



City of Grand Island

Tuesday, September 14, 2004

Council Session

Item D2

#2004-BE-16 - Consideration of Determining Benefits for Business Improvement District #4

Staff Contact: David Springer

Council Agenda Memo

From: David Springer, Finance Director

Meeting: September 14, 2004

Subject: Determining Benefits for Business Improvement District No. 4 and Approving the Assessments

Item #'s: D-2 & F-2

Presenter(s): David Springer, Finance Director

Background

In July, 2002, the City Council adopted Ordinance No. 8751 creating Business Improvement District No. 4, South Locust Street, Stolley Park Road to Fonner Park Road. The 2004-2005 Budget, as approved by Council on July 27, 2004, provides for special assessments in the amount of \$3.50 per front footage for a total of \$17,324.59 for the 4,950 front footage. At this meeting, the Board of Equalization was set for September 14, 2004.

Discussion

The City Council, in its' capacity as the Board of Equalization, is required to determine the benefits of the District and take action on the assessments as provided for in the associated Ordinance.

Alternatives

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

1. Approve the benefits for the District and related assessments.
2. Deny the benefits and assessments.

Recommendation

City Administration recommends that the Council approve the benefits of Business Improvement District No. 4 and related assessments.

Sample Motion

Board of Equalization: Approve the benefits accruing to Business Improvement District No. 4 as presented.

Ordinance: Approve the assessments as provided for in the related Ordinance.

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BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, sitting as a Board of Equalization for Business Improvement District No. 4, after due notice having been given thereof, that we find and adjudge:

That the benefits accruing to the real estate in such district to be the total sum of \$17,324.59; and

Such benefits are equal and uniform; and

According to the equivalent frontage of the respective lots, tracts, and real estate within such Business Improvement District No. 4, such benefits are the sums set opposite the several descriptions as follows:

<u>Name</u>	<u>Description</u>	<u>Assessment</u>
Sonic of Grand Island LTD	Lot 1, Janisch Subdivision	419.86
Niels McDermott	Lot 1 (except E 10 feet), Brownell Subdivision	174.93
James & Margot Wiltgen	Lot 5, Kirkpatrick Subdivision	246.93
Wiltgen Corp. II	Lot 6, Kirkpatrick Subdivision	243.22
E.P.S. Investments	Lot 1, Labelindo Second Subdivision	978.53
James Scott Zana	Lot 1, R & R Subdivision	492.52
Fontenelle Oil Co.	Block 9 (except City E1/2, S1/2), Pleasant Home Subdivision	491.33
Locust Street LLC	Block 16 (except City), Pleasant Home Subdivision	978.57
M & W Investment Co.	Lot 1 and Part of Lot 2, Roepke Subdivision	540.19
M & W Investment Co.	Lot 1, Roepke Second Subdivision	159.25
Edwards Building Corp.	Lot 1 (except City), Fonner Subdivision	524.79
Grand Island Associates, LLC	Lot 1, Fonner Fourth Subdivision	1,716.82
5500 L Street Properties Co.	Lot 5 (except City), Fonner Second Subdivision	699.51
5500 L Street Properties Co.	Lot 6, Fonner Second Subdivision	1,400.53
Three Circle Irrigation Inc.	Lot 1, Fonner Third Subdivision	1,189.79
Edwards Building Corp.	Replatted Lot 3, Fonner Third Subdivision	489.62
Kenneth & Rose Mary Staab	Part of SE1/4, SE1/4 of Section 21-11-9 (52 x 264')	182.00
KWM Co.	Part of SE1/4, SE1/4 of Section 21-11-9 (20 ac to City)	472.75
Michael, Carey & Barb Reilly	Lot 1, JNW Subdivision	539.00
Edwards Building Corp.	Lot 1, JNW Second Subdivision	580.41
Sax's Pizza of America	Lot 2, Sax's Subdivision	246.26

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Cindy Braddy	Part of SE1/4, SE1/4 of Section 21-11-9	473.45
U-Haul Realty Estate Co.	Part of SE1/4, SE1/4 of Section 21-11-9 (except City)	699.93
Sax's Pizza of America	Lot 3, Sax's Subdivision	568.33
Michael & Laurel Toukan	Lot 3, Goodwill Fourth Subdivision	415.31
Toukan Properties, LLC	Lot 2, Goodwill Fourth Sudivision	229.95
Byco, Inc.	Lot 2, R & R Subdivision	487.73
Preferred Enterprises LLC	Lot 2, Fonner Fourth Subdivision	523.04
Hall County Livestock Improvement Association	Miscellaneous tracts 22-11-9 to the City; Part SW1/4, SW1/4 and Part NW1/4, SW1/4	1,160.04
TOTAL		\$17,324.59

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Adopted by the City Council of the City of Grand Island, Nebraska, on September 14, 2004.

RaNae Edwards, City Clerk