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COMMUNITY DEVELOPMENT

**Planning,
Zoning,
Building Safety,
Construction Inspection Services,
Public Health,
Housing Inspections,
Code Enforcement**

MEMORANDUM

TO: Mayor and City Council Members
Gregg Mandsager, City Administrator

FROM: Dave Gobin, Community Development Director

DATE: September 20, 2018

SUBJECT: Special Assessments

INTRODUCTION:

The Community Development Department would like to be placed on the City Council agenda on September 20, 2018, to present a request to assess unpaid nuisance abatement and rental inspection costs totaling \$3,109.20 to private properties.

BACKGROUND:

The City's contractor has provided nuisance abatement services at the properties listed on the attachment. Dates of service are from June 2018 to July 2018. The City was billed for these services and has subsequently paid the contractor. Assessing the outstanding bills to the property taxes will help the City recoup its costs. Most of these properties are vacant and are routinely maintained by the City Contractor against nuisance violations for weeds and snow removal where applicable. Some of the properties are occupied, in which case the owner was billed for the services provided. In addition, unpaid rental inspection fees for which the owner was billed, are included. A \$50.00 assessment fee has been added to each property to cover processing costs.

RECOMMENDATION/RATIONALE:

It is requested that Council approve the resolution to assess the unpaid nuisance abatement and rental registration costs to their respective properties.

ATTACHMENT:

2018.09.20 Special Assessments
2018.09.20 Special Assessments-Summary

**"I remember Muscatine for its sunsets. I have never seen any
on either side of the ocean that equaled them" — Mark Twain**

Resolution # _____

RESOLUTION AUTHORIZING THE ASSESSMENT OF UNPAID
ABATEMENT COSTS TO PRIVATE PROPERTIES

WHEREAS, the city of Muscatine has incurred costs for abatement of certain Nuisance(s) according to Section 9-3-9 of the City Code; and

WHEREAS, proper notice was given before such action according to provisions of Section 9-3-5 of the City Code; and

WHEREAS, the City Council of the City of Muscatine is allowed to assess such costs according to Section 9-3-11 of the City Code;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF MUSCATINE, IOWA, that nuisance abatement costs of the following property Owner(s) be assessed to the described properties in the amount(s) noted and reflected on the attached property tax bills.

PASSED AND APPROVED this date _____

Diana Broderson, Mayor

ATTEST:

Gregg Mandsager, City Administrator

Council Resolution Report
Special Assessments
09/20/2018

Parcel #	Property	Owner	Date of Work	Unit	Type	Service Fee	Admin Fee	Assessment Fee	Total
1310236001	1712 Benham Ave	Amy L Truesdale 1712 Benham Ave Muscatine IA 52761	06/27/2018		Tree	\$29.40	\$25.00		
					Totals	\$29.40	\$25.00	\$50.00	\$104.40
1303452007	2003 Breese Avenue	Residential Equity Partners LLC 25 Crescent Dr A-220 Pleasant Hills CA 94523	06/25/2018		Weeds	\$62.00	\$25.00		
					Totals	\$62.00	\$25.00	\$50.00	\$137.00
1302132002	313 Broadway St	Robert R or Lois R Richmond Randy R Richmond 2783 Shamrock Dr Muscatine ia 52761	06/27/2018		Weeds	\$58.80	\$25.00		
					Totals	\$58.80	\$25.00	\$50.00	\$133.80
0836179007	1246 East 5th Street	Residential Equity Partners LLC 25 Crescent Dr A-220 Pleasant Hills CA 94523	06/26/2018		Weeds	\$60.40	\$25.00		
					Totals	\$60.40	\$25.00	\$50.00	\$135.40
0835426017	613 East 6th Street	James Johnson 1010 Kammerer Ct Muscatine IA 52761	06/25/2018		Weeds	\$31.00	\$25.00		
					Totals	\$31.00	\$25.00	\$50.00	\$106.00
1310252002	Gas Lantern Square	Tim or Leesa McCleary 4500 25th Street So. Muscatine ia 52761	06/27/2018		Junk	\$59.90	\$25.00		
					Totals	\$59.90	\$25.00	\$50.00	\$134.90
0826454008	619 Hope Avenue	John S. Miller 619 Hope Avenue Muscatine IA 52761	06/27/2018		Weeds	\$58.80	\$25.00		
					Totals	\$58.80	\$25.00	\$50.00	\$133.80
0825181011	1605 Lincoln Blvd	Elisha M Brockert 1605 Lincoln Blvd Muscatine IA 52761	07/06/2018		Weeds	\$179.60	\$25.00		
					Totals	\$179.60	\$25.00	\$50.00	\$254.60
0834454022	2203 Lucas Street	Glenn Epperly 2203 Lucas Street Muscatine ia 52761	06/27/2018		Weeds	\$29.40	\$25.00		
					Totals	\$29.40	\$25.00	\$50.00	\$104.40
0835428011	615 Mulberry Avenue	Andrew Tabor 615 Mulberry Avenue Muscatine IA 52761	06/26/2018		Weeds	\$31.00	\$25.00		
					Totals	\$31.00	\$25.00	\$50.00	\$106.00

Council Resolution Report
Special Assessments
09/20/2018

Parcel #	Property	Owner	Date of Work	Unit	Type	Service Fee	Admin Fee	Assessment Fee	Total
1302301003	1512 New Hampshire Street	Kendra or Virgil Husband 3389 Pearl Street Muscatine IA 52761	06/25/2018		Weeds	\$58.80	\$25.00		
					Totals	\$58.80	\$25.00	\$50.00	\$133.80
0835430001	519 Orange Street	Jeremy McCormick & Laura Leakey PO Box 23 Mulberry ar 72947	06/26/2018		Weeds	\$31.00	\$25.00		
					Totals	\$31.00	\$25.00	\$50.00	\$106.00
1330202015	Parcel ID 1330202015	Brody Broders 121 Nyenhuis Street Muscatine IA 52761	06/26/0218		Junk	\$346.60	\$25.00		
					Totals	\$346.60	\$25.00	\$50.00	\$421.60
1303405021	309 Pond St	Barry Snell and Deborah McDonough 309 Pond St Muscatine IA 52761	06/25/2018		Secured	\$132.60	\$25.00		
			06/25/2018		Weeds	\$31.00	\$25.00		
					Totals	\$163.60	\$50.00	\$50.00	\$263.60
0835352005	112 Roscoe Avenue	Christina Marie Reid Sluts Alan James Reid 12715 105th Street Wapello IA 52653	06/25/2018		Weeds	\$31.00	\$25.00		
					Totals	\$31.00	\$25.00	\$50.00	\$106.00
1310403004	2012 Sampson St	Emilio or Maria Dillon 2012 Sampson St Muscatine IA 52761	06/26/2018		Weeds	\$170.00	\$25.00		
					Totals	\$170.00	\$25.00	\$50.00	\$245.00
1310276009	1815 Schley Avenue	Timothy or Mindy McCormick 2009 Demorest Avenue Muscatine IA 52761	06/25/2018		Weeds	\$31.00	\$25.00		
					Totals	\$31.00	\$25.00	\$50.00	\$106.00
0835355014	701 West 8th Street	Residential Equity Partners LLC 25 Crescent Dr A-220 Pleasant Hills CA 94523	06/25/2018		Weeds	\$62.00	\$25.00		
			07/06/2018		Weeds	\$91.40	\$25.00		
			07/11/2018		Junk	\$14.70	\$25.00		
			07/24/2018		Weeds	\$58.80	\$25.00		
					Totals	\$226.90	\$100.00	\$50.00	\$376.90
Grand Totals						\$1,659.20	\$550.00	\$900.00	\$3,109.20

Council Resolution Report
Special Assessments Summary
09/20/2018

Type **Service Fee**

JUNK **\$421.20**

SECURED **\$132.60**

TREE **\$29.40**

WEEDS **\$1,076.00**

Total **\$1,659.20**