

In FY 23-24, Eugene staff will support the following major regional initiatives in addition to ongoing operations and maintenance activities.

- Manage the Operations & Maintenance (O&M) responsibilities of the NPDES wastewater discharge permit for the treatment of wastewater and the Lane Regional Air Protection Agency (LRAPA) air emissions permit for the regional wastewater treatment plant.
- Manage the O&M responsibilities of the Renewable Natural Gas (RNG) facility to maximize production of renewable fuel and the associated renewable fuel standard credits.
- Provide technical input and O&M assessments related to proposed/newly adopted environmental regulations, renewable energy objectives, and operational resiliency. This includes impact evaluations of the regulatory actions upon operational responsibilities such as the federal sanitary sewer overflows (SSO), blending policy development, Willamette River TMDLs implementation, and any newly adopted state water quality standards.
- Complete scheduled major rehabilitation, equipment replacement, and other capital projects in an efficient and timely manner.
- Work cooperatively on CIP elements and effectively integrate capital project work with ongoing O&M activities with an emphasis on maintaining an effective CIP management and coordination program with Springfield staff.
- Manage the O&M aspects of the BMF and the Biocycle Farm, continuing biosolids land application practices and poplar tree management.

SIGNIFICANT CHANGES IN THE O&M BUDGET FOR FY 23-24

The FY 23-24 budget for Operations and Maintenance of the regional wastewater treatment facilities (personnel, materials and services, and capital outlay) totals \$18,596,600. The amount represents an increase of \$1,397,600 or 8.1% from the FY 22-23 budget. Aside from cost increases due to the addition of personnel, the most significant cost centers for the budget include fleet charges, contractual services, chemicals, parts and components, and computer equipment and software. Significant items and changes for the FY 23-24 Operations and Maintenance budget as compared to the FY 22-23 budget include the following:

Personnel Services

Personnel Services totaling \$11,343,336 represents an FY 23-24 increase of \$883,336 or 8.4%, which is due to the addition of Full-Time Equivalent (FTE) positions. Additions to the staffing level for FY 23-24 amount to 2.32 FTE, which is an increase in personnel from 79.36 to 81.68 FTE. Significant changes for FY 23-24 in Personnel Services affect all accounts due to the staffing level increases listed below:

1.0 FTE – Systems Electrician 1

Adding one electrician is in response to the increased workload caused by the past 15 years of capital improvements at MWMC facilities and aging infrastructure. There have been no staffing increases to the electrical maintenance work section in the past 30 years. The Switchgear CIP project planned for FY 23-24 has bolstered the need for 1.0 FTE addition to the electrical maintenance work group.

0.89 FTE – Safety and Emergency Preparedness Program Manager (MA2)

Addition of one Management Analyst 2 (MA2) position to fully implement the safety programs at MWMC facilities. This position provides services related to health and safety in an industrial setting, emergency preparedness, disaster response and recovery, and ensures compliance with local, state, and federal requirements.

0.43 FTE – Laboratory Specialist

The Laboratory Specialist position is currently staffed at 0.5 FTE and needs to be increased to 1.0 FTE due to the new NPDES permit requirements which became effective in November 2022. Laboratory staff are currently working overtime and needing more of contractual services to accommodate the additional workload.

Materials and Services

The Materials and Services budget totaling \$6,873,264 represents an FY 23-24 increase of \$493,264 or 7.7%. The notable changes are in the following budget categories:

Fleet Operating Charges – \$554,141, a net increase of \$44,459 or 8.7%

The internal rates and charges from Eugene Public Works Fleet Services are budgeted to increase in FY 23-24 due to economic factors for fuel, automotive electronics, and related parts and equipment.

Contractual Services – \$747,400, a net increase of \$148,650 or 24.8%

Greater need for contractual services is anticipated for FY 23-24, with increases specific to support for the RNG facility, Yokogawa support for the DCS, hired security and camp cleanup services at MWMC facilities, analytical services for specific laboratory work, and increased need for NPDES permit-related professional services.

Chemicals – \$800,500, a net increase of \$60,000 or 8.1%

The costs for hypochlorite, sodium bisulfite, and polymer (both dry and liquid) continue to increase due to economic factors. Unit prices are established through regional competitive price agreements, and resupply orders are placed depending on the timing of treatment process and O&M activity. Additional ongoing chemical expenses included in FY 23-24 are for the H2S filter media specific to the Renewable Natural Gas (RNG) facility.

Parts & Components – \$418,000, a net increase of \$55,000 or 15.2%

Capital improvements have expanded the need for parts and components in FY 23-24 in addition to the increase in costs for parts and components due to economic factors.

Risk Insurance – \$71,203, a net increase of \$9,334 or 15.1%

For FY 23-24 City of Eugene has planned for an increase in premium expense for insurance and risk to sufficiently cover the anticipated claims and expenses. General liability premiums have increased over 30% from FY 22-23 to FY 23-24.

Computer Equipment and Supplies – \$570,000, a net increase of \$125,427 or 28.2%

City of Eugene's internal service charges for the Microsoft Enterprise Agreement have increased largely due to increased need for cyber security and cloud based computing platform support (Azure). Expenses for PeopleSoft licensing and maintenance, updates and upgrades, and personnel support will continue to increase. Other increases budgeted in FY 23-24 are for the addition of software and support for the Regional Pretreatment Program, scheduled office computer replacements, and contracted software development to replace the Utility Billing Administration Application (a.k.a., Rosie) used for collecting regional wastewater user fees.

Capital Outlay - Budget

The FY 23-24 Capital Programs budget includes \$380,000 for the Capital Outlay items listed below.

Capital Outlay	
Project Description	FY 23-24 Proposed Budget
Interconnect Sludge Line with ADB Piping, BMF	\$80,000
Asphalt Condition Assessment	60,000
Groundwater Monitoring Plan and Initial Report	60,000
Operations Console, DCS Video Wall	50,000
Resiliency Improvements, Emergency Supplies Storage	50,000
Condition Assessment, Groundwater Wells (x42)	40,000
Infrared Gas Leak Detection Camera, RNG Facility	40,000
Total	\$380,000

Interconnect Sludge Line with ADB Piping – Installation of piping and valve to provide an alternate location to discharge struvite and other material cleaned from the anaerobic digesters.

Asphalt Condition Assessment – Consulting services needed to assess the condition of all asphalt surfaces, including roadways, parking lots, and air drying beds.

Groundwater Monitoring Plan and Initial Report – This is required by the new NPDES permit and will require contracted services from consultants.

Resiliency Improvements, Emergency Supplies Storage – A standalone climate-controlled storage container is needed for emergency supplies such as potable water, MREs (Meals Ready to Eat), medical kits, and related supplies to be located on a stationary pad above the 500-year flood line at the treatment plant.

Operations Console, DCS Video Wall – Large multi-screen displays for plant operations and incident command coordination during emergencies.

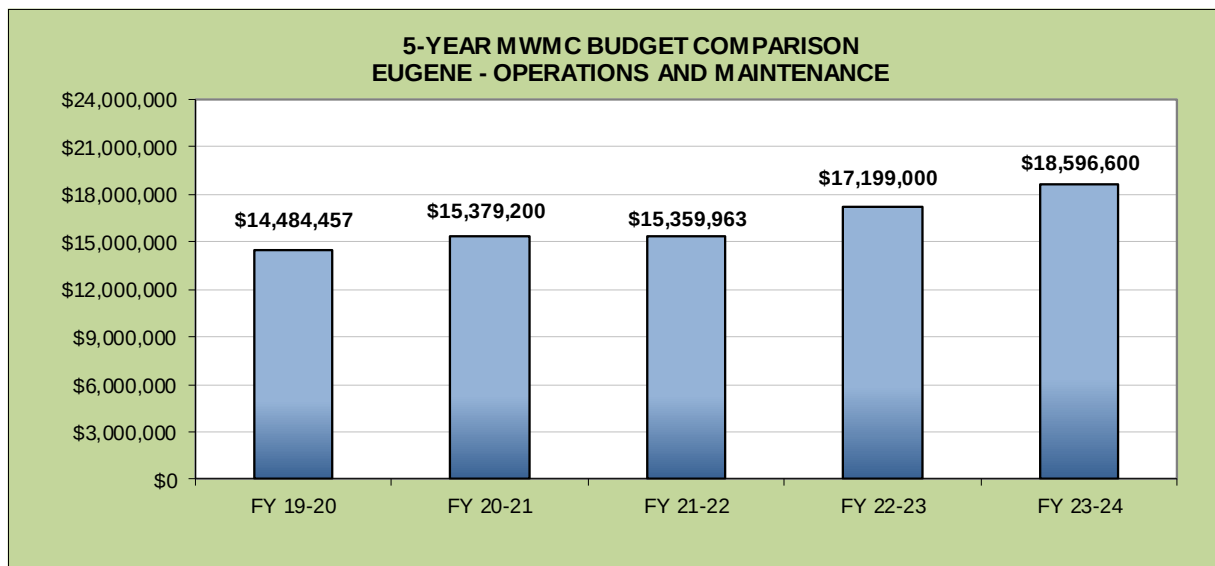
Condition Assessment, Groundwater Wells (x42) – Several of the groundwater monitoring wells appear to be compromised. To ensure accurate groundwater monitoring data, the groundwater wells need to be evaluated by contractors prior to rebuild/rehabilitation.

Infrared Gas Leak Detection Camera, RNG – The infrared camera will provide on-demand data for staff to detect gas leaks, quickly determine the safety of enclosed spaces, and pinpoint the location of leaks for corrective action before they become dangerous.

EXHIBIT 10

**EUGENE - OPERATIONS AND MAINTENANCE PROGRAM
PROPOSED FY 23-24
BUDGET SUMMARY**

	ACTUALS FY 21-22	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24	CHANGE * INCR/(DECR)	
Personnel Services	\$9,436,516	\$10,460,000	\$10,460,000	\$11,343,336	\$883,336	8.4%
Materials & Services	5,890,591	6,380,000	6,380,000	6,873,264	493,264	7.7%
Capital Outlay	32,856	359,000	359,000	380,000	21,000	5.8%
Budget Summary	\$15,359,963	\$17,199,000	\$17,199,000	\$18,596,600	\$1,397,600	8.1%



NOTE: Does not include Major Rehabilitation or Equipment Replacement

EXHIBIT 11

EUGENE - OPERATIONS & MAINTENANCE
LINE ITEM BUDGET SUMMARY

	ACTUAL FY 21-22	ADOPTED BUDGET FY 22-23	AMENDED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24	CHANGE INCR/(DECR)	
<u>PERSONNEL SERVICES</u>						
Regular Salaries	\$5,351,803	\$5,996,435	\$5,996,435	\$6,457,996	\$461,561	7.7%
Overtime	55,684	33,704	33,704	57,650	23,946	71.0%
Employee Benefits	2,378,533	2,534,919	2,534,919	2,858,032	323,113	12.7%
Paid Family Med Leave Insurance	0	29,982	29,982	32,288	2,306	7.7%
Workers' Comp/Unemploy Ins	123,443	121,411	121,411	130,292	8,881	7.3%
Health Insurance	1,527,053	1,743,549	1,743,549	1,807,078	63,529	3.6%
Total Personnel Services	\$9,436,516	\$10,460,000	\$10,460,000	\$11,343,336	\$883,336	8.4%
FTE	78.36	79.36	79.36	81.68	2.32	2.9%
<u>MATERIALS & SERVICES</u>						
Utilities	\$1,399,616	\$1,417,000	\$1,417,000	\$1,422,000	\$5,000	0.4%
Fleet Operating Charges	508,507	509,682	509,682	554,141	44,459	8.7%
Maintenance-Equip & Facilities	175,460	232,600	232,600	237,789	5,189	2.2%
Contractual Services	491,742	598,750	598,750	747,400	148,650	24.8%
Materials & Program Expense	379,075	712,026	712,026	752,231	40,205	5.6%
Chemicals	550,000	740,500	740,500	800,500	60,000	8.1%
Parts & Components	668,277	363,000	363,000	418,000	55,000	15.2%
Risk Insurance - Employee Liability	72,912	61,869	61,869	71,203	9,334	15.1%
Computer Equip, Supplies, Maint	444,629	444,573	444,573	570,000	125,427	28.2%
Indirects	1,200,372	1,300,000	1,300,000	1,300,000	0	0.0%
Total Materials & Services	\$5,890,590	\$6,380,000	\$6,380,000	\$6,873,264	\$493,264	7.7%
<u>CAPITAL OUTLAY</u>						
Motorized Vehicles	\$0	\$0	\$0	\$0	\$0	0.0%
Capital Outlay - Other	32,856	359,000	359,000	380,000	21,000	5.8%
Total Capital Outlay	\$32,856	\$359,000	\$359,000	\$380,000	\$21,000	5.8%
TOTAL	\$15,359,962	\$17,199,000	\$17,199,000	\$18,596,600	\$1,397,600	8.1%

REGIONAL WASTEWATER PROGRAM CAPITAL PROGRAMS

Overview

The Regional Wastewater Program (RWP) includes two components: the Capital Improvement Program (CIP) and the Asset Management Capital Program (AMCP). The FY 23-24 CIP Budget, the FY 23-24 AMCP Budget, and the associated 5-Year Capital Plan are based on the 2004 MWMC Facilities Plan (2004 FP), the 2014 Partial Facilities Plan Update, and the Resiliency Planning Study (Disaster Mitigation & Recovery Plan – March 2020). The 2004 FP was approved by the MWMC, the governing bodies of the City of Eugene, the City of Springfield, Lane County, and the Oregon Department of Environmental Quality (DEQ). The 2004 FP and its 20-year capital project list was the result of a comprehensive evaluation of the regional wastewater treatment facilities serving the Eugene-Springfield metropolitan area. The DEQ issued the MWMC NPDES permit #102486 that became effective on November 1, 2022.

The 2004 FP built on previous targeted studies, including the 1997 Master Plan, 1997 Biosolids Management Plan, 2001 Wet Weather Flow Management Plan (WWFMP), and the 2003 Management Plan for a dedicated biosolids land application site. The 2004 FP is intended to meet changing regulatory and wet weather flow requirements and to serve the community's wastewater capacity and treatment needs through 2025. Accordingly, the 2004 FP established the CIP project list to provide necessary facility enhancements and expansions over the planning period. The CIP is administered by the City of Springfield for the MWMC. The AMCP implements the projects and activities necessary to maintain functionality, lifespan, and effectiveness of the MWMC facility assets on an ongoing basis. The AMCP is administered by the City of Eugene for the MWMC and consists of three sub-categories:

- Equipment Replacement Program
- Major Rehabilitation Program
- Major Capital Outlay

The MWMC has established these capital programs to achieve the following RWP objectives:

- Compliance with applicable local, state, and federal laws and regulations
- Protection of the health and safety of people and property from exposure to hazardous conditions such as untreated or inadequately treated wastewater
- Provision of adequate capacity to facilitate community growth in the Eugene-Springfield metropolitan area consistent with adopted land use plans
- Construction, operation, and management of MWMC facilities in a manner that is as cost-effective, efficient, and affordable to the community in the short and long term
- Mitigation of potential negative impacts of the MWMC facilities on adjacent uses and surrounding neighborhoods (ensuring that the MWMC facilities are “good neighbors” as judged by the community)

Capital Program Funding and Financial Planning Methods and Policies

This annual budget document presents the FY 23-24 CIP Budget, the FY 23-24 AMCP Budget, and 5-Year Capital Plan which includes the CIP and AMCP Capital Plan. The MWMC CIP financial planning and funding methods are in accordance with the financial management policies put forth in the MWMC Financial Management Plan.

Each of the two RWP capital programs relies on funding mechanisms to achieve the objectives described above. The CIP is funded primarily through Capital Reserves, which may include proceeds from revenue bond sales, financing through the State of Oregon DEQ Clean Water State Revolving Fund loan program, System Development Charges, and transfers from the Operating Fund to Capital Reserves.

The RWP's operating fund is maintained to pay for operations, administration, debt service, equipment replacement contributions and capital contributions associated with the RWP. The operating fund derives the majority of its revenue from regional wastewater user fees that are collected by the City of Eugene and City of Springfield from their respective customers. In accordance with the MWMC Financial Plan, funds remaining in excess of budgeted operational expenditures can be transferred from the Operating Fund to the Capital Reserve fund. The Capital Reserve accumulates revenue to fund capital projects, including major rehabilitation, to reduce the amount of borrowing necessary to finance capital projects. In addition, the CIP is funded with System Development Charges for the projects that qualify.

The AMCP consists of three programs managed by the City of Eugene and funded through regional wastewater user fees. The Equipment Replacement Program, which funds replacement of equipment valued at or over \$10,000 with a life expectancy greater than one year; The Major Rehabilitation Program, which funds rehabilitation of the MWMC infrastructure such as roof replacements, structure coatings, etc.; and the Major Capital Outlay Program for the initial purchase of major equipment that will be placed on the equipment replacement list, or a one time large capital expense. The MWMC assets are tracked throughout their lifecycle using asset management tracking software. Based on this information, the three AMCP program annual budgets are established and projected for the 5-Year Capital Plan.

For planning purposes, MWMC considers market changes that drive capital project expenditures. Specifically, the MWMC capital plan reflects projected price changes over time that affect cost of materials and services. Accordingly, the 2004 FP projections were based on the 20-city average *Engineering News Record Construction Cost Index* (ENRCCI). In addition, City of Springfield staff and MWMC design consultants monitor construction trends in Oregon and supply chain issues.

Regional Wastewater Capital Program Status and Budget**CIP Project Status and Budget**

The FY 23-24 CIP Budget is comprised of the individual budgets for each of the active (carryover) or starting (new) projects in the first year of the 5-Year Capital Plan. The total of these FY 23-24 project budgets is \$64,680,000. Each capital project represented in the FY 23-24 Budget is described in detail in a CIP project sheet that can be found at the end of this document. Each project sheet provides a description of the project, the project's purpose and driver (the reason for the project), the funding schedule for the project, and the project's expected final cost and cash flow. For those projects that are in progress, a short status report is included on the project sheet. In 2019, the MWMC Resiliency Planning consultant study focused on seismic (Cascadia magnitude 9.0 earthquake) and major flooding event(s), and recommended some infrastructure multi-year improvements for consideration during the CIP Budgeting process.

Completed Capital Projects

The following capital projects were completed in FY 22-23:

- Renewable Natural Gas Upgrades (P80095)
- Aeration Basin Improvements – Phase 2 (P80100 study of existing aeration systems)

Carryover Capital Projects

All or a portion of remaining funding for active capital projects are carried forward to the MWMC FY 23-24 budget. The on-going carryover projects are:

- Electrical Switchgear & Transformer Replacement
- Administration Building Improvements
- Water Quality Trading Program
- Class A Disinfection Facilities
- Aeration Basin Upgrades – (2023-2026)
- Comprehensive Facility Plan Update
- Glenwood Pump Station Upgrade
- Resiliency Follow-Up
- Recycled Water Demonstration Projects
- WPCF Stormwater Infrastructure
- Poplar Harvest Management Services

Overall, the budgeting for these projects follows, and is consistent with, the estimated cost of the listed capital projects and new information gathered during the MWMC design development process.

FY 23-24 Capital Budget Summary (Exhibit 12)

Exhibit 12 displays the adjusted budget and end-of-year expenditure estimates for FY 22-23, the amount of funding projected to be carried over to FY 23-24 and additional funding for existing and/or new projects in FY 23-24.

EXHIBIT 12

Summary of FY 23-24 MWMC Construction Program Capital Budget

	FY 22-23 ADJUSTED BUDGET	FY 22-23 ESTIMATED ACTUALS	FY 22-23 CARRYOVER TO FY 23-24	NEW FUNDING FOR FY 23-24	TOTAL FY 23-24 BUDGET
Project to be Completed in FY 22-23					
RNG Upgrade Facilities	946,292	520,000	0	0	0
Aeration Basin Improvements - Phase 2	188,090	50,000	0	0	0
Projects to be Carried Over to FY 23-24					
Electrical Switchgear & Transformer Replacement	20,000,000	600,000	19,400,000	0	19,400,000
Administration Building Improvements	7,372,277	1,072,277	6,300,000	12,400,000	18,700,000
Water Quality Trading Program	13,000,000	900,000	12,100,000	0	12,100,000
Class A Disinfection Facilities	6,882,477	92,477	6,790,000	0	6,790,000
Aeration System Upgrades (2023 to 2026)	5,000,000	1,800,000	3,200,000	0	3,200,000
Comprehensive Facilities Plan Update	2,476,422	676,422	1,800,000	0	1,800,000
Glenwood Pump Station Upgrade	2,005,315	505,315	1,500,000	0	1,500,000
Resiliency Follow-Up	3,522,775	802,775	500,000	0	500,000
Recycled Water Demonstration Projects	354,121	24,121	330,000	0	330,000
WPCF Stormwater Infrastructure	300,000	90,000	210,000	100,000	310,000
Poplar Harvest Management Services	264,663	132,520	50,000	0	50,000
Tertiary Filtration - Phase 2	3,000,000	0	0	0	0
TOTAL Capital Projects	\$65,312,432	\$7,265,907	\$52,180,000	\$12,500,000	\$64,680,000

FY 23-24 Asset Management Capital Program and Budget

The AMCP consists of the following three programs:

- Equipment Replacement
- Major Rehabilitation
- Major Capital Outlay

The FY 23-24 budget of each program is described below.

Equipment Replacement Program - Budget

The FY 23-24 Capital Programs budget includes \$1,835,000 in Equipment Replacement purchases that are identified on the table below.

Equipment Replacement	
Project Description	FY 23-24 Proposed Budget
Dredge, BMF	\$560,000
Strain Presses, Biosolids Drying Press (x3), BMF	510,000
Strainer, Automatic (x2), Final	200,000
Passenger Vehicles, EV/Hybrid (x2), Administration	140,000
Pickup Truck, Dump Bed, Facilities	95,000
Tractor, John Deere, BMF	85,000
Fork Lift (All Terrain), Equipment Maintenance	75,000
Flail Mowers (x2), BMF	60,000
Electric Cart, Plant Maintenance	30,000
Electric Cart, Operations	30,000
Mower, 72" Deck, Zero Turn w/Mulcher (x2), Facilities	30,000
Actuator, Rotork – IPS2 Primary Drive Diversion Gate	20,000
Total	\$1,835,000

Dredge, BMF – The existing dredge underwent several major rebuilds in prior years. It is now beyond repair and needs to be replaced.

Strain Presses, Biosolids Drying Press (x3), BMF – The presses are used to filter, screen, dewater and transport biosolids during processing. Replacement parts are no longer available from the manufacturer.

Automatic Strainer (x2), Final – The screening and washing mechanisms can no longer be rebuilt and need to be replaced.

EV/Hybrid Passenger Vehicles (x2), Administration – Replacement of two 13-year old passenger vehicles per recommendation from Eugene Fleet Maintenance division.

Pickup Truck with Dump Bed, Facilities – Replacement of 20-year old dump-bed pickup truck per recommendation from Eugene Fleet Maintenance and the need for four wheel drive capability.

John Deere Tractor, BMF – The cost of rebuilding the tractor is nearly the same as purchasing new. Staff recommend replacement with a larger tractor capable of lifting the dry polymer totes (each tote about 2,000 lbs) and useful for a wider range of BMF operations work.

All Terrain Fork Lift, Maintenance – Replacement with a vehicle that will be used to both load/unload shipping trucks and also move equipment over uneven terrain.

Flail Mowers (x2), BMF – After 15 years of rough use at Biocycle Farm and BMF, the main components of the flail mowers are worn out, and complete replacement of both mowers is needed.

Electric Carts (x2), Maintenance & Operations – Replacement of electric carts per recommendation from Eugene Fleet Maintenance largely due to the availability of parts.

Zero Turn Mower with 72” Deck and Mulcher (x2), Facilities – The 13-year old mower can no longer be operated reliably due to wear and tear and is needing replacement.

Actuator, Rotork – IPS2 Primary Drive Diversion Gate – After undergoing several rebuilds, the actuator unit needs to be entirely replaced.

Major Rehabilitation Program - Budget

The FY 23-24 Capital Programs budget includes \$630,000 for Major Rehabilitation projects that are identified on the table below.

Major Rehabilitation	
Project Description	FY 23-24 Proposed Budget
Roof Replacements (x4)	\$300,000
Hypochlorite Delivery and Monitoring Systems Rebuild, Phase 1	150,000
Sludge Holding Tank Wall Repair, Digesters	90,000
Asphalt Resealing, Roadway and Parking Area, BMF	50,000
Masonry Weather Sealing, Operations Building, BMF	20,000
Operations/Maintenance Building Improvements	20,000
Total	\$630,000

Roof Replacements (x4) – Condition assessments by staff and contractor have determined that roof replacements are needed for the Centrifuge Building, Maintenance High Bay, Gas Mixing Room #2, and Pretreatment Building.

Hypochlorite Delivery and Monitoring Systems Rebuild, Phase 1 – The delivery, distribution, and drain piping for the hypochlorite system has become brittle and cracked. The piping is leaking and needs total replacement.

Sludge Holding Tank Wall Repair, Digesters – Repair needed on structural wall that was damaged during the construction of #4 anaerobic digester.

Roadway and Parking Area Resealing, BMF – Routine crack and resealing work is needed to maximize the longevity of the asphalt roadways and parking areas at the facility.

Masonry Resealing, Ops Building, BMF – Routine weather sealing of the exterior masonry wall surfaces of the operations building to prolong the life of the structure.

Operations and Maintenance Building Improvements – Allocation for small-scale facility improvements.

Major Capital Outlay

There are no new requests for Major Capital Outlay in FY 23-24.

Asset Management Capital Budget Summary

The following table summarizes the FY 23-24 Asset Management Capital Program Budget by project type showing a total AMCP budget of \$2,465,000.

Asset Management Capital Project Budget	
Project Description	FY 23-24 Proposed Budget
Equipment Replacement	\$1,835,000
Major Rehabilitation	630,000
Major Capital	-
Total	\$2,465,000

FY 24-25 Asset Management Capital Program Status and Budget

The AMCP consists of the following programs:

- Equipment Replacement
- Major Rehabilitation
- Major Capital Outlay

The FY 24-25 budget and status of each program is described below.

Equipment Replacement Program – Budget Forecast

The FY 24-25 Capital Programs budget includes \$700,000 in Equipment Replacement purchases that are identified in the table below.

Equipment Replacement	
Project Description	FY 24-25 Budget Forecast
Gravity Belt Thickener (x2)	\$400,000
Polymer Wetting Device #1, Drying Facility, BMF	90,000
Hypochlorite (SHC) Metering Pump, Final (x4)	60,000
Bisulfite (SBS) Metering Pump, Final (x3)	50,000
Air Supply Unit, Digesters	40,000
Air Supply Unit Controls, Secondary	40,000
Acid Distillation System, ESB Labs	20,000
Total	\$700,000

Gravity Belt Thickener (x2) – Scheduled major rebuild of both GBT units, including all wear parts.

Polymer Wetting Device #1, Drying Facility, BMF – The 22-year old wetting device has reached end of service life and is essential to mixing and processing biosolids. Should a critical failure occur during the season, all solids processing would stop until the equipment is replaced.

Hypochlorite (SHC) Metering Pump, Final (x4) – Recurring problems with reliable connection between the electrical and mechanical components make complete replacement necessary.

Bisulfite (SBS) Metering Pump, Final (x3) – Recurring problems with reliable connection between the electrical and mechanical components make complete replacement necessary.

Air Supply Unit, Digesters – The coils on the existing units have corroded. Replacement unit will have coated coils designed for longer equipment service life.

Air Supply Unit Controls, Secondary – Replacement of the ad-hoc assembled controls with a standard package control system.

Acid Distillation System, ESB Labs – The current system has reached end of service life. This system is used to reduce contamination in trace metals analysis, and new equipment will reduce the cost of purchasing commercially prepared acids to meet the permit-required detection limits.

Major Rehabilitation Program - Budget

The FY 24-25 Capital Programs budget includes \$350,000 for Major Rehabilitation projects that are identified in the table below.

Major Rehabilitation	
Project Description	FY 24-25 Budget Forecast
Dewatering Facility, Roof Replacement, BMF	\$150,000
Hypochlorite Delivery and Monitoring Systems Rebuild, Phase 2	110,000
Plant Asphalt Maintenance, Crack/Slurry Sealing	60,000
Operations/Maintenance Building Improvements	30,000
Total	\$350,000

Dewatering Facility, Roof Replacement – Condition assessment by staff and contractor have determined the need for repair or replacement of the dewatering facility roof at BMF.

Hypochlorite Delivery and Monitoring Systems Rebuild – Existing piping for hypochlorite delivery is damaged, creating operational and safety concerns. Hypo delivery equipment needs to be relocated (significantly re-engineered), drains need repair, and piping upsized for operational efficiency, ease of maintenance, and worker safety.

Plant Asphalt Maintenance, Crack/Slurry Sealing – Implementation of the condition assessment recommendations to repair the roadways and parking lots at the treatment plant.

Operations and Maintenance Building Improvements – Allocation for small-scale facility improvements.

Major Capital - Budget

There are no new requests for Major Capital Outlay in FY 24-25.

Summary of FY 24-25 Asset Management Capital Program Budget

Asset Management Capital Project Budget	
Project Description	FY 24-25 Budget Forecast
Equipment Replacement	\$700,000
Major Rehabilitation	350,000
Major Capital Outlay	-
Total	\$1,050,000

5-Year Capital Plan (Exhibit 13)

For each fiscal planning cycle, only the first year of budget authority is appropriated. The remaining four years of the CIP and AMCP Capital Plans are important and useful for fiscal and work planning purposes. However, it is important to note that the funds in the outer years of the Capital Plan are only planned and not appropriated. Also, the full amount of obligated multi-year project costs is often appropriated in the first year of the project, unless a smaller subset of the project, such as project design, can be identified and funded without budgeting the full estimated project cost. For these multi-year contracts, unspent funds from the first fiscal year will typically be carried over to the next fiscal year until the project is completed. Accordingly, the RWP Capital Plan presented herein is a subsequent extension of the plan presented in the adopted FY 22-23 Budget that has been carried forward by one year to FY 23-24. Changes to the 5-Year Plan typically occur from year to year as more information becomes available and evaluated.

Exhibit 13 displays the MWMC 5-Year Capital Plan programs budget, which includes \$115,520,000 in planned capital projects and \$13,660,600 planned asset management capital projects for an overall 5-Year Capital Plan Budget of \$129,180,600.

EXHIBIT 13**Regional Wastewater 5-Year Capital Programs**

	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	TOTAL
CAPITAL PROJECTS						
Biosolids Management						
Poplar Harvest Management Services	50,000					50,000
Non-Process Facilities and Facilities Planning						
Comprehensive Facilities Plan Update	1,800,000					1,800,000
Facility Plan Engineering Services		450,000	140,000	150,000	150,000	890,000
Partial Facility Plan Update					650,000	650,000
Conveyance Systems						
Glenwood Pump Station Upgrade	1,500,000					1,500,000
Plant Performance Improvements						
Electrical Switchgear & Transformer Replacement	19,400,000					19,400,000
Administration Building Improvements	18,700,000					18,700,000
Water Quality Trading Program	12,100,000					12,100,000
Class A Disinfection Facilities	6,790,000					6,790,000
Aeration System Upgrades (2023 to 2026)	3,200,000	25,000,000				28,200,000
Resiliency Follow-Up	500,000	500,000	800,000	800,000	2,000,000	4,600,000
Recycled Water Demonstration Projects	330,000					330,000
WCPF Stormwater Infrastructure	310,000	200,000				510,000
Waste Activated Sludge Thickening		1,500,000	5,000,000			6,500,000
Owosso Bridge Seismic Upgrades			1,000,000	5,500,000		6,500,000
Tertiary Filtration - Phase 2					7,000,000	7,000,000
TOTAL CAPITAL PROJECTS	\$64,680,000	\$27,650,000	\$6,940,000	\$6,450,000	\$9,800,000	\$115,520,000
ASSET MANAGEMENT						
Equipment Replacement	1,835,000	700,000	3,163,400	1,585,600	2,445,600	9,729,600
Major Rehabilitation	630,000	350,000	844,000	1,164,000	943,000	3,931,000
Major Capital Outlay	-	-	-	-	-	-
TOTAL ASSET MANAGEMENT	2,465,000	1,050,000	4,007,400	2,749,600	3,388,600	13,660,600
TOTAL CAPITAL IMPROVEMENTS	\$67,145,000	\$28,700,000	\$10,947,400	\$9,199,600	\$13,188,600	\$129,180,600

POPLAR HARVEST MANAGEMENT SERVICES (P80083)**Description:**

This project represents the commissioning phase of the initial establishment of the Biocycle Farm by managing harvest and replanting services of all three farm management units (MUs), including marketing of poplar harvest products. Upon final replanting of Management Unit 3 (MU3), the project will result in a findings and recommendation report for long-term Biocycle Farm management. The project ensures the timely harvest of each MU within the regulatory 12-year rotation limit. Upon full replanting of MU3, the long-term poplar harvest and planting will be added to operations/maintenance functions in 2024 under the Eugene Wastewater Division. Ongoing poplar end use and market development is anticipated to remain under the MWMC Capital Program team.

Status:

MU1 was replanted in 2016. MU2 was replanted in 2018-19. MU3 was harvested in 2021 with replanting programmed in 2023-24.

Justification:

Regulatory land use requirements for operation of the Biocycle Farm (including agricultural rules) and assurance of optimization of farm effectiveness and efficiency, including biosolids and recycled water management strategies.

Project Driver:

Land Use Compatibility Statement (LUCS) issued by Lane County; Biosolids Management Plan and Recycled Water Use Plan under the MWMC's NPDES permit.

Project Trigger:

Maturity of each 12-year rotation age cycle in conformance with agricultural use rules.

Estimated Project Cost: \$2,000,000 (estimate 2013 to June 2024)

Estimated Cash Flow: FY 13-14 = \$116,009; FY 14-15 = \$114,465; FY 15-16 = \$136,814; FY 16-17 = \$105,653; FY 17-18 = \$435,573; FY 18-19 = \$138,388; FY 19-20 = \$110,007; FY 20-21 = \$36,969; FY 21-22 = \$623,602; FY 22-23 = \$132,520; FY 23-24 = \$50,000

	<u>Prior</u>	<u>2022-23</u>						
<u>Expenditure/Category:</u>	<u>Years</u>	<u>Est. Act.</u>	<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
Design/Construction	\$1,817,480	\$132,520	\$50,000	\$0	\$0	\$0	\$0	\$2,000,000
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$1,817,480	\$132,520	\$50,000	\$0	\$0	\$0	\$0	\$2,000,000

COMPREHENSIVE FACILITIES PLAN UPDATE (P80101)



Description: This will be the first MWMC Comprehensive Facilities Plan Update since the 2004 MWMC Facilities Plan. The update could include WPCF stormwater planning, NPDES permit renewal, system development charge evaluation, facilities planning technical services, and cost estimating for a 20-year planning horizon. The update will draw on the most recent plant data, permit compliance requirements, and available technology able to ensure the MWMC continues to meet future regulations, environmental standards, and community growth. The MWMC NPDES permit renewal was effective on November 1, 2022.

Status: As of December 2022, consultant provided WPCF stormwater master plan (December 2021). The Oregon Department of Environmental Quality finalized the NPDES permit #102486 in October 2022. The P80101 project team is working with consultants to create a new Facilities Plan and updates to the MWMC governing body.

Justification: Evaluate and plan for future MWMC conveyance and treatment upgrades and solutions to meet regulatory requirements, preserve public health, community growth, and water quality standards.

Project Driver: Provide MWMC comprehensive facilities planning to develop the capital program and recommendations for the upcoming 20-years.

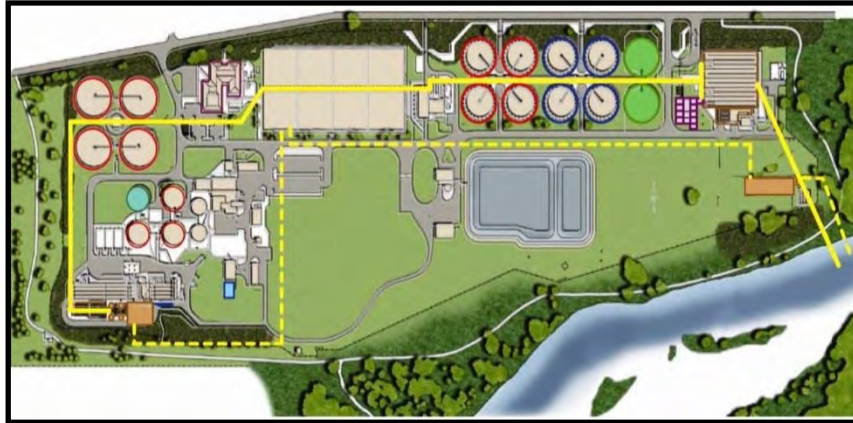
Project Trigger: The WPCF stormwater planning portion was triggered to address local building permit requirements for MWMC upcoming construction projects. The remaining project scope will be focusing on planning for at least 20 years.

Estimated Project Cost: \$2,600,000

Estimated Cash Flow: FY 18-19 = \$35,701; FY 19-20 = \$15,174; FY 20-21 = \$70,567;
FY 21-22 = \$2,136; FY 22-23 = \$676,422; FY 23-24 = \$1,460,000;
FY 24-25 = \$340,000

Expenditure/Category:	Prior	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	Total
	Years	Est. Act.						
Design/Construction	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Other	\$123,578	\$676,422	\$1,800,000	\$0	\$0	\$0	\$0	\$2,600,000
Total Cost	\$123,578	\$676,422	\$1,800,000	\$0	\$0	\$0	\$0	\$2,600,000

FACILITY PLAN ENGINEERING SERVICES (P80110)



Description: Engineering/technical/vendor services for analysis, project definition, cost estimating, design feedback, follow up approvals, and general consultation regarding the MWMC Facilities Plan follow up (2024 to 2028). The related project P80090 was closed out in FY 21/22.

Status: After the November 1, 2022 permit renewal, staff anticipates updating the MWMC Facilities Plan under P80101 and as needed follow up support via P80110 Facility Plan Engineering Services. As required by the NPDES permit #102486 (page 12) and before September 15, 2025, the MWMC must provide an inspection report to the DEQ of the treatment plant outfall system. The P80110 funding will support the inspection and evaluation of the MWMC outfall system.

Justification: Consultant services to provide ongoing technical and engineering services as needed after the MWMC Comprehensive Facilities Plan Update (P80101).

Project Driver: Ongoing engineering/technical/vendor services.

Project Trigger: Ongoing need.

Estimated Cost: \$890,000 (2024 to 2028)

Estimated Cash Flow: FY 24-25 = \$450,000; FY 25-26 = \$140,000; FY 26-27 = \$150,000; FY 27-28 = \$150,000

<u>Expenditure/Category:</u>	<u>Prior</u> <u>Years</u>	<u>2022-23</u> <u>Est. Act.</u>	<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
Design/Construction	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Other	\$0	\$0	\$0	\$450,000	\$140,000	\$150,000	\$150,000	\$890,000
Total Cost	\$0	\$0	\$0	\$450,000	\$140,000	\$150,000	\$150,000	\$890,000

PARTIAL FACILITY PLAN UPDATE (P80103)

Description: This project provides a 5-year update to the Comprehensive Facilities Plan that will verify and re-evaluate the assumptions, projections, and project cost estimates. The Partial Facilities Plan Update reviews the new and evolving regulatory drivers, identifies technology changes/opportunities, evaluates needed adjustments, and provides new recommendations. The next MWMC NPDES permit renewal date is September 30, 2027.

Status: Anticipate starting work in FY 27-28 or as needed.

Justification: The information and basis of the Comprehensive Facilities Plan requires regular updating to ensure knowledge, data, regulations, and performance issues behind Plan recommendations are current and recommended projects are adapted and adopted based on the current fact set.

Project Driver: Ongoing goal to keep planning up to date.

Project Trigger: Scheduled update.

Estimated Project Cost: \$650,000

Estimated Cash Flow: FY 27-28 = \$320,000; FY 28-29 = \$330,000

<u>Expenditure/Category:</u>	<u>Prior</u>	<u>2022-23</u>		<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
	<u>Years</u>	<u>Est.</u>	<u>Act.</u>						
Design/Construction	\$0	\$0		\$0	\$0	\$0	\$0	\$0	\$0
Other	\$0	\$0		\$0	\$0	\$0	\$0	\$650,000	\$650,000
Total Cost	\$0	\$0		\$0	\$0	\$0	\$0	\$650,000	\$650,000

GLENWOOD PUMP STATION UPGRADE (P80064)

- Description:** Expand Glenwood pump station capacity to accommodate growth and meet Oregon Department of Environmental Quality (DEQ) wastewater pump station design requirements. The pump station was designed with stalls for additional pumps. Two pumps are currently installed with space for two additional pumps to be added when flow to the pump station increases with development of the Glenwood and Laurel Hill basins. In 2019, the P80096 Resiliency Planning study recommended onsite geotechnical evaluation and additional improvements.
- Status:** As of January 2023, evaluation of existing pumping capacity and geotechnical investigation is complete. Consultant task order #1 is nearing completion. The next step is to collect wet weather flow data and start design of the pump station upgrades.
- Justification:** Additional pumping capacity will be required at this MWMC pump station to handle increasing flows in the Glenwood area (Springfield) and the Laurel Hill area (Eugene).
- Project Driver:** Oregon DEQ wastewater pump station redundancy requirements and 2019 Resiliency study recommendations.
- Project Trigger:** Peak wet weather instantaneous flow reaches 80 percent of the pump station firm capacity.

Estimated Project Cost: \$2,050,000 (but plan to get updated construction cost estimating in 2023)

Estimated Cash Flow: FY 20-21 = \$1,426; FY 21-22 = \$43,259; FY 22-23 = \$505,315; FY 23-24 = \$1,400,000; FY 24-25 = \$100,000

Expenditure/Category:	Prior	2022-23		2023-24	2024-25	2025-26	2026-27	2027-28	Total
	Years	Est.	Act.						
Design/Construction		\$44,685	\$505,315	\$1,500,000	\$0	\$0	\$0	\$0	\$2,050,000
Other		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Cost		\$44,685	\$505,315	\$1,500,000	\$0	\$0	\$0	\$0	\$2,050,000

ELECTRICAL SWITCHGEAR & TRANSFORMER REPLACEMENT (P80115)

Description: The main electrical switchgear at the Water Pollution Control Facility (WPCF) and Willakenzie Pump Station (WPS) were installed in 1983 during construction of the regional facilities. The purpose of the equipment is to take utility power and provide it to various process areas with the use of switches. There is a main breaker to safely isolate the facility from the utility grid (EWEB), as well as protect the utility from electrical faults at the site. This project will upgrade the existing switchgear and medium voltage transformers.

Status: As of December 2022, consultant developed an estimated project cost, based on recent similar projects. The MWMC received an update with recommendations on December 9, 2022.

Justification: The main electrical switchgear for the WPCF and the WPS have reached the end of their service life and need to be replaced. Eighteen (18) medium voltage (MV) transformers throughout both sites are in similar condition. Major delays in equipment delivery times have placed a sense of urgency on procuring this equipment. Streamlining project delivery, design and construction, the impacts of outages to plant operations can be minimized if all equipment is replaced together through one project.

Project Driver: Main switchgear and MV transformers are of paramount importance to plant operations. Replacing switchgear is a major undertaking that involves large temporary power sources, specialized contractors, manufacturer field testing, and significant coordination to reduce disruption to plant operation.

Project Trigger: The September 2022 condition assessment, coupled with recent arcing events, has concluded the switchgear at the WPCF and WPS have reached the end of their useful life and need to be replaced, and it is anticipated that the MV transformers are not far behind.

Estimated Project Cost: \$20 million (additional cost estimating anticipated in 2023)

Estimated Cash Flow: FY 22-23 = \$600,000; FY 23-24 = \$4,000,000; FY 24-25 = \$6,400,000; FY 25-26 = \$9,000,000

<u>Expenditure/Category:</u>	<u>Prior</u>	<u>2022-23</u>		<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
	<u>Years</u>	<u>Est.</u>	<u>Act.</u>						
Design/Construction	\$0	\$600,000		\$19,400,000	\$0	\$0	\$0	\$0	\$20,000,000
Other	\$0	\$0		\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$0	\$600,000		\$19,400,000	\$0	\$0	\$0	\$0	\$20,000,000

ADMINISTRATION BUILDING IMPROVEMENTS (P80104)



Description: This project will address the Administration/Operations Building workspace needs at the Water Pollution Control Facility (WPCF). It is a follow up to the 2018-2019 construction of the P80085 new laboratory building and expansion of the existing maintenance building. In 2019, the P80096 Resiliency Planning study recommended evaluating MWMC options for building space including: a) constructing a new MWMC building for immediate occupancy/use after a major natural disaster, or b) upgrade the existing building for immediate occupancy post-earthquake (magnitude 9.0 event). Three alternatives to meet workspace needs were studied and the alternative to construct a new building in the existing building's footprint was selected by the MWMC during the October 14, 2022 meeting. Temporary operations space will need to be designed and constructed in the existing Maintenance Building for operations to continue during construction and to provide for additional operational resiliency in the future.

Status: As of January 2023, the project team and design consultant are nearing the 60% design development and anticipate construction bidding in early 2024.

Justification: The original design and construction of the WPCF Administration/Operations Building was completed February 1982 under older building codes. Since that time, use of the building and associated construction codes have changed substantially necessitating the need to re-evaluate the MWMC building options to address level of service goals after a natural disaster (earthquake or flooding).

Project Driver: The need to update the existing Administration/Operations building is driven by the necessity to provide a safe and efficient work environment for the WPCF staff. Many of the planned changes stem from a changing wastewater/environmental business because of changing regulations since the WPCF was originally constructed in 1982. Also, address the P80096 recommended level of service goals to operate after magnitude 9.0 earthquake issue.

Project Trigger: Expansion and changes needed for functionality, safety, and natural disaster resiliency.

Estimated Project Cost: \$20,000,000 (continue to evaluate project cost estimates during design development)

Estimated Cash Flow: FY 20-21 = \$17,937; FY 21-22 = \$209,786; FY 22-23 = \$1,072,277;
FY 23-24 = \$8,700,000 FY 24-25 = \$10,000,000

<u>Expenditure/Category:</u>	<u>Prior</u>	<u>2022-23</u>	<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
	<u>Years</u>	<u>Est. Act.</u>						
Design/Construction	\$227,723	\$1,072,277	\$18,700,000	\$0	\$0	\$0	\$0	\$20,000,000
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$227,723	\$1,072,277	\$18,700,000	\$0	\$0	\$0	\$0	\$20,000,000

WATER QUALITY TRADING PROGRAM (P80112)

Description: The MWMC Water Quality Trading Program secures regulatory credits for meeting thermal load reduction through watershed restoration. The program fulfills the objectives of the MWMC Water Quality Trading Plan under the MWMC NPDES permit as approved November 2022, which defines the MWMC eligible trading area in the upper Willamette basin. The program is implemented principally through the MWMC's membership in the Pure Water Partners collaborative via the MWMC's contractor-provided Credit Program Manager services and MWMC's IGA with EWEB. Water quality trading credits comprise the MWMC's primary strategy for thermal load limit compliance and may provide ancillary future water quality or carbon benefits.

Status: The MWMC with consultant help has developed a Water Quality Trading Plan for NPDES permit compliance and has fully evaluated the credit capacity, effectiveness, and scale of eligible lands in the upper Willamette basin. As of March 2019, the MWMC procured The Freshwater Trust (www.thefreshwatertrust.org) as the MWMC Credit Program Manager. As of November 2022, the MWMC has an active agreement with The Freshwater Trust to implement the permit-compliance water quality trading program scope of work to meet the 5-year credit timeline of the NPDES permit Compliance Schedule. As of January 2023, the MWMC has recorded 33.65 Mkal/day of credits out of a 5-year target of 200 Mkal/day.

Justification: The Water Quality Trading Program will help provide cost-effective strategies for most of the thermal load compliance dates as required under the MWMC NPDES permit renewed in 2022.

Project Driver: Implementation of updated thermal load limits in the MWMC's renewed NPDES permit.

Project Trigger: The NPDES permit renewal includes a 15-year Compliance Schedule with 200 Mkal/day of credits due by October 2027.

Estimated Project Cost: \$13 million (estimate 2022 to 2033)

Estimated Cash Flow: FY 22-23 = \$900,000; FY 23-24 = \$550,000; FY 24-25 = \$2,100,000; FY 25-26 = \$3,100,000; FY 26-27 = \$2,600,000; FY 27-28 = \$1,100,000; FY 28-29 = \$30,000; FY 29-30 = \$20,000; FY 30-31 = \$1,100,000; FY 31-32 = \$1,100,000; FY 32-33 = \$400,000.

Expenditure/Category:	Prior	2022-23		2023-24	2024-25	2025-26	2026-27	2027-28	Total
	Years	Est.	Act.						
Design/Construction	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Other	\$0	\$900,000	\$12,100,000	\$0	\$0	\$0	\$0	\$0	\$13,000,000
Total Cost	\$0	\$900,000	\$12,100,000	\$0	\$0	\$0	\$0	\$0	\$13,000,000

CLASS A DISINFECTION FACILITIES (P80098)



Description: Provides disinfection, storage, and distribution facilities needed to bring tertiary filtered effluent to Class A standards on a consistent and reliable basis for initial demonstration of recycled water uses on- and off-site of the MWMC treatment site. The P80098 project includes the design, bidding, construction, and permitting of Class A recycled water disinfection facilities.

Status: As of January 2023, the project team is evaluating the MWMC existing filtration system and seeking grant funding. The P80098 design package is nearing 100% completion to submit for construction permits and construction bidding phase.

Justification: Class A recycled water is necessary to expand recycled water to landscaping, street tree, and industrial uses. Demonstration of Class A quality and reliability is necessary for stakeholder acceptance and future adoption of expanded recycled water uses.

Project Driver: The Thermal Load Mitigation Alternatives Evaluation, Recycled Water Program Implementation Planning, Phase 2 Study (dated August 2014) recommended demonstration scale use of Class A recycled water to address stakeholder acceptability issues identified as barriers to full-scale recycled water uses.

Project Trigger: Pilot recycled water demonstration sites with willing, ready-to-proceed partners have been identified, including City of Eugene (street tree watering) and industrial aggregate sites for equipment washing.

Estimated Project Cost: \$8 million (recycled water Class A infrastructure and upgrade one structure for 9.0 magnitude earthquake preparedness related to MWMC P80096 level of service goals)

Estimated Cash Flow: FY 18-19 = \$836; FY 19-20 = \$15,934; FY 20-21 = \$339,068; FY 21-22 = \$761,685; FY 22-23 = \$92,477; FY 23-24 = \$550,000; FY 24-25 = \$6,240,000

Expenditure/Category:	Prior	2022-23		2023-24	2024-25	2025-26	2026-27	2027-28	Total
	Years	Est.	Act.						
Design/Construction	\$1,117,523	\$92,477		\$6,790,000	\$0	\$0	\$0	\$0	\$8,000,000
Other	\$0	\$0		\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$1,117,523	\$92,477		\$6,790,000	\$0	\$0	\$0	\$0	\$8,000,000

AERATION SYSTEM UPGRADES [2023-2026] (P80113)

- Description:** In 2020 and 2021, Brown and Caldwell evaluated the existing aeration systems and provided recommendations in January 2022 via project P80100. The P80113 project will implement the design and construction of additional upgrades/changes to the existing aeration systems by year 2027. Upgrades to the westerly existing aeration basins are anticipated after year 2031.
- Status:** As of January 2023: The MWMC signed the P80113 design contract with Brown and Caldwell on October 4, 2022. The design development phase is anticipated thru 2024 with updates in the MWMC monthly report.
- Justification:** Update aging (1984) existing equipment/systems such as piping, electrical, communication technology, blowers, HVAC, and other components related to the aeration system which is part of the MWMC secondary treatment process.
- Project Driver:** Ongoing efforts to keep existing systems reliable and achieve required performance outcomes to address the National Pollution Discharge Elimination System (NPDES) permit.
- Project Trigger:** Need to address aging aeration systems for reliability and performance upgrades.
- Estimated Project Cost:** \$30,000,000 (evaluate cost estimates during the P80113 design development phase)
- Estimated Cash Flow:** FY 22-23 = \$1,800,000; FY 23-24 = \$3,200,000; FY 24-25 = \$8,000,000; FY 25-26 = \$11,500,000; FY 26-27 = \$5,500,000

Expenditure/Category:	Prior	2022-23		2023-24	2024-25	2025-26	2026-27	2027-28	Total
	Years	Est.	Act.						
Design/Construction	\$0	\$1,800,000		\$3,200,000	\$25,000,000	\$0	\$0	\$0	\$30,000,000
Other	\$0	\$0		\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$0	\$1,800,000		\$3,200,000	\$25,000,000	\$0	\$0	\$0	\$30,000,000

RESILIENCY FOLLOW-UP (P80109)



Description: This project provides follow-up evaluation and some implementation of the P80096 Resiliency Study (Disaster Mitigation and Recovery Plan - dated March 2020). The 2019 study recommended seismic and flooding mitigation projects estimated at \$34.6-million to be coordinated with the MWMC ongoing infrastructure/facilities construction program. The main objective is to address “level of service” goals before a natural disaster such as a 9.0 magnitude earthquake or major flooding. Also, the MWMC should continue to communicate with the agencies that prepare for natural disasters that can impact the Eugene/Springfield community.

Status: As of January 2023: Consultants completed geotechnical assessments near the Owosso Bridge, Willakenzie pump station, WPCF Headworks structures, and Glenwood pump station. Received consultant cost estimates for seismic retrofits to the Owosso Bridge.

Justification: The MWMC’s facilities and wastewater conveyance and treatment services are integral to protection of the community and public health following a major disaster such as the anticipated Cascadia Subduction Zone Earthquake and major flooding.

Project Driver: Cost effectively ensure reasonable recovery of MWMC’s core facilities and services following major disaster impacts after earthquake or flooding.

Project Trigger: Per Commission direction, consultant work began in July 2018. The MWMC plan with consultant recommendations is dated March 2020. Established consultant agreements in 2021 with four engineering businesses.

Estimated Project Cost: Mitigation recommendations estimate: \$34.6-million (2019 dollars)

Estimated Cash Flow: FY 20-21 = \$4,092; FY 21-22 = \$173,133; FY 22-23 = \$802,775; FY 23-24 = \$500,000; FY 24-25 = \$500,000; FY 25-26 = \$800,000; FY 26-27 = \$800,000; FY 27-28 = \$2,000,000; and continue the MWMC mitigation work estimated over \$34-million

<u>Expenditure/Category:</u>	<u>Prior Years</u>	<u>2022-23</u> <u>Est. Act.</u>	<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
Design/Construction	\$177,225	\$802,775	\$500,000	\$500,000	\$800,000	\$800,000	\$2,000,000	\$5,580,000
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$177,225	\$802,775	\$500,000	\$500,000	\$800,000	\$800,000	\$2,000,000	\$5,580,000

RECYCLED WATER DEMONSTRATION PROJECTS (P80099)



Description: This project provides for stakeholder engagement, community communication/outreach, and any additional design, construction, permitting, and implementation of recycled water point-of-use needs beyond the MWMC's point-of-delivery of Class A recycled water product.

Status: As of 2022: Pilot Class A recycled water demonstration sites with ready-to-proceed partners have been identified, including City of Eugene street-tree watering and industrial aggregate site uses. Letters of intent from these partners were secured in 2020. Regulatory readiness was addressed with DEQ during the NPDES 2022 permit renewal in anticipation of project launch during the 2022-2027 permit cycle. A consultant-led outreach strategy was developed, including engaging a recycled water use advisory network in tandem with the Class A Disinfection Facilities (P80098) construction phase.

Justification: Recycled water use may be an important strategy for diverting effluent from the Willamette River to meet NPDES permit discharge limits for temperature and other water quality benefits. Development of Class A recycled water is an identified water resource strategy in EWEB's *Water Management and Conservation Plan* (July 2018) and the *Eugene/Springfield Area Multi-Jurisdictional Natural Hazards Mitigation Plan* (January 2020).

Project Driver: The Thermal Load Mitigation Alternatives Evaluation-Recycled Water Program Implementation Planning, Phase 2 Study (dated August 2014) identified demonstration scale use of Class A recycled water was needed to address stakeholder acceptability issues identified as barriers to full-scale recycled water uses.

Project Trigger: The 2022 NPDES permit included new temperature limits and imposes a 15-year compliance schedule to fully meet new effluent limits. The permit requires identification of a long-term strategy to meet the compliance schedule.

Estimated Project Cost: \$410,000

Estimated Cash Flow: FY 19-20 = \$27,899; FY 20-21 = \$16,859; FY 21-22 = \$11,121; FY 22-23 = \$24,121; FY 23-24 = \$160,000; FY 24-25 = \$170,000

<u>Expenditure/Category:</u>	<u>Prior Years</u>	<u>2022-23 Est. Act.</u>	<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
Design/Construction	\$55,879	\$24,121	\$330,000	\$0	\$0	\$0	\$0	\$410,000
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$55,879	\$24,121	\$330,000	\$0	\$0	\$0	\$0	\$410,000

WPCF STORMWATER INFRASTRUCTURE (P80111)

Description: Retrofit and/or change existing stormwater infrastructure at the Water Pollution Control Facility (WPCF). Also, update the WPCF Conditional Use Permit (CUP) related to stormwater infrastructure planning for upcoming construction.

Status: As of December 2022, Jacobs staff provided a Stormwater Master Plan (SWMP) dated December 16, 2021 with consultant recommendations including the need to update the MWMC existing CUP related to stormwater systems.

Justification: WPCF existing stormwater and drainage systems need to be retrofitted and/or changed for upcoming construction permit approvals.

Project Driver: Maintain compliance with local and state stormwater requirements at the WPCF.

Project Trigger: Each infrastructure hard surface change at the WPCF can trigger stormwater quality and quantity onsite controls related to project permit requirements.

Estimated Project Cost: \$600,000 (update WPCF CUP for stormwater, retrofit existing three bioswales to rain gardens, and add new rain gardens)

Estimated Cash Flow: FY 22-23 = \$90,000; FY 23-24 = \$310,000; FY 24-25 = \$200,000

	<u>Prior</u>	<u>2022-23</u>						
<u>Expenditure/Category:</u>	<u>Years</u>	<u>Est. Act.</u>	<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
Design/Construction	\$0	\$90,000	\$310,000	\$200,000	\$0	\$0	\$0	\$600,000
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$0	\$90,000	\$310,000	\$200,000	\$0	\$0	\$0	\$600,000

WASTE ACTIVATED SLUDGE THICKENING (P80078)

Description:	Third gravity belt thickener (GBT) with associated at-grade building. Assumes additional basement floor space is not required.
Status:	Continue to monitor the timing of this project and P80101 findings in 2023/2024.
Justification:	Provide additional capacity for waste activated sludge (WAS) thickening process.
Project Driver:	Additional capacity to provide WAS thickening with one unit offline at upper limit flow projections. Nitrification required by the NPDES permit and increasing wastewater flows and loads generates more WAS solids. Provide ability to conduct recuperative thickening.
Project Trigger:	Exceeding solids and hydraulic loading rate design criteria.
Estimated Project Cost:	\$6,500,000
Estimated Cash Flow:	FY 24-25 = \$1,500,000; FY 25-26 = \$3,000,000; FY 26-27 = \$2,000,000

<u>Expenditure/Category:</u>	<u>Prior</u> <u>Years</u>	<u>2022-23</u> <u>Est. Act.</u>	<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
Design/Construction	\$0	\$0	\$0	\$1,500,000	\$5,000,000	\$0	\$0	\$6,500,000
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$0	\$0	\$0	\$1,500,000	\$5,000,000	\$0	\$0	\$6,500,000

OWOSSO BRIDGE SEISMIC UPGRADES (P80116)

Description: This project was identified in the Disaster Mitigation and Recovery Plan (March 2020). The MWMC owns the Owosso Bridge (constructed in 1982) and has infrastructure attached to the bridge.

Status: Under the MWMC project P80109 work related to the Owosso Bridge, the MWMC received a geotechnical seismic analysis consultant report dated June 23, 2022. In August 2022, an engineering consultant provided updated cost estimates for Owosso Bridge seismic retrofits.

Justification: The MWMC's facilities and wastewater conveyance/treatment services are integral to protection of the community and public health following a major disaster such as the Oregon anticipated Cascadia Subduction Zone Earthquake.

Project Driver: Cost effectively ensure reasonable recovery of MWMC's core facilities and services following major disaster impacts after earthquake and/or river flooding.

Project Trigger: Ongoing effort to address level of service recommendations/improvements from the Disaster Mitigation and Recovery Plan dated March 2020 (Project P80096).

Estimated Project Cost: \$6,500,000

Estimated Cash Flow: FY 25-26 = \$800,000; FY 26-27 = \$2,700,000; FY 27-28 = \$2,800,000; FY 28-29 = \$200,000

<u>Expenditure/Category:</u>	<u>Prior</u> <u>Years</u>	<u>2022-23</u> <u>Est. Act.</u>	<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
Design/Construction	\$0	\$0	\$0	\$0	\$1,000,000	\$5,500,000	\$0	\$6,500,000
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$0	\$0	\$0	\$0	\$1,000,000	\$5,500,000	\$0	\$6,500,000

TERTIARY FILTRATION - PHASE 2 (P80102)

**Description:**

The phased work program anticipates installing infrastructure/support facilities for 30 mgd of filters for tertiary filtration of secondary treated effluent. Phase 2 is planned to install filter system technology sufficient for another 10 mgd of treatment that will increase the total filtration capacity to 20 mgd. The Phase 3 project will install the remaining filtration technology to meet the capacity needs identified in the 2004 MWMC Facilities Plan and evaluate any new planning information.

In January 2016, the project scope and cost (estimate \$530K in 2015) increased to include updating electrical switchgear and installing tertiary filter flushing headers/pipe vents.

Status:

Tertiary Filtration (Phase 2) project is anticipated to start design development in FY 27-28. Continue to evaluate timing based on upcoming P80101 planning information.

Justification:

The 2004 MWMC Facilities Plan proposes filters on a phased work program. Filtration provides high quality secondary effluent to help meet permit requirements and potential Class A recycled water product for public and/or private partnerships.

Project Driver:

Performance reliability to meet the dry weather NPDES Permit total suspended solids limit of less than 10 mg/L, reuse development, and compliance with effluent limits during peak flow conditions.

Project Trigger:

NPDES permit compliance for total suspended solids (TSS): Dry weather maximum month flow in excess of 49 mgd. Also, provide higher quality effluent so that reuse options can be developed. Continue to evaluate the project timing based on the MWMC upcoming P80101 Facilities Planning information.

Estimated Project Cost: \$17,000,000 (re-evaluate during the P80101 Comprehensive Facilities Plan Update)

Estimated Cash Flow: FY 27-28 = \$5,500,000; FY 28-29 = \$5,600,000; FY 29-30 = \$5,600,000; FY 30-31 = \$300,000

	<u>Prior</u>	<u>2022-23</u>						
	<u>Years</u>	<u>Est. Act.</u>	<u>2023-24</u>	<u>2024-25</u>	<u>2025-26</u>	<u>2026-27</u>	<u>2027-28</u>	<u>Total</u>
Design/Construction	\$0	\$0	\$0	\$0	\$0	\$0	\$7,000,000	\$7,000,000
Other	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Cost	\$0	\$0	\$0	\$0	\$0	\$0	\$7,000,000	\$7,000,000

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Eugene-Springfield 2023 Annual Action Plan for Affordable Housing and Community Development

Meeting Date: May 8, 2023
Department: Planning & Development
www.eugene-or.gov

Agenda Item Number: 3D
Staff Contact: Genevieve Middleton
Contact Telephone Number: 541-682-5785

ISSUE STATEMENT

This item is to seek council approval on the Eugene-Springfield 2023 Annual Action Plan summary for Affordable Housing, human services, and job creation investments (See Attachment A). The proposed uses of funds must support strategies identified in the Eugene-Springfield 2020 Consolidated Plan (See Attachment B). The Action Plan allocates funds received through two Federal programs administered by the U.S. Department of Housing and Urban Development (HUD): Community Development Block Grant (CDBG) program and HOME Investment Partnerships Program (HOME).

BACKGROUND

Each spring, Council approves an Annual Action Plan in order to receive federal Community Development Block Grant and HOME funds for the next fiscal year. The 2023 Annual Action Plan begins on July 1, 2023 and ends on June 30, 2024 (HUD'S Program Year 2023 is City Fiscal Year 2024). The plan is typically due to HUD by May 15 each year. The 2023 Annual Action Plan Summary (Attachment A) provides a summary of the process, community participation, the goals and strategies, and the recommended allocation. The 2023 Allocation is unique because it includes program income from the repayment of a one-time Federal grant the City received in 2005 (the Brownfield Economic Development I). Following Council direction, the City used the original grant plus borrowed funds from HUD to finance Beam Development's acquisition and rehabilitation of the Broadway Commerce Center, which concluded in 2012. In spite of two economic downturns (the great recession and the COVID pandemic), the project was successful resulting in the creation of jobs and a rehabilitated building. Beam Development repaid the City in 2022 ahead of schedule. (See Attachment E for more information on the project.)

The uses of HUD funding in the Action Plan must align with the local community needs and strategic plan described in the Eugene-Springfield Consolidated Plan that covers a five-year period. Attachment B provides additional information regarding the priority needs and strategies that are identified in the 2020 Consolidated Plan.

The Eugene-Springfield 2020 Consolidated Plan was developed through an extensive process that included significant data analysis, community consultation, and multiple work sessions with Council. Council adopted the Consolidated Plan that includes priority needs and strategies for use

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of Community Development Block Grant and HOME funds on April 27, 2020. Priority needs in the Consolidated Plan identify five specific populations including low-income renters, low-income homeowners, people experiencing homelessness, populations with special needs that are not experiencing homelessness, and unemployed/underemployed persons. In addition, a priority need was identified for low-income areas and areas that meet HUD's definition of slums and blight.

The Consolidated Plan identifies specific Affordable Housing and community development strategies to address the Priority Needs. Affordable Housing strategies include: 1) Increase the supply of Affordable Housing; 2) Rehabilitate existing housing stock affordable to low-income persons; 3) Provide down payment assistance to help low-income persons achieve homeownership; 4) Provide rental assistance for housing stability and homelessness prevention; and 5) Remove barriers to affordable and supportive housing. Community development strategies include: 1) Support a human services system to address the needs of homeless persons, special needs populations, and other low-income persons; 2) Promote economic development and employment opportunities through the creation of jobs and business development; and 3) Make strategic investments to improve low-income areas and other areas of slums and blight.

2023 Allocation Process

Staff worked with the Community Development Block Grant Advisory Committee and HOME Consortium Governing Board to develop the proposed allocation for Affordable Housing, human services, and job creation investments. Both groups held public hearings after draft allocations were published in *The Register-Guard*. On April 3, 2023, the majority of the Community Development Block Grant Advisory Committee recommended the proposed Community Development Block Grant allocation, which keeps funds for human service operations consistent with prior years and allows for additional funds to rehabilitate existing Affordable Housing. One committee member opposed the proposed Community Development Block Grant allocation because they wanted to increase human service operations funds for one-time opportunities. On April 11, 2023, the HOME Consortium Governing Board approved the HOME allocation focused on Affordable Housing development. Attachment C includes a list of Community Development Block Grant Advisory Committee and HOME Consortium Governing Board members.

Progress Towards 2020 Consolidated Plan

Outcomes of the activities identified in Annual Action Plans are monitored and reported annually to HUD in the Consolidated Annual Performance and Evaluation Report (CAPER). The CAPER includes overall progress towards meeting goals estimated in the Consolidated Plan. The Eugene-Springfield 2021 CAPER Summary (which covers July 1, 2021 to June 30, 2022) is provided in Attachment D.

HIP Connection

In January 2022, Council approved the Housing implementation Pipeline (HIP) that includes increasing the overall housing supply and housing preservation utilizing Community Development Block Grant and HOME Affordable Housing strategies. Forecasted activities to be undertaken in the 2023 Annual Action Plan include purchasing one Community Development Block Grant landbank site for the creation of Affordable Housing units, preserving 107 Affordable Housing rental units, and preserving 30 Affordable Housing homeowner units.

PREVIOUS COUNCIL DIRECTION

[April 27, 2020 Work Session](#)

City Council adopted the Eugene-Springfield 2020 Consolidated Plan for Affordable Housing and Community Development. This 5-year plan identified priority needs, Affordable Housing and community development strategies, and goals. City Council also adopted the Eugene-Springfield 2020 Annual Action Plan for Affordable Housing and Community Development which identified sources and uses of funding to implement these strategies. (Motion passed 8:0)

[January 24, 2022 Work Session](#)

Council approved the Housing Implementation Pipeline (HIP) document, a 5-year internal work plan to coordinate current and future housing resources, goals. (Motion passed 6:0)

COUNCIL OPTIONS

Council can approve, not approve, or modify the Eugene Springfield 2023 Annual Action Plan summary for use of Federal Community Development Block Grant provided in Attachment A.

CITY MANAGER'S RECOMMENDATION

The City Manager recommends approval of the Eugene-Springfield 2023 Annual Action Plan summary for use of Federal Community Development Block Grant provided in Attachment A.

SUGGESTED MOTION

Move to approve the Eugene-Springfield 2023 Annual Action Plan summary for use of Federal Community Development Block Grant provided in Attachment A.

ATTACHMENTS

- A. Eugene-Springfield 2023 Annual Action Plan Summary
- B. Eugene-Springfield 2020 Consolidated Plan
- C. Eugene CDBG Advisory Committee and Eugene-Springfield HOME Governing Board Membership
- D. Eugene-Springfield 2021 Consolidated Annual Performance Evaluation Report
- E. BEDI Program Income & the Broadway Commerce Center Success

FOR MORE INFORMATION

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Staff E-Mail: GMiddleton@eugene-or.gov

Eugene–Springfield 2023 Annual Action Plan

EXECUTIVE SUMMARY



Draft **ANNUAL ACTION PLAN** for Housing and Community Development



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Eugene-Springfield One Year Action Plan

HUD Program Year 2023, City Fiscal Year 2024

The Eugene-Springfield 2023 Annual Action Plan describes specific housing and community development actions and activities for the program year beginning July 1, 2023 and ending June 30, 2024. This is the fourth of five annual Action Plans that supplement the Eugene-Springfield 2020 Consolidated Plan.

Communities that are entitled to receive funds from U.S. Department of Housing and Urban Development (HUD) must complete a Consolidated Plan every five years as well as Annual Action Plans. The Consolidated Plan provides an assessment of needs of low- and moderate-income persons and the strategic five-year plan for taking actions to address those needs using Community Development Block Grant (CDBG) and HOME Investment Partnerships Program (HOME) funds received by the Cities of Eugene and Springfield. The Annual Action Plan describes specific actions to be undertaken in a particular year with federal funds. The content of the Annual Action Plan is guided by HUD.

The Cities of Eugene and Springfield each receive an annual entitlement allocation of Community Development Block Grant (CDBG) funds directly from the U.S. Department of Housing and Urban Development (HUD). The Cities of Eugene and Springfield conduct separate allocation processes for the use of CDBG funds. The two Cities also receive HOME Investment Partnerships Program (HOME) funds from HUD through the Eugene-Springfield HOME Consortium. The City of Eugene is the lead agency in the HOME Consortium. As a result, HOME funds are allocated through a consolidated process for the Consortium as a whole.

The following summary describes the planned uses of CDBG funds received by Eugene as well as HOME funds received by the Eugene-Springfield HOME Consortium. A summary of the planned uses of Springfield CDBG funds is available from the City of Springfield.

Coordination and Collaboration

The Cities of Eugene and Springfield collaborate in multiple ways to plan for and implement affordable housing and community development activities. The Cities of Eugene and Springfield jointly prepare the five-year Consolidated Plan and coordinate preparation of the Annual Action Plans, and Comprehensive Annual Performance and Evaluation Report. There are multiple forums for communication and collaboration between the jurisdictions and other public agencies, affordable housing developers, social service providers, and other interested parties. The intergovernmental Housing Policy Board and the intergovernmental Human Services Commission offer ongoing opportunities for collaboration and communication. In addition, both Eugene and Springfield staff and elected officials participate in the Lane County Poverty & Homelessness Board, which is an advisory body to Lane County Board of Commissioners.

Citizen Participation

Citizen involvement is a critical part of the process to identify specific uses for federal funds and activities to be undertaken in HUD Program Year 2023, City Fiscal Year 2024 (PY23/FY24). The City of Eugene works with a CDBG Advisory Committee comprised of nine community residents to develop recommendations for use of CDBG funds. The Eugene-Springfield HOME Consortium has formed a HOME Consortium Governing Board composed of the Mayors and elected officials to direct the use of HOME funds. In addition, there are various evaluation committees and an Equity Panel that provide advisory guidance on specific programs.

There are several opportunities for the public to provide comment in writing or during public meetings in addition to public hearings. Public meetings are held at times convenient to potential and actual beneficiaries in locations that meet American with Disabilities Act accessibility standards. With 48 hours' notice prior to any public meeting, the City of Eugene can provide the following services: an interpreter and audio equipment for the hearing impaired, a reader to review printed materials with the sight impaired; and language interpreter for non-English speaking residents.

The specific outreach and citizen participation process for HOME funds received by the Eugene-Springfield HOME Consortium and CDBG funds received by Eugene are described below. Due to public health concerns related to the COVID-19 pandemic, two of the CDBG advisory meetings were held online. The other two meetings, including the public hearing, were hybrid meetings, allowing for in-person and online participation. The two HOME Consortium Governing Board meetings were held in person. All meetings included the online format option with the option for community members to call in. English and Spanish Notices with the proposed HOME and CDBG allocations were published in *The Register-Guard* and posted on five different pages of the City's website. In addition, requests for public comment were sent to various interested parties lists and forums, reaching over 750 people. Requests for public comment were also broadcasted in Spanish over Spanish radio programming.

Eugene-Springfield HOME Consortium – HOME Allocation Process

The Eugene-Springfield HOME Consortium Governing Board reviewed and approved the draft recommendation for the use of HOME funds on March 14, 2023. A 30-day written public comment period commenced on March 19 and was completed on April 19, 2023. A public hearing by the HOME Consortium Governing Board was held on April 11, 2023. No comments were made during the written public comment period or in the public hearing. The HOME Governing Board approved the HOME Allocation on April 11, 2023. A summary of the Eugene-Springfield HOME Consortium funding sources and uses is in Attachment B.

Eugene – CDBG Allocation Process

The Eugene CDBG Advisory Committee recommended the draft CDBG allocation on March 3, 2023. A 30-day written public comment period commenced on March 7 and was completed on April 6, 2023, resulting in five submitted written comments. The first was from a nonprofit affordable housing developer, supporting the draft CDBG allocation, and specifically funding for the land acquisition for affordable housing development and for the rehabilitation of existing housing programs. They

described the land acquisition program as a “highly effective local tool to promote affordable housing and ensure that rents are truly affordable to households earning very low incomes.” The second written public comment was from the executive director of a nonprofit Community Development Housing Organization, also supporting preservation of affordable housing. They described how CDBG funding has impacted their “ability to preserve affordable housing and have a positive impact in our community and for the residents” served. Three letters were received from extremely low-income clients who benefited from the extremely low and very low-income, Emergency minor Home Repair program, describing the program as “lifesaving” and resulting in feeling “safer with the doors and relieved with the roof.” On April 3, 2023, a public hearing was held during the Eugene CDBG Advisory Committee meeting and two people testified. The first was the executive director of the local food bank. They described the impact of CDBG funding on two human service programs and shared testimony from two clients who have benefited from the programs. The second testimony was from a local human service provider of homeless navigation services and described the need for human service funding in the next fiscal year.

On April 3, 2023, the majority of the CDBG Advisory Committee recommended updating the published draft CDBG allocation, keeping funds for human service operations consistent with prior years and allowing for additional funds to rehabilitate existing affordable housing. One member opposed the CDBG allocation and wanted to increase funds for human service operations. A summary of the Eugene CDBG funding sources and uses is provided as Attachment C.

Goals and Strategies

The Eugene-Springfield 2020 Consolidated Plan emphasizes goals and strategies to meet the priority needs of low-income renters, low-income homeowners, people experiencing homelessness, and non-homeless special needs populations. Additional needs include increased employment opportunities for low-income persons as well as low-income neighborhoods and areas that meet HUD’s definition of slums and blight. The priority strategies described below are intended to address one or more priority needs. Attachment A includes the adopted table of strategies to address the priority needs along with specific metrics to track progress over the five-year period.

The following narrative describes the allocation of Consortium HOME funds and Eugene CDBG funds for this Action Plan as it relates to each strategy identified in the Eugene-Springfield 2020 Consolidated Plan. Attachment B provides a table of sources and uses for HOME funds and Attachment C provides a table of sources and uses for CDBG funds.

Affordable Housing

Affordable housing goals are intended to address HUD program objectives to provide decent, safe, and affordable housing and address critical housing needs of low-income people in our community. A total of five affordable housing goals are included in the Eugene-Springfield 2020 Consolidated Plan. In this Action Plan, HOME Consortium funds and Eugene CDBG funds are proposed to be allocated to three of the five housing goals. These goals and the strategies as well as the proposed funding amounts are described below.

supply of affordable housing with an emphasis on priority needs identified in the Consolidated Plan.

- Housing Development – \$1,359,047 in HOME funds will support Housing Development activities to be made available through the Consortium’s Housing Request for Proposals. Proposals that address priority needs identified in the Consolidated Plan will be prioritized for funding.
- CHDO Operating Support – \$75,179 in HOME funds will be provided for operating support to Community Housing Development Organizations (CHDOs) serving both cities.
- Land Acquisition – Eugene will use \$314,302 in CDBG funds for its Land Acquisition for Affordable Housing program. Eugene intends to purchase land specifically for future development of affordable housing. This site will be offered through a competitive Request for Proposals process within three years of site acquisition.

Rehabilitate existing housing stock affordable to low-income persons - In addition to adding units, Eugene will continue efforts to preserve existing rental and ownership housing for low-income persons using CDBG funds. This program offers funds to nonprofits and private owners of rental units to finance a variety of improvements with loans at below-market interest rates and flexible terms to maintain low rents for residents. In addition, renters with disabilities needing accommodation can apply for grants or loans for accessibility improvements. The demand for housing rehabilitation and preservation remains strong in Eugene and the need for rental rehabilitation and home repairs is increasing as our existing housing stock ages. Eugene will use \$1,840,265 in CDBG funds to support rehabilitation of affordable rental units, emergency home repairs, and accessibility improvements for low-income homeowners, and project delivery costs.

Remove barriers to affordable and supportive housing – Eugene seeks opportunities to affirmatively further fair housing and raise awareness of the housing needs of low- and moderate- income persons so these needs may be considered in the development of related policies and regulations.

- Fair Housing Activities – Eugene will continue to support fair housing activities to their residents. Services that will be provided will include operating a Fair Housing hotline, outreach and education, and enforcement of fair housing laws.
- Intergovernmental Housing Policy Board – Eugene will continue to staff and hold regular meetings of the Intergovernmental Housing Policy Board. This body creates an important forum for identifying and discussing policies and programs impacting the availability and affordability of housing for low-income persons. Eugene and members of the Housing Policy Board will continue to utilize this forum to consider the needs of low-income persons and advise on the impacts of policy decisions on the availability and affordability of housing.
- Affirmative Marketing – Eugene staff will continue to work with area agencies to implement affirmative marketing plans with an emphasis on reaching Latinx households. Eugene will continue outreach efforts to the Latinx community for direct service programs including the Emergency Home Repair Program.

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Community Development

Community development goals are intended to satisfy HUD program objectives by providing human services; creating jobs; improving access to public facilities; and furthering neighborhood revitalization, planning, and community-building activities. A total of three community development goals were included in the Eugene-Springfield 2020 Consolidated Plan. These goals and the strategies are implemented with CDBG funds only. In this Action Plan, Eugene CDBG funds are proposed to be allocated to two community development goals. These goals and the strategies as well as the proposed funding amounts are described below.

Support a human services delivery system to address the needs of homeless persons and special needs populations - The City of Eugene collaborates with Lane County to fund human service providers. This collaborative funding model uses available federal, state, and local funds to efficiently support local agencies. The Human Services Commission is the intergovernmental board that guides the use of funds and oversees the activities of agencies receiving funds.

- Human Service Operations - Eugene will allocate \$350,000 in CDBG funds to the Human Services Commission to support public services for low- and very low-income persons. A significant proportion of persons served by these agencies are homeless or at-risk of homelessness.
- Service Provider Facility Improvements – Eugene will allocate \$164,651 for a capital project currently underway. The project was previously allocated CDBG funds and additional funds are needed to help with an increase in construction costs and to ensure completion of the project.

Promote economic development and employment opportunities through the creation of jobs and business development – Eugene will use CDBG funds to undertake economic development activities resulting in job creation for low- and moderate-income households.

- Business Growth Loan Fund - Eugene will continue to operate its Business Growth Loan Fund to provide loans to local businesses resulting in job creation or retention. An estimated \$600,000 in CDBG funds received from business loan payments will be used for loans and project delivery costs.
- Microenterprise Training – Eugene will allocate \$50,000 in CDBG funds for microenterprise training to benefit low-income business owners or persons seeking to start a business.



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2020 CONSOLIDATED PLAN
 for Housing & Community Development

Attachment A

Attachment A: Affordable Housing Strategy

Strategy/Goal	Priority Needs Addressed	Possible Examples	Measurements	HOME Consortium	Eugene CDBG	Springfield CDBG
Increase the supply of affordable housing (HOME and CDBG)	Renters, Homeowners, Homeless, Special Needs	Land Acquisition. Development of new rental housing. Operating Support for Community Housing Development Organizations.	Number of housing units constructed, reconstructed, acquired or preserved	400	5	5
			Number of CHDOs assisted	3		
			Housing for homeless added	100		
			Number of sites acquired		2	2
Rehabilitate existing housing stock affordable to low-income persons (CDBG)	Renters, Homeless, Special Needs, Low-Income Areas, Homeowners	Continue and expand publicly supported rehabilitation and accessibility improvements.	Number of rental units rehabilitated		350	5
			Number of homeowner units rehabilitated		150	300
Provide down payment assistance for homeownership (CDBG)	Homeowners	Assist low-income residents with the first-time purchase of a home.	Households assisted with direct assistance to home buyers		20	20
Provide rental assistance for housing stability and homelessness prevention (HOME)	Renters	Assist low-income residents to remain in stable housing.	Households provided rental assistance	20		
Remove barriers to affordable and supportive housing (CDBG)	Renters, Homeowners, Homeless, Low - Income Area Non-Homeless Special Needs	Support programs that assure housing opportunities are provided without discrimination. Support Housing Policy Board. Update Fair Housing Plan.	Maintain Housing Policy board		✓	
			Number of fair housing events		20	
			Maintain fair housing services		✓	✓
			Update Fair Housing Plan		✓	✓



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2020 CONSOLIDATED PLAN
 for Housing & Community Development

Community Development Strategy

Strategy	Priority Needs Addressed	Possible Examples	Measurements	Eugene CDBG	Springfield CDBG
Support a human services delivery system to address the needs of homeless persons, special needs, and other low-income populations (CDBG)	Homeless, Special Needs	Fund capital improvements to facilities owned by non-profits. Fund non-profit services through the Human Services Commission. Fund job training. Fund housing stability counseling and assistance.	Persons assisted with public facility activities	20,000	5,000
			Persons assisted with public service activities	100,000	60,000
			Number of public facilities improved	5	2
			Number of transitional or emergency beds added	20	5
Promote economic development and employment opportunities through the creation of jobs and business development (CDBG)	Employment Opportunities	Provide below market financing to local businesses creating or retaining jobs. Provide micro-enterprise training, and development opportunities.	Jobs created or retained	150	5
			Businesses assisted	25	1
			Micro business trainees	150	5
Make strategic investments to improve low-income neighborhoods and other areas of slums and blight (CDBG)	Renters, Owners, Homeless, Special Needs, Low-Income Areas and Slums & Blight, Employment Opportunities	Provide financing for activities which eliminate slums and blight, including acquisition, clearance, rehab and historic preservation and economic development activities, infrastructure and public facility improvements.	Businesses assisted with façade treatment or building rehab		1
			Number of projects completed	2	2
			Persons assisted with public improvement activity	5,000	5,000

Attachment B.

Eugene – Springfield HOME Consortium

PY 2023/FY 2024 HOME Funding Allocation Summary

Sources of Funding

PY 2023 HOME Consortium Entitlement Grant (HUD Published)	\$ 1,503,585
Program Income	
Program Income Received in PY 2022 (Estimated)	\$ 90,000
Total Sources	\$ 1,593,585

Uses of Funding

Housing Development	\$ 1,359,047
CHDO Operating Support	\$ 75,179
Administration	
(10% New HOME Funds + 10% Program Income received in PY 2022)	\$ 159,359
Total Uses	\$ 1,593,585

Attachment C.

Eugene Community Development Block Grant PY 2023/FY 2024 Funding Allocation Summary

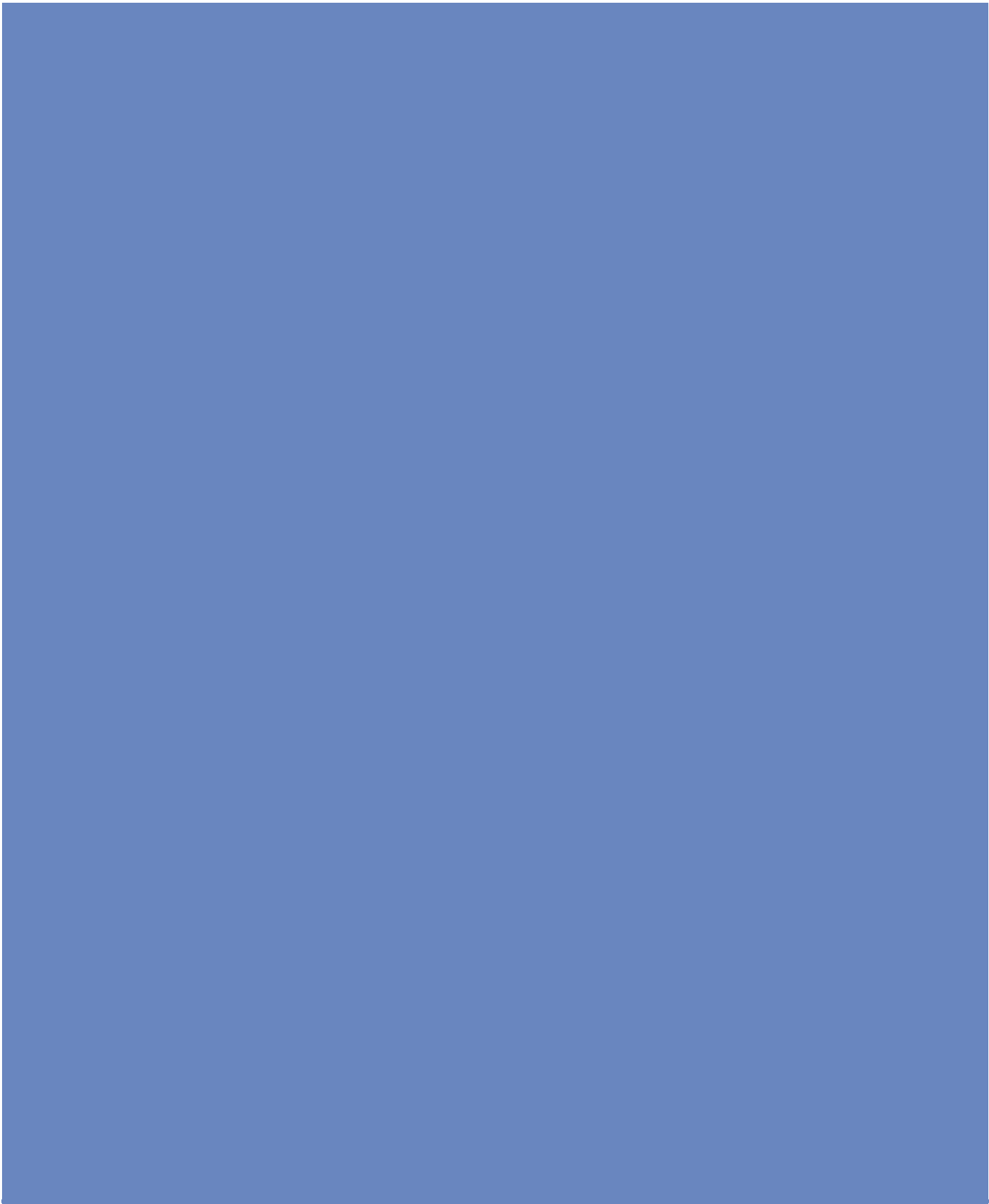
Sources of Funding

PY 2023 CDBG Entitlement Grant (HUD Published)	\$1,477,916
Program Income	
PY 2023 Business Growth Loan Fund (Estimated)	\$ 600,000
PY 2023 Housing Rehabilitation Fund (Estimated)	\$ 240,000
Unallocated Prior Year BEDI Program Income ¹	\$ 1,464,302
Total Sources	\$3,782,218

Uses of Funding

Increase the Supply of Affordable Housing	
Land Acquisition	\$ 314,302
Rehabilitate Existing Housing	\$ 1,840,265
Support the Human Services Delivery System	
Human Services Operations	\$ 350,000
Service Provider Facility Improvement (SPFI)	\$ 164,651
Economic Development	
Business Growth Loan Fund	\$ 600,000
Microenterprise Training	\$ 50,000
Administration	\$ 463,000
Total Uses	\$ 3,782,218

¹ BEDI program income is from the repayment of a one-time grant the City received in 2005 (the BEDI) and used (along with Section 108 borrowed funds from HUD) to finance Beam Development's acquisition and rehabilitation of the Broadway Commerce Center, which concluded in 2012. Beam Development repaid the City in 2022 ahead of schedule. A small portion of the program income (\$150k) was allocated in FY22.



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Eugene–Springfield 2020 Consolidated Plan

EXECUTIVE SUMMARY

FIVE-YEAR STRATEGIC PLAN for Housing and Community Development



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Attachment B

Priority Needs

Priority Need	Explanation	Comments
Renters Low- and very low-income people need increased access to quality affordable rental housing as well as rental assistance	<ul style="list-style-type: none"> About three quarters of moderate- and low-income renters spend more than 30% of their income on housing costs (Eugene – 79%, Springfield – 74%) The majority of low-income renters spend more than 50% of their income on housing costs (Eugene – 68%, Springfield – 57%) 	<ul style="list-style-type: none"> Between 2010 and 2019, the median rental rate rose to \$1,373 in Eugene (47% increase) and \$1,181 in Springfield (58% increase) Significant increase in need from 2013 to 2017; <ul style="list-style-type: none"> Many more moderate-income households spend more than 30% on housing Many more low- and very income households spend more than 50% on housing
Homeowners Low- and very low-income people need increased access to affordable homeownership opportunities and support to remain homeowners	<ul style="list-style-type: none"> A significant majority of low-income owners experience over-crowding, substandard housing, or a housing cost burden (Eugene – 78%, Springfield – 59%) A significant majority of moderate- and low-income owners spend more than 30% of their income on housing costs (Eugene – 66%, Springfield – 57%) A large percentage of low-income owners spend more than 50% of their income on housing costs (Eugene – 59%, Springfield – 39%) 	<ul style="list-style-type: none"> Low-income households spending more than 30% of income housing have increased in Eugene but remains steady in Springfield Low-income households spending more than 50% of income housing have increased in both Eugene and Springfield.



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Attachment B

Priority Need	Explanation	Comments
<p>People experiencing Homelessness</p> <p>People need access to housing and supportive services to prevent them from becoming homeless and to leave homelessness</p>	<ul style="list-style-type: none"> • A total of 2,165 homeless individuals were served in FY 2019 by agencies funded by Lane County • The three public school districts in Eugene and Springfield report 1,629 homeless youth during 2019 (includes students who are staying with friends or family) • The definition of homeless for purposes of this Plan includes people who are “doubled-up” • Shortage of year-round low-barrier emergency shelter beds, especially for single individuals and victims of Domestic Violence • Lack of diversion and rapid exit services for those exiting Permanent Housing 	<ul style="list-style-type: none"> • Majority of the homeless population in Eugene (73%) and Springfield (88%) are experiencing unsheltered homelessness. <ul style="list-style-type: none"> • Shortage of low-barrier year-round emergency shelter and shelter beds in Eugene and Springfield • In 2017, one in four persons exiting permanent housing in Lane County returned to homelessness • There are no youth-specific resources for transition-age youth (18-24) • Due to low rental vacancy (3.6% in Eugene and 3.4% in Springfield) and even lower affordable unit rental vacancy, the Lane County Continuum of Care struggles with voucher or tenant-based programs
<p>Non-Homeless Special Needs Populations</p> <p>Special needs populations need additional support as it relates to affordable housing, human services, and employment opportunities</p>	<ul style="list-style-type: none"> • People with special needs including families with children, seniors, ex-offenders, people with HIV/AIDS, victims of domestic violence, people with drug and alcohol addictions, people who are evicted or foreclosed, people with physical and mental disabilities, veterans, youth, and youth aging out of foster care 	<ul style="list-style-type: none"> • There were 32,438 elderly (over the age of 65) and 3,310 frail elderly (that need assistance with daily living) in Eugene-Springfield (2017 ACS) • The disability rate is 13.5 percent in Eugene and 18.6 percent in Springfield • Physical disabilities can include hearing, vision, cognitive, ambulatory, self-care or independent living difficulties • In the Community Survey, respondents identified <i>mental health and addiction services</i> and <i>housing services</i> as the greatest social service needs. Respondents also identified <i>assist human service agencies with facilities acquisition or improvements</i> as the most needed Community Development Need



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2020 CONSOLIDATED PLAN
 for Housing & Community Development

Attachment B

Priority Need	Explanation	Comments
Employment Opportunities People who have low incomes, are unemployed or underemployed need a broader range of employment opportunities, including self-employment	<ul style="list-style-type: none"> • Job growth and low unemployment rates has not yielded better wages for many younger residents and workers lacking necessary skills • The new workforce of youth 16-24 years old accounts for 38% of the workforce • Current low unemployment rates and retirements in workforce has created demand for skilled workers in some industries 	<ul style="list-style-type: none"> • The United Way ALICE report found that 58% of all jobs in Oregon are low-wage (less than \$20/hour), with contract positions (non0benefited) increasing, a factor in job and housing insecurity • There is a need to increase high-wage and living wage career employment opportunities for youth • Lower wages are exacerbating housing affordability for some workers
Low-Income Areas & Areas of Slums and Blight Geographic areas that meet federal criteria as areas of slums and blight or as low-income areas and need additional support for rehabilitation and public improvements	<ul style="list-style-type: none"> • There are several areas in this community that are or could meet the HUD requirement for an area of slums and blight which would allow different uses of CDBG funds. These areas could benefit from increased investments in the area • There are several areas of this community that are characterized by 51% or more low- to moderate-income residents, which can benefit from increased investments in this area 	<ul style="list-style-type: none"> • Need to support low- and moderate- income neighborhoods through public improvements such as infrastructure and public facilities • Low-Income Areas have been mapped for both jurisdictions • Support currently designated slum/blight areas



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Attachment B

Affordable Housing Strategy

Strategy/Goal	Priority Needs Addressed	Possible Examples	Measurements	HOME Consortium	Eugene CDBG	Springfield CDBG
Increase the supply of affordable housing (HOME and CDBG)	Renters, Homeowners, Homeless, Special Needs	Land Acquisition. Development of new rental housing. Operating Support for Community Housing Development Organizations.	Number of housing units constructed, reconstructed, acquired or preserved	400	5	5
			Number of CHDOs assisted	3		
			Housing for homeless added	100		
			Number of sites acquired		2	2
Rehabilitate existing housing stock affordable to low-income persons (CDBG)	Renters, Homeless, Special Needs, Low-Income Areas, Homeowners	Continue and expand publicly supported rehabilitation and accessibility improvements.	Number of rental units rehabilitated		350	5
			Number of homeowner units rehabilitated		150	300
Provide down payment assistance for homeownership (CDBG)	Homeowners	Assist low-income residents with the first-time purchase of a home.	Households assisted with direct assistance to home buyers		20	20
Provide rental assistance for housing stability and homelessness prevention (HOME)	Renters	Assist low-income residents to remain in stable housing.	Households provided rental assistance	20		
Remove barriers to affordable and supportive housing (CDBG)	Renters, Homeowners, Homeless, Low-Income Area Non-Homeless Special Needs	Support programs that assure housing opportunities are provided without discrimination. Support Housing Policy Board. Update Fair Housing Plan.	Maintain Housing Policy board		✓	
			Number of fair housing events		20	
			Maintain fair housing services		✓	✓
			Update Fair Housing Plan		✓	✓



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Attachment B

Community Development Strategy

Strategy	Priority Needs Addressed	Possible Examples	Measurements	Eugene CDBG	Springfield CDBG
Support a human services delivery system to address the needs of homeless persons, special needs, and other low-income populations (CDBG)	Homeless, Special Needs	Fund capital improvements to facilities owned by non-profits. Fund non-profit services through the Human Services Commission. Fund job training. Fund housing stability counseling and assistance.	Persons assisted with public facility activities	20,000	5,000
			Persons assisted with public service activities	100,000	60,000
			Number of public facilities improved	5	2
			Number of transitional or emergency beds added	20	5
Promote economic development and employment opportunities through the creation of jobs and business development (CDBG)	Employment Opportunities	Provide below market financing to local businesses creating or retaining jobs. Provide micro-enterprise training, and development opportunities.	Jobs created or retained	150	5
			Businesses assisted	25	1
			Micro business trainees	150	5
Make strategic investments to improve low-income neighborhoods and other areas of slums and blight (CDBG)	Renters, Owners, Homeless, Special Needs, Low-Income Areas and Slums & Blight, Employment Opportunities	Provide financing for activities which eliminate slums and blight, including acquisition, clearance, rehab and historic preservation and economic development activities, infrastructure and public facility improvements.	Businesses assisted with façade treatment or building rehab		1
			Number of projects completed	2	2
			Persons assisted with public improvement activity	5,000	5,000

Eugene CDBG Advisory Committee and Eugene-Springfield HOME Consortium Governing Board Membership

Eugene CDBG Advisory Committee

Ken Beeson (Chair)
Joshua Caraco (Vice Chair)
Tracy Ellis
Jan Fillinger
Rick Guerra
Thomas Hiura
Chris Ramey
Hatsue Sato
Sunny Mae Saul

Eugene-Springfield HOME Consortium Governing Board

Mayor Lucy Vinis, Eugene
Councilor Emily Semple, Eugene
Mayor Sean VanGordon, Springfield
Councilor Kori Rodley, Springfield

Eugene–Springfield 2021 Consolidated Annual Performance & Evaluation Report

EXECUTIVE SUMMARY



ANNUAL REPORT of Housing and Community Development Accomplishments



CITY OF EUGENE
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CITY OF SPRINGFIELD
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Eugene-Springfield 2021/2022 Consolidated Annual Performance and Evaluation Report Executive Summary

Introduction

This Consolidated Annual Performance Evaluation Report (CAPER) reviews the Community Development Block Grant (CDBG) and HOME Investment Partnerships Program (HOME) funded activities undertaken by the Cities of Eugene and Springfield between July 1, 2021, and June 30, 2022 (Federal Program Year 2021 and City Fiscal Year 2022). It is the second of five annual reports describing Eugene's and Springfield's progress toward housing and community development objectives identified in the 2020 Eugene-Springfield Consolidated Plan and One-Year Action Plans.

The Cities of Eugene and Springfield each receive an annual entitlement allocation of CDBG funds directly from the U.S. Department of Housing and Urban Development (HUD). The City of Eugene also receives HOME funds from HUD on behalf of the Eugene-Springfield HOME Consortium. The City of Eugene is the lead agency in the HOME Consortium.

In March 2020, the federal CARES Act (Coronavirus Aid, Relief, and Economic Security Act) included a special allocation of CDBG funding to help local communities respond to the impacts of coronavirus. This CDBG-CV (CDBG-Coronavirus) funding was received by Eugene and Springfield in the previous reporting periods and related accomplishments are included below within each corresponding strategy.

The 2021/2022 CAPER evaluates the progress towards achieving the goals and strategies established in the 2020 Consolidated Plan and Annual Action Plans to address the affordable housing, human services, and employment needs of low- and moderate-income households in our community. A table from the 2020 Consolidated Plan that identifies the adopted Priority Needs, Affordable Housing Strategies, and Community Development Strategies is provided as Attachment A. Specific measures of progress and numeric five-year goals were established for each strategy. Attachments B and C report the progress Eugene and Springfield respectively made towards the five-year goals of this Consolidated Plan, July 1, 2020 through June 30, 2025. The following document summarizes progress under each of the identified strategies. Electronic copies of the 2020 Eugene-Springfield Consolidated Plan, annual Action Plans, and CAPERs are all available online at <http://eugene-or.gov/hudconplan>.

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Affordable Housing

The Eugene-Springfield Consolidated Plan identified five strategies to increase access to affordable housing for residents including: 1) Increase the supply of affordable housing; 2) Rehabilitate existing housing stock affordable to low-income persons; 3) Provide down-payment assistance for homeownership; 4) Provide rental assistance for housing stability and homelessness prevention, and 5) Remove barriers to affordable and supportive housing. Both jurisdictions have made significant progress toward their Affordable Housing Strategies using a combination of CDBG and HOME funds. Work undertaken in FY 2022 to accomplish each funded strategy is described briefly below.

Increase the Supply of Affordable Housing

The Cities of Eugene and Springfield advanced multiple strategies to increase the supply of affordable housing using both HOME and CDBG funds. Components of this strategy include: 1) Development of affordable housing projects; 2) Acquisition of land for future affordable housing development; and 3) Operating support for organizations engaged in affordable housing development. Outcomes in each of these areas are described below.

Housing Development

Three projects were completed and closed out in HUD's database, the Integrated Disbursement and Information System (IDIS) in FY 2022. The Commons on MLK (Homes for Good Housing Agency), Iris Place (St. Vincent de Paul), and Hayden Bridge Landing (Homes for Good Housing Agency) contributed 172 units towards the affordable housing goals.

The Commons on MLK - Homes for Good used HOME funds to construct a four-story, 51-unit apartment building in the Harlow neighborhood. The building provides permanent supportive housing (PSH) for persons experiencing homelessness, with supportive services available 24 hours per day, seven days per week. (Eugene)

Iris Place - St. Vincent de Paul Society of Lane County, Inc. (SVdP) was awarded CDBG-acquired land and HOME development funds to construct a 52-unit affordable housing development in the River Road neighborhood. The development includes one, two, and three-bedroom units targeted to very low-income households plus one on-site manager unit. (Eugene)



The Commons on MLK, Eugene



Iris Place, Eugene



Hayden Bridge Landing - Homes for Good used HOME funds to construct a 69-unit development with one, two- and three-bedroom units plus one on-site manager unit. Fifty-three of the total units are targeted to very low-income households with rental assistance through the Rental Assistance Demonstration (RAD) program, and 16 units are targeted to low-income households. (Springfield)



Hayden Bridge Landing, Springfield

The Nel – Homes for Good used HOME funds to construct a four-story 45-unit development in the downtown neighborhood. The building provides PSH for persons experiencing homelessness, with supportive services available 24 hours per day, seven days per week. The building recently completed construction and is now starting to welcome residents (see photo below). (Eugene)

Local Housing Subsidies – The Cities of Eugene and Springfield utilize additional local resources to support affordable housing outside of HOME and CDBG. Specifically, the State of Oregon enables local governments to provide property tax exemptions for affordable rental housing targeted to households earning 60% of the Area Median Income (AMI) or below. To qualify, properties must be constructed after February 1990, or must be owned by non-profit corporations. In Eugene and Springfield, the local school districts agree to exempt property taxes for qualifying developments and all property taxes are exempted through the program for a 20-year period and may be renewed. In FY 2022, the Eugene City Council approved six Low Income Rental Housing Property Tax Exemptions (LIRHPTes) that will create or maintain more than 200 units (with more than 400



The Nel, Eugene

bedrooms) of housing affordable to people with low incomes in Eugene for the next 20 years. The State of Oregon also enables local governments to exempt affordable housing developments from paying Systems Development Charges (SDCs) during the building permitting process. Eugene sets aside non-federal funds to cover the SDCs for qualifying developments. Through this program, in FY 2022, Homes for Good received SDC exemptions for The Nel, 45-units of PSH and part of the City of Eugene and Lane County's efforts to achieve the goal of 350 PSH units.

The State of Oregon enables local governments to adopt a local construction excise tax as a dedicated source for housing resources, which Eugene did in 2019. In FY 2022 the trust fund provided direct mortgage assistance to low-income homeowners at risk of foreclosure and awarded over \$1 million



to affordable housing development projects in Eugene to support creation of 70 tiny homes for low-income homebuyers and 10 rental units to help transition veterans out of homelessness.

Acquire Land for Future Affordable Housing Development

Eugene used CDBG funds to acquire a property on River Road to provide to affordable housing developers through a competitive Request for Proposals (RFP) process. SVdP was awarded the land in addition to HOME development funds and local resources. The 52-unit development, Iris Place, completed construction and lease up in FY2022.



Rendering of acquired land proposed mixed-income/mixed-use project, Eugene

Eugene used CDBG funds to acquire a vacant building in downtown Eugene, formerly used by Lane Community College. The property will be used for mixed-income housing, with at least 51% of the units or a total of 66 units being designated affordable to households earning 80% of Area Median Income. The City offered the property to developers through a competitive RFP process in FY 2021 and is currently in negotiations with a development team for the construction of a 129-unit mixed-income, mixed-use housing project at the site. Construction updates will be reported next year.

The City of Springfield allocated CDBG funds toward this strategy in FY 2021 and FY 2023. Springfield is currently identifying publicly- and privately-owned property for residential development and is working to acquire land for a new multi-family development. The City anticipates acquiring land with CDBG funds in FY 2023.

Provide Operating Support for Community Housing Development Organizations (CHDO)

Eugene-Springfield HOME Consortium allocated \$65,234 in HOME funds to provide operating support to Community Housing Development Organizations serving both cities. There are three active CHDOs serving the Eugene-Springfield area including Cornerstone Community Housing, St. Vincent de Paul, and DevNW.



Rehabilitate Existing Housing Stock Affordable to Low-Income Persons

Eugene and Springfield made progress towards homeowner and rental housing rehabilitation goals.

Eugene Housing Revolving Loan Fund

The revolving loan fund provides low-interest loans and grants to low- or moderate-income homeowners and rental properties for emergency repairs and accessibility improvements. These funds help ensure safe, accessible, and affordable homes for people with disabilities, low-income families, individuals, youth, seniors, and others with special needs. Both renters and owners may apply for loan funding for a variety of rehabilitation needs.

Rental Rehabilitation Activity

Eugene Rental Rehabilitation Loan Program – Supports efforts to preserve existing rental and ownership housing for low-income persons. Owners of rental units may apply to finance various levels of rehabilitation at below-market interest rates. Assistance is available up to \$25,000 per unit for qualifying properties.



Prairie View Apartments, Eugene

Prairie View Apartments – In FY 2022, Cornerstone Community Housing completed exterior improvements at Prairie View Apartments, which provides 63 affordable units of various sizes to families, seniors, and disabled persons at or below 60% of area median income, plus one on site manager unit.

Homeowner Rehabilitation Activity

Eugene Emergency minor Home Repair Program – A total of 20 households received assistance through the Emergency Home Repair and Accessibility Improvements programs. Of these projects, 16 homes are occupied by people with disabilities and 12 homes are occupied by elderly.

The program provides up to \$5,000 every three years to very low-income property owners to correct conditions that create a threat to the health and safety of the occupants such as electrical, HVAC, plumbing repairs and security concerns. Assistance up to \$10,000 every three years is also available to very low-income homeowners for roofing repairs and accessibility improvements such as ramps, modifications to doorways, installation of grab-bars, hand-rails and strobe smoke alarms.



Access ramp, Eugene



Springfield Home Repair Program – A total of 78 households received assistance through Springfield’s home repair program in FY 2022. Of these, 60 homes are occupied by homeowners who are elderly and 60 households who were female-headed. The program provides up to \$10,000 every five years to very low-income property owners to correct conditions that create a threat to the health and safety of the occupants.

Provide Down Payment Assistance for Homeownership

Both Eugene and Springfield have identified the Down Payment Assistance program as a strategy for supporting low-income residents.

Eugene Homebuyer Assistance Program – Eugene did not allocate funds during the reporting period.

Springfield Home Ownership Program – During FY 2022, down-payment assistance was available through 0% interest deferred loans up to \$7,000, though no loans were administered. Due to local market conditions low-income households had difficulty finding houses that were both affordable and met HUD housing quality standard. In FY 2023, Springfield will adjust the program to assist first time homebuyers, increasing loans to up to \$25,000 per household, 0% interest, and ensuring that funds can be used for not only down payment assistance, but also as closing costs, buying down the interest rate, and up front mortgage insurance.

SquareOne Villages – Through the 2021 CDBG RFP, SquareOne Villages was awarded funding to assist low-income homeowners purchase membership shares (similar to a down payment) in a limited equity, community land trust homeownership development in Springfield called the C Street Co-op. In the fall of 2021, five low-income homeowners received a CDBG award of \$10,000 each to purchase 50% of their membership share.



Square One Villages C Street Co-op, Springfield

Remove Barriers to Affordable and Supportive Housing

Both Eugene and Springfield seek opportunities to affirmatively further fair housing and raise awareness of the housing needs of low- and moderate-income people.

Intergovernmental Housing Policy Board

The Intergovernmental Housing Policy Board (HPB) held eight meetings, continued intergovernmental housing communications, and focused conversations on the protection of renters and prevention of displacement in Eugene. The Renter Protections Committee identified recommendations for HPB including support a tenant hotline, provide education for renters and landlords, require photo documentation of property conditions, require landlords to provide rental history, and limiting application and screening fees. HPB continued to advocate for state and local policy changes to remove barriers to affordable housing and housing choice. The recommendations received public comment and a public hearing and were approved by City Council in July 2022.



Fair Housing

Eugene Fair Housing – Eugene engaged in fair housing work in collaboration with the Fair Housing Council of Oregon (FHCO). The fair housing hotline continued to be a useful resource for community members and service providers. FHCO provided fair housing advocacy and conducted investigations.

Four fair housing trainings were provided in Eugene to renters, service providers, peer mentors, housing advocates, and affordable housing providers, reaching 246 people.



Fair Housing trainings occurred virtually

CDBG-CV Funds - In response to COVID-19, the City of Eugene recognized that members of protected classes under fair housing law were experiencing disproportionate impacts related to COVID-19. CDBG-CV resources were used to fund the Springfield Eugene Tenant Association (SETA), a newer local tenant hotline to take calls from members of protected classes. Calls included, but were not limited to, allegations of housing discrimination, questions about the eviction moratorium, and reasonable accommodation. SETA noted that based on self-reports, people with disabilities, elders, voucher holders, families with children, racial and ethnic minorities, LGBTQIA+ persons, and survivors of domestic violence were experiencing discrimination. Several callers had questions related to COVID-19, many of whom are low-income and reside in Eugene.



Springfield Fair Housing – As part of the development of the 2020 Consolidated Planning process, Springfield developed an Analysis of Impediments to Fair Housing Choice, analyzing local data, consulting with public and private agencies and engaging with community members. The Analysis identifies barriers to fair housing that may exist in the City and helps inform potential future programs and partnerships. The City has also created educational fair housing documents for residents and landlords which are currently available on the City's website.

Community Development

Eugene and Springfield made significant progress toward their Community Development Strategies using CDBG funds. Accomplishments for human services, economic development, and improvements to low-income areas are described below.



Support a Human Services Delivery System to Address the Needs of Homeless Persons and Special Needs Populations

Eugene and Springfield continued investments in human service operations. Eugene continued to manage three human service capital facilities projects.

Human Service Operations

Eugene Human Services - Eugene provided \$311,013 in CDBG funds, in collaboration with the Lane County Human Services Commission to fund core human services at the following non-profit agencies: Food for Lane County, The Relief Nursery, Catholic Community Services, St. Vincent de Paul, and Hope & Safety Alliance. In total, 13,037 low- and very low-income persons were served, including 5,072 individuals with disabilities and 3,964 female head of households.



Eugene CDBG-CV Funds - In response to COVID-19, Eugene allocated CDBG-CV funds in FY 2020 and FY 2021, in collaboration with the Human Services Commission to support various agencies to provide human services. Accomplishment for FY 2022 are discussed below.

Food Access – Eugene supported Food for Lane County's Senior Meal and Grocery delivery programs. Specifically, staffing for meal and grocery delivery programs to senior citizens ensured that vulnerable seniors receive groceries and meals, in the safety of their own homes, rather than from public grocery stores and food pantries. In total, 943 senior citizens, including 151 with disabilities received services.

Legal Services - Eugene supported Oregon Law Center to provide legal assistance and services to prevent homelessness due to COVID-19. In FY 2022, 37 individuals received this assistance. Oregon Law Center will continue to provide these services in FY 2023.

Expanded Homeless Services – In response to COVID-19, Eugene supported services to help address the needs of individuals and families experiencing homelessness, including emergency housing options and outreach services.



Food box delivery client gives a thumbs up, Eugene

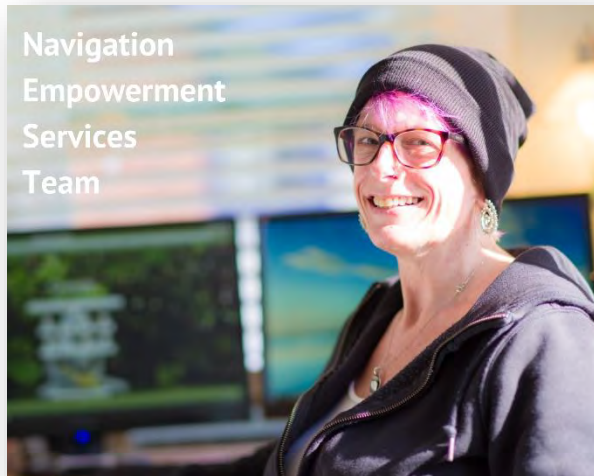
Prior to the pandemic, St. Vincent de Paul Dusk to Dawn served as an overnight-only shelter to



homeless individuals. They expanded their services to 24 hours a day, 7 days a week, to provide a safe and socially distanced place for homeless individuals to prevent the spread of COVID-19. Dawn to Dawn (aka New Dawn), as the program is now known, received CDBG-CV funds to support the expanded services, providing services to 605 unhoused individuals, including 69% of whom were people with disabilities and 28% were female head of households.

St. Vincent de Paul Annex Night Shelter was also supported with Eugene CDBG-CV funds to keep the shelter open and at capacity, after experiencing a loss of funding. By supporting the staff/operations and keeping the shelter at currently capacity, the shelter helped prevent the spread of COVID-19 by keeping homeless families in the shelter with COVID-19 safety protocols and social distancing in place. In total, 137 individuals benefited from this program, including 42% of people served having disabilities and 31% female head of households.

White Bird Clinic received CDBG-CV funds to provide outreach and services to homeless individuals in response to COVID-19. To support community health during the COVID-19 pandemic, the City of Eugene temporarily adjusted its enforcement process around prohibited camping in order to help people experiencing homelessness to stay in place and reduce the potential for infectious disease spread. In March 2022, the City of Eugene began closing sanctioned camping that was allowed during the pandemic. White Bird Clinic's NEST (Navigation Empowerment Services Team) Services provides strategic, targeted, organized outreach services to unhoused individuals. Services helped move participants towards housing stability and decrease the spread of COVID-19 among the unsheltered. These services started in spring of 2022 and served 17 individuals. Services will continue in FY 2023.



White Bird Clinic NEST Street Outreach

Together, all agencies that were supported with CDBG-CV funds served 1,783 primarily low- and very low-income persons, individuals at risk of becoming homeless, and homeless individuals.

Springfield Human Services - Funded agencies include: Food for Lane County, The Relief Nursery, Catholic Community Services, and Hope & Safety Alliance. Total persons served is much lower than in years past; agencies report barriers to serving people due to the pandemic, including staffing issues, reduced business hours, and people reluctant to seek assistance.

Springfield CDBG-CV Funds

Street Outreach for the Unhoused – In June 2021, Springfield allocated additional CV funds toward case management positions for unhoused youth, unhoused pregnant women, and unhoused families with children. Those funds are currently going toward D.A.I.S.Y. CHAIN, Catholic Community Services' OASIS Program, and the HIV Alliance (through Lane County administrative oversight) to serve Springfield residents. Youth E.R.A. has applied for and received funding, but ultimately declined the award.



Direct Resources for the Unhoused – Springfield allocated additional CV funds toward providing direct resources for unhoused to address current needs. Through a competitive Request for Proposals (RFP) process, Carry It Forward was awarded funding for two programs: 1) Sheltering vulnerable residents in motels during inclement weather, and 2) Helping residents troubleshoot broken RVs when they otherwise are not drive-able and at risk of being towed. The motels for inclement weather program served 6 individuals this past winter over multiple nights. The RV program has yet to serve any individuals in Springfield.

Resources for Tenants – Springfield allocated additional CV funds toward the Springfield Eugene Tenants Association (SETA), helping fund staff positions for the non-profit to continue providing resources and information to local tenants, many of whom are low-income and reside in Springfield. This activity is anticipated to be completed in FY 2023.

Service Provider Facility Improvement Program

Eugene Capital Facilities - Eugene continued work on two capital facility projects, which were previously approved for funding by the CDBG Advisory Committee and City Council. Together, these facilities serve thousands of low- and moderate-income people and people experiencing homelessness each year.

Whiteaker Head Start Community Center – Head Start of Lane County serves low- and extremely low-income children, their families, and provides services to the surrounding community. At this location, Head Start provides early childhood education, 4,000 meals per month, family education, and other supports to children and their families. The Whiteaker School facility is also utilized by other community agencies.



Whiteaker Head Start Community Center, Eugene

During FY 2020, phase one of the project, which included the roof replacement and exterior repairs, was procured and completed. In FY 2021, the scope of work and document were refined for phase two, the kitchen renovation. Procurement is in progress.



Looking Glass McKay Lodge, Eugene

McKay Lodge – Looking Glass provides male, juvenile ex-offenders housing, meals, and access to an array of human services, health care, and education through the Stepping Stone program offered at the McKay Lodge facility.

During FY 2022, phase one of the project, which included replacement of the roof and HVAC system, was procured and completed. The scope of work and documents were refined for phase two, a kitchen renovation, and procurement started.



Springfield Capital Facilities –

National Alliance on Mental Illness Lane County (NAMI Lane County) – In 2021, NAMI Lane County used \$365,000 in CDBG funds to acquire a building in downtown Springfield. The building serves as NAMI's permanent resource center for individuals living with mental health conditions and their family members and will provide a space for community members to gather and support each other. In FY2022, NAMI served 55 Springfield residents, nearly half of whom are low-moderate income. Since opening in a new location after the pandemic, NAMI continues to partner with Food for Lane County at the resource center.



Catholic Community Services of Lane County (CCSLC) – Through the 2021 CDBG RFP, CCSLC was awarded \$332,492 to construct an addition to their Springfield Community Service Center to create a permanent space for their OASIS program for homeless families with children. City staff continue to work with CCSLC to address development issues and HUD requirements and aim to start construction on the addition in FY2023. Recognizing that construction costs have increased since the 2021 CDBG RFP, CCSLC requested additional funding for this program through the 202 CDBG RFP to bridge the gap considering the increased costs. In June 2022, the City awarded an additional \$153,002 toward completion of this project.

Emerald Art Center (EAC) – Through the 2021 CDBG RFP, the Emerald Art Center was awarded funding to repaint the exterior of their building in downtown Springfield. Due to staff capacity and contractor availability, staff are continuing to work with the EAC to find a contractor to complete this project. This activity is anticipated to be completed in the FY 2023.

Promote Economic Development and Employment Opportunities through the Creation of Jobs and Business Development

Progress was made in Eugene's economic development activities as described below.

Eugene Business Growth Loan

Eugene continued to operate its Business Growth Loan and provided three loans totaling \$600,000, which are projected to result in the creation of 19 jobs for low-income people to the following local businesses:

NemaMexrix, Inc. dba InVivo Biosystems, Ninkasi Brewery, LLC, and Global Creative, Inc.



Due to the effects of the COVID-19 pandemic, businesses were hesitant to acquire new debt in the previous program year. Interest in the program is now steady, and active applications are currently being processed.



Microenterprise Training

The City of Eugene continued to support Business classes provided by Centro Latino Americano (Centro) with CDBG-CV funds. Centro offers services to Lane County's Spanish-speaking community, and the program trains current and prospective Eugene business owners in financial, marketing, and accounting principles needed to open or operate micro-businesses more efficiently. In total, 44 individuals successfully completed the courses which served 5 new and 39 existing businesses.



Springfield Microenterprise Training – During this reporting period, Springfield did not allocate funds to this strategy.





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Attachment D

Attachment A Priority Needs

Priority Need	Explanation	Comments
Renters Low- and very low-income people need increased access to quality affordable rental housing as well as rental assistance	<ul style="list-style-type: none"> About three quarters of moderate- and low-income renters spend more than 30% of their income on housing costs (Eugene – 79%, Springfield – 74%) The majority of low-income renters spend more than 50% of their income on housing costs (Eugene – 68%, Springfield – 57%) 	<ul style="list-style-type: none"> Between 2010 and 2019, the median rental rate rose to \$1,373 in Eugene (47% increase) and \$1,181 in Springfield (58% increase) Significant increase in need from 2013 to 2017; <ul style="list-style-type: none"> Many more moderate-income households spend more than 30% on housing Many more low- and very income households spend more than 50% on housing
Homeowners Low- and very low-income people need increased access to affordable homeownership opportunities and support to remain homeowners	<ul style="list-style-type: none"> A significant majority of low-income owners experience over-crowding, substandard housing, or a housing cost burden (Eugene – 78%, Springfield – 59%) A significant majority of moderate- and low-income owners spend more than 30% of their income on housing costs (Eugene – 66%, Springfield – 57%) A large percentage of low-income owners spend more than 50% of their income on housing costs (Eugene – 59%, Springfield – 39%) 	<ul style="list-style-type: none"> Low-income households spending more than 30% of income housing have increased in Eugene but remains steady in Springfield Low-income households spending more than 50% of income housing have increased in both Eugene and Springfield



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Attachment D

Priority Need	Explanation	Comments
<p>People experiencing Homelessness</p> <p>People need access to housing and supportive services to prevent them from becoming homeless and to leave homelessness</p>	<ul style="list-style-type: none"> • A total of 2,165 homeless individuals were served in FY 2019 by agencies funded by Lane County • The three public school districts in Eugene and Springfield report 1,629 homeless youth during 2019 (includes students who are staying with friends or family) • The definition of homeless for purposes of this Plan includes people who are “doubled-up” • Shortage of year-round low-barrier emergency shelter beds, especially for single individuals and victims of Domestic Violence • Lack of diversion and rapid exit services for those exiting Permanent Housing 	<ul style="list-style-type: none"> • Majority of the homeless population in Eugene (73%) and Springfield (88%) are experiencing unsheltered homelessness <ul style="list-style-type: none"> • Shortage of low-barrier year-round emergency shelter and shelter beds in Eugene and Springfield • In 2017, one in four persons exiting permanent housing in Lane County returned to homelessness • There are no youth-specific resources for transition-age youth (18-24) • Due to low rental vacancy (3.6% in Eugene and 3.4% in Springfield) and even lower affordable unit rental vacancy, the Lane County Continuum of Care struggles with voucher or tenant-based programs
<p>Non-Homeless Special Needs Populations</p> <p>Special needs populations need additional support as it relates to affordable housing, human services, and employment opportunities</p>	<ul style="list-style-type: none"> • People with special needs including families with children, seniors, ex-offenders, people with HIV/AIDS, victims of domestic violence, people with drug and alcohol addictions, people who are evicted or foreclosed, people with physical and mental disabilities, veterans, youth, and youth aging out of foster care 	<ul style="list-style-type: none"> • There were 32,438 elderly (over the age of 65) and 3,310 frail elderly (that need assistance with daily living) in Eugene-Springfield (2017 ACS) • The disability rate is 13.5 percent in Eugene and 18.6 percent in Springfield • Physical disabilities can include hearing, vision, cognitive, ambulatory, self-care or independent living difficulties • In the Community Survey, respondents identified <i>mental health and addiction services</i> and <i>housing services</i> as the greatest social service needs. Respondents also identified <i>assist human service agencies with facilities acquisition or improvements</i> as the most needed Community Development Need



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 for Housing & Community Development

Attachment D

<p>Employment Opportunities People who have low incomes, are unemployed or underemployed need a broader range of employment opportunities, including self-employment</p>	<ul style="list-style-type: none"> • Job growth and low unemployment rates has not yielded better wages for many younger residents and workers lacking necessary skills • The new workforce of youth 16-24 years old accounts for 38% of the workforce • Current low unemployment rates and retirements in workforce has created demand for skilled workers in some industries 	<ul style="list-style-type: none"> • The United Way ALICE report found that 58% of all jobs in Oregon are low-wage (less than \$20/hour), with contract positions (non-benefited) increasing, a factor in job and housing insecurity • There is a need to increase high-wage and living wage career employment opportunities for youth • Lower wages are exacerbating housing affordability for some workers
<p>Low-Income Areas & Areas of Slums and Blight Geographic areas that meet federal criteria as areas of slums and blight or as low-income areas and need additional support for rehabilitation and public improvements</p>	<ul style="list-style-type: none"> • There are several areas in this community that are or could meet the HUD requirement for an area of slums and blight which would allow different uses of CDBG funds. These areas could benefit from increased investments in the area • There are several areas of this community that are characterized by 51% or more low- to moderate-income residents, which can benefit from increased investments in this area 	<ul style="list-style-type: none"> • Need to support low- and moderate- income neighborhoods through public improvements such as infrastructure and public facilities • Low-Income Areas have been mapped for both jurisdictions • Support currently designated slum/blight areas



Attachment B Affordable Housing Strategy and Five-Year Goals
HOME and Eugene CDBG Accomplishments: July 1, 2020 - June 30, 2022

Strategy/Goal	PriorityNeeds Addressed	Possible Examples	Measurements	HOME Consortium 5-Year Goals	Eugene CDBG 5-Year Goals	HOME & Eugene CDBG Progress Completed
Increase the supply of affordable housing (HOME and CDBG)	Renters, Homeowners, Homeless, Special Needs	Land Acquisition. Development of new rental housing. Operating Support for Community Housing Development Organizations.	Number of housing units constructed, reconstructed, acquired or preserved	400	5	221
			Number of CHDOs assisted	3		3
			Housing for homeless added	100		63
			Number of sites acquired		2	1
Rehabilitate existing housing stock affordable to low-income persons (CDBG)	Renters, Homeless, Special Needs, Low-Income Areas, Homeowners	Continue and expand publicly supported rehabilitation and accessibility improvements.	Number of rental units rehabilitated		350	284
			Number of homeowner units rehabilitated		150	34
Provide down payment assistance for homeownership (CDBG)	Homeowners	Assist low-income residents with the first-time purchase of a home.	Households assisted with direct assistance to home buyers		20	-
Provide rental assistance for housing stability and homelessness prevention (HOME)	Renters	Assist low-income residents to remain in stable housing.	Households provided rental assistance	20		-
Remove barriers to affordable and supportive housing (CDBG)	Renters, Homeowners, Homeless, Low - Income Area Non-Homeless Special Needs	Support programs that assure housing opportunities are provided without discrimination. Support Housing Policy Board. Update Fair Housing Plan.	Maintain Housing Policy board		✓	✓
			Number of fair housing events		20	12
			Maintain fair housing services		✓	✓
			Update Fair Housing Plan		✓	-



Community Development Strategy and Five-Year Goals
HOME and Eugene CDBG Accomplishments: July 1, 2020 - June 30, 2022

Strategy	Priority Needs Addressed	Possible Examples	Measurements	Eugene CDBG 5-Year Goals	Eugene CDBG Progress Completed
Support a human services delivery system to address the needs of homeless persons, special needs, and other low-income populations (CDBG)	Homeless, Special Needs	Fund capital improvements to facilities owned by non-profits. Fund non-profit services through the Human Services Commission. Fund job training. Fund housing stability counseling and assistance.	Persons assisted with public facility activities	20,000	5,371
			Persons assisted with public service activities	100,000	29,374
			Number of public facilities improved	5	2
			Number of transitional or emergency beds added	20	35
Promote economic development and employment opportunities through the creation of jobs and business development (CDBG)	Employment Opportunities	Provide below market financing to local businesses creating or retaining jobs. Provide micro-enterprise training, and development opportunities.	Jobs created or retained	150	31
			Businesses assisted	25	3
			Micro business trainees	150	70
Make strategic investments to improve low-income neighborhoods and other areas of slums and blight (CDBG)	Renters, Owners, Homeless, Special Needs, Low-Income Areas and Slums & Blight, Employment Opportunities	Provide financing for activities which eliminate slums and blight, including acquisition, clearance, rehab and historic preservation and economic development activities, infrastructure and public facility improvements.	Businesses assisted with façade treatment or building rehab		
			Number of projects completed		
			Persons assisted with public improvement activity	5,000	-



Attachment C: Affordable Housing Strategy and Five-Year Goals
Springfield CDBG Accomplishments: July 1, 2020 - June 30, 2021

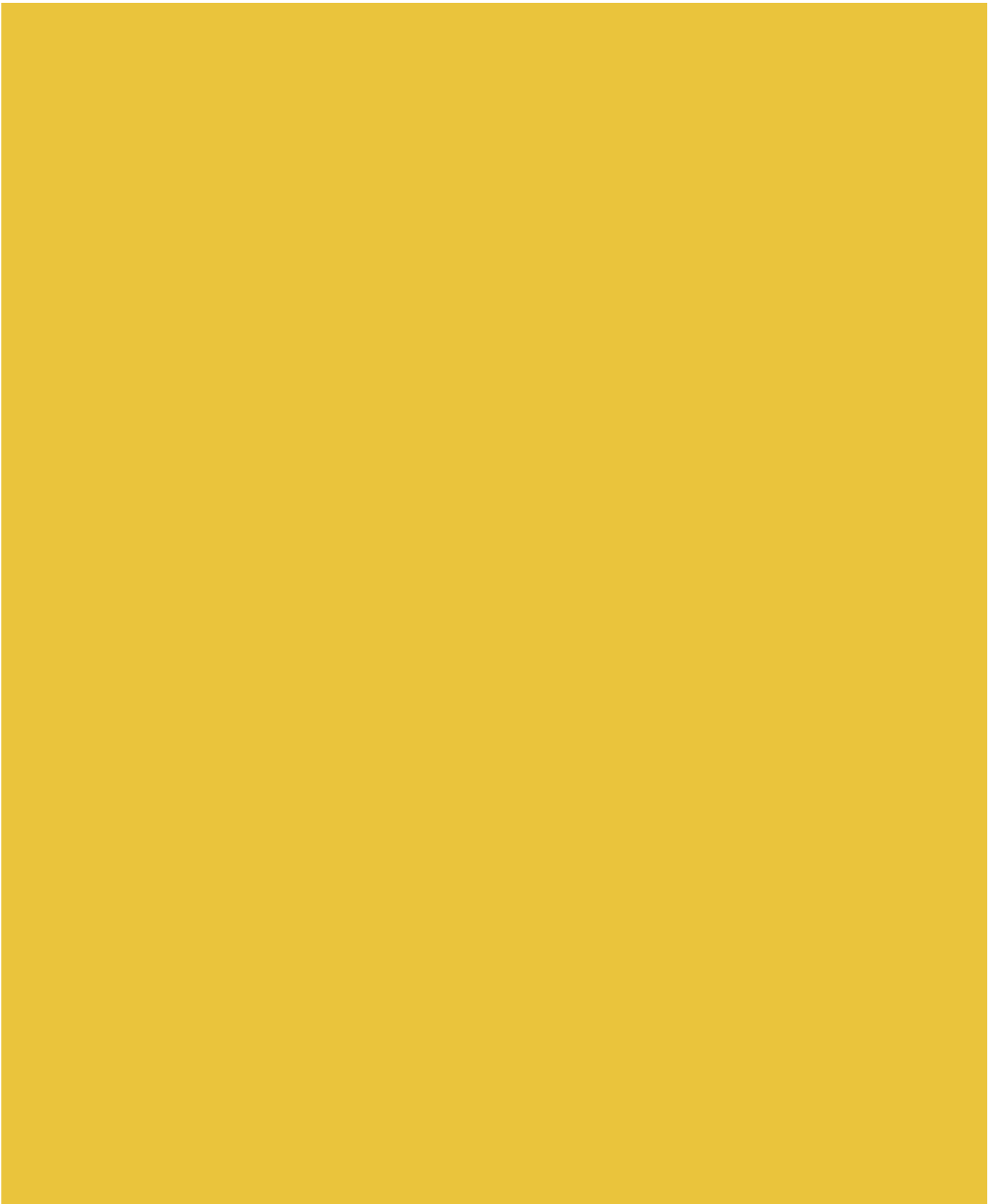
Strategy/Goal	Priority Needs Addressed	Possible Examples	Measurements	Springfield CDBG 5-Year Goals	Springfield CDBG Progress Completed
Increase the supply of affordable housing (HOME and CDBG)	Renters, Homeowners, Homeless, Special Needs	Land Acquisition. Development of new rental housing. Operating Support for Community Housing Development Organizations.	Number of housing units constructed, reconstructed, acquired or preserved	5	69
			Number of CHDOs assisted		
			Housing for homeless added		
			Number of sites acquired	2	-
Rehabilitate existing housing stock affordable to low-income persons (CDBG)	Renters, Homeless, Special Needs, Low-Income Areas, Homeowners	Continue and expand publicly supported rehabilitation and accessibility improvements.	Number of rental units rehabilitated	5	-
			Number of homeowner units rehabilitated	300	134
Provide down payment assistance for homeownership (CDBG)	Homeowners	Assist low-income residents with the first-time purchase of a home.	Households assisted with direct assistance to home buyers	20	5
Provide rental assistance for housing stability and homelessness prevention (HOME)	Renters	Assist low-income residents to remain in stable housing.	Households provided rental assistance		
Remove barriers to affordable and supportive housing (CDBG)	Renters, Homeowners, Homeless, Low-Income Area Non-Homeless Special Needs	Support programs that assure housing opportunities are provided without discrimination. Support Housing Policy Board. Update Fair Housing Plan.	Maintain Housing Policy board		
			Number of fair housing events		
			Maintain fair housing services	✓	✓
			Update Fair Housing Plan	✓	✓



Community Development Strategy and Five-Year Goals

Springfield CDBG Accomplishments: July 1, 2020 - June 30, 2021

Strategy	Priority Needs Addressed	Possible Examples	Measurements	Springfield CDBG 5-Year Goals	Springfield CDBG Progress Completed
Support a human services delivery system to address the needs of homeless persons, special needs, and other low-income populations (CDBG)	Homeless, Special Needs	Fund capital improvements to facilities owned by non-profits. Fund non-profit services through the Human Services Commission. Fund job training. Fund housing stability counseling and assistance.	Persons assisted with public facility activities	5,000	39
			Persons assisted with public service activities	60,000	9,538
			Number of public facilities improved	2	2
			Number of transitional or emergency beds added	5	-
Promote economic development and employment opportunities through the creation of jobs and business development (CDBG)	Employment Opportunities	Provide below market financing to local businesses creating or retaining jobs. Provide micro-enterprise training, and development opportunities.	Jobs created or retained	5	-
			Businesses assisted	1	-
			Micro business trainees	5	-
Make strategic investments to improve low-income neighborhoods and other areas of slums and blight (CDBG)	Renters, Owners, Homeless, Special Needs, Low-Income Areas and Slums & Blight, Employment Opportunities	Provide financing for activities which eliminate slums and blight, including acquisition, clearance, rehab and historic preservation and economic development activities, infrastructure and public facility improvements.	Businesses assisted with façade treatment or building rehab	1	-
			Number of projects completed	2	1
			Persons assisted with public improvement activity	5,000	27,970



CITY OF EUGENE
eugene-or.gov/hudconplan



CITY OF SPRINGFIELD
springfield-or.gov

BEDI Program Income & the Broadway Commerce Center Success

Community Impact

Beam's renovation of the Centre Court Building into the Broadway Commerce Center was a transformative project for downtown Eugene. The vacant five-story structure was a visible reminder of blight and economic distress at the most critical corner downtown. The investment in this building catalyzed other business and development investment in the core. For City officials and the community alike, this project represented a new, positive economic upturn for our downtown, and recognition of the creative potential of our community. Watch this [video](#).

The result: over \$200 million in development in the core of the city, including office space, student housing, a new hotel, new restaurants and entertainment venues, and, more importantly, a new attitude about downtown. It led the way for the Woolworth Building next door, the Northwest Community Credit Union's headquarters next to the Federal Courthouse, the Mary Spilde Lane Community College's LEED Platinum buildings. While the COVID pandemic majorly impacted downtown, the infrastructure is in place and ready for the next phase of revitalization.

Project Details

In 2005, the City was one of 11 communities nationwide to receive a Brownfield Economic Development Initiative (BEDI) grant fund. To utilize the funds, the City needed to borrow HUD Section 108 funds, which used the City's annual CDBG entitlement as part of the security for the loan. In July 2006, HUD selected the City's Section 108 application to create a \$9,895,000 loan pool, together with BEDI grant funds, for redevelopment projects in the Downtown and Riverfront urban renewal districts. In February 2007, City Council approved an ordinance authorizing the use of the Section 108 loan as a financing tool. The ordinance established the City's ability to borrow for Section 108 projects with individual projects to be approved by City Council resolution.

At Council's direction, the City focused use of the Section 108/BEDI funds on the Beam project at the heart of downtown. The City signed an agreement with Beam to transform the important intersection of Willamette and Broadway into a vital area with restaurants, retailers, and office space. The Section 108/BEDI funds were used in two stages: #1 for acquisition of the properties and #2 for a construction loan for rehabilitation of the Broadway Commerce Center.

Individual Project #1: City Council authorized the Urban Renewal Agency (Agency) acting on behalf of the City of Eugene to utilize a combination of federal and local funds for acquisition of properties at Willamette and Broadway (former Centre Court building, adjacent vacant lot, and Washburne Building). The City received approval from the HUD field office in August 2007 to acquire up to five downtown properties along West Broadway as the first individual Section

108 project. Due to unanticipated changes in development financing and the plan for the West Broadway redevelopment area, the City revised the project application in March 2008 and received field office approval in June 2008. In July 2008, the City acquired two properties with \$2.5 million in Section 108 loan funds and \$685,000 in BEDI grant funds. Beam purchased the properties from the City with financing provided by the City. The national objective for individual project #1 was the elimination of slums and blight, which the renovated building achieved.

Individual Project #2: Starting with the request for proposals process in 2006, the Mayor and City Council recognized the importance of this project to the revitalization of downtown and continually worked to utilize federal funds and leverage City and Urban Renewal Agency resources. Several months after Beam purchased the properties and prior to securing construction financing, the economy entered an historic recession, making conventional lending and new market tax credits no longer possible. Around this same time, the State Historic Preservation Office determined that the building did not have enough original historic features to qualify for the 20% tax credit. Nonetheless, Beam, the City, and HUD persevered and crafted the project and construction financing to minimize risk, maximize Beam's unique ability to renovate historic buildings, and align with federal regulations.

Individual project #2 was the construction loan the Agency made to Beam for rehabilitation of the former Centre Courte building into the Broadway Commerce Center. The City received field office approval in February 2010 and finalized the agreement with Beam in June 2010. The financing consisted of \$5,189,000 Section 108, \$1,315,000 BEDI, and \$246,870 in Energy Efficiency Conservation Block Grant, with the remainder from private investment. During FY11/12, the Agency (again acting on behalf of the City of Eugene) drew down the remaining Section 108/BEDI funds. Construction was completed in 2012.

Ultimately, documentation for 135 permanent jobs was collected for the completed building, and 100% of the created jobs were made available to low-moderate income individuals.

Other Materials

Video: [Restoring the Heart of Eugene](#)

Beam Development's website with more information:

<https://www.beamdevelopment.com/broadway-commerce-center>

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Public Forum

Meeting Date: May 8, 2023
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 4
Staff Contact: Sara McKinney
Contact Telephone Number: 541-682-5042

ISSUE STATEMENT

This item allows members of the public the opportunity to express opinions and provide information to the council. Testimony presented during the Public Forum should be on city-related issues and should not address items which have already been heard by a Hearings Official, items on the present agenda as a public hearing item, or items related to a quasi-judicial matter after the official record has been closed.

BACKGROUND

Per City Council's operating agreement pilots initially approved by Council in January 2020, speakers at the Public Forum will be limited to two and a half minutes and the Public Forum will be limited to 90 minutes total. Speakers will be randomized, and no persons will be allowed to submit a "Request to Speak" form 30 minutes prior to the start of the meeting. Persons wishing to speak must sign up to do so not later than 5 minutes after the meeting has been opened by the Mayor or presiding officer.

At the end of the Public Forum each member of the Council has the opportunity to respond to comments made during the Public Forum. The time allocated to each member of the Council for such responses shall be up to three minutes.

FOR MORE INFORMATION

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