

CITY OF SELAH

**Crusher Canyon Sanitary Sewer Assessment Connection Fee Area
Assessment per ERUs**

HLA Project No. 22006

5/17/2023

PRELIMINARY

No.	Parcel	Address	Owner	Proposed Future Zoning	Total Parcel Area (Acres)	Adjusted Area (Acres)	Area Assessed (Acres)	Projected Dwellings	Project Flow (MGD)	Assessment
1	18130313413	2101 Crusher Canyon Rd	Tracy C Stewart	One-Family Residential (R-1)	1.00	1.00	0.80	1	0.0003	\$ 1,518.04
2	18130313416	51 Mapleway Rd	Jose M Prado Jr & Linda A Prado	One-Family Residential (R-1)	1.99	1.99	1.59	2	0.0006	\$ 3,036.09
3	18130313417	81 Mapleway Rd	James & Donna Garner	One-Family Residential (R-1)	4.15	4.15	3.32	6	0.0018	\$ 9,108.26
4	18130313006	1971 Crusher Canyon Rd	Vincent A Soto	One-Family Residential (R-1)	0.62	0.62	0.62	1	0.0003	\$ 1,518.04
5	18130313403	1951 Crusher Canyon Rd	Paul Harris	One-Family Residential (R-1)	2.00	2.00	1.60	2	0.0006	\$ 3,036.09
6	18130313402	40 Slade Rd	Tracie Lynn & Robert Daniel Cochran	One-Family Residential (R-1)	2.00	2.00	1.60	2	0.0006	\$ 3,036.09
7	18130342404	Lookout Pt/Crusher	Realtrust IRA Alternatives LLC	Low Density Single Fam. Residential	25.57	25.57	20.46	89	0.0267	\$ 135,105.88
8	18130342406	1876 Crusher Canyon Rd	Shannon E Tyler	Low Density Single Fam. Residential	9.67	9.67	7.74	34	0.0102	\$ 51,613.48
9	18130342401	1870 Crusher Canyon Rd	Shannon E Tyler	Low Density Single Fam. Residential	0.50	0.50	0.50	1	0.0003	\$ 1,518.04
10	18130341002	1842 Crusher Canyon Rd	McCormick Land & Development LLC	Low Density Single Fam. Residential	12.52	12.52	10.02	44	0.0132	\$ 66,793.92
11	18130314404	21 Slade Rd	Ronnie & Priscilla Raver	One-Family Residential (R-1)	0.98	0.98	0.78	2	0.0006	\$ 3,036.09
12	18130314405	53 Slade Rd	William K & Elizabeth A Remington	One-Family Residential (R-1)	2.02	2.02	1.62	2	0.0006	\$ 3,036.09
13	18130314406	1701 Crusher Canyon Rd	Paul Hesselgesser	One-Family Residential (R-1)	2.33	2.33	1.86	3	0.0009	\$ 4,554.13
14	18130314401	131 Slade Rd	Relhurt Properties LLC	One-Family Residential (R-1)	14.19	13.76	11.01	10	0.0030	\$ 15,180.44
15	18130314004	Crusher Canyon Rd	Yvonne Raye Garner Residuary Trust	One-Family Residential (R-1)	12.36	12.36	9.89	54	0.0162	\$ 81,974.35
16	18130314402	1551 Crusher Canyon Rd	Stephen D & Melissa Lee Matczak	One-Family Residential (R-1)	3.08	1.22	0.98	1	0.0003	\$ 1,518.04
17	18130223014	Crusher Canyon Rd	Stephen D & Melissa Lee Matczak	One-Family Residential (R-1)	0.86	0.00	0.00	0	0.0000	-
18	18130222003	1313 Crusher Canyon Rd	K6 Farms LLC	Low Density Single Fam. Residential	14.25	7.07	5.66	25	0.0075	\$ 37,951.09
19	18130223015	Crusher Canyon Rd	Three Corners Development	One-Family Residential (R-1)	7.28	7.28	5.82	32	0.0096	\$ 48,577.39
20	18130223011	Crusher Canyon Rd	Carolyn J Boyd	One-Family Residential (R-1)	5.21	5.21	4.17	23	0.0069	\$ 34,915.00
21	18130222004	1400 Crusher Canyon Rd	Lamona A Anderson	One-Family Residential (R-1)	0.74	0.74	0.74	1	0.0003	\$ 1,518.04
22	18130222005	41 Dottie Dr	William T & Debbie L Buxton	One-Family Residential (R-1)	2.45	2.45	1.96	3	0.0009	\$ 4,554.13
Total Area:					125.77	115.44	92.72	338	0.1014	\$ 513,098.73

Cost/ERU= \$ 1,518.04
 12" Sewer Pipe Capacity(50% full)= 990 gpm
 Projected Peak Flow= 190 gpm

Notes

% R.O.W. Developable for New Developments = ~80% of Total R.O.W. 0.80 = R.O.W. Proportion
 Low Density Single-Fam. Res. (LDSF) Minimum Lot Size = 10,000 sq. ft. (Per Selah Municipal Code 10.10.030) 0.2296 Acres
 One-Family Residential (R-1) Minimum Lot Size = 8,000 sq. ft. (Per Selah Municipal Code 10.12.030) 0.1837 Acres
 ERU = 0.0003 MGD / Dwelling (Per Selah 2017 General Sewer Plan) 0.0003 MGD/Dwelling

- = Parcel area adjusted to reflect impact area of sanitary sewer extension
- = Parcel area assessed in full
- = Parcel area adjusted to remove steep-sloped areas defined by City of Selah Future Land Use (SELAH GIS)
- = Parcel not assessed for % R.O.W. Developable due to small size
- = Projected parcel dwellings adjusted due to small lot size
- = Projected parcel dwellings adjusted due to conditions of current home(s) on parcel

Project Costs

Construction:	\$ 1,163,004.73
Design Engineering:	\$ 179,960.00
Construction Engineering:	\$ 140,134.00
Total Cost:	\$ 1,483,098.73
Grant Funding:	\$ 970,000.00
Connection Fee Cost:	\$ 513,098.73