



Legislation Text

File #: 08-0149, Version: 2

Resolution Authorizing Road Improvement Charge for 3093 Glazier Way (\$98,168.85)
Your approval is requested to levy Glazier Way Road improvement charges of \$98,168.85 on the property known as 3093 Glazier Way, but to defer payment and escalate the amount of payment until development, sale or other transfer of ownership of the property. The property at 3093 Glazier Way is vacant and is adjacent to property at 3081 Glazier Way that is owned and occupied by the same property owner as a homestead property. Annexation for 3081 Glazier Way was sought to allow connection to City water and sanitary sewer. Because the property at 3093 Glazier Way is adjacent to property owned by the same property owner, the property owner was required to and did request annexation from Ann Arbor Township for 3093 Glazier Way in conjunction with the request to annex the adjacent homestead property at 3081 Glazier Way. The annexation of both properties was completed on December 27, 2007, as notified by the State of Michigan.

The property is not currently connected to City water or sanitary sewer. The property owner will be charged the fixed water improvement charge and the fixed sanitary sewer improvement charge in place at the time of "active" connection. Glazier Way was improved as part of the 2000 Glazier Way Road Improvement Project that included pavement, curb & gutter, streetlights, sidewalks, and storm sewer.

The property's share of the existing improvement charge through the City improvement charge levy as required under section 1:279, Chapter 12, of the Ann Arbor Code is \$98,168.85. This amount would be escalated as provided in section 1:279(2) and paid in full at the time of development, sale or other transfer of ownership.

It is therefore recommended that Council levy the improvement charge 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 has previously constructed improvements described as follows:

Parcel ID 09-23-302-075 (3093 Glazier Way)

Glazier Way Road Improvement Project

File No. 96061; District No. 23

Constructed in 2000; Pavement, Curb & Gutter, Streetlights, Sidewalks, Storm Sewer

\$15,102.90/unit * 5 units * 1.30 Cost Forward Factor = \$98,168.85

GRAND TOTAL OF CURRENT IMPROVEMENT CHARGES = \$98,168.85

Whereas, The property at 3093 Glazier Way annexed into the City of Ann Arbor on December 27, 2007, as notified by the State of Michigan;

Whereas, The property at 3093 Glazier Way was included as part of the Glazier Way Improvement Project constructed in 2000;

Whereas, The property is vacant;

Whereas, The property owner was required to annex this property from Ann Arbor Township in conjunction with the annexation of the property owner's adjacent homestead property; and

Whereas, Pursuant to Section 1:279, 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 annexed property which is specifically benefited by the above improvements:

<u>Annexation Address from Ann Arbor Township:</u>	3093 Glazier Way
<u>City Assessor Code:</u>	09-23-302-075
<u>Planning File No.:</u>	9233C3.1 & .2

WD L2701 P445 ****FROM 0923375005 10/27/92AA 23-8A-1B SW 1/4 OF SW 1/4 OF SW 1/4, EXC BEG AT SW COR OF SEC, THN 0 DEG 47' 30" E 671.55 FT ALONG W LINE OF SEC, TH N 88 DEG 57' 30" E 180.0 FT, TH S 470.84 FT, TH N 89 DEG 6' 30" E 66.5 FT, TH N 78 DEG 42' 30" E 150.0 FT, TH N 29-45-0 E 110.98 FT, TH S 81-58-10 E 172.27 FT, TH N 89-13-13 E 40 FT, TH S 0-46-45 E 295.69 FT, TH S 89-5-30 W 654.94 FT TO POBPT OF SW 1/4 SEC 23 T2S R6E 4.39 AC.; previously Ann Arbor Township and now situated in the City of Ann Arbor, Washtenaw County, Michigan;

2. That the current amount of the improvement charge levied is \$98,168.85;
3. That the amount of the improvement charge shall escalate in accordance with section 1:279(2), Chapter 12, of the City Code until such time as it is paid;
4. That payment of this improvement charge is deferred until such time as the property is developed, sold or ownership is otherwise transferred to another party, at which time the improvement charge shall become due and payable in full;
5. That the Public Services Area be directed to send a copy of this resolution by 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
6. That this levied improvement charge, as escalated, is to be credited when paid to Fund 0010-073-1000-7151.

As Amended by City Council on April 7, 2008.