

ORDINANCE NO. 3822

AN ORDINANCE TO DETERMINE THE ASSESSMENTS AGAINST THE PROPERTIES SPECIFICALLY BENEFITTED BY STREET IMPROVEMENTS, ST-74-13, Washington - Water Street; ST-74-14, Marion & 34th Streets; ST-74-18, Fir Oaks Fifth Addition; ST-73-20, Queen Avenue - Ferry to Marion, AND DECLARING AN EMERGENCY.

RECITALS:

1. The sewer assessment as referred to in this ordinance and previous resolutions and ordinances and the petitions and waivers of remonstrance are the street improvements to service ST-74-13, Washington - Water Streets; ST-74-14, Marion & 34th Streets; ST-74-18, Fir Oaks Fifth Addition; ST-73-20, Queen Avenue - Ferry to Marion
2. Preliminary resolutions and ordinances prescribing the manner and extent of the improvements are set forth in Resolution Nos.

3. The assessments set forth in the following ordinance are based upon the request and recommendation of the City Engineer in compliance with Ordinance No. 2864.

THE PEOPLE OF THE CITY OF ALBANY DO ORDAIN AS FOLLOWS:

Section 1: COST

The total cost of the street improve: to serve ST-74-13, Washington - Water Streets; ST-74-14, Marion & 34th Streets; ST-74-18, Fir Oaks Fifth Addition; ST-73-20, Queen Avenue - Ferry to Marion are as follows:

<u>Project</u>	<u>SCF</u>	<u>Cost</u>	<u>15% E.L.A.</u>	<u>Total</u>
ST-74-13, Washington - Water	2,731.83	15,306.03	2,295.90	20,333.76
ST-74-14, Marion & 34th	885.04	5,007.82	751.17	6,644.03
ST-74-18, Fir Oaks 5th	5,761.94	21,032.23	3,154.83	29,949.00
ST-73-20, Queen Avenue - Ferry to Marion		54,010.94		54,010.94
TOTALS	\$9,378.81	95,357.02	6,201.90	110,937.73

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Interdepartmental Memorandum
Engineering Department

SUBJECT: Final Assessment: ST 74-13 Washington - Water Streets
(Project Name and Number)

TO: City Manager

FROM: Carl Fair, Eng. Tech. III

DATE: December 11, 1974

A. PROJECT COSTS DATA

1. SCF Oversizing Cost	-0-		
2. SCF Intersection Cost	-0-		
3. SCF Corner Lot Credit			
\$19.58 x 40	\$783.20		
(Cost) (Feet)			
4. Total SCF Construction Cost		\$ 783.20	
5. Property Owner Construction Cost		15,306.03	
6. TOTAL CONSTRUCTION COST			<u>\$16,089.23</u>

B. ASSESSMENT COSTS

1. SCF Assessment			
a. SCF Construction Cost	\$783.20		
b. ELA - 15%	117.48		
c. Total SCF Assessment			\$ 900.68
2. Property Owner Assessment			
a. Property Owner Construction Cost		\$15,306.03	
b. ELA - 15%		2,295.90	
c. Collection for SCF			
\$3.20 x 821.70		2,629.44	
(Cost) (Fr.Ft.)			
d. Warrant Interest		102.39	
e. Other:		-0-	
f. Total Assessable Cost to Property Owner			<u>\$20,333.76</u>

$$\text{Cost per front foot} = \frac{\$20,333.76}{(\text{cost})} \div \frac{821.70}{(\text{fr. ft.})} = \$24.74596568 / \text{fr. ft.}$$

METHOD OF ASSESSMENT

PROPERTY AND ASSESSMENT DATA

Please refer to attached sheets.

Respectfully submitted,



Carl Fair, Eng. Tech. III

PROPERTY AND ESTIMATED ASSESSMENT DATA

Project: 74-13 Water Avenue and Washington Street

No.	Owner/Address	Description/Tax Lot No.	Assess. Fr. Ft.	Public Works Office Total Estimated Assessment
1	Masonic Assn. c/o C.O. Budlong Rt. 2, Box 292-C Albany, OR	11 3W 6CC 1700 C#80743	100.7	\$2,401.92
2	Albany Area Chamber of Comm. P.O. Box 548 Albany, OR	11 3W 6CC C#80669	172.8	4,276.10
3	Griffin & Heffley Smith, H.B., Agt. 1259 S. Maple Albany, OR	11 3W 6CC 1100 C80677 & C#341186	167.2	4,137.53
4	City of Albany	11 3W 6CC 800 C#80651 & 11 3W 6CC 600 C#80644	165.0	4,083.08
5	Wilson, Russell Rt 1, Box 300 Lyons, OR	11 4W 1DD 500 C#130142	85.0	2,103.41
6	O.E.R.R. Burlington-Northern R. E. Hamilton Regional Director of Property Taxes 1201 American Bank Bldg. Portland, OR 97205	11 4W 1DD 400	15.0	371.19
7	Sanders, M. c/o Linn Stewart 703 Standard Plaza Portland, OR 97204	11 4W 1DD 300 C#130134	50.0	1,237.30
8	City of Albany	11 4W 1DD 200 C#130126	66.0	1,633.23
TOTALS			821.70	\$20,333.76

Interdepartmental Memorandum
Engineering Department

SUBJECT: Addendum to Final Assessment ST 74-14 Marion & 34th Avenue

TO: City Manager

FROM: Carl Fair, Eng. Tech. III

DATE: December 27, 1974

A. PROJECT COSTS DATA

1. SCF Oversizing Cost	\$5,695.38	
2. Total SCF Construction Cost		\$5,695.38
3. Property Owner Construction Cost		<u>8,163.92</u>
4. Total Construction Cost		<u><u>\$13,859.30</u></u>

B. ASSESSMENT COSTS

1. SCF Assessment		
a. SCF Construction Cost	\$5,695.38	
b. ELA - 15%	<u>854.31</u>	
c. Total SCF Assessment		<u><u>\$ 6,549.69</u></u>

2. Property Owner Assessment

a. Residential Assessment		
(1) Residential		
Construction Cost	\$1,952.94	
(2) ELA - 15%	292.94	
(3) Collection for SCF		
130' x \$3.20	416.00	
(4) Warrant Interest	<u>26.52</u>	
(5) Total Assessable		
Cost to Residential Property Owner		<u><u>\$ 2,688.40</u></u>

 b. Commercial Property Assessment

(1) Commercial Const.		
Cost	\$3,054.88	
(2) ELA - 15%	458.23	
(3) Collection for SCF		
130'x\$3.20	416.00	
(4) Warrant Interest	<u>26.52</u>	
(5) Total Assessable Cost		
to Commercial Property Owner		<u><u>\$3,955.63</u></u>

 c. Assessment to ARA

(1) ARA Construction Cost	\$3,156.10	
(2) ELA - 15%	473.42	
(3) Warrant Interest	<u>26.51</u>	
(4) Total Assessable Cost to ARA		<u><u>\$3,656.03</u></u>

Final Assessment: ST 74-14

Marion & 34th Avenue

December 11, 1974

Residential Cost per front foot:

$$\frac{\$2,688.40}{(\text{cost})} \div \frac{150}{(\text{fr. ft.})} = \$20.68 / \text{fr. ft.}$$

Commercial Cost per front foot:

$$\frac{\$3,955.65}{(\text{cost})} \div \frac{130}{(\text{fr. ft.})} = \$30.427923/ \text{fr. ft.}$$

METHOD OF ASSESSMENT

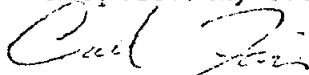
The widening of 34th Avenue and intersection costs shall be paid by the ARA. This was originally to be part of the 34th Avenue project between Pacific and Marion. However, the additional right-of-way to realign the Marion intersection was not available at the time.

The commercial property on the east side of Marion shall be assessed for half of a 48-foot street and the residential property on the west side shall be assessed for half of a 36-foot street. Additional oversizing costs shall be paid by the Street Construction Fund.

PROPERTY AND ASSESSMENT DATA

Please refer to attached sheets.

Respectfully submitted,



Carl Fair
Eng. Tech. III

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PROPERTY AND ESTIMATED ASSESSMENT DATA

ST 74-14 Marion Street and 34th Avenue Widening

Office of Public Works Director

Property Owner/Address	Description/Tax Lot No.	Assess Fr. Ft.	Total Estimated Assessment
Bolles, Warren H. & Ella M. 1024 West Eighth Albany, OR 97321	11 3W 18CA 1500 (R) 124707	90	\$1,861.30 \$1,875.08
"	11 3W 18CA 1300 (R) 124681	40	827.30
Circle K Corp.	11 3W 18DB 200 (C)	130	3,955.63
TOTALS		260	\$6,644.03 6,549.69

R = Residential

C = Commercial

Interdepartmental Memorandum
Engineering Department

SUBJECT: Final Assessment: ST-74-18
(Project Name and Number)

TO: City Manager

FROM: Carl Fair, Engineering Technician III

DATE: November 27, 1974

A. PROJECT COSTS DATA

1.	SCF Oversizing Cost	0		
2.	SCF Intersection Cost	<u>\$736.20</u>		
3.	SCF Corner Lot Credit			
	\$13.32 x 250.00	\$3,330.00		
	(cost) (feet)			
4.	Total SCF Construction Cost		\$4,066.20	
5.	Property Owner Construction Cost		<u>\$21,032.23</u>	
6.	TOTAL CONSTRUCTION COST			<u>\$25,098.43</u>

B. ASSESSMENT COSTS

1.	SCF Assessment			
	a. SCF Construction Cost	\$4,066.20		
	b. ELA-15%	<u>609.93</u>		
	c. Total SCF Assessment			<u>\$ 4,676.13</u>
2.	Property Owner Assessment			
	a. Property Owner Const. Cost	\$21,032.23		
	b. ELA-15%	<u>3,154.83</u>		
	c. Property Owner Assessment		<u>\$24,187.06</u>	
	d. Collection for SCF			
	\$3.20 x 1,634.15		5,229.28	
	(cost) (fr ft)			
	e. Warrant Interest		192.66	
	f. Other: Street Signs		<u>340.00</u>	
	g. Total Assessable Cost to Property Owner			<u>\$29,949.00</u>

Cost per front foot = $\frac{\$29,949.00}{1,634.15} = \18.32695897 /fr ft.

C. Storm Drainage (see attached sheet)

METHOD OF ASSESSMENT

Street shall be assessed on a front foot basis. Storm drain shall be assessed to the benefitting properties on a square foot basis.

PROPERTY AND ASSESSMENT DATA

Please refer to attached sheets.

Respectfully submitted,

C. Storm Drainage (Assessable Costs)

Construction Cost	\$6,154.70	
ELA - 15%	<u>923.20</u>	
Total Assessable Cost		\$7,077.90

Square Foot Cost = $\$7,077.90 / 621,876 \text{ sq. ft.} = \0.011381529

ASSESSMENT DATA

ST-74-18, F Oaks Fifth Addition Streets

November 27, 1974

No	Owner & Address	Description/Tax Lot No.	Assess Fr Ft	Street Cost	Assess Sq Ft	SD Cost	Total Assess. Cost
1	George Cathey 3410 S. Tadena, Albany	Lot 1, Block 5, Fir Oaks 5th	155.33*	\$2,846.73	11,236	\$127.88	\$2,974.61
2	"	Lot 2, Block 5, Fir Oaks 5th	102.5	\$1,878.51	10,865	\$123.66	\$2,002.17
3	"	Lot 3, Block 5, Fir Oaks 5th	102.5	\$1,878.51	10,865	\$123.66	\$2,002.17
4	"	Lot 4, Block 5, Fir Oaks 5th	102.5	\$1,878.51	10,865	\$123.66	\$2,002.17
5	"	Lot 5, Block 5, Fir Oaks 5th	104.22	\$1,910.05	10,868	\$123.69	\$2,033.74
6	"	Lot 6, Block 5, Fir Oaks 5th	71.01	\$1,301.40	12,132	\$138.08	\$1,439.48
7	"	Lot 7, Block 5, Fir Oaks 5th	35.95	\$ 658.85	17,975	\$204.58	\$ 863.43
8	"	Lot 8, Block 5, Fir Oaks 5th	95.5	\$1,750.22	9,000	\$102.43	\$1,852.65
9	"	Lot 9, Block 5, Fir Oaks 5th	41.0	\$ 751.40	8,800	\$100.16	\$ 851.56
10	"	Lot 1, Block 6, Fir Oaks 5th	157.29*	\$2,882.65	11,267	\$123.24	\$3,010.89
11	"	Lot 2, Block 6, Fir Oaks 5th	102.5	\$1,878.51	10,865	\$123.66	\$2,002.17
12	"	Lot 3, Block 6, Fir Oaks 5th	102.5	\$1,878.51	10,865	\$123.66	\$2,002.17
13	"	Lot 4, Block 6, Fir Oaks 5th	102.5	\$1,878.51	10,865	\$123.66	\$2,002.17
14	"	Lot 5, Block 6, Fir Oaks 5th	156*	\$2,859.00	11,660	\$132.71	\$2,991.71
15	"	Lot 1, Block 7, Fir Oaks 5th	80.0	\$1,466.16	8,800	\$100.17	\$1,566.33
16	Wendal Thompson	Lot 1, Block 1, Fir Oaks 5th	35.45*	\$ 649.70			\$ 649.70
17	Ozzie Ruckert	Beg. at the SE corner of Tr. 55 of Fir Oaks 2nd Add., thence N 0°26' E 85.0 ft, thence S 89°34' E 110 ft, thence S 0°26' W 57.84 ft, thence along a 30.56 degree corner left, thence L.C. which bears 56°48'18" E 32.12, 31.86 ft; thence N 66°19' W 130.60 to P.O.B.	87.40*	\$1,601.78			\$1,601.78

27
Total
Cost

ASSESSMENT DATA

1-74-18 Fir Oaks Fifth Addition Streets

November 27, 1974

3	Owner & Address	Description/Tax Lot No.	Assess Fr Ft	Street Cost	Assess Sq Ft	SD Cost	Total Assess. Cost
	George Cathey	Beg. at the SW corner of Lot 3, Blk 6, Hawthorne Park 3rd Add., thence S 89°34' E 110 ft., thence N 0°26' E 21.39, th S 89°34' E 473.79 ft., th S 0°26' W 787.42' to the NE cor of Lot 4, Blk 6, Fir Oaks 5th Add, th N 0°26' E 21.39 ft., th N 89°34' W 170' ft., th N 0°26' E 744.64 to P.O.B.			454,948	\$5,178.00	\$5,178.00
TOTALS			1634.15	\$29,949.00	621,876	\$7,077.90	\$37,026.90

Corner Lot Credit Applied

PROPERTY ASSESSMENT DATA

December 11, 1974

Project: ST-73-20 Queen Avenue - Ferry to Marion Street

Office of Public Works Director

No.	Owner/Address	Description/Tax Lot No.	Assess Fr. Ft.	Total Assessment	
1	Queen Avenue Development Co. P. O. Box 865 Albany, OR 97321	11 3W 7CB 3400, 3304, 3303, 3502, 3301, 3300, 3200 & 3000 C# 94850, 94843, 94835, 94827, 94819, 94801, 94793, 94777	737.13	\$11,440.26	C
2	Nix, John Jr. 1104 W 29th Albany, OR	11 3W 7CB 3100 & 2601 C#94785 & 366194	264.94	4,111.87	C
3	Kennel, Wilbur J. 2839 SE Grand Prairie Albany, OR	11 3W 7CA 8301 C#94223	125.0	1,940.00	C
4	Hiatt, Earl J. 1925 Old Pacific Highway Albany, OR	11 3W 7CA 8300 C#94215	113.2	1,756.86	C
5	Calapooia Prop. Co. P. O. Box 865 Albany, OR	11 3W 7CA 8302 & 8600 C#94231 & 94249	433.52	6,728.23	C
6	Brockway, D.B. 280 East Queen Albany, OR	11 3W 7CD 100 & 104 C#95576 & 95543	140.0	1,400.00	R
7	Darr, Curt 1115 W. 25th Albany, OR	11 3W 7CD 102 C#95568	176.90	2,745.49	C
8	Wagener, Loren 845 Cox St. Albany, Oregon	11 3W 7CD 105 C#95584	338.28	5,250.11	C
9	Titanium Casting Co. 150 W. Queen Albany, OR	11 3W 7CD 1103 C#95717	653.71	10,145.58	C
10	Lakowske, Darrell D. 1503 West Tenth Albany, OR	11 3W 7CD 1101 C#95709	150.0	2,328.00	C

Interdepartmental Memorandum
Engineering Department

SUBJECT: Final Assessment: ST 73-20 Queen Avenue - Ferry to Marion
TO: City Manager
FROM: Carl Fair, Eng. Tech. III
DATE: December 11, 1974

PROJECT COSTS

Property Owner Assessment		
1. Street Construction	\$54,010.94	
ARA Assessment		
2. Street Construction	<u>73,132.53</u>	
3. Total Construction		\$127,143.47
4. ELA - 15%		<u>19,071.52</u>
TOTAL PROJECT COST		<u>\$146,214.99</u>

METHOD OF ASSESSMENT

Residential property shall be assessed \$10.00 per front foot for streets.
Commercial property shall be assessed \$15.52 per front foot. ARA shall pay
the balance of the project cost.

PROPERTY AND ASSESSMENT DATA

Please refer to attached sheets.

Respectfully submitted,

Carl Fair

PROPERTY ASSESSMENT DATA (CONTINUED)

Project: ST 73-20 Queen Avenue - Ferry to Marion Street

December 11, 197
Office of the Public Works Director

No.	Owner / Address	Description/Tax Lot No.	Assess Fr. Ft.	Total Assessment
11	Lakowski, Darrell 1303 West Tenth Albany, OR	11 3W 7CC 100 C#94934	100.0	1,552.00 C
12	Griffin, Audley A. Crabtree, OR	11 3W 7CC 200 C#94959	100.0	1,552.00 C
13	Rem, Inc. 320 West Queen Avenue Albany, OR	11 3W 7CC 400 & 500 C#94983 & 94975	197.2	3,060.54 C
TOTALS			3,529.88	\$54,010.94

Section 2: PROPERTY AND ASSESSMENT DATA - ATTACHED SHEETS

Section 3:

The City Recorder is hereby directed to enter a statement of the assessments as above provided in the docket of the City Liens and give notice thereof as provided by law.

Section 4:


Inasmuch as this ordinance is necessary for the immediate preservation of the peace, health and safety of the City of Albany, Oregon, an emergency is hereby declared to exist and this ordinance shall be in full force and effect immediately upon passage by the Council and approval by the Mayor.

Passed by the Council: December 12, 1974
Approved by the Mayor: December 12, 1974
Effective Date: December 12, 1974



Mayor

ATTEST:



City Recorder