

East Multnomah County Sanitary Sewer Consortium

RECEIVED

MAR 14 1996

COMMISSIONER LINDBERG'S OFFICE

City of Gresham
Multnomah County
City of Portland

February 16, 1996

Langdon Marsh, Director
Oregon Department of Environmental Quality
811 SW 6th Avenue
Portland, Oregon 97204-1334

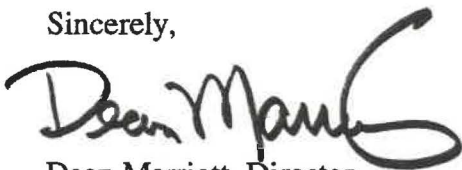
Dear Mr. Marsh:

Attached is the 1995 Annual Report for the Mid County Sewer Project. This report provides a summary on the progress of the project and compliance with the EQC Cesspool Removal Curve. As in previous years, this report has been prepared jointly by the Cities of Portland and Gresham.

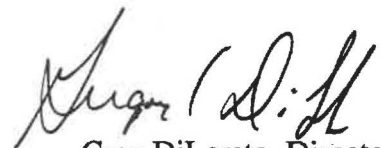
As detailed in the report, cesspool removals in both Portland and Gresham continue to exceed the annual amount required to remain in compliance with the Removal Curve. Project design and construction activities are proceeding as scheduled, and connections are anticipated to proceed at a steady pace through the project's completion.

Please call Linda Dartsch, Portland Mid County Sewer Program Manager at 823-7062, or Garry Ott, Gresham Mid County Program Manager at 669-2438 if you have any questions or concerns about this report.

Sincerely,



Dean Marriott, Director
Portland Bureau of Environmental Services



Greg DiLoreto, Director
Gresham Department of Environmental Services

attachment

c: Sewer Consortium Representatives
Willie Orlandria, EPA, Oregon
Portland Citizens Sewer Advisory Board
Gresham Citizens Sewer Advisory Board

**MID COUNTY SEWER PROJECT
ANNUAL CESSPOOL REMOVAL REPORT
1995**

Introduction

This report, prepared jointly by the cities of Portland and Gresham, details the annual cesspool removals for the Mid County Sewer Project for calendar year 1995. In addition, it contains a recap of the cesspool removals for prior years, since annual reporting to the Department of Environmental Quality began in January 1990. The information contained in this report is used to evaluate compliance with the Environmental Quality Commission (EQC) Cesspool Removal Curve included by reference in the EQC Order issued in April 1986¹. The Order requires that cesspool removals remain within compliance with the rate established by the Curve.

A detailed interpretation of the curve and the methodology for measuring cesspool removals by Equivalent Dwelling Unit (EDU) were both adopted in 1990. The interpretation determined the starting and ending dates of the curve to be January 1, 1988 and December 31, 2005, respectively. Given the various types of development and uses of properties in the project area, EDU's (which associate property use with volume of water usage/discharge) were determined to be the most accurate method for measuring the amount of wastewater discharged by each property. Using this methodology, and distributing removals equally among the years in the project, the number of removals required annually to remain in compliance with the EQC curve is 3,423 for Portland and 348 for Gresham.

1995 Cesspool Equivalent Dwelling Unit Removals

The combined Portland/Gresham cesspool EDU removals total 6,295 for calendar year 1995. This number takes into account all new cesspools permitted in the Mid County area during 1995, thus providing a "net" reduction in Mid County cesspools. Based upon the methodology described above, both jurisdictions remain well within the numbers required to remain in compliance with the curve.. A more detailed accounting of the cesspool removals as well as a recap of prior years is included on the attached table.

Portland's annual number of cesspool removals is continuing on an upward trend, reflecting the impact of the acceleration of construction that began in 1992. This trend is anticipated to continue for the next few years as record numbers of properties become available to the sewer. Though many property owners continue to postpone connection until the end of the one-year period, presumably to postpone the onset of monthly sewer user fees, the delinquency rate remains low at an average

¹The 1986 EQC Order directs the Cities of Portland and Gresham to construct sanitary sewers in Mid Multnomah County and require all property owners in the "affected area" to abandon their on-site sewage disposal system and connect their property to the sewer.

of 2%. Project staff are pursuing enforcement of these connection delinquent properties.

Gresham has again exceeded the number of cesspool EDU removals required annually. Design and construction activities are proceeding according to the initial schedule. Connection activity remains steady, due, in part, to a change in the notification process and continued competitive pricing for private plumbing costs. The delinquency rate remains low, approximately 2%.

Mid County Sewer Project Status

To date, 323 miles of new sewers have been installed by Portland and 38 miles by Gresham in Mid Multnomah County. Construction is proceeding according to their respective schedules and both cities anticipate construction completion by 1998. Removal of most of the remaining cesspools is expected well ahead of the 2005 deadline established in the EQC Order.

Since the completion of Portland's financial assistance program, which resulted in prepayment commitments from over 90% of eligible single-family properties, the focus of customer issues has shifted to construction activities and private plumbing arrangements. Portland continues to offer its customers financing for the private plumbing costs associated with connecting to the sewer, a Safety Net Program, and short-term connection deferrals to assist in meeting the connection requirement, ease concerns about affordability, and preserve the stability of Portland neighborhoods.

Gresham continues to participate in State and local programs aimed at ensuring affordability for project customers. Existing programs such as the "Sewer On Site" program for private plumbing cost assistance have been enhanced and participation continues in programs such as the State Revolving Fund Program to maximize the use of available resources.

The East Multnomah County Sanitary Sewer Consortium, composed of representatives from Portland, Gresham, Multnomah County and DEQ continues to meet quarterly to review progress on the project and coordinate project policy. Both cities continue to staff advisory boards who actively monitor and review customer concerns in their respective project areas.

Summary

The Mid County Sewer Project is currently in compliance with the EQC Cesspool Removal Curve. The cities of Portland and Gresham are proceeding with sewer construction according to established schedules and continue working with project customers to ensure the connection requirement is met. Both cities anticipate construction completion by 1998 and continued compliance with the removal rate established by the EQC Curve.

ATTACHMENTS

Mid County Sewer Project Cesspool Removals
Portland Annual EDU Connection Summary Report
Portland Cumulative Summary Report
Portland EDU Removal Curve
Gresham EDU Summary Report
Gresham EDU Removal Curve
EQC Removal Curve
Cesspool Installation and Abandonment Report

**MID COUNTY SEWER PROJECT
1995 CESSPOOL EDU REMOVAL
SUMMARY**

	PORTLAND	GRESHAM	PORTLAND/GRESHAM
Cesspool EDU Removed 1995	5,596	834	6,430
New Cesspool EDU 1995	127	8	135
Net EDU Removed	5,469	826	6,295
Required per EQC Curve/year	3,423	348	3,771
1995 Surplus/Deficit	2,046	478	2,524
Prior Balance (through 1994)	2,339	2,036	4,375
Current Total Balance	4,385	2,514	6,899
Percent of Cesspool EDU's Removed to Date	52%	85%	55%

RECAP OF PRIOR YEARS (THROUGH 1994)

	PORTLAND	GRESHAM	PORTLAND/GRESHAM
Cesspool EDU 1/1/85	61,621	6,255	67,876
Cesspool EDU Removed	27,893	4,559	32,452
New Cesspool EDU	1,593	87	1,680
Net EDU Removed	26,300	4,472	30,772
Required Removals per EQC Curve	23,961	2,436	26,397
Balance through 1994	2,339	2,036	4,375

24-JAN-96 14:14:47

MID-COUNTY SEWER PROJECT
CONNECTION SUMMARY REPORT

For Period 01/01/95 to 12/31/95

Property Use	Default Edu	Properties Connected	Total-EDUs Connected
=====	=====	=====	=====
B Dwelling (Single)	1.0	3850	3854.9
C Dwelling (Multiple)	3.7	208	1029.3
G Industrial	1.5	3	3.0
H Motel	9.7	5	99.7
J Restaurant	9.4	10	44.6
K Stores	2.1	50	185.2
L Offices	2.0	18	39.1
M Warehouse	1.1	10	10.7
N Service Station	1.1	4	4.1
O Garage	2.8	3	3.0
P Medical	1.7	2	3.1
R Multiple Bldgs	2.9	12	73.8
T Nursing Home	32.0	2	56.0
U Miscellaneous	19.9	27	97.9
V Multiple Use	4.0	8	14.6
X Miscellaneous Use (X)	1.0	7	2.0
Q Miscellaneous Use (Q)	0.0	40	70.8
Z Miscellaneous Use (Z)	0.0	4	4.0
=====	=====	=====	=====
Totals		4263	5595.9

MID-COUNTY SEWER PROJECT SUMMARY REPORT

24-JAN-96 14:13:53

Report # 3

Report for all of SCDB

	Default Edu	Limited * Availability	Not Available	Available but NOT complied	Available and Complied	Total					
	Prop	Edu	Prop	Edu	Prop	Edu					
Dwelling (Single)	1.0	82	82.0	13646	13649.4	5167	5178.0	24637	24743.0	43532	43652.4
Dwelling (Multiple)	3.7	5	28.8	659	2436.9	257	871.4	2084	8092.2	3005	11429.3
Industrial	1.5	0	0.0	11	18.9	2	2.5	21	39.0	34	60.4
Motel	9.7	0	0.0	5	47.1	0	0.0	31	429.4	36	476.5
Hotel	16.2	0	0.0	1	2.0	0	0.0	1	39.0	2	41.0
Restaurant	9.4	2	10.7	28	131.4	16	214.6	142	1300.4	188	1657.1
Stores	2.1	9	9.0	100	215.9	48	107.8	411	1209.5	568	1542.2
Offices	2.0	5	4.8	38	83.6	37	112.2	247	463.9	327	664.5
Warehouse	1.1	2	2.2	34	48.8	10	22.3	88	110.3	134	183.6
Service Station	1.1	1	1.0	11	13.7	9	9.2	63	83.5	84	107.4
Garage	2.8	0	0.0	29	39.6	15	23.4	96	229.3	140	292.3
Medical	1.7	0	0.0	10	14.2	9	12.9	62	95.8	81	123.0
Multiple Bldgs	2.9	2	2.8	53	113.3	11	53.9	90	380.2	156	550.1
Nursing Home	32.0	0	0.0	3	28.5	8	191.0	17	487.1	28	706.6
Miscellaneous	19.9	4	39.6	114	1399.1	42	476.1	279	3484.7	439	5399.6
Multiple Use	4.0	0	0.0	33	206.8	9	21.9	101	447.9	143	676.6
Miscellaneous Use (X)	1.0	4	3.0	169	139.0	431	298.6	36	26.0	640	466.6
Miscellaneous Use (Q)	0.0	0	0.0	54	102.2	31	56.0	95	172.0	180	330.2
Miscellaneous Use (Z)	0.0	0	0.0	5	4.0	2	2.0	23	23.2	30	29.2
Miscellaneous Use ()	0.0	0	0.0	21	0.0	31	1.0	2	0.0	54	1.0
Miscellaneous Use (*)	0.0	0	0.0	0	0.0	0	0.0	5	44.0	5	44.0
Miscellaneous Use (Y)	0.0	0	0.0	1	0.0	5	0.0	7	58.3	13	58.3
Developed Property Totals		116	183.9	15025	18694.4	6140	7654.8	28538	41958.7	49819	68491.8

Vacant Land Property Totals

11

1270

2478

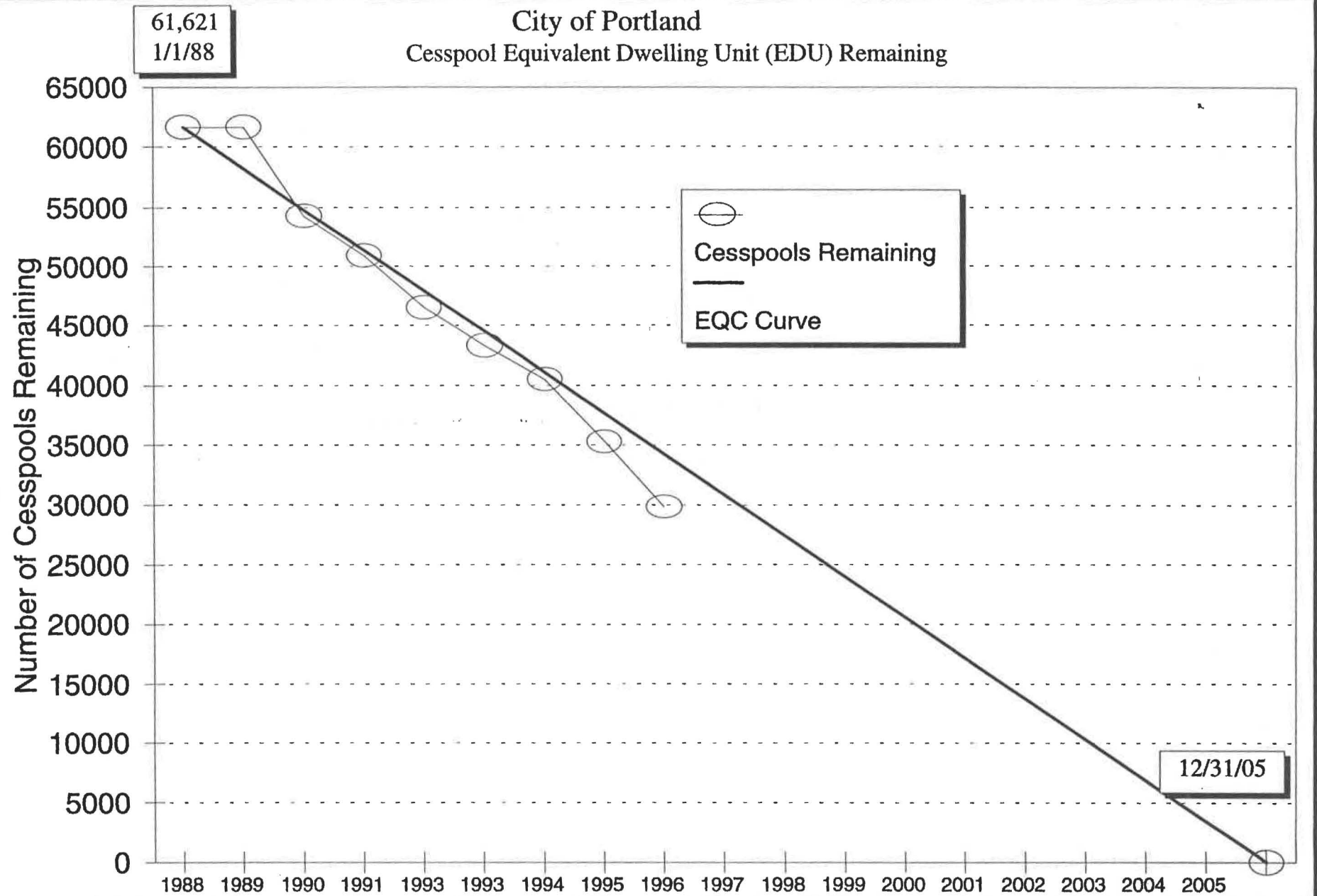
299

4058

Total All Properties

53877

* Properties not connected with availability on emergency basis.



Cesspools Removed per Year *	0	7341	3401	4347	3210	2807	5195	5469											
Cumulative Removals	0	7341	10742	15089	18299	21106	26301	31770											
EQC Scheduled Removal	3423	3423	3423	3423	3423	3423	3423	3423											
EQC Cumulative Required	3423	6847	10270	13694	17117	20540	23963	27386											

* includes addition of new cesspool EDU's.

CITY OF GRESHAM

Summary by Project of Properties Connected to Sanitary Sewer which
o Are Inside the DEQ Mandated area, and
o Were connected between 01-JAN-95 and 31-DEC-95

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3023	:	3
Total DU's Connected in Project 3023	:	106.7

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3044	:	6
Total DU's Connected in Project 3044	:	53.6

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3047 A	:	2
Total DU's Connected in Project 3047 A	:	2.0

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3047 B	:	11
Total DU's Connected in Project 3047 B	:	13.0

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3047 C	:	3
Total DU's Connected in Project 3047 C	:	8.9

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3048 A	:	4
Total DU's Connected in Project 3048 A	:	4.0

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3048 B	:	4
Total DU's Connected in Project 3048 B	:	4.0

=====

CITY OF GRESHAM

Summary by Project of Properties Connected to Sanitary Sewer which
o Are Inside the DEQ Mandated area, and
o Were connected between 01-JAN-95 and 31-DEC-95

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3048	C	:	5
Total DU's Connected in Project 3048	C	:	5.0

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3048	D	:	4
Total DU's Connected in Project 3048	D	:	4.0

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3049	A	:	189
Total DU's Connected in Project 3049	A	:	221.5

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3049	B	:	195
Total DU's Connected in Project 3049	B	:	195.0

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3050	A	:	1
Total DU's Connected in Project 3050	A	:	1.0

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3050	B	:	2
Total DU's Connected in Project 3050	B	:	2.0

=====

=====
During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3053		:	1
Total DU's Connected in Project 3053		:	1.0

=====

CITY OF GRESHAM

Summary by Project of Properties Connected to Sanitary Sewer which

- o Are Inside the DEQ Mandated area, and
- o Were connected between 01-JAN-95 and 31-DEC-95

=====

During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3056	:	2
Total DU's Connected in Project 3056	:	6.0

=====

=====

During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3063	:	1
Total DU's Connected in Project 3063	:	1.0

=====

=====

During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3076 A	:	34
Total DU's Connected in Project 3076 A	:	34.0

=====

=====

During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3076 B	:	45
Total DU's Connected in Project 3076 B	:	45.0

=====

=====

During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project 3076 C	:	41
Total DU's Connected in Project 3076 C	:	49.0

=====

=====

During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project MAN-1	:	1
Total DU's Connected in Project MAN-1	:	9.8

=====

=====

During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project MAN-4	:	4
Total DU's Connected in Project MAN-4	:	46.8

=====

CITY OF GRESHAM

Summary by Project of Properties Connected to Sanitary Sewer which

- o Are Inside the DEQ Mandated area, and
- o Were connected between 01-JAN-95 and 31-DEC-95

=====

During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project MAN-5	:	1
Total DU's Connected in Project MAN-5	:	3.0

=====

=====

During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project MAN-7	:	3
Total DU's Connected in Project MAN-7	:	12.4

=====

=====

During the period between 01-JAN-95 and 31-DEC-95 -

Total Properties Connected in Project VOL	:	5
Total DU's Connected in Project VOL	:	5.0

=====

=====

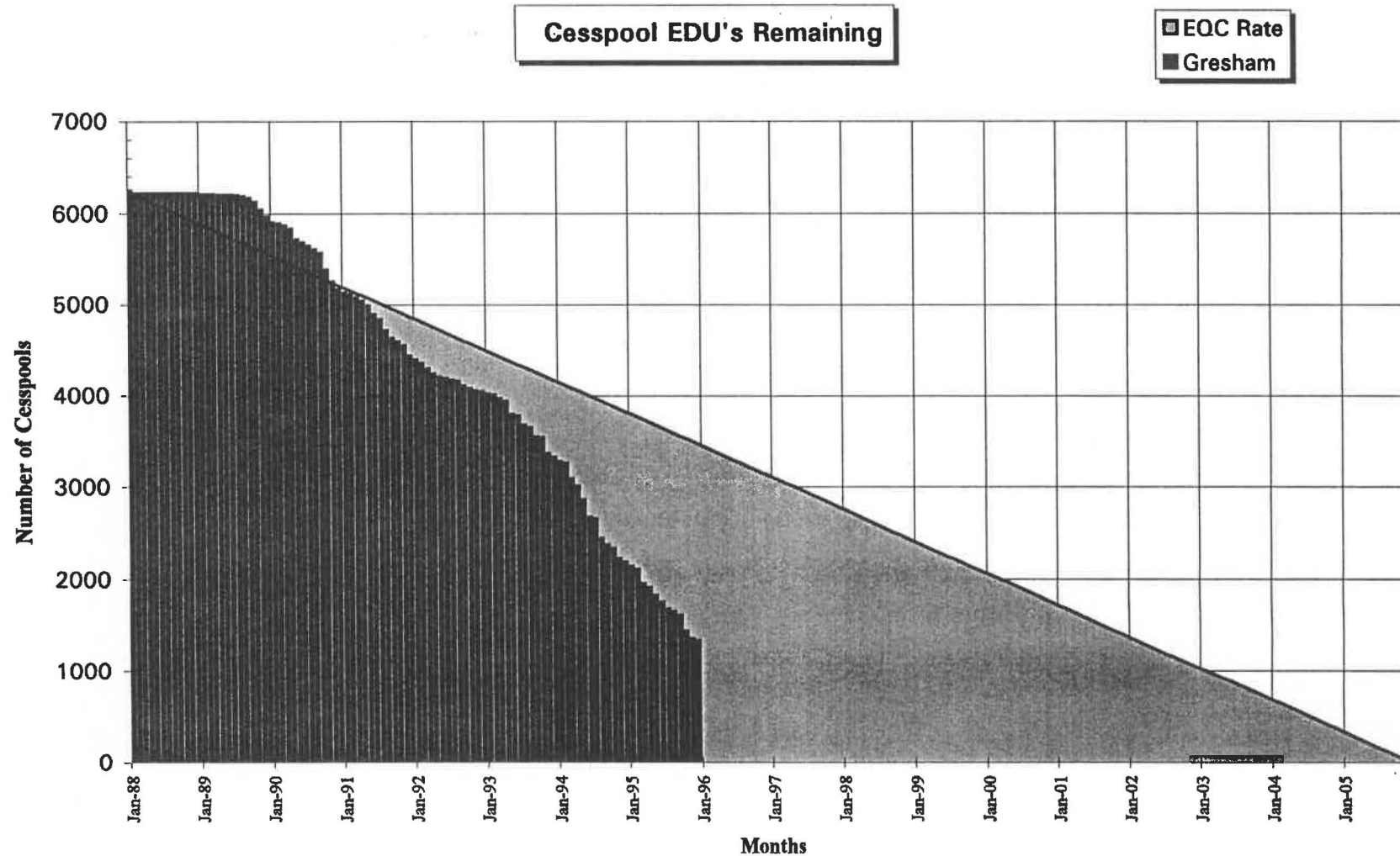
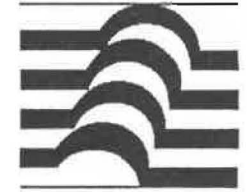
During the period between 01-JAN-95 and 31-DEC-95 -

GRAND TOTAL Properties Connected	:	567
GRAND TOTAL DU's Connected	:	833.7

=====



City of Gresham
Department of Environmental Services
Sanitary Sewer & Wastewater Treatment Plant Division
Mid-County Sewer Program



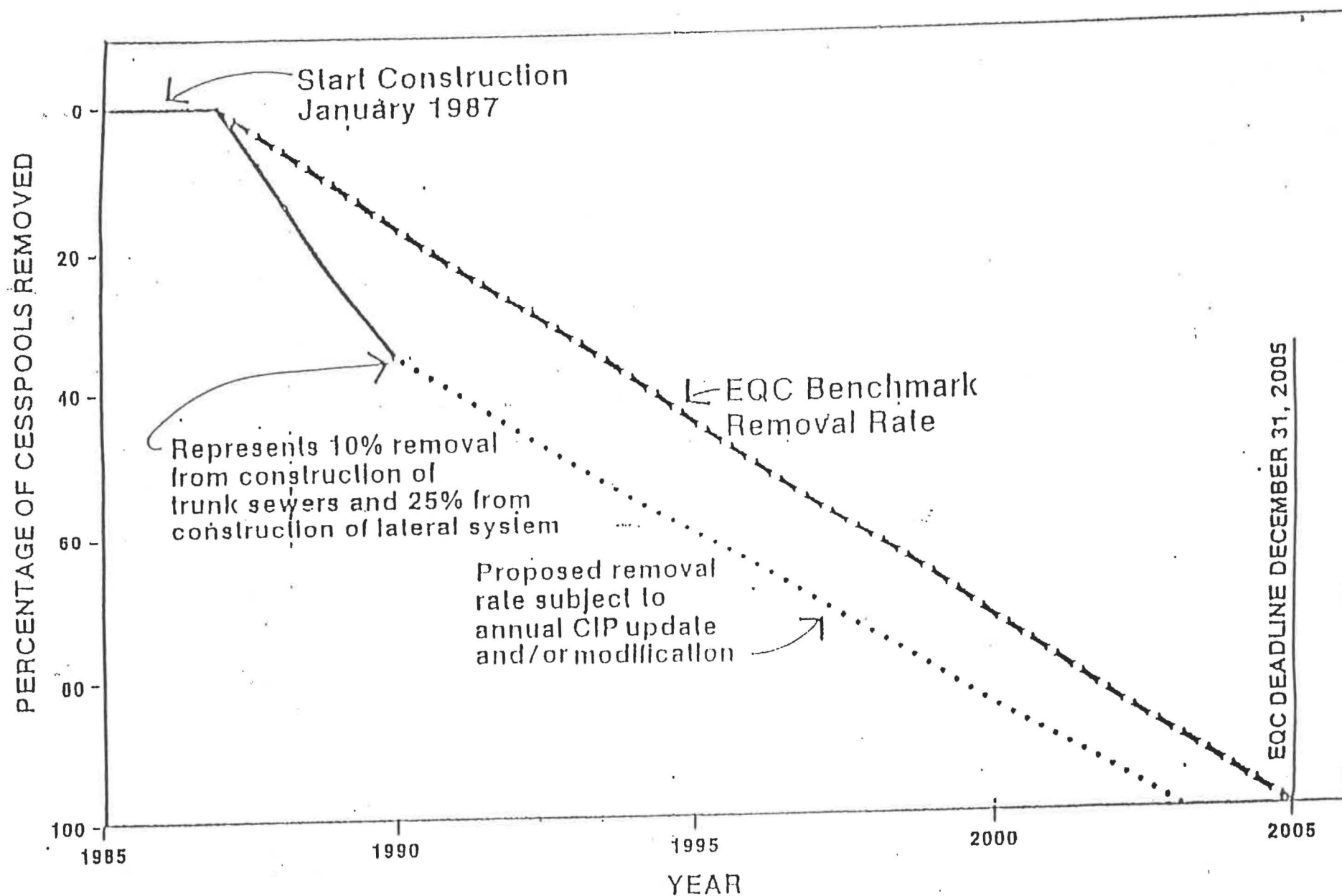


FIGURE 4-1
CESSPOOL REMOVAL CURVE

CESSPOOL INSTALLATION AND ABANDONMENT REPORT
1995

ACTIVITY	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	TOTAL
PORTLAND BASIN													
New Cesspool Permits	16	1	14	3	8	20	8	5	2	3	5	6	91
Repair & Replacement	4	5	7	2	6	3	6	2	6	3	4	5	53
Sewer Conn Abandonment	334	374	491	445	535	445	445	660	701	606	396	174	5606
Demolition Abandonment	4	15	2	7	7	6	4	7	3	5	2	13	75
GRESHAM BASIN													
New Cesspool Permits	0	0	0	1	0	4	0	1	0	0	0	0	6
Repair & Replacement	0	1	0	0	1	0	0	0	0	0	0	0	2
Sewer Conn Abandonment	44	41	157	42	91	69	70	31	40	167	81	26	859
Demolition Abandonment	0	0	0	1	0	0	0	0	0	0	1	0	2
TOTALS-TO-DATE													
NEW CESSPOOLS	16	1	14	4	8	24	8	6	2	3	5	6	
REPAIR & REPLACE	4	6	7	2	7	3	6	2	6	3	4	5	
SEWER CONN ABANDON	378	415	648	487	626	514	515	691	741	773	477	200	
DEMOLITION ABANDON	4	15	2	8	7	6	4	7	3	5	3	13	

cp1995.wk1



CITY OF
PORTLAND, OREGON
OFFICE OF PUBLIC UTILITIES

Mike Lindberg, Commissioner
1220 S.W. Fifth Avenue
Portland, Oregon 97204
(503) 823-4145
FAX: (503) 823-3017

July 29, 1996

Robert C. Lewis
950 Lloyd Center #59
Portland, OR 97232

Dear Mr. Lewis:

I have now had an opportunity to review your case and I must support the previous decision given to you by the Bureau of Environmental Services. I know that this will be disappointing to you.

Government is so often criticized for "giving favors" to those who know the system or who are the "squeaky wheel". The only way to combat this image is to assure that policies and regulations are applied uniformly for all. I hope you can understand this position.

Thank you for taking the time to write and make your request.

Sincerely,


MIKE LINDBERG
Commissioner
Office of Public Utilities

LTID

Robert C. Lewis
950 Lloyd Center #59
Portland Oregon 97232
503-230-7444
FAX 503-282-4588

RECEIVED

JUN 27 1996

COMMISSIONER LINDBERG'S OFFICE

June 25, 1996

Commissioner Mike Lindberg
1220 SW 5th Ave.
Room 414
Portland, Oregon 97204

Dear Commissioner Lindberg,

In complying with the Mid County Sewer Project I offered the Director of Environmental Services an option which would be better for both the Project and would make more sense to me. Under that offer I would pay exactly the same total amount but the Project would receive \$765 more than otherwise and my sewer line would run 50 feet east rather than 200 feet south (see attached).

As explained in the attached letter from Susan Keil your employees don't appear to have the authority to accommodate any deviation from the "city code and written policies" even if everyone is made better off.

Isn't there some mechanism for handling exceptions that are mutually beneficial?

Sincerely,

Robert C. Lewis



CITY OF PORTLAND ENVIRONMENTAL SERVICES



1120 SW Fifth Avenue, Room 400, Portland, Oregon 97204-1972

(503) 823-7769, FAX (503) 823-6995

Dean Marriott, Director

June 18, 1996

Robert C. Lewis
950 Lloyd Center #59
Portland, Oregon 97232

Re: 17021 SE Stephens

Dear Mr. Lewis:

I have reviewed your letter of June 13 asking the City to consider a third option for calculating the sewer charges for your property. I understand that the option you propose seems to make sense for both you and the Mid County Sewer Project. However, the calculations of line charges are based on city code and written policies and, as good as that deal may sound, we do not have the legal option of "making a deal".

There are more than 53,000 properties in the Mid County Sewer Project and we are obligated to make sure that our methods of calculating charges are clear and equitable to the group as a whole. We cannot meet that obligation if we negotiate with each individual property owner to tailor the method of calculation that best meets their needs.

Unfortunately, we are limited to offering you only option's 1 and 2. Please contact the customer service staff at the Mid County Sewer Project to let them know which option you choose.

Sincerely,

Susan Keil
Business Operations Manager

cc: Commissioner Lindberg
Dean C. Marriott, Director
Bonnie Morris, BES

**Robert C. Lewis
950 Lloyd Center #59
Portland Oregon 97232
503-230-7444
FAX 503-282-4588**

June 13, 1996

**Dean Marriott
Bureau of Environmental Services
City of Portland
1120 SW Fifth
Room 400
Portland Oregon 97204**

Dear Mr. Marriott

I own a house at 17021 SE Stephens which is soon to be hooked up to the sewer. I have been told I have two options.

Option 1:

I could hook up to Tract A 50 feet east of my house but if I do I will be charged an additional \$1875 over the \$2340 I have already paid. The contractor would charge \$735 to hook me up for a total cost to me of \$4950.

Option 2:

I could hook up on SE Stephens street which is about 200 feet from my house. My contractor, John Winter, would charge me \$1500 to share the 200 feet trench with 17019 SE Stephens and hook me up bringing my total cost to \$3840.

Option 2 is \$1110 cheaper making my decision easy.

But there is another option that is better for both the sewer project and me:

If the sewer project lowers the fee for hooking up to Tract A to \$765 then I would hook up at Tract A and the sewer project would receive \$765 toward the costs of the of providing Tract A which it would not otherwise realize and for exactly the same total cost I would get a shorter more reliable sewer line. Frankly I would rather my money go to offset the cost of the sewer project rather than to pay a contractor to dig holes in the ground.

Can we be creative where we all benefit? I am told that I need to reply to the sewer project by July 1.

Sincerely,

Robert C. Lewis