



City of Muscatine



AGENDA ITEM SUMMARY

July 15, 2021

City Council

STAFF

Jodi Royal-Goodwin, Community Development Director

SUBJECT

Special Assessments

EXECUTIVE SUMMARY

Presented for City Council's consideration is a resolution authorizing the assessment of unpaid nuisance abatement fees to private properties. The nuisance abatement costs total \$1,679.35, the administrative fees are \$300.00, and the assessment fees are \$550.00. The total amount being requested for assessment at this time total \$2,529.35.

STAFF RECOMMENDATION

Staff recommends approval of the resolution to assess the unpaid nuisance abatement fees to their respective properties.

BACKGROUND/DISCUSSION

The City's contractor has provided nuisance abatement services at the properties listed on the attachment. Dates of service are for March 2021. 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.

Many of these properties are vacant and are routinely maintained by the City Contractor to avoid nuisance violations for weeds and snow removal where applicable. Assessing the fees allows the City the opportunity to be reimbursed at the time the property is sold or a tax certificate is claimed. Other properties are occupied, in which case the owner was billed for the services provided. If the initial invoice to the property owner is not paid a late notice is sent prior to requesting assessment.

A \$50.00 assessment fee has been added to each property to cover processing costs. Additional fees are charged by the County for each assessment.

CITY FINANCIAL IMPACT

Fees are to reimburse the City for expenses associated with unabated nuisance violations services. If assessments are not approved or are reduced, payments to the contractor without charge will impact the general fund.

ATTACHMENTS

1. Council Resolution Report Special Assessments 7/15/2021 (PDF)
2. Council Resolution Report Special Assessments Summary 7/15/2021 (PDF)

RESOLUTION NO.2021-0239

RESOLUTION AUTHORIZING THE ASSESSMENT OF UNPAID ABATEMENT AND
REMOVAL SERVICES FEES TO PRIVATE PROPERTIES

WHEREAS, the City of Muscatine has incurred costs for
Nuisance abatements according to City Code Section 9-3-9; and

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

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

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF MUSCATINE, IOWA,
that the abatement and removal services fees 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 15th DAY OF JULY 2021.

Diana Broderson, Mayor

ATTEST:

Carol Webb, City Administrator

Council Resolution Report
Special Assessments
07/15/2021

Parcel #	Property	Owner	Date of Work	Unit	Type	Service Fee	Admin Fee	Assessment Fee	Total
1303407002	301 Clinton St	Edward J Bellon 2302 Lucas St Muscatine IA 52761	03/19/2021		Junk	\$144.70	\$25.00		
					Totals	\$144.70	\$25.00	\$50.00	\$219.70
1310262002	2006 Demorest Ave	Lindsey Lee Brockert 2006 Demorest Ave Muscatine IA 52761	03/12/2021		Junk	\$123.75	\$25.00		
					Totals	\$123.75	\$25.00	\$50.00	\$198.75
0836178012	1313 E 5th St	Willard Zaehringer 2249 41st St S Muscatine IA 52761	03/19/2021		Junk	\$262.10	\$25.00		
					Totals	\$262.10	\$25.00	\$50.00	\$337.10
1303480011	709 Grandview Ave	Arg Wo9pslb001 LLC 38 Washington Sq Newport RI 02840	03/24/2021		Junk	\$215.70	\$25.00		
					Totals	\$215.70	\$25.00	\$50.00	\$290.70
1310261006	1605 Indiana St	Jordan Rubio 1605 Indiana St Muscatine IA 52761	03/12/2021		Junk	\$64.80	\$25.00		
					Totals	\$64.80	\$25.00	\$50.00	\$139.80
0825307031	1411 King Avenue	Jose Dealejandro 1411 King Avenue Muscatine IA 52761	03/05/2021		Junk	\$434.60	\$25.00		
			03/11/2021		Junk	\$45.10	\$25.00		
					Totals	\$479.70	\$50.00	\$50.00	\$579.70
0835132002	514 Maple Ave	Charles Shawn York 514 Maple Ave Muscatine IA 52761	03/08/2021		Junk	\$92.30	\$25.00		
					Totals	\$92.30	\$25.00	\$50.00	\$167.30
1310233009	1114 Nebraska Street	Wesley Morse 1254 Dale St Muscatine ia 52761	03/19/2021		Secured	\$32.40	\$25.00		
					Totals	\$32.40	\$25.00	\$50.00	\$107.40
0834379006	1032 Newell Avenue	Matthew or Bryanne Bell 5710 660th Street SE Nichols ia 52766	03/23/2021		Junk	\$52.45	\$25.00		
					Totals	\$52.45	\$25.00	\$50.00	\$127.45
1302201020	307 W 3rd St	Marly Michelle Ells 307 W 3rd St Muscatine IA 52761	03/19/2021		Junk	\$37.75	\$25.00		
					Totals	\$37.75	\$25.00	\$50.00	\$112.75

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Special Assessments

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Parcel #	Property	Owner	Date of Work	Unit	Type	Service Fee	Admin Fee	Assessment Fee	Total
0835403021	702 Walnut Street	Raushenberger Properties LLC 2675 Tom Sawyer Rd Muscatine IA 52761							
			03/19/2021		Junk	\$173.70	\$25.00		
					Totals	\$173.70	\$25.00	\$50.00	\$248.70
					Grand Totals	\$1,679.35	\$300.00	\$550.00	\$2,529.35

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Special Assessments Summary
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Type **Service Fee**

JUNK **\$1,646.95**

SECURED **\$32.40**

Total **\$1,679.35**