



2019 STREET RECONSTRUCTION PROJECT

September 19, 2019

RE: Assessment Hearing for the 2019 Street Reconstruction Project
Fourth Street, Fifth Street, Sixth Street, Seventh Street, Johnson Avenue, Morehead Avenue, Various Alleys and Garden Lane
City Project Nos. 19-01 and 19-06

Dear Property Owners:

The street reconstruction project in your neighborhood is substantially complete. While we recognize the inconvenience and disruption you experienced, the project was completed with very few setbacks due to the hard and competent work of the contractor, Forest Lake Contracting, Inc., and their subcontractors.

The City Council is preparing for the last step in the improvement process, which is finalizing the assessments. The Council has ordered a Public Hearing for this purpose to be held on **Tuesday, October 8, 2019 at 7:00 p.m. in the City Hall Council Chambers.** The purpose of the Public Hearing is to allow property owners to express any concerns regarding the proposed assessment.

Enclosed with this letter you will find:

- **Official Notice of Assessment Hearing:** This document notifies property owners of the Public Hearing that will be held at 7:00 p.m. on Tuesday, October 8, 2019. A full notice will also be published in the White Bear Press in the September 18th issue.
- **Paying Assessments: Frequently Asked Questions:** This handout answers the most common questions asked during the assessment process.
- **Proposed Assessment Roll:** This is a spreadsheet which details all of the proposed assessments for these projects. Please note that the interest rate is 4.41% for assessment amounts which are spread over a fifteen (15) year period for residential properties. You can look up the proposed assessment to your property on this Roll.
 - On this Assessment Roll, you will see information similar to the Roll you saw this spring. The columns include PIN, Property Address, Street Assessment, and Total Assessment. There are also footnotes for various special circumstances such as corner lots, cul-de-sacs, or appraisal recommendations.

If the Council adopts the assessment roll, you will be mailed notification of their action, a notice indicating the exact amount your property will be assessed, methods of payment available and the payment deadline.

The Engineering Department would like to thank you for your patience and cooperation during this street reconstruction project. We realize there were inconveniences that you had to deal with, and we appreciate your willingness to cooperate with the construction crews during critical periods of the project.

We hope you enjoy the new improvements that have been constructed, as we are confident they will serve you well for many years to come.

Sincerely,



Paul Kauppi, P.E.

Director of Public Works/City Engineer

MLB/cav

Attachments: Official Notice of Assessment Hearing
Paying Assessments: Frequently Asked Questions
Proposed Assessment Roll