

Estimated Assessment Roll

CSAH 35 Water Main Extension

from CSAH 5 to 1400 feet east

Hearing on Proposed Improvement February 23, 2015

Property Owner	Legal Description	County Tax Parcel Number	Assessable Units of Length in Feet	Lateral		Estimated Assessment Amount
					Estimated Assessable Rate	
<u>Unplatted Property in Section 19-T102N-R39W</u>						
Palma, Juan and Angela	East 567' of SW1/4 SW1/4 lying north and east of RR ROW and southwesterly of County Highway exc easterly 100 feet of southerly 133 feet of said SW1/4 described as Government Lot 4.	31-3807-000	0	@	\$36.974	\$0.00
DeBoom, Terry L. and Shirley A.	The west 100 feet of the east 667 feet of the SW1/4 SW1/4 south of highway	31-3808-000	0	@	\$36.974	\$0.00
Cunningham, James E.	The west 110 feet of the east 777 feet of Gov't Lot 4 in the SW1/4 SW1/4	31-3809-000	0	@	\$36.974	\$0.00
Fogelman, Duane D. and Peggy	1.24 acre tract in SW1/4 SW1/4	31-3810-000	0	@	\$36.974	\$0.00
Housing and Redevelopment Authority of Worthington MN	4.75 acres in SW1/4 SW1/4 north of East Avenue and south of Hwy 16	31-3812-000	0	@	\$36.974	\$0.00
Pfeifer, Craig W. and Karen E.	East 378 feet of SW1/4 SW1/4 and east 751 feet of south 185 feet of NW1/4 SW1/4	31-3813-000	95.9	@	\$36.974	\$3,545.81
Voss, Marvin A. CFD from Melvin A. and Melvin T. Voss, as Trustees	West 339 feet of east 777 feet of SW1/4 SW1/4 exc 0.42 acre tract	31-3814-000	275.3	@	\$36.974	\$10,178.94
Perdomo, Julio Cesar	0.42 acre tract in west 339 feet of east 777 feet of SW1/4 SW1/4	31-3815-000	153.3	@	\$36.974	\$5,668.11
Voss, Marvin A. CFD from Marvin A. and Melvin T. Voss, as Trustees	Tract 185 feet x 569 feet in NW1/4 SW1/4 and east 239 feet of west 543 feet of SW1/4 SW1/4 north of CSAH 35	31-3820-000	483.0	@	\$36.974	\$17,858.44
Voss, Marvin A.	West 304 feet of SW1/4 SW1/4 north of CSAH 35	31-3822-000	0	@	\$36.974	\$0.00
Total Estimated Assessments						\$37,251.30

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ESTIMATED COST OF IMPROVEMENT

Trunk Improvement	\$33,750.00
Lateral Improvement	\$149,500.00
Total	\$183,250.00

TRUNK RATE CALCULATIONS

Assessable Trunk Units of Area in Acres	0 Acres
Projected ENR Index for July 15, 2014	10100
Base ENR Index, July 1975	2248
Base Rate, July 1975	\$500.00
Assessable Trunk Rate per Acre	\$2,246.44

LATERAL RATE CALCULATIONS

Lateral length in feet	2,732.80 Feet
Lateral Rate per Foot Estimated by Calculation	\$54.706
Projected Assessable Rate per foot	\$36.974
Rate Differential per foot	\$17.732

DISTRIBUTION OF ESTIMATED COST

PROPERTY OWNER SHARE

Trunk	0.00 Acres	\$0.00
Lateral	1,007.50 Feet	\$37,251.30
Total Assessments Receivable		\$37,251.30 20.33%

WATER MAIN TRUNK ACCOUNT

Trunk Cost for Current Improvement Project	\$33,750.00
Less Trunk Benefit Assessable To Property Improved	\$0.00
Total Gross Amount Due From Trunk Account	\$33,750.00 18.42%
Less City Share of Assessable Trunk Benefit	\$0.00
Total Amount Due From Trunk Fund	\$33,750.00 18.42%

CITY SHARE

ASSESSABLE COSTS

There is no city share of assessable costs.

NON-ASSESSABLE COSTS

Lateral					
	Lateral length not assessed	1,725.30 Feet	@	\$36.974	\$63,791.24
	Additional due to Rate Differential	2,732.80 Feet	@	\$17.732	\$48,458.01
	Rounding Adjustment				(\$0.55)
Total City Share					\$112,248.70 61.25%

TOTAL ESTIMATED IMPROVEMENT COST **\$183,250.00**