



Date: December 3, 2013

To: Thomas J. Bonfield, City Manager
Through: W. Bowman Ferguson, Deputy City Manager
From: Marvin G. Williams, Director of Public Works
Subject: Agenda Item – Adopting Preliminary Assessment Roll and Setting Public Hearing for Confirmation of Assessment Roll

Street Paving on Clover Hill Place (Dunwoody Subdivision) from South Riverdale Drive to end of cul-de-sac

Executive Summary

The City Council previously adopted a resolution ordering the making of the subject improvement, which has now been completed. The preliminary assessment roll has been prepared in accordance with Sections 77 and 78 of the Charter of the City of Durham. The next step is for City Council to adopt a resolution adopting the preliminary assessment roll and setting a public hearing on the preliminary assessment roll.

Recommendation

The Public Works Department recommends that City Council adopt a resolution adopting the preliminary assessment roll and setting public hearing for confirmation of the subject assessment roll.

Background:

Dunwoody Subdivision is a twelve-lot subdivision located approximately 700 feet south of the intersection of Umstead Road and S. Riverdale Drive. The subdivision has one ribbon paved street. The developer, Riverdale Development, LLC, filed articles of dissolution with the Secretary of State without putting the final layer of asphalt on the street. In the spring of 2010, the project was added to the Failed and Struggling Development Program.

Per City Council direction a public hearing was held at the June 17, 2013 City Council meeting and the improvement of Clover Hill Place was ordered. The street paving was ordered by adoption of a resolution by City Council in accordance with Section 78 of the Charter of the City of Durham, which provides for assessment of abutting properties. City Council had determined at the May 6, 2013 Council meeting that the City would contribute \$8,100.00 towards the total cost of this project. Public Works completed the street paving in the Dunwoody subdivision in August 2013 as a part of the 2013 resurfacing program. The total cost of this project was considerably less than originally anticipated due to decreased asphalt costs and a good sub-base structure on the street. The final cost was \$12,110.74, leaving a balance of \$4,010.74 to be apportioned and assessed against the twelve (12) lots on this street. As noted the improvement has now been completed and a preliminary assessment roll has been prepared for the improvement. The next step in the assessment

process is for City Council to adopt the preliminary assessment roll and to set a public hearing for confirmation of the assessment roll.

Issues and Analysis:

Section 77 of the Charter of the City of Durham dictates that City Council shall ascertain the total cost of each improvement and the amount that should be assessed against each lot abutting on the improvement and set a fixed time and place to hear objections to special assessments.

Alternatives:

There is not an alternative per the City Charter.

Financial Impacts:

Adopting the preliminary assessment roll and setting the public hearing for the confirmation of the subject assessment roll are necessary steps in the process of assessing abutting properties and collecting payment for these improvements.

SBDE Summary:

The SDBE Summary is not applicable to this item.

MGW/lca