

CITY OF WARRENVILLE
MEMO

F-4

To: Mayor, City Council, and City Administrator White
 From: Public Works Director Kuchler *DJK*
 Subject: EMRP ASSET SCHEDULE UPDATE
 Date: June 4, 2025

The purpose of this memorandum is to provide a summary of the adjustments made to the infrastructure asset schedules in the Enterprise Maintenance and Replacement Plan (EMRP) from April 1, 2022 through April 30, 2025. This update is typically an annual update, but the last update was in 2023.

Summary of Changes to Asset Schedules:

City staff has reviewed the quantities contained in the asset schedules since the EMRP was updated and approved by City Council on December 7, 2020. The changes below have been grouped into categories with the following impacts to the EMRP:

Asset Category	2023 Total (4/2023 Update)	2025 Total (6/2025 Update)	Dollar Change 2023 to 2025	Percentage Change 2023 to 2025
Water System Inventory Operating	295,374	314,093	18,719	+6.3%
Water System Inventory Non-Operating	2,750,809	2,947,994	197,185	+7.2%
Sewer System Inventory Operating	135,029	143,586	8,557	+6.3%
Sewer System Inventory Non-Operating	1,727,961	1,857,185	129,224	+7.5%
EMRP TOTALS	4,909,173	5,262,858	353,685	+7.2%

As a reminder, the EMRP funds system operating expenditures at 100%, and only partially funds non-operating system replacement expenditures for water and sewer capital replacement costs, based on the policy that current users of an asset should pay a greater share of the cost for the asset – pay

as you use policy. Therefore, the current system customers are paying for the existing system assets, and a portion of the replacement costs, but future system customers will need to pay for the larger share of those replacement costs.

The table above represents 100% of both the average annual operating and non-operating expenditures for the water and sewer systems, for purposes of demonstrating the change in value from year to year.

Adjustment notes:

There is an annual escalator that was incorporated into the EMRP when it was updated in December 2020. Finance Director Dahlstrand calculated the escalators for the last two years as 3.11% and 3.13%, based on a 10-year average of the Municipal Cost Index. The escalators were applied to all components of the EMRP.

Water System Inventory Operating – No adjustments, except for the annual escalators.

Water System Inventory Non-Operating – Water main improvements in the Everton Subdivision were formally accepted in 2023, and in the Lexington Trace Subdivision (Units 2 and 3) in 2025.

Sewer System Inventory Operating – No adjustments, except for the annual escalators.

Sewer System Inventory Non-Operating – Sewer improvements in the Everton Subdivision were formally accepted in 2023, and in the Lexington Trace Subdivision (Units 2 and 3) in 2025.

Next Steps

Staff will continue to update this document annually, based on new infrastructure accepted or constructed by the City, as well as refinements to the quantities of infrastructure, and vehicle and equipment costs contained in the existing document.