



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

Date: October 28, 2008

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

Subject: LynLake Municipal Parking Lot – Assessment Public Hearing

Recommendation:

Passage and summary publication of a Resolution adopting the special assessments in the total amount of \$62,279.19 levying the assessment, adopting the assessment roll, and directing the City Clerk to transmit a certified copy of the assessment roll to the Hennepin County Auditor.

Previous Directives:

October 2nd, 2008: TPW – Set Public Hearing date for October 28th, 2008.

Prepared by: Anthony Stone, PW Operations Analyst 673-3162
Jon Wertjes, Director of Traffic and Parking Services

Approved by:

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

Presenters: Anthony Stone, PW Operations Analyst, Department of Public Works, Traffic and Parking Services

Reviews

Permanent Review Committee (PRC):	Approval	NA	Date
Civil Rights Affirmative Action Plan	Approval	NA	Date
Policy Review Group (PRG):	Approval	NA	Date

Financial Impact (Check those that apply)

- No financial impact - or - Action is within current department budget (If checked, go directly to Background/Supporting Information)
- Action requires an appropriation increase to the Capital Budget
- Action requires an appropriation increase to the Operating Budget
- Action provides increased revenue for appropriation increase
- Action requires use of contingency or reserves
- Business Plan: Action is within the plan. Action requires a change to plan.
- Other financial impact (Explain): Special assessment against benefited properties
- Request provided to department's Finance Dept. contact when provided to the Committee Coordinator

Community Impact

Neighborhood Notification: Public Hearing notices sent out 2 weeks prior to hearing
City Goals: Streets will be destinations
Comprehensive Plan: Consistent
Zoning Code: Not Applicable

Background/Supporting Information

Per City Council resolution 98R-186, each year businesses located within 300 feet of the Lyn/Lake Municipal Parking Lots are assessed for the cost of constructing the two Lyn/Lake Parking Lots. This will be the tenth year of a 20 year assessment for capital expenses and payable in 2009. See Attachment A – Map of the Area.

As was discussed at the October 2, 2008 Transportation and Public Works Committee meeting, the 2008 assessment was recommend to be established at \$62,930. However, due to a recent notification by the property owner at 2917 Bryant Ave S, Property ID 33-029-24-44-0128, it has been determined that the property no longer has a parking deficiency therefore reducing his assessment by \$650.09 from \$1287.59 to \$637.50 and the total assessment roll has been reduced to \$62,279.19. Attachment B is the original 2008 Assessment Roll payable in 2009. The final assessment roll to be submitted to Hennepin County will show the adjusted amounts.

In addition to adjusting the annual assessment, individual assessments are adjusted to reflect any changes to the data used in the assessment formula. The parameters used to calculate individual assessments include market value, building area, parcel area, and parking deficiency.

Attachment A: Lyn/Lake Municipal Parking Lot Map

Attachment B: Lyn/Lake Assessment Roll, Payable 2009

Cc: Council Member Ralph Remington

Lyn/Lake Parking Advisory Board – John Meldahl

By Colvin Roy

Adopting the special assessments for payable 2009, levying the special assessments and adopting the assessment roll for the Lyn/Lake Parking Facilities.

Whereas, Minnesota Statutes, Section 459.14 (Automobile Parking Facilities) authorizes the City of Minneapolis to acquire property interests, construct parking facilities, operate and maintain parking facilities and finance parking facilities through special assessments levied against benefited properties; and

Whereas, the City of Minneapolis has approved the establishment of parking facilities in the Lyn/Lake area, as more particularly described in Resolutions 98R-129 passed April 24, 1998 and 98R-186 passed May 22, 1998 and in Petn. Nos 263708 and 263799 on file in the office of the City Clerk; and

Whereas, any shortfall gap between parking facilities revenue and parking facilities expenditures is to be assessed to properties benefited by the parking facilities; and

Whereas, the proposed assessment for the property identified as 2917 Bryant Ave S, Property ID 33-029-24-44-0128 has been reduced by \$650.09, from \$1,287.59 to \$637.50; and

Whereas, the City Engineer has recommended the amount to be specially assessed for payable 2009 be reduced from \$62,929.28, to \$62,279.19 due to the above reduction, all as contained in Petn No _____ on file in the office of the City Clerk; and

Whereas, a public hearing was held on October 28, 2008 in accordance with Minnesota Statutes, Section 459.14 and Minnesota Statutes, Chapter 429 to consider the proposed special assessments for payable 2009 as shown on the proposed assessment roll on file in the office of the City Clerk and to consider all written and oral objections and statements regarding this matter;

Now, Therefore, Be It Resolved by The City Council of The City of Minneapolis:

That the proposed special assessments for payable 2009 in the total amount of \$62,279.19 as on file in the office of the City Clerk be and hereby are adopted and levied upon the benefited properties.

Be It Further Resolved that the special assessments be collected in one (1) installment on the 2009 real estate tax statements without interest charges.

Be It Further Resolved that the assessment roll as prepared by the City Engineer be and hereby is adopted and that the City Clerk is hereby directed to transmit a certified copy of said assessment roll to the Hennepin County Auditor.