



City of Grand Island

Tuesday, January 22, 2019

Council Session

Item G-10

**#2019-33 - Approving the Setting of the Board of Equalization Date
Hearing for Lot One - Rowe Second Subdivision in Water Main
District 421T**

Staff Contact: Tim Luchsinger, Utilities Director

Council Agenda Memo

From: Timothy Luchsinger, Utilities Director

Meeting: January 22, 2019

Subject: Water Main District 421T – Rowe Second Subdivision

Presenter(s): Timothy Luchsinger, Utilities Director

Background

Water Main District 421T was originally created to provide municipal water service to the area along Stolley Park Road from Freedom Drive to Engleman Road, and along Engleman Road from Stolley Park Road to Highway 30. All construction was completed, placed in service and incorporated into the City system.

In March 1999, the City Council sat as a Board of Equalization to establish the fees for each property within the district's boundary. The district was done as a connection fee (tap district where customers are not charged for the cost of the main until they "tap" the main for service.

The total cost for construction was \$302,957.85. The fees for properties connecting to the water main were based on taking the total chargeable amount of \$194,877.55 and dividing it by the district's footage of 12,992.1 feet. This established a fee of \$14.999719 per front foot, which is collected when the property owners begin receiving City service. The remaining amount of \$108,080.30 was a cost to the Utilities Department for over-sizing the main to meet existing and future system usage, pressure demands, and fire flow requirements.

Discussion

Gary P. Rowe and Dee Rowe, husband and wife, are owners of a recently subdivided tract of land, being Lot One (1), Rowe Second Subdivision, consisting of a single residential lot. The subdivision is on the west side of Engleman Road and north of the West Park Plaza Mobile Home Park. At the time District 421T was constructed, the property was not within the district's boundary. The Rowe's are building a home on their property and desire to connect to the City water main. Due to the new configuration of the property and with its access to the existing water main in Engleman Road, it is necessary to establish the appropriate connection fee.

It is recommended the connection fee for Lot One (1) Rowe Second Subdivision be established as:

30 linear feet frontage x \$14.999719 per front foot = \$499.99

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

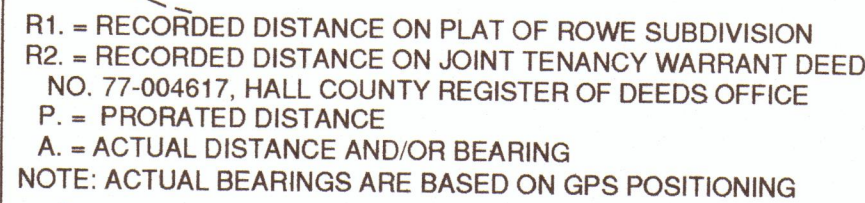
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council sit at a Board of Equalization on February 26, 2019 and establish the connection fees for the property within Rowe Second Subdivision in the City of Grand Island, Nebraska.

Sample Motion

Move to approve that the Council sit as a Board of Equalization on February 26, 2019 to establish the connection fee for Lot One (1), Rowe Second Subdivision within Water Main District 421T.



Lee D. Wagner, Registered Land Surveyor No. 557

BENJAMIN & ASSOCIATES, INC. - ENGINEERS & SURVEYORS - GRAND ISLAND, NEBRASKA

City Clerk

RESOLUTION 2019-33

WHEREAS, Water Main District 421T was constructed in the year 1999 along Stolley Park Road from Freedom Drive to Engleman Road, and along Engleman Road from Stolley Park Road to Highway 30; and

WHEREAS, the district was done as a connection fee (tap) district and upon completion of the work the Council sat as a Board of Equalization to establish fees for each property within the district's boundary. The Board of Equalization hearing for Water Main District 421T was held in March of 1999; and

WHEREAS, one of those tracts of land within Water Main District 421T has recently been re-subdivided, which requires the appropriate connection fees to be established.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City Council will sit as a Board of Equalization on February 26, 2019 to determine benefits and set the "tap" fees for the newly subdivided lot.

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Adopted by the City Council of the City of Grand Island, Nebraska, January 22, 2019.

Roger G. Steele, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	by _____
December 12, 2019	City Attorney