

27th Street; Rose Avenue; 29th Street
Hearing on Proposed Improvement
2009 Improvement
March 23, 2009

Property Owner	Legal Description	County Tax Parcel #	Abutting Street	section	PAVING					STORM SEWER		COMBINED IMPROVEMENT
					(1) Proposed Units in Feet	Lot Allowance	Estimated Assessable Rate	Estimated Assessment Amount	Lot Allowance Amounts	Proposed Units in Square Feet	Estimated Assessment	
	County Auditor's Plat of SW 1/4 of SW 1/4 of Section 12-T102N-R40W									@	\$0.1156	
Scheepstra, John and Pearl, Trustees	Lot 2	31-0593-000	29th Street	U	121'	121'	\$154.6669	\$18,714.69	\$18,714.69	9,919 sf	\$1,146.64	\$19,861.33
Waldner, Kenneth D; and Waldner, Laurie A	Lot 3	31-0594-000	29th Street Rose Avenue	U	97.5'	97.5'	\$154.6669	\$15,080.02	\$15,080.02	11,269 sf	\$1,302.70	\$31,849.41
				U	100'		\$154.6669	\$15,466.69				
					197.5'			\$30,546.71				
Hoffman, Clyde L; and Hoffman, MaryAnn E	Lot 4	31-0595-000	Rose Avenue	U	130'		\$154.6669	\$20,106.70		8,163 sf	\$943.64	\$21,050.34
Ewert, Gary P; and Ewert, Janel R	Lot 5	31-0596-000	Rose Avenue	U	150'		\$154.6669	\$23,200.04		8,882 sf	\$1,026.76	\$24,226.80
Haugan, David A; and Haugan, JoAnne H	Lot 6	31-0597-000	Rose Avenue 27th Street	U	100'	100'	\$154.6669	\$15,466.69	\$15,466.69	20,535 sf	\$2,373.85	\$48,000.59
				U	195'		\$154.6669	\$30,160.05				
					295'			\$45,626.74				
Bauman, Loren J; and Bauman, Dorothy M	Lot 7; And a tract of land in the SW1/4 SW1/4 of Section 12-T102N-R40W being 60' by 120' lying south of Lot 7	31-0598-000	29th Street and None	U	14'		\$154.6669	\$2,165.34		3,370 sf	\$389.57	\$11,996.88
				U	60'		\$154.6669	\$9,280.01		1,401 sf	\$161.96	
					74'			\$11,445.35		4,771 sf	\$551.53	
Noerenberg, Shawn A; and Noerenberg, Karla G Bruxvoort	Lot 8	31-0599-000	Rose Avenue	U	183'		\$154.6669	\$28,304.04		5,675 sf	\$656.03	\$28,960.07
Saysirisanh, Nouanthong; and Saysirisanh, Bounfong	Lot 9	31-0600-000	Rose Avenue	U	100'		\$154.6669	\$15,466.69		2,863 sf	\$330.96	\$15,797.65
Johnson, Carol J Smith	The easement lot lying between Lots 9 and 10; also described as east 120' of west 451' of north 60' of south 330' of south 10 acres of SW1/4 of SW1/4 of Section 12-T102N-R40W	31-0601-000	Rose Avenue	U	60'		\$154.6669	\$9,280.01		2,373 sf	\$274.32	\$9,554.33
Reck, Michael G	Lot 10	31-0602-000	Rose Avenue	U	120'		\$154.6669	\$18,560.03		5,186 sf	\$599.50	\$19,159.53
Reese, Daryl J; and Reese, Judith Ann	Lot 11	31-0603-000	27th Street Rose Avenue	U	60'	60'	\$154.6669	\$9,280.01	\$9,280.01	5,540 sf	\$640.42	\$28,016.46
				U	117'		\$154.6669	\$18,096.03				
					177'			\$27,376.04				
Leistico, Dean; and Leistico, Phyllis J	Lot 12	31-0603-500	27th Street	U	120'		\$154.6669	\$18,560.03		6,817 sf	\$788.05	\$19,348.08
Nobles, County of	Lots 14 through 17	31-0604-000	27th Street	U	20'		\$154.6669	\$3,093.34		N/A	N/A	\$23,233.38
				R	159'		\$126.6669	\$20,140.04				
					179'			\$23,233.38				
Betz, Leon H; and Betz, Judy M	NW 1/4 of Section 13-T102-R40W The north 183' of east 200' of west 400' of NW1/4 NW1/4, Section 13-T102N-R40W, containing approx 0.84 acres	31-3827-000	27th Street	U	200'		\$154.6669	\$30,933.38		6,811 sf	\$787.35	\$31,720.73
Banegaz-Martinez, Cristian; and Meyer, Alison	The north 167.5' of west 200' of NW1/4 NW1/4, Section 13-T102-R40	31-3828-000	27th Street	U	120'		\$154.6669	\$18,560.03		594 sf	\$68.67	\$18,628.70
Worthington, City of	Tract of land in NW1/4 of Section 13-T102-R40, lying north of Worthington BioScience Industrial Park Addition, and on south side of 27th Street	31-3833-000	27th Street	U	30'		\$154.6669	\$4,640.01		12,245 sf	\$1,415.52	\$46,588.94
				R	320'		\$126.6669	\$40,533.41				
					350'			\$45,173.42				
TOTAL ESTIMATED ASSESSMENT					2,576.5'	378.5'		\$385,087.28	\$58,541.42	111,643 sf	\$12,905.94	\$397,993.22

(1) FEET = PROPOSED Assessable Units of Adjusted Frontage in Feet
U = Urban Street section design
R = Rural Street section design

27th Street; Rose Avenue; 29th Street
Hearing on Proposed Improvement
2009 Improvement
 March 23, 2009

	STREET IMPROVEMENT	STORM SEWER IMPROVEMENT	COMBINED IMPROVEMENT TOTAL
Estimated Rate Determining Cost --- Urban Street	\$462,500.00		\$462,500.00
Estimated Additional Cost --- Curb and Gutter	\$13,410.00		
Estimated Base Rate Determining Cost --- Urban Street	\$475,910.00	\$198,800.00	\$198,800.00
Total Estimate Rate Determining Cost			\$661,300.00
Total Proposed Rate Determining Frontage	3,077.0 Ft		
ESTIMATED ASSESSABLE RATE per Foot --- Urban Street	\$154.6669 /Ft		
Less: Rate Adjustment for Rural Street	(\$28.00) /Ft		
ESTIMATED ASSESSABLE RATE per Foot --- Rural Street	\$126.6669 /Ft		
Estimated Total Rate Determining Square Footage		199,590 SF	
Estimated Actual Base Rate per Square Foot		\$0.9960 /SF	
Projected Contract Date:		Summer 2009	
Estimated Contract Date ENR Index:		8660.72	
Base ENR Index, July 1975		2248	
Base Rate, July 1975		\$0.03 /SF	
Estimated ENR Index established Base Rate per Square Foot		\$0.1156 /SF	
Estimated ASSESSABLE BASE Rate per Square Foot		\$0.1156 /SF	
PROPERTY OWNER SHARE OF IMPROVEMENT COST			
Proposed Assessable Frontages			
Proposed Assessable Frontages and Assessments --- Urban Street	2,067.5 Ft		
Proposed Assessable Frontages and Assessments --- Rural Street	159.0 Ft		
Proposed Assessable Area in Square Feet		99,398 SF	
Proposed Assessable Frontages and Assessments --- Urban Street	\$319,773.82		
Proposed Assessable Frontages and Assessments --- Rural Street	\$20,140.04		
ESTIMATED TOTAL ASSESSMENTS RECEIVABLE	\$339,913.86 67.91%	\$11,490.42 5.78%	\$351,404.28 50.28%
CITY SHARE OF IMPROVEMENT COST			
ASSESSABLE:			
1) Proposed Assessable Frontages and Estimated Amounts for city property ⁽¹⁾	350 Ft \$45,173.42		\$45,173.42
2) Proposed Assessable Square Feet and Estimated Amounts for city property ⁽¹⁾		12,245 SF \$1,415.52	\$1,415.52
3) Proposed Public Right-of-way Frontages and Estimated Amounts		87,947 SF \$10,166.67	\$10,166.67
Total Estimated City Share of Assessable Cost	\$45,173.42	\$11,582.19	\$56,755.61
NON-ASSESSABLE:			
1) RATE DETERMINING COSTS			
a) Proposed Non-Assessable Rate Determining Frontages and Estimated Amounts	378.5 Ft \$58,541.42		\$58,541.42
b) Proposed Public Right-of-way Frontages and Estimated Amounts	122 Ft \$18,869.36		\$18,869.36
c) Proposed Non-Assessable Square Feet and Estimated Amounts		N/A N/A	
d) Non-Assessable Costs relating to costs exceeding the estimated assessable limit.		199,590 SF \$175,719.04	\$175,719.04
		\$0.9960 /sqft	
		\$0.1156 /sqft	
		\$0.8804 /sqft	
d) Rounding Adjustment	\$1.94	\$8.35	\$10.29
Sub-total	\$77,412.72	\$175,727.39	\$253,140.11
2) NON-RATE DETERMINING COSTS			
a) Designated Non-Assessable	\$38,000.00	N/A	\$38,000.00
Sub-total	\$38,000.00	\$0.00	\$38,000.00
Total Estimated City Share of Non-Assessable Cost	\$115,412.72	\$175,727.39	\$291,140.11

27th Street; Rose Avenue; 29th Street
Hearing on Proposed Improvement
2009 Improvement
 March 23, 2009

	STREET IMPROVEMENT	STORM SEWER IMPROVEMENT	COMBINED IMPROVEMENT TOTAL
TOTAL ESTIMATED CITY SHARE OF IMPROVEMENT	\$160,586.14 32.09%	\$187,309.58 ⁽²⁾ 94.22%	\$347,895.72 ⁽²⁾ 49.75%
TOTAL ESTIMATED COST OF IMPROVEMENT	\$500,500.00	\$198,800.00 ⁽²⁾	\$699,300.00 ⁽²⁾

(1) City property, parcel #31-3833-000
 (2) NOTE: If the Storm Water Retention Basin is not part of the ordered improvement, the estimated "City Share of Cost" and estimated "Total Cost of Improvement" will be reduced by \$22,300. (\$165,009.58, and \$178,500.00, respectively on Storm Sewer Improvement; and \$325,595.72, and \$677,000.00, respectively for Combined Improvement Total.)