



## Request for City Council Committee Action From the Department of Public Works

**Date:** June 5, 2007  
**To:** Honorable Sandra Colvin Roy, Chair Transportation & Public Works Committee  
**Subject:** **Special Assessment Deferment Application for water service line repair.**

### Recommendation:

1. Adoption of a Committee Report approving the special assessment deferment application submitted by John Niemala to defer a new water service line repair assessment in the original principal amount of \$2970.00 for payable 2007 and subsequent years on property at 5140 Bryant Av N, PID No. 12-118-21-21-0021.

**Previous Directives:** None

**Prepared by:** Suzette R. Hjermsstad, PW Special Assessments Dept. 673-2401 (for Ruth Kildow, Senior Citizen Ombudsman)  
Richard Smith, Assistant Director of Public Works

**Approved by:**

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Steve A. Kotke, P.E., City Engineer, Director of Public Works

**Presenters:** Suzette R. Hjermsstad, Real Estate Investigator II

### Financial Impact (Check those that apply)

- No financial impact - or - Action is within current department budget.  
(If checked, go directly to Background/Supporting Information)
- Action requires an appropriation increase to the Capital Budget
- Action requires an appropriation increase to the Operating Budget
- Action provides increased revenue for appropriation increase
- Action requires use of contingency or reserves
- Other financial impact (Explain): Assessment lien against benefited property
- Request provided to the Budget Office when provided to the Committee Coordinator

### Background/Supporting Information:

By the authority of Minnesota Statutes, Sections 435.193 through 435.195 and City Council Resolutions, 80R-365, passed August 8, 1980 and 93R-134 passed April 16, 1993, the City may defer the payment of special assessments for any homestead property owned by a person 65 years of age or older or retired by virtue of a permanent and total disability for whom it would be a hardship to make the payments. During the period of deferment, simple interest will

accumulate on the total principal amount of the assessment. The interest rate is the annual average rate of interest earned by the City in previous fiscal years.

In order for Hennepin County to defer the assessment on the tax rolls, a City Council Resolution is required. The Senior Citizen Ombudsman has reviewed the applicant's qualifications for deferment and is forwarding the following for the Committee's consideration and approval.

John Niemala of 5140 Bryant Av N, Property ID 12-118-21-21-0021 has signed the appropriate papers requesting special assessment deferment (see attached). The assessment for the water service line repair was included on the list of properties for a public hearing that was held on September 26, 2006. This deferment would start with the payable 2007 tax year for the water service line repair.

Attachment 1 - Senior Citizen Ombudsman cover letters and deferment application.

C: Council Member Barbara Johnson, Ward 4  
Ruth Kildow, Senior Citizen Ombudsman

**T&PW** - Your Committee, having considered the special assessment deferment application submitted by John Niemala (Senior Citizen) to defer the special assessment (Levy 01028, Project 07WTR) for water service line repair in the original principal amount of \$2970.00 for payable 2007 and subsequent years, on the property at 5140 Bryant Av N, PID 12-118-21-21-0021, legal description Lot 32, Block 1, Aldrich Avenue Addition to Minneapolis, now recommends that the application be approved as provided for in Minnesota Statutes, Sections 435.193 through 435.195 and Council Resolutions 80R-365 passed August 8, 1980 and 93R-134 passed April 16, 1993.