



Date: July 11, 2012

To: Thomas J. Bonfield, City Manager
Through: Theodore L. Voorhees, Deputy City Manager
From: Marvin G. Williams, Director of Public Works
Subject: Agenda Item – Mini Assessment Rolls

Water Main on Brightwood Lane from Fletchers Chapel Road West to the West Property Line of PIN 0852-04-52-1762

Water Main on Rogers Road from Penrod Road East to the East Property Line of PIN 0852-04-92-7931

Sewer Main on Green Lane Drive from Country Club Drive to Continental Drive

Executive Summary

The City Council, at its meeting on April 16, 2012, held a public hearing regarding the assessment of the subject water mains on Brightwood Lane and Rogers Road. A public hearing was held on May 21, 2012, regarding the assessment of a sewer main on Green Lane Drive. The subject assessment rolls were confirmed with the exception of certain properties, due to objections to the assessments by the respective owners. Council action is required to confirm or relieve the said assessments.

Recommendation

The Public Works Department recommends that City Council grant relief until tap on of the assessments as shown on the three attached mini rolls. The recommended relief is in accordance with policy.

Background

Sidney L. and Ruby Edwards objected to the proposed assessment against their property, described as 2001 Fletchers Chapel Road, PIN 0852-04-83-0729. This property is a large sub-dividable tract and is therefore eligible for relief until tap on of the water main assessment under the Assessment Relief Policy.

Susan M. Gillispie objected to the proposed assessment against three of her properties, described as 3819, 3803 and 3806 Brightwood Lane, PIN 0852-04-73-6732, -1434, and -4380. All three of these properties are unsuitable for a ground absorption sewage system per the Durham County Health Department and City sewer is not available to serve the properties. Therefore, the properties are currently unbuildable and are eligible for relief until tap on of the water main assessments under the Assessment Relief Policy.

Carol A. Merritt objected to the proposed assessment against her property, described as 3703 Brightwood Lane, PIN 0852-04-62-4819. This property is unsuitable for a ground absorption sewage system per the Durham County Health Department and City sewer is not available to serve the property. Therefore, this property is currently unbuildable and eligible for relief until tap on of the water main assessment under the Assessment Relief Policy.

Patti O. Harper objected to the proposed assessment against her property, described as 3507 Brightwood Lane, PIN 0852-04-52-7864. This property is a large sub-dividable tract and is therefore eligible for relief until tap on of the water main assessment under the Assessment Relief Policy.

Ruby F. Edwards objected to the proposed assessment against her property, described as 3502 Brightwood Lane, PIN 0852-04-62-0116. This property is a large sub-dividable tract and is therefore eligible for relief until tap on of the water main assessment under the Assessment Relief Policy.

Vance S. Phillips objected to the proposed assessment against his property, described as 4201 Rogers Road, PIN 0852-04-93-5393. This property is a large sub-dividable tract and is therefore eligible for relief until tap on of the water main assessment under the Assessment Relief Policy.

Karen M. and D. Brian Harrison objected to the proposed assessment against their properties, described as 2832, 2840, 2844 and 2848 Green Lane Drive, PIN 0804-04-74-8685, -8543, -7491, and -7340. These properties are unbuildable due to major drainage issues and are therefore eligible for relief until tap on of the sewer main assessments under the Assessment Relief Policy.

Issues and Analysis:

Section 77 of the Charter of the City of Durham dictates that City Council hold a public hearing before final confirmation of the mini assessment rolls.

Alternatives:

There is not an alternative per the City Charter.

Financial Impacts:

Granting relief until tap on of these assessments will result in a decrease of immediate potential revenue. However, if any of the properties connect to the respective water or sewer main, a frontage fee would be due at the prevailing rate, which is higher than the assessment rate for these improvements.

SBDE Summary:

This section is not applicable to this item.

MRW/lca