

**From:** [\[name\]](#)  
**To:** [LAFCO Information](#)  
**Subject:** Riverside LAFCO Contact Form Submission "Water services report for Murrieta"  
**Date:** Monday, April 05, 2021 4:47:29 PM

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From: Christine Rios  
Subject: Water services report for Murrieta

Message Body:

I have questions about Rancho's water rate surcharge and ad valorem. The report says if Rancho assumes ownership of Western's west Murrieta area, they will either assess an ad valorem tax on our property taxes or add a water rate surcharge to our monthly water bill. It states the water rate surcharge will collect the same amount the ad valorem would have collected.

1. The amount collected each year through ad valorem typically increases due to increases in land value. Will the water rate surcharge be increased every year to account for the corresponding increase in ad valorem?
2. The ad valorem collects a fixed amount for the tax year. The water rate surcharge collects a different amount depending on water usage. Will there be an accounting for each customer at the end of the year comparing the amount collected through the rate surcharge vs. what would have been collected through ad valorem?
3. If the water rate surcharge collects more than the amount that would have been collected through the ad valorem in any given year, will the customer be refunded the excess amount collected from the surcharge for that year?
4. If the answer to #3 is no, then what will Rancho do to maintain the "revenue neutral" aspect of these charges?

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