



City Hall 215 Swamore St
Muscatine IA 52761-3840
(563) 262-4141
Fax (563) 262-4142

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: Jodi Royal-Goodwin, Community Development Director

DATE: July 18, 2019

SUBJECT: Special Assessments

INTRODUCTION:

The Community Development Department would like to be placed on the City Council agenda on July 18, 2019, to present a request to assess unpaid nuisance abatement costs totaling \$5,613.20 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 November 2018 to April 2019. 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 costs to their respective properties.

ATTACHMENT:

2019.07.18 Special Assessments
2019.07.18 Special Assessments-Summary

Resolution # 2019-0212

**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 Summary
07/18/2019

Type	Service Fee
JUNK	\$3,123.55
SECURED	\$226.61
SNOW	\$434.55
WEEDS	\$78.49
<i>Total</i>	\$3,863.20

Council Resolution Report
Special Assessments
07/18/2019

Parcel #	Property	Owner	Date of Work	Unit	Type	Service Fee	Admin Fee	Assessment Fee	Total
0834328017		Brian M. & Lisa D. Causse 35 Bonita Lane Sedona AZ 86336							
			11/07/2018		Weeds	\$78.49	\$25.00		
					Totals	\$78.49	\$25.00	\$50.00	\$153.49
1319226004	6206 41st Street S.	Steven Holliday 6206 41st Street S Muscatine IA 52761							
			03/27/2019		Junk	\$427.15	\$25.00		
					Totals	\$427.15	\$25.00	\$50.00	\$502.15
0825153003	2014 Bryan Ave	Bernice M Seright 2002 Mulberry Avenue Muscatine IA 52761							
			03/19/2019		Secured	\$226.61	\$25.00		
					Totals	\$226.61	\$25.00	\$50.00	\$301.61
0835232004	1010 E 10th St	David K Hoff 2313 Coventry Cir Medford OR 97504							
			02/28/2019		Snow	\$111.65	\$25.00		
					Totals	\$111.65	\$25.00	\$50.00	\$186.65
0835276007	803 E 9th St	Rti Investments LLC 111 Holy Street Muscatine IA 52761							
			03/27/2019		Junk	\$128.50	\$25.00		
					Totals	\$128.50	\$25.00	\$50.00	\$203.50
0835257002	504 E. 9th Street	Jaime Jaimes Benitez 3413 Mulberry Avenue Muscatine ia 52761							
			04/04/2019		Junk	\$84.75	\$25.00		
					Totals	\$84.75	\$25.00	\$50.00	\$159.75
0835429014	405 East 6th Street	RCN LLC 2818 East Hwy 22 Muscatine IA 52761							
			02/26/2019		Junk	\$121.70	\$25.00		
					Totals	\$121.70	\$25.00	\$50.00	\$196.70
0836160007	814 East 6th Street	Guillermo Flores 814 East 6th Street Muscatine IA 52761							
			02/26/2019		Junk	\$59.80	\$25.00		
					Totals	\$59.80	\$25.00	\$50.00	\$134.80
1303430014	517 Evans St	Jesus or Juanita Garcia 2008 Breese Avenue Muscatine IA 52761							
			01/02/2019		Junk	\$106.10	\$25.00		
					Totals	\$106.10	\$25.00	\$50.00	\$181.10
1310252002	Gas Lantern Square	Tim or Leesa McCleary 4500 25th Street So. Muscatine ia 52761							
			04/05/2019		Junk	\$462.40	\$25.00		
			04/05/2019		Junk	\$225.00	\$25.00		
					Totals	\$687.40	\$50.00	\$50.00	\$787.40

Council Resolution Report
Special Assessments
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Parcel #	Property	Owner	Date of Work	Unit	Type	Service Fee	Admin Fee	Assessment Fee	Total
0826282004	934 Hancock Street	Andrew Means 934 Hancock Street Muscatine ia 52761	03/27/2019		Junk	\$195.35	\$25.00		
					Totals	\$195.35	\$25.00	\$50.00	\$270.35
1302158003	1210 Hershey Ave	Tih Rentals LLC 2916 Mulberry Avenue Muscatine IA 52761	03/19/2019		Junk	\$61.80	\$25.00		
					Totals	\$61.80	\$25.00	\$50.00	\$136.80
1303276008	1817 Hershey Ave	Rti Investments LLC 111 Holly Street Muscatine IA 52761	04/09/2019		Junk	\$227.00	\$25.00		
					Totals	\$227.00	\$25.00	\$50.00	\$302.00
1310276013	1302 Kansas Street	Juan Ramirez or Mary Enriquez 848 Newell Avenue Muscatine ia 52761	04/08/2019		Junk	\$244.60	\$25.00		
					Totals	\$244.60	\$25.00	\$50.00	\$319.60
0834353009	2710 Lucas St	William J or Lauren E Petty 2710 Lucas Street Muscatine IA 52761	02/28/2019		Snow	\$58.90	\$25.00		
					Totals	\$58.90	\$25.00	\$50.00	\$133.90
0835235006	1009 Oak St	Chad Schreurs 1009 Oak St Muscatine IA 52761	03/12/2019		Junk	\$122.80	\$25.00		
					Totals	\$122.80	\$25.00	\$50.00	\$197.80
0835426007	615 Orange Street	Chad M. Tiecke 813 Robin Road Muscatine IA 52761	04/16/2019		Junk	\$218.80	\$25.00		
					Totals	\$218.80	\$25.00	\$50.00	\$293.80
1310229002	1001 Oregon St	Musserville United Methodist Church 1001 Oregon Street Muscatine IA 52761	02/22/2019		Snow	\$246.65	\$25.00		
					Totals	\$246.65	\$25.00	\$50.00	\$321.65
1302158017	121 Roselawn Ave	RCN LLC 2816 E Hwy 22 Muscatine IA 52761	04/02/2019		Junk	\$82.80	\$25.00		
					Totals	\$82.80	\$25.00	\$50.00	\$157.80
0835376013	313 W 7th St	TICO Investments LLC 1323 Mulberry Avenue Muscatine IA 52761	02/28/2019		Snow	\$17.35	\$25.00		
					Totals	\$17.35	\$25.00	\$50.00	\$92.35

Council Resolution Report
Special Assessments
07/18/2019

Parcel #	Property	Owner	Date of Work	Unit	Type	Service Fee	Admin Fee	Assessment Fee	Total
0835403019	706 Walnut Street	Justin Frakes 1567 54th St New Boston IL 61272	03/19/2019		Junk	\$98.30	\$25.00		
					Totals	\$98.30	\$25.00	\$50.00	\$173.30
0836104010	116 Walters St	Phillis L Phillips 116 Walters St Muscatine IA 52761	03/22/2019		Junk	\$44.10	\$25.00		
					Totals	\$44.10	\$25.00	\$50.00	\$119.10
0836105001	127 Walters St	Eric W Elliot 1201 Oakland Dr Muscatine IA 52761	03/19/2019		Junk	\$212.60	\$25.00		
					Totals	\$212.60	\$25.00	\$50.00	\$287.60
Grand Totals						\$3,863.20	\$600.00	\$1,150.00	\$5,613.20