

ORDINANCE NO. 5830

AN ORDINANCE TO LEVY ASSESSMENTS AGAINST PROPERTY SPECIALLY BENEFITED BY SEWER AND WATER CONNECTIONS AND THE ASSESSMENT OF SEWER, PARKS AND TRANSPORTATION SYSTEM DEVELOPMENT CHARGES AND PROPERTY DESCRIBED AS TAX LOT 1208, OF PARCEL 11S 03W 08CB 01208, AND SITE ADDRESS 1605 OAK ST SE; AND DECLARING AN EMERGENCY.

WHEREAS, the Albany City Council approved System Development Charges on this property for an 81-unit apartment complex in the amount of \$248,149.37, on December 4, 2013. The charges were levied on five of the six buildings (# 2 through # 6), that are identified as Oak Street Apartments. The System Development Charges included in this ordinance are levied against the final building, building # 1, designated as a "Recreation Center" on this property at 1605 Oak St SE. (See "Exhibit A" list of property assessments)

WHEREAS, the Sewer System Development Charge, as referred to in this ordinance, is to provide sewer connections to serve the structures on this property; and

WHEREAS, the Transportation System Development Charge is intended to assess charges for future expansion or capacity increases to the system, and are aimed at providing additional levels of services to the existing road network; and

WHEREAS, the Parks System Development Charge is intended to impose a portion of the public cost of capital improvements for parks upon properties where developments create the need, or increase the demand for park improvements; and

WHEREAS, these charges will be assessed on the property described as Tax Lot 1208, of Parcel 11S 03W 08CB, and site address 1605 Oak St SE. (See attached map "Exhibit B")

NOW, THEREFORE, THE PEOPLE OF THE CITY OF ALBANY DO ORDAIN AS FOLLOWS:

Section 1: The Sewer, and Transportation System Development Charges and the assessments for the same will be levied according to the provisions of Albany Municipal Code, Chapter 15.16. The Parks System Development Charge and the assessment for the same will be levied according to the provision of Albany Municipal Code, Chapter 15.20.

Section 2: The total cost of the Sewer, Transportation, and Parks System Development charges is \$119,930.16. (See attached "Exhibit A" and "Exhibit B")

Section 3: The City Recorder is hereby directed to enter a statement of the assessments as provided above in the docket of the City liens and give notice thereof as provided by law.

Section 4: Emergency Clause: In as much as this ordinance is necessary for the immediate preservation of the public peace, health, and safety of the City of Albany, or to facilitate the prompt and timely completion of important City business, an emergency is hereby declared to exist; and this Ordinance shall take effect and be in full force and effect when signed by the Mayor.

Passed by the Council: Jan 8, 2014

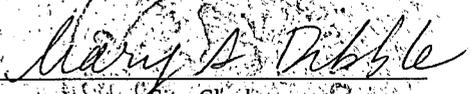
Approved by the Mayor: Jan 8, 2014

Effective Date: Jan 8, 2014

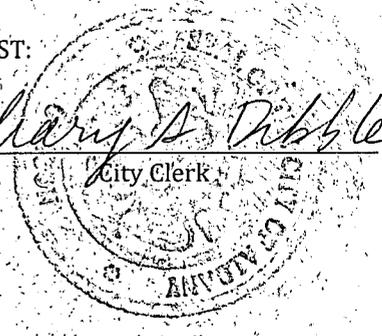


Mayor

ATTEST:



City Clerk



"Exhibit A"

Owner of Record

Oak Street Apartments LLC
Hans Thygeson
825 Harritt Dr NW
Salem, OR 97304

Property Description

1605 Oak St SE
Albany, OR 97321
11S 03W 08CB 01208

Assessment Description

Parks SDC (Bldg # 1)
Amount: \$18,410.16
Acct #: psdc2013-0010-000

Sewer SDC (Bldg # 1)
Amount \$63,480.00
Acct #: ssdc2013-0013-000

Trans SDC (Bldg # 1)
Amount: \$38,040.00
Acct #: stsd2013-0010-000

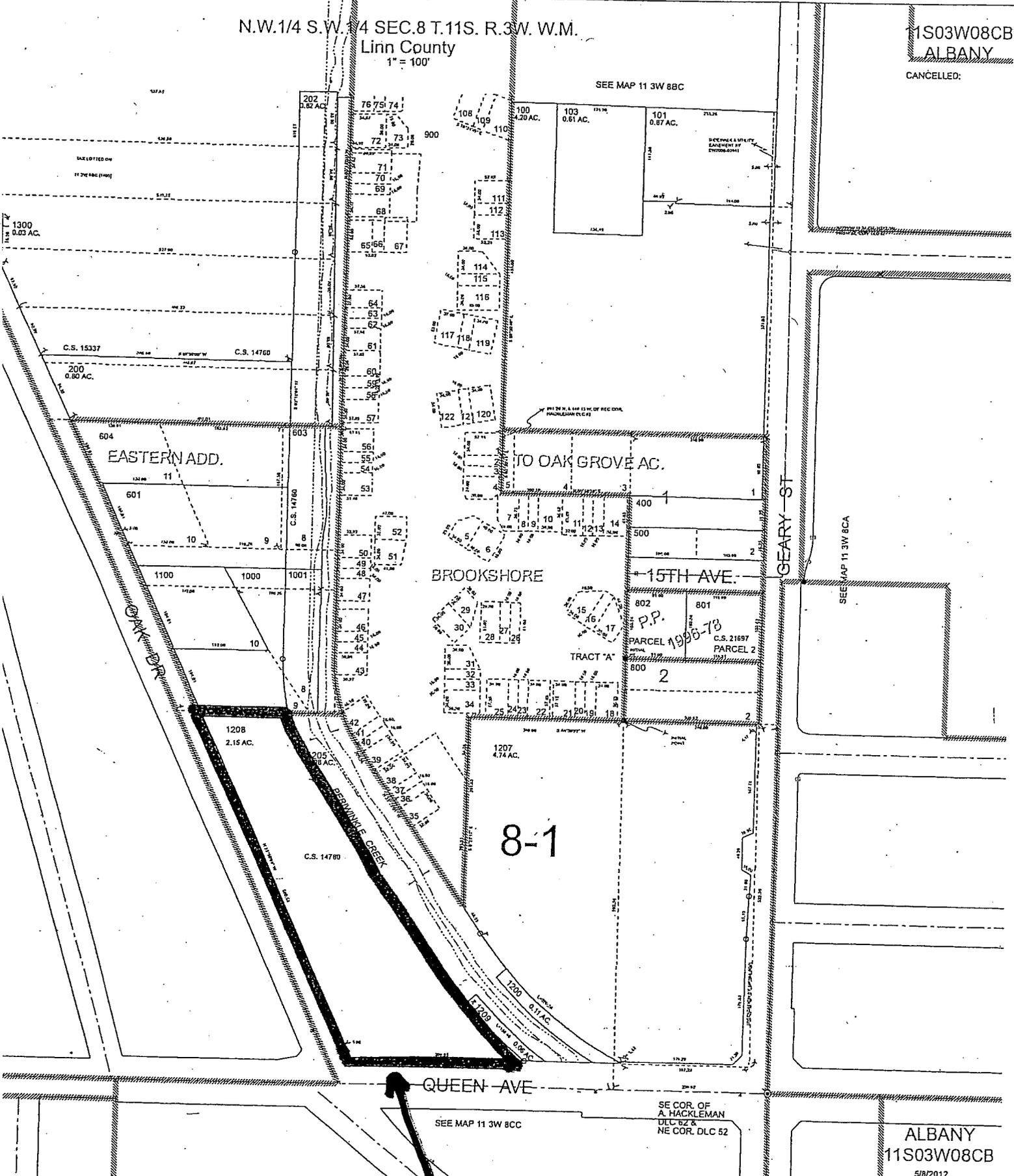
Report Total: \$119,930.16

"Exhibit B"

N.W. 1/4 S.W. 1/4 SEC. 8 T. 11S. R. 3W. W.M.
Linn County
1" = 100'

1S03W08CB
ALBANY

CANCELLED:



Tax Lot 1208

ALBANY
11S03W08CB
5/8/2012

SE COR. OF
A HACKLEMAN
DLC 62 &
NE COR. DLC 52