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**Maintenance &
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To: Lemoore City Council **Item #** 7
From: Joe Simonson, Director Parks & Recreation
Date: May 14, 2012
Subject: Assessment Protest Hearing and Certification – 682 Avalon Drive in
the City of Lemoore Curb, Gutter, Sidewalk

Background:

The replacement of curb, gutter and sidewalk at 682 Avalon Drive has been completed. The property owner was sent three letters allowing them to have the work completed. The property owner never responded and the City Staff solicited bids to have the damaged curb, gutter and sidewalk replaced.

The work has been completed and the property owner was mailed a letter May 14, 2012 informing them of their assessment based on the cost of curb, gutter and sidewalk improvements constructed across their property. The letter also included the options for payment, which is outlined below.

1. Pay the full balance due to the City within 10 days of approval by the City Council (June 15, 2012).
2. Borrow all or part of the balance due from the City of Lemoore revolving loan fund. These loans can run up to a five year term, carry a seven percent (7%) interest rate and are payable monthly. The City files a lien against your property to secure payment of the loan. This loan may be paid off early without penalty. If you are interested in this kind of loan, please contact this office no later than June 15, 2012.
3. Have all or part of the balance placed, as an assessment, on the County Assessor's tax rolls to be paid with your property taxes. This method gives you up to ten years to pay and carries a seven percent (7%) interest rate. This amount is also a lien against your property and you would be able to pay the balance off early if you chose to.

Staff has prepared a Resolution for the assessment for the cost of curb, gutter and sidewalk for this property on which improvements were constructed. The property owner will have the opportunity to appear before the Council to contest the amount of their assessment. If protest is received, the Council has the option to leave as set the amount or change the assessment.

Budget Impact:

The Streets Contract Services 4220-4350 budget be reimbursed by property owner in the amount of \$3,845.00.

Recommendation:

It is recommended that the City Council by motion pass the attached resolution certifying the curb, gutter and sidewalk assessment for 682 Avalon Drive.