

Deltawood Phace II Local Improvement District Deltawood Phace III Local Improvement District Final Assessment Hearing

DELTAWOOD PHASE I LID for Water Main Improvements

DELTAWOOD PHASE II LID for Sanitary Sewer Improvements

Local Improvement District Final Assessment Hearing

Portland Water Bureau
Bureau of Environmental Services



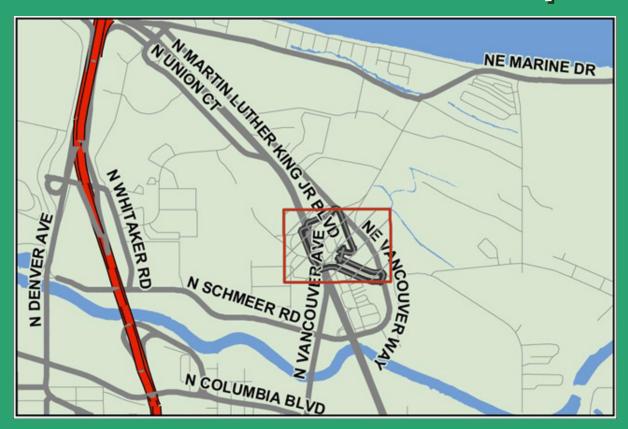
October 10, 2012





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Area Overview Map



Neighborhood Affiliation

- Unclaimed in 2009
- Now Part of East Columbia Neighborhood Association



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Local Improvement District Map (Both LIDs)



Deltawood Homeowners' Association

- Received 2011 "Building a Better Community" Award
- Awarded by Oregon Chapter, Community Associations Institute



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Deltawood Timeline & Project Objectives

Timeline

- 41 Developed Lots; All Homes Built in 1941
- 1 Vacant Lot
- Annexed to City of Portland in 1971
- LIDs Requested in 2008 and Approved by Council in 2009

Objective of the LIDs

- Get property owners on individual utility billings
- ... Offer low income discounts for qualifying property owners
- Stop water leaks and reduce excessively high ongoing bills
- Stop sewage leaks
- Eliminate repairs to private utilities

Utility Billing Balance

- \$107K as of October 2008
- \$61K as of August 2012 (Includes \$44K credit in 2008)



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Deltawood Comparison: 2009 vs. 2012

	2009	2012	Diff.
LID Cost Average	\$18,991	\$16,410	\$2,581
Per Property			
Per Mo. (20 yrs.)	\$152	\$120	\$32
LID Deferral	No	Yes	
Example of Daily Water Usage			
100 cubic feet = 748 gallons	0.39 ccf	0.15 ccf	0.24 ccf
Example of Utility Bill Per Month by Billing			
regular	\$141	\$60	\$81
low income	\$141	\$19	\$121