

Mayor and Council Communication

DATE: 03/31/26

M&C FILE NUMBER: M&C 26-0220

LOG NAME: 60SKYLINE RANCH WALNUT CREEK PER ACRE CHARGE AMENDMENT 2

SUBJECT

(ETJ and CD 3) Adopt Ordinance Repealing Ordinance 23523-01-2019 and Establishing the Sewer Per Acre Charge in the Amount of \$2,634.35 Per Acre for a Sewer Main Extension to Serve 6,856.57 Acres, Skyline Ranch and Walnut Creek Located at 6601 Longvue Avenue (Farm-to-Market Road 2871) and to Establish the Basin Boundaries, Pursuant to Chapter 35, Article III, Division 3, Sections 35-81 through 35-86 of the City Code

RECOMMENDATION:

It is recommended that the City Council adopt the attached ordinance to repeal Ordinance 23523-01-2019 and establish \$2,634.35 as the sewer per acre charge for the Skyline Ranch and Walnut Creek sewer main extension project, and to establish the basin boundary for this per acre charge in accordance with Chapter 35, Water and Sewer, Article III, Division 3, Section 35-81 through 35-86 of the City Code.

DISCUSSION:

The purpose of this Mayor and Council Communication (M&C) is to adopt an ordinance establishing an amended per acre charge and basin boundary for sewer main extensions to serve the Skyline Ranch and Walnut Creek drainage basin. Through M&C G-19448, in 2019, the City Council adopted Ordinance 23523-01-2019 (Ordinance), which established a sewer per acre charge and sewer basin for the Skyline Ranch and Walnut Creek drainage basin. The reason for adopting a new ordinance establishing a new per acre charge and a sewer basin boundary is to include areas to be served by the Walnut Creek Sanitary Sewer Interceptor Extension project (City Project No. 103414). The existing Skyline Ranch and Walnut Creek per acre boundary is increasing from 6,274.62 acres to 6,856.57 acres as depicted on the map attached to the Ordinance.

The qualified costs are outlined below:

	City Secretary Contract No.	City Project No.	Cost	Acres	Per Acre
Ordinance No. 23523-01-2019			\$3,522,019.00		
Construction Costs	59068	103414-1	\$10,424,212.97		
Change Order 1	59068-CO1	103414-1	\$0.00		
Change Order 2	59068-CO2	103414-1	\$56,480.37		
Change Order 3	59068-CO3	103414-1	\$13,829.06		
Engineering Cost	56060	103414-2	\$662,656.00		
Amendment 1	56060-A1	103414-2	\$96,450.00		
Construction Costs	61955	103414-2	\$2,556,302.00		
Easement Costs			\$730,631.51		
New Total			\$18,062,580.91	6,856.57	\$2,634.35

The gross acreage of the sewer sub-basin is 6,856.57 acres. By dividing the costs above by the number of acres in the sewer basin, the per-acre charge for the revised Skyline Ranch and Walnut Creek sewer extension is \$2,634.35 per acre. The previously adopted sewer per acre charge was \$561.31 per acre. There is no restriction to the time period for the reimbursement to the Fort Worth Water Department. The City's collection of the sewer per acre charge will end when the City's has collected its maximum reimbursable amount.

