

**THIS IS A DRAFT AND WILL BE REPLACED BY THE FINAL, SIGNED
ORDINANCE OR RESOLUTION ADOPTED BY CITY COUNCIL.**

AN ORDINANCE

**AUTHORIZING THE WAIVER OF IMPACT FEES RELATED TO SAWS
PROVISION OF WATER SERVICE TO JOINT BASE SAN ANTONIO.**

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WHEREAS, on October 6, 2015, the San Antonio Water System (SAWS), Board of Trustees approved a resolution in support of a plan to partner with various entities for the development of interconnections for water services to Joint Base San Antonio (JBSA); and

WHEREAS, JBSA manages the support functions of Camp Bullis, Fort Sam Houston, Randolph AFB, Lackland AFB, Medina Base which is also known as the Lackland Training Annex, and Security Hill known as Lackland East; and

WHEREAS, the various bases currently utilize their own pumps and wells to meet their water supply needs, and through use of these sole water supply sources these bases in San Antonio may face acute water challenges during times of drought; and

WHEREAS, the bases have some aging and unreliable water infrastructure as well as a lack of redundancy that is creating an atmosphere of uncertain water resources. These issues have led to, and will continue feeding into, the perceptions of inadequate water availability for these bases. These perceptions may create a vulnerability to future rounds of Base Realignment and Closure (BRAC), and also may hinder San Antonio from attracting new military missions through the BRAC process which can bring new jobs and economic development; and

WHEREAS, SAWS, the City of San Antonio, and JBSA have been working with other partners over the past year to develop a comprehensive approach to bringing adequate infrastructure and water supplies to the bases and have developed solutions that can be executed quickly; and

WHEREAS, SAWS is proposing to build infrastructure to provide adequate and reliable water supplies to Camp Bullis, Fort Sam Houston, Lackland AFB, Medina, and to Security Hill in support of their current and future missions; and

WHEREAS, five identified projects are estimated to provide water services to the bases with a maximum additional water use of 4,598 acre-feet. This represents 100% redundancy support and the ability of supplying more water when needed. This amount of water is planned to be made available in a future SAWS Water Management Plan. The total cost for all five projects is estimated to be \$10.2 million in infrastructure costs, and \$5.6 million in impact fees for a total cost of \$15.8 million; and

Base	Estimated Acre-Feet Per Year	Projected Impact Fees	Infrastructure Estimated Cost	Total Est. Cost for Potable Service
Camp Bullis	107	\$ 620,597	\$ 1,200,000	\$ 1,820,597
Ft. Sam Houston	2,414	\$ 2,482,385	\$ 1,200,000	\$ 3,682,385
Lackland	1,835	\$ 1,861,789	\$ 870,000	\$ 2,731,789
Medina	242	\$ 620,597	\$ 300,000	\$ 920,597
Securty Hill	-	\$ -	\$ 6,600,000	\$ 6,600,000
Total	4,598	\$ 5,585,368	\$ 10,170,000	\$ 15,755,368

WHEREAS, an impact fee is a fee that is imposed by a local government on a new development to pay for all or a portion of the costs of providing services to the new development, in which case, the impact fees are required through City Ordinance to pay for these new service connections and the City Council has the authority to waive impact fees that SAWS collects; and

WHEREAS, the interconnections to SAWS water services would require impact fees of \$5.6 million and the proposed Ordinance would waive these impact fees for JBSA; **NOW THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The City Council approves a SAWS Impact Fee Waiver of Impact Fees in the amount of \$5,585.368 related to SAWS provision of water service to Joint Base San Antonio.

SECTION 2. City Council approves an exception to the SAWS Impact Fee Waiver Guidelines for the Joint Base San Antonio approved in Section 1.

SECTION 3. This Ordinance shall be effective immediately upon passage by eight or more affirmative votes; otherwise, it shall be effective on the tenth day after passage.

PASSED AND APPROVED this _____ day of _____, 2015.

M A Y O R
Ivy R. Taylor

ATTEST:

APPROVED AS TO FORM:

Leticia M. Vacek, City Clerk

Martha G. Sepeda, Acting City Attorney