



Request for City Council Committee Action from the Department of Public Works

Date: May 14, 2013

To: Honorable Sandra Colvin Roy, Chair Transportation & Public Works Committee
Referral to: Honorable Betsy Hodges, Chair Ways and Means/Budget Committee

Subject: Public Hearing: 28th Ave. S. Resurfacing Project

Recommendation:

- A. Passage of a Resolution ordering the City Engineer to proceed and do the work and adopting special assessment in the amount of \$291,144.01 for the 28th Av S Phase 2 (40th St E to 50th St E and 55th St. E to 56th St. E.) Project No 5242 Street Resurfacing Project.
- B. Passage of a Resolution requesting the Board of Estimate and Taxation to issue and sell assessment bonds in the amount of \$291,150 for the 28TH Av S Phase 2 Street Resurfacing Project with the bonds to be paid for from special assessments.

Previous Directives:

- Nov 16, 2012 - Council resolution 2012R-605, establishing the 2013 Uniform Assessment Rates
- Apr 12, 2013 - Council resolution 2013R-148, designating the locations and streets to be improved

Department Information:

Prepared by: Suzette R. Hjermstad, R.E. Investigator II, 673-2401
Michael D. Kennedy, P.E, Director Transportation, Maintenance & Repair

Approved by: _____
Steven A. Kotke, P.E., Director of Public Works

Presenters in Committee: Mike Kennedy

Reviews

- Permanent Review Committee (PRC): Approval _____ Date _____
- Civil Rights Approval Approval _____ Date _____

- Policy Review Group (PRG): Approval ____ Date _____

Financial Impact

- Action is within the Business Plan
- Other financial impact: Special Assessments against benefited properties

Community Impact

- Neighborhood Notification: Public Hearing notice mailed to properties April 29
- City Goals: Maintain the physical infrastructure to ensure a healthy, vital and safe city
- Comprehensive Plan
- Zoning Code
- Other

Supporting Information

On April 12, 2013, the City Council designated the locations, streets and improvements proposed to be made in 28th Av S neighborhood. The cost estimate for this project is \$1,550,000 and is financed with net debt bonds, MSA funds and special assessments.

The location of the 28th Av S street resurfacing project is from 40th St E to 50th St E and also from 55th St. E to 56th St. E. Twenty-eighth Av S at this location is MSA Route No 431. Segments of this part of 28th Av S were last paved in 1951, and 1957.

The street resurfacing would be a mill and overlay of the street surface along with select curb and gutter replacement, select storm drain installation and earthwork corrections as needed. CenterPoint has a large gas main project from 40th St E to 50th St E that will be done before the resurfacing project begins. This paving project is scheduled to begin in September, 2013 and will be constructed by the City's workforce.

The street resurfacing special assessments were determined by applying the 2013 Uniform Assessment Rates to the land area of benefited parcels located within the street influence zone along the improved streets. The approved 2013 resurfacing assessment rates are:

\$0.60/sq ft – Non-Residential

\$0.20/sq ft – Residential

The proposed total assessment amount is \$291,144.01 for the 28th Av S project. Individual assessments of more than \$150 would be collected over 5 years beginning on the 2014 real estate tax statements with interest charged at the same rate as the City pays in interest for selling assessment bonds. Assessments of \$150 or less would be collected in their entirety on the 2014 real estate tax statements with interest charged at the same rate as the City pays in interest for selling assessment bonds. Information has been provided in the Notices as to how persons may prepay the special assessments in full without interest if they so choose.

City Council has passed resolutions whereby a deferment of special assessments may be obtained by showing hardship for any homestead property owned by a person 65 years of age or older or retired by virtue of a permanent and total disability.

Attachment 1 – Map

Cc: Jack Qvale, Secretary, Board of Estimate and Taxation

T&PW – Your Committee recommends passage and summary publication of the accompanying Resolutions:

1. Ordering the work to proceed and adopting the special assessments for the 2013 Resurfacing Program, 28th Av S Phase 2 (40th St E to 50th St E and 55th St E to 56th St E) Resurfacing Project, Special Improvement of Existing Street No. 5242.

2. Requesting the Board of Estimate and Taxation to issue and sell City of Minneapolis bonds for the purpose of paying the assessed cost of street improvements in the 28th Av S Phase 2 Street Resurfacing Project.

Colvin Roy

2013 STREET RESURFACING PROGRAM

**TWENTY-EIGHTH AV S PHASE 2 STREET RESURFACING PROJECT
SPECIAL IMPROVEMENT OF EXISTING STREET NO 5242**

Ordering the work to proceed and adopting the special assessments for the 28th Av S Phase 2 Street Resurfacing Project.

Whereas, a public hearing was held on May 14, 2013 in accordance with Chapter 10, Section 8 of the Minneapolis City Charter and Section 24.180 of the Minneapolis Code of Ordinances to consider the proposed improvements as designated in Resolution 2013R-148, passed April 12, 2013 to consider the proposed special assessments as on file in the Office of the City Clerk and to consider all written and oral objections and statements regarding the proposed improvements and the proposed special assessments;

Now Therefore, Be It Resolved by the City Council of the City of Minneapolis:

That the City Engineer is hereby ordered to proceed and do the work as designated in said Resolution 2013R-148, passed April 12, 2013.

Be It Further Resolved that the proposed special assessments in the total amount of \$291,144.01 for the 28th Av S Phase 2 Project No 5242 Street Resurfacing Project as on file in the office of the City Clerk, be and hereby are adopted and assessed against the benefited properties.

Be It Further Resolved that the number of successive equal annual principal installments by which the special assessments of more than \$150 may be paid shall be fixed at five (5) and that the interest be charged at the same rate as the City pays in

interest for selling assessment bonds with collection of the special assessments to begin on the 2014 real estate tax statements.

Be It Further Resolved that the number of installments by which the special assessments of \$150 or less may be paid shall be fixed at one (1) and that the interest be charged at the same rate as the City pays in interest for selling assessment bonds with collection of the special assessments to begin on the 2014 real estate tax statements.

Colvin Roy and Hodges

Requesting the Board of Estimate and Taxation to issue and sell City of Minneapolis bonds in the amount of \$291,150 for certain purposes other than the purchase of public utilities.

Resolved by the City Council of the City of Minneapolis:

That the Board of Estimate and Taxation be requested to incur indebtedness and issue and sell City of Minneapolis bonds for the purpose of paying the assessed costs of street improvements in the 28th Av S Phase 2 Street Resurfacing Project, Special Improvement of Existing Street No 5242, to be assessed against benefited properties as estimated by the City Council, which assessments shall be collected in five (5) successive annual installments, payable in the same manner as real estate taxes.