



Item: Resolution 9850 to Levy Special Assessments on Properties within Special Improvement Lighting District – City-Owned Residential Lighting No. 1305

From: Martha Capps, Operations Supervisor

Initiated By: Annual Assessment Process

Presented By: Coleen Balzarini, Fiscal Services Director

Action Requested: City Commission conduct public hearing and adopt Resolution 9850

Public Hearing:

1. Mayor conducts public hearing, calling three times each for opponents and proponents.
2. Mayor closes public hearing and asks the will of the Commission.

Suggested Motion:

1. Commissioner moves:

“I move that the City Commission (adopt /deny) Resolution 9850.”

2. Mayor calls for a second, discussion, and calls for the vote.

Staff Recommendation: Staff recommends the City Commission adopt Resolution 9850.

Background: On March 26, 2008, staff received a signed petition from TD Development as the owner and developer of Water Tower Park Addition, requesting the installation of street lights in the newly annexed subdivision. The design of the street lighting is five (5) – 100 watt lights mounted on 16 foot poles to provide adequate lighting to the 16 individual properties anticipated within the area.

On March 3, 2009 the City Commission duly passed and adopted Resolution 9807 creating Special Improvement Lighting District – City-owned Residential Lighting District No. 1305 (SLD-1305). A map of the district is attached for your review. City staff obtained quotes from all interested contractors and vendors willing to submit a quote for the installation of the roadway lighting, and the bid contract was awarded under separate action to United Electric on June 2, 2009.

On July 7, 2009, the City Commission adopted Resolution 9837, authorizing the City to enter into a loan agreement with the Montana Board of Investments, for an amount up to \$20,516 to fund the cost to install the roadway lighting in Water Tower Park Addition. Property owners located within SLD-1305 will have a special assessment for the installation costs of the improvements for a term of 15 years and will also have an ongoing annual maintenance assessment for the roadway lighting.

Concurrences: The District was created at the request of the Developer. Fiscal Services staff is responsible for the operational expenses, along with assessing and collecting the revenues necessary for the operations; Public Works is responsible for the maintenance of the District.

Fiscal Impact: Adoption of Resolution 9850 will allow the City to fund the installation, operation and maintenance costs required to be made each year within SLD-1305.

Installation:

Public roadway lighting for SLD-1305 has been completed as provided in Resolution 9807, for a total assessable cost of TWENTY THOUSAND FIVE HUNDRED SIXTEEN DOLLARS (\$20,516), plus annual interest. The special assessment for the installation costs of the improvements shall be payable over a term of 15 years.

Maintenance:

The ongoing annual energy and maintenance costs for said improvements were estimated to be TWO THOUSAND SEVEN HUNDRED DOLLARS (\$2,700).

These charges will be placed on the property tax bills of the individual properties within the district for their proportionate share of the installation and maintenance costs.

Alternatives: The City Commission could choose to deny Resolution 9850; however, non-approval of debt assessments would result in a general obligation to repay the loan to the Montana Board of Investments rather than an obligation of the benefitting properties to repay. It would also deny the assessment necessary to fund expenses related to annual ongoing operation and maintenance of the district.

Attachments/Exhibits: Resolution 9850