



# Approved Budget

2026 - 2027



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**Approved Budget  
Fiscal Year 2026-2027**

**Budget Committee Members**

Kevin Bailey  
Sunrise Water Authority

James Kerr  
Sunrise Water Authority

Chris Hawes  
Sunrise Water Authority

Michael Morrow  
Sunrise Water Authority

Paul Gornick  
Oak Lodge Water Services

Ron Weigel  
Oak Lodge Water Services

Kevin Williams  
Oak Lodge Water Services

Robert Weber  
Oak Lodge Water Services

Michael Milch  
City of Gladstone

Eric Butler  
City of Gladstone

**Budget Officer**

Angie Wilson, Finance Director  
Direct (503) 353-4203

**Administrative Office**

14496 SE River Road  
Milwaukie, OR 97267  
Office (503) 654-7765  
Fax (503) 653-1973

**North Clackamas County Water Commission  
Approved Budget  
Fiscal Year 2026-2027**

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**NORTH CLACKAMAS COUNTY WATER COMMISSION  
BUDGET CALENDAR  
Fiscal Year 2026-2027**

- |                  |                                                                       |
|------------------|-----------------------------------------------------------------------|
| January 29, 2026 | - Appoint Budget Officer<br>- Approve Budget Schedule                 |
| March 4, 2026    | - Publish 1st notice of Budget Committee Meeting                      |
| March 18, 2026   | - Publish 2nd notice of Budget Committee Meeting<br>(5-30 days prior) |
| March 20, 2026   | - Proposed budget sent to Budget Committee                            |
| March 26, 2026   | - Appoint Budget Committee<br>- Budget Committee Meeting              |
| April 23, 2026   | - Budget Committee Meeting (if necessary)                             |
| June 10, 2026    | - Publish Notice and Summary of Budget Adoption hearing               |
| June 18, 2026    | - Budget Adoption                                                     |

ADMINISTRATIVE OFFICE  
14496 SE River Road  
Milwaukie, OR 97267  
Tel. (503) 654-7765  
Fax (503) 653-1973



TREATMENT PLANT  
14275 S. Clackamas River Dr.  
Oregon City, OR 97045  
Tel. (503) 723-3505  
Fax (503) 723-350

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March 26, 2026

North Clackamas County Water Commission Budget Committee Members:

Thank you for taking the time to participate in the budget process for the North Clackamas County Water Commission (NCCWC). We are pleased to present the NCCWC's proposed budget for fiscal year 2026-2027 for your consideration and approval.

At the center of our operations, there is a highly experienced professional team of plant operators and technical staff, along with management. The staff is very proud of its continuous record in meeting all State and Federal regulatory compliance standards. To this end, the NCCWC remains in sound financial condition. The General Fund continues to be strategically managed to balance operational costs with responsible rate adjustments in support of ongoing operations. The Plant Reserve Fund also continues to accumulate important reserves designed to ensure long-term infrastructure sustainability. Notwithstanding, the treatment plant is now more than 25 years old and needs repair and replacement of its key mechanical, electrical and chemical systems.

In this fiscal year, the General Fund budget is projected to be \$6.32 million. This total includes an operating budget of \$2.89 million for personnel and material & services, along with \$1.50 million in wholesale water purchases from Clackamas River Water. The projected increase in operating expenditure for this next year is less than 1% over the prior period. This small increase is reflective of a 5.6% reduction in Personnel cost and only a 2.5% increase in Material & Services. The General Fund also includes Other Expenditures totaling \$1.3 million, composed of \$800 thousand in Transfers to the Plant Reserve Fund, a \$500 thousand in Contingency (set at 17.3% of operating expense). This brings the total anticipated expenditure to \$5.68 million, yielding an ending fund balance of just over \$647 thousand.

These expenditures are, in turn, balanced by an estimate in direct water sales of \$3.75 million (from plant production) along with the resale (or pass through) of the wholesale water purchases from CRW of \$1.50 million. These revenues are additionally supported by a beginning fund balance and interest of \$881 thousand.

By design, capital funding is executed in the Plant Reserve Fund. Over the next couple of years, plans are to spend significant reserves is rebuilding the plant. Part of this includes more than \$1.5 million going into new mechanical, electrical and chemical equipment. In addition, there is \$1.25 million in possible membrane replacements, \$700 thousand in new sand media, and \$250 thousand in a new HVAC system. There is also \$50 thousand to complete security system upgrades, \$100 thousand to begin cathodic protection of the old raw water pipeline, and \$25 thousand to complete the required water rights planning (under an updated Water Management & Conservation Plan). A detailed list of the planned capital projects is outlined in the appendix of this document. This fund also includes \$1 million in Contingency, bringing the planned requirements to more than \$4.875 million.

Our continued financial performance requires strict adherence to the fiscal policies implemented by the Board of Directors and the staff's continued diligence in operating and maintaining the treatment plant in an effective and efficient manner. Those same fundamentals continue to guide the budgeting process

each year. Herein, we again look to present a fiscally responsible budget to the Board of Directors and the citizens of the communities we serve.

As we move ahead, we wanted to thank each of you for taking time out of your busy schedules to assist in the budget process and for your dedication to the North Clackamas County Water Commission.

Respectfully submitted,

Wade Hathhorn  
General Manager

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**North Clackamas County Water Commission  
All Fund Summary  
Fiscal Year 2026-2027**

Funds	10 General Fund	13 Plant Reserve	Totals
<b>Resources</b>			
Beginning Balance	1,018,843	7,333,424	\$ 8,352,267
Interest	12,000	50,000	\$ 62,000
Water Sales	5,253,000	-	\$ 5,253,000
Miscellaneous	50,000	-	\$ 50,000
Transfers	-	800,000	\$ 800,000
<b>Total Resources</b>	<b>\$ 6,333,843</b>	<b>\$ 8,183,424</b>	<b>\$ 14,517,267</b>
<b>Expenditures</b>			
Personnel Services	811,000	-	\$ 811,000
Material & Services	3,575,100	-	\$ 3,575,100
Capital Outlay	-	3,875,000	\$ 3,875,000
Debt	-	-	\$ -
Transfers & Contingency	1,300,000	1,000,000	\$ 2,300,000
Unappropriated fund balances	647,743	3,308,424	\$ 3,956,167
<b>Total Requirements</b>	<b>\$ 6,333,843</b>	<b>\$ 8,183,424</b>	<b>\$ 14,517,267</b>

North Clackamas County Water Commission  
Approved Budget FY 2026-2027

Actual 2023-24	Actual 2024-2025	Adopted Budget 2025-2026	Fund - Acct	DESCRIPTION	Proposed Budget 2026-2027	Approved Budget 2026-2027	Adopted Budget 2026-2027
<b>10 GENERAL FUND</b>							
1,760,504	1,464,408	1,037,559	3000	Beginning Fund Balance	1,018,843	1,018,843	
58,318	26,719	18,000	4010	Interest	12,000	12,000	
3,117,116	3,331,322	3,504,000	4020	Water Sales	3,753,000	3,753,000	
1,102,520	1,176,541	1,238,000	-01	OLWD 1,350,000 (ccf)	1,353,000	1,353,000	
584,473	638,067	653,000	-02	City Gladstone 650,000 (ccf)	713,000	713,000	
1,413,322	1,497,250	1,598,000	-03	SWA 1,700,000 (ccf)	1,672,000	1,672,000	
16,801	19,464	15,000	-09	Clackamas River Water	15,000	15,000	
1,870,206	1,415,528	1,496,000	4025	Wholesale Water Sales	1,500,000	1,500,000	
38,122	31,319	87,000	4060	Miscellaneous	50,000	50,000	
-	-	-	4100	TRANSFERS IN	-	-	
-	-	-	-17	Revenue Bond Debt Service Reserve	-	-	
-	-	-	-19	Revenue Bond Redemption Fund	-	-	
<b>\$ 6,844,266</b>	<b>\$ 6,269,296</b>	<b>\$ 6,142,559</b>		<b>TOTAL RESOURCES</b>	<b>\$ 6,333,843</b>	<b>\$ 6,333,843</b>	<b>\$ -</b>
<b>10 GENERAL FUND (continued)</b>							
<b>10 PERSONNEL SERVICES:</b>							
348,469	321,868	439,000	5000	Plant Operators	440,000	440,000	
48,922	77,195	69,000	5005	Overtime/On Call	60,000	60,000	
-	-	-	5030	Seasonal/Temporary	-	-	
-	1,192	22,000	5045	Apprenticeship	24,000	24,000	
112,700	78,788	143,000	5050	Medical, Dental, Vision	120,000	120,000	
96,380	51,680	133,000	5060	Retirement	110,000	110,000	
32,316	33,947	45,000	5070	Payroll Taxes	50,000	50,000	
9,008	7,058	8,000	5080	Workers' Compensation Ins.	7,000	7,000	
<b>\$ 647,795</b>	<b>\$ 571,728</b>	<b>\$ 859,000</b>		<b>TOTAL PERSONNEL SERVICES</b>	<b>\$ 811,000</b>	<b>\$ 811,000</b>	<b>\$ -</b>
<b>10 MATERIALS AND SERVICES:</b>							
1,745,654	1,415,528	1,496,000	5204	Wholesale Water Purchases	1,500,000	1,500,000	
137,746	347,082	372,000	5206	Contracted Services	338,000	338,000	
39,862	51,173	54,000	-10	Management	56,000	56,000	
-	155,711	150,000	-11	Operations Services(includes NW Natural)	100,000	100,000	
29,325	37,645	40,000	-12	Plant Engineer	42,000	42,000	
51,575	84,890	110,000	-13	Financial	120,000	120,000	
16,984	17,663	18,000	-16	HVAC Maintenance	20,000	20,000	
2,554	8,425	5,000	5208	General Office Supplies/Postage	5,000	5,000	
14,888	18,309	18,000	5210	Permits/Licensing Fees	18,000	18,000	
81,188	100,196	104,000	5212	Insurance - General	110,000	110,000	
13,754	24,132	60,000	5215	Computers/Technology	25,000	25,000	
206,104	284,506	328,000	5230	Professional Services	389,000	389,000	
34,520	49,320	61,000	-04	Audit	50,000	50,000	
4,018	4,125	15,000	-06	Legal	75,000	75,000	
6,421	62,889	75,000	-08	Engineering / General	75,000	75,000	
161,145	168,172	177,000	-21	Watershed Services	189,000	189,000	
124,922	234,237	170,000	5236	Water Treatment	184,000	184,000	
9,673	7,965	15,000	-10	Water Analysis & Testing	10,000	10,000	
101,263	180,848	130,000	-11	Chemicals	149,000	149,000	
13,986	45,424	25,000	-12	Instrumentation & Lab Supplies	25,000	25,000	

**North Clackamas County Water Commission  
Approved Budget FY 2026-2027**

Actual 2023-24	Actual 2024-2025	Adopted Budget 2025-2026	Fund - Acct	DESCRIPTION	Proposed Budget 2026-2027	Approved Budget 2026-2027	Adopted Budget 2026-2027
<b>10 GENERAL FUND (continued)</b>							
<b>10 MATERIALS AND SERVICES: (continued)</b>							
7,307	9,756	18,000	5238	Telemetry (SCADA)	25,000	25,000	
586,559	653,736	689,000	5240	Electricity	700,000	700,000	
13,080	20,471	20,000	5244	Education/Training/Dues	20,000	20,000	
9,610	9,425	8,000	5245	Telephone	8,000	8,000	
849	(43)	1,500	5246	Travel/Mileage	1,500	1,500	
297	-	500	5247	Books and Publications	500	500	
1,337	493	1,000	5248	Public notices	1,500	1,500	
2,801	4,662	4,000	5250	Other Utilities	4,000	4,000	
2,133	2,272	2,000	-10	Natural Gas	2,500	2,500	
668	2,390	2,000	-20	Garbage	1,500	1,500	
3,368	1,060	5,000	5252	Miscellaneous	5,000	5,000	
-	-	-	5256	Commissioner Expenses	100	100	
12,723	41,452	23,000	5300	Vehicle Equipment Maintenance	38,000	38,000	
5,132	1,817	5,000	-10	Vehicle Maintenance	5,000	5,000	
5,104	2,702	5,000	-20	Fuels/Oils	5,000	5,000	
-	2,701	3,000	-30	Equipment Rental	3,000	3,000	
2,487	34,232	10,000	-40	Equipment Maintenance	25,000	25,000	
116,955	125,177	154,000	5305	Building & Grounds Maintenance	192,500	192,500	
765	2,941	25,000	-10	Building Maintenance	25,000	25,000	
10,890	13,385	10,000	-11	Grounds Maintenance	20,000	20,000	
566	800	2,000	-13	Janitorial Supply	2,500	2,500	
1,113	1,628	5,000	-14	Security Monitoring/Maintenance	5,000	5,000	
87,049	87,606	75,000	-15	Plant Maintenance	100,000	100,000	
-	-	2,000	-16	Intake Structure Maintenance	5,000	5,000	
10,028	5,557	20,000	-17	Membrane Maintenance	20,000	20,000	
6,544	13,260	15,000	-20	Safety Supplies	15,000	15,000	
367	655	10,000	5310	Small Tools & Equipment	10,000	10,000	
<b>\$ 3,082,063</b>	<b>\$ 3,299,258</b>	<b>\$ 3,487,000</b>		<b>TOTAL MATERIAL &amp; SERVICES</b>	<b>\$ 3,575,100</b>	<b>\$ 3,575,100</b>	
<b>\$ 3,729,858</b>	<b>\$ 3,870,986</b>	<b>\$ 4,346,000</b>		<b>TOTAL OPERATING EXPENDITURES</b>	<b>\$ 4,386,100</b>	<b>\$ 4,386,100</b>	<b>\$ -</b>
<b>10 OTHER REQUIREMENTS</b>							
150,000	150,000	300,000	6900	Special Payments	-	-	
150,000	150,000	300,000	-00	PERS Side Account Contribution	-	-	
1,500,000	1,200,000	750,000	7300	TRANSFERS OUT	800,000	800,000	
1,500,000	1,200,000	750,000	-13	Plant Reserve	800,000	800,000	
-	-	-	-19	Revenue Bond Debt Redemption	-	-	
-	-	500,000	9000	Fund Contingency	500,000	500,000	
				<b>TOTAL OTHER EXPENDITURES</b>	<b>\$ 1,300,000</b>	<b>\$ 1,300,000</b>	<b>\$ -</b>
<b>\$ 1,650,000</b>	<b>\$ 1,350,000</b>	<b>\$ 1,550,000</b>		<b>TOTAL APPROPRIATIONS</b>	<b>\$ 5,686,100</b>	<b>\$ 5,686,100</b>	<b>\$ -</b>
<b>\$ 1,464,408</b>	<b>\$ 1,048,310</b>	<b>\$ 246,559</b>		<b>UNAPPROPRIATED FUND BALANCE</b>	<b>\$ 647,743</b>	<b>\$ 647,743</b>	<b>\$ -</b>
<b>\$ 6,844,267</b>	<b>\$ 6,269,296</b>	<b>\$ 6,142,559</b>		<b>TOTAL REQUIREMENTS</b>	<b>\$ 6,333,843</b>	<b>\$ 6,333,843</b>	<b>\$ -</b>

North Clackamas County Water Commission  
Approved Budget FY 2026-2027

Actual 2023-24	Actual 2024-2025	Adopted Budget 2025-2026	Fund - Acct	DESCRIPTION	Proposed Budget 2026-2027	Approved Budget 2026-2027	Adopted Budget 2026-2027
<b>13 PLANT RESERVE FUND</b>							
5,186,223	5,537,971	6,156,884	3000	Beginning Fund Balance	7,333,424	7,333,424	
259,920	277,895	162,000	4010	Interest	50,000	50,000	
-	-	-	4060	Miscellaneous Income	-	-	
1,500,000	1,200,000	750,000	4100	TRANSFERS IN	800,000	800,000	-
1,500,000	1,200,000	750,000	-10	General Fund	800,000	800,000	
<b>\$ 6,946,143</b>	<b>\$ 7,015,866</b>	<b>\$ 7,068,884</b>		<b>TOTAL RESOURCES</b>	<b>\$ 8,183,424</b>	<b>\$ 8,183,424</b>	<b>\$ -</b>
1,408,172	312,752	1,160,000	7000	CAPITAL OUTLAY	3,875,000	3,875,000	
-	44,668	50,000	-10	Computers/SCADA/Technology	-	-	
88,409	183,645	630,000	-20	Equipment	1,500,000	1,500,000	
1,303,589	-	-	-30	Sand	700,000	700,000	
-	84,439	100,000	-40	Membranes	1,250,000	1,250,000	
-	-	200,000	-50	Buildings	300,000	300,000	
16,174	-	180,000	-60	Other	125,000	125,000	
-	-	500,000	9000	Fund Contingency	1,000,000	1,000,000	
1,408,172	312,752	1,660,000		<b>TOTAL CAPITAL OUTLAY &amp; OTHER EXP.</b>	<b>4,875,000</b>	<b>4,875,000</b>	<b>-</b>
1,408,172	312,752	1,660,000		<b>TOTAL APPROPRIATIONS</b>	<b>4,875,000</b>	<b>4,875,000</b>	<b>-</b>
<b>\$ 5,537,971</b>	<b>\$ 6,703,114</b>	<b>\$ 5,408,884</b>		<b>PLANT RESERVE BALANCE</b>	<b>\$ 3,308,424</b>	<b>\$ 3,308,424</b>	<b>\$ -</b>
<b>\$ 6,946,143</b>	<b>\$ 7,015,866</b>	<b>\$ 7,068,884</b>		<b>TOTAL REQUIREMENTS</b>	<b>\$ 8,183,424</b>	<b>\$ 8,183,424</b>	<b>\$ -</b>

**Descriptions - Materials & Services**

<b>Account #</b>	<b>Description</b>	<b>Budget</b>
<b>5204</b>	<b>Wholesale Water Purchase</b>	<b>1,500,000</b>
	Cost of purchasing water from other sources in the event that current production cannot meet demands.	
<b>5206</b>	<b>Contracted Services</b>	<b>338,000</b>
	Charges for services contracted for operations and management necessary for water production.	
<b>5208</b>	<b>General Office Expense</b>	<b>5,000</b>
	Supplies, postage, forms, stationery, office reproductions supplies, and other miscellaneous office supplies. Does not include subscriptions, books, and publications.	
<b>5210</b>	<b>Permits/Licensing Fees</b>	<b>18,000</b>
	Cost of permits and licensing fees necessary or required for the production of drinking water. Includes fees paid to DEQ, OHA, and other regulatory entities.	
<b>5212</b>	<b>Insurance</b>	<b>110,000</b>
	Cost of insurance premiums to include but not limited to property, liability, and auto coverage.	
<b>5215</b>	<b>Computers/Technology</b>	<b>25,000</b>
	Costs associated with computer technology including hardware, software, licensing, associated peripherals and accessories.	
<b>5230</b>	<b>Professional Services</b>	<b>389,000</b>
	Covers legal counsel, auditing service, consulting engineering services, source water protection and conservation program.	
<b>5236</b>	<b>Water Treatment</b>	<b>184,000</b>
	Cost of water quality sample analysis including cost of chemicals, lab supplies, instrumentation supplies and equipment necessary for the testing process with a replacement value of less than \$5,000.	
<b>5238</b>	<b>Telemetry</b>	<b>25,000</b>
	Cost of collection and transmission of measurements and other data for monitoring. Includes costs of Supervisory and Data Acquisition (SCADA) system.	
<b>5240</b>	<b>Electricity</b>	<b>700,000</b>
	Electric utility costs associated with production operations and facilities.	
<b>5244</b>	<b>Education/Travel/Training/Dues</b>	<b>20,000</b>
	Costs associated with employee continuing education and training to maintain certification requirements. Includes related travel expenditures and membership in related professional organizations.	

**Descriptions - Materials & Services**

<b>Account #</b>	<b>Description</b>	<b>Budget</b>
<b>5245</b>	<b>Telephone</b>	<b>8,000</b>
	Cost associated with telephony, including phone, fax, and mobile devices.	
<b>5246</b>	<b>Mileage</b>	<b>1,500</b>
	Reimbursement for the cost of private mileage incurred by an employee when traveling for business purposes.	
<b>5247</b>	<b>Books and Publications</b>	<b>500</b>
	Cost of reference material used in the normal course of business, such as books, magazines, periodicals, leaflets, pamphlets, etc.	
<b>5248</b>	<b>Public Notices</b>	<b>1,500</b>
	Cost of published required public notifications in accordance with public law.	
<b>5250</b>	<b>Other Utilities</b>	<b>4,000</b>
	Cost of fuels and utilities for facilities, such as heat, gas, light, power, water, sewer, garbage, and steam. Excludes cost of electricity used for water production.	
<b>5252</b>	<b>Miscellaneous</b>	<b>5,000</b>
	Cost of incidental expenses arising during the year not classified in other accounts.	
<b>5256</b>	<b>Commissioner Expense</b>	<b>100</b>
	Reimburse of costs to Board Members for associated meeting costs.	
<b>5300</b>	<b>Vehicle and Equipment Maintenance</b>	<b>38,000</b>
	Costs of maintaining vehicle and equipment including fuel, repairs, tires, oil and other cost to maintain in good working condition.	
<b>5305</b>	<b>Building and Grounds</b>	<b>192,500</b>
	Cost of maintaining buildings and grounds, including landscaping services, janitorial, wiring, plumbing, carpentry, painting, etc.	
<b>5310</b>	<b>Small Tools &amp; Equipment</b>	<b>10,000</b>
	Cost of small tools and equipment with a replacement value of less than \$5,000 per item necessary for the performance of work.	
	<b>Total</b>	<b>3,575,100</b>

**North Clackamas County Water Commission**  
**2026-2027 Budget - Line Item Detail**  
**Staff Travel, Training, and Dues**  
**5244/5246**

<b># Attending</b>	<b>Sponsor</b>	<b>Dates</b>	<b>Registration Fees</b>	<b>Transport Costs</b>	<b>Lodging Expense</b>	<b>Meal Expense</b>	<b>Total Cost</b>
2	AWWA Annual Conference	June	\$ 2,000	\$ 2,000	\$ 2,800	\$ 300	\$ 7,100
1	AWWA Water Quality Conf.	Nov	\$ 1,000	\$ 1,500	\$ 2,500	\$ 150	\$ 5,150
1	Water Works School	June	\$ 700	\$ -	\$ -	\$ 50	\$ 750
	Miscellaneous Seminars		\$ 4,000	\$ -	\$ -	\$ 400	\$ 4,400
2	NWMOA	Misc.	\$ 800	\$ 1,500	\$ 1,000	\$ 300	\$ 3,600
	Mileage			\$ 500			\$ 500
						Total	\$ 21,500

**North Clackamas County Water Commission  
2026-2027 Budget  
Capital Outlay**

**Fund 13 Capital Outlay Account Number Listing**

	<b>Proposed Budget</b>
<b>7000 CAPITAL OUTLAY</b>	<b>3,875,000</b>
-10 Computers/SCADA/Technology	-
-20 Equipment	1,500,000
-30 Sand	700,000
-40 Membranes	1,250,000
-50 Buildings	300,000
-60 Other	125,000

<b>Capital Project Summary Overview</b>				
Account #	Account Description	Page#	Project Name	Budget
-20	Equipment		Raw and Finished Water Pump Replacements	400,000
-20	Equipment		Electrical System Upgrades	350,000
-20	Equipment		Chemical System Upgrades	500,000
-20	Equipment		Mechanical System Upgrades	250,000
-30	Sand		Slow Sand Filtration - Re-sand Filters #1 and #3 (2nd Half)	700,000
-40	Membranes		Membrane Replacements	1,250,000
-50	Buildings		HVAC Replacement	250,000
-50	Buildings		Property Security System & Cameras Replacement	50,000
-60	Other		Restore Cathodic Protection Equipment on Emergency Pipeline	100,000
-60	Other		Water Management & Conservation Plan	25,000
<b>Subtotal</b>				<b>3,875,000</b>

**North Clackamas County Water Commission  
2026-27 Budget  
Capital Outlay Justification**

**Item:** Raw and Finished Water Pump Upgrades

**Cost:** \$ 400,000

**GL Code:** 13.7000.20

**Justification:** Replace motors for raw water pumps #1 (75 HP) and #3 (75 HP), along with their variable frequency drives (beyond useful life). Add variable frequency drive to finish water pump #3. Also, replace raw water pumps #2 (40 HP) and #4 (40 HP) each with new 75 HP motor with soft starts. Additionally, examine "power quality" and assess need for electrical supply control (i.e. line conditioning) for both finished and raw water pumps. Replace worn and aged control valves on various pumps.



**North Clackamas County Water Commission  
2026-27 Budget  
Capital Outlay Justification**

**Item:** Electrical System Upgrades

**Cost:** \$ 350,000

**GL Code:** 13.7000.20

**Justification:** Replace electrical switchgear and related equipment for the raw and finished water pump station. Equipment has reached useful life.



Similar equipment. (Stock photo)

**North Clackamas County Water Commission  
2026-27 Budget  
Capital Outlay Justification**

**Item:** Chemical System Upgrades

**Cost:** \$ 500,000

**GL Code:** 13.7000.20

**Justification:** Replace sodium hypochlorite storage tanks and related equipment. Also replace soda ash delivery system, along with 3 main chemical storage and pump “skids”. Possibly add CO2 delivery system.



**North Clackamas County Water Commission  
2026-27 Budget  
Capital Outlay Justification**

**Item:** Mechanical System Upgrades

**Cost:** \$ 250,000

**GL Code:** 13.7000.20

**Justification:** Repair surge tank and compressed air equipment, along with various control valves. Some of this work may be scheduled for FY27 but funds are being requested now based on pending contractor availability and compatibility with other equipment replacement projects.



**North Clackamas County Water Commission  
2026-27 Budget  
Capital Outlay Justification**

**Item:** Slow Sand Filter Media

**Cost:** \$ 700,000

**GL Code:** 13.7000.20

**Justification:** There are four slow sand filter bays. Scheduled replacement of the sand media for each of these filters began back in 2022. The sand media in each of the four filters were replaced under a staggered schedule where two of the filters were initially replaced with half the required media and the other two with full media two years later. The initial half-full filters (2) now need to be filled.



**North Clackamas County Water Commission  
2026-27 Budget  
Capital Outlay Justification**

**Item:** Membrane Replacements

**Cost:** \$ 1,250,000

**GL Code:** 13.7000.20

**Justification:** The existing membrane cartridges have reached their useful life (10 years) and need replaced. Staff have been working to extend the life of this equipment with advanced cleaning and repair, but funds are needed to begin the process of full (or partial) replacement of this filter equipment. There are approximately 350 cartridges per membrane cell and there are currently 4 active cells (a 5<sup>th</sup> cell is available for planned expansion).



Similar equipment. (Stock photo)

**North Clackamas County Water Commission  
2026-27 Budget  
Capital Outlay Justification**

**Item:** HVAC Replacement

**Cost:** \$ 250,000

**GL Code:** 13.7000.50

**Justification:** The HVAC system for the main building (housing the membranes and pump station) has reached its useful life and needs replaced. There are six separate roof mounted units, each serving a specific area within the building. The planned replacements will be supported by a comprehensive system assessment and re-design.



Similar equipment. (Stock photo)

**North Clackamas County Water Commission  
2026-27 Budget  
Capital Outlay Justification**

**Item:** On-Going Security System Upgrades.

**Cost:** \$ 50,000

**GL Code:** 13.7000.50

**Justification:** Work is on-going to replace and upgrade the existing security cameras and access control system. The work will likely be expanded to add cameras at the intake, in the pump station and membrane area. The work began in FY 26 and will extend into FY 27.



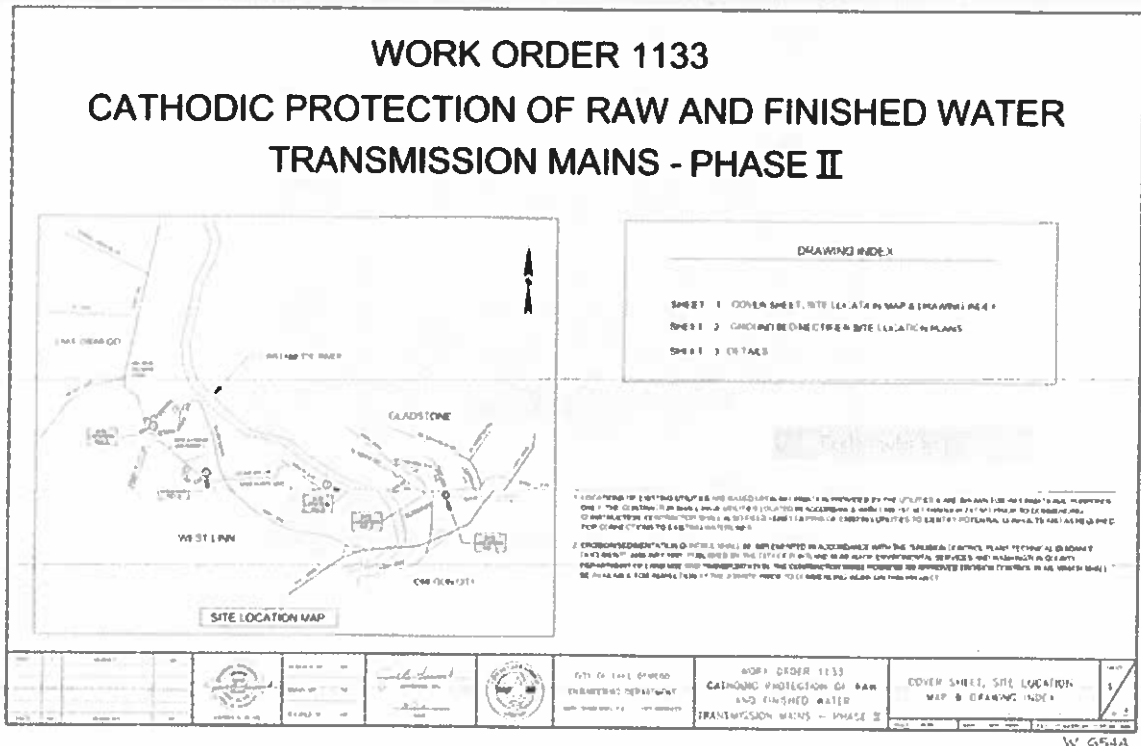
**North Clackamas County Water Commission  
2026-27 Budget  
Capital Outlay Justification**

**Item:** Restore Cathodic Protection Equipment on Emergency Pipeline

**Cost:** \$ 100,000

**GL Code:** 13.7000.60

**Justification:** In 2017, NCCWC acquired the old raw water pipeline serving the Lake Oswego treatment plant from their intake on the Clackamas River. The pipeline is being repurposed to serve as an important non-potable delivery option across the Willamette River during an emergency (up to 6-8 MGD). Prior to its abandonment, the pipeline was protected by an active cathodic (corrosion) protection system. Staff have been working with City of Lake Oswego to complete the transfer of this asset to the NCCWC and begin the process of restoring the associated cathodic protection equipment. This project includes an investigation into the restoration of that system, along with related design and implementation. Existing work remains focused on the transfer of the asset. Preliminary design of the cathodic protection system was completed in 2021. This activity is carried forward from prior year.



**North Clackamas County Water Commission  
2026-27 Budget  
Capital Outlay Justification**

**Item:** Water Management & Conservation Plan Update

**Cost:** \$25,000

**GL Code:** 13.7000.60

**Justification:** The water right(s) for the NCCWC are subject to the state's permit extension rules, requiring the preparation of a Water Management & Conservation Plan (as prescribed under OAR 690-086). Staff is working with a consulting team on preparation of various documents required under this process. The work is largely complete, except for some updating of water use data and demand forecasts since 2023. The final documentation is scheduled for completion in the Fall 2026. This project is partially carried forward from fiscal year 2025-2026.

