

Submitted by: ASSEMBLY VICE CHAIR HALL
Prepared by: Assembly Counsel
Reviewed by: AWWU Staff
For reading: February 28, 2012

See AR 2011-321 (S-Amended)

**ANCHORAGE, ALASKA
AR NO. 2011-321(S)**

1 **A RESOLUTION OF THE MUNICIPALITY OF ANCHORAGE, ALASKA, CONFIRMING**
2 **AND LEVYING ASSESSMENTS FOR THE SANITARY SEWER LATERAL SPECIAL**
3 **IMPROVEMENTS WITHIN TURNAGAIN HEIGHTS SANITARY SEWER LATERAL**
4 **IMPROVEMENT DISTRICT 1415, SETTING DATE OF PAYMENT AND PROVIDING FOR**
5 **PENALTIES AND INTEREST IN THE EVENT OF DELINQUENCY.**

6
7 **THE ANCHORAGE ASSEMBLY RESOLVES:**

8
9 **Section 1.** The sanitary sewer lateral (lateral) improvements authorized in ordinance AO
10 2007-052 have been completed and costs for the improvements computed. Lateral Principal
11 assessments are levied against the property benefited by said improvements as set forth on
12 the attached assessment roll.

13
14 **Section 2.** Timely notice of assessment was sent to each property owner whose parcel is
15 benefited by the improvements as indicated on the attached assessment roll. Each property
16 owner was given notice of a Public Hearing to be held before the Municipal Assembly,
17 providing an opportunity to present objections and/or inequalities in the roll for Turnagain
18 Heights LID 1415. In conformance with the notice to the property owners, the Municipal
19 Assembly held a public hearing on December 13, 2011 and on January 17, 2012. At said
20 hearing All errors and inequalities to which valid objections were raised are were corrected,
21 and the principal amounts now indicated on the assessment roll (Exhibit 1) are those
22 amounts determined to be assessed, and the assessment roll is hereby confirmed by the
23 Assembly. Said amounts are equal to, or less than, the direct benefit each property derives
24 from the improvements constructed. The assessment roll has been duly certified by the
25 Municipal Clerk.

26
27 **Section 3.** Assessments shall be paid in annual installments, in accordance with the
28 Anchorage Wastewater Utility Tariff. Revision to the time payment schedule now in place
29 under the Anchorage Wastewater Utility Tariff Rule 8.2.C.2 requires approval by the
30 Anchorage Assembly and the Regulatory Commission of Alaska (RCA). By _____,
31 2012, one or more installment options providing for a payment period of up to thirty (30)
32 years, with corresponding payment amounts, will be submitted to the Assembly for approval
33 and subsequent submission to the RCA. If the updated time payment schedule is not
34 approved by both the Anchorage Assembly and the RCA, assessments shall be paid in the
35 installment amounts and schedule in accordance with the existing Anchorage Water Utility
36 Tariff provisions attached as Exhibit A, and described by applicable notice to the property
37 owners. The first installment is due by July 31, 2013 ~~March 31, 2012~~, and is payable on the
38 same day of each subsequent year. Interest on unpaid installments starts to accrue on July
39 1, 2013 ~~March 1, 2012~~. An installment payment shall be applied first to accrued interest then

1 to principal. A penalty of eight percent (8%) shall be added to any assessment, or
2 assessment installment not paid before the date of delinquency. The assessment,
3 installment and penalty shall draw interest at the rate of eight percent (8%) per annum until
4 paid. For delinquencies, payment shall be applied in accordance with AMC 19.20.260.

5
6 **Section 4.** A special assessment Collection Charge, as authorized in Rules 8.4 and 13.1 of
7 the Anchorage Wastewater Utility Tariff, in effect at the time the assessment is levied, will be
8 charged to those properties identified in this resolution.

9
10 **Section 5.** Within thirty (30) days after the passage of this resolution, the Municipal
11 Treasurer shall mail a notice to any owners of property whose assessment, schedule of
12 payments, delinquencies, or amount of penalty and interest has been changed as a result of
13 the public hearing concerning this resolution. Not more than sixty (60) days nor less than
14 thirty (30) days before the date the assessment or the first payment of the assessment
15 becomes delinquent, the treasurer shall mail a payment notice to each property owner; but
16 the failure to mail the notice shall in no way affect any liability for or enforcement of payment
17 of all or any part of the special assessment levied by this resolution.

18
19 **Section 6.** This resolution shall be effective immediately upon passage and approval by
20 the Assembly.

21
22 PASSED AND APPROVED by the Anchorage Assembly this _____ day of
23 _____, 2012.

24
25
26
27
28 _____
29 Chair

30 ATTEST:

31
32
33
34 _____
35 Municipal Clerk

TURNAGAIN HEIGHTS
Lateral Improvement District 1415
Final Assessment Roll

EXHIBIT 1

TID 8 Rate Per Sq. Ft. = \$0.03

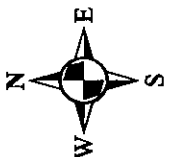
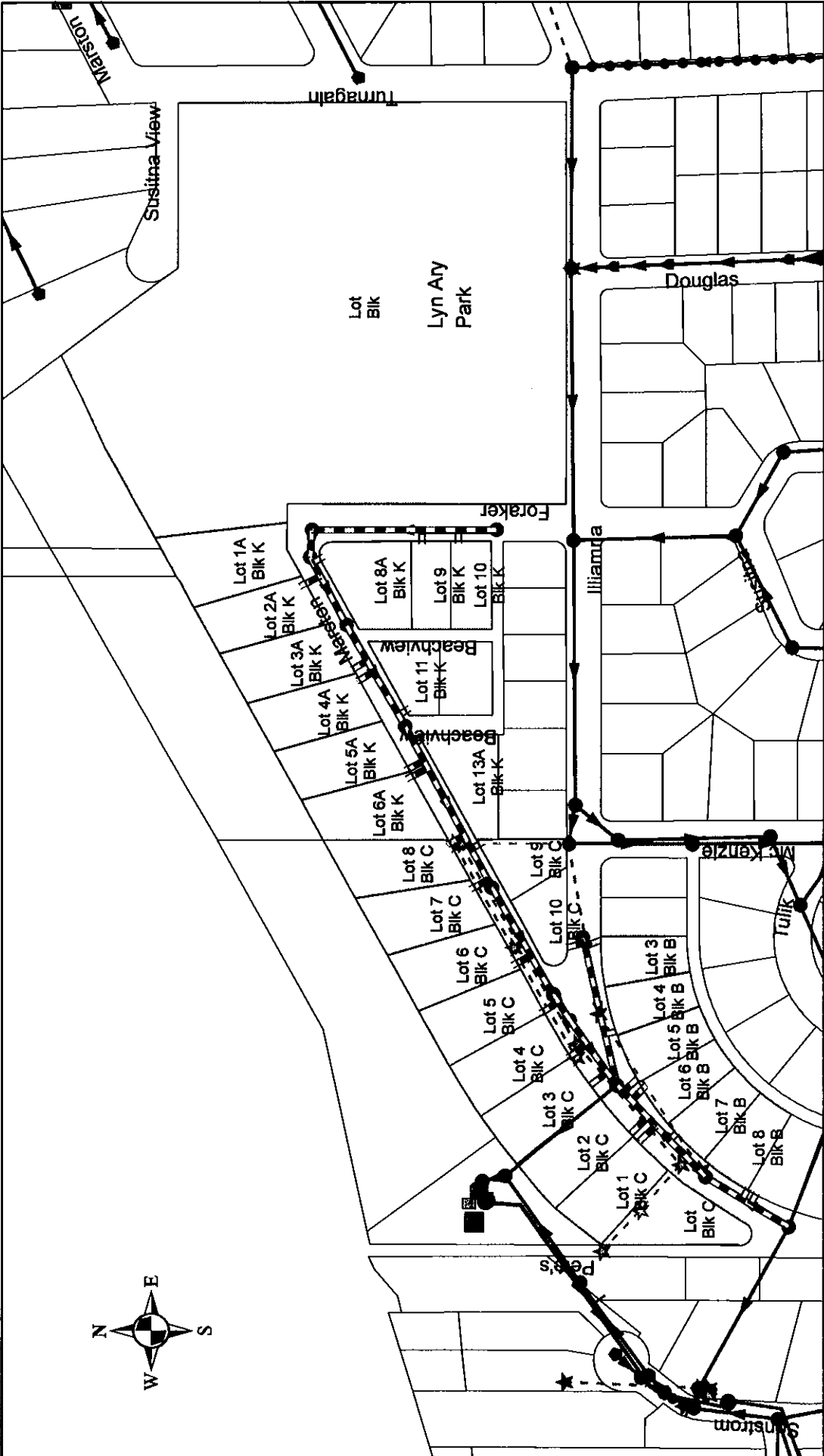
Tax Code	Legal Description	Total Area	Lateral Mainline Charge	Lateral Service Connect	Lateral Principal	Lat. No. Ys	Lateral Payment Amount	Trunk Assessd Area	Trunk Principal	Trunk No. Ys	Trunk Payment Amount	Total Principal	Owner 1
1 001-193-31	LYN ARY PARK SITE	470.517	\$47,682.55	\$0.00	\$47,682.55	---	---	352,868	\$10,589.64	---	---	\$58,289.19	MOA
2 001-193-30	MARSTON PARK BLK C	16,800	\$47,682.55	\$0.00	\$47,682.55	---	---	16,799	\$503.97	---	---	\$48,186.52	MOA
3 001-194-18	SIMONSON ESTATES BLK B LT 3	10,250	\$47,682.55	\$3,000.00	\$50,682.55	---	---	10,249	\$307.47	---	---	\$50,990.02	BERL FAMILY TRUST THE
4 001-194-19	SIMONSON ESTATES BLK B LT 4	10,250	\$47,682.55	\$3,000.00	\$50,682.55	---	---	10,250	\$307.50	---	---	\$50,990.05	FINK MATTHEW L
5 001-194-20	SIMONSON ESTATES BLK B LT 5	10,250	\$47,682.55	\$3,000.00	\$50,682.55	---	---	10,250	\$307.50	---	---	\$50,990.05	NIGH JAMES
6 001-194-21	SIMONSON ESTATES BLK B LT 6	10,250	\$47,682.55	\$3,000.00	\$50,682.55	---	---	10,249	\$307.47	---	---	\$50,990.02	KREIG RAYMOND A
7 001-194-22	SIMONSON ESTATES BLK B LT 7	10,250	\$47,682.55	\$3,000.00	\$50,682.55	---	---	10,249	\$307.47	---	---	\$50,990.02	EBERHARDT PETER & M T
8 001-194-23	SIMONSON ESTATES BLK B LT 8	10,250	\$47,682.55	\$3,000.00	\$50,682.55	---	---	10,250	\$307.50	---	---	\$50,990.05	SPINVEST LLC
9 001-193-29	SIMONSON ESTATES BLK C LT 1	14,889	\$47,682.55	\$3,000.00	\$50,682.55	---	---	14,889	\$446.67	---	---	\$51,129.22	MOTHE CORBETT R
10 001-193-28	SIMONSON ESTATES BLK C LT 2	15,650	\$47,682.55	\$3,000.00	\$50,682.55	---	---	15,650	\$469.50	---	---	\$51,152.05	CUPPLES LORANE O
11 001-193-27	SIMONSON ESTATES BLK C LT 3	15,650	\$47,682.55	\$3,000.00	\$50,682.55	---	---	15,648	\$469.44	---	---	\$51,151.99	WHITE DAVID W
12 001-193-26	SIMONSON ESTATES BLK C LT 4	15,650	\$47,682.55	\$3,000.00	\$50,682.55	---	---	15,650	\$469.50	---	---	\$51,152.05	RUSH CLARK C & M B
13 001-193-25	SIMONSON ESTATES BLK C LT 5	16,223	\$47,682.55	\$3,000.00	\$50,682.55	---	---	16,223	\$486.69	---	---	\$51,169.24	AEC-FINK LLC
14 001-193-24	SIMONSON ESTATES BLK C LT 6	16,280	\$47,682.55	\$3,000.00	\$50,682.55	---	---	16,279	\$488.37	---	---	\$51,170.92	LEFEVRE PATRICIA N
15 001-193-23	SIMONSON ESTATES BLK C LT 7	16,403	\$47,682.55	\$3,000.00	\$50,682.55	---	---	16,403	\$492.09	---	---	\$51,174.64	SCHMID DAVID J &
16 001-193-22	SIMONSON ESTATES BLK C LT 8	16,786	\$47,682.55	\$3,000.00	\$50,682.55	---	---	16,786	\$503.58	---	---	\$51,186.13	SPINELLI CHARLES L
17 001-193-11	SIMONSON ESTATES BLK C LT 9	9,100	\$47,682.55	\$3,000.00	\$50,682.55	---	---	9,100	\$273.00	---	---	\$50,955.55	MORGAN ELIZABETH N
18 001-193-12	SIMONSON ESTATES BLK C LT 10	8,900	\$47,682.55	\$3,000.00	\$50,682.55	---	---	8,900	\$267.00	---	---	\$50,949.55	MORGAN ELIZABETH N
19 001-193-36	TURNAGAIN HEIGHTS BLK K LT 1A	19,296	\$47,682.55	\$0.00	\$47,682.55	---	---	19,296	\$578.88	---	---	\$48,261.43	MOA
20 001-193-17	TURNAGAIN HEIGHTS BLK K LT 2A	16,190	\$47,682.55	\$3,000.00	\$50,682.55	---	---	16,189	\$485.67	---	---	\$51,168.22	FINK MATTHEW L
21 001-193-18	TURNAGAIN HEIGHTS BLK K LT 3A	16,190	\$47,682.55	\$3,000.00	\$50,682.55	---	---	16,190	\$485.70	---	---	\$51,168.25	FINK MATTHEW L
22 001-193-19	TURNAGAIN HEIGHTS BLK K LT 4A	16,190	\$47,682.55	\$3,000.00	\$50,682.55	---	---	16,189	\$485.67	---	---	\$51,168.22	GILLAM R B RESTATED
23 001-193-20	TURNAGAIN HEIGHTS BLK K LT 5A	17,539	\$47,682.55	\$3,000.00	\$50,682.55	---	---	17,538	\$526.14	---	---	\$51,208.69	GILLAM R B RESTATED
24 001-193-21	TURNAGAIN HEIGHTS BLK K LT 6A	9,100	\$47,682.55	\$3,000.00	\$50,682.55	---	---	9,099	\$272.97	---	---	\$50,955.52	QUIST ROBERT & MAXINE
25 001-193-03	TURNAGAIN HEIGHTS BLK K LT 9	10,495	\$47,682.55	\$3,000.00	\$50,682.55	---	---	10,494	\$314.82	---	---	\$50,987.37	HENDRICKSON F G
26 001-193-04	TURNAGAIN HEIGHTS BLK K LT 10	14,250	\$47,682.55	\$3,000.00	\$50,682.55	---	---	14,249	\$427.47	---	---	\$51,110.02	HENDRICKSON G
27 001-193-15	TURNAGAIN HEIGHTS BLK K LT 11	17,232	\$47,682.55	\$3,000.00	\$50,682.55	---	---	17,232	\$516.96	---	---	\$51,199.51	GRUMMAN A J & K M
28 001-193-13	TURNAGAIN HEIGHTS BLK K LT 13A												
29 001-193-40	TURNAGAIN HEIGHTS BLK K LT 8A												
<p>\$1,382,793.95 \$78,000.00 \$1,460,793.95</p>												\$22,154.34	\$1,482,948.29

TURNAGAIN HEIGHTS
Lateral Improvement District 1415
Interest Rate: 4.87000000%

Exhibit A -- Assessment Payment Options per AR 93-179

TID 8 Rate Per Sq. Ft. = \$0.03

Tax Code	Legal Description	Total Area	Lateral Mainline Charge	Lateral Service Connect	Lateral Principal	Lateral No. Ys	Lateral Payment Amount	Lateral Assessed Area	Trunk Principal	Trunk No. Yrs	Trunk Payment Amount	Total Principal	Owner 1
1	001-193-31 LYN ARY PARK SITE	470.517	\$47,682.55	\$0.00	\$47,682.55	20	\$3,608.38	352,888	\$10,586.64	20	\$801.15	\$58,269.19	MOA
2	001-193-30 MARSTON PARK BLK C	16,800	\$47,682.55	\$0.00	\$47,682.55	20	\$3,608.38	16,799	\$503.97	2	\$257.97	\$48,186.52	MOA
3	001-194-18 SIMONSON ESTATES BLK B LT 3	10,250	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	10,249	\$307.47	1	\$307.47	\$50,990.02	BERL FAMILY TRUST THE
4	001-194-19 SIMONSON ESTATES BLK B LT 4	10,250	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	10,250	\$307.50	1	\$307.50	\$50,990.05	FINK MATTHEWL
5	001-194-20 SIMONSON ESTATES BLK B LT 5	10,250	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	10,249	\$307.47	1	\$307.47	\$50,990.05	NIGH JAMES
6	001-194-21 SIMONSON ESTATES BLK B LT 6	10,250	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	10,249	\$307.47	1	\$307.47	\$50,990.02	KREIG RAYMOND A
7	001-194-22 SIMONSON ESTATES BLK B LT 7	10,250	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	10,249	\$307.47	1	\$307.47	\$50,990.02	EBERHARDT PETER & M T
8	001-193-29 SIMONSON ESTATES BLK C LT 1	14,889	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	14,889	\$446.67	1	\$446.67	\$51,129.22	MOTHE CORBETT R
9	001-193-28 SIMONSON ESTATES BLK C LT 2	15,650	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	15,650	\$469.50	1	\$469.50	\$51,151.99	WHITTE DAVID W
10	001-193-27 SIMONSON ESTATES BLK C LT 3	15,650	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	15,648	\$469.44	1	\$469.44	\$51,152.05	CUPPLES LORANE O
11	001-193-26 SIMONSON ESTATES BLK C LT 4	15,650	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	15,650	\$486.69	1	\$486.69	\$51,169.24	RUSH CLARK C & M B
12	001-193-25 SIMONSON ESTATES BLK C LT 5	16,223	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	16,223	\$486.37	1	\$486.37	\$51,170.82	AEC-FINK LLC
13	001-193-24 SIMONSON ESTATES BLK C LT 6	16,280	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	16,279	\$492.09	1	\$492.09	\$51,174.64	LEFEVRE PATRICIA N
14	001-193-23 SIMONSON ESTATES BLK C LT 7	16,403	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	16,403	\$503.58	2	\$257.78	\$51,186.13	SCHMID DAVID J &
15	001-193-22 SIMONSON ESTATES BLK C LT 8	16,786	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	16,786	\$273.00	1	\$273.00	\$50,959.55	SPINELLI CHARLES L
16	001-193-21 SIMONSON ESTATES BLK C LT 9	9,100	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	9,100	\$273.00	1	\$273.00	\$50,949.55	MORGAN ELIZABETH N
17	001-193-11 SIMONSON ESTATES BLK C LT 10	8,900	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	8,900	\$267.00	1	\$267.00	\$48,261.43	MORGAN ELIZABETH N
18	001-193-12 SIMONSON ESTATES BLK K LT 1	19,296	\$47,682.55	\$0.00	\$47,682.55	20	\$3,608.38	19,296	\$578.88	2	\$296.32	\$48,261.43	MOA
19	001-193-36 TURNAGAIN HEIGHTS BLK K LT 1A	16,190	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	16,189	\$485.67	1	\$485.67	\$51,168.22	FINK MATTHEWL
20	001-193-17 TURNAGAIN HEIGHTS BLK K LT 2A	16,190	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	16,190	\$485.70	1	\$485.70	\$51,168.25	FINK MATTHEWL
21	001-193-18 TURNAGAIN HEIGHTS BLK K LT 3A	16,190	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	16,190	\$485.70	1	\$485.70	\$51,168.25	GILLAM R B RESTATED
22	001-193-19 TURNAGAIN HEIGHTS BLK K LT 4A	16,190	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	16,189	\$485.67	1	\$485.67	\$51,168.22	WILKE DIANE
23	001-193-20 TURNAGAIN HEIGHTS BLK K LT 5A	17,539	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	17,538	\$526.14	2	\$269.32	\$51,208.69	GILLAM R B RESTATED
24	001-193-21 TURNAGAIN HEIGHTS BLK K LT 6A	9,100	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	9,098	\$272.97	1	\$272.97	\$50,955.52	QUIST ROBERT & MAXINE
25	001-193-03 TURNAGAIN HEIGHTS BLK K LT 9	9,100	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	9,100	\$273.00	1	\$273.00	\$50,955.55	QUIST ROBERT C & MAXINE
26	001-193-04 TURNAGAIN HEIGHTS BLK K LT 10	10,495	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	10,494	\$314.82	1	\$314.82	\$50,997.37	HENDRICKSON F G
27	001-193-15 TURNAGAIN HEIGHTS BLK K LT 11	14,250	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	14,249	\$427.47	1	\$427.47	\$51,110.02	HENDRICKSON G
28	001-193-13 TURNAGAIN HEIGHTS BLK K LT 13A	17,232	\$47,682.55	\$3,000.00	\$50,682.55	20	\$3,835.41	17,232	\$516.96	2	\$264.62	\$51,199.51	GRUMMAN A J & K M
29	001-193-40 TURNAGAIN HEIGHTS BLK K LT 8A		\$1,382,793.95	\$78,000.00	\$1,460,793.95				\$22,154.34			\$1,482,948.29	



Municipality of Anchorage
Anchorage Water and Wastewater Utility



Turnagain LID 1415

Exhibit B

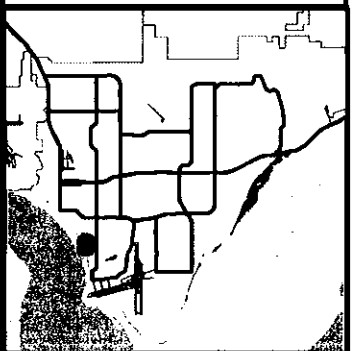
Legend



Project Sanitary Sewer Main
Parcels Served

Not to Scale

Date Created: 10.28.11
Created By: bkl
AMS: 1415



MUNICIPALITY OF ANCHORAGE
ASSEMBLY MEMORANDUM

No. AM 664-2011

Meeting Date: November 22, 2011

1 **From:** MAYOR

2
3 **Subject:** A RESOLUTION OF THE MUNICIPALITY OF ANCHORAGE,
4 ALASKA, CONFIRMING AND LEVYING ASSESSMENTS FOR
5 SANITARY SEWER LATERAL SPECIAL IMPROVEMENTS
6 WITHIN TURNAGAIN HEIGHTS LATERAL IMPROVEMENT
7 DISTRICT 1415, SETTING DATE OF PAYMENT AND
8 PROVIDING FOR PENALTIES AND INTEREST IN THE EVENT
9 OF DELINQUENCY.

10
11 On April 17, 2007, the Municipal Assembly approved Ordinance Number
12 2007-052, creating Turnagain Heights Sanitary Sewer Lateral Special
13 Assessment District (LID) No. 1415. At creation the total LID project costs
14 were estimated at \$1,663,105.05. Construction of the sanitary sewer lateral
15 improvements has been completed, including approximately 1,600 linear feet
16 of 8-inch and 365 linear feet of 12-inch lateral sanitary sewer main, service
17 connections to twenty-six (26) properties, and other appurtenances required
18 for a public sanitary sewer lateral system. The final certified costs of the
19 sanitary sewer lateral improvements to be levied against benefited properties
20 is \$1,460,793.95. In addition, trunk sewer assessments are due at the same
21 time and total \$22,154.34.

22
23 The Anchorage Water & Wastewater Utility (AWWU) sent certified letters to all
24 affected property owners informing them of the assessment and proposed levy
25 action, and inviting them to attend a public meeting held on November 2,
26 2011. All inquiries received have been addressed or answered.

27
28 The passage of this resolution will have a fiscal impact on the following three
29 (3) Municipal owned parcels, all under the management authority of Parks and
30 Recreation:

31

32	Item	Tax ID	Legal Description	Lateral Amount	Trunk Amount
33	1	001-193-31	Lyn Ary Park Site	\$47,682.55	\$10,586.64
34	2	001-193-30	Marston Park Blk C	\$47,682.55	\$503.97
35	22	001-193-36	Turnagain Heights, Blk K Lt 1A	\$47,682.55	\$578.88

1 Approval of this resolution will enable the Municipality to appropriate pre-paid
2 collections and/or to start collection procedures.

3
4 **THE ADMINISTRATION RECOMMENDS APPROVAL OF A RESOLUTION**
5 **OF THE MUNICIPALITY OF ANCHORAGE, ALASKA, CONFIRMING AND**
6 **LEVYING ASSESSMENTS FOR THE SANITARY SEWER LATERAL**
7 **SPECIAL IMPROVEMENTS WITHIN TURNAGAIN HEIGHTS LATERAL**
8 **IMPROVEMENT DISTRICT LID 1415, SETTING DATE OF PAYMENT AND**
9 **PROVIDING FOR PENALTIES AND INTEREST IN THE EVENT OF**
10 **DELINQUENCY.**

11
12
13 Prepared by: Anchorage Water and Wastewater Utility
14 Recommended by: Craig R. Woolard, Ph.D., P.E., General Manager,
15 AWWU

16
17 Concur: George J. Vakalis, Municipal Manager
18 Respectfully submitted: Daniel A. Sullivan, Mayor