



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

Date: October 8, 2013

To: Honorable Sandra Colvin Roy, Chair Transportation & Public Works Committee

Subject: **Public Hearing - Water and Sewer Service Line Repairs or Replacements Assessments**

Recommendation:

Passage of a Resolution adopting the assessments in the total amount of \$418,873.33 for water service lines and \$131,794.29 for sewer service lines, levying the assessments, adopting the assessment rolls, and directing the City Clerk to transmit certified copies of the assessment rolls to the Hennepin County Auditor.

Previous Directives:

- August 20, 2013 in T&PW Committee to set a public hearing for October 8, 2013

Department Information:

Prepared by: Suzette Hjermstad, Supervisor, Public Works Special Assessment Office
Lisa Cerney, P.E., Director, Surface Waters & Sewers

Approved by: _____

Steven A. Kotke, P.E., Director of Public Works

Presenters in Committee: Suzette Hjermstad and Craig Allison

Financial Impact: Special assessments against benefited properties.

Community Impact

- Neighborhood Notification: Public hearing notices mailed to property owners on September 24, 2013
- City Goal: City infrastructure will be well-managed and maintained.
- Comprehensive Plan: Consistent

Supporting Information

Section 509.465 of the Minneapolis Code of Ordinances provides a procedure whereby a property owner in need of repair or replacement of a private water or sewer service line may request and authorize the City of Minneapolis to do the necessary work with the property owner having the option of either paying directly through a bill or paying through a special assessment being added to the real estate taxes.

Section 509.465 of the Minneapolis Code of Ordinances further provides a procedure whereby the City may correct a faulty water service line upon the failure of the owner to do so or agree to do so. If the bill for the corrective work is not paid, the cost may be recovered through the special assessment procedure of Section 509.465 of the Minneapolis Code of Ordinances.

The properties on the lists to be assessed had the water or sewer service line work done by either the City or the City's contractors, have not paid the full amount owing through the billing process and have been notified that a special assessment which includes interest, would be added to the real estate taxes.

The amount to be assessed as special assessment principal is the cost of the work plus a \$50 administrative fee. The total principal amount of the proposed assessments on the lists is \$418,873.33 for water service lines and \$131,794.29 for sewer service lines. The assessments would be collected over 5 years beginning on the 2014 real estate tax statements with interest charged at 5%, being the rate provided for in Section 509.465 of the Minneapolis Code of Ordinances, as amended by City Council action on August 20, 2010.

Information has been provided in the Notices as to how persons may prepay the assessments in full without interest charges if they so choose.

The Minneapolis City Council has passed Resolutions whereby a deferment of special assessment 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.

Notice translations in Hispanic, Somali and Hmong were included with each mailing to accommodate non-English speaking residents and provided them with a phone number for a translator they could call for more information.

Attachment: Water Service Line Assessment List by Address

Sewer Service Line Assessment List by Address