



Legislation Text

File #: 11-0387, Version: 1

Resolution Authorizing Sanitary Sewer and Water Improvement Charges for 1647 Franklin (\$24,422.00)

Your approval is requested to levy sanitary sewer and water improvement charges totaling \$24,422.00 on the property known as 1647 Franklin Street. This previously-vacant parcel was the result of a 2006 property split. On February 24, 2011, the owner paid the \$30.00 fee to levy the improvement charges (the fee covers the cost to have the certified resolution recorded at the Washtenaw County Register of Deeds). The property has paid the applicable connection charges and is "active" for sanitary sewer and water service as of March 18, 2011.

According to current procedures, the property owner needs to now pay the property's share of the existing utilities through the City improvement charge levy as required under section 1:278, Chapter 12, of the Ann Arbor Code. The \$24,422.00 Utilities Improvement Charge is to be levied and then made payable in 15 annual installments at 5.37% interest per annum on the unpaid balance.

It is therefore recommended that Council levy these improvement charges according to the terms described above.

Prepared by: Beverly J. Selvig, Management Assistant, Public Services

Reviewed by: Sue F. McCormick, Public Services Administrator

Approved by: Roger W. Fraser, City Administrator

Whereas, The City owns improvements described as follows:

Parcel ID 09-09-19-214-087 (1647 Franklin St)

Sanitary Sewer:

Sanitary Sewer Main constructed in Franklin Street in 1970's	
2011 Fixed Improvement Charge	\$22,530.00
Sewer Main constructed in 1970, Credit	<u>-\$ 7,895.00</u>
Net Sanitary Sewer Improvement Charge	\$14,635.00

Water Main:

Water Main constructed in Franklin Street in 1970's	
2011 Fixed Improvement Charge	\$14,539.00
Water Main constructed in 1970, Credit	<u>-\$ 4,752.00</u>
Net Water Improvement Charge	\$ 9,787.00

TOTAL OF IMPROVEMENT CHARGES: \$24,422.00

Whereas, The owner of 1647 Franklin Street is being furnished sanitary sewer and water service;

Whereas, Pursuant to Section 1:278, Chapter 12, of the Code of the City of Ann Arbor, the fair share of the cost of said improvements is levied against certain properties and this fair share has not been previously paid nor contracted for;

RESOLVED,

1. That Council levy an improvement charge against the following property which is specifically benefited by the above improvements:

Newly Developed Property Address: 1647 Franklin St
City Assessor Code: 09-09-19-214-087

PRT OF LOT 95 GARDEN HOMES PARK SUBDIVISION DESCRIBED AS: COM AT THE NE COR OF SAID LOT 95:TH N 89 DEG 22' 28" W 143.30 FT FOR THE POB: TH S 00 DEG 03' 51" W 82.48 FT;TH N 89 DEG 22' 33" W 95.33 FT; TH N 00 DEG 03' 52" E 82.49 FT ; TH S 89 DEG 22' 28" E 95.33 FT TO THE POB; CONTAINING 7862 SQ FT OF LAND, MORE OR LESS, TOGETHER WITH A 30 FT WIDE EASEMENT FOR INGRESS/EGRESS AND PUBLIC UTILITIES, AND ANY OTHER EASEMENTS OR RESTRICTION OF RECORD, IF ANY. Split on 02/07/2006 from 09-09-19-214-016, situated in the City of Ann Arbor, Washtenaw County, Michigan;

2. That the improvement charge levied is \$24,422.00;
3. That this improvement charge is divided into 15 equal installments; the first installment to be due on June 1, 2011, and the 14 subsequent installments to be due on June 1 of each and every year thereafter, with the deferred installments of the improvement charge to bear interest at the rate of 5.37% per annum commencing June 1, 2011;
4. That the Public Services Area be directed to send a copy of this resolution by electronic mail or first class mail to the owners of the property and to promptly have this resolution recorded in the office of the Register of Deeds of Washtenaw County, Michigan; and
5. That this levied improvement charge is to be invoiced to the owner, Mostafa Mehrabi, of the property known as 1647 Franklin St, City of Ann Arbor, Washtenaw County, Michigan 48103, at 10381 Ridgeline Drive, Milan, MI 48160, and to be credited in the amount of \$14,635.00 to Fund 0043-078-8000-0000-7151 and \$9,787.00 to Fund 0042-078-8000-0000-7151.