

**AFFIDAVIT OF MAILING**

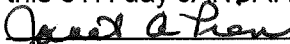
STATE OF WISCONSIN     )  
  ) ss.  
COUNTY OF DANE         )

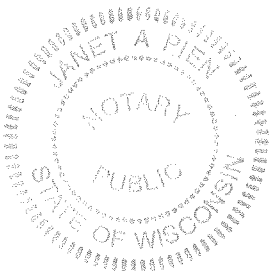
Kathleen Rideout, being first duly sworn on oath, deposes and says that:

1. She is a Administrative Clerk I with the Office of the City Engineer, City of Madison, Dane County, Wisconsin, and did on the 6th day of JANUARY 2012 placed in envelopes addressed to each interested owner of respective addresses as indicated by attached assessment list, a true and correct copy of the notice of assessments for the project titled N. FRANCES ST. (LANGDON ST – NORTH) STORM SEWER ASSESSMENT DISTRICT - 2011 attached hereto.

2. She did and delivered the envelopes to the Mail Room of the Dane County Printing and Services Division, 210 Martin Luther King, Jr. Blvd., in the city of Madison, Dane County Wisconsin, for postage and depositing in the United States Mail.

  
Kathleen Rideout

Subscribed and sworn to before me  
this 6TH day JANUARY 2012  
  
Notary Public, State of Wisconsin  
My Commission expires:



**NOTICE OF PUBLIC HEARING  
BEFORE THE BOARD OF PUBLIC WORKS  
FOR  
PLANS, SPECIFICATIONS, AND SPECIAL ASSESSMENTS  
FOR  
PUBLIC WORKS IMPROVEMENTS  
MADISON, WISCONSIN**

**PART I**

The Common Council of the City of Madison, Wisconsin, having heretofore decided that it is expedient and necessary that the improvements as listed in Part II hereof be improved at the expense of the property thereby on which would be conferred some special benefit.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN:

That the City Engineer has prepared plans, specifications, a proposed schedule of assessments, and an estimate of the entire costs of the improvement for each of the districts listed in Part II hereof, and;

That the plans, specifications, a proposed schedule of assessments, and an estimate of the entire cost of the improvements listed hereto are available and open to inspection by all interested persons in the office of the City Engineer, Room 115, City-County Building, 210 Martin Luther King Jr. Blvd., between the hours of 7:30 a.m. and 4:00 p.m., Monday through Friday, and will so continue to be for ten (10) working days from the first published date of this notice, and;

That on WEDNESDAY, JANUARY 18 2012, AT 6:30 P.M., the Board of Public Works will hold a public hearing in ROOM 201 (COMMON COUNCIL CHAMBERS) OF THE CITY COUNTY BUILDING and will consider any objections that may be filed in writing or in person and hear all persons desiring to be heard, and;

**That special assessments may be paid over an eight (8) year period, with the owner paying 1/8 of the principal each year plus three (3%) percent interest on the unpaid balance, as determined by the Board of Public Works.**

That if the total assessment is paid in full before October 31st in the year that the billing is made, irrespective of project completion, then no interest shall be charged.

The City's TDD number is (866)-704-2315

If you require an interpreter, materials in alternate formats, or other accommodations to access this public hearing, please contact the Engineering Division at phone (608) 266-4751. Please make contact at least 24 hours prior to the date of this public hearing so that we can make proper accommodations.

**PART II**

**N. FRANCES ST. (LANGDON ST. – NORTH) STORM SEWER ASSESSMENT DISTRICT – 2011**

**ROSA RD. RESURFACING AND SIDEWALK ASSESSMENT DISTRICT – 2012**

**S. INGERSOLL ST. AND RUTLEDGE ST. ASSESSMENT DISTRICT – 2012**

By Order of the Board of Public Works  
Madison, Wisconsin

PUB: WSJ 1/6/12



Department of Public Works  
**City Engineering Division**

Robert F. Phillips, P.E.  
**City Engineer**

City-County Building, Room 115  
210 Martin Luther King, Jr. Boulevard  
Madison, Wisconsin 53703  
FAX 608 264 9275  
www.cityofmadison.com

**608 266 4751**

**Assistant City Engineer**  
Michael R. Dalley, P.E.

**Principal Engineers**  
Christina M. Bachmann, P.E.  
John S. Fahrney, P.E.  
Gregory T. Fries, P.E.  
Christopher J. Petykowski, P.E.

**Facilities & Sustainability**  
Jeanne E. Hoffman, Manager  
James C. Whitney, A.I.A.

**Operations Manager**  
Kathleen M. Cryan

**GIS Manager**  
David A. Davis, R.L.S.

**Financial Officer**  
Steven B. Danner-Rivers

**Hydrogeologist**  
Brynn Bemis

Jan 6th, 2012

**To: Property owners along N. Frances Street**

**Re: Public Hearing before Board of Public Works  
January 18th, 2012 6:30 P.M.  
City Council Chambers, Room 201  
City-County Building, 210 Martin Luther King, Jr. Blvd  
Madison, WI**

As you may be aware, the City of Madison is proposing to reconstruct N. Frances Street in 2012. You are being sent this letter to notify you of a public hearing before the Board of Public Works regarding the project, at the above referenced date, time & location. City Engineering will make a short presentation at the meeting, followed by the public hearing. The project will involve special assessments to owners of property adjacent to the project. Attached to this letter is a Schedule of Assessments, which shows estimated costs for each property adjacent to the project.

This letter and corresponding assessments are in addition to the original assessments. Assessments for storm sewer laterals were not included in the original assessments. It became City policy to assess for storm sewer laterals in 2012 and since the project was originally scheduled for 2011, storm assessments were not done.

The scope of the proposed project remains the same and is a complete utility project replacing pavement, storm sewer, sanitary sewer and water main. Curb and gutter, drive aprons and sidewalk will be replaced as necessary.

### **Storm Sewer**

The storm sewer main, leads, and inlets will be replaced as part of this project. Only storm sewer laterals from private property are being assessed. Property owners are assessed the cost to connect private storm sewers that discharge to City property into the City storm sewer. Storm sewer laterals are assessed at 100% cost to property owners. Sidewalk needed for replacement of the storm sewer laterals is also included in this assessment and is assessed at a rate of 50% to property owners.

If you are receiving this letter it means City staff has determined your property has at least one private storm sewer lateral discharging onto City Right of Way. If you have questions about the storm sewer laterals or storm sewer assessments please contact Corey Stelljes of City Engineering at 266-9721 or [cstelljes@cityofmadison.com](mailto:cstelljes@cityofmadison.com).

**Special Assessments - General**

A special assessment is a special charge for work that the City is planning to complete. The attached Schedule of Assessments shows an *estimate* of the property owners' share of the project costs based upon the City's assessment policy. After the project is bid, and work is complete, a final assessment will be calculated based on bid prices and work actually performed. The final assessment, which will be billed after the completion of the project, is payable in one lump sum or over a period of 8 years, with 3% interest charged on the unpaid balance.

**Accommodation Requests**

To request accommodations for special needs or disabilities or if you have any other questions regarding this project, please contact the Project Engineer, Eric Dundee at [edundee@cityofmadison.com](mailto:edundee@cityofmadison.com) or 266-4913. This includes requests relating to the actual operations of construction.

Sincerely,



Robert F. Phillips, P.E.  
City Engineer

RFP:ccs

cc: Ald. Scott Resnick  
John Fahrney, City Engineering  
Christy Bachmann, City Engineering  
Chris Petykowski, City Engineering  
Corey Stelljes, City Engineering  
Mike Dailey, City Engineering

# City of Madison Engineering Division - Schedule of Assessments

Project Name: N Frances St (Langdon to north) Assessment District

Project Limits: Langdon Street to Lake Mendota

Frontages listed are for: SITUS ADDRESS  
Project ID: 53W1125

Parcel No./ Zoning	Owner's Name / Mailing Address	Situs Address	Frontage (LF)	Storm Sewer Connection		Storm Sewer Items		TOTAL ASSMNT
				Each \$1,971.45 each	Cost	Remove and Replace Sidewalk @ \$3.38 per SF	Cost	
0709-144-1905-1 DDZ3, DDZ4	613 N FRANCES LLC % STEVEN BROWN 120 W GORHAM ST MADISON WI	613 N Frances St	91.00 L.F.	1	\$1,971.45	100.0	\$337.50	\$2,308.95
0709-144-1903-5 DDZ3, R6	MADISON COMMUNITY CO-OP 1202 WILLIAMSON ST # C MADISON WI	625 N Frances St	39.20 L.F.	1	\$1,971.45	100.0	\$337.50	\$2,308.95
0709-144-1902-7 DDZ3, R6	JKA 629 LLC 626 LANGDON ST APT 108 MADISON WI	629 N Frances St	89.00 L.F.	2	\$3,942.90	100.0	\$337.50	\$4,280.40
0709-143-0119-1 DDZ3, R6	UNIV OF WIS REGENTS VAN HISE HALL # 1860 1220 LINDEN DR MADISON WI	610 Langdon St	66.00 L.F.	1	\$1,971.45	100.0	\$337.50	\$2,308.95
TOTALS:				5	\$9,857.25	400.0	\$1,350.00	\$11,207.25