



City of Grand Island

Tuesday, November 04, 2003

Council Session

Item D1

#2003-BE-20 - Determining Assessments for Water Main District 440 - Kay-Dee Subdivision

Background:

Water Main District 440 was created by the Council upon receipt of a petition from property owners within the district. The water main is located in: Roberta Avenue between Barbara Avenue and Stolley Park Road; Gretchen Avenue between Barbara Avenue and Del Mar Avenue; and Del Mar Avenue, between Arthur Avenue and Harrison Street; within the Kay-Dee Subdivision. See the attached plat.

Discussion:

All construction was installed as per City Standards, placed in service, and incorporated into the City system. The district is an "assessment district" used by the City to recoup construction costs when mains are installed at the request of the property owners.

Computations for fees within the District are based on the actual cost of construction, divided by the number of lots which received service within the subdivision. This method provides an equal and same assessment to each property in the amount of \$2,808.10. The total project cost was \$115,790.17. The City's share in the construction is \$42,779.57 due to the lay-out of the area previously served by other districts.

Recommendation:

It is the recommendation of the Utilities Department that the assessments for Water Main District 440 be set as stated on the attached tabulation.

Fiscal Effects:

Recover assessments for the construction of the District over a five year term.

Alternatives:

None.

Staff Contact: Gary R. Mader

WATER MAIN DISTRICT 440 - PARCEL DESCRIPTIONS AND ASSESSMENTS.

Julie K & Stephen D Cain – W/H
1919 Del Mar Ave
Grand Island, NE 68803
Lot 2 Blk 1 Kay-Dee Subdivision
\$2,808.10

Timothy L & Carla S Anderson – H/W
2009 Del Mar Ave
Grand Island, NE 68803
Lot 3 Blk 1 Kay-Dee Subdivision
and part of Lot 5 Blk 1 Kay-Dee Sub more particularly described as follows: Beginning at the NE corner of said Lot 5; thence southwesterly along the easterly line of said Lot 5, a distance of 87.4 feet to the SE corner of said Lot 5; thence northerly and parallel to the westerly line of said Lot 5, a distance of 100.95 feet to a point on the northeasterly line of said Lot 5; thence southeasterly along the northeasterly line of said Lot 5, a distance of 54.1 feet to the said point of beginning.
\$2,808.10

John H and Amelia Dahlke - H/W
1819 S Roberta Ave
Grand Island, NE 68803
Lot 4 Blk 1 Kay-Dee Subdivision
\$2,808.10

Richard C & Rebecca B King – H/W
18811 Roberta Ave
Grand Island, NE 68803
Lot 5 Blk 1 Kay-Dee Subdivision except that part of Lot 5 Blk 1 Kay-Dee Sub more particularly described as follows: Beginning at the NE corner of said Lot 5; thence southwesterly along the easterly line of said Lot 5, a distance of 87.4 feet to the SE corner of said Lot 5; thence northerly and parallel to the westerly line of said Lot 5, a distance of 100.95 feet to a point on the northeasterly line of said Lot 5; thence southeasterly along the northeasterly line of said Lot 5, a distance of 54.1 feet to the said point of beginning.
\$2,808.10

Barbara G Glover
1916 W Del Mar Ave
Grand Island, NE 68803
Lot 1 Blk 2 Kay-Dee Subdivision
\$2,808.10

Joseph R & Patricia L Partington – H/W
1717 Gretchen Ave

Grand Island, NE 68803
Lot 2 Blk 2 Kay-Dee Subdivision
\$2,808.10

Pamela B Haeussler-Bonner
1705 S Gretchen Ave
Grand Island, NE 68803
Lot 3 Blk 2 Kay-Dee Subdivision
\$2,808.10

Brian S Tresick
1619 S Gretchen Ave
Grand Island, NE 68803
Lot 4 Blk 2 Kay-Dee Subdivision
\$2,808.10

Thomas A & Brenda L Strand - H/W
1607 Gretchen Ave
Grand Island, NE 68803
Lot 5 Blk 2 Kay-Dee Subdivision
\$2,808.10

Shane Lee & Lisa Diane Stava – H/W
1607 Roberta Ave
Grand Island, NE 68803
Lot 2 Blk 3 Kay-Dee Subdivision, except the south 2.0 foot
\$2,808.10

Todd W & Dawyn E Otto – H/W
1609 Roberta Ave
Grand Island, NE 68803
Lot 3 Blk 3 Kay-Dee Subdivision
and the south 2.0 foot of Lot 2 Blk 3 Kay-Dee Subdivision
\$2,808.10

Lucille K Hand Revocable Living Trust
Lucille K Hand – Trustee
1611 Roberta Ave
Grand Island, NE 68803
Lot 4 Blk 3 Kay-Dee Subdivision
\$2,808.10

Carl H & Betty K Maggiore – H/W
2020 Del Mar Ave
Grand Island, NE 68803
Lot 5 Blk 3 Kay-Dee Subdivision

\$2,808.10

Alfred E & Bette A Nabity – H/W
1730 S Gretchen Ave
Grand Island, NE 68803
Lot 6 Blk 3 Kay-Dee Subdivision
\$2,808.10

James M Davis and 1st National Bank of Grand Island, Co-trustees for Joan W Davis
PO Box 8265
Wichita Falls, TX 76307
Lot 7 Blk 3 Kay-Dee Subdivision
\$2,808.10

Genevieve R & Robert S Franke – W/H
1628 S Gretchen Ave
Grand Island, NE 68803
Lot 8 Blk 3 Kay-Dee Subdivision
\$2,808.10

Kenneth L & Bonita L Gnadt – H/W
1610 S Gretchen Ave
Grand Island, NE 68803
Lot 9 Blk 3 Kay-Dee Subdivision
\$2,808.10

Steven L & Lisa A Toner
1716 S Roberta Ave
Grand Island, NE 68803
Lot 5 Blk 4 Kay-Dee Subdivision
\$2,808.10

Jean P White
1704 Roberta Ave
Grand Island, NE 68803
Lot 6 Blk 4 Kay-Dee Subdivision
\$2,808.10

Norman L & Charlene M Niethfelt – H/W
1606 Roberta Ave
Grand Island, NE 68803
Lot 7 Blk 4 Kay-Dee Subdivision
\$2,808.10

Randall L & Sharon R Frost – H/W
321 Maple Ct
Random Lake, WI 53075
Lot 2 Blk 6 Kay-Dee Subdivision
\$2,808.10

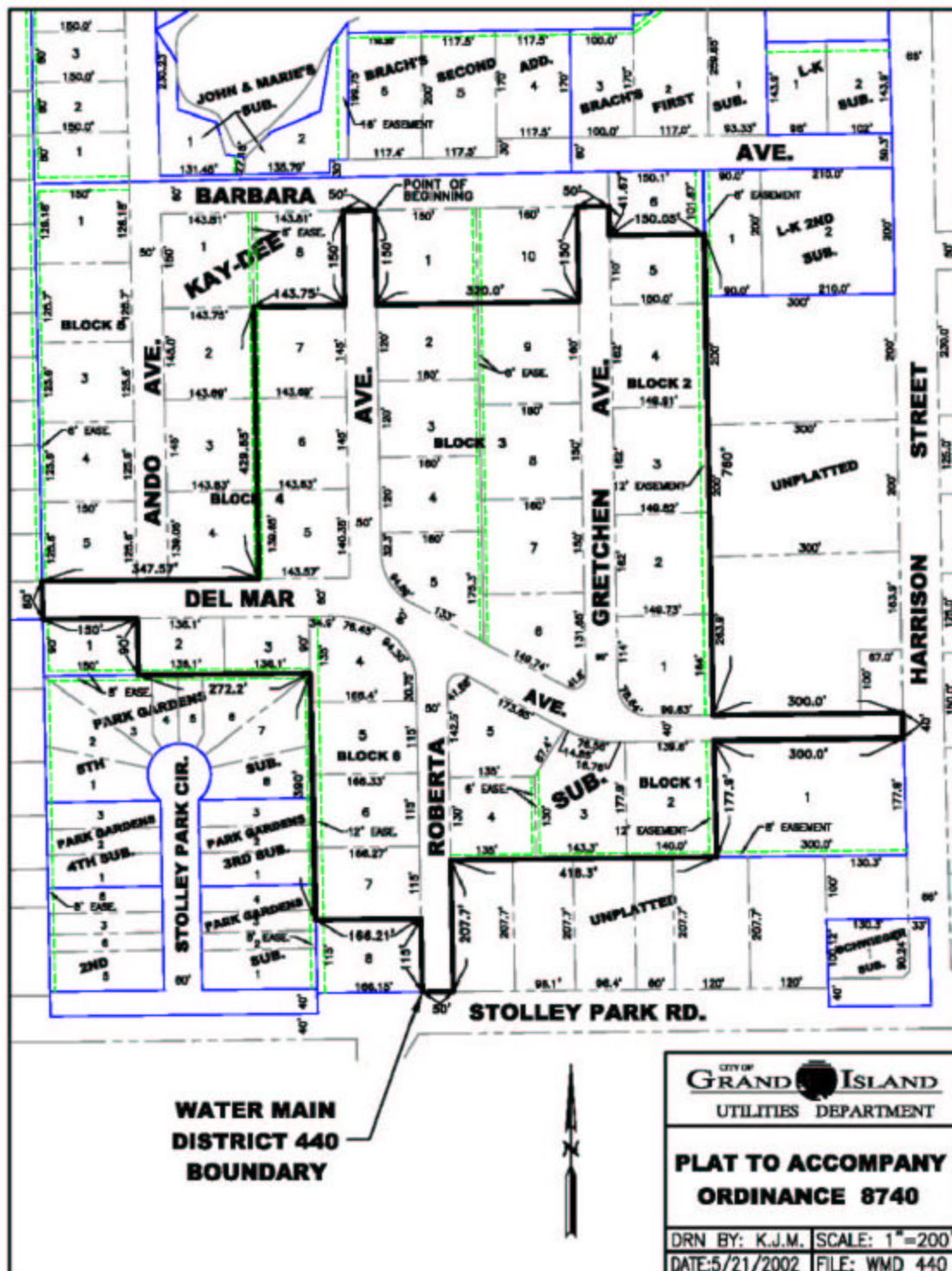
Burl A & Kay A Janzen – H/W
2207 Del Mar Ave
Grand Island, NE 68803
Lot 3 Blk 6 Kay-Dee Subdivision
\$2,808.10

Benedict P Jr. & Arlene G Wassinger – H/W
2115 Del Mar Ave
Grand Island, NE 68803
Lot 5 Blk 6 Kay-Dee Subdivision
\$2,808.10

Michael D & Susan A Kemling – H/W
1816 S Roberta Ave
Grand Island, NE 68803
Lot 5 Blk 6 Kay-Dee Subdivision
\$2,808.10

Doris M Schuppan
1818 S Roberta Ave
Grand Island, NE 68803
Lot 6 Blk 6 Kay-Dee Subdivision
\$2,808.10

Everett & Cleo V Eads – H/W
1908 S Roberta Ave
Grand Island, NE 68803
Lot 7 Blk 6 Kay-Dee Subdivision
\$2,808.10



WATER MAIN DISTRICT 440 - ASSESSMENTS
6" Main; Gretchen, Roberta, and Del Mar

Est. = 7/29/2002
Bid = 8/29/2002

Award = 9/10/2002
Final = 7/10/2003

Item	Description	Bid Unit (\$)	Constructed		Assessable \$\$
			Quantity	Final \$\$	
C. 1.01	6" D.I. PIPE, (S.J.)	16.50 LF	2,881.50 LF	\$47,215.25	\$47,215.25
C. 1.02	6"X 6"X 6" TEE (M.J.)	127.00 EA	6.00 EA	\$762.00	\$762.00
C. 1.03	6"X 6"X 6" TAPPING SLEEVE	453.00 EA	1.00 EA	\$453.00	\$453.00
C. 1.04	6"X 45 ELL (M.J.)	83.00 EA	8.00 EA	\$664.00	\$664.00
C. 1.05	6"X 8" REDUCER (M.J.)	47.00 EA	1.00 EA	\$47.00	\$47.00
C. 1.06	8" SET SCREWRING	40.00 EA	1.00 EA	\$40.00	\$40.00
C. 1.07	6" RS GATE VALVE	411.00 EA	1.00 EA	\$411.00	\$411.00
C. 1.08	6" RS TAPPING VALVE	547.00 EA	1.00 EA	\$547.00	\$547.00
C. 1.09	VALVE BOX	110.00 EA	2.00 EA	\$220.00	\$220.00
C. 1.10	FIRE HYDRANT ASSEMBLY COMPLETE	1,057.00 EA	5.00 EA	\$5,285.00	\$5,285.00
C. 1.11	REMOVE ASPH. / CONC. DRIVEWAY	4.30 SY	381.28 SY	\$1,639.51	\$1,639.51
C. 1.12	REPLACE ASPH. / CONC. DRIVEWAY	31.70 SY	375.32 SY	\$11,897.65	\$11,897.65
C. 1.13	REMOVE ASPH. / CONC. ROADWAY	8.60 SY	140.15 SY	\$1,205.29	\$1,205.29
C. 1.14	REPLACE ASPH. / CONC. ROADWAY	29.60 SY	140.15 SY	\$4,148.44	\$4,148.44
C. 1.15	THRUST BLOCK	51.00 EA	15.00 EA	\$765.00	\$765.00
C. 1.16	1" WATER SERVICE, COMPLETE	450.00 EA	26.00 EA	\$11,700.00	\$11,700.00
C. 1.17	1-1/2" WATER SERVICE, COMPLETE	907.00 EA	1.00 EA	\$907.00	\$907.00
C. 1.18	SALVAGE 6" PLUG	49.00 EA	3.00 EA	\$147.00	\$147.00
C. 1.19	SALVAGE 8" PLUG	59.00 EA	1.00 EA	\$59.00	\$59.00
C. 1.20	8 MIL POLYWRAP	0.40 LF	2,911.53 LF	\$1,164.61	\$1,164.61
Contract Total				\$89,277.75	\$89,277.75
PO 302952 - Materials				\$927.00	\$927.00
City Materials				\$4,249.48	\$4,249.48
Engineering / Overhead / Administration				\$21,335.94	\$21,335.94
Total District Cost				\$115,790.17	\$115,790.17

Bk	Lot	Subdivision	Front Ft.	Sq Ft	Owner	Per Equal Assessment \$
1	2	Kay-Dee Subdivision	139.60	24,870.42	Julie K & Stephen D. Cain	\$2,808.10
1	3 & pt 5	Kay-Dee Subdivision	162.30	31,235.38	Timothy L. & Carla S. Anderson	\$2,808.10
1	4	Kay-Dee Subdivision	130.00	17,550.00	John & Amelia Dahlke	\$2,808.10
1	pt 5	Kay-Dee Subdivision	132.15	18,196.39	Richard C. & Rebecca B. King	\$2,808.10
2	1	Kay-Dee Subdivision	149.73	24,008.52	Barbara Glover	\$2,808.10
2	2	Kay-Dee Subdivision	162.00	24,263.55	Joseph R. & Patricia L. Partington	\$2,808.10
2	3	Kay-Dee Subdivision	162.00	24,276.13	Pamela B. Haussler-Bonner	\$2,808.10
2	4	Kay-Dee Subdivision	162.00	24,292.71	Brian S. Threlk	\$2,808.10
2	5	Kay-Dee Subdivision	110.00	16,502.75	Thomas A. & Brenda L. Strand	\$2,808.10
3	pt 2	Kay-Dee Subdivision	118.00	18,880.00	Shane Lee & Lisa Diane Stava	\$2,808.10
3	pt 2 & 3	Kay-Dee Subdivision	122.00	18,520.00	Todd W. & Dawyn E. Otto	\$2,808.10
3	4	Kay-Dee Subdivision	120.00	19,200.00	Lucille K. Hand Revocable Trust	\$2,808.10
3	5	Kay-Dee Subdivision	127.47	20,240.71	Carl H. & Betty K. Maggiore	\$2,808.10
3	6	Kay-Dee Subdivision	113.93	19,032.57	Alfred E. & Beata A. Nabilly	\$2,808.10
3	7	Kay-Dee Subdivision	150.00	24,000.00	James M. Davis & Ist Nat Bank	\$2,808.10
3	8	Kay-Dee Subdivision	150.00	24,000.00	Genevieve R. & Robert S. Franka	\$2,808.10
3	9	Kay-Dee Subdivision	160.00	25,600.00	Kenneth I. & Bonita L. Gnadl	\$2,808.10
4	5	Kay-Dee Subdivision	140.00	20,104.00	Steven L. Toner	\$2,808.10
4	6	Kay-Dee Subdivision	145.00	20,890.70	Jean P. White	\$2,808.10
4	7	Kay-Dee Subdivision	145.00	20,890.40	Norman L. & Charlene M. Nistfeldt	\$2,808.10
6	2	Kay-Dee Subdivision	136.10	12,249.00	Randall L. & Sharon R. Frost	\$2,808.10
6	3	Kay-Dee Subdivision	136.10	12,249.00	Burt A. & Kay A. Jansen	\$2,808.10
6	4	Kay-Dee Subdivision	149.70	19,933.94	Benedict P. Jr. & Arlene G. Wassinger	\$2,808.10
6	5	Kay-Dee Subdivision	115.00	19,131.98	Michael D. & Susan A. Kemling	\$2,808.10
6	6	Kay-Dee Subdivision	115.00	19,124.50	Doris M. Schuppan	\$2,808.10
6	7	Kay-Dee Subdivision	115.00	19,117.60	Everett & Cleo V. Eads	\$2,808.10
			1,553.72	235,595.76	City of Grand Island, NE	\$42,779.57
			5,121.60	774,847.01		\$115,790.17

R E S O L U T I O N 2003-BE-20

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, sitting as a Board of Equalization for Water Main District 440, 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 \$73,010.60; and

According to the front foot and cost of installation to provide service to each of the respective lots, tracts, and real estate within such Water Main District No. 440, such benefits are the sums set opposite the several descriptions as follows:

<u>Name</u>	<u>Description</u>	<u>Assessment</u>
Julie & Stephen Cain	Lot 2, Block 1, Kay-Dee Subdivision	2,808.10
Timothy & Carla Anderson	Lot 3, Block 1, Kay-Dee Subdivision and part of Lot 5, Block 1, Kay-Dee Subdivision, more particularly described as follows: Beginning at the NE corner of said Lot 5; thence southwesterly along the easterly line of said Lot 5, a distance of 87.4 feet to the SE corner of said Lot 5; thence northerly and parallel to the westerly line of said Lot 5, a distance of 100.95 feet to a point on the northeasterly line of said Lot 5; thence southeasterly along the northeasterly line of said Lot 5, a distance of 54.1 feet to the said point of beginning.	2,808.10
John & Amelia Dahlke	Lot 4, Block 1, Kay-Dee Subdivision	2,808.10
Richard & Rebecca King	Lot 5, Block 1, Kay-Dee Subdivision except that part of Lot 5, Block 1, Kay-Dee Subdivision more particularly described as follows: Beginning at the NE corner of said Lot 5; thence southwesterly along the easterly line of said Lot 5, a distance of 87.4 feet to the SE corner of said Lot 5; thence northerly and parallel to the westerly line of said Lot 5, a distance of 100.95 feet to a point on the northeasterly line of said Lot 5; thence southeasterly along the northeasterly line of said Lot 5, a distance of 54.1 feet to the said point of beginning.	2,808.10
Barbara Glover	Lot 1, Block 2, Kay-Dee Subdivision	2,808.10
Joseph & Patricia Partington	Lot 2, Block 2, Kay-Dee Subdivision	2,808.10
Pamela Haeussler-Bonner	Lot 3, Block 2, Kay-Dee Subdivision	2,808.10
Brian Tresick	Lot 4, Block 2, Kay-Dee Subdivision	2,808.10
Thomas & Brenda Strand	Lot 5, Block 2, Kay-Dee Subdivision	2,808.10
Shane Lee & Lisa Diane Stava	Lot 2, Block 3, Kay-Dee Subdivision except the south 2.0 feet	2,808.10

RESOLUTION 2003-BE-20

Todd & Dawyn Otto	Lot 3, Block 3, Kay-Dee Subdivision and the south 2.0 feet of Lot 2, Block 3, Kay-Dee Subdivision	2,808.10
Lucille K. Hand Revocable Living Trust	Lot 4, Block 3, Kay-Dee Subdivision	2,808.10
Carl & Betty Maggiore	Lot 5, Block 3, Kay-Dee Subdivision	2,808.10
Alfred & Bette Nabity	Lot 6, Block 3, Kay-Dee Subdivision	2,808.10
James M. Davis and 1 st National Bank of Grand Island, Co-Trustees	Lot 7, Block 3, Kay-Dee Subdivision	2,808.10
Genevieve & Robert Franke	Lot 8, Block 3, Kay-Dee Subdivision	2,808.10
Kenneth & Bonita Gnad	Lot 9, Block 3, Kay-Dee Subdivision	2,808.10
Steven & Lisa Toner	Lot 5, Block 4, Kay-Dee Subdivision	2,808.10
Jean P. White	Lot 6, Block 4, Kay-Dee Subdivision	2,808.10
Norman & Charlene Niethfelt	Lot 7, Block 4, Kay-Dee Subdivision	2,808.10
Randall & Sharon Frost	Lot 2, Block 6, Kay-Dee Subdivision	2,808.10
Burl & Kay Janzen	Lot 3, Block 6, Kay-Dee Subdivision	2,808.10
Benedict P. Jr. & Arlene Wassinger	Lot 5, Block 6, Kay-Dee Subdivision	2,808.10
Michael & Susan Kemling	Lot 5, Block 6, Kay-Dee Subdivision	2,808.10
Doris Schuppan	Lot 6, Block 6, Kay-Dee Subdivision	2,808.10
Everett & Cleo Eads	Lot 7, Block 6, Kay-Dee Subdivision	2,808.10
TOTAL		\$73,010.60

— — —

Adopted by the City Council of the City of Grand Island, Nebraska, on November 4, 2003.

RaNae Edwards, City Clerk