

REGIONAL UTILITIES WATER AND SEWER IMPACT FEES AND DEPOSITS

Upon the completion of each fiscal year, Regional Utilities meets with an outside consultant to review and report on the cost of maintaining the existing water and sewer utility system, as well as the cost of keeping pace with the projected growth of the community. The per-capita utility cost associated with keeping pace with the projected growth of the community is commonly referred to as the “Impact Fee.”

Impact Fees, as a rule, pay for projects related to the modernization and expansion of water treatment, storage and distribution and the wastewater collection, treatment plants and disposal systems.

Water and sewer Impact Fees and deposits are calculated in accordance with the most current version of Regional Utilities “Rate Schedule”. The current Rate Schedule can be found on Regional Utilities web site at www.regionalutilities.net or at our main office located at 4432 East US Highway 98, in Santa Rosa Beach.

All water and sewer Impact Fees are calculated using a utility demand variable referred to as the Equivalent Residential Unit (ERU). In accordance with the Florida Department of Environmental Protection, one ERU equals 350 (three hundred and fifty) gallons per day.

For the purpose of calculating and imposing the water and sewer Impact Fee, the “ERU Factor” for any particular connection shall be calculated using plan drawings provided to Regional Utilities Engineering Department and imposed in the manner provided as follows:

RESIDENTIAL PROJECTS

ESTABLISHMENT	Note	Unit	ERU Factor
Single Family Residence	7, 8	Per Unit	1.000
Duplex, 1 Bedroom	6, 7	Per Unit	0.714
Duplex, 2 or more Bedrooms	7	Per Unit	1.000
Mobile Home, 1 Bedroom	6, 7	Per Unit	0.714
Mobile Home, 2 or more Bedrooms	5, 7	Per Unit	1.000
Multi family, Efficiency < 300 SF	6, 7	Per Unit	0.286
Multi family, 1 Bedroom Units	6, 7	Per Unit	0.714
Multi family, 2 or more Bedroom Units	7	Per Unit	1.000

NON-RESIDENTIAL PROJECTS

ESTABLISHMENT	Note	Unit	ERU Factor
Animal Kennels	7	Per Kennel Run	0.114
Auditorium	7	Per Seat	0.012
Automotive Repair		Per Repair Bay	0.286
Bar / Cocktail Lounge / Coffee Shop	7	Per Seat	0.040
Bank	7	Per 1,000 SF	0.114
Barber / Beauty Shop		Per 1,000 SF	1.000
Bath House		Per Unit	1.000
Bowling Alley		Per Lane	0.142
Car Wash		Per Wash Bay	4.000
Church	2, 7	Per Seat	0.012
Convenience Store		Per 1,000 SF	0.371
Dentist Office		Per Dentist	0.857
Doctors Office (includes animal practice)		Per Physician	0.857
Drug Store		Per 1,000 SF	0.371

Dry Goods Store		Per 1,000 SF	0.143
Extended Care Facility		Per Unit	0.500
Fitness Center		Per 1,000 SF	0.886
Hospital		Per Bed	0.571
Hotel / Motel Suite, 1 Bedroom	1, 6, 7	Per Unit	0.714
Hotel / Motel Suite, 2 Bedrooms	1, 6, 7	Per Unit	1.000
Hotel / Motel Suite, 3 or more Bedrooms	1, 6, 7	Per Unit	1.000
Industrial Building	2	Per Employee	0.100
Laundry		Per 1,000 SF	0.857
Laundry, Self Service		Per Machine	2.143
Medical Office Building		Per 1,000 SF	1.771
Meeting & Banquet Room	7	Per Seat	0.023
Nursing Home		Per Bed	0.571
Office Building	3, 6, 7	Per 1,000 SF	0.257
Restaurant / Cafeteria	7	Per Seat	0.063
Restaurant, 24 hour	7	Per Seat	0.126
Restaurant, Fast Food (baskets / paper plates)	7	Per Seat	0.040
Restroom / Changing Room / Beach Access	7	Per Unit	1.000
Retail Space	7	Per 1,000 SF	0.143
School, Elementary & Nursery		Per 1,000 SF	0.657
School, Middle & High (showers & cafeteria)		Per Student	0.051
Self Service Gas Station		Per Toilet Room	1.000
Service Station		Per Service Bay	1.000
Service Station		Per Wash Bay	4.000
Shopping Center		Per 1,000 SF	0.514
Swimming Pool	7	Per Unit	0.214
Supermarket		Per 1,000 SF	0.571
Theater	7	Per Seat	0.010
Trailer Park (overnight)	6, 7	Per Space	0.214
Warehouse Space	4	Per 1,000 SF	0.086

NOTES

- 1) Hotels and Motels: add food service, meeting & banquet rooms and self service laundries.
- 2) Add food service: does not include industrial waste flows which are calculated on a Fixture Value Worksheet (FVW) basis.
- 3) Office Buildings: add food service and retail space.
- 4) Warehouses: add office space, food service and retail space.
- 5) Add Fixture Value Worksheet (FVW).
- 6) Assumes building is served by a single meter "Master Meter." Otherwise, see "Note 7" below.
- 7) Regional Utilities requires a minimum of 1.000 ERU per meter.
- 8) Regional Utilities Fixture Value Worksheet (FVW) shall always take precedence on Single Family Residential projects.
- 9) All Commercial/Industrial ERU calculation results containing remainders greater than or equal to 0.200 shall be rounded up to the nearest whole number.
- 10) All Commercial/Industrial applications require a Reduced Pressure Zone (RPZ) Backflow Preventer, the size of which shall be specified by the applicant.

THIS TABLE IS FOR ESTIMATING PURPOSES ONLY.
ALL ESTIMATES ARE SUBJECT TO CHANGE PRIOR TO FINAL APPROVAL.