

RESOLUTION NO. 96-048

**A RESOLUTION DECLARING THE INTENTION OF THE CITY
COUNCIL TO CONSTRUCT IMPROVEMENTS,
ESTABLISHING A LOCAL IMPROVEMENT DISTRICT AND
DIRECTING NOTICE AND PUBLICATION FOR EAST 16TH
STREET SANITARY SEWER IMPROVEMENTS**

WHEREAS, the City Council has heretofore considered the study and report of the City Engineer concerning East 16th Street sanitary sewer improvements, Shearer to Thompson Street; and

WHEREAS, after due consideration, the City Council has determined that the formation of a local improvement district and construction of the proposed improvements is in the best interest of the City;

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL AS
FOLLOWS:**

Section 1. Intention to Improve. The Council hereby declares its intent to proceed with the proposed East 16th Street sanitary sewer improvements, Shearer to Thompson Street.

Section 2. Clerk to Give Notices. The City Clerk is authorized and directed to:

A. Cause notice to be published once each week for two successive weeks in the newspaper of general circulation in The Dalles, Oregon. Notice shall state:

1. That the City Council has announced its intention to form a local improvement district and that the report of the City Engineer is on file with the City Clerk and open to public inspection.

2. The estimated total cost of the improvement (less any amount borne by the City).

3. A description, graphic or written, of the district to be specially benefitted by the improvement.

4. The date by which remonstrances shall be filed and the place for filing.

5. The project will be discontinued if a remonstrance is filed by the owners of two-thirds of the dollar amount to be assessed against the property which is to be specifically benefitted.

6. The date, time and place at which the Council will hold a public hearing to consider the Engineer's report and any remonstrances or objections to the report.

7. The Council's intention to characterize the cost of the improvements as an assessment for a local improvement.

B. Cause a notice to be mailed to the last known address for each owner of the various lots, tracts or parcels of property to be benefitted within the district. The notice shall state:

1. The estimated total cost of the improvement (less the amount to be borne by the City, if any).

2. A brief description of the property owned by the person to whom the notice is sent.

3. The time within which remonstrances may be filed.

4. The date when the report of the Engineer and any objections thereto

will be heard by the Council and all interested persons.

5. An estimate of the proposed assessment.
6. A brief description of the methods by which the owner may pay for the assessment, if the assessment is actually imposed on the property.
7. The Council's intention to characterize the cost as an assessment for a local improvement.

PASSED AND ADOPTED THIS 23RD DAY OF SEPTEMBER, 1996.

Voting Yes, Councilors:	<u>Hill, Davis, Briggs, Koch, Van Cleave</u>
Voting No, Councilors:	<u>None</u>
Absent, Councilors:	<u>None</u>
Abstaining, Councilors:	<u>None</u>

AND APPROVED BY THE MAYOR THIS 23RD DAY OF SEPTEMBER, 1996.

SIGNED: _____


David R. Beckley, Mayor

ATTEST: _____


Julie Krueger, CMC, City Clerk

CONSULTING

Engineers

TENNESON ENGINEERING CORPORATION

PHONE (541) 296-9177

FAX (541) 296-6657

409 LINCOLN STREET

THE DALLES, OR 97058

September 20, 1996

Honorable Mayor and City Council
City of The Dalles
313 Court Street
The Dalles, OR 97058

Preliminary Study and Report
EAST 16TH STREET SANITARY SEWER

Councilmembers:

The following is a Preliminary Study and Report to provide the Assessment District, Basis for Assessment, and estimated costs to construct a sanitary sewer in East 16th Street, west of Thompson Street, lying in Block 13 of Thompson's Addition to the City of The Dalles, approximately 950 lineal feet in length.

DESCRIPTION OF THE PROJECT

The proposed East 16th Street sanitary sewer will connect into an existing 8" sanitary sewer at East 15th Street and Shearer Street. The line would extend south in Shearer Street to East 16th Street and then run westerly approximately 159 feet to the west line of Block 13 of Thompson's Addition and thence easterly 697 feet. The work will include the furnishing and placing of the sanitary sewer lines, manholes, and service lines to each lot that lies adjacent to East 16th Street. Owners of the properties lying northerly and southerly of East 16th Street will pay the assessed construction costs of this sanitary sewer line, except Tax Lot 500, 1N-13-11BA, which is already hooked up to City sewer to East 15th Street.

ENGINEER'S ESTIMATE

The cost of this project is estimated at \$70,104.00. This cost will be paid by the owners of the adjacent property along the northerly and southerly rights-of-way of East 16th Street. The total frontage to be assessed is 1,242.35 feet. This computes to an estimated cost of \$56.428543 per front foot along the northerly and southerly rights-of-way of East 16th Street. Details of this estimate and the basis of assessment are provided in Exhibit A, attached.

ASSESSMENT DISTRICT

Those tracts fronting the northerly and the southerly sides of East 16th Street, beginning at a point 100 feet west of the westerly right-of-way of Thompson Street and thence westerly 697 feet to the west line of Block 13, except for Tax Lot 500, 1N-13-11BA.

ASSESSMENT DISTRICT BOUNDARIES

The following is the external boundary of the property to be included within the Assessment District for the proposed project.

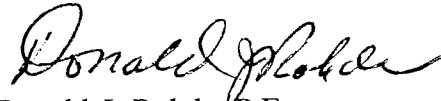
A strip of land 104.5 foot depth from the northerly right-of-way of East 16th street, from the West line of said Block 13 easterly 637.5 feet. On the southerly side of East 16th Street, a strip of land varying from 234 foot depth to 85 foot depth from the west line of said Block 13 easterly 697.0 feet. This boundary includes the following tax lots on Wasco County Assessor's maps.

Tax Lots 600, 700, 800, and 900 of Map 1N-13-11BA

Tax Lots 1000, 1100, 1200, 1300, 1800, 1900, 2000, 2100, 2200,
and 2300 of Map 1N-13-11AB

Respectfully submitted,

TENNESON ENGINEERING CORPORATION



Donald J. Rohde, P.E.

DJR:jm
Attachments

Exhibit A

Engineer's Estimate

CONSTRUCTION COST EAST 16TH STREET SANITARY SEWER 1,620.94 Lineal Feet

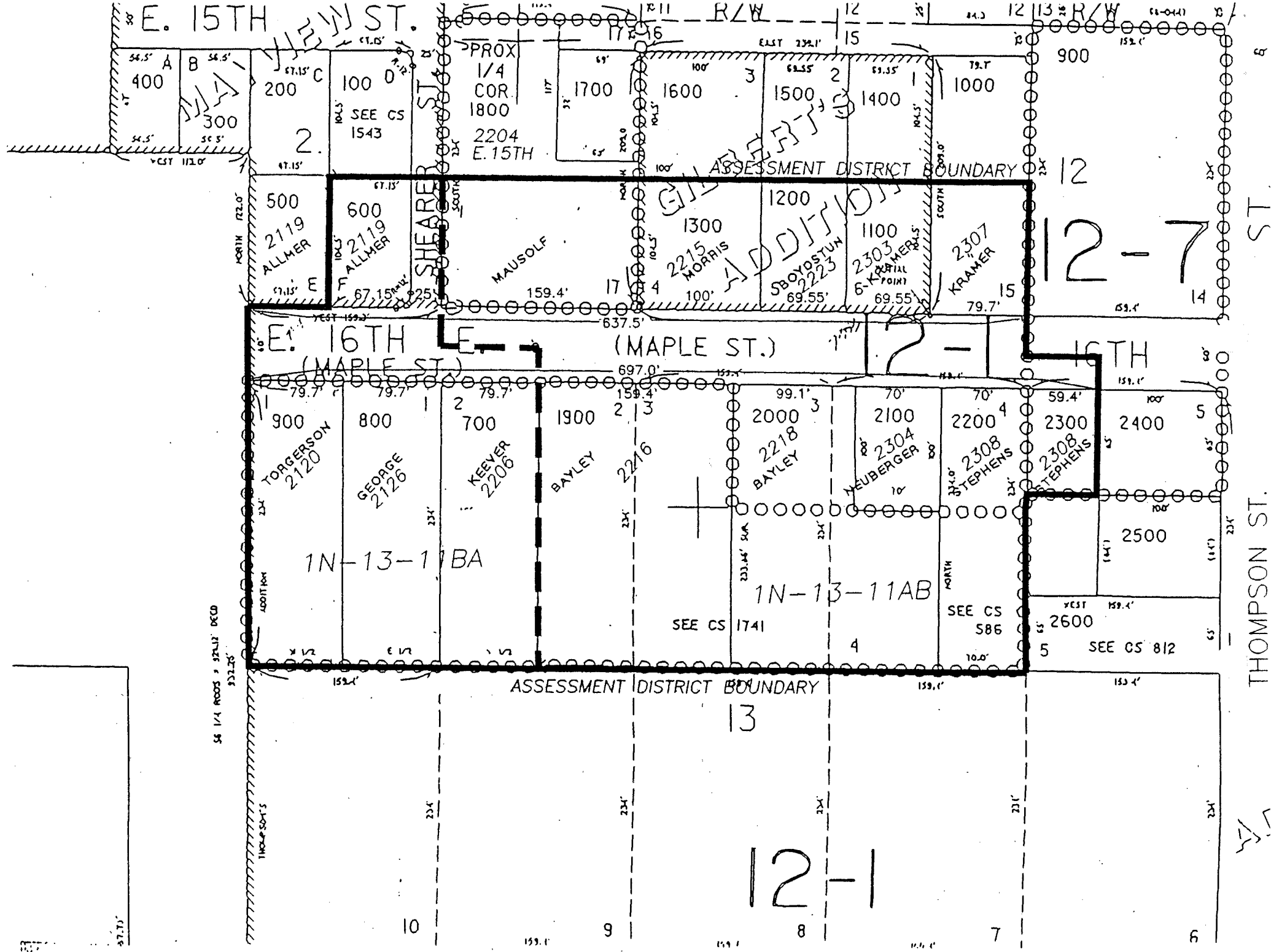
1.	900 l.f.	Furnish & Place complete PVC Sewer Pipe, SDR 35, ASTM D-3034 @ \$25.00/lineal foot	\$22,500.00
2.	3 ea.	Furnish & Place complete 48" Concrete Manhole @ \$1,500.00/each	4,500.00
3.	2 ea.	Furnish & Place complete Standard Cleanout @ \$300.00/each	600.00
4.	500 l.f.	Furnish & Place complete 4" PVC Sewer Pipe, SDR 35, ASTM D-3034 @ \$20.00/lineal foot	10,000.00
5.	270 cu.yd.	Furnish & Place Pipe Bedding @ \$20.00/cubic yard	5,400.00
6.	100 cu.yd.	Furnish & Place 3/4" Crushed Rock @ \$20.00/cubic yard	2,000.00
7.	850 l.f.	Furnish & Place 3" A/C Trench Patching, Class "C" @ \$12.00/lineal feet	<u>10,200.00</u>
Estimated Cost			55,200.00
Plus 10% Contingencies			5,520.00
Plus 17% Engineering and Administration			<u>9,384.00</u>
TOTAL ESTIMATED COST			<u>\$70,104.00</u>

**Basis for Assessment
Preliminary Study and Report
EAST 16TH STREET SANITARY SEWER**

METHOD OF COMPUTATION

1. **PROPERTY OWNER COST:**
The benefitted properties will be assessed on a front foot basis for the construction of sanitary sewer costs, as appropriate to the affected property.
2. **ESTIMATED PROJECT COST:**
The estimated project cost is \$70,104.00.
3. **COST PER FRONT FOOT:**

<u>Property Owner Cost of Sanitary Sewer</u>	<u>\$70,104.00</u>	=	\$56.428543
Total Project Frontage	1,242.35 ft.		



Preliminary Study and Report

EAST 16TH STREET SANITARY SEWER 100 feet West of Thompson Street to 134.3 feet West of Shearer Street

Name of Real Property Title Owner	Map No.	Tax Lot	Frontage l.f.	Assessed Value Land	Assessed Value Improve.	Total Assessed Value	Outstanding Assessment	Sanitary Sewer cost per l.f.	TOTAL COST
ALLMER, Kenneth & Glenna 2119 E. 16th The Dalles, OR 97058	1N-13-11BA	600	67.15	\$ 16,950.00	\$.00	\$ 16,950.00	\$ 0.00	56.428543	\$ 3,789.17
KEEVER, Gary & Janet 2206 E. 16th The Dalles, OR 97058	1N-13-11BA	700	79.70	\$ 31,160.00	\$ 34,310.00	\$ 65,470.00	\$ 0.00	56.428543	4,497.35
GEORGE FAMILY LIVING TRUST 2126 E. 16th The Dalles, OR 97058	1N-13-11BA	800	79.70	\$ 37,190.00	\$ 71,740.00	\$108,930.00	\$ 0.00	56.428543	4,497.36
TORGERSON, James & Lucile 2120 E. 16th The Dalles, OR 97058	1N-13-11BA	900	79.70	\$ 37,190.00	\$ 82,320.00	\$119,510.00	\$ 0.00	56.428543	4,497.35
KRAMER, Carl & Deann 2303 E. 16th The Dalles, OR 97058	1N-13-AB	1000	79.70	\$ 24,490.00	\$ 31,620.00	\$ 56,110.00	\$ 0.00	56.428543	4,497.36
KRAMER, Carl D & Deann 2303 E. 16th The Dalles, OR 97058	1N-13-11AB	1100	69.55	\$ 18,400.00	\$ 78,160.00	\$ 96,560.00	\$ 0.00	56.428543	3,924.60

Name of Real Property Title Owner	Map No.	Tax Lot	Frontage l.f.	Assessed Value Land	Assessed Value Improve.	Total Assessed Value	Outstanding Assessment	Sanitary Sewer cost per l.f.	TOTAL COST
STEPHENS, George Jr & Tanis K 2300 E. 16th The Dalles, OR 97058	1N-13-11AB	2300	59.40	\$ 19,440.00	\$ 1,550.00	\$ 20,990.00	\$ 0.00	56.428543	3,351.86
TOTAL FRONTAGE FEET			1,242.35	TOTAL ESTIMATED PROJECT COST					\$70,104.00