

ORDINANCE NO. 5390

AN ORDINANCE LEVYING A CHARGE UNDER THE PROVISIONS OF CHAPTER 10.16 OF THE ALBANY MUNICIPAL CODE FOR AN IN-LIEU-OF ASSESSMENT FOR INTERCEPTOR SEWERS FOR SAID PROPERTY BEING DESCRIBED AS TAX LOTS 400, 403, AND 404, OF PARCEL 10S-04W-36; AND DECLARING AN EMERGENCY.

THE PEOPLE OF THE CITY OF ALBANY DO ORDAIN AS FOLLOWS:

Section 1: Charges are hereby levied against the following described properties.

Albany Lakeview LLC c/o Pro-Construct, Inc. Attn: Bob Cavell P.O. Box 12573 Salem, OR 97309	Acct#: Map/Tax Lot Site: Tax Acct#:	SSCCN12161* 10S-4W-36-00404 land only, M1-02-97, Covey Run - Phase 1 388386	\$32,497.40
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Gerald Harteloo William Hagedorn Harteloo Engineering 1924 Broadway, Suite A Vancouver, WA 98663	Acct#: Map/Tax Lot Site: Tax Acct#:	SSCCN12162* 10S-4W-36-00403 land only, M1-02-97, Covey Run - Phase 2 385749	\$38,567.10
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NW Intermountain Development G. Harteloo & W. Hagedorn c/o Harteloo Engineering 1924 Broadway, Suite A Vancouver, WA 98663	Acct#: Map/Tax Lot Site: Tax Acct#:	SSCCN12163* 10S-4W-36-00400 land only, M1-02-97, Covey Run -Phase 3 351858	\$14,457.95
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Said charges are for the purpose of a property outside the original North Albany Sanitary Sewer Assessment District to receive benefit from the existing sewer in the North Albany Sewer Basin as required under Chapter 10.16 of the Albany Municipal Code (AMC). Said parent parcel, Tax Lot 400, was previously not assessed for sanitary sewer and recently was partitioned into three parcels by the owner via land sale. The charges made by this ordinance are In-lieu-of assessments for Interceptor Sewer, properties outside the original sewer district that divide, creating additional parcels within 150 feet of an existing sanitary sewer, AMC 10.16.100 (Ordinance 5048). In addition, Covey Run - Phase 1 has requested to subdivide Tax Lot 404 into 48 lots, M1-02-97.

Section 2: The total cost for service from the sanitary sewer line serving the properties described in Section 1 is as follows:

Phase 1:	\$1,885 (Interceptor Rate - Properties Outside District) x 17.24 Acres = \$32,497.40
Phase 2:	\$1,885 (Interceptor Rate - Properties Outside District) x 20.46 Acres = \$38,567.10
Phase 3:	\$1,885 (Interceptor Rate - Properties Outside District) x 7.67 Acres = \$14,457.95

Note: The Interceptor Rate was established by Resolution 3444 and is adjusted annually for inflation.

Section 3: Inasmuch as this ordinance is necessary for the immediate preservation of the peace, health, and safety of the citizens of the City of Albany, an emergency is hereby declared to exist. This ordinance will be in full force and effect immediately upon its passage by the Council and approval by the Mayor.

Passed by Council: December 16, 1998

Approved by Mayor: December 16, 1998

Effective Date: December 16, 1998



Mayor

ATTEST:



City Recorder

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This map is made solely for the purpose of assisting in locating said premises and the Company assumes no liability for variations, if any, in dimensions and location ascertained by actual survey.
TIGOR TITLE INSURANCE CO.

SEE MAP 10 4 25

outside 403
= 2.30 Acres

outside 400
= 1.03 Acres

0809

101
14.29 AC

CS-7025

8-0

CS-7000

20
10

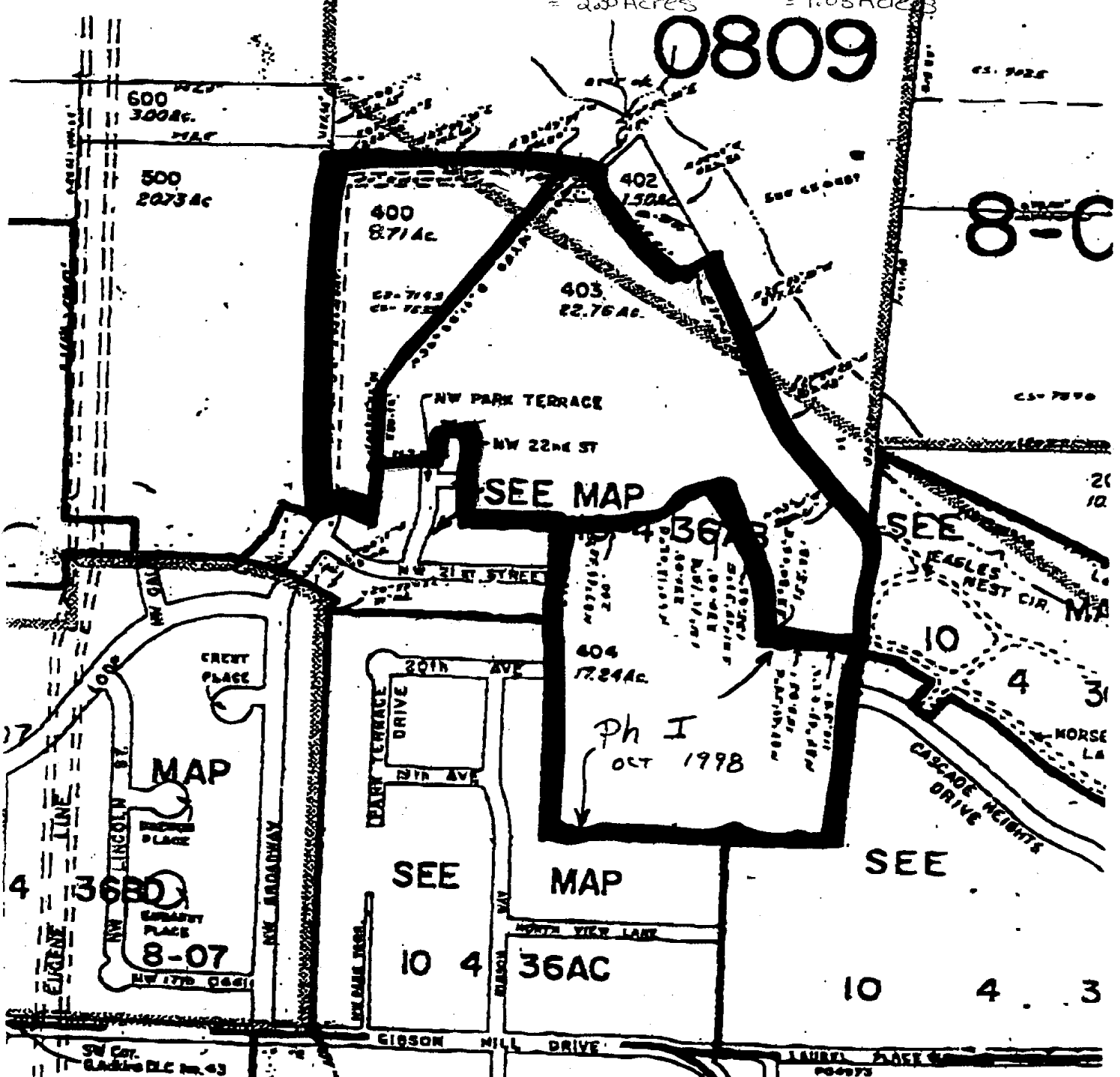
SEE MAP
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10 4 3
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SEE

10 4 3

TOTAL P. 84
TOTAL P. 85



Map:
10S-4W-36

Name/Address	Description	
ALBANY LAKEVIEW LLC C/O PRO-CONSTRUCT INC PO BOX 12573 SALEM, OR 97309	ACREAGE 12/16/98 0388386 32,497.40 SSCCN12161*	10-04W-36 -00404 PHASE 1, COVEY RUN, M1-02-97, NOTES 08894
HARTELOO, G/HAGEDORN W C/O HARTELOO ENGINEERING 1924 BROADWAY, SUITE A VANCOUVER, WA 98663	ACREAGE 12/16/98 0385749 38,567.10 SSCCN12162*	10-04W-36 -00403 PHASE 2, COVEY RUN, M1-02-97, NOTES 08895
NW INTERMOUNTAIN DEVELP C/O HARTELOO, GERALD 1924 BROADWAY, SUITE A VANCOUVER, WA 98663	ACREAGE 12/16/98 0351858 14,457.95 SSCCN12163*	10-04W-36 -00400 PHASE 3, COVEY RUN, M1-02-97, NOTES 08896
Report total...	85,522.45	