

**CITY OF MILWAUKIE
CITY COUNCIL MEETING
SEPTEMBER 21, 2010**

CALL TO ORDER

Mayor Ferguson called the 2086th meeting of the Milwaukie City Council to order at 7:10 p.m. in the City Hall Council Chambers.

Present: Mayor Jeremy Ferguson, Council President Greg Chaimov, and Councilors Deborah Barnes, Joe Loomis, and Susan Stone

Staff present: City Manager Pro Tem Pat DuVal, City Attorney Bill Monahan, Interim Finance Director Andy Parks, Engineering Director Gary Parkin, Civil Engineer Jason Rice

Mayor Ferguson read a proclamation naming the week of September 17 through 23, 2010 as *Constitution Week* in the City of Milwaukie.

PLEDGE OF ALLEGIANCE

PROCLAMATIONS, COMMENDATION, SPECIAL REPORTS AND AWARDS

B. Annual Financial Report Year Ended June 30, 2009

Mr. Parks reviewed the auditors' comments. The City was now current with its 2008 and 2009 audits, and the 2010 audit work is in process and will be completed on time. The fiscal year was closed out, and staff was nearly complete with the work papers. He noted several points related to the Management Letter that disclosed certain issues and outlined what management was doing to address them. He discussed reconciliation of liability accounts, inventory, reconciliation of utility billing accounts, timeliness of reports, and expenditures in excess of budget. These issues were either already resolved or would be resolved in 2010 with added staff attentiveness.

Councilor Barnes found the expenditures in excess of budget the most concerning and asked if staff got a monthly printout of expenditures.

Mr. Parks replied staff got a monthly detail report showing departmental spending and added the finance department would address training and reinforcement needs.

Councilor Chaimov added the presentation answered all of his questions. Mr. Parks had done a great service in making sure Milwaukie was as financially sound as possible in terms of knowing revenues and expenditures to guide future decisions.

CONSENT AGENDA

It was moved by Councilor Stone and seconded by Councilor Barnes to approve the consent agenda as modified.

- A. City Council minutes of the July 6, 2010 regular session;**
- B. OLCC Application for My Bartender, 3626 SE Harrison, new outlet;**
- C. Resolution No. 73-2010: A Resolution of the City Council of the City of Milwaukie, Oregon, Assessing the Costs of Abatement of the Nuisance Located at 11932 SE 35th Ave. and Entering the Same on the Docket of City Liens Pursuant to Milwaukie Municipal Code Section 8.04.200(D);**

CITY COUNCIL REGULAR SESSION – SEPTEMBER 21, 2010

APPROVED MINUTES

Page 1 of 3

- D. Resolution No. 74-2010: A Resolution of the City Council of the City of Milwaukie, Oregon, Appointing Jim Perrault to the Design and Landmarks Committee;
- E. Resolution No. 75-2010: A Resolution of the City Council of the City of Milwaukie, Oregon, Appointing Michael Pinker to the Milwaukie Park and Recreation Board;
- F. Resolution No. 76-2010: A Resolution of the City Council of the City of Milwaukie, Oregon, Appointing Roger Thompson to the Milwaukie Riverfront Board; and
- G. Resolution No. 77-2010: A Resolution of the City Council of the City of Milwaukie, Oregon, Appointing Jason Lavery to the Milwaukie Arts Committee.

Motion passed with the following vote: Councilors Stone, Loomis, Barnes, and Chaimov and Mayor Ferguson voting “aye.” [5:0]

AUDIENCE PARTICIPATION

David Aschenbrenner, Milwaukie, voiced his support for the light rail project. He felt the community supported light rail through Milwaukie to Park Avenue.

PUBLIC HEARING

None scheduled.

OTHER BUSINESS

A. Formation of the NE Sewer Extension Reimbursement District

Mr. Rice and Mr. Parkin provided the staff report in which the City Council was requested to approve a resolution authorizing the formation of the reimbursement district for the NE Sewer Extension project based on current cost estimates.

Mr. Rice described the properties in Dual Interest Area A which had not previously been provided sewer service. All of the laterals had been installed as well as over 15,000 feet of mainline, 66 manholes, and approximately 2 miles of street paving. He showed before and after pictures of the project. He spoke briefly to the chosen methodology which was a similar approach to Clackamas County's. There were three costs involved: mainline installation, laterals, and a variable fee applied to square footage. He reviewed how typical assessments were calculated and when discounts applied. Items yet to be completed were a lift station, some paving, abandoning a current lift station on Johnson Creek Boulevard, and final payments.

Councilor Chaimov attended an open house in the Dual Interest Area where staff explained the components to residents. He asked if this information was consistent with that given at the open house.

Mr. Rice replied this was the same information.

The Mayor and Council gave positive feedback on the project and the staff presentation.

It was moved by Councilor Chaimov and seconded by Councilor Stone to adopt the resolution forming a reimbursement district for the NE Sewer Extension Project. Motion passed with the following vote: Councilors Stone, Loomis, Barnes, and Chaimov and Mayor Ferguson voting ‘aye.’ [5:0]

RESOLUTION NO. 78-2010:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, FORMING A REIMBURSEMENT DISTRICT FOR THE NORTHEAST SEWER EXTENSION PROJECT.

B. Council Reports


Mayor Ferguson and Councilors reported on upcoming community events.

ADJOURNMENT

It was moved by Councilor Chaimov and seconded by Councilor Stone to adjourn the meeting. Motion passed with the following vote: Councilors Stone, Loomis, Barnes, and Chaimov and Mayor Ferguson voting "aye." [5:0]

Mayor Ferguson adjourned the regular session at 7:40 p.m.

Respectfully submitted,



Pat DuVal, Recorder

REGULAR SESSION

AGENDA

MILWAUKIE CITY COUNCIL SEPTEMBER 21, 2010

MILWAUKIE CITY HALL

10722 SE Main Street

2086th MEETING

REGULAR SESSION – 7:00 p.m.

1. **CALL TO ORDER**
Pledge of Allegiance
2. **PROCLAMATIONS, COMMENDATIONS, SPECIAL REPORTS, AND AWARDS** 1
 - A. **Constitution Week Proclamation** 2
 - B. **Annual Financial Report Year Ended June 30, 2009**
Staff: Andy Parks, Interim Finance Director
3. **CONSENT AGENDA** *(These items are considered to be routine, and therefore, will not be allotted Council discussion time on the agenda. The items may be passed by the Council in one blanket motion. Any Council member may remove an item from the “Consent” portion of the agenda for discussion or questions by requesting such action prior to consideration of that portion of the agenda.)* 3
 - A. **City Council Minutes of July 6, 2010 Regular Session** 4
 - B. **OLCC Application for My Bartender, 3626 SE Harrison, new outlet** 7
 - C. **Authorize a Lien in the Amount of City Costs for Abating the Nuisance on the Real Property Owned by Barbara Terway and Located at 11932 SE 35th Avenue, Milwaukie – Resolution** 10
 - D. **Appoint Jim Perrault to the Design and Landmarks Committee – Resolution** 18
 - E. **Appoint Michael Pinker to the Park and Recreation Board – Resolution** 19
 - F. **Appoint Roger Thompson to the Riverfront Board – Resolution** 20
 - G. **Appoint Jason “Dizzy” Lavery to the Arts Committee – Resolution** 21
4. **AUDIENCE PARTICIPATION** *(The Presiding Officer will call for statements from citizens regarding issues relating to the City. Pursuant to Section 2.04.140, Milwaukie Municipal Code, only issues that are “not on the agenda” may be raised. In addition, issues that await a Council decision and for which the record is closed may not be discussed. Persons wishing to address the Council shall first complete a comment card and return it to the City Recorder. Pursuant to Section 2.04.360, Milwaukie Municipal Code, “all remarks shall be directed to the whole Council, and the Presiding Officer may limit comments or refuse recognition if the remarks become irrelevant, repetitious, personal, impertinent, or slanderous.” The Presiding Officer may limit the time permitted for presentations and may request that a spokesperson be selected for a group of persons wishing to speak.)*

- 5. PUBLIC HEARING** *(Public Comment will be allowed on items appearing on this portion of the agenda following a brief staff report presenting the item and action requested. The Mayor may limit testimony.)*
- A. None scheduled**
- 6. OTHER BUSINESS** *(These items will be presented individually by staff or other appropriate individuals. A synopsis of each item together with a brief statement of the action being requested shall be made by those appearing on behalf of an agenda item.)* **22**
- A. Formation of the NE Sewer Extension Reimbursement District – 23**
Resolution
Staff: Jason Rice, Civil Engineer
- B. Council Reports**
- 7. INFORMATION**
- 8. ADJOURNMENT**

Public Information

- Executive Session: The Milwaukie City Council may meet in executive pursuant to ORS 192.660(2).
- All discussions are confidential and those present may disclose nothing from the Session. Representatives of the news media are allowed to attend Executive Sessions as provided by ORS 192.660(3) but must not disclose any information discussed. No Executive Session may be held for the purpose of taking any final action or making any final decision. Executive Sessions are closed to the public.
- The City of Milwaukie is committed to providing equal access to information and public meetings per the Americans with Disabilities (ADA). If you need special accommodations, please call 503.786.7502 or email ocr@ci.milwaukie.or.us at least 48 hours prior to the meeting.
- The Council requests that all pagers and cell phones be either set on silent mode or turned off during the meeting.

2.

PROCLAMATIONS,
COMMENDATIONS,
SPECIAL REPORTS,
AND AWARDS

PROCLAMATION

WHEREAS, September 17, 2010, marks the two hundred twenty-third anniversary of the drafting of the Constitution of the United States of America by the Constitutional Convention; and

WHEREAS, it is fitting and proper to accord official recognition to this magnificent document and its memorable anniversary, and to the celebrations which will commemorate the occasion; and

WHEREAS, Public Law 915 guarantees the issuing of a proclamation each year by the President of the United States of America designating September 17 through 23 as Constitution Week,

NOW, THEREFORE, I, Jeremy Ferguson, by virtue of the authority vested in me as Mayor of the City of Milwaukie in the State of Oregon do hereby proclaim the week of September 17 through 23 as

CONSTITUTION WEEK

And ask our citizens to reaffirm the ideals the Framers of the Constitution had in 1787 by vigilantly protecting the freedoms guaranteed to us through this guardian of our liberties, remembering that lost rights may never be regained.

IN WITNESS WHEREOF, I hereunto set my hand this
21st day of September 2010.

Jeremy Ferguson, Mayor

ATTEST:

Pat DuVal, City Recorder

3.

CONSENT AGENDA

**CITY OF MILWAUKIE
CITY COUNCIL MEETING
JULY 6, 2010**

CALL TO ORDER

Council President Chaimov called the 2081st meeting of the Milwaukie City Council to order at 7 p.m. in the City Hall Council Chambers.

Present: Council President Greg Chaimov and Councilors Joe Loomis and Susan Stone

Staff present: City Manager Pro Tem Pat DuVal, City Attorney Bill Monahan, and Associate Planner Brett Kelper

PLEDGE OF ALLEGIANCE

PROCLAMATIONS, COMMENDATION, SPECIAL REPORTS AND AWARDS

CONSENT AGENDA

It was moved by Councilor Stone and seconded by Councilor Loomis to approve the consent agenda as presented.

- A. **Resolution 57-2010: A Resolution of the City Council of the City of Milwaukie, Oregon, Authorizing the City Manager to Execute a Contract and Issue a Purchase Order with Bizon Landscape Company to Extend Landscape Maintenance Services for an Amount not to Exceed \$25,700 per Year for a Maximum of Three Years; and**
- B. **Resolution 58-2010: A Resolution of the City Council of the City of Milwaukie, Oregon, Authorizing the City Manager Pro Tem to Execute Certain Contracts for Fiscal Year 2010 – 2011.**

Motion passed with the following vote: Councilors Stone and Loomis and Council President Chaimov voting “aye.” [3:0]

AUDIENCE PARTICIPATION

Willie Miller, AFSCME President Local 350, addressed the City Council on behalf of hardworking City union employees. The Union was aware of the economic challenges, and the bargaining team and managers have talked about how the City had no money. It was willing to share in the economic hardship but not shoulder it completely. Union members were skeptical that the City had no money in light of recent consultants hired studies made, and temporary, interns, and seasonal workers hired. He expressed concern that these people working only a short time were not vested in the community. He hoped the City Council would direct the negotiating team to come up with a fair contract for all.

PUBLIC HEARING

- A. **Solid Waste Rate Increases – Resolution**

Council President Chaimov called the public hearing on the proposed garbage rate increase to order at 7:04 p.m. and continued the matter to a date certain of July 20, 2010 in regular session.

OTHER BUSINESS

A. City Application for ODOT Bike/Pedestrian Funding for Monroe Bike Boulevard

Mr. Kelper provided the staff report. The general concept was to create streets with slower traffic and lower traffic volumes to provide safe routes. The City of Portland also calls them neighborhood parkways. In 2007 – 2008 the City of Milwaukie updated its Transportation System Plan (TSP) which contains the City's long-term transportation goals, policies, and plans for pedestrians, cyclists, drivers, transit users, and freight carriers. It identifies the issues and projects that are important to the community, and it helps the City obtain transportation funding from State and federal agencies. One thing specifically identified in the TSP was the need for bike improvements with a strong network of safe bike routes. Monroe Street is the backbone for east/west travel through Milwaukie, and the bike boulevard was identified as one of the top overall projects. He discussed the State grant program which emphasizes multi-modal programs that create community. He reviewed the proposed public involvement element of this project.

Monroe Street in the downtown area between 21st and 29th Avenues functioned as a community street. From 29th Avenue to 42nd Avenue including the Hwy 224 crossing the traffic volumes were higher. East of 42nd Avenue to Linwood Avenue they would try to protect the community character by doing things that slowed auto traffic. At Hwy 224 he recommended installing bike-sensitive loop detectors and countdown signals. Between Oak Street and 42nd Avenue they would look at some kind of bike lane arrangement. Beyond 42nd Avenue all traffic would be slowed in general with a turnaround. Finally, where Monroe Street leaves Milwaukie at Linwood Avenue a crossing signal device would be installed. Staff hopes to hear from ODOT in January 2011 with construction 2013. The estimated cost was \$1.7 million, and \$1.1 million was being requested.

Councilor Loomis observed that Monroe Street seemed like an odd street to select because of its many challenges although it was highly ranked.

Mr. Kelper replied Monroe Street, despite its challenges, provided east/west connectivity. Right now certain sections operated as a community street. Neighborhoods in general were concerned about calming traffic and making streets safer, and the bike boulevard seemed like a way to achieve this. The details on right-of-way acquisition were not clear at this time, and that would happen in the design detail and neighborhood feedback. A bike boulevard was not the more formal bike lane. In some sections auto traffic might be diverted while still allowing local access.

Councilor Stone thought it sounded like right-of-way would be needed to make this happen. She was concerned about taking money before having a plan and would like more of an idea of what this would mean to the citizens. Monroe Street was not as traveled as others such as King Road, and she asked Mr. Kelper if he knew the average daily traffic. If she were riding a bike she would not feel that uncomfortable on Monroe Street the way it was. She suggested looking at ways to make King Road safer for cyclists. She was not sure neighborhood streets needed to be improved to make them safer.

Mr. Kelper responded his impression was that there was some agreement that Monroe Street as it was today was not ideal. There were some opportunities through the Street Surface Maintenance Program (SSMP) to make some physical improvements. Part of the thinking was to pair this project and coordinate actions to make a safer route for

bikes. King Road was a designated bike route and some riders feel comfortable while the broader community of cyclists such as those with children may not feel that way. Some facilities in Portland parallel major streets where traffic speeds are lower and offer a better environment for a broader range of cyclists. He found it helpful and useful to think about the various types of cyclists and what makes a better environment. The City would have to make a 10% match and may look to SSMP funds and fees in lieu of.

Councilor Stone had concerns about a second bike facility when King Road could accommodate the needs. Was this a wise investment of taxpayer money? She was not convinced this was the time to do something given the economy. King Road carried a much higher volume and perhaps it should be made safer. Monroe Street seemed safe the way it was.

Mr. Kelter replied Monroe Street was a good bike route because it had lower traffic volumes.

Mr. Kelter described challenges for cyclists and ways to overcome them. It was a good route and an alternative to King Road. Some of the improvement for residents and pedestrians as well as cyclists would offer a variety of wins for different interest groups. If awarded the City Council would still have to opportunity to accept or decline the grant. The ODOT bike/pedestrian program accepts grant applications every 2 years.

Councilor Loomis agreed there were different types of cyclists and a safe route was needed for family and recreational cyclists. There would be challenges, but he thought the neighborhood would be interested in reducing cut through traffic. He thought it would be a worthy project if it could be accomplished.

It was moved by Councilor Loomis and seconded by Councilor Stone to adopt the resolution directing the City Manager to sign an application to ODOT for a pedestrian/bike grant to construct bike boulevard improvements on Monroe Street from 21st Avenue to Linwood Avenue. Motion passed with the following vote: Councilors Stone and Loomis and Council President Chaimov voting “aye.” [3:0]

RESOLUTION NO. 59-2010:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, DIRECTING THE CITY MANAGER TO SIGN AN APPLICATION TO THE OREGON DEPARTMENT OF TRANSPORTATION (ODOT) FOR A PEDESTRIAN AND BICYCLE GRANT TO CONSTRUCT “BIKE BOULEVARD” IMPROVEMENTS ON MONROE STREET FROM 21ST AVENUE TO LINWOOD AVENUE.

B. Council Reports

Council President Chaimov announced several upcoming community events that thanked those volunteers behind the highly successful *First Friday* event.

ADJOURNMENT

It was moved by Councilor Loomis and seconded by Councilor Stone to adjourn the meeting. Motion passed with the following vote: Councilors Stone and Loomis and Council President Chaimov voting “aye.” [3:0]

Council President Chaimov adjourned the regular session at 7:42 p.m.

Pat DuVal, Recorder



To: Mayor Ferguson and Milwaukie City Council
Through: Pat DuVal, Acting City Manager
From: Bob Jordan, Chief of Police
Date: September 2, 2010
Subject: O.L.C.C. Application – My Bartender – 3626 SE Harrison Street

Action Requested:

It is respectfully requested the Council approve the O.L.C.C. Application To Obtain A Liquor License from My Bartender – 3626 SE Harrison Street.

Background:

We have conducted a background investigation and find no reason to deny the request for liquor license.



OREGON LIQUOR CONTROL COMMISSION LIQUOR LICENSE APPLICATION



Application is being made for:

LICENSE TYPES

- Full On-Premises Sales (\$402.60/yr)
 - Commercial Establishment
 - Caterer
 - Passenger Carrier
 - Other Public Location
 - Private Club
- Limited On-Premises Sales (\$202.60/yr)
- Off-Premises Sales (\$100/yr)
 - with Fuel Pumps
- Brewery Public House (\$252.60)
- Winery (\$250/yr)
- Other: _____

ACTIONS

- Change Ownership
- New Outlet
- Greater Privilege
- Additional Privilege
- Other _____

90-DAY AUTHORITY

Check here if you are applying for a change of ownership at a business that has a current liquor license, or if you are applying for an Off-Premises Sales license and are requesting a 90-Day Temporary Authority

APPLYING AS:

- Limited Partnership
- Corporation
- Limited Liability Company
- Individuals

CITY AND COUNTY USE ONLY

Date application received: _____

The City Council or County Commission: _____

(name of city or county)

recommends that this license be:

- Granted
- Denied

By: _____ (signature) _____ (date)

Name: _____

Title: _____

OLCC USE ONLY

Application Rec'd by: JP

Date: 8/31/10

90-day authority: Yes No

1. Entity or Individuals applying for the license: [See SECTION 1 of the Guide]

① My Bartender LLC ③ _____
 ② _____ ④ _____

2. Trade Name (dba): My Bartender

3. Business Location: 3626 SE Harrison St. Milwaukie Clackamas OR 97222
(number, street, rural route) (city) (county) (state) (ZIP code)

4. Business Mailing Address: same
(PO box, number, street, rural route) (city) (state) (ZIP code)

5. Business Numbers: 503-278-7349 503-344-4576
(phone) (fax)

6. Is the business at this location currently licensed by OLCC? Yes No

7. If yes to whom: _____ Type of License: _____

8. Former Business Name: _____

9. Will you have a manager? Yes No Name: Sean Edward Moloney
(manager must fill out an Individual History form)

10. What is the local governing body where your business is located? City of Milwaukie
(name of city or county)

11. Contact person for this application: Sean Moloney 503-680-1794
(name) (phone number(s))
3626 SE Harrison St. Milwaukie OR 97222 503-344-4576
(address) (fax number) (e-mail address)

I understand that if my answers are not true and complete, the OLCC may deny my license application.

Applicant(s) Signature(s) and Date:

① [Signature] Date 6/4/10 ③ _____ Date _____
 ② _____ Date _____ ④ _____ Date _____



OREGON LIQUOR CONTROL COMMISSION
LIMITED LIABILITY COMPANY QUESTIONNAIRE

● See section 2 of Guide for help with this form # 656338-94 / 1-12-10

Please Print or Type

LLC Name: My Bartender LLC Year Filed: ^{ln} ~~2003~~ 2010

Trade Name (dba): My Bartender

Business Location Address: 3626 SE Harrison Street

City: Milwaukie ZIP Code: 97222

List Members of LLC:

Percentage of Membership Interest:

- | | |
|--|------------|
| 1. <u>Sean Edward Moloney</u>
(managing member) | <u>50%</u> |
| 2. <u>Brett Andrew Sadek</u>
(members) | <u>50%</u> |
| 3. Daniel Christopher Dickson ^{ln} | |
| 4. _____ | |
| 5. _____ | |
| 6. _____ | |

(Note: If any LLC member is another legal entity, that entity must also complete an LLC, Limited Partnership or Corporation Questionnaire. If the LLC has officers, please list them on a separate sheet of paper with their titles.)

Server Education Designee: Sean Moloney DOB: 10/15/65

6-8-10

I understand that if my answers are not true and complete, the OLCC may deny my license application.

Signature: [Signature] (name) _____ (title) _____ Date: 6/3/10



3 . C .

To: Mayor and City Council

Through: Pat DuVal, City Manager Pro Tem
JoAnn Herrigel, Community Services Director

From: Tim Salyers, Code Compliance Coordinator

Subject: Resolution Authorizing a Lien in the Amount of City Costs for Abating the Nuisance on the Real Property owned by Barbara Terway.

Date: September 8, 2010

Action Requested

Approve the proposed resolution, which assesses the costs of the nuisance abatement, including administrative overhead, pursuant to the Milwaukie Municipal Code Section 8.04.200.

History of Prior Actions and Discussions

None

Background

The Code Compliance Department received a request from a neighbor to inspect the premises located at 11932 SE 35th Ave. for a pool that was not being maintained and overgrown weeds and blackberries. Code Compliance Coordinator Tim Salyers went to the property on April 29, 2010 and observed violations of MMC Sections 8.04.070C and 8.04.110A. Specifically, Officer Salyers observed and documented the existence of an in ground pool full of greenish brown water and very tall grass and blackberries.

This property has had prior violations. It has been in this condition numerous times throughout the last few years with citations issued many times to this property and the property owner.

In order to address the latest issue, the Code Compliance Department went forth with the abatement process. The Milwaukie Municipal Code Sections 8.04.170-8.04.190 establishes the procedures for abatement. All steps were followed and documented. The Code Compliance department posted the premises advising of the existence of the nuisance, in compliance with MMC 8.04.170B. and sent a copy of the notice to the property owner certified mail postage prepaid. Since the nuisance was not abated by

the property owner, in accordance with MMC 8.04.190, the nuisance was abated by the City.

On August 4, 2010, in compliance with MMC 8.04.200 A. an abatement summary was sent certified mail, postage prepaid, to Barbara Terway, the property owner, at 11932 SE 35th Ave, Milwaukie, OR 97222. The mail was not claimed by Ms. Terway.

The municipal code provides an opportunity for objections to be filed. There has been no objection and no payment as of today as required by Milwaukie Municipal Code Section 8.04.200.

MMC 8.04.200 provides that if the costs of abatement are not paid within thirty days from the date of notice, an assessment of the costs as determined by the City Council shall be made by resolution and entered in the docket of city liens. Upon such entry being made, the administrative costs and the other expenses shall constitute a lien upon the property from which the nuisance was abated.

Concurrence

The City Manager Pro Tem/City Recorder and Community Services Director concur with the recommendation.

Fiscal Impact

If Action Not Taken

If the recommended action is not taken as it relates to the non-administrative costs, the City will lose the costs that it has incurred to abate the nuisance.

If the recommended action is not taken as it relates to the administrative costs, the City will not be reimbursed for those costs, which have been budgeted.

If Action Taken

If the recommended action is taken as it relates to the non-administrative costs, the City will enter a lien against the property, which may be satisfied in the near or far future as the property owner determines. In any event, it will accrue interest at the rate of six percent (6%) per annum from the date of entry of the lien on to the lien docket pursuant to Milwaukie Municipal Code Section 8.04.200(D).

If the recommended action is taken as it relates to the administrative costs, the effect will be the same as stated above with the non-administrative costs.

Work Load Impacts

None

Council Staff Report -- (Resolution Authorizing a Lien in the Amount of City Costs for Abating the Nuisance on the Real Property owned by Barbara Terway)
Page -- 3

Alternatives

Deny the resolution

Attachments

1. Resolution
2. August 4, 2010 letter from City Recorder Pat DuVal to Barbara Terway
3. Milwaukie Municipal Code Sections 8.04.170-8.04.200

ATTACHMENT 1

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, ASSESSING THE COSTS OF ABATEMENT OF THE NUISANCE LOCATED AT 11932 SE 35th AVE AND ENTERING THE SAME ON THE DOCKET OF CITY LIENS PURSUANT TO MILWAUKIE MUNICIPAL CODE SECTION 8.04.200(D).

WHEREAS, on June 28, 2010 notice of a nuisance was issued and posted on the property located at 11932 SE 35th Ave, Milwaukie, Oregon; and

WHEREAS, the property owner or person in charge of the property did not abate the property or file a protest to the notice of a nuisance within ten (10) days of the posting; and

WHEREAS, the City abated the nuisance after first obtaining a judicial warrant authorizing entry to the property to abate the nuisance; and

WHEREAS, the City has maintained an accurate accounting of the costs of abatement, including administrative overhead; and

WHEREAS, on August 4, 2010, the City forwarded to the owner, or person in charge, by registered or certified mail, postage prepaid, a notice of the abatement costs in compliance with Milwaukie Municipal Code Section 8.04.200(A) et seq; and

WHEREAS, there has been no objection filed to the abatement costs within ten (10) days after the notice nor have the costs of the abatement been paid within thirty (30) days from the date of the notice; and

WHEREAS, Milwaukie Municipal Code Section 8.04.200(C) provides that if the costs of abatement are not paid within thirty days from the date of notice, an assessment of the costs as determined by the City Council shall be made by resolution and shall thereupon be entered in the dockets of city liens, and upon such entry being made shall constitute a lien upon the property from which the nuisance was abated.

NOW, THEREFORE, BE IT RESOLVED, BY THE CITY COUNCIL, CITY OF MILWAUKIE, STATE OF OREGON, THAT, PURSUANT TO MILWAUKIE MUNICIPAL CODE SECTION 8.04.200(C):

Section 1. The assessment of the costs for the abatement of the said nuisance, including administrative overhead, is in the amount of \$1,313.13.

Section 2. The above assessment of costs shall be entered in the docket of city liens.

Section 3. This resolution is effective immediately upon adoption.

IT IS FURTHER RESOLVED THAT the City may also record the lien as a lien in the County lien records.

Introduced and adopted by the City Council on _____.

This resolution is effective on _____.

Jeremy Ferguson, Mayor

ATTEST:

APPROVED AS TO FORM:
Jordan Schrader Ramis PC

Pat DuVal, City Recorder

City Attorney

ATTACHMENT 2



MILWAUKIE
Dogwood City of the West

August 4, 2010

Barbara Terway
11932 SE 35th Ave
Milwaukie, OR 97222

Certified Mail # 7007 3020 0001 4229 7273

**Abatement Costs of Nuisances on Your Property at
11932 SE 35th Ave, Milwaukie OR 97222**

Ms. Terway:

An abatement of numerous code violations has occurred on your property. The City of Milwaukie has done the following work on your property, which will now be entered onto the City's lien docket:

<u>Work Completed by Contractors or City Employees</u>	<u>Cost</u>
Cutting of weeds/grass/blackberries and removal of Yard Debris	\$605.63
Pump and other equipment used for removal of stagnant water in pool	\$112.50

<u>Administrative Staff Time</u>	<u>Hours</u>	<u>Cost</u>
Tim Salyers, Code Compliance Coordinator	10 X	\$41.00 \$410.00
Shane Hart, Utility Worker II	2.5 X	\$41.00 \$102.50
Chris Calhoun, Utility Worker I	2.5 X	\$33.00 \$82.50

Total \$1,313.13

The cost as indicated will be assessed to and become a lien against the property unless paid within **thirty (30) days** from the date of this notice.

If the owner or person in charge of the property objects to the cost of the abatement as indicated, he or she may file a notice of objection with the city recorder not more than **ten (10) days** from the date of this notice.

Sincerely,

Pat DuVal
City Recorder
503-786-7502

8.04.170 Abatement—Notice.

A. Upon determination by the city manager that a nuisance as defined in this or any other ordinance of the city exists, the city manager shall forthwith cause a notice to be posted on the premises where the nuisance exists, directing the owner or person in charge of the property to abate such nuisance.

B. At the time of posting, the city recorder shall cause a copy of such notice to be forwarded by registered or certified mail, postage prepaid, to the owner or person in charge of the property at the last known address of such owner or other person.

C. The notice to abate shall contain:

1. A description of the real property, by street address or otherwise on which such nuisance exists;
2. A direction to abate the nuisance within ten days from the date of the notice;
3. A description of the nuisance;
4. A statement that unless such nuisance is removed the city may abate the nuisance and the cost of abatement shall be a lien against the property;
5. A statement that the owner or other person in charge of the property may protest the abatement by giving notice to the city recorder within ten days from the date of the notice.

D. Upon completion of the posting and mailing the person posting and mailing the notice shall execute and file a certificate stating the time and place of such mailing and posting.

E. An error in the name or address of the owner or person in charge of the property or the use of a name other than that of the owner or the person shall not make the notice void and in such a case the posted notice shall be sufficient.

8.04.180 Abatement—By owner.

A. Within ten days after the posting and mailing of the notice as provided in Section 8.04.170, the owner or person in charge of the property shall remove the nuisance or show that no nuisance exists.

B. The owner or person in charge protesting that no nuisance exists shall file with the city recorder a written statement which shall specify the basis for so protesting.

C. The statement shall be referred to the council as a part of the council's regular agenda at the next succeeding meeting. At the time set for consideration of the abatement, the owner or other person may appear and be heard by the council and the council shall thereupon determine whether or not a nuisance in fact exists and such determination shall be entered in the official minutes of the council. Council determination shall be required only in those cases where a written statement has been filed as provided.

D. If the council determines that a nuisance does in fact exist, the owner or other person shall within ten days after such council determination abate such nuisance.

8.04.190 Abatement—By city.

A. If, within the time allowed, the nuisance has not been abated by the owner or person in charge of the property, the city manager may cause the nuisance to be abated.

B. No abatement shall occur under this section unless preceded by issuance of a judicial warrant authorizing entry, search, seizure and abatement, or in the alternative, written consent and release of liability by the property owner or person in charge of the property.

C. The city recorder shall keep an accurate record of the actual cost incurred by the city in abating the nuisance, including any administrative expenses.

8.04.200 Assessment of costs.

A. The city recorder, by registered or certified mail, postage prepaid, shall forward to the owner or person in charge of the property a notice stating:

1. The total cost of abatement including the administrative overhead;
2. That the cost as indicated will be assessed to and become a lien against the property unless paid within thirty days from the date of the notice;
3. That if the owner or person in charge of the property objects to the cost of the abatement as indicated, he may file a notice of objection with the city recorder not more than ten days from the date of the notice.

4. If an objection is filed by the owner or person in charge of a property within ten (10) days after the date of the notice, the council in the regular course of business shall hear and determine the objections to the costs to be assessed.

B. If the costs of the abatement are not paid within thirty (30) days from the date of the notice, an assessment of the costs as stated or as determined by the council shall be made by resolution and shall thereupon be entered in the docket of city liens, and upon such entry being made shall constitute a lien upon the property from which the nuisance was removed or abated.

C. The lien shall be enforced in the same manner as liens for street improvements are enforced, and shall bear interest at the statutory amounts as allowed by ORS 82.010(2). Such interest shall commence to run from date of entry of the lien in the lien docket.

D. An error in the name of the owner or person in charge of the property shall not void the assessment nor will a failure to receive the notice of the proposed assessment render the assessment void, but it shall remain a valid lien against the property.

8.04.210 Abatement—Summary.

The procedure provided by this chapter is not exclusive, but is in addition to procedure provided by other ordinances, and the health officer, the chief of fire department and chief of police may proceed summarily to abate a health or other nuisance which unmistakably exists and from which there is imminent danger to human life or property.

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, APPOINTING JIM PERRAULT TO THE DESIGN AND LANDMARKS COMMITTEE

WHEREAS, a vacancy exists on the Milwaukie Design and Landmarks Committee; and

WHEREAS, Milwaukie Charter Section 26 provides that, “the mayor, with the consent of the council, shall appoint the various committees provided for under the rules of the council or otherwise and fill all vacancies in committees of the council from that body,” and

WHEREAS, Jim Perrault possesses the necessary qualifications to serve on the Milwaukie Design and Landmarks Committee.

Now, therefore, the City of Milwaukie, Oregon resolves as follows:

SECTION 1: That Jim Perrault is appointed to the Milwaukie Design and Landmarks Committee by unanimous vote of the Milwaukie City Council on September 7, 2010.

SECTION 2: That his term of appointment shall commence immediately and shall expire on March 31, 2011.

SECTION 3: This resolution takes effect immediately upon passage.

Introduced and adopted by the City Council September 21, 2010.

Jeremy Ferguson, Mayor

ATTEST:

APPROVED AS TO FORM:
Jordan Schrader Ramis PC

Pat DuVal, City Recorder

City Attorney

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, APPOINTING MICHAEL PINKER TO THE MILWAUKIE PARK AND RECREATION BOARD.

WHEREAS, a vacancy exists on the Milwaukie Park and Recreation Board; and

WHEREAS, Milwaukie Charter Section 26 provides that, “the mayor, with the consent of the council, shall appoint the various committees provided for under the rules of the council or otherwise and fill all vacancies in committees of the council from that body,” and

WHEREAS, Michael Pinker possesses the necessary qualifications to serve on the Milwaukie Park and Recreation Board.

Now, therefore, the City of Milwaukie, Oregon resolves as follows:

SECTION 1: That Michael Pinker is appointed to the Milwaukie Park and Recreation Board by unanimous vote of the Milwaukie City Council on September 7, 2010..

SECTION 2: That his term of appointment shall commence on September 7, 2010 and shall expire on March 31, 2013.

SECTION 3: This resolution takes effect immediately upon passage.

Introduced and adopted by the City Council on September 21, 2010.

Jeremy Ferguson, Mayor

ATTEST:

APPROVED AS TO FORM:
Jordan Schrader Ramis PC

Pat DuVal, City Recorder

City Attorney

Resolution No. _____

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, APPOINTING ROGER THOMPSON TO THE MILWAUKIE RIVERFRONT BOARD.

WHEREAS, a vacancy exists on the Milwaukie Riverfront Board; and

WHEREAS, Milwaukie Municipal Code Section 2.16.020(A) provides for appointment of members of the Milwaukie Planning Commission "by the council;" and

WHEREAS, Roger Thompson possesses the necessary qualifications to serve on the Milwaukie Riverfront Board.

Now, therefore, the City of Milwaukie, Oregon resolves as follows:

SECTION 1: That Roger Thompson is appointed to the Milwaukie Riverfront Board by unanimous vote of the Milwaukie City Council on September 7, 2010.

SECTION 2: That his term of appointment shall commence September 7, 2010 and shall expire on October 30, 2014.

SECTION 3: This resolution takes effect immediately upon passage.

Introduced and adopted by the City Council on September 21, 2010.

Jeremy Ferguson, Mayor

ATTEST:

APPROVED AS TO FORM:
Jordan Schrader Ramis PC

Pat DuVal, City Recorder

City Attorney

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, APPOINTING JASON “DIZZY” LAVERY TO THE MILWAUKIE ARTS COMMITTEE.

WHEREAS, a vacancy exists on the Milwaukie Arts Committee; and

WHEREAS, Milwaukie Charter Section 26 provides that, “the mayor, with the consent of the council, shall appoint the various committees provided for under the rules of the council or otherwise and fill all vacancies in committees of the council from that body,” and

WHEREAS, Jason “Dizzy” Lavery possesses the necessary qualifications to serve on the Milwaukie Arts Committee.

Now, therefore, the City of Milwaukie, Oregon resolves as follows:

SECTION 1: That Jason “Dizzy” Lavery is appointed to the Milwaukie Arts Committee by unanimous vote of the Milwaukie City Council on September 7, 2010.

SECTION 2: That his term of appointment shall commence September 7, 2010 and shall expire on March 31, 2012.

SECTION 3: This resolution takes effect immediately upon passage.

Introduced and adopted by the City Council on September 21, 2010.

Jeremy Ferguson, Mayor

ATTEST:

APPROVED AS TO FORM:
Jordan Schrader Ramis PC

Pat DuVal, City Recorder

City Attorney

6.
OTHER BUSINESS



To: Mayor and City Council

**Through: Pat DuVal, Interim City Manager
Kenneth Asher, Community Development and Public Works Director
Gary Parkin, Engineering Director**

From: Jason Rice, Civil Engineer

Subject: Formation of the NE Sewer Extension Reimbursement District

Date: August 30, 2010 for the September 21st, 2010 Regular Session

Action Requested

Authorize, by resolution, the formation of the Reimbursement District for the NE Sewer Extension project, based on the current cost estimate.

History of Prior Actions and Discussions

May 2010: Council approved installment payment incentive, an annexation incentive program and established a discount program structure for the repayment of the future Reimbursement District.

April 2010: Work session on reimbursement approach and possible incentives.

February 2010: Council approved adding sewer work, replacing mains on King Road and Brookside Dr, to the contract for the NE Sewer Extension (NESE) project.

January 2010: Council annexed rights-of-way in the project area (Ord. 2010).

December 2009: Council awarded the contract for construction of the project to K & R Plumbing Construction Co. Inc., in the amount of \$2,653,257.05 (Res. 78-2009).

October 2009: Council approved an IGA with Clackamas Development Agency for payment to the City of urban renewal contributions to the project (Res. 64-2009); and requested the County transfer jurisdiction of rights-of-way in the area (Res. 66-2009).

September 2009: Council initiated annexation of the rights-of-way in the NESE Project Area by resolution (Res.58-2009). Council approved an updated Clean Water State Revolving Fund Loan Agreement for the NESE Project (Res. 57-2009).

August 2009: Staff briefed Council on project status and need to annex rights-of-way.

June 2009: Council awarded a contract to Right-of-Way Associates Inc. for easement and appraisal services within the NESE Project Area. Council adopted an Ordinance allowing the City to extend the life of reimbursement districts beyond fifteen years.

February 2009: Council authorized the City Manager to enter into a contract with Century West for engineering services to design the project.

December 2008: Council approved a loan agreement from CWSRF (Res.94-2008).

October 2008: Council approved moving forward with the extension of the City's sewer system into Dual Interest Area "A" including: entering into an IGA with Clackamas County for engineering services; applying for a DEQ loan needed to fund the sewer extension; and moving forward with public information efforts (Res.81-2008).

September 2008: Staff briefed Council at a work session on the proposed sewer extension project. Council requested additional information prior to acting.

May 2008: Staff briefed Council specifically with regard to relevant City and County policies, State law regarding annexation, and service delivery and governance issues.

March 2008: Staff briefed Council on the need for sewer service in Dual Interest Area "A," discussions with Clackamas County, and outreach efforts to owners and residents.

September 2006: Staff briefed Council on state statute and City Comprehensive Plan policy regarding island annexations.

November 2002: Council directed the City Manager to sign a CDBG grant application to subsidize connection costs for low-income residents in Dual Interest Area "A".

July 1990: Clackamas County Order No 90-726 established an Urban Growth Management Agreement (UGMA) in which the City and County agreed to coordinate the future delivery of services. With respect to Dual Interest Area "A", the agreement states: *"The City shall assume a lead role in providing urbanizing services."*

Background

The NE Sewer Extension (NESE) Project is under construction and about 90% complete, with an expected completion date of December 1, 2010. All pipes have been installed with only the lift station on 55th Ave. remaining to be finished.

It is in the best interest of the City and the environment that the 261 lots to be served by the project connect to the sewer system as soon as is practical. One of the prerequisites for this to occur is the legal formation of the reimbursement district.

Chapter 13.30 of the Milwaukie Municipal Code allows anyone to establish a reimbursement district for city utility improvements that do not serve that same owners property. In this case, the City is the applicant and wishes to create a district based on the information provided in *Attachment 1 -- Engineering Director's Report* for the Creation of the NE Sewer Extension Reimbursement District. Required items included within this document are: a description of how the project was financed, a map of the area to be included within the reimbursement district, an estimated cost of the improvements, an explanation of the cost distribution methodology, a statement about administration fees, a statement about the period of time regarding rights to reimbursement, and a statement about the improvements meeting all relevant City standards.

Pursuant to Subsection 13.30.050.A, the City Council shall approve, reject, or modify the recommendations contained in the Engineering Director's report. Once the project is complete and a final is calculated, another public hearing to modify the resolution in accordance with the final cost of the project will be conducted.

Key Dates Associated with this Reimbursement District Formation

September 8, 2010

Mailed notice to all owners within the Reimbursement District Boundary for this Public Hearing for the Formation of the NE Sewer Extension Reimbursement District.

November 30, 2012

The last day an Assisted Annexation Application can be filed with the City.
(*Resolution 38-2010*)

Not less than thirteen (13) nor more than thirty (30) days prior to the final Public Hearing (Anticipated between December 2010 and January 2011)

Staff will mail notices to all owners in the District for a second Public Hearing to update to the Resolution. This update will incorporate final costs and lock reimbursements due by each property within the district.

After the Resolution is modified with the final cost estimate (Anticipated in February of 2011)

Staff shall notify all property owners within the district of the adoption of the reimbursement district resolution. The notice will include a copy of the resolution, the date it was adopted and an explanation of the fee schedule.

Within two years of the acceptance of the project (Approximately December 2012)

If a property connects to the NE Sewer Extension within 2 years of project completion or November 2012 (whichever occurs later), that property is eligible to pay their reimbursement district cost share in twenty semi-annual installments with no interest. *(Resolution 37-2010)*

January 1, 2013

The last day to lock the full “general discount” until time of connection by annexation into the City of Milwaukie *(Resolution 40-2010)*.

If property does not annex into the City of Milwaukie by January 1, 2013 the “general discount” will be reduced on the following schedule *(Resolution 40-2010)*

January 1, 2013: Reduction to 75% of its original value
January 1, 2016: Reduction to 50% of its original value
January 1, 2021: Reduction to 25% of its original value

Concurrence

Community Development, Engineering, Planning, and Community Services have worked closely on this project and developed the assistance and financing programs in consultation with the Interim Finance Director.

Fiscal Impact

It is anticipated that the reimbursement district established for this project will pay for the entire cost of the sewer project. The project is funded with an ARRA loan that will be repaid over 20 years. The City’s sewer fund guarantees the loan repayment. The assistance program will help properties connect sooner and reduce the likelihood that rate revenue from the sewer utility would be needed to assist with the debt service.

Work Load Impacts

The Finance Department along with the Building Department will track Reimbursement District payments and amounts owed within existing software maintained by the City. If a property chooses to finance their share under provisions set forth by Resolution 37-2010, the Finance Department will track these payments through the City’s billing software.

The Planning Department has committed to providing assisted annexations until at least November 2012 by Resolution 38-2010.

There will be some legal costs incurred in reviewing lien documents for properties that finance the reimbursement district costs through the City's incentive program.

Alternatives

1. Reject the Reimbursement District, in which case the City would bear the burden of all construction costs.
2. Modify the Reimbursement District, directing staff to return with a new proposal.

Attachments

1. NE Sewer Extension Reimbursement District Engineering Director's Report
2. Resolution

ATTACHMENT 1

ENGINEERING DIRECTOR'S REPORT

For Proposed

REIMBURSEMENT DISTRICT

City of Milwaukie
Northeast Sewer Extension Project
September 21, 2010

The average sized lot in this area is just under 15,000 square feet with Clackamas County Zoning designations of R-7, R-10 and I-3.

Description of Construction Project

With an anticipated completion date of December 1st, 2010 the Northeast Sewer Extension (NESE) Project will have installed 15,613 lineal feet 8" and 12" sewer main, 4,804 feet of 4" private sewer laterals within the public right-of-way, 66 manholes and 1 lift station. 186 of the 261 newly installed laterals flow to the Kellogg Treatment Plant, while the remaining 75 laterals will be pumped into Portland's Lents Trunk line and ultimately treated at Portland's Columbia Blvd. Wastewater Treatment Plant.

Contracts Necessary to Complete Project

Paul Roeger, PE

Paul Roeger was hired to legally describe the boundaries of right-of-way within the NESE annexation area complete this effort with a not-to-exceed contract of \$3,000.

Century West Engineering

Prior to hiring a design engineer, City Staff and Clackamas County (Water Environment Services) Staff met to discuss the possibility of teaming up to keep cost as low as possible. At the time it was believed that reducing the number of contracts between the two adjacent sewer projects was the easiest and cheapest solution possible. However, through the loan application process with DEQ's Clear Water State Revolving Fund (CWSRF), it became apparent that both projects would need to have separate contracts which could be billed separately. At this point, the co-management idea was replaced with separate coordinating management. To date, the City has signed contracts with the engineering firm in the amount of \$527,606 for the NESE Project. This amount includes engineering, full time inspection, surveying and design.

Right-of-Way Associates

This firm was brought on the project to manage and obtain 34 easements over a period of a year necessary to complete the project. These easements totaled a cost of \$148,442.50. Six of these properties had personal property within the easement area which needed to be moved for the duration of the project. This required the Federal Relocation Housing Act to be used which cost an additional \$7,736. The City has signed contracts with Right-of-Way Associates in the amount of \$160,250.

K&R Plumbing Construction Company

Engaged to construct the project K&R began work in January of 2010. Work is expected to end on December 1st, 2010. The contract to complete the construction of the NESE Project was signed by council at \$2,653,257.05

Project Financing

The City was able to secure a \$4 million loan through DEQ's CWSRF program in 2009, which was later converted into an American Reinvestment and Recovery Act (ARRA) subsidized loan. Half of the total up to 4 million will be immediately forgiven upon

completion of the project, while the remainder will be paid back to DEQ at zero percent interest over 20 years.

Estimated Cost

Engineering	\$ 527,606.00
Easement Services	\$ 160,250.00
Easement Acquisitions	\$ 156,178.50
Construction	\$2,653,257.05
<u>Fees, Misc. Charges and Other Contracts</u>	<u>\$ 55,294.44</u>
Total	\$3,552,585.99

Allocation Methodology

$$\text{Individual Cost share} = \text{Main cost} + \text{Lateral cost} + \text{Area Cost}$$

The “Main” cost for each property was determined by taking the average lot frontage in the project area (75 feet), then multiplying by the approximate cost to construct the main (\$160 per foot). The total is then divided by two since properties on both sides of the main will be connected to that portion of the main. This produces a “Main” cost of \$6,000.

The “Lateral” cost for each property was determined by assuming an average lateral length of 25 feet from the main to the property line, and multiplying that length by the approximate cost to construct the lateral (\$112 per foot). This produces a “Lateral” cost of \$2,800.

$$\begin{aligned}
 & \$3,552,585.99 = (\text{Total Estimated Project Cost}) \\
 & \$1,566,000.00 = (\$6,000 \times 261 \text{ properties connecting}) \text{ “Main” Cost} \\
 & - \underline{\$ 730,800.00} = (\$2,800 \times 261 \text{ properties connecting}) \text{ “Lateral” cost} \\
 & \underline{\$1,255,785.99} = \text{Total Area Cost}
 \end{aligned}$$

The “Area” cost was calculated by first deducting \$6,000 and \$2,800 x 261 (for the 261 laterals that were installed) from the total estimated cost. Then the total land area of the district, less right-of-way and any areas within the designated Water Quality Resource Area was calculated. The Water Quality Resource Area was used instead of the 100-year Floodplain because it imposes greater restrictions on land use. The total of the remaining area comes to 3,882,408 square feet, dividing \$1,255,785.99 by 3,882,408 square feet results in a new cost of 32.324 cents per square foot of land.

This equation accounts for the fact that larger lots potentially benefit more from the improvement because of development potential, without placing too much weight on this component of the calculation. The Area Cost is based on the developable square feet of the lot area – total area minus any area with building restrictions because of Johnson Creek.

The resulting cost share per property is shown in the following table:

Properties that are grouped by shading have a single lateral installed for future use. These lots are either too small to develop or are in areas that prevent development. These secondary lots are calculated solely as land area (without main and lateral costs) and their fees are attached to an adjacent common ownership. When a grouped property connects, the total cost for the group of properties must be paid.

Connections South of Johnson Creek

Taxlot ID	Site Address	Total Cost	If Annexed before January 1, 2013	After January 1, 2013	After January 1, 2016	After January 1, 2021
12E30AC00700	9351 SE STANLEY AVE	\$22,594.03	\$ 8,733.52	\$ 11,336.15	\$ 13,938.77	\$ 16,541.40
12E30AC00800	9405 SE STANLEY AVE	\$16,663.59	\$ 5,535.61	\$ 7,455.10	\$ 9,374.60	\$ 11,294.09
12E30AC01000	9415 SE STANLEY AVE	\$10,822.92	\$ 2,386.11	\$ 3,632.82	\$ 4,879.52	\$ 6,126.22
12E30AC01100	5707 SE FIRWOOD ST	\$10,782.02	\$ 2,364.06	\$ 3,606.05	\$ 4,848.04	\$ 6,090.03
12E30AC01200	5621 SE FIRWOOD ST	\$10,779.69	\$ 2,362.80	\$ 3,604.53	\$ 4,846.25	\$ 6,087.97
12E30AC01300	5577 SE FIRWOOD ST	\$10,777.36	\$ 2,361.54	\$ 3,603.00	\$ 4,844.45	\$ 6,085.91
12E30AD04300	9336 SE STANLEY AVE	\$11,905.36	\$ 2,969.80	\$ 4,341.19	\$ 5,712.58	\$ 7,083.97
12E30AD04301	9340 SE STANLEY AVE	\$12,163.85	\$ 3,109.19	\$ 4,510.35	\$ 5,911.52	\$ 7,312.68
12E30AD04302	9332 SE STANLEY AVE	\$10,910.30	\$ 2,433.23	\$ 3,690.00	\$ 4,946.77	\$ 6,203.53
12E30AD04400	5731 SE LAUREL ST	\$11,946.40	\$ 2,991.94	\$ 4,368.05	\$ 5,744.17	\$ 7,120.29
12E30AD04500	5815 SE LAUREL ST	\$12,606.17	\$ 3,347.70	\$ 4,799.82	\$ 6,251.94	\$ 7,704.05
12E30AD04600	5921 SE LAUREL ST	\$15,216.45	\$ 4,755.26	\$ 6,508.06	\$ 8,260.85	\$ 10,013.65
12E30AD04700	5920 SE LAUREL ST	\$10,801.23	\$ 2,374.42	\$ 3,618.62	\$ 4,862.83	\$ 6,107.03
12E30AD04800	9403 SE HOLLYWOOD AVE	\$10,437.37	\$ 2,178.21	\$ 3,380.50	\$ 4,582.79	\$ 5,785.08
12E30AD04900	5910 SE LAUREL ST	\$12,034.32	\$ 3,039.34	\$ 4,425.59	\$ 5,811.83	\$ 7,198.08
12E30AD05000	5812 SE LAUREL ST	\$10,417.16	\$ 2,167.31	\$ 3,367.27	\$ 4,567.24	\$ 5,767.20
12E30AD05100	5808 SE LAUREL ST	\$12,034.32	\$ 3,039.34	\$ 4,425.59	\$ 5,811.83	\$ 7,198.07
12E30AD05200	9404 SE STANLEY AVE	\$12,034.32	\$ 3,039.34	\$ 4,425.59	\$ 5,811.83	\$ 7,198.07
12E30AD05300	9412 SE STANLEY AVE	\$12,842.90	\$ 3,475.36	\$ 4,954.74	\$ 6,434.13	\$ 7,913.52
12E30AD05400	5807 SE FIRWOOD ST	\$12,034.32	\$ 3,039.34	\$ 4,425.59	\$ 5,811.83	\$ 7,198.07
12E30AD05500	5911 SE FIRWOOD ST	\$11,630.03	\$ 2,821.33	\$ 4,161.01	\$ 5,500.68	\$ 6,840.35
12E30AD05600	5921 SE FIRWOOD ST	\$10,918.48	\$ 2,437.64	\$ 3,695.35	\$ 4,953.06	\$ 6,210.77
12E30AD05601	9425 SE HOLLYWOOD AVE	\$11,533.00	\$ 2,769.01	\$ 4,097.51	\$ 5,426.01	\$ 6,754.50
12E30AD05700	6001 SE FIRWOOD ST	\$11,225.50	\$ 2,603.20	\$ 3,896.28	\$ 5,189.35	\$ 6,482.43
12E30AD05800	6003 SE FIRWOOD ST	\$11,278.27	\$ 2,631.65	\$ 3,930.81	\$ 5,229.96	\$ 6,529.12
12E30AD05900	6007 SE FIRWOOD ST	\$12,034.51	\$ 3,039.45	\$ 4,425.71	\$ 5,811.98	\$ 7,198.25
12E30AD06000	6001 SE LAUREL ST	\$15,394.98	\$ 4,851.53	\$ 6,624.90	\$ 8,398.26	\$ 10,171.62
12E30AD06001	9400 SE HOLLYWOOD AVE	\$11,065.24	\$ 2,516.78	\$ 3,791.40	\$ 5,066.01	\$ 6,340.63
12E30AD06100	6004 SE LAUREL ST	\$14,351.32	\$ 4,288.75	\$ 5,941.90	\$ 7,595.04	\$ 9,248.18
12E30AD06200	6005 SE LAUREL ST	\$11,598.14	\$ 2,804.14	\$ 4,140.14	\$ 5,476.14	\$ 6,812.14
12E30AD06300	NO SITUS	\$13,743.69	\$ 3,961.10	\$ 5,544.24	\$ 7,127.39	\$ 8,710.54
12E30AD07300	9411 SE WICHITA AVE	\$19,186.54	\$ 6,896.08	\$ 9,106.20	\$ 11,316.31	\$ 13,526.43
12E30AD07400	9433 SE WICHITA AVE	\$16,094.79	\$ 5,228.89	\$ 7,082.87	\$ 8,936.84	\$ 10,790.81
12E30AD07500		\$11,977.86	\$ 3,008.90	\$ 4,388.64	\$ 5,768.38	\$ 7,148.12
12E30AD07600		\$ 690.25	\$ 372.21	\$ 451.72	\$ 531.23	\$ 610.74
12E30AD07700	9491 SE WICHITA AVE	\$ 2,070.76	\$ 1,116.63	\$ 1,355.16	\$ 1,593.69	\$ 1,832.22
12E30AD07800		\$ 1,546.42	\$ 833.88	\$ 1,012.02	\$ 1,190.15	\$ 1,368.28
12E30DA02500		\$ 5,894.43	\$ 3,178.49	\$ 3,857.47	\$ 4,536.46	\$ 5,215.44

12E30AD07801	9510 SE WICHITA AVE	\$14,951.86	\$	4,612.59	\$	6,334.90	\$	8,057.22	\$	9,779.54
12E30AD07900	9490 SE WICHITA AVE	\$15,981.93	\$	5,168.04	\$	7,009.01	\$	8,849.98	\$	10,690.95
12E30AD08100	9430 SE WICHITA AVE	\$12,091.02	\$	3,069.92	\$	4,462.70	\$	5,855.47	\$	7,248.25
12E30AD08200	9420 SE WICHITA AVE	\$13,573.16	\$	3,869.14	\$	5,432.65	\$	6,996.15	\$	8,559.66
12E30DA00800	9650 SE WICHITA AVE	\$15,094.66	\$	4,689.59	\$	6,428.36	\$	8,167.13	\$	9,905.89
12E30DA01000	9640 SE WICHITA AVE	\$20,578.74	\$	7,646.81	\$	10,017.29	\$	12,387.77	\$	14,758.26
12E30DA01100	9526 SE WICHITA AVE	\$13,887.06	\$	4,038.41	\$	5,638.07	\$	7,237.74	\$	8,837.40
12E30DA01200	9509 SE WICHITA AVE	\$18,489.53	\$	6,520.23	\$	8,650.05	\$	10,779.88	\$	12,909.71
12E30DA01300	9527 SE WICHITA AVE	\$12,112.87	\$	3,081.70	\$	4,477.00	\$	5,872.29	\$	7,267.58
12E30DA01400	9533 SE WICHITA AVE	\$11,764.15	\$	2,893.66	\$	4,248.78	\$	5,603.91	\$	6,959.03
12E30DA01500	9631 SE WICHITA AVE	\$12,926.56	\$	3,520.47	\$	5,009.49	\$	6,498.52	\$	7,987.54
12E30DA01600	9643 SE WICHITA AVE	\$11,779.94	\$	2,902.17	\$	4,259.11	\$	5,616.05	\$	6,972.99
12E30DA01700	6085 SE HAZEL PL	\$ 9,946.63	\$	1,913.59	\$	3,059.35	\$	4,205.11	\$	5,350.87
12E30DA01800	6073 SE HAZEL PL	\$11,425.07	\$	2,710.81	\$	4,026.88	\$	5,342.94	\$	6,659.01
12E30DA01900	6030 SE CEDAR ST	\$12,482.80	\$	3,281.18	\$	4,719.09	\$	6,156.99	\$	7,594.90
12E30DA02300		\$ 679.11	\$	366.20	\$	444.43	\$	522.65	\$	600.88
12E30DA01901	6051 SE HAZEL PL	\$13,055.88	\$	3,590.20	\$	5,094.12	\$	6,598.04	\$	8,101.96
12E30DA01902	6040 SE CEDAR ST	\$12,030.97	\$	3,037.53	\$	4,423.39	\$	5,809.25	\$	7,195.11
12E30DA02000	6011 SE HAZEL PL	\$10,578.39	\$	2,254.25	\$	3,472.79	\$	4,691.32	\$	5,909.86
12E30DA02200		\$ 161.72	\$	87.21	\$	105.84	\$	124.47	\$	143.09
12E30DA02100	6005 SE HAZEL PL	\$10,756.73	\$	2,350.42	\$	3,589.50	\$	4,828.57	\$	6,067.65
12E30DA02201	6020 SE CEDAR ST	\$12,712.93	\$	3,405.27	\$	4,869.69	\$	6,334.10	\$	7,798.52
12E30DA02400	5931 SE CEDAR ST	\$13,872.66	\$	4,030.64	\$	5,628.65	\$	7,226.65	\$	8,824.65
12E30DA02600	6010 SE FIRWOOD ST	\$12,034.88	\$	3,039.64	\$	4,425.95	\$	5,812.26	\$	7,198.57
12E30DA02700	6006 SE FIRWOOD ST	\$10,389.19	\$	2,152.23	\$	3,348.97	\$	4,545.71	\$	5,742.45
12E30DA02701	6008 SE FIRWOOD ST	\$10,417.40	\$	2,167.44	\$	3,367.43	\$	4,567.42	\$	5,767.41
12E30DA02800	6002 SE FIRWOOD ST	\$10,459.38	\$	2,190.08	\$	3,394.90	\$	4,599.73	\$	5,804.55
12E30DA02900	5840 SE FIRWOOD ST	\$11,419.80	\$	2,707.97	\$	4,023.43	\$	5,338.88	\$	6,654.34
12E30DA03000	5912 SE FIRWOOD ST	\$11,435.97	\$	2,716.69	\$	4,034.01	\$	5,351.33	\$	6,668.65
12E30DA03100	5820 SE FIRWOOD ST	\$10,417.16	\$	2,167.31	\$	3,367.27	\$	4,567.23	\$	5,767.20
12E30DA03200	5816 SE FIRWOOD ST	\$10,417.16	\$	2,167.31	\$	3,367.27	\$	4,567.24	\$	5,767.20
12E30DA03300	5810 SE FIRWOOD ST	\$12,034.32	\$	3,039.34	\$	4,425.59	\$	5,811.83	\$	7,198.08
12E30DA03400	9504 SE STANLEY AVE	\$10,956.32	\$	2,458.05	\$	3,720.12	\$	4,982.18	\$	6,244.25
12E30DA03500	9515 SE STANLEY AVE	\$10,956.00	\$	2,457.87	\$	3,719.90	\$	4,981.93	\$	6,243.96
12E30DA03600	9526 SE STANLEY AVE	\$10,956.32	\$	2,458.05	\$	3,720.12	\$	4,982.18	\$	6,244.25
12E30DA03700	5807 SE CEDAR ST	\$12,034.32	\$	3,039.34	\$	4,425.59	\$	5,811.83	\$	7,198.08
12E30DA03800	5821 SE CEDAR ST	\$12,034.32	\$	3,039.34	\$	4,425.59	\$	5,811.83	\$	7,198.07
12E30DA03900	5921 SE CEDAR ST	\$12,034.32	\$	3,039.34	\$	4,425.59	\$	5,811.83	\$	7,198.08
12E30DA04000	5925 SE CEDAR ST	\$10,821.45	\$	2,385.32	\$	3,631.85	\$	4,878.38	\$	6,124.92
12E30DA04100	5914 SE CEDAR ST	\$10,821.45	\$	2,385.32	\$	3,631.85	\$	4,878.39	\$	6,124.92
12E30DA04200	5910 SE CEDAR ST	\$12,034.32	\$	3,039.34	\$	4,425.59	\$	5,811.83	\$	7,198.08

12E30DA04300	5820 SE CEDAR ST	\$12,034.32	\$	3,039.34	\$	4,425.59	\$	5,811.83	\$	7,198.07
12E30DA04400	5806 SE CEDAR ST	\$12,034.31	\$	3,039.34	\$	4,425.58	\$	5,811.83	\$	7,198.07
12E30DA04500	9604 SE STANLEY AVE	\$12,034.32	\$	3,039.34	\$	4,425.59	\$	5,811.83	\$	7,198.08
12E30DA04600	9616 SE STANLEY AVE	\$10,417.16	\$	2,167.31	\$	3,367.27	\$	4,567.24	\$	5,767.20
12E30DA04700	5803 SE HAZEL PL	\$10,417.16	\$	2,167.31	\$	3,367.27	\$	4,567.23	\$	5,767.20
12E30DA04800	5809 SE HAZEL PL	\$12,034.32	\$	3,039.34	\$	4,425.59	\$	5,811.83	\$	7,198.07
12E30DA04900	5811 SE HAZEL PL	\$12,034.32	\$	3,039.34	\$	4,425.59	\$	5,811.83	\$	7,198.08
12E30DA05000	5903 SE HAZEL PL	\$11,225.74	\$	2,603.33	\$	3,896.43	\$	5,189.54	\$	6,482.64
12E30DA05100	5905 SE HAZEL PL	\$ 9,608.58	\$	1,731.29	\$	2,838.11	\$	3,944.94	\$	5,051.76
12E30DA05200	5909 SE HAZEL PL	\$10,821.45	\$	2,385.32	\$	3,631.85	\$	4,878.38	\$	6,124.92
12E30DA05300	5910 SE HAZEL PL	\$10,675.91	\$	2,306.84	\$	3,536.60	\$	4,766.37	\$	5,996.14
12E30DA05400	5906 SE HAZEL PL	\$12,616.50	\$	3,353.27	\$	4,806.58	\$	6,259.89	\$	7,713.19
12E30DA05500	5904 SE HAZEL PL	\$10,708.24	\$	2,324.27	\$	3,557.77	\$	4,791.26	\$	6,024.75
12E30DA05600	5808 SE HAZEL PL	\$11,258.08	\$	2,620.77	\$	3,917.60	\$	5,214.43	\$	6,511.25
12E30DA05700	5710 SE HAZEL PL	\$11,258.08	\$	2,620.77	\$	3,917.59	\$	5,214.42	\$	6,511.25
12E30DA05800	9770 SE STANLEY AVE	\$10,020.96	\$	1,953.66	\$	3,107.99	\$	4,262.31	\$	5,416.63
12E30DA07901	5845 SE MAPLE ST	\$10,861.88	\$	2,407.12	\$	3,658.31	\$	4,909.50	\$	6,160.69
12E30DA08000	5917 SE MAPLE ST	\$10,708.24	\$	2,324.27	\$	3,557.77	\$	4,791.26	\$	6,024.75
12E30DA08100	5951 SE MAPLE ST	\$10,708.25	\$	2,324.28	\$	3,557.77	\$	4,791.26	\$	6,024.76
12E30DA08200	5975 SE MAPLE ST	\$10,708.25	\$	2,324.28	\$	3,557.77	\$	4,791.26	\$	6,024.75
12E30DA08300	5715 SE MAPLE ST	\$10,675.91	\$	2,306.84	\$	3,536.60	\$	4,766.37	\$	5,996.14
12E30DA08600	5910 SE MAPLE ST	\$11,112.54	\$	2,542.28	\$	3,822.35	\$	5,102.41	\$	6,382.47
12E30DA08700	5950 SE MAPLE ST	\$12,179.86	\$	3,117.83	\$	4,520.84	\$	5,923.85	\$	7,326.85
12E30DA08800	5828 SE MAPLE ST	\$11,468.32	\$	2,734.13	\$	4,055.18	\$	5,376.22	\$	6,697.27
12E30DA08900	NO SITUS	\$12,689.02	\$	3,392.38	\$	4,854.04	\$	6,315.70	\$	7,777.36
12E30DA09000	5970 SE MAPLE ST	\$11,694.54	\$	2,856.12	\$	4,203.23	\$	5,550.33	\$	6,897.44
12E30DA09100	5960 SE MAPLE ST	\$14,600.87	\$	4,423.32	\$	6,105.21	\$	7,787.10	\$	9,468.98
12E30DA09300	9838 SE HOLLYWOOD AVE	\$16,168.88	\$	5,268.85	\$	7,131.35	\$	8,993.86	\$	10,856.37
12E30DA09400	9778 SE HOLLYWOOD AVE	\$13,376.29	\$	3,762.98	\$	5,303.81	\$	6,844.64	\$	8,385.47
12E30DA09900	6010 SE HAZEL PL	\$11,128.78	\$	2,551.04	\$	3,832.98	\$	5,114.91	\$	6,396.85
12E30DA10000	6020 SE HAZEL PL	\$10,352.52	\$	2,132.45	\$	3,324.97	\$	4,517.49	\$	5,710.00
12E30DA10100	5954 SE HAZEL PL	\$11,905.04	\$	2,969.63	\$	4,340.98	\$	5,712.34	\$	7,083.69
12E30DA10200	5972 SE HAZEL PL	\$12,091.33	\$	3,070.09	\$	4,462.90	\$	5,855.71	\$	7,248.52
12E30DA10300	9711 SE WICHITA AVE	\$12,631.54	\$	3,361.39	\$	4,816.43	\$	6,271.46	\$	7,726.50
12E30DA10400	9715 SE WICHITA AVE	\$17,308.22	\$	5,883.22	\$	7,876.97	\$	9,870.72	\$	11,864.47
12E30DA10500	9721 SE WICHITA AVE	\$17,312.23	\$	5,885.39	\$	7,879.60	\$	9,873.81	\$	11,868.02
12E30DA10600	9785 SE WICHITA AVE	\$12,540.70	\$	3,312.40	\$	4,756.97	\$	6,201.55	\$	7,646.12
12E30DA10700	5945 SE HILL ST	\$14,577.23	\$	4,410.57	\$	6,089.74	\$	7,768.90	\$	9,448.07
12E30DA10800	5940 SE HILL ST	\$13,344.43	\$	3,745.80	\$	5,282.96	\$	6,820.12	\$	8,357.27
12E30DA10900	5950 SE HILL ST	\$12,046.61	\$	3,045.97	\$	4,433.63	\$	5,821.29	\$	7,208.95
12E30DA11000	5962 SE HILL ST	\$12,048.64	\$	3,047.06	\$	4,434.96	\$	5,822.85	\$	7,210.74

12E30DA11100	9929 SE WICHITA AVE	\$14,183.40	\$	4,198.21	\$	5,832.00	\$	7,465.80	\$	9,099.60
12E30DA11200	9931 SE WICHITA AVE	\$12,396.52	\$	3,234.65	\$	4,662.62	\$	6,090.59	\$	7,518.55
12E30DA11300	9933 SE WICHITA AVE	\$15,808.66	\$	5,074.60	\$	6,895.62	\$	8,716.63	\$	10,537.64
12E30DA11400	9941 SE WICHITA AVE	\$15,884.52	\$	5,115.51	\$	6,945.26	\$	8,775.01	\$	10,604.77
12E30DA11500	9934 SE WICHITA AVE	\$13,548.22	\$	3,855.70	\$	5,416.33	\$	6,976.96	\$	8,537.59
12E30DA11600	9862 SE WICHITA AVE	\$13,548.21	\$	3,855.68	\$	5,416.31	\$	6,976.94	\$	8,537.57
12E30DA11700	9910 SE WICHITA AVE	\$13,250.06	\$	3,694.91	\$	5,221.20	\$	6,747.48	\$	8,273.77
12E30DA11800	9820 SE WICHITA AVE	\$13,344.68	\$	3,745.93	\$	5,283.12	\$	6,820.30	\$	8,357.49
12E30DA11900	9812 SE WICHITA AVE	\$15,488.41	\$	4,901.92	\$	6,686.04	\$	8,470.17	\$	10,254.29
12E30DA12000	9780 SE WICHITA AVE	\$15,094.73	\$	4,689.63	\$	6,428.40	\$	8,167.18	\$	9,905.96
12E30DA12100	9724 SE WICHITA AVE	\$15,094.85	\$	4,689.69	\$	6,428.48	\$	8,167.27	\$	9,906.06
12E30DA12200	9720 SE WICHITA AVE	\$15,094.73	\$	4,689.63	\$	6,428.40	\$	8,167.18	\$	9,905.95
12E30DA12300	9710 SE WICHITA AVE	\$14,368.27	\$	4,297.90	\$	5,952.99	\$	7,608.08	\$	9,263.18
12E30DB00200	NO SITUS	\$13,091.54	\$	3,609.43	\$	5,117.46	\$	6,625.49	\$	8,133.51
12E30DB00300	9505 SE STANLEY AVE	\$12,448.27	\$	3,262.56	\$	4,696.49	\$	6,130.41	\$	7,564.34
12E30DB00400	9515 SE STANLEY AVE	\$11,371.82	\$	2,682.10	\$	3,992.03	\$	5,301.96	\$	6,611.89
12E30DB00500	9601 SE STANLEY AVE	\$11,380.17	\$	2,686.60	\$	3,997.49	\$	5,308.38	\$	6,619.28
12E30DB00800	9615 SE STANLEY AVE	\$11,118.15	\$	2,545.31	\$	3,826.02	\$	5,106.73	\$	6,387.44
12E30DB00900	9623 SE STANLEY AVE	\$10,747.19	\$	2,345.28	\$	3,583.25	\$	4,821.23	\$	6,059.21
12E30DC03200	10117 SE STANLEY AVE	\$11,059.61	\$	2,513.74	\$	3,787.71	\$	5,061.67	\$	6,335.64
12E30DC03300	10119 SE STANLEY AVE	\$12,022.09	\$	3,032.75	\$	4,417.58	\$	5,802.42	\$	7,187.25
12E30DD02000	10124 SE WICHITA AVE	\$13,910.15	\$	4,050.86	\$	5,653.18	\$	7,255.51	\$	8,857.83
12E30DD02100	10284 SE WICHITA AVE	\$12,284.11	\$	3,174.04	\$	4,589.05	\$	6,004.07	\$	7,419.09
12E30DD02200	10284 SE WICHITA AVE	\$11,461.08	\$	2,730.23	\$	4,050.44	\$	5,370.66	\$	6,690.87
12E30DD02300	10120 SE WICHITA AVE	\$12,179.89	\$	3,117.84	\$	4,520.85	\$	5,923.87	\$	7,326.88
12E30DD02101		\$ 3,063.40	\$	1,651.90	\$	2,004.77	\$	2,357.65	\$	2,710.53
12E30DD02400	10110 SE WICHITA AVE	\$27,673.80	\$	11,472.72	\$	14,660.49	\$	17,848.26	\$	21,036.03
12E30DD02500	10040 SE WICHITA AVE	\$15,553.79	\$	4,937.17	\$	6,728.82	\$	8,520.48	\$	10,312.13
12E30DD02600	10030 SE WICHITA AVE	\$15,553.76	\$	4,937.15	\$	6,728.81	\$	8,520.46	\$	10,312.11
12E30DD02700	10020 SE WICHITA AVE	\$11,196.96	\$	2,587.81	\$	3,877.60	\$	5,167.39	\$	6,457.18
12E30DD02800	10010 SE WICHITA AVE	\$10,217.09	\$	2,059.43	\$	3,236.34	\$	4,413.26	\$	5,590.17
12E30DD02900	10000 SE WICHITA AVE	\$10,731.42	\$	2,336.77	\$	3,572.93	\$	4,809.10	\$	6,045.26
12E30DD03100	9950 SE WICHITA AVE	\$15,094.52	\$	4,689.52	\$	6,428.27	\$	8,167.02	\$	9,905.77
12E30DD03200	NO SITUS	\$15,094.83	\$	4,689.68	\$	6,428.47	\$	8,167.26	\$	9,906.05
12E30DD03300	10011 SE WICHITA AVE	\$25,288.71	\$	10,186.59	\$	13,099.62	\$	16,012.65	\$	18,925.68
12E30DD03400	10025 SE WICHITA AVE	\$12,966.10	\$	3,541.79	\$	5,035.37	\$	6,528.95	\$	8,022.52
12E30DD03401	10021 SE WICHITA AVE	\$12,286.35	\$	3,175.25	\$	4,590.53	\$	6,005.80	\$	7,421.08
12E30DD03500	10031 SE WICHITA AVE	\$16,118.93	\$	5,241.91	\$	7,098.67	\$	8,955.42	\$	10,812.18
12E30DD03600	10111 SE WICHITA AVE	\$16,108.30	\$	5,236.18	\$	7,091.71	\$	8,947.24	\$	10,802.77
12E30DD03700	10012 SE HOLLYWOOD AVE	\$12,983.04	\$	3,550.93	\$	5,046.45	\$	6,541.98	\$	8,037.51

12E30DD03800	10008 SE HOLLYWOOD AVE	\$12,985.72	\$ 3,552.37	\$ 5,048.21	\$ 6,544.05	\$ 8,039.88
12E30DD03900	10002 SE HOLLYWOOD AVE	\$13,172.85	\$ 3,653.28	\$ 5,170.67	\$ 6,688.07	\$ 8,205.46
12E30DD04000	9938 SE HOLLYWOOD AVE	\$12,655.48	\$ 3,374.29	\$ 4,832.09	\$ 6,289.89	\$ 7,747.68
12E30DD04100	9912 SE HOLLYWOOD AVE	\$12,019.97	\$ 3,031.60	\$ 4,416.19	\$ 5,800.78	\$ 7,185.37
12E30DD04200	9911 SE HOLLYWOOD AVE	\$12,142.42	\$ 3,097.63	\$ 4,496.33	\$ 5,895.03	\$ 7,293.72
12E30DD04300	9917 SE HOLLYWOOD AVE	\$14,381.64	\$ 4,305.10	\$ 5,961.74	\$ 7,618.37	\$ 9,275.00
12E30DD04900	9931 SE HOLLYWOOD AVE	\$16,392.36	\$ 5,389.36	\$ 7,277.61	\$ 9,165.86	\$ 11,054.11
12E30DD05000	5907 SE HECTOR ST	\$12,357.18	\$ 3,213.44	\$ 4,636.87	\$ 6,060.31	\$ 7,483.74
12E30DD05100	5905 SE HECTOR ST	\$11,934.71	\$ 2,985.63	\$ 4,360.40	\$ 5,735.17	\$ 7,109.94
12E30DD05201	5901 SE HECTOR ST	\$12,620.64	\$ 3,355.51	\$ 4,809.29	\$ 6,263.07	\$ 7,716.85
12E30DD05300	5887 SE HECTOR ST	\$12,600.11	\$ 3,344.44	\$ 4,795.86	\$ 6,247.27	\$ 7,698.69
12E30DD05500	10114 SE STANLEY AVE	\$14,288.23	\$ 4,254.74	\$ 5,900.61	\$ 7,546.49	\$ 9,192.36
12E30DD05600	5880 SE HECTOR ST	\$11,085.84	\$ 2,527.89	\$ 3,804.87	\$ 5,081.86	\$ 6,358.85
12E30DD05700	5888 SE HECTOR ST	\$11,086.70	\$ 2,528.35	\$ 3,805.44	\$ 5,082.52	\$ 6,359.61
12E30DD05800	5900 SE HECTOR ST	\$12,075.29	\$ 3,061.43	\$ 4,452.40	\$ 5,843.36	\$ 7,234.32
12E30DD05900	10029 SE HOLLYWOOD AVE	\$11,075.89	\$ 2,522.52	\$ 3,798.36	\$ 5,074.21	\$ 6,350.05
12E30DD06000	10049 SE HOLLYWOOD AVE	\$10,530.04	\$ 2,228.18	\$ 3,441.15	\$ 4,654.11	\$ 5,867.08
12E30DD06200	10116 SE STANLEY AVE	\$ 2,565.79	\$ 1,383.57	\$ 1,679.12	\$ 1,974.68	\$ 2,270.23
12E30DD06300		\$13,606.78	\$ 3,887.27	\$ 5,454.64	\$ 7,022.02	\$ 8,589.40
12E30DD06400	10118 SE STANLEY AVE	\$13,063.77	\$ 3,594.46	\$ 5,099.29	\$ 6,604.11	\$ 8,108.94
12E30DD06500		\$ 2,279.63	\$ 1,229.26	\$ 1,491.85	\$ 1,754.45	\$ 2,017.04
12E30DD07900	10117 SE HOLLYWOOD AVE	\$11,372.89	\$ 2,682.68	\$ 3,992.73	\$ 5,302.78	\$ 6,612.84
12E30DD06700		\$ 1,556.66	\$ 839.41	\$ 1,018.72	\$ 1,198.03	\$ 1,377.34
12E30DD07000	10122 SE STANLEY AVE	\$18,569.46	\$ 6,563.33	\$ 8,702.36	\$ 10,841.40	\$ 12,980.43
12E30DD07700	10125 SE HOLLYWOOD AVE	\$11,511.99	\$ 2,757.68	\$ 4,083.76	\$ 5,409.84	\$ 6,735.91
12E30DD07800	10121 SE HOLLYWOOD AVE	\$11,511.98	\$ 2,757.68	\$ 4,083.76	\$ 5,409.83	\$ 6,735.91
12E30DD06800		\$ 1,640.53	\$ 884.63	\$ 1,073.61	\$ 1,262.58	\$ 1,451.56
12E30DD08000	10113 SE HOLLYWOOD AVE	\$11,651.05	\$ 2,832.67	\$ 4,174.76	\$ 5,516.86	\$ 6,858.95
12E30DD06600		\$ 1,728.66	\$ 932.15	\$ 1,131.28	\$ 1,330.41	\$ 1,529.53
12E30DD08100	10105 SE HOLLYWOOD AVE	\$13,279.55	\$ 3,710.82	\$ 5,240.50	\$ 6,770.19	\$ 8,299.87
12E30DD08200	10026 SE HOLLYWOOD AVE	\$11,387.14	\$ 2,690.36	\$ 4,002.05	\$ 5,313.75	\$ 6,625.44
12E30DD08300	10046 SE HOLLYWOOD AVE	\$11,325.95	\$ 2,657.37	\$ 3,962.01	\$ 5,266.66	\$ 6,571.31
12E30DD08400	10114 SE HOLLYWOOD AVE	\$11,210.35	\$ 2,595.03	\$ 3,886.36	\$ 5,177.69	\$ 6,469.02
12E30DD08500	10200 SE HOLLYWOOD AVE	\$ 98.73	\$ 53.24	\$ 64.61	\$ 75.98	\$ 87.35
12E30DD08600		\$10,768.91	\$ 2,356.99	\$ 3,597.47	\$ 4,837.95	\$ 6,078.43
12E30DD08700	10120 SE HOLLYWOOD AVE	\$11,798.61	\$ 2,912.24	\$ 4,271.33	\$ 5,630.43	\$ 6,989.52
12E30DD08800	10122 SE HOLLYWOOD AVE	\$11,258.46	\$ 2,620.97	\$ 3,917.84	\$ 5,214.71	\$ 6,511.59
12E30DD08900	10124 SE HOLLYWOOD AVE	\$11,241.60	\$ 2,611.88	\$ 3,906.81	\$ 5,201.74	\$ 6,496.67
12E30DD09100	5987 SE KING RD	\$72,553.22	\$ 35,673.33	\$ 44,030.80	\$ 52,388.28	\$ 60,745.75

Connections North of Johnson Creek (Lents)

Taxlot ID	Site Address	Total Cost	If Annexed before January 1, 2013	After January 1, 2013	After January 1, 2016	After January 1, 2021
12E30AB06900	8904 SE 55TH AVE	\$19,938.68	\$ 7,301.66	\$ 9,598.42	\$ 11,895.17	\$ 14,191.93
12E30AB01700	5607 SE JOHNSON CREEK BLVD	\$12,673.23	\$ 3,383.87	\$ 4,843.71	\$ 6,303.55	\$ 7,763.39
12E30AB01600	5611 SE JOHNSON CREEK BLVD	\$11,011.82	\$ 2,487.98	\$ 3,756.44	\$ 5,024.90	\$ 6,293.36
12E30AB01500	5615 SE JOHNSON CREEK BLVD	\$13,677.53	\$ 3,925.42	\$ 5,500.95	\$ 7,076.48	\$ 8,652.00
12E30AD00900	8910 SE 58TH DR	\$12,420.33	\$ 3,247.49	\$ 4,678.20	\$ 6,108.91	\$ 7,539.62
12E30AB00900	5606 SE WESTFORK ST	\$12,409.04	\$ 3,241.41	\$ 4,670.81	\$ 6,100.22	\$ 7,529.63
12E30AA06201	5706 SE WESTFORK ST	\$12,603.24	\$ 3,346.12	\$ 4,797.90	\$ 6,249.68	\$ 7,701.46
12E30AA06300		\$12,169.83	\$ 3,112.42	\$ 4,514.27	\$ 5,916.12	\$ 7,317.98
12E30AD06600	6020 SE JOHNSON CREEK BLVD	\$17,107.54	\$ 5,775.01	\$ 7,745.64	\$ 9,716.28	\$ 11,686.91
12E30AD06500		\$ 3,372.66	\$ 1,818.66	\$ 2,207.16	\$ 2,595.66	\$ 2,984.16
12E30AB07000	8908 SE 55TH AVE	\$15,556.68	\$ 4,938.73	\$ 6,730.72	\$ 8,522.70	\$ 10,314.69
12E30AB01900	5505 SE JOHNSON CREEK BLVD	\$13,336.29	\$ 3,741.41	\$ 5,277.63	\$ 6,813.85	\$ 8,350.07
12E30AB01901	5524 SE WESTFORK ST	\$13,562.35	\$ 3,863.31	\$ 5,425.57	\$ 6,987.83	\$ 8,550.09
12E30AB01902	NO SITUS	\$29,261.62	\$ 12,328.93	\$ 15,699.60	\$ 19,070.27	\$ 22,440.95
12E30DD03000	6100 SE TRONA LN	\$11,130.09	\$ 2,551.75	\$ 3,833.84	\$ 5,115.92	\$ 6,398.01
12E30AD08300	9310 SE WICHITA AVE	\$12,004.14	\$ 3,023.07	\$ 4,405.84	\$ 5,788.61	\$ 7,171.38
12E30AB01000	5604 SE WESTFORK ST	\$12,720.05	\$ 3,409.11	\$ 4,874.35	\$ 6,339.58	\$ 7,804.81
12E30AB01100		\$ 6,586.11	\$ 3,551.47	\$ 4,310.13	\$ 5,068.79	\$ 5,827.45
12E30AD01100	9100 SE 58TH DR	\$29,441.49	\$ 12,425.92	\$ 15,817.32	\$ 19,208.71	\$ 22,600.10
12E30AD06900	6028 SE JOHNSON CREEK BLVD	\$15,015.57	\$ 4,646.94	\$ 6,376.60	\$ 8,106.26	\$ 9,835.92
12E30AD03000	NO SITUS	\$11,464.52	\$ 2,732.08	\$ 4,052.69	\$ 5,373.30	\$ 6,693.91
12E30AD01000	8926 SE 58TH DR	\$11,711.59	\$ 2,865.32	\$ 4,214.39	\$ 5,563.45	\$ 6,912.52
12E30AA06800	5820 SE WESTFORK ST	\$16,167.28	\$ 5,267.98	\$ 7,130.31	\$ 8,992.63	\$ 10,854.96
12E30AD06800	6024 SE JOHNSON CREEK BLVD	\$12,034.59	\$ 3,039.49	\$ 4,425.77	\$ 5,812.04	\$ 7,198.32
12E30AD06400		\$ 1,583.38	\$ 853.82	\$ 1,036.21	\$ 1,218.60	\$ 1,400.99
12E30AD02900	9000 SE STANLEY AVE	\$10,593.16	\$ 2,262.22	\$ 3,482.46	\$ 4,702.69	\$ 5,922.93
12E30AB01801	5540 SE WESTFORK ST	\$11,687.13	\$ 2,852.13	\$ 4,198.38	\$ 5,544.63	\$ 6,890.88
12E30AC00400	5700 SE JOHNSON CREEK BLVD	\$39,912.34	\$ 18,072.19	\$ 22,669.73	\$ 27,267.26	\$ 31,864.80
12E30AC02600	9100 SE 55TH AVE	\$11,710.80	\$ 2,864.89	\$ 4,213.86	\$ 5,562.84	\$ 6,911.82
12E30AB01300	5721 SE JOHNSON CREEK BLVD	\$10,909.96	\$ 2,433.05	\$ 3,689.77	\$ 4,946.50	\$ 6,203.23
12E30AB01200		\$ 3,223.09	\$ 1,738.01	\$ 2,109.28	\$ 2,480.55	\$ 2,851.82
12E30AB01301	5721 SE JOHNSON CREEK BLVD	\$14,056.02	\$ 4,129.51	\$ 5,748.64	\$ 7,367.77	\$ 8,986.89
12E30AD03200	5805 SE MORRIS ST	\$10,723.77	\$ 2,332.65	\$ 3,567.93	\$ 4,803.21	\$ 6,038.49
12E30AA06200	5702 SE WESTFORK ST	\$12,571.86	\$ 3,329.20	\$ 4,777.37	\$ 6,225.53	\$ 7,673.70
12E30AD03100	5801 SE MORRIS ST	\$12,609.82	\$ 3,349.67	\$ 4,802.21	\$ 6,254.75	\$ 7,707.28
12E30AA07990	5803 SE JOHNSON CREEK BLVD	\$14,235.17	\$ 4,226.12	\$ 5,865.88	\$ 7,505.65	\$ 9,145.41
12E30AA07900		\$ 1,788.08	\$ 964.20	\$ 1,170.17	\$ 1,376.14	\$ 1,582.11

12E30AC02700	9101 SE 55TH AVE	\$12,609.16	\$ 3,349.32	\$ 4,801.78	\$ 6,254.24	\$ 7,706.70
12E30AA06900	5812 SE WESTFORK ST	\$ 1,728.03	\$ 931.82	\$ 1,130.87	\$ 1,329.93	\$ 1,528.98
12E30AA06990		\$15,305.84	\$ 4,803.46	\$ 6,566.56	\$ 8,329.65	\$ 10,092.74
12E30AD03800	5820 SE MORRIS ST	\$15,957.46	\$ 5,154.84	\$ 6,992.99	\$ 8,831.15	\$ 10,669.30
12E30AA04400	8829 SE 58TH DR	\$16,892.09	\$ 5,658.83	\$ 7,604.64	\$ 9,550.46	\$ 11,496.27
12E30AD03700	5830 SE MORRIS ST	\$12,415.11	\$ 3,244.68	\$ 4,674.78	\$ 6,104.89	\$ 7,535.00
12E30AB06300	8903 SE 55TH AVE	\$16,879.92	\$ 5,652.27	\$ 7,596.68	\$ 9,541.09	\$ 11,485.50
12E30AA06400	5800 SE WESTFORK ST	\$12,035.46	\$ 3,039.96	\$ 4,426.33	\$ 5,812.71	\$ 7,199.08
12E30AA06701	5738 SE WESTFORK ST	\$10,970.06	\$ 2,465.46	\$ 3,729.11	\$ 4,992.76	\$ 6,256.41
12E30AB01400	5619 SE JOHNSON CREEK BLVD	\$12,004.10	\$ 3,023.05	\$ 4,405.81	\$ 5,788.57	\$ 7,171.34
12E30DD02701	6108 SE TRONA LN	\$13,340.68	\$ 3,743.78	\$ 5,280.51	\$ 6,817.23	\$ 8,353.96
12E30AC00100	9101 SE STANLEY AVE	\$14,199.02	\$ 4,206.63	\$ 5,842.23	\$ 7,477.83	\$ 9,113.42
12E30AD04200	9320 SE STANLEY AVE	\$12,839.45	\$ 3,473.50	\$ 4,952.48	\$ 6,431.47	\$ 7,910.46
12E30AA06702	5770 SE WESTFORK ST	\$11,547.00	\$ 2,776.56	\$ 4,106.67	\$ 5,436.78	\$ 6,766.89
12E30AB06500	8909 SE 55TH AVE	\$12,008.49	\$ 3,025.41	\$ 4,408.68	\$ 5,791.95	\$ 7,175.22
12E30AB06600	8915 SE 55TH AVE	\$13,753.76	\$ 3,966.53	\$ 5,550.84	\$ 7,135.15	\$ 8,719.46
12E30AD07000	6040 SE JOHNSON CREEK BLVD	\$15,734.13	\$ 5,034.41	\$ 6,846.84	\$ 8,659.27	\$ 10,471.70
12E30AB00800	5608 SE WESTFORK ST	\$16,346.02	\$ 5,364.37	\$ 7,247.28	\$ 9,130.19	\$ 11,013.11
12E30AD02400	5907 SE MORRIS ST	\$15,349.53	\$ 4,827.03	\$ 6,595.15	\$ 8,363.28	\$ 10,131.41
12E30AD07200	9315 SE WICHITA AVE	\$10,663.70	\$ 2,300.26	\$ 3,528.62	\$ 4,756.98	\$ 5,985.34
12E30AC02500	9104 SE 55TH AVE	\$15,463.63	\$ 4,888.55	\$ 6,669.82	\$ 8,451.09	\$ 10,232.36
12E30AD03300	5815 SE MORRIS ST	\$10,400.32	\$ 2,158.23	\$ 3,356.25	\$ 4,554.27	\$ 5,752.30
12E30AD03400	5815 SE MORRIS ST	\$ 9,937.79	\$ 1,908.82	\$ 3,053.56	\$ 4,198.30	\$ 5,343.05
12E30AD02700	NO SITUS	\$10,196.49	\$ 2,048.32	\$ 3,222.86	\$ 4,397.40	\$ 5,571.94
12E30AD02800	NO SITUS	\$10,821.16	\$ 2,385.16	\$ 3,631.66	\$ 4,878.16	\$ 6,124.66
12E30AD03401	NO SITUS	\$10,400.31	\$ 2,158.23	\$ 3,356.25	\$ 4,554.27	\$ 5,752.29
12E30AC00200	9201 SE STANLEY AVE	\$10,417.35	\$ 2,167.42	\$ 3,367.40	\$ 4,567.38	\$ 5,767.37
12E30AD04100	5800 SE MORRIS ST	\$11,923.72	\$ 2,979.70	\$ 4,353.21	\$ 5,726.71	\$ 7,100.22
12E30AD01900	8931 SE 58TH DR	\$15,780.72	\$ 5,059.54	\$ 6,877.34	\$ 8,695.13	\$ 10,512.93
12E30AD03600	5840 SE MORRIS ST	\$12,357.51	\$ 3,213.62	\$ 4,637.09	\$ 6,060.57	\$ 7,484.04
12E30AC00300	9301 SE STANLEY AVE	\$36,375.38	\$ 16,164.93	\$ 20,355.04	\$ 24,545.15	\$ 28,735.26
12E30AD03500	6002 SE MORRIS ST	\$19,186.23	\$ 6,895.91	\$ 9,105.99	\$ 11,316.07	\$ 13,526.15
12E30AD04000	5810 SE MORRIS ST	\$13,516.94	\$ 3,838.83	\$ 5,395.86	\$ 6,952.88	\$ 8,509.91
12E30AA06500	5802 SE WESTFORK ST	\$16,010.46	\$ 5,183.42	\$ 7,027.68	\$ 8,871.94	\$ 10,716.20
12E30AD01700	9203 SE 58TH DR	\$13,978.15	\$ 4,087.53	\$ 5,697.68	\$ 7,307.84	\$ 8,918.00
12E30AA04500	8821 SE 58TH DR	\$13,500.48	\$ 3,829.95	\$ 5,385.08	\$ 6,940.22	\$ 8,495.35
12E30AA06600	5730 SE WESTFORK ST	\$13,732.50	\$ 3,955.06	\$ 5,536.92	\$ 7,118.78	\$ 8,700.64
12E30AC00600	9311 SE STANLEY AVE	\$52,169.14	\$ 14,331.49	\$ 20,340.91	\$ 26,350.32	\$ 32,359.73
12E30AC00500		\$10,791.11	\$ 5,818.96	\$ 7,062.00	\$ 8,305.03	\$ 9,548.07

12E30AD02500	5825 SE MORRIS ST	\$11,279.41	\$	2,632.27	\$	3,931.56	\$	5,230.84	\$	6,530.13
12E30AB06800	9051 SE 55TH AVE.	\$16,057.69	\$	5,208.89	\$	7,058.59	\$	8,908.29	\$	10,757.99
12E30AB06700		\$ 3,060.86	\$	1,650.53	\$	2,003.11	\$	2,355.69	\$	2,708.28
12E30AD07100	9301 SE WICHITA AVE	\$12,085.31	\$	3,066.84	\$	4,458.96	\$	5,851.07	\$	7,243.19

The "total cost" column is the Reimbursement District fee. The following 4 columns are a timeline of costs associated with assistance programs set up outside this reimbursement district.

Tax lots with a designation of "NO SITUS" were not developed at the time of this document but have laterals installed for future connections and a cost per property assessed.

Administration Fees

No administration fees are attached to this reimbursement district.

Time period of Proposed Reimbursement District

The Northeast Sewer Extension shall exist for a minimum of ten years from its creation. City Council has an option, by resolution, to authorize ten-year extensions indefinitely.

Statement Regarding Public Works Standards

This project has been constructed in accordance with all relevant City of Milwaukie Public Works Standards.

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, FORMING A REIMBURSEMENT DISTRICT FOR THE NORTHEAST SEWER EXTENSION PROJECT.

WHEREAS, the City wishes to form a reimbursement district for sanitary sewer improvements within the Dual Interest Area "A"; and

WHEREAS, Milwaukie Municipal Code Chapter 13.30 allows the formation of a reimbursement district to fund the cost of public improvements to serve one or more properties; and

WHEREAS, the area to be served by the district is currently located outside of City limits in Clackamas County, and requires annexation to connect to receive sanitary service; and

WHEREAS, the specific properties, improvements costs and assessments of proposed reimbursement district are included in the Engineering Director's Report; and

WHEREAS, costs presented within the Engineering Director's Report are preliminary until the project is completed; and

WHEREAS, notice of a public hearing was sent to the affected property owners pursuant to MMC 13.30.060, and the City Council held an informational public hearing concerning the proposed reimbursement district on September 21, 2010.

NOW, THEREFORE, BE IT RESOLVED by the City Council of Milwaukie:

Section 1: The Engineering Directors Report (Attachment 1) is approved and adopted.

Section 2: A reimbursement district is hereby formed as recommended in the Engineering Director's Report.

Section 3: The reimbursement fee designated for each parcel in Attachment 1 shall be paid prior to receiving City permits applicable to development of that parcel, pursuant to MMC 13.30.110.

Section 4: This Resolution will be amended to reflect actual project costs after the sanitary sewer system improvements are accepted by the City.

Introduced and adopted by the City Council on September 21, 2010.

This resolution is effective on September 21, 2010.

Jeremy Ferguson, Mayor

ATTEST:

APPROVED AS TO FORM:
Jordan Schrader Ramis PC

Pat DuVal, City Recorder

City Attorney