

RESOLUTION NO. 3917

**A RESOLUTION SETTING IN-LIEU-OF ASSESSMENT CHARGES FOR A PORTION OF THE COLUMBUS STREET SANITARY SEWER LIFT STATION PROJECT COSTS, WHICH WILL BE ALLOCATED TO UNASSESSED PROPERTIES WITHIN THE LIFT STATION SERVICE AREA.**

WHEREAS, the Council of the City of Albany has authorized the expenditure of up to \$243,000 in oversizing participation be paid to the Mennonite Home of Albany, Inc., from the Sewer Economic Development Budget (02-952) for construction of the Columbus Street lift station, which is designed to provide service to approximately 316 acres of land within the designated City of Albany Urban Growth Boundary, in addition to approximately 40 acres of the Mennonite Home property; and

WHEREAS, the lift station service area as shown in Exhibit "A" does not include the portions of several properties within the lift station service area which the City of Albany Comprehensive Plan designates as Open Space (OS); and

WHEREAS, the Council desires to recover the expenditure of these oversizing costs through the implementation of a special in-lieu-of assessment (ILA) to be levied on the unassessed properties within the lift station service area as shown on the map in Exhibit "A;" and

WHEREAS, the ILA rate for each property within the lift station service area shall be based on the ratio of the area of each property to the total benefited area applied to the total non-assessed City contribution; and

WHEREAS, this special ILA shall apply to unassessed properties within the lift station service area, and is considered to be in addition to other sanitary sewer ILA's that may otherwise be levied; and

WHEREAS, the ILA amounts contained herein are based on an engineering project estimate, and following completion of the lift station and acceptance by the City, the ILA amounts shall be adjusted by Resolution and shall be based on the actual project costs and the actual total non-assessed City contribution; and

WHEREAS, the adjusted ILA charges established in the Resolution following completion of the lift station construction shall be automatically adjusted on the first day of July each calendar year thereafter in proportion to the change in the Seattle Construction Cost Index as published in the June edition of Engineering News Record (ENR).

NOW, THEREFORE, BE IT RESOLVED that the Columbus Street Lift Station In-Lieu-of Assessment Benefited Area is hereby established and adopted as shown in the map in Exhibit "A" attached hereto, and the in-lieu-of assessment rates for each property within the benefited area are hereby established and adopted as listed in Exhibit "B" attached hereto; and

BE IT FURTHER RESOLVED that the ILA rates as listed in Exhibit "B" are based on engineering project estimates, and following completion of the lift station, and acceptance by the City, the ILA amounts shall be adjusted by Resolution, and shall be based on the actual project costs and the actual total non-assessed City contribution; and

BE IT FURTHER RESOLVED that this special ILA shall apply to unassessed properties within the lift station service area and is considered to be in addition to other sanitary sewer ILA's that may otherwise be levied; and

BE IT FURTHER RESOLVED that ILA payments received under this Resolution shall be directed to the Sewer Economic Development Budget (02-952) in order to compensate for the initial expenditure from that fund for the lift station oversizing costs; and

BE IT FURTHER RESOLVED that the adjusted ILA charges established in the Resolution following completion of the lift station construction shall be automatically adjusted on the first day of July each calendar year thereafter in proportion to the change in the Seattle Construction Cost Index as published in the June edition of Engineering News Record (ENR). The adjustment shall be made by calculating the percentage increase/decrease in the index from the last adjustment, and then applying that percentage to the previous year's ILA fees. The Resolution adjusting the ILA rates for the actual project costs shall contain the ENR index number in effect at that time.

DATED THIS 11TH DAY OF MARCH 1998.

  
\_\_\_\_\_  
Mayor

ATTEST:

  
\_\_\_\_\_  
City Recorder



EXHIBIT "B"

Columbus Street Lift Station: In - Lieu - of Assessment Allocation (Area Basis)					
		Tax Lot Number	Area Sq Ft	Area Acres	ILA Apportionment
Total Project Cost	\$270,000	11S03W21 00501	1815229.746	41.67	\$32,086
		11S03W20 01516	997225.457	22.89	\$17,627
Less Mennonite Home	\$27,000	11S03W28 00500	124230.827	2.85	\$2,196
Contribution (10%)		11S03W28 00501	113713.589	2.61	\$2,010
		11S03W28 00502	37171.585	0.85	\$657
Total Oversizing	\$243,000	11S03W28 00503	146298.683	3.36	\$2,586
		11S03W28 00504	180050.738	4.13	\$3,183
Benefited Area, Acres	315.60	11S03W28 00505	136071.310	3.12	\$2,405
		11S03W28 00600	449423.502	10.32	\$7,944
In-Lieu-of \$ per Acre	\$770	11S03W28 00601	72620.631	1.67	\$1,284
		11S03W28 00604	139578.819	3.20	\$2,467
		11S03W28 00700	442946.410	10.17	\$7,830
		11S03W29 00100	82956.775	1.90	\$1,466
		11S03W29 00101	112908.855	2.59	\$1,996
		11S03W29 00102	210942.359	4.84	\$3,729
		11S03W29 00104	941521.340	21.61	\$16,642
		11S03W29 00106	51014.203	1.17	\$902
		11S03W29 00107	35840.923	0.82	\$634
		11S03W29 00108	97699.330	2.24	\$1,727
		11S03W29 00200	613591.787	14.09	\$10,846
		11S03W29 00300	4282476.948	98.31	\$75,697
		11S03W29 01600	66763.792	1.53	\$1,180
		11S03W29 01602	87056.308	2.00	\$1,539
		11S03W29 01603	64608.089	1.48	\$1,142
		11S03W29 01605	130413.640	2.99	\$2,305
		11S03W29 01606	23945.177	0.55	\$423
		11S03W29 01607	46885.434	1.08	\$829
		11S03W29 01608	23761.415	0.55	\$420
		11S03W29 01609	37159.615	0.85	\$657
		11S03W29 01610	19129.101	0.44	\$338
		11S03W29 01611	46177.128	1.06	\$816
		11S03W29 01612	129169.574	2.97	\$2,283
		11S03W29 01614	100217.654	2.30	\$1,771
		11S03W29 01615	29946.897	0.69	\$529
		11S03W29 01616	84755.426	1.95	\$1,498
		11S03W29 01617	22250.243	0.51	\$393
		11S03W29 01618	39046.378	0.90	\$690
		11S03W29 01619	23119.279	0.53	\$409
		11S03W29 01620	34496.638	0.79	\$610
		11S03W29 01621	32277.363	0.74	\$571
		11S03W29 01623	217207.078	4.99	\$3,839
		11S03W29 01624	130346.897	2.99	\$2,304
		11S03W29 01625	96603.904	2.22	\$1,708
		11S03W29 01626	535633.790	12.30	\$9,468
		11S03W29 01700	47230.250	1.08	\$835
		11S03W29 01701	37469.972	0.86	\$662
		11S03W29 01800	37458.947	0.86	\$662
		11S03W29 01900	34944.218	0.80	\$618
		11S03W29 01901	37452.639	0.86	\$662
		11S03W29 01902	37446.331	0.86	\$662
		11S03W29 01903	34938.723	0.80	\$618
		11S03W29 01904	37803.144	0.87	\$668
		11S03W29 01905	34933.228	0.80	\$617
		11S03W29 02000	77295.617	1.77	\$1,366
		11S03W29 02001	30341.944	0.70	\$536
		11S03W29 02002	31038.806	0.71	\$549
		11S03W29 02003	32506.844	0.75	\$575
		11S03W29 02004	31819.496	0.73	\$562
		11S03W29 02005	33514.342	0.77	\$592
		11S03W29 02100	34311.683	0.79	\$606
		11S03W29 02101	32387.842	0.74	\$572
Totals			13747378.663	315.60	\$243,000