



City Hall 215 Sycamore 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: August 15, 2019

SUBJECT: Special Assessments

INTRODUCTION:

The Community Development Department would like to be placed on the City Council agenda on August 15, 2019, to present a request to assess unpaid nuisance abatement costs totaling \$2,343.60 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 April 2019 to May 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:

2019.08.15 Special Assessments  
2019.08.15 Special Assessments-Summary

Resolution # 2019-0253

**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

Special Assessments  
08/15/2019

parcel #	Property	Owner	Date of Work	Unit	Type	Service Fee	Admin Fee	Assessment Fee	Total
34328017		Brian M. & Lisa D. Causse 35 Bonita Lane Sedona AZ 86336	05/16/2019		Weeds	\$89.70	\$25.00		
					<b>Totals</b>	<b>\$89.70</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$164.70</b>
33228022		Thomas L Honts 2003 Sweetland Rd Muscatine IA 52761	05/14/2019		Junk	\$468.80	\$25.00		
					<b>Totals</b>	<b>\$468.80</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$543.80</b>
35257002	504 E. 9th Street	Jaime Jaimes Benitez 3413 Mulberry Avenue Muscatine ia 52761	05/13/2019		Junk	\$44.10	\$25.00		
					<b>Totals</b>	<b>\$44.10</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$119.10</b>
33433010	517 Liberty St	Sean Allison 517 Liberty Street Muscatine IA 52761	05/18/2019		Junk	\$81.30	\$25.00		
					<b>Totals</b>	<b>\$81.30</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$156.30</b>
25177031	1707 Lincoln Blvd	Jesse P or Eida R Trevino 609 Jackson St Muscatine IA 52761	05/08/2019		Junk	\$92.40	\$25.00		
					<b>Totals</b>	<b>\$92.40</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$167.40</b>
25377031	1005 Lincoln Blvd	Luis or Julieta Fernandez 1005 Lincoln Blvd Muscatine IA 52761	05/08/2019		Junk	\$39.20	\$25.00		
					<b>Totals</b>	<b>\$39.20</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$114.20</b>
27276015	303 Myrtle Ln	Burnett M Stine 303 Myrtle Ln Muscatine IA 52761	05/20/2019		Weeds	\$78.30	\$25.00		
					<b>Totals</b>	<b>\$78.30</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$153.30</b>
32157007	120 Roselawn Ave	Richard Sleman 120 Roselawn Ave Muscatine IA 52761	05/16/2019		Junk	\$134.10	\$25.00		
					<b>Totals</b>	<b>\$134.10</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$209.10</b>
32129001	617 W 4th St	Tih Rentals LLC 2916 Mulberry Avenue Muscatine ia 52761	05/07/2019		Junk	\$42.20	\$25.00		
					<b>Totals</b>	<b>\$42.20</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$117.20</b>
35380014	511 W 7th St	Matthew A Moody 511 W 7th St Muscatine IA 52761	04/26/2019		Junk	\$171.50	\$25.00		
					<b>Totals</b>	<b>\$171.50</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$246.50</b>

**Special Assessments**  
 08/15/2019

Parcel #	Property	Owner	Date of Work	Unit	Type	Service Fee	Admin Fee	Assessment Fee	Total
36105001	127 Walters St	Eric W Elliot 1201 Oakland Dr Muscatine IA 52761	05/08/2019		Junk	\$123.20	\$25.00		
					<b>Totals</b>	<b>\$123.20</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$198.20</b>
25383012	1505 Washington Street	Barry or Teri McManus 3615 Grandview Avenue Muscatine ia 52761	05/08/2019		Junk	\$78.80	\$25.00		
					<b>Totals</b>	<b>\$78.80</b>	<b>\$25.00</b>	<b>\$50.00</b>	<b>\$153.80</b>
<b>Grand Totals</b>						<b>\$1,443.60</b>	<b>\$300.00</b>	<b>\$600.00</b>	<b>\$2,343.60</b>

Type	Service Fee
JUNK	\$1,275.60
WEEDS	\$168.00
<i>Total</i>	\$1,443.60