

**ORDINANCE 458**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SOLANA BEACH, CALIFORNIA, AMENDING SECTION 14.08.060 OF CHAPTER 14.08 OF THE SOLANA BEACH MUNICIPAL CODE TO MODIFY THE SEWER EQUIVALENT DWELLING UNIT DETERMINATIONS**

**WHEREAS**, the Equivalent Dwelling Unit (EDU) assignments in Section 14.08.060, used for accessing sewer service charges, is based on the County Uniform Sewer Ordinance from the time of City incorporation and has since been repealed and readopted by the County of San Diego; and

**WHEREAS**, the City Council desires to update the EDU assignments to be based on the most current rate data available and be comparable with the County and neighboring cities.

**NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF SOLANA BEACH DOES ORDAIN AS FOLLOWS:**

**SECTION 1:** The above recitals are true and correct and incorporated herein as though set forth in full.

**SECTION 2:** Section 14.08.060 of the Solana Beach Municipal Code is hereby amended to read as follows:

**14.08.060 Equivalent dwelling unit determination.**

The number of equivalent dwelling units (EDU) assigned to each structure is determined as follows:

**A. RESIDENTIAL**

- |  |         |
|--|---------|
| 1. Single Family Residence per each individual dwelling unit, per lot (includes manufactured homes and mobile homes which are on private lots)       | 1.0 EDU |
| 2. Residential single family detached common interest developments per each individual living unit   | 1.0 EDU |
| 3. Apartments and residential multi-family attached common interest developments, per each individual living unit, regardless of number of bedrooms. | 0.9 EDU |
| 4. Accessory Living Units  | 0.8 EDU |

- 5. Mobile Home and Trailer Parks, per each individual space\*
  - a. Mobile Home 0.5 EDU
  - b. Trailer Space 0.5 EDU
  - c. Recreational Vehicle Park, occupied or not 0.5 EDU

\* Any accessory facilities such as laundry, dining, recreational and offices shall be considered separately in addition to trailer spaces, as per this ordinance.

**B. COMMERCIAL / INDUSTRIAL / SCHOOL FACILITIES**

- 1. Food Service Establishments:
  - a. Take-out restaurants with disposable utensils, no dishwasher, and no public restrooms 3.0 EDU
  - b. Miscellaneous food establishments: 3.0 EDU  
ice-cream/yogurt shops, bakeries, or similar (sales on premise only)
  - c. Take-out/eat-in restaurants:
    - i. Restaurants with disposable utensils, seating and public restrooms. 3.0 EDU
    - ii. Restaurants with re-usable utensils, seating and public restrooms (includes cocktail lounges, taverns and bars) with a maximum 18 seats; For over 18 seats, one EDU is assigned for each additional 6-seats. For cocktail lounges, taverns and bars, the number of seats will be equal to eighty percent of the maximum occupant load for the eating area as defined by the current Uniform Building Code. 3.0 EDU (up to 18 seats)  
1.0 EDU for each addition 6-seats over 18 seats
  
- 2. Hotels and Motels: \*
  - Per living unit without kitchen 0.38 EDU
  - Per living unit with kitchen 0.60 EDU

\* Any accessory facilities such as laundry, dining, recreational and offices shall be considered separately in addition to living units, as per this ordinance.
  
- 3. Commercial, Professional, Industrial Buildings, to include Markets, Recreational Facilities, Full-Service Laundries/Dry Cleaners, Mortuaries, and all variations thereof, and Establishments not Specifically Listed Herein:
  - a. Any office, store, motor-vehicle wash, or industrial condominium or establishment:

- i. First 1,000 square feet of gross building floor area 1.2 EDU
    - ii. Each additional 1,000 square or portion thereof 0.7 EDU
  - b. Where occupancy type or usage is unknown at the time of application for service, the following EDU's shall apply. This shall include, but not be limited to shopping centers, industrial parks, and professional office buildings.
    - i. First 1,000 square feet of gross building floor area 1.2 EDU
    - ii. Each additional 1,000 square feet of gross building floor area. Portions less than 1,000 square feet will be prorated. 0.7 EDU
- 4. Self-service Laundry, Per Washer. 1.0 EDU
- 5. Churches, theaters, and auditoriums per each 150 person seating capacity, or fraction thereof. (Does not include office spaces, school rooms, day care facilities, food preparations areas, etc. Additional EDU's will be assigned for these supplementary uses.) 1.5 EDU
- 6. Schools, to include day-care centers, boarding schools, or other combined youth educational, recreational and residential facilities:
  - a. Elementary Schools, for 50 pupils or fewer 1.0 EDU
  - b. Junior High Schools, for 40 pupils or fewer 1.0 EDU
  - c. High Schools, for 24 pupils or fewer 1.0 EDU

Additional EDU's shall be prorated based on above values. The number of pupils shall be based on the average daily attendance of pupils at the school during the preceding fiscal year, computed in accordance with the education code of the State of California. However, where the school has had no attendance during the preceding fiscal year, the City Engineer shall estimate the average daily attendance for the fiscal year for which the fee is to be paid and compute the fee based on such estimate.

7. Convalescent Homes: \*
  - a. Skilled nursing care facilities, psychological hospitals, convalescent hospitals, licensed by the Department of Health 0.7 EDU/bed
  - b. Community Care Facilities with 16 or more beds licensed by the State Department of Health 0.5 EDU/bed
  - c. Small Community Care Facilities with 7 to 15 beds licensed by the County Department of Social Services 0.5 EDU/bed
  - d. Community Care Homes with six or fewer total residents, including resident staff and housekeepers (to be the same EDU as a single family residence) 1.0 EDU

\*Any accessory facilities such as laundry, dining, recreational areas and offices shall be considered separately in addition to beds/residents, as per this ordinance.
8. Automobile Service Station:
  - a. Four gasoline/diesel/natural gas pumps or less 2.0 EDU
  - b. More than four gasoline/diesel/natural gas pumps 3.0 EDU
  - c. Each floor drain connected to sewer 0.5 EDU
9. Warehouse or equivalent, per four fixture unit increment. 1.0 EDU
10. In the case of commercial, industrial, and other establishments not included in Commercial/Industrial items (1) through (9) inclusive, or when the EDU's specified in items (1) through (9) are not representative of actual flow due to the number of employees or type of operation, the number of equivalent dwelling units shall be determined in each case by the City Engineer and shall be based upon the estimated volume and type of wastewater discharge into the sewer.

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**EFFECTIVE DATE:** This Ordinance shall be effective thirty (30) days after its adoption. Within fifteen (15) days after its adoption, the City Clerk of the City of Solana Beach shall cause this Ordinance to be published pursuant to the provisions of Government Code §36933.

**INTRODUCED AND FIRST READ** at a regular meeting of the City Council of the City of Solana Beach, California, on the 27<sup>th</sup> day of May, 2015; and

**THEREAFTER ADOPTED** at a regular meeting of the City Council of the City of Solana Beach, California, on the 10<sup>th</sup> day of June, 2015, by the following vote:

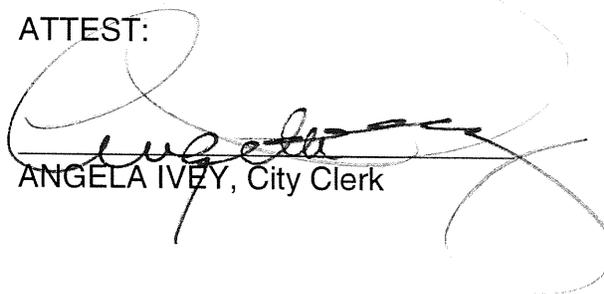
AYES: Councilmembers - Heebner, Zito, Zahn, Nichols, Marshall  
NOES: Councilmembers - None  
ABSTAIN: Councilmembers - None  
ABSENT: Councilmembers - None

  
LESA HEEBNER, Mayor

APPROVED AS TO FORM:

  
JOHANNA N. CANLAS, City Attorney

ATTEST:

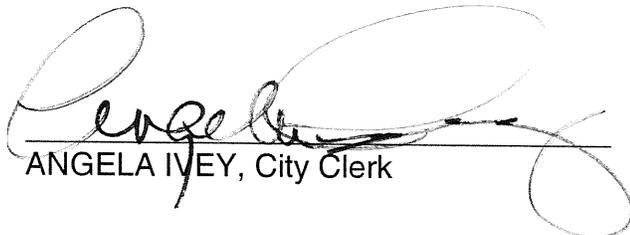
  
ANGELA IVEY, City Clerk



## CERTIFICATION

STATE OF CALIFORNIA)  
COUNTY OF SAN DIEGO) SS.  
CITY OF SOLANA BEACH)

I, ANGELA IVEY, City Clerk of the City of Solana Beach, California, DO HEREBY CERTIFY that the foregoing is a full, true and correct copy of **ORDINANCE 458** amending Section 14.08.060 of Chapter 14.08 of the Solana Beach Municipal Code to modify sewer equivalent dwelling unit determinations as duly introduced on May 27, 2015 and adopted on June 10, 2015, a regular meeting, by the City Council of Solana Beach. This Ordinance has been published as required pursuant to law and the original is filed in the City Clerk's Office. (GC 40806).

  
ANGELA IVEY, City Clerk

Date of this Certification June 18, 2015