



Legislation Details (With Text)

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Title: Resolution No. 4 - Confirming the Newport Road Sidewalk Special Assessment Roll

Sponsors:

Indexes:

Code sections:

Attachments: 1. Newport Sidewalk Special Assessment Roll Revision 9-16-14.pdf

Date	Ver.	Action By	Action	Result
10/20/2014	1	City Council	Approved	Pass

Resolution No. 4 - Confirming the Newport Road Sidewalk Special Assessment Roll
Attached for your review and approval is Resolution No. 4 confirming the Special Assessment Roll for the Newport Sidewalk - Special Assessment, District No. 42, File No. 2012-025

On November 3, 2012, staff received a petition requesting the city to provide a sidewalk along Newport Road from Riverwood Drive to Wines Elementary and consider “taxing” the neighboring communities to help pay the costs. The petition was signed primarily by citizens neighboring Newport Road. The Petition followed a public involvement process begun in 2011 in which staff sought to address the citizen requested improvements of non-motorized access along Newport Road north of Sunset.

In January 2013, City Council approved a resolution authorizing staff to design the sidewalk and investigate funding scenarios, such as spreading the special assessments to the surrounding neighbors (R-13-029). In April 2014, City Council approved Special assessment Resolution 2 and 3 (R-14-121 and R-14-122).

In August 2014, the sidewalk was completed in conjunction with the adjacent road resurfacing.

Resolution 2 established the estimated cost of the project and the estimated project revenue sources and directed the preparation of the special assessment roll. Resolution 2 was approved by City Council on April 21, 2014. Included in the roll were the property owners of the Riverwood Subdivision and the four owners on Newport Road parcel north of M-14. Resolution No. 3, approved by City Council on April 21, 2014 scheduled the Public Hearing for May 5, 2014.

At the time, the Homeowner’s Association of the Newport Creek Subdivision (located north of Riverwood) stated their willingness to voluntarily contribute to the project to help offset their neighbors’ assessments. The agreement has been received with a contribution of \$10,228 (equivalent of ½ unit of benefit (232.46) for each of the 44 condominium units within Newport Creek).

With the contribution from Newport Creek Home Owners Association, the total special assessment portion of the sidewalk cost had been reduced from \$49,746 to \$39,518. The Riverwood Subdivision and Newport Road property owners' assessments have been reduced from \$585.25 to \$464.92 and from \$1,170.50 to \$929.83, respectively. The attached Resolution 4 reflects these newly reduced amounts.

Per City ordinance, it is recommended that the property share be in one payment.

Prepared by: David Petrak, Assessor

Reviewed by: Tom Crawford, Chief Financial Officer

Approved by: Steven D. Powers, City Administrator

Whereas, City Council, after due and legal notice, has met for the purpose of reviewing the Special Assessment Roll prepared for the purpose of assessing the private property's share of the cost of the sidewalk described as follows: New sidewalk along the west side of Newport Road from M-14 bridge to Riverwood Drive, District No. 42, File No. 2012-025;

Whereas, City Council has heard all persons interested in the necessity of the improvement or aggrieved by the Special Assessment Roll and has considered any and all objections thereto;

Whereas, The voluntary contribution from the Newport Creek Homeowner's Association has reduced the total Special Assessment amount for this project from \$49,746.25 to \$39,517.56; and

Whereas, City Council is satisfied with said Special Assessment Rolls,

RESOLVED, That said Newport Road (M-14 to Riverwood) - Sidewalk Special Assessment Roll as prepared by the City Assessor be hereby confirmed in the amount of \$ 39,517.56, and that the total cost, the sum of \$39,517.56 shall be paid by special assessment upon the property specially benefited within the City; and

RESOLVED, That Special Assessment Roll be in one payment, which shall be due on June 1, 2015.