



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

Date: November 17, 2005

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

Subject: Uptown (Hennepin-Lake), Dinkytown, Central Avenue, Stadium Village, South Hennepin Avenue, 48th Street East and Chicago Avenue South, 43rd St W and Upton Av S (Linden Hills) and the Hennepin Theatre District Special Service Districts, Proposed Services and Service Charges for 2006: Public Hearings

Recommendation: Passage and summary publication of a Resolution for the Uptown, Dinkytown, Central Avenue, Stadium Village, South Hennepin Avenue, 48th Street East and Chicago Avenue South, 43rd St W and Upton Av S and the Hennepin Theatre District Special Service Districts:

1. Approving the special services and the cost estimates in the lump sum total amount of \$426,768 for 2006;
2. Approving service charges and the lists of service charges in the lump sum total amount of \$495,686 for 2006;
3. Directing the City Clerk to transmit certified copies of the lists of service charges to the Hennepin County Auditor; and
4. Directing the City Engineer to proceed with the work.

Previous Directives: Transportation and Public Works Committee meeting of September 27, 2005 directing staff to give notice of public hearings to be held on November 8 subsequently changed to November 17, 2005.

Prepared or Submitted by: Suzette R. Hjermstad, Real Estate Investigator II, 673-2401

Approved _____
By: Klara A. Fabry, P.E., City Engineer, Director of Public Works

Presenters in Committee: Michael D. Kennedy, P.E., Director, Winter Operations

<p>Financial Impact (Check those that apply)</p> <p><input checked="" type="checkbox"/> No financial impact - or - Action is within current department budget. (If checked, go directly to Background/Supporting Information)</p> <p><input type="checkbox"/> Action requires an appropriation increase to the Capital Budget</p> <p><input type="checkbox"/> Action requires an appropriation increase to the Operating Budget</p> <p><input type="checkbox"/> Action provides increased revenue for appropriation increase</p> <p><input type="checkbox"/> Action requires use of contingency or reserves</p> <p><input checked="" type="checkbox"/> Other financial impact (Explain): Requires appropriation in 2006 Operating Budget.</p> <p><input type="checkbox"/> Request provided to the Budget Office when provided to the Committee Coordinator</p>

Background/Supporting Information Attached

Each year, the Special Service District Advisory Boards recommend the services for the coming year for their business district along with the estimated costs for the elected services. The service charges are calculated according to the methods recommended by each Advisory Board. These service charges would be collected on the 2006 real estate taxes in the same manner as special assessments. There is no interest charge applied.

Nicollet Avenue South and Riverview Special Service Districts do not have agreed upon budgets at this time. Services, budget and services charges may be brought before the Committee for approval at a future date.

Each affected property owner was mailed a notice of public hearing with the service charge amount 2 weeks in advance of the public hearing.

1. UPTOWN SPECIAL SERVICE DISTRICT

The Uptown Special Service District Advisory Board has recommended the services for 2006 which along with the estimated costs for 2006 are as follows:

1.	Sidewalk Snow Shoveling, Sidewalk Ice Melt Application and Snow Removal	\$80,000
2.	Trash Removal	\$14,000
3.	Holiday Lighting	\$13,500
4.	Streetscape Maintenance and Improvements	\$ 3,000
5.	Security	\$ 1,000
	TOTAL	\$111,500

The service charges are set up such that 100% of the cost of these services (\$111,500 estimated for 2006) are recovered from the affected properties. However, the service charges revenues through 2004 are less than the expenditures for services through 2004 by \$59,485. As provided for in Section 438.70 of the Minneapolis Code of Ordinances, the actual amount of service charges to be collected in 2006 is \$170,985 (\$111,500 plus \$59,485).

The service charges for 2006 have been calculated according to the methods recommended by the Advisory Board which are: (1) a combination of abutting property frontage (lineal) method and land and building value method for the Snow and Ice, Trash, Lighting, Streetscape and Security Services.

If approved, the 2006 service charges of \$170,985 would be collected on the 2006 real estate tax statements in the same manner as special assessments. There is no interest charge applied. The amount of \$170,985 to be collected in 2006 is \$33,670 more than the amount of \$137,315 collected in 2005.

Staff recommends approval of the services and service charges for 2006 in the Uptown Special Service District.

2. DINKYTOWN SPECIAL SERVICE DISTRICT

The Dinkytown Special Service District Advisory Board has recommended the services for 2006 which along with the estimated costs for 2006 are as follows:

1. Sidewalk Snow Shoveling, Sidewalk Ice Melt Application, Snow Removal, Sweeping, Cleaning and Poster Removal	\$55,000
2. Tree Lighting	\$13,000
3. Trash Removal and Miscellaneous Landscape	<u>\$10,000</u>
 TOTAL	 \$78,000

The service charges are set up such that 100% of the cost of these services (\$78,000 estimated for 2006) are recovered from the affected properties. However, the expenditures for services through 2004 are less than the service charges revenues through 2004 by \$43. As provided for in Section 444.70 of the Minneapolis Code of Ordinances, the actual amount of service charges to be collected in 2006 is \$77,957 (\$78,000 minus \$43).

The service charges for 2006 have been calculated according to the methods recommended by the Advisory Board which are: (1) There is a \$200 charge to each tax parcel receiving Snow and Ice, Cleaning, Trash and Landscape Services. The remaining costs for Snow & Ice, Cleaning, Trash and Landscape Services are charged to these tax parcels using an abutting property frontage (lineal) method. (2) The Dinkytown Area Promotional Services, Tree Lighting and Banners are charged on a lineal method to all parcels receiving Snow and Ice, Cleaning, Trash and Landscape Services plus two additional parcels (UTEK and Chateau Cooperative for the commercial unit in the cooperative).

If approved, the 2006 service charges of \$77,957 would be collected on the 2006 real estate tax statements in the same manner as special assessments. There is no interest charge applied. The amount of \$77,957 to be collected in 2006 is \$2,913 less than the amount of \$80,870 collected in 2005.

Staff recommends approval of the services and service charges for 2006 in the Dinkytown Special Service District.

3. CENTRAL AVENUE SPECIAL SERVICE DISTRICT

The Central Avenue Special Service District Advisory Board has recommended the services for 2006 which along with the estimated costs for 2006 are as follows:

1. Sidewalk Snow Shoveling, Sidewalk Ice Melt Application, Snow Removal, Sweeping, Cleaning and Poster Removal	\$50,000
2. Miscellaneous Landscape, Maintenance, Repair and Beautification	\$ 5,000
3. Decorative Lighting	\$15,000
TOTAL	\$70,000

The service charges are set up such that 100% of the cost of these services (\$70,000 estimated for 2006) are recovered from the affected properties. However, the expenditures for services through 2004 are less than the service charges revenues through 2004 by \$4,178. As provided for in Section 446.70 of the Minneapolis Code of Ordinances, the actual amount of service charges to be collected in 2006 is \$65,822 (\$70,000 minus \$4,178).

The service charges for 2006 have been calculated according to the method recommended by the Advisory Board which is an abutting property frontage (lineal) method.

Minneapolis Police Department Precinct Number 2 at 1911 Central Avenue Northeast is located within the Central Avenue Special Service District. This property's allocated share of the service charges for 2006 is \$4,619.52.

If approved, the 2006 service charges of \$65,822 would be collected on the 2006 real estate tax statements in the same manner as special assessments. There is no interest charge applied. The amount of \$65,822 to be collected in 2006 is \$22,363 less than the amount of \$88,185 collected in 2005.

Staff recommends approval of the services and service charges for 2006 in the Central Avenue Special Service District.

4. STADIUM VILLAGE SPECIAL SERVICE DISTRICT

The Stadium Village Special Service District Advisory Board has recommended the services for 2006 which along with the estimated costs for 2006 are as follows:

1, Sidewalk Snow Shoveling, Sidewalk Ice Melt Application and Snow Removal	\$53,000
2. Trash Removal	\$12,000
3. Miscellaneous Streetscape, and Landscape Maintenance & Repair	<u>\$ 5,000</u>
TOTAL	\$70,000

The service charges are set up such that 100% of the cost of these services (\$70,000 estimated for 2006) are recovered from the affected properties. However, the expenditures for services through 2004 are less than the service charges revenues through 2004 by \$8,668. As provided for in Section 450.70 of the Minneapolis Code of Ordinances, the actual amount of service charges to be collected in 2006 is \$61,332 (\$70,000 minus \$8,668).

The service charges for 2006 have been calculated according to the methods recommended by the Advisory Board which are: Each tax parcel is charged \$250 with the remaining costs being charged by using an abutting property frontage (lineal) method. Lineal dimensions for driveways and bus shelters along a property are excluded from the calculation of service charges for the property. The lineal dimensions to use for the exclusions were provided to us by the Advisory Board.

Minneapolis Fire Department Station Number 19 at 200 Ontario Street Southeast is located within the Stadium Village Special Service District. This property's allocated share of the service charges for 2006 is \$2,015.94.

If approved, the 2006 service charges of \$61,332 would be collected on the 2006 real estate tax statements in the same manner as special assessments. There is no interest charge applied. The amount of \$61,332 to be collected in 2006 is \$9,810 less than the amount of \$71,142 collected in 2005.

Staff recommends approval of the services and service charges for 2006 in the Stadium Village Special Service District.

5. SOUTH HENNEPIN AVENUE SPECIAL SERVICE DISTRICT

The South Hennepin Avenue Special Service District Advisory Board has recommended the services for 2006 which along with the estimated costs for 2006 are as follows:

1. Sidewalk Snow Shoveling		\$20,000
2. Holiday Lighting Decorations, Installation and Removal		\$ 2,000
3. Miscellaneous Landscape, Maintenance and Repair		\$30,700
Boulevard maintenance	\$ 7,500	
Sidewalk litter pick-up	\$ 5,000	
Landscape watering	\$ 3,000	
Planter maintenance	\$11,000	
Spring Clean-up	\$ 1,600	
Planted materials replacement	\$ 1,100	
Graffiti Removal	\$ 1,500	
4. Trash Removal		\$ <u>3,168</u>
TOTAL		\$55,868

The service charges are set up such that 100% of the cost of these services (\$55,868 estimated for 2006) are recovered from the affected properties. However, the expenditures for services through 2004 are more than the service charges revenues through 2004 by \$33,066. As provided for in Section 454.70 of the Minneapolis Code of Ordinances, the actual amount of service charges to be collected in 2006 is \$88,934 (\$55,868 plus \$33,066).

The service charges for 2006 have been calculated according to the methods recommended by the Advisory Board which are: Each tax parcel is charged equally for Holiday Lighting, Planter Maintenance, Retaining Wall Maintenance, Tree and Shrub Replacement, Trash Removal and City Administration Costs, with the remaining costs being charged by using an abutting property frontage (lineal) method. The services are along Hennepin Avenue South from approximately Franklin Avenue West to 28th Street West.

If approved, the 2006 service charges of \$88,934 would be collected on the 2006 real estate tax statements in the same manner as special assessments. There is no interest charge applied. The amount of \$88,934 to be collected in 2006 is \$10,411 more than the amount of \$78,523 collected in 2005.

Staff recommends approval of the services and service charges for 2006 in the South Hennepin Avenue Special Service District.

6. 48th STREET EAST AND CHICAGO AVENUE SOUTH SPECIAL SERVICE DISTRICT

The 48th Street East and Chicago Avenue South Special Service District Advisory Board has recommended the services for 2006 which along with the estimated costs for 2006 are as follows:

1. Sidewalk Snow Removal	\$5,000
2. Streetscape Maintenance and Repair	\$5,000
3. Parking	\$ 200
4. Trash Removal	\$1,600
5. Decorative Lighting	\$ 400
6. Security	<u>\$ 200</u>
TOTAL	\$12,400

The service charges are set up such that 100% of the cost of these services (\$12,400 estimated for 2006) are recovered from the affected properties. However, the expenditures for services through 2004 were less than the service charges revenues through 2004 by \$10,344.. As provided for in Section 457.70 of the Minneapolis Code of Ordinances, the actual amount of service charges to be collected in 2006 is \$1,656 (\$12,400 minus \$10,344).

The service charges for 2006 have been calculated according to the method recommended by the Advisory Board, that is the street frontage (lineal) method for the streets receiving services. The services are along Chicago Avenue South from 47th Street East to approximately mid-block between 48th and 49th Streets East.

If approved, the 2006 service charges of \$1,656 would be collected on the 2006 real estate tax statements in the same manner as special assessments. There is no interest charge applied. The amount of \$1,656 to be collected in 2006 is \$8,813 less than the amount of \$10,469 collected in 2005.

Staff recommends approval of the services and service charges for 2006 in the 48th Street East and Chicago Avenue South Special Service District.

7. 43rd STREET WEST AND UPTON AVENUE SOUTH (LINDEN HILLS) SPECIAL SERVICE DISTRICT

The 43rd Street West and Upton Avenue South Special Service District Advisory Board has recommended the services for 2006 which along with the estimated costs for 2006 are as follows:

1. Sidewalk Snow Removal	\$5,000
2. Streetscape Maintenance and Repair	\$5,000
3. Parking	\$2,000
4. Decorative Lighting	<u>\$2,000</u>
TOTAL	\$14,000

The service charges are set up such that 100% of the cost of these services (\$14,000 estimated for 2006) are recovered from the affected properties. There were no service charges revenues through 2004 (being a newly implemented special service district with services revenues beginning in 2006). As provided for in Section 452.70 of the Minneapolis Code of Ordinances, the actual amount of service charges to be collected in 2006 is \$14,000.

The service charges for 2006 have been calculated according to the same method as the original streetscape assessments, that is: the street frontage (lineal) method for 33.33% of the cost, parcel area (square foot) method for 33.33% of the cost and land and building market value method for 33.33% of the costs for the streets receiving services. The services are along Upton and Sheridan Avenues S from approximately mid-block between 42nd St W and 43rd St W to approximately 170 feet South of 44th St W, 43rd St W from Vincent Ave S to approximately 300 feet east of Sheridan Ave S and 44th St W from Sheridan Ave S to approximately 135 feet West of Sheridan Ave S.

If approved, the 2006 service charges of \$14,000 would be collected on the 2006 real estate tax statements in the same manner as special assessments. There is no interest charge applied.

Staff recommends approval of the services and service charges for 2006 in the 43rd Street West and Upton Avenue South Special Service District.

8. HENNEPIN THEATRE DISTRICT SPECIAL SERVICE DISTRICT

The Hennepin Theatre District Special Service District Advisory Board has recommended the services for 2006 which along with the estimated costs for 2006 are as follows:

1. Sidewalk/Boulevard Cleaning and Repairs	\$5,000
2. Streetscape (including trees) Maintenance and Repair	\$2,000
3. Decorative Lighting and appurtenances	<u>\$8,000</u>
TOTAL	\$15,000

The service charges are set up such that 100% of the cost of these services (\$15,000 estimated for 2006) are recovered from the affected properties. There were no service charges revenues through 2004 (being a newly implemented special service district with services revenues beginning in 2006). As provided for in Section 458.70 of the Minneapolis Code of Ordinances, the actual amount of service charges to be collected in 2006 is \$15,000.

The service charges for 2006 have been calculated according to the street frontage (lineal) method for the streets receiving services. The services are along Hennepin Ave from 5th St to 10th St (except Block E).

If approved, the 2006 service charges of \$15,000 would be collected on the 2006 real estate tax statements in the same manner as special assessments. There is no interest charge applied.

Staff recommends approval of the services and service charges for 2006 in the Hennepin Theatre District Special Service District.

cc: Council Member Paul Ostrow
Council Member Paul Zerby
Council Member Don Samuels
Council Member Dean Zimmermann
Council Member Lisa Goodman
Council Member Robert Lilligren
Council Member Dan Niziolek
Heather Johnston, Budget Director
William P. McManus, Minneapolis Police Chief
Bonnie Bleskachek, Minneapolis Fire Chief