

# STORMWATER UTILITY FEASIBILITY STUDY

*CITY OF LAMBERTVILLE*



**FOCUS GROUP- MEETING #2**  
**MARCH 5, 2024**



# AGENDA

- I. Welcome Back and Introductions
- II. Review
- III. Programmatic and Organizational Review; Future Needs
- IV. Digitization and Land Use Analysis
- V. Feedback and Discussion
- VI. Next Steps

# FOCUS GROUP GROUND RULES

- ✓ Be respectful to others.
- ✓ Only one person will speak at a time.
- ✓ Keep an open mind.
- ✓ Share all relevant information
- ✓ Focus on interests, not positions.
- ✓ Everyone is responsible for enforcing ground rules.

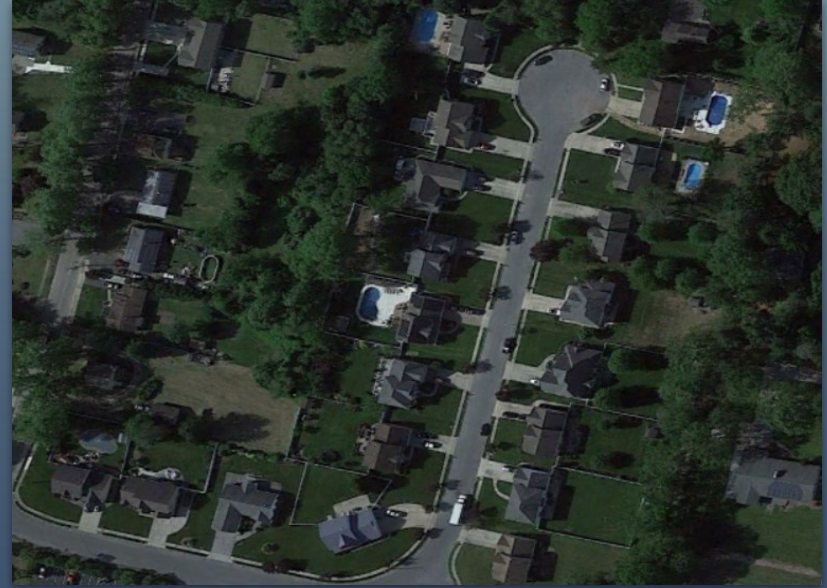
# YOUR ROLE



- Learn about a stormwater utility.
- Review Lambertville's current stormwater program & costs.
- Gain understanding of state stormwater mandates.
- Provide feedback on behalf of your community/org on stormwater management needs and priorities.
- Represent your organization or community while being open to hearing other perspectives.

# WHAT IS A STORMWATER UTILITY?

*Fair/equitable fee assessment across a wide variety of users.*



*A Feasibility Study defines exactly what a Stormwater Utility would mean for your municipality*

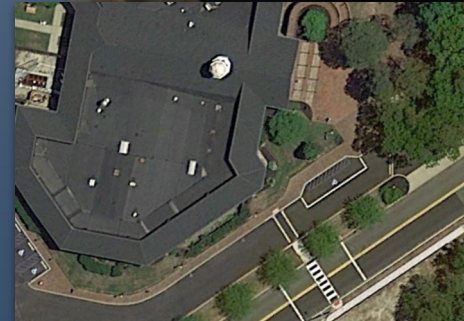


# HOW DOES A STORMWATER UTILITY WORK?

*Impervious Cover is the primary measure of cost distribution*

- Readily measurable with desktop GIS analysis
- Equitable and easy
- Required revenue (LOS) and total demand for service (impervious cover) are used to set the rate.

$$\text{Rate (\$/SF)} = \frac{\text{Required Revenue (\$)}}{\text{Imp. Coverage (SF)}}$$



Helix Water District

# OVERVIEW



Lambertville RFP for  
Stormwater Utility  
Feasibility Study

Questionnaire &  
Interviews Conducted

Focus Group Meeting  
#1

Programmatic &  
Organizational Review

Focus Group Meeting  
#2

Equity of Current  
Stormwater Costs  
Evaluation

Focus Group Meeting  
#3

Draft Summary Report  
for Implementation  
Decision

Project Awarded to  
Princeton Hydro/WSP  
Team

Review of Current  
Program Begins

Overview of Current  
Services Summary

User Fee Rate Options  
and Summary

Draft Ordinance

OCT  
2023

DEC  
2023

FEB  
2024

APR  
2024

JUN  
2024

SEPT  
2023

NOV  
2023

JAN  
2024

MAR  
2024

MAY  
2024

Project kick-off  
meeting

Impervious Area  
Mapping + Land  
Cover Analysis Begins

Future Program Needs  
Analysis

Stormwater Policy  
Development &  
Legislation Memo

Ordinance  
Introduction

Programmatic &  
Organizational Review  
Memorandum



# PROGRAMMATIC AND ORGANIZATIONAL REVIEW



# PROGRAMMATIC REVIEW REFLECTION

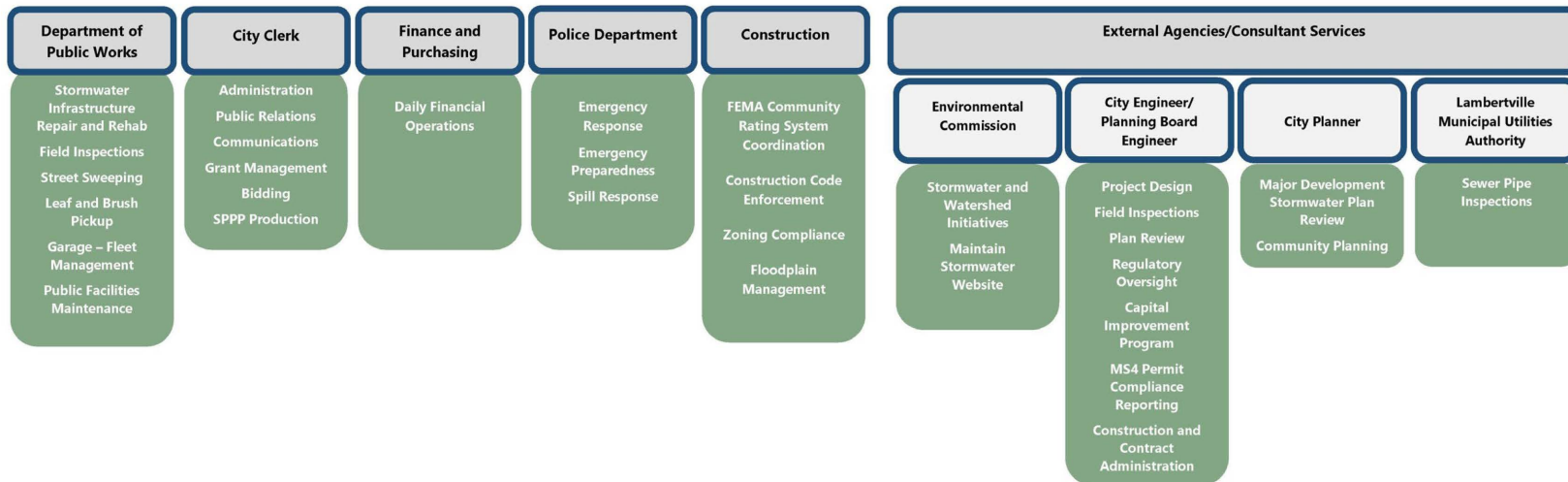
- Need for increased cross-jurisdictional cooperation to maintain stormwater infrastructure
- New requirements for Tier A Municipal Stormwater General Permit compliance
- City experiences frequent flooding, even during small storms
- Drainage system has reactive maintenance such as blockage removal
- City is at near-complete buildout





**Council & Mayor**

**Stormwater Program Coordinator- Mayor**



# ORGANIZATIONAL REVIEW

# ORGANIZATIONAL REFLECTION

- Stormwater management is the responsibility, primarily, of Public Works Staff
- The Public Works Department is not sufficiently staffed to:
  - Comply with new MS4 Tier A Permit requirements
  - Shift to a more proactive maintenance strategy
- Mayor serves as the Stormwater Program Coordinator
  - Consider a new position for a stormwater/water resource engineer to serve as the stormwater program coordinator.





# CURRENT EXPENDITURES

## Current expenditures include:

- Drainage system proactive and reactive maintenance such as pre-storm clearing and general blockage removal
- Administrative effort for stormwater-related business
- City attorney services for reviewing ordinances
- Consultant engineering services – driven by applicable, annual project activity
- MS4 Tier A Permit compliance activities and reporting
- Capital costs related to watershed protection improvements



# CURRENT LEVEL OF SERVICE FOR STORMWATER

*Estimate ~ \$258,300*

*Includes capital, personnel and operating  
expenditures*

# FUTURE NEEDS

- **MS4 Tier A Permit Compliance**
  - One-time investments (website, updating SWPPP)
  - MS4 Infrastructure Map
  - Watershed Improvement Plan
  - Street Sweeping
  - Retrofit of Inlets
  - Inspections
  - Ordinances
  - Increased Maintenance
  - Community Engagement
  - + More!
- **Capital funding major maintenance, rehab, reconstruction, with a focus on flood mitigation + resilience**
- **Proactive Maintenance Strategy**

***What is not getting done and what needs to be done in the near-term and future?***



Revenue capacity must increase to  
address system needs.

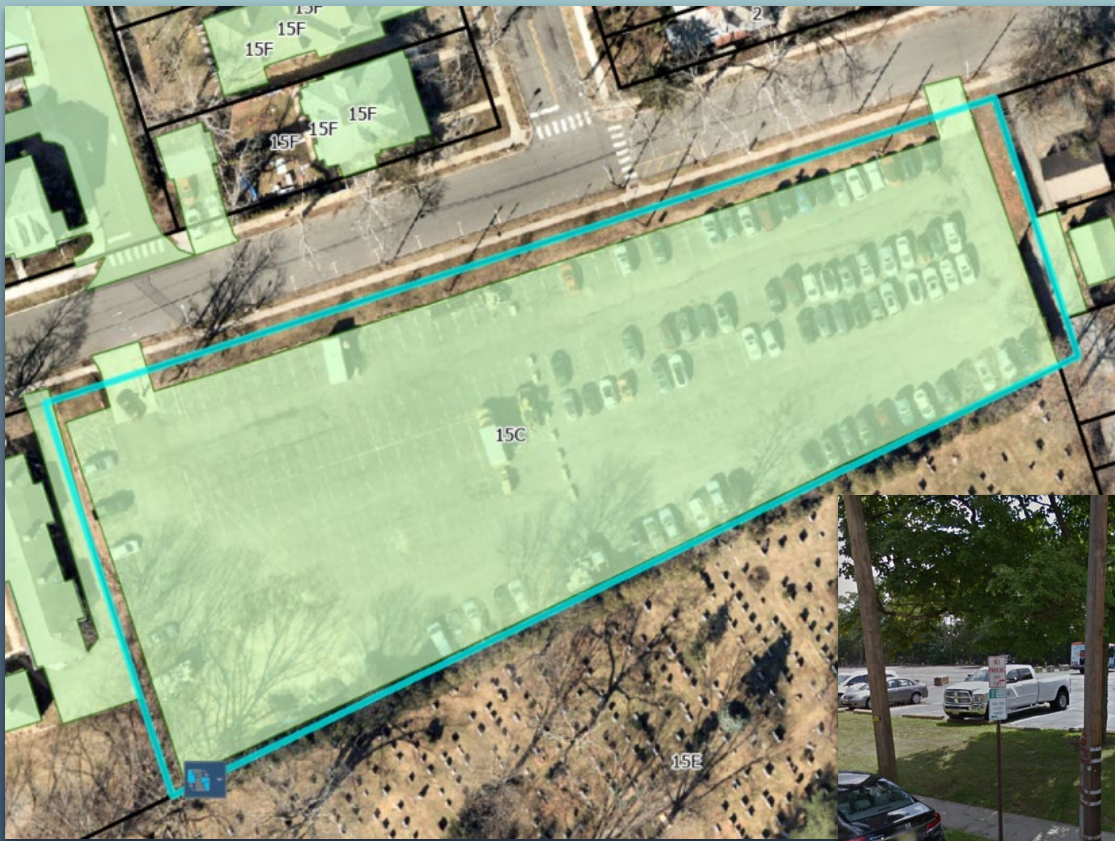
*Who should pay and on what basis?*

# LAND USE TYPE & DIGITIZATION EXAMPLES

*Land ownership and impervious area*

# COMMERCIAL PROPERTY





# PARKING LOT



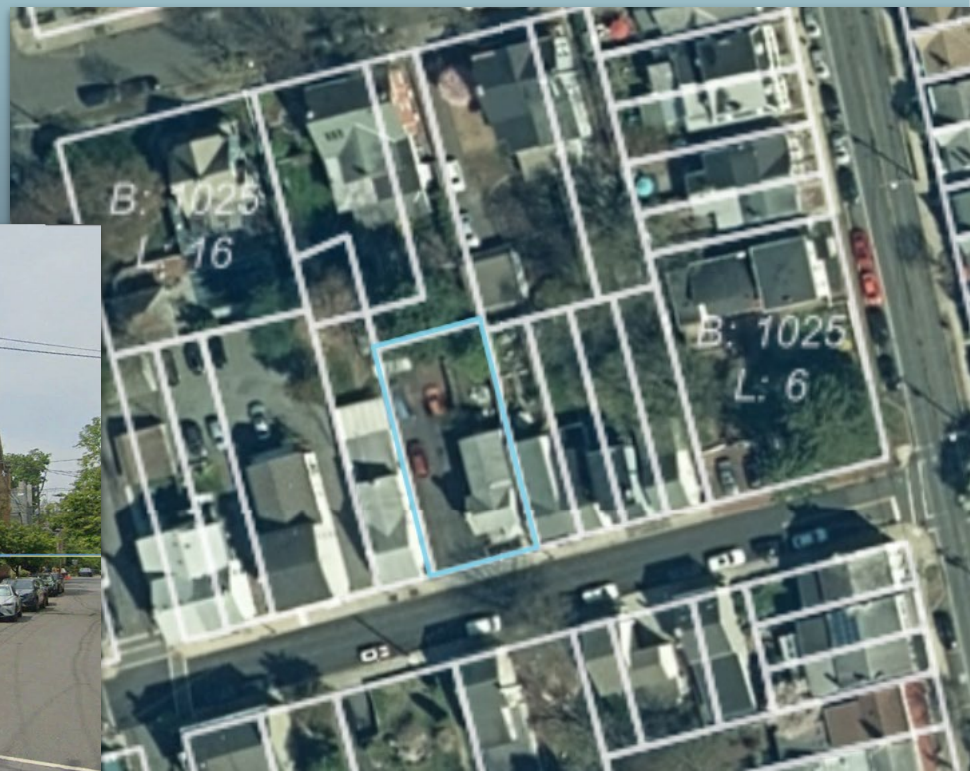




# CHURCH AND CHARITABLE PROPERTY

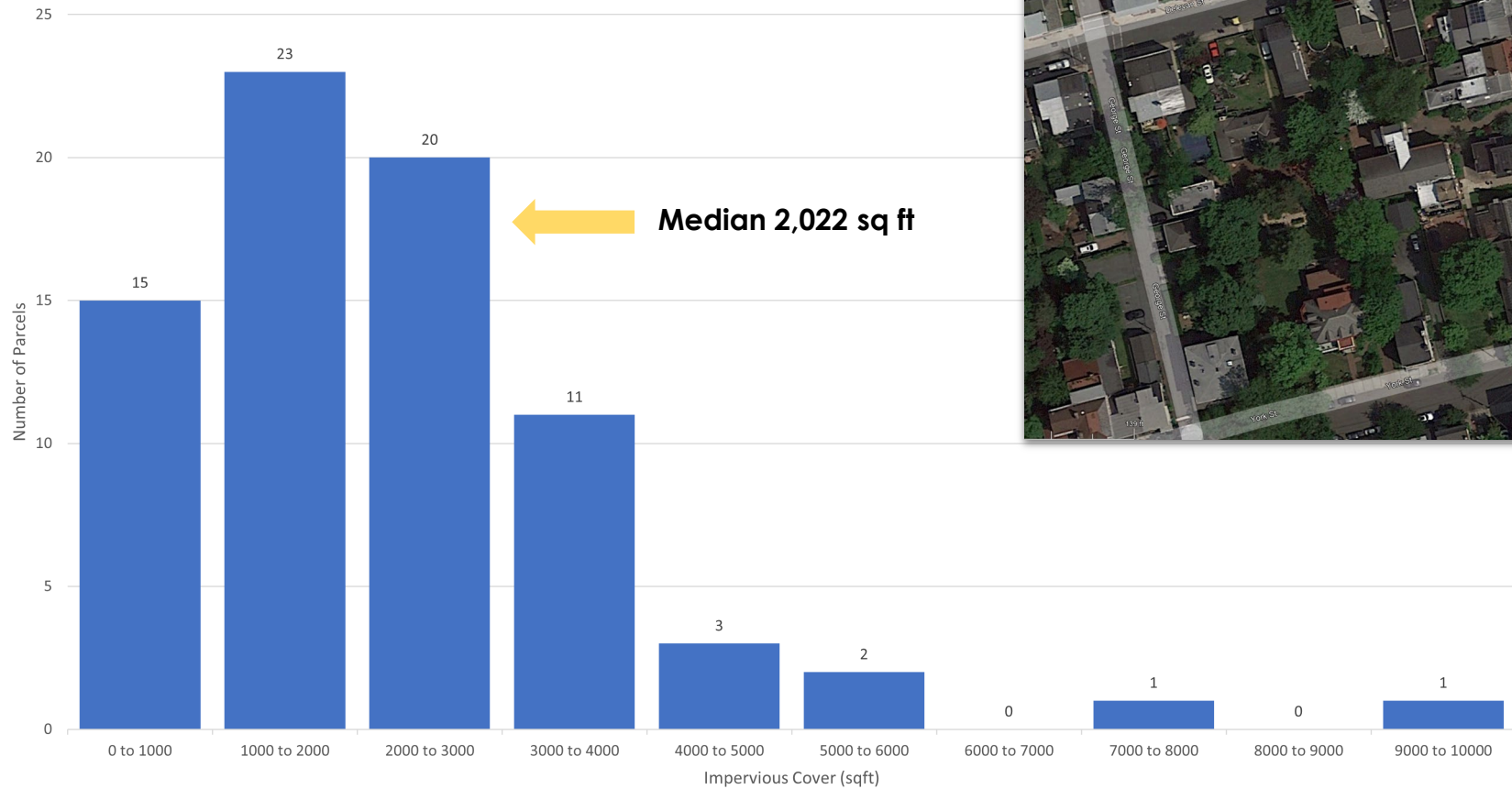


# SINGLE-FAMILY RESIDENTIAL PARCEL



EXAMPLE PROPERTY FROM THE 76-PARCEL SAMPLE



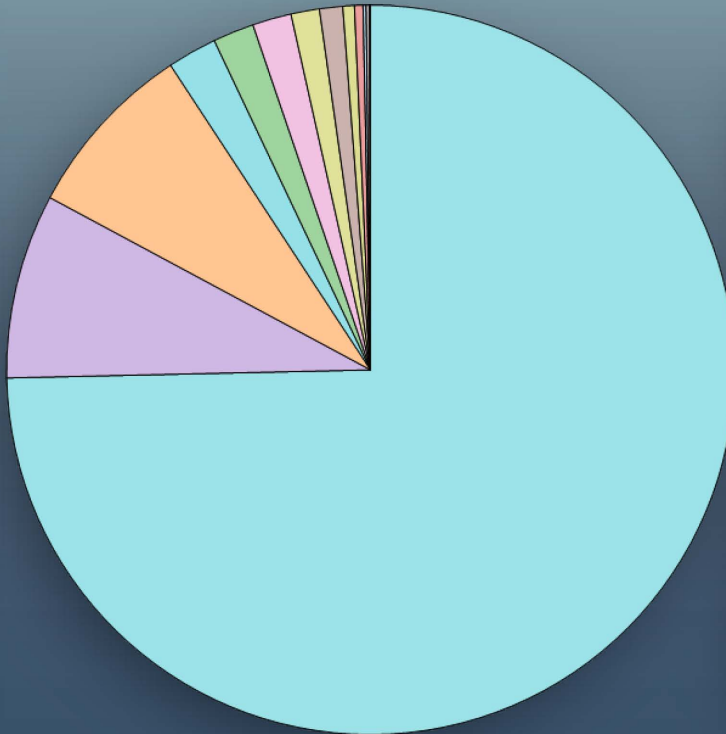


HISTOGRAM OF 76 SINGLE-FAMILY RESIDENTIAL PARCELS

# COMPARATIVE ANALYSIS: THE DATA STORY

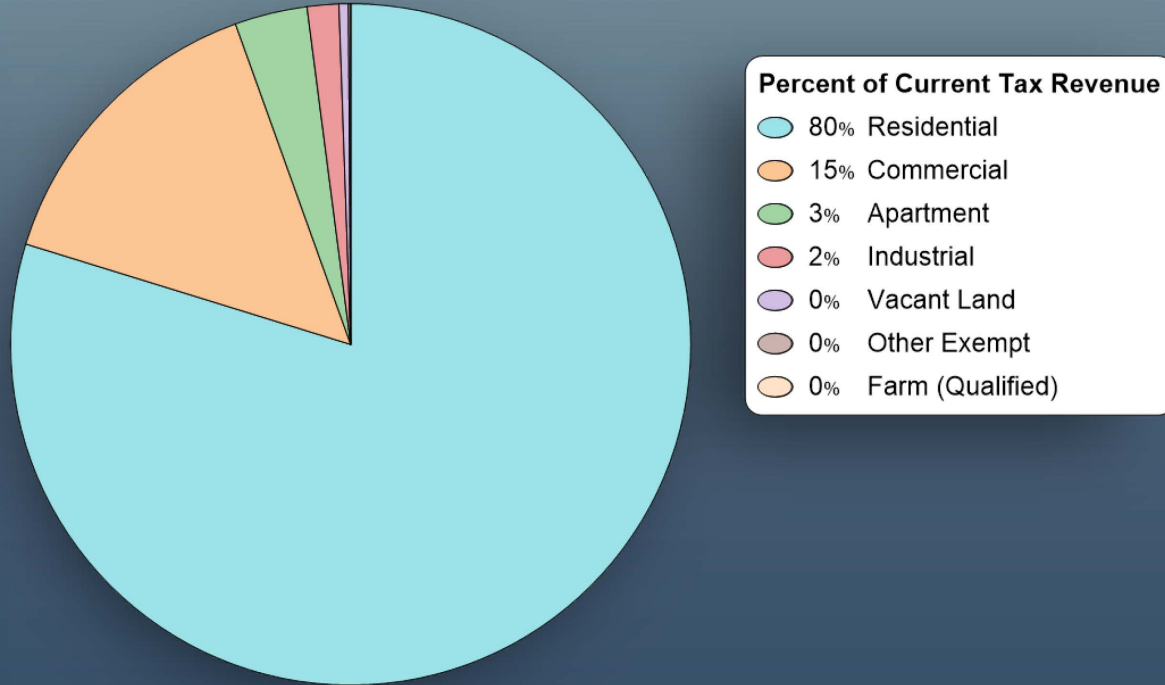
*Who currently pays for stormwater drainage and  
how would this change under a utility?*

# WHAT IS THE DISTRIBUTION OF LAND USE TYPES IN LAMBERTVILLE?

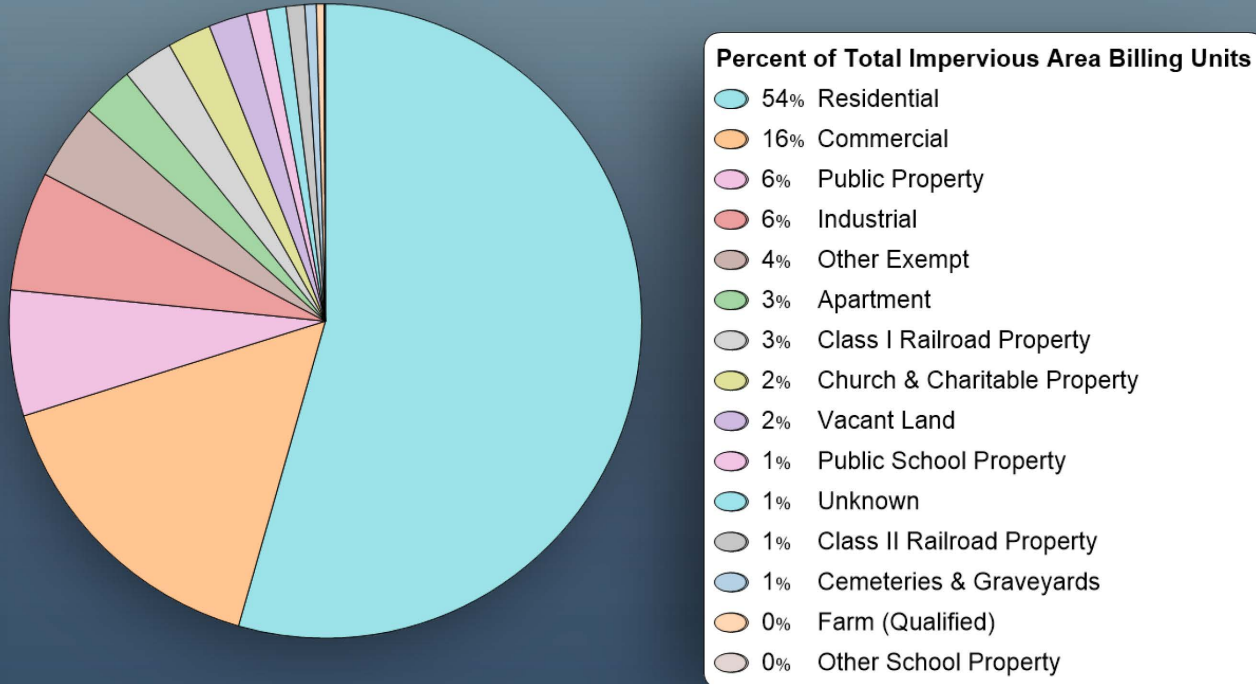


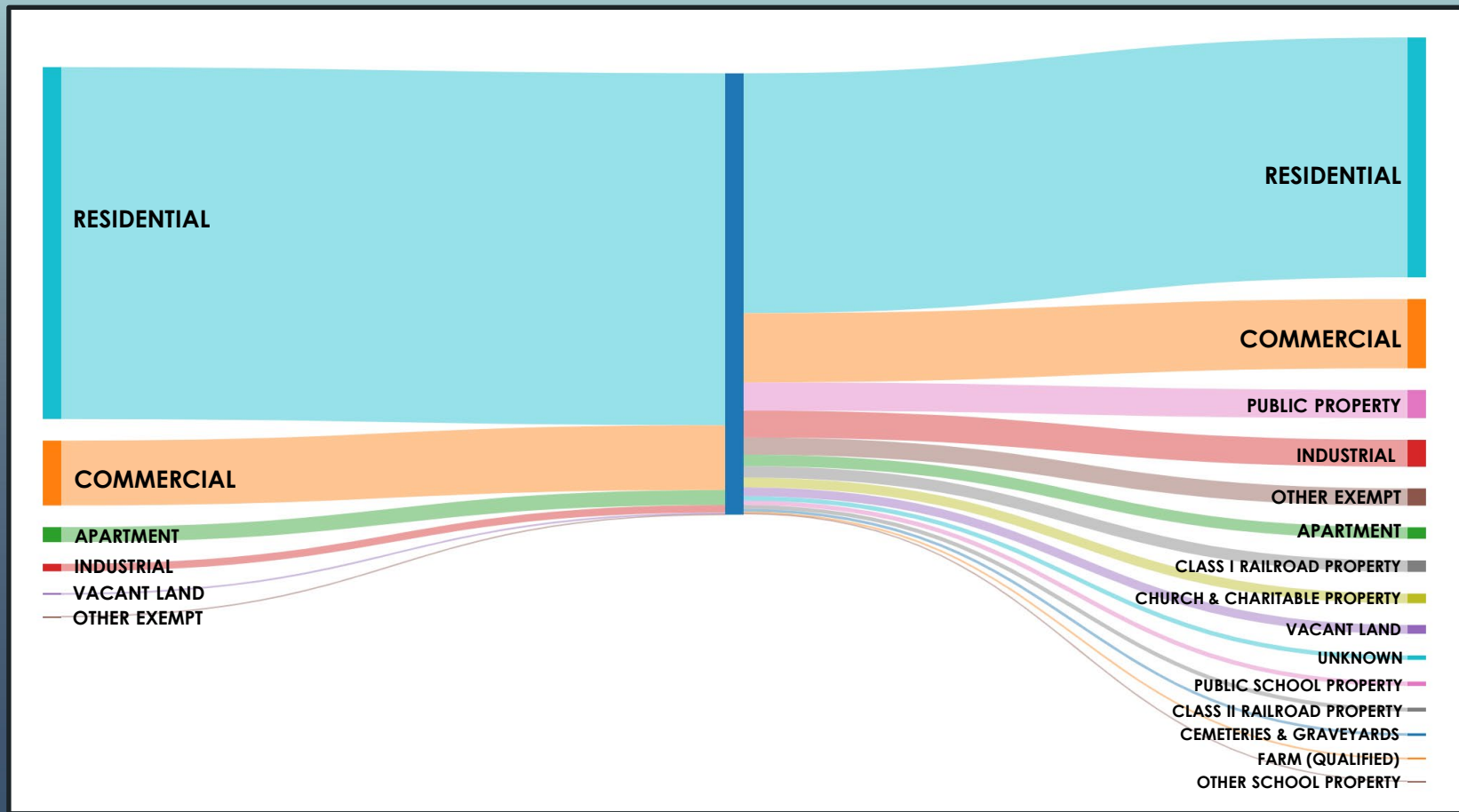
Land Use Code	
75%	Residential
8%	Vacant Land
8%	Commercial
2%	Unknown
2%	Apartment
2%	Public Property
1%	Church & Charitable Property
1%	Other Exempt
1%	Farm (Qualified)
0%	Industrial
0%	Cemeteries & Graveyards
0%	Class I Railroad Property
0%	Public School Property

# WHO CURRENTLY CONTRIBUTES REVENUE TO LAMBERTVILLE FOR GENERAL MUNICIPAL PURPOSES INCLUDING STORMWATER MANAGEMENT?



# HOW MIGHT THE CURRENT CONTRIBUTION OF REVENUE SHIFT SHOULD A MUNICIPAL STORMWATER UTILITY BE IMPLEMENTED?





CURRENT TAX REVENUE



POTENTIAL USER FEE





# QUESTIONS?





# DISCUSSION

# NEXT STEPS:

- ✓ User Fee Rate Options and Summary
- ✓ Completion of Cost Model
- ✓ Stormwater Policy Development & Legislation Memo
- ✓ Draft Summary Report for Implementation Decision
- ✓ **Focus Group Meeting #3: Tuesday, May 7<sup>th</sup> at 7 PM**

