



Finance Department

Room 406
210 Martin Luther King, Jr. Boulevard
Madison, Wisconsin 53703-3345
PH 608 266 4671
FAX 608 267 8705
finance@cityofmadison.com

Dear Property Owner:

The City of Madison has levied a special assessment on your property as shown on the enclosed Common Council resolution. This is an estimated assessment. When construction has been completed, the actual cost of the improvement will be determined. The amount of the assessment will then be adjusted accordingly, and a formal bill sent to you. The final bill will be equal to or less than the estimate unless you authorize additional work.

When you receive the bill, there are two options for payment: (1) the entire amount may be paid without interest by October 31 of the year you receive the bill (usually the next calendar year after the actual construction); or (2) if not paid in full by October 31, the assessment may be paid in installments with one equal part of the assessment plus interest included on your tax bill at the end of each year. Interest on each installment is calculated at two percent (2.0%) per year. In the first year of the assessment, interest is calculated only from the date of bill.

There may be situations, such as selling or refinancing your property, where you will be required at the closing to pay the estimated assessment before the work is completed. If the final amount is more than the estimate, any payments you have made will be credited and a bill sent out for the difference. If the final bill is less, any overpayment of principal and interest will be refunded. Refunds will be issued to the owner of record at the time of refund unless you provide the Finance Department with other refund instructions separate from the payment itself.

If your gross annual income is less than \$55,950 (for a single person, more for a family) and you live on the property where the work is done, you may qualify for a loan to pay the assessment. For information on the loan criteria, call (608) 266-4008.

We hope this letter will assist you in understanding the special assessment payment procedure. If you have any questions, please contact the City Finance Department, Room 406, 210 Martin Luther King, Jr. Blvd. or call (608) 266-4008.

Sincerely,

David Schmiedicke
Finance Director

Enclosure



Legislation Details (With Text)

File #: 70457 **Version:** 1 **Name:** Approving Plans, Specifications, And Schedule Of Assessments For New Sidewalk Installation Assessment District - 2022.

Type: Resolution **Status:** Passed

File created: 3/9/2022 **In control:** Engineering Division

On agenda: 3/29/2022 **Final action:** 3/29/2022

Enactment date: 4/4/2022 **Enactment #:** RES-22-00191

Title: Approving Plans, Specifications, And Schedule Of Assessments For New Sidewalk Installation Assessment District - 2022. (15th AD)

Sponsors: BOARD OF PUBLIC WORKS

Indexes:

Code sections:

Attachments: 1. 14056_BPW Exhibit.pdf, 2. 14056_BPW Notes.pdf, 3. BPW Hearing_New Sidewalk Installation.pdf

Date	Ver.	Action By	Action	Result
3/29/2022	1	COMMON COUNCIL	Adopt and Close the Public Hearing	Pass
3/16/2022	1	BOARD OF PUBLIC WORKS	RECOMMEND TO COUNCIL TO ADOPT - PUBLIC HEARING	Pass
3/9/2022	1	Engineering Division	Refer	

Fiscal Note

The proposed resolution approves plans, specifications, and a schedule of assessments for New Sidewalk Installation Assessment District - 2022 at an estimated cost of \$110,000. Funding is available in the 2022 New Sidewalk Installation project (14056-403-170), including \$70,649 in City funding and \$39,351 in assessment revenue. No additional appropriation is required.

Title

Approving Plans, Specifications, And Schedule Of Assessments For New Sidewalk Installation Assessment District - 2022. (15th AD)

Body

The Board of Public Works and the City Engineer having made reports of all proceedings in relation to the improvement of New Sidewalk Installation Assessment District - 2022 pursuant to a resolution of the Common Council, Resolution No. RES-22-00164, ID No. 69817, adopted 3/1/2022, which resolution was adopted thereto, and the provisions of the Madison General Ordinances and the Wisconsin Statutes in such case made and provided, and the Common Council being fully advised.

BE IT RESOLVED:

1. That the City at large is justly chargeable with and shall pay the sum of \$70,649.00 of the entire cost of said improvement.
2. That for those eligible property owners requesting construction of a rain garden in the public right-of-way adjacent to their property shall execute the necessary waiver of special assessments on forms provided by the City Engineer;
3. That the sum assigned to each separate parcel, as indicated on the attached schedule of assessment, is hereby specially assessed upon each such parcel.
4. That the Common Council determines such special assessments to be reasonable.
5. That the work or improvement be carried out in accordance with the reports as finally approved.
6. That such work or improvement represents an exercise of the police power of the City of Madison.

7. That the plans & specifications and schedule of assessments in the Report of the Board of Public Works and the Report of the City Engineer for the above named improvement be and are hereby approved.
8. That the Board of Public Works be and is hereby authorized to advertise for and receive bids for the said improvements.
9. That the due date by which all such special assessments shall be paid in full is October 31st of the year in which it is billed, or,
10. That such special assessments shall be collected in eight (8) equal installments, with interest thereon at 2.0 percent per annum, except those special assessments paid in full on or before October 31st of that year.
11. That the Mayor and City Clerk are hereby authorized to accept dedication of lands and/or easements from the Developer/Owner for public improvements located outside of existing public fee title or easement right-of-ways.

INSTALLMENT ASSESSMENT NOTICE

Notice is hereby given that a contract has been (or is about to be) let for New Sidewalk Installation Assessment District - 2022 and that the amount of the special assessment therefore has been determined as to each parcel of real estate affected thereby and a statement of the same is on file with the City Clerk; it is proposed to collect the same in eight (8) installments, as provided for by Section 66.0715 of the Wisconsin Statutes, with interest thereon at 2.0 percent per annum; that all assessments will be collected in installments as above provided except such assessments on property where the owner of the same has paid the assessment to the City Treasurer on or before the next succeeding November 1st.

NOTICE OF APPEAL RIGHTS

"Pursuant to Sec.4.09(14), Madison General Ordinances, as authorized by Sec. 66.0701(2), Wisconsin Statutes, any person against whose land a special assessment has been levied by this resolution has the right to appeal therefrom in the manner prescribed in Sec. 66.0703(12), Wisconsin Statutes, within forty (40) days of the day of the final determination of the Common Council, said date being the date of adoption of this resolution."

Project Name: New Sidewalk Installation - 2022

**Project Limits: Walter St (Johns St to Hargrove St), Johns St (Dennett Dr to Margaret St),
Busse St (along 3529 Margaret frontage), Royster Ave (Sargent St to Olbrich Ave)**

Project ID: 14056/12689

Owner:

«OwnerLine1»

«OwnerLine2»

«OwnerLine3»

«OwnerLine4»

Parcel(s) being assessed:

Parcel Number: «Parcel_No»

Parcel Location: «Parcel_Location»

Remove Drive Apron	Replace Drive Apron	Construct New Sidewalk	Total
«Cost1»	«Cost2»	«Cost3»	«Total»

The Schedule of Assessments for all properties adjacent to the project is available on the project webpage at: <https://www.cityofmadison.com/engineering/projects/new-sidewalk-installation-2022>; a hard copy can be mailed to you upon request. The full Schedule details how factors are determined and any other notes for the assessments.

City of Madison Engineering Division - Schedule of Assessments

Project Name: New Sidewalk Installation - 2022

Project Limits:

Walter St (Johns St to Hargrove St)
 Johns St (Dennett Dr to Margaret St)
 Busse St (along 3629 Margaret frontage)
 Royster Ave (Sargent St to Olbrich Ave)

*A factor has been applied for New Sidewalk work adjacent to lots that abut more than one street and are single or two family residential dwellings.

Parcel No./ Zoning	Owner's Name / Mailing Address	Situation Address	Frontage L.F.	Street Reconstruction Items		Replace Drive Apron @ 6.00 per S.F. Cost		Assessable Sidewalk (100% Assessable) Construct New Sidewalk @ 40.00 per L.F. Cost		Total Assessment				
				Remove Drive Apron @ 2.50 per S.F. Cost	S.F.	\$	S.F.	\$	*Factor		L.F.	\$		
0710-092-2101-2 TR-C2	ASHLEY LAURIA 3629 DENNETT DR MADISON WI	3529 Dennett Dr	130.9 73.75 Johns	0.00	0.00	\$	0.00	0.00	0.5	73.75	\$	2,950.00	\$	2,950.00
0710-092-2019-7 TR-C2	CITY OF MADISON ENGINEER STORMWATER UTILITY 533 210 MLK JR BLVD RM 115 MADISON WI	3501 Hargrove St	338.4	0.00	0.00	\$	0.00	0.00	1.0	106.60	\$	4,264.00	\$	4,264.00
0710-092-2102-0 TR-C2	DENMAN, ARGUS E. 3606 JOHNS ST MADISON WI	3606 Johns St	40.00	0.00	0.00	\$	0.00	0.00	1.0	0.00	\$	-	\$	-
0710-092-2103-8 TR-C2	JOHNSON, JOSHUA J RACHEL A BYRD-FELKER 3610 JOHNS ST MADISON WI	3610 Johns St	50.00	0.00	0.00	\$	0.00	0.00	1.0	0.00	\$	-	\$	-
0710-092-2104-6 TR-C2	CLEMENS, JILLIAN 3614 JOHNS ST MADISON WI	3614 Johns St	50.00	0.00	0.00	\$	0.00	0.00	1.0	0.00	\$	-	\$	-
0710-092-2105-4 TR-C2	FRANCIS, J PAUL & JEAN M D FRANCIS 3622 JOHNS ST MADISON WI	3622 Johns St	60.00	0.00	0.00	\$	0.00	0.00	1.0	0.00	\$	-	\$	-
0710-092-2106-2 TR-C2	HASKINS, ROGER A LINDA K HASKINS 5100 MIDMOOR RD MONONA WI	3630 Johns St	80.00	0.00	120.00	\$	720.00	0.00	1.0	80.00	\$	3,200.00	\$	3,920.00
0710-092-2107-0 TR-C2	DOLENCE, JACOB K KRYSTIN NICHOLE FALK 3638 JOHNS ST MADISON WI	3638 Johns St	80.00	120.00	120.00	\$	720.00	0.00	1.0	80.00	\$	3,200.00	\$	4,220.00
0710-092-2223-4 TR-C2	LAKEVIEW CHRISTIAN CHURCH 3529 MARGARET ST MADISON WI	3529 Margaret St	87.00 Margaret 120.75 Busse	0.00	0.00	\$	-	0.00	1.0	120.75	\$	4,830.00	\$	4,830.00
0710-092-2108-8 TR-C2	OLJEDA, EDWIN J 3606 MARGARET ST MADISON WI	3606 Margaret St	26.80 Johns 139.60 Margaret	0.00	0.00	\$	-	0.00	0.5	26.80	\$	1,072.00	\$	1,072.00
0710-081-0214-8 TR-C2	MOORE, GRANT & JENNIFER MOORE 3501 SARGENT ST MADISON WI	3501 Sargent St	120.00 Walter 76.15 Sargent	120.00	120.00	\$	720.00	0.00	0.5	120.00	\$	4,800.00	\$	5,820.00
0710-092-1612-0 TR-C2	LANDAUER, MEGAN 3622 OLBRICH AVE MADISON WI	3622 Olbrich Ave	100.00 Royster 45.00 Olbrich	150.00	150.00	\$	900.00	0.00	0.5	100.00	\$	4,000.00	\$	5,275.00
0710-092-1613-8 TR-C2	ENERSON, SAM 3753 SARGENT ST MADISON WI	3753 Sargent St	85.50 Sargent 14.00 Royster	0.00	100.00	\$	600.00	0.00	0.5	40.00	\$	1,600.00	\$	2,200.00
0710-081-0215-6 TR-C2	CAREY, ROBERT 505 WALTER ST MADISON WI	505 Walter St	120.00 Walter 86.65 Johns	0.00	0.00	\$	-	0.00	0.5	120.00	\$	4,800.00	\$	4,800.00
TOTALS				390.00	610.00	\$	975.00	\$	-	867.90	\$	34,716.00	\$	39,351.00



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«OwnerLine1»
«OwnerLine2»
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Parcel(s) being assessed:

Parcel Number: «Parcel_No»

Parcel Location: «Parcel_Location»

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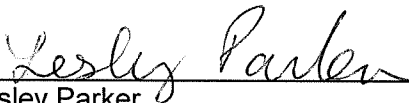
AFFIDAVIT OF MAILING

STATE OF WISCONSIN)
) ss.
COUNTY OF DANE)

LESLEY PARKER, being first duly sworn on oath, deposes and says that:

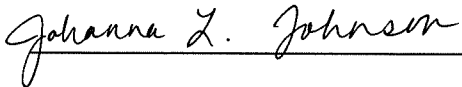
1. She is an Program Assistant 1 with the Office of the City Engineer, City of Madison, Dane County, Wisconsin, and did on the 15th day of April, 2022 placed in envelopes addressed to each interested owner of respective addresses as indicated by attached assessment list, a true and correct copy of the notice of assessments for their property for the project titled **New Sidewalk Installation – 2022** attached hereto.

2. She delivered the envelopes to the custody of 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.



Lesley Parker

Subscribed and sworn to before me
this 15TH day of April, 2022



Johanna L. Johnson
Notary Public, State of Wisconsin
My Commission expires: January 8, 2026