

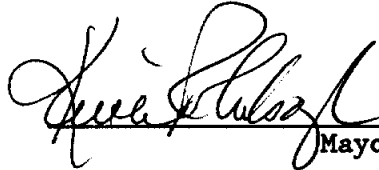
RESOLUTION NO. 2931

WHEREAS, the engineer's report and financial investigation report have been prepared for MS-90-1, Waverly Drive Curb & Gutter Local Improvement District, as directed by the Albany City Council by Resolution No. 2920; and

WHEREAS, the engineer's report and financial investigation report have been received by and meet with the Albany City Council's approval.

NOW, THEREFORE, BE IT RESOLVED that the Albany City Council hereby directs that a public hearing be scheduled for February 14, 1990, at 7:15 p.m. to consider the proposed project MS-90-1, Waverly Drive Curb and Gutter Local Improvement District, and that notices of the public hearing be in compliance with AMC Section 15.04.060.

DATED THIS 24th DAY OF January, 1990.

  
\_\_\_\_\_  
Mayor

ATTEST:

  
\_\_\_\_\_  
City Recorder

INTERDEPARTMENTAL MEMORANDUM  
Public Works Department  
Engineering/Utilities Division

TO: Albany City Council

VIA: Steve Bryant, City Manager

FROM: John Joyce, P.E., Public Works Director

DATE: January 18, 1990, for January 24, 1990, City Council Meeting

SUBJECT: MS-90-1, Waverly Drive Local Improvement District - Engineer's Report

Description of Project

This project was initiated in response to a plan submitted by Linn County to reconstruct Waverly Drive from Pacific Boulevard to Salem Avenue. The request for formation of a Local Improvement District (LID) was submitted to the City Council at its December 13, 1989, meeting. Staff was then directed by Council to prepare an Engineer's Report and Financial Investigation Report.

Linn County will design and construct this portion of Waverly Drive as part of their county road construction program. The County will fund the roadway and storm sewer cost. The proposed Local Improvement District will provide funds for construction of 720 linear feet of concrete curb and gutter, 105 linear feet of 5-foot-wide sidewalk, and seven driveway approaches.

Assessments would be levied against nine parcels which benefit from the improvements. One is a commercial property (Taco Bell), while eight are residential properties. Only residential properties on the east side of Waverly Drive would be assessed. This is because curb, gutter, and sidewalk currently front all residential properties on the west side of the roadway.

Summary of Estimated Costs:

Estimated Construction Costs	\$ 7,665.00
Engineering, Legal, & Administration (ELA) 5%	<u>383.28</u>
Total Cost Assessed to Property Owners	\$ 8,048.25

Assessment costs would be based on the actual improvement fronting each individual property using unit prices established during the bidding process. Unit costs used for estimating assessments are \$7.50/linear foot for curb and gutter, \$15/square yard for driveway approaches, and \$20/square yard for sidewalk. Estimated assessment costs are shown on the attached assessment summary sheet.

Note that costs per front foot vary significantly among the properties. This is due to the difference in property widths caused by the presence of several flag lots. Construction fronting these narrow lots will consist predominately of higher cost driveway approaches, thus raising the front footage cost. Total cost to such properties remains low, however, due to the absence of extensive additional curb and gutter construction.

Engineering, legal, and administrative costs have been set at 5% due to the reduced City involvement made possible by Linn County's participation in the design and construction of this project.

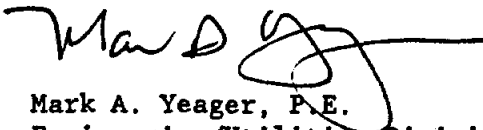
Method of Assessment:

It is recommended that each benefitting property owner be assessed for the cost of curb and gutter, sidewalk, and driveway approaches, as described above, on a unit-cost basis for the actual benefit received on their property frontage.

Recommendation

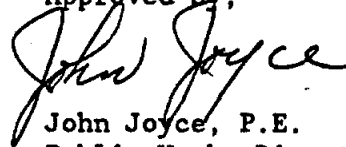
It is recommended that the City Council accept this Engineer's Report and set a public hearing for February 14, 1990, to hear any objections to or support for this project.

Respectfully submitted,



Mark A. Yeager, P.E.  
Engineering/Utilities Division Manager

Approved by,

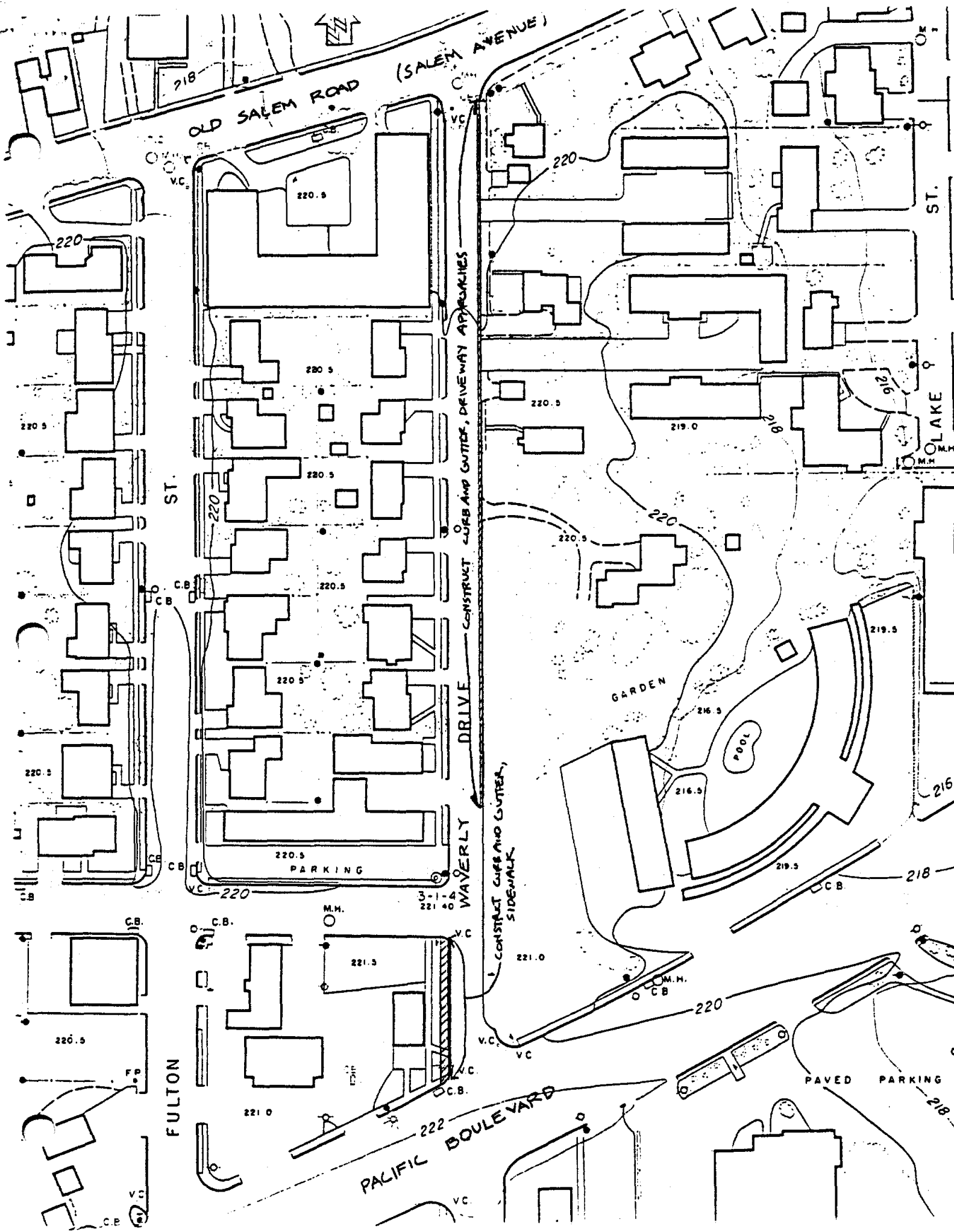


John Joyce, P.E.  
Public Works Director

ESTIMATED PROPERTY ASSESSMENT AND DATA SHEET  
 MS-90-1, WAVERLY DRIVE CURB & GUTTER LID  
 Prepared: January 18, 1990

CITY OF ALBANY  
 PUBLIC WORKS DEPARTMENT  
 ENGINEERING/UTILITIES DIVISION

Property Owner	Address	Parcel	Improvement				Subtotal	ELA 5%	Total	Cost Per
			L.F.	Cost	S.Y.	Cost				
Billy D. Henshaw Merced E. Henshaw	170 Lake St., SE Albany, OR 97321	1300 11-3W-5DA	99.0	\$742.50	8.0	\$160.00	\$902.50	\$45.13	\$947.63	\$9.57
Billy D. Henshaw Merced E. Henshaw	170 Lake St., SE Albany, OR 97321	1800 11-3W-5DA	15.0	\$112.50	7.0	\$140.00	\$252.50	\$12.63	\$265.13	\$17.68
Billy D. Henshaw Merced E. Henshaw	170 Lake St., SE Albany, OR 97321	1401 11-3W-5DA	15.0	\$112.50	7.0	\$140.00	\$252.50	\$12.63	\$265.13	\$17.68
Billy D. Henshaw Merced E. Henshaw	170 Lake St., SE Albany, OR 97321	1404 11-3W-5DA	25.0	\$187.50	0.0	\$0.00	\$187.50	\$9.38	\$196.88	\$7.88
Betty J. Estabrook	139 Waverly Dr., SE Albany, OR 97321	1403 11-3W-5DA	60.0	\$450.00	11.0	\$220.00	\$670.00	\$33.50	\$703.50	\$11.72
Wade W. Spurlin Charleen Spurlin	3894 Sedgewick Pl. SE Albany, OR 97321	1400 11-3W-5DA	30.0	\$225.00	15.0	\$300.00	\$525.00	\$26.25	\$551.25	\$18.38
Anna M. Bender c/o R. J. Bender	33049 Tangent Lp. Tangent, OR 97389	1500 11-3W-5DA	90.0	\$675.00	7.0	\$140.00	\$815.00	\$40.75	\$855.75	\$9.51
Estate of Carolyn Brown c/o Rita Savage, Per. Rep.	38621 Payne Dr. Lebanon, OR 97355	400 11-3W-500	281.0	\$2,107.50	14.0	\$280.00	\$2,387.50	\$119.38	\$2,506.88	\$8.92
Obrlen-Kierman Investment	1255 Post St. Ste. 914 San Francisco, CA 94108	7500 11-3W-5DC	105.0	\$787.50	0.0	\$0.00	\$1,672.50	\$83.63	\$1,756.13	\$16.73
TOTALS			720.0	\$5,400.00	69.0	\$1,380.00	\$7,665.00	\$383.25	\$8,048.25	



ST.

FULTON

OLD SALEM ROAD (SALEM AVENUE)

WAYERLY DRIVE

LAKE ST.

GARDEN

POOL

PARKING

PAVED PARKING

3-1-4  
221.0 221.3

222

220

216

218

218

221.3

221.0

220

220

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221.0

218

V.C.

C.B.

C.B.

C.B.

V.C.

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