



ORDINANCE NO. _____

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF
LYNNWOOD, WASHINGTON, AMENDING THE RATES AND FEES
CHARGED FOR WATER, SEWER, AND SURFACE WATER SERVICES;
AMENDING SECTIONS 13.20.010, 13.20.080, 13.35.070,
14.40.035, AND 14.40.040 OF THE LYNNWOOD MUNICIPAL CODE;
PROVIDING FOR SEVERABILITY; ESTABLISHING AN EFFECTIVE
DATE; AND PROVIDING FOR SUMMARY PUBLICATION**

WHEREAS, the City of Lynnwood Water System Plan Update dated 2026, the Sewer System Plan dated 2024, and the Surface Water Plan dated 2021 define the operations and maintenance and capital needs of the utilities; and

WHEREAS, the City desires to base utility rates on the actual cost of providing all maintenance and operations services and capital construction costs; and

WHEREAS, the City desires to maintain equity between the amount of utility services used and the amount paid by its customers; and

WHEREAS, the utility rate structure was last adjusted in 2022 and before that in 2020; and

WHEREAS, the City has determined that it is not necessary to revise the rates and fees charged for utility service in 2027, and with this action will not create solvency issues for the utilities;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF LYNNWOOD, WASHINGTON, DO ORDAIN AS FOLLOWS:

Section 1: Purpose. The purpose of this ordinance is to amend the water, sewer, and surface water utility rates for 2027.

Section 2 Amendments. Section 13.20.010 of the Lynnwood Municipal Code is hereby amended to read as follows:

3.20.010 Charges for domestic water.

The charges for domestic water service shall be based upon the size of meter installed, number of connections or units being serviced therefrom, and the water delivered through the service meter. The bimonthly rate for each meter size and the maximum water allowed as part of this minimum charge shall be in effect and assessed for all billings issued on or after January 1st of each year, regardless of when the water is actually used.

Table 1. Water Rates

Water Customer Classification	2023 Bimonthly Rate	2024 Bimonthly Rate	2025 Bimonthly Rate	2026 Bimonthly Rate	2027 Bimonthly Rate	2028 Bimonthly Rate
Residential Single-Unit						
Bimonthly Base Rate (incl.10 CCF)	\$59.31	\$62.28	\$65.39	\$68.66	\$72.09 <u>\$68.66</u>	\$75.69 <u>\$72.09</u>
Bimonthly Volume Charge (>10 CCF to 40 CCF)	\$3.40	\$3.57	\$3.75	\$3.94	\$4.14 <u>\$3.94</u>	\$4.35 <u>\$4.14</u>
Bimonthly Volume Charge (>40 CCF)	\$5.12	\$5.38	\$5.65	\$5.93	\$6.23 <u>\$5.93</u>	\$6.54 <u>\$6.23</u>
Special Water Rate	See LMC 13.20.080 , Special utility rates and rebates					
Residential Multiple/Mobile Combined						
Bimonthly Base Rate (incl.10 CCF/meter)	\$22.76	\$23.90	\$25.10	\$26.36	\$27.68 <u>\$26.36</u>	\$29.06 <u>\$27.68</u>
Bimonthly Volume Charge Volume Charge (>10 CCF/meter)	\$2.49	\$2.61	\$2.74	\$2.88	\$3.02 <u>\$2.88</u>	\$3.17 <u>\$3.02</u>
Special Water Rate	See LMC 13.20.080 , Special utility rates and rebates					
Commercial/Industrial (Based on Meter Size)						
5/8 – 3/4-Inch Meter	\$68.90	\$72.35	\$75.97	\$79.77	\$83.76 <u>\$79.77</u>	\$87.95 <u>\$83.76</u>
1-Inch Meter	\$149.22	\$156.68	\$164.51	\$172.74	\$181.38 <u>\$172.74</u>	\$190.45 <u>\$181.38</u>
1-1/2-Inch Meter	\$281.23	\$295.29	\$310.05	\$325.55	\$341.83 <u>\$325.55</u>	\$358.92 <u>\$341.83</u>
2-Inch Meter	\$436.14	\$457.95	\$480.85	\$504.89	\$530.13 <u>\$504.89</u>	\$556.64 <u>\$530.13</u>
3-Inch Meter	\$814.92	\$855.67	\$898.45	\$943.37	\$990.54 <u>\$943.37</u>	\$1,040.07 <u>\$990.54</u>
4-Inch Meter	\$1,337.13	\$1,403.99	\$1,474.19	\$1,547.90	\$1,625.30 <u>\$1547.90</u>	\$1,706.57 <u>\$1,625.30</u>
6-Inch Meter	\$2,657.08	\$2,789.93	\$2,929.43	\$3,075.90	\$3,229.70 <u>\$3,075.90</u>	\$3,391.19 <u>\$3,229.70</u>

Monthly Volume Charge (>10 CCF per meter)	\$4.18	\$4.39	\$4.61	\$4.84	\$5.08 <u>\$4.84</u>	\$5.33 <u>\$5.08</u>
---	--------	--------	--------	--------	------------------------------------	------------------------------------

*Base charge per unit plus volume over 10 CCF per meter.

Section 3 Amendments. Section 13.20.080.E of the Lynnwood Municipal Code is hereby amended to read as follows:

E. *Special Water Utility Rates for Residential Single-Units Based Upon Income Level.*

Table 13.20.080E. Special Water Rates

Water Customer Classification	2026	2027	2028
Special Water Rates, Income Level Status A (40%)			
Bimonthly Base Rate (incl. 10 CCF)	\$27.46	\$28.84 <u>\$27.46</u>	\$30.28 <u>\$28.84</u>
Bimonthly Volume Charge (> 10 CCF to 40 CCF)	\$1.58	\$1.66 <u>\$1.58</u>	\$1.74 <u>\$1.66</u>
Bimonthly Volume Charge (> 40 CCF)	\$2.37	\$2.49 <u>\$2.37</u>	\$2.62 <u>\$2.49</u>
Special Water Rates, Income Level Status B (45%)			
Bimonthly Base Rate (incl. 10 CCF)	\$30.90	\$32.44 <u>\$30.90</u>	\$34.06 <u>\$32.44</u>
Bimonthly Volume Charge (> 10 CCF to 40 CCF)	\$1.77	\$1.86 <u>\$1.77</u>	\$1.96 <u>\$1.86</u>
Bimonthly Volume Charge (> 40 CCF)	\$2.67	\$2.80 <u>\$2.67</u>	\$2.94 <u>\$2.80</u>
Special Water Rates, Income Level Status C (50%)			
Bimonthly Base Rate (incl. 10 CCF)	\$34.33	\$36.05 <u>\$34.33</u>	\$37.85 <u>\$36.05</u>
Bimonthly Volume Charge (> 10 CCF to 40 CCF)	\$1.97	\$2.07 <u>\$1.97</u>	\$2.18 <u>\$2.07</u>
Bimonthly Volume Charge (> 40 CCF)	\$2.97	\$3.12 <u>\$2.97</u>	\$3.27 <u>\$3.12</u>

Section 4 Amendments. Section 13.35.070.D of the Lynnwood Municipal Code is hereby amended to read as follows:

D. ~~Special~~ *Surface Water Rate.*

1. For qualifications, categories and other administrative rules related to special surface water rates, see LMC [13.20.080](#).

Table 1. Customer Class Calculation

Customer Class	Rate Calculation
Residential Single/Duplex Unit	1 ERU
Residential Multiple/Commercial Industrial Sites	Measured s.f. of impervious areas = number of billed ERUs
Special Surface Water Rates	1 ERU x Special Rate

Table 2. Surface Water Rates

Customer Classification	2023 Bimonthly Rate	2024 Bimonthly Rate	2025 Bimonthly Rate	2026 Bimonthly Rate	2027 Bimonthly Rate	2028 Bimonthly Rate
Residential Single/Duplex Unit	\$29.90	\$31.17	\$32.49	\$33.87	\$35.31 <u>\$33.87</u>	\$36.81 <u>\$35.31</u>
Residential Multifamily and Mobile	\$29.90	\$31.17	\$32.49	\$33.87	\$35.31 <u>\$33.87</u>	\$36.81 <u>\$35.31</u>
Commercial Industrial Sites	\$29.90	\$31.17	\$32.49	\$33.87	\$35.31 <u>\$33.87</u>	\$36.81 <u>\$35.31</u>
Special Surface Water Rate, Income Level Status A*	\$11.96	\$12.47	\$13.00	\$13.55	\$14.12 <u>\$13.55</u>	\$14.72 <u>\$14.12</u>
Special Surface Water Rate, Income Level Status B*	\$13.46	\$14.03	\$14.62	\$15.24	\$15.89 <u>\$15.24</u>	\$16.56 <u>\$15.89</u>
Special Surface Water Rate, Income Level Status C*	\$14.95	\$15.59	\$16.25	\$16.94	\$17.66 <u>\$16.94</u>	\$18.41 <u>\$17.66</u>

*or as calculated for units in a complex.

2. *Preservation Mobile Home Park Rate.* For mobile home parks that are preserved pursuant to a development agreement in accordance with Chapter [21.29](#) LMC, as follows:

- a. Preservation for five to seven years: one-half ERU.
- b. Preservation for seven years or more: one-quarter ERU.

Section 5 Amendments. Section 14.40.035 of the Lynnwood Municipal Code is hereby amended to read as follows:

Each customer, including residential single-unit, residential multiple-unit per unit, and commercial and industrial per meter, shall be charged a rate per 100 cubic feet (one CCF) of residential or commercial/industrial use in excess of the first 2,000 cubic feet (20 CCF) every two months included in the base rate. This rate shall be as specified in Table 1 of this section. To account for summer water that does not enter the sewer system, the volume billed to residential customers in their July, August, September, and October billings, no matter when the water usage actually occurred, shall be adjusted according to the individual customer's winter usage. Winter usage shall be determined by water used in October through April.

Table 1. Sewer Rates

Customer Classification	2023 Bimonthly Rate	2024 Bimonthly Rate	2025 Bimonthly Rate	2026 Bimonthly Rate	2027 Bimonthly Rate	2028 Bimonthly Rate
Residential Single-Unit						
Bimonthly Base Rate (incl. 20 CCF)	\$124.86	\$151.08	\$182.81	\$221.20	\$247.74 <u>\$221.20</u>	\$277.47 <u>\$247.74</u>
Bimonthly Volume Charge > 20 CCF	\$5.09	\$6.16	\$7.45	\$9.01	\$10.09 <u>\$9.01</u>	\$11.30 <u>\$10.09</u>
Special Sewer Rate	See LMC 14.40.040 , Special sewer rates					
Residential Multiple/Mobile Combined						
Bimonthly Base Rate (incl. 20 CCF per unit)	\$93.79	\$113.49	\$137.32	\$166.16	\$186.10 <u>\$166.16</u>	\$208.43 <u>\$186.10</u>
Bimonthly Volume Charge > 20 CCF per unit	\$4.39	\$5.31	\$6.43	\$7.78	\$8.71 <u>\$7.78</u>	\$9.76 <u>\$8.71</u>
Special Sewer Rate	See LMC 14.40.040 , Special sewer rates					
Commercial/Industrial (Based on Meter Size)						
5/8 – 3/4-Inch Meter	\$200.27	\$242.33	\$293.22	\$354.80	\$397.38 <u>\$354.80</u>	\$445.07 <u>\$397.38</u>
1-Inch Meter	\$256.75	\$310.67	\$375.91	\$454.85	\$509.43 <u>\$454.85</u>	\$570.56 <u>\$509.43</u>
1-1/2-Inch Meter	\$308.10	\$372.80	\$451.09	\$545.82	\$611.32 <u>\$545.82</u>	\$684.68 <u>\$611.32</u>
2-Inch Meter	\$462.16	\$559.21	\$676.64	\$818.73	\$916.98 <u>\$818.73</u>	\$1,027.02 <u>\$916.98</u>
3-Inch Meter	\$1,553.36	\$1,879.57	\$2,274.28	\$2,751.88	\$3,082.11 <u>\$2,751.88</u>	\$3,451.96 <u>\$3,082.11</u>
4-Inch Meter	\$1,964.18	\$2,376.66	\$2,875.76	\$3,479.67	\$3,897.23 <u>\$3,479.67</u>	\$4,364.90 <u>\$3,897.23</u>
6-Inch Meter	\$2,914.15	\$3,526.12	\$4,266.61	\$5,162.60	\$5,782.11 <u>\$5,162.60</u>	\$6,475.96 <u>\$5,782.11</u>
Commercial/Industrial (Based on Meter Size/Strength)						
A. Strength < 3						
Volume Rate per CCF over first 20 CCF	\$6.47	\$7.83	\$9.47	\$11.46	\$12.84 <u>\$11.46</u>	\$14.38 <u>\$12.84</u>
B. Strength = 3						
Volume Rate per CCF over first 20 CCF	\$10.21	\$12.35	\$14.94	\$18.08	\$20.25 <u>\$18.08</u>	\$22.68 <u>\$20.25</u>
C. Strength = 4						
Volume Rate per CCF over first 20 CCF	\$16.79	\$20.32	\$24.59	\$29.75	\$33.32 <u>\$29.75</u>	\$37.32 <u>\$33.32</u>

D. Strength = 5						
Volume Rate per CCF over first 20 CCF	\$19.55	\$23.66	\$28.63	\$34.64	\$38.80 <u>\$34.64</u>	\$43.46 <u>\$38.80</u>
SEWER ONLY ACCOUNTS						
Residential	\$130.26	\$157.61	\$190.71	\$230.76	\$258.45 <u>\$230.76</u>	\$289.46 <u>\$258.45</u>
Commercial/Industrial Per Account	\$396.94	\$480.30	\$581.16	\$703.20	\$787.58 <u>\$703.20</u>	\$882.09 <u>\$787.58</u>

Section 6 Amendments. Section 14.40.040.B of the Lynnwood Municipal Code is hereby amended to read as follows:

B. *Special Sewer Rate Chart*. The following rate chart is based on income levels (see LMC [13.20.080](#)).

Residential Single-Unit Rates:

Table 2. Special Sewer Rates

Customer Classification (incl. 20 CCF)	2023 Bimonthly Rate	2024 Bimonthly Rate	2025 Bimonthly Rate	2026 Bimonthly Rate	2027 Bimonthly Rate	2028 Bimonthly Rate
Special Sewer Rates, Income Level Status A (40%)						
Bimonthly Base Rate (incl. 20 CCF)	\$49.94	\$60.43	\$73.12	\$88.48	\$99.10 <u>\$88.48</u>	\$110.99 <u>\$99.10</u>
Bimonthly Volume Charge > 20 CCF	\$2.04	\$2.46	\$2.98	\$3.60	\$4.04 <u>\$3.60</u>	\$4.52 <u>\$4.04</u>
Special Sewer Rates, Income Level Status B (45%)						
Bimonthly Base Rate (incl. 20 CCF)	\$56.19	\$67.99	\$82.26	\$99.54	\$111.48 <u>\$99.54</u>	\$124.86 <u>\$111.48</u>
Bimonthly Volume Charge > 20 CCF	\$2.29	\$2.77	\$3.35	\$4.05	\$4.54 <u>\$4.05</u>	\$5.09 <u>\$4.54</u>
Special Sewer Rates, Income Level Status C (50%)						
Bimonthly Base Rate (incl. 20 CCF)	\$62.43	\$75.54	\$91.40	\$110.60	\$123.87 <u>\$110.60</u>	\$138.74 <u>\$123.87</u>
Bimonthly Volume Charge > 20 CCF	\$2.55	\$3.08	\$3.73	\$4.51	\$5.05 <u>\$4.51</u>	\$5.65 <u>\$5.05</u>

Section 7. Severability. If any section, sentence, clause or phrase of this ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase or word of this ordinance.

Section 8. Effective Date: This ordinance or an approved summary thereof consisting of its title shall be published in the City's official newspaper of record and shall take effect and be in full force five days following its publication.

PASSED by the City Council this 28th day of October 2026.

APPROVED:

George Hurst, Mayor

ATTEST/AUTHENTICATED:

APPROVED AS TO FORM:

Nathan MacDonald, City Clerk

Lisa Marshall, City Attorney