

Submitted by: Chairman of the Assembly at the  
Request of the Mayor  
Prepared by: Anchorage Water & Wastewater Utility  
For reading: May 11, 2004

CLERK'S OFFICE

ANCHORAGE, ALASKA

APPROVED

AR No. 2004- 124

Date: 6-22-04

**A RESOLUTION OF THE MUNICIPALITY OF ANCHORAGE, ALASKA, CONFIRMING  
AND LEVYING ASSESSMENTS FOR THE SEWER SPECIAL IMPROVEMENTS WITHIN  
LEVY-UPON-CONNECTION (LUC) ROLL 04-S-3, SETTING DATE OF PAYMENT AND  
PROVIDING FOR PENALTIES AND INTEREST IN THE EVENT OF DELINQUENCY.**

THE ANCHORAGE ASSEMBLY RESOLVES:

**SECTION 1.** As authorized by Anchorage Municipal Code (AMC) 19.80.010, assessments shall be levied upon those properties set forth on the attached assessment roll. These properties have connected to public sanitary sewer in accordance with provisions of AMC 19.80.020.

**SECTION 2.** Timely notice was sent to each property owner whose property is benefited by the improvements as indicated on the attached assessment roll. Each property owner was given notice of a Public Hearing to be held before the Municipal Assembly, providing an opportunity to present objections and/or comments regarding LUC Roll 04-S-3. In conformance with the notice to the property owners, the Municipal Assembly held a public hearing on June 22, 2004. At said hearing all errors and inequalities to which valid objections were raised were corrected and the amounts now indicated on the assessment roll are those amounts determined to be assessed. Said amounts are equal to, or less than, the direct benefit each property derives from the improvements constructed. The assessment roll has been duly certified by the Municipal Clerk.

**SECTION 3.** Assessments shall be paid in annual installments, in accordance with the Anchorage Wastewater Utility Tariff. The first installment is due by **September 30, 2004**, and is payable on the same day of each subsequent year. Interest on unpaid installments starts to accrue on **September 1, 2004**. An installment payment shall be applied first to accrued interest then to principal. A penalty of eight percent (8%) shall be added to any assessment, or assessment installment, not paid before the date of delinquency. The assessment, installment and penalty shall draw interest at the rate of eight percent (8%) per annum until paid. For delinquencies, payment shall be applied in accordance with AMC 19.20.280.



3 of 6

2004-060778-0

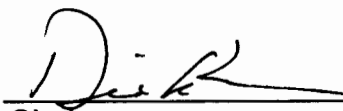
2 of 5

2004-050033-0

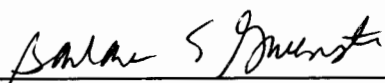
1       **SECTION 4.** The Special Assessment Collection Charge, as authorized in Section  
2 7.4 of the Anchorage Wastewater Utility Tariff, will be charged for those properties included  
3 within this resolution.  
4

5       **SECTION 5.** Within thirty (30) days after the passage of this resolution, the Municipal  
6 Treasurer shall mail a notice to any owners of property whose assessment, schedule of  
7 payments, delinquencies, or amount of penalty and interest has been changed as a result  
8 of the public hearing concerning this resolution. Not more than sixty (60) days nor less  
9 than thirty (30) days before the date the assessment or the first payment of the  
10 assessment becomes delinquent, the treasurer shall mail a payment notice to each  
11 property owner; but the failure to mail the notice shall in no way affect any liability for or  
12 enforcement of payment of all or any part of the special assessment levied by this  
13 resolution.  
14

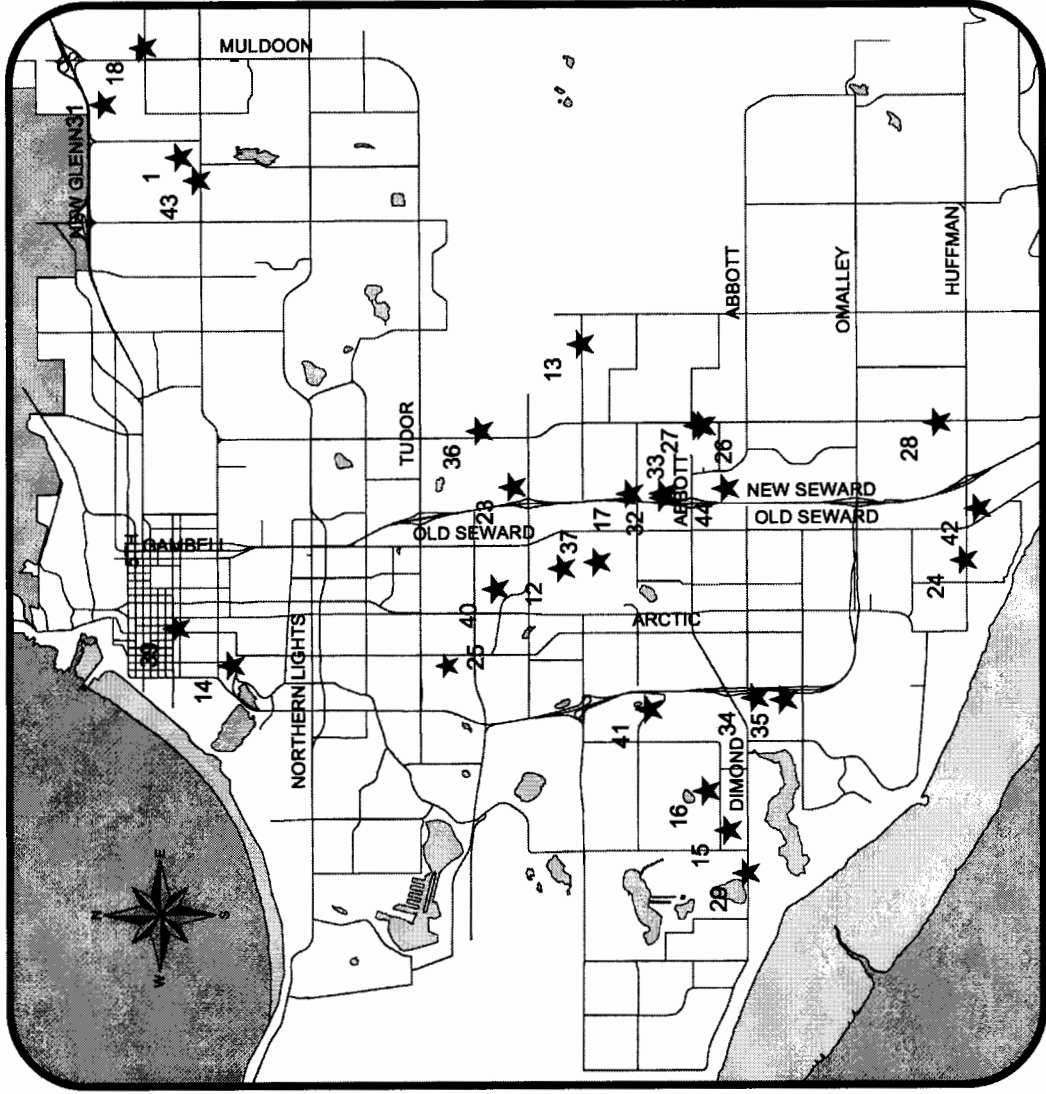
15  
16       **PASSED AND APPROVED** by the Assembly of Anchorage this 22nd day of  
17 June, 2004.  
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23       Chairman

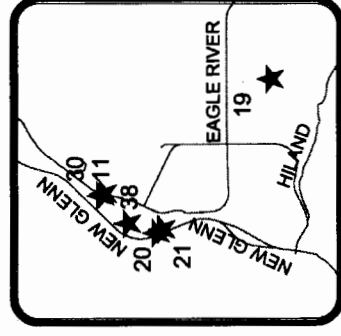
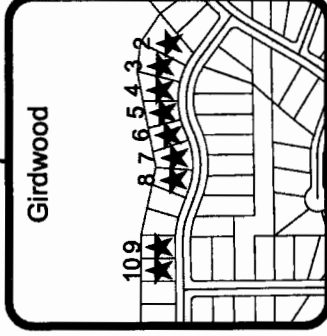
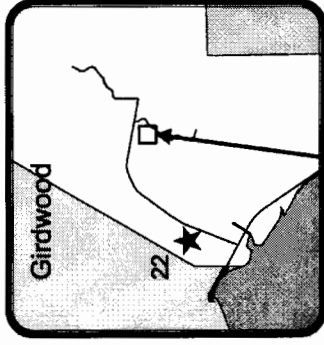
24       **ATTEST:**  
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28         
29       Municipal Clerk  
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# **Anchorage Water & Wastewater Utility** **Sewer Levy Upon Connection Roll 04-S-3**



Anchorage



Eagle River  
Map created 4-21-04

LUC Roll 04-S-3  
Assessment Roll AMS 1673  
Interest Rate: 6.13669%

| Line Number | Tax Code       | Legal Description                    | Total Area | Lateral Assessed Area | Lateral Rate per Sq. Ft. | Lateral Principal | Lateral No. Years | Lateral Payment Amount | Trunk Assessed Area | Trunk Rate per Sq. Ft. | Trunk Principal | Trunk No. Years | Trunk Payment Amount | Total Principal | Owner 1                                             |
|-------------|----------------|--------------------------------------|------------|-----------------------|--------------------------|-------------------|-------------------|------------------------|---------------------|------------------------|-----------------|-----------------|----------------------|-----------------|-----------------------------------------------------|
| 1           | 006-141-08-000 | ADAMSVILLE TR A2                     | 213.008    | Previously Assessed   | -                        | -                 | -                 | \$0.00                 | 129,381             | 0.03000                | \$3,881.43      | 10              | \$500.09             | \$3,881.43      | GANTECH INC                                         |
| 2           | 075-163-05-000 | ALPINE VIEW ESTATES PH 1 BLK 1 LT 1  | 19,269     | 13,206                | 0.19670354               | \$1,771.12        | 5                 | \$397.62               | 19,269              | 0.00599                | \$115.42        | 1               | \$115.42             | \$1,886.54      | KNUTSON DOUGLAS J & DONNA                           |
| 3           | 075-163-06-000 | ALPINE VIEW ESTATES PH 1 BLK 1 LT 2  | 16,601     | 12,650                | 0.19670354               | \$1,696.57        | 5                 | \$380.88               | 16,601              | 0.00599                | \$99.44         | 1               | \$99.44              | \$1,796.01      | THORPE ROBERT M                                     |
| 4           | 075-163-07-000 | ALPINE VIEW ESTATES PH 1 BLK 1 LT 3  | 14,179     | 13,500                | 0.19670354               | \$1,810.46        | 5                 | \$406.45               | 14,179              | 0.00599                | \$84.93         | 1               | \$84.93              | \$1,895.39      | MILLER TIMOTHY & CELIA                              |
| 5           | 075-163-08-000 | ALPINE VIEW ESTATES PH 1 BLK 1 LT 4  | 12,092     | 12,092                | 0.19670354               | \$1,621.62        | 5                 | \$364.06               | 12,092              | 0.00599                | \$72.43         | 1               | \$72.43              | \$1,694.05      | ALPINE VIEW LLC                                     |
| 6           | 075-163-09-000 | ALPINE VIEW ESTATES PH 1 BLK 1 LT 5  | 12,723     | 12,723                | 0.19670354               | \$1,706.40        | 5                 | \$383.09               | 12,723              | 0.00599                | \$76.21         | 1               | \$76.21              | \$1,782.61      | GILLEN MICHAEL                                      |
| 7           | 075-163-10-000 | ALPINE VIEW ESTATES PH 1 BLK 1 LT 6  | 13,625     | 13,625                | 0.19670354               | \$1,827.38        | 5                 | \$410.25               | 13,625              | 0.00599                | \$81.61         | 1               | \$81.61              | \$1,908.99      | MCCLOSKEY JOSEPH W & MCCLOSKEY MARTY L              |
| 8           | 075-163-11-000 | ALPINE VIEW ESTATES PH 1 BLK 1 LT 7  | 13,128     | 13,128                | 0.19670354               | \$1,760.69        | 5                 | \$395.28               | 13,128              | 0.00599                | \$78.64         | 1               | \$78.64              | \$1,839.33      | ALPINE VIEW LLC                                     |
| 9           | 075-163-14-000 | ALPINE VIEW ESTATES PH 1 BLK 1 LT 10 | 12,318     | 12,318                | 0.19670354               | \$1,651.92        | 5                 | \$370.86               | 12,318              | 0.00599                | \$73.78         | 1               | \$73.78              | \$1,725.70      | KENNY MIKE                                          |
| 10          | 075-163-15-000 | ALPINE VIEW ESTATES PH 1 BLK 1 LT 11 | 12,307     | 12,307                | 0.19670354               | \$1,650.54        | 5                 | \$370.55               | 12,307              | 0.00599                | \$73.72         | 1               | \$73.72              | \$1,724.26      | ALPINE VIEW LLC                                     |
| 11          | 050-034-15-000 | BRANDEE LT 1                         | 57,984     | Previously Assessed   | -                        | -                 | 0                 | \$0.00                 | 57,984              | 0.05070                | \$2,939.79      | 10              | \$378.77             | \$2,939.79      | THOMAS LAWRENCE J & SHARON                          |
| 12          | 013-021-37-000 | CAMPBELL GREEN #3 TR 10A             | 385,053    | 253,063               | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 253,063             | 0.03000                | \$7,591.89      | 20              | \$630.56             | \$7,591.89      | KND INVESTMENTS LTD                                 |
| 13          | 014-071-64-000 | CAMPBELL HEIGHTS BLK 2 LT 1B         | 16,005     | Previously Assessed   | -                        | -                 | 0                 | \$0.00                 | 16,005              | 0.02070                | \$331.30        | 1               | \$331.30             | \$331.30        | SANTISTEVAN EDWARD A & ANNA                         |
| 14          | 001-154-35-000 | CHESTER BLK 4 LT 9B                  | 10,911     | 10,911                | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 10,911              | 0.03000                | \$327.33        | 1               | \$327.33             | \$327.33        | DEAK TAMAS & CATHERINE J                            |
| 15          | 012-383-07-000 | CHESTER H LLOYD LT 16A               | 397,171    | -                     | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 69,503              | 0.03000                | \$2,085.09      | 5               | \$468.11             | \$2,085.09      | BLACKBERRY STREET LTD PRTSHIP                       |
| 16          | 012-284-21-000 | CHINOOK & DIMOND SCH TR A-1A         | 2,658,810  | 574,004               | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 574,004             | 0.03000                | \$17,220.12     | 20              | \$1,430.26           | \$17,220.12     | % PACIFIC RIM PROPERTIES                            |
| 17          | 014-123-68-000 | CHUGACH MEADOWS BLK 6 LT 2A          | 129,496    | 105,646               | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 105,646             | 0.02070                | \$2,186.87      | 5               | \$490.96             | \$2,186.87      | ANCHORAGE SCHOOL DISTRICT                           |
| 18          | 008-051-35-000 | COLEMAN #2 BLK 1 LT 26               | 10,475     | 10,475                | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 10,475              | 0.03000                | \$314.25        | 1               | \$314.25             | \$314.25        | TALLMAN LAWRENCE P & CLARA S                        |
| 19          | 067-321-01-000 | EAGLE CROSSING TR M3                 | 149,411    | 149,411               | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 149,411             | 0.05070                | \$7,575.14      | 20              | \$629.17             | \$7,575.14      | SHITTU GANIYU                                       |
| 20          | 050-112-54-000 | EAGLE GLENN SOUTH TR B-4A            | 112,799    | Previously Assessed   | -                        | -                 | 0                 | \$0.00                 | 103,333             | 0.05070                | \$5,238.98      | 15              | \$512.78             | \$5,238.98      | SPINELL HOMES INC                                   |
| 21          | 050-112-02-000 | EAGLE GLENN SOUTH TR B5              | 109,087    | Previously Assessed   | -                        | -                 | 0                 | \$0.00                 | 109,078             | 0.05070                | \$5,530.25      | 15              | \$541.29             | \$5,530.25      | SPINELL HOMES INC                                   |
| 22          | 075-093-33-000 | FAIRFIELD LT B                       | 14,100     | 14,100                | 0.24569727               | \$0.00            | 0                 | \$0.00                 | 14,100              | 0.04145                | \$584.45        | 2               | \$300.92             | \$584.45        | KERR NED J & LUCY A                                 |
| 23          | 009-273-55-000 | FYFE BLK 3 LT 2                      | 192,110    | 102,250               | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 127,208             | 0.03000                | \$3,816.24      | 10              | \$491.69             | \$3,816.24      | HALLMARK INVESTMENTS LLC                            |
| 24          | 016-203-42-000 | GREGG BLK 4 LT 6A                    | 125,070    | 64,500                | 0.09000000               | \$5,805.00        | 15                | \$588.18               | 125,070             | 0.03000                | \$3,752.10      | 10              | \$483.43             | \$8,557.10      | FIRSTMARK HOMES CORPORATION                         |
| 25          | 010-521-10-000 | INTERNATIONAL EAST TR 2              | 492,475    | 182,377               | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 492,475             | 0.03000                | \$11,080.68     | 20              | \$920.33             | \$11,080.68     | APP LLC                                             |
| 26          | 014-261-08-000 | JOHN WELLS BLK 3 LT 8                | 19,000     | 19,000                | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 19,000              | 0.03000                | \$570.00        | 2               | \$293.48             | \$570.00        | SPECIALTY FAMILY TRUST                              |
| 27          | 014-261-38-000 | JOHN WELLS 1952 BLK 3 LT 10A         | 21,409     | 21,408                | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 21,408              | 0.03000                | \$642.24        | 2               | \$330.68             | \$642.24        | DITTRICH JAMES G 50% & CRAVENS DAVID W & KARA L 50% |
| 28          | 016-171-18-000 | KRAMP BLK 2 LT 18                    | 9,719      | 9,719                 | 0.05987200               | \$581.90          | 2                 | \$299.61               | 9,719               | 0.01000                | \$97.19         | 1               | \$97.19              | \$678.09        | THOM FLOYD H & MARILYN M                            |
| 29          | 011-212-65-000 | LAKEHURST BLK 6 LT 12A               | 7,223      | 7,223                 | 0.19616340               | \$1,416.89        | 5                 | \$318.10               | 7,223               | 0.03000                | \$216.69        | 1               | \$216.69             | \$1,633.58      | LAJOIE WILLIAM F                                    |

LUC Roll 04-S-3  
Assessment Roll AMS 1673  
Interest Rate: 6.13669%

| Line Number | Tax Code       | Legal Description                | Total Area | Lateral Assessed Area | Lateral Rate per Sq. Ft. | Lateral Principal | Lateral No. Years | Lateral Payment Amount | Trunk Assessed Area | Trunk Rate per Sq. Ft. | Trunk Principal | Trunk No. Years | Trunk Payment Amount | Total Principal | Owner 1                             |
|-------------|----------------|----------------------------------|------------|-----------------------|--------------------------|-------------------|-------------------|------------------------|---------------------|------------------------|-----------------|-----------------|----------------------|-----------------|-------------------------------------|
| 30          | 050-033-07-000 | MCALPINE LT 2                    | 41,963     | Previously Assessed   | -                        | -                 | 0                 | \$0.00                 | 41,963              | 0.05070                | \$2,127.52      | 5               | \$477.63             | \$2,127.52      | EMMI LIST PARTNERSHIP               |
| 31          | 006-031-83-000 | MEEK LT 2A                       | 50,758     | 10,524                | 0.07865640               | \$1,516.10        | 5                 | \$340.37               | 21,105              | 0.03000                | \$633.15        | 2               | \$326.00             | \$2,149.25      | BEATHE LARRY DTRUSTEE               |
| 32          | 014-192-23-000 | NACLA LT 9-A                     | 45,302     | 32,771                | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 45,302              | 0.03000                | \$1,359.06      | 5               | \$305.11             | \$1,359.06      | MAK ENTERPRISES LLC                 |
| 33          | 014-192-24-000 | NACLA LT 9-B                     | 47,480     | 11,512                | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 17,480              | 0.03000                | \$524.40        | 2               | \$270.01             | \$524.40        | BLUE SKY INTERNATIONAL INC          |
| 34          | 012-392-59-000 | OLYMPUS BLK 3 LT 40              | 10,987     | 10,987                | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 10,987              | 0.01890                | \$207.84        | 1               | \$207.84             | \$207.84        | SEVEN PEAKS INVESTMENT              |
| 35          | 012-513-32-000 | OLYMPUS BLK 8 LT 9               | 10,133     | 10,133                | 0.12142370               | \$1,230.39        | 5                 | \$276.23               | 10,133              | 0.01890                | \$191.51        | 1               | \$191.51             | \$1,421.90      | REIDT VICKI A                       |
| 36          | 008-081-36-000 | RIDGEWOOD TR A                   | 93,749     | 24,750                | 0.34521000               | \$8,543.95        | 20                | \$709.64               | 93,749              | 0.02070                | \$1,940.60      | 5               | \$435.67             | \$10,484.55     | DISCOVERY CONSTRUCTION INC          |
| 37          | 013-131-30-000 | RIVER PARK TR A                  | 289,635    | -                     | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 217,226             | 0.03000                | \$6,516.78      | 15              | \$637.85             | \$6,516.78      | RIVER PARK LLC                      |
| 38          | 050-052-25-000 | SCHROEDER LT 69                  | 12,400     | Previously Assessed   | -                        | -                 | 0                 | \$0.00                 | 12,400              | 0.05070                | \$628.68        | 2               | \$323.67             | \$628.68        | BANFIELD EDWARD & HEATHER L         |
| 39          | 002-146-04-000 | SOUTH ADDITION BLK 2             | 89,100     | Previously Assessed   | -                        | -                 | 0                 | \$0.00                 | 89,100              | 0.03000                | \$2,673.00      | 10              | \$344.40             | \$2,673.00      | MOA                                 |
| 40          | 009-242-29-000 | SPRUCE HEIGHTS #1 BLK 5 LT 4     | 74,800     | Previously Assessed   | -                        | -                 | 0                 | \$0.00                 | 48,800              | 0.03000                | \$1,464.00      | 5               | \$328.67             | \$1,464.00      | INTERIOR TELEPHONE CO               |
| 41          | 012-553-04-000 | STRAWBERRY MEADOWS TR K-1        | 240,457    | 100,460               | 0.00000000               | \$0.00            | 0                 | \$0.00                 | 180,343             | 0.03000                | \$5,410.29      | 15              | \$529.55             | \$5,410.29      | STRAWBERRY ROSE LIMITED PARTNERSHIP |
| 42          | 018-023-14-000 | THOMAS W SPERSTAD #1 BLK 2 LT 12 | 19,000     | Previously Assessed   | -                        | -                 | 0                 | \$0.00                 | 4,000               | 0.03000                | \$120.00        | 1               | \$120.00             | \$120.00        | HANSMEIER KURT G                    |
| 43          | 008-151-21-000 | TOWNE EAST BLK 1 LT 3A           | 34,838     | Previously Assessed   | \$0.00                   | \$0.00            | 0                 | \$0.00                 | 16,792              | 0.03000                | \$503.76        | 2               | \$259.38             | \$503.76        | TARON LLC                           |
| 44          | 014-281-04-000 | TOYON TR 2E                      | 712,050    | 52,500                | 0.16300000               | \$8,557.50        | 20                | \$710.76               | 71,795              | 0.03000                | \$2,153.85      | 5               | \$483.55             | \$10,711.35     | TOYON LLC                           |
|             |                |                                  |            |                       |                          |                   |                   |                        |                     |                        |                 |                 |                      | Total           | \$146,341.08                        |

# MUNICIPALITY OF ANCHORAGE

## ASSEMBLY MEMORANDUM

No. AM 399-2004

Meeting Date: May 11, 2004

**From:** Mayor

**Subject:** Confirmation and Levying of Sanitary Sewer Special Assessments under Levy Upon Connection (LUC) Roll 04-S-3

The attached roll contains (sanitary) sewer assessments to be levied on forty-four (44) properties within the Municipality of Anchorage that have connected to the municipal sewer system. The properties are being levied in accordance with AMC 19.80 and the Anchorage Wastewater Utility Tariff.

The Anchorage Water & Wastewater Utility (AWWU) sent certified letters to all affected property owners, informing them of the assessment and proposed levy action, and encouraging them to call on AWWU with any questions or concerns. All inquiries received have been addressed or answered.

The passage of this resolution will have a fiscal impact on Municipal owned parcels.

| Item # | Tax Code   | Legal Description                    | Municipal Authority              | Assessment  |
|--------|------------|--------------------------------------|----------------------------------|-------------|
| 16     | 012-284-21 | Chinook & Dimond School Site TR A-1A | Anchorage School District        | \$17,220.12 |
| 39     | 002-146-04 | South Addition Block 2               | Economic & Community Development | \$2,673.00  |

Approval of this resolution will enable the Municipality to appropriate pre-paid collections and/or to start collection procedures.

**THE ADMINISTRATION SUPPORTS THE NECESSARY LEVYING OF ASSESSMENTS BY ASSEMBLY RESOLUTION 2004- <sup>124</sup> AND RECOMMENDS THAT A PUBLIC HEARING BE SCHEDULED FOR THIS RESOLUTION.**

Prepared by: Mark Premo, P.E., General Manager, AWWU  
Concur: Denis C. LeBlanc, Municipal Manager  
Respectfully submitted: Mark Begich, Mayor

**Content Information****Content ID :** 001785**Type:** AM\_OtherServices - Other Services Memorandum**Title:** Confirmation and Levying of Sanitary Sewer Special Assessments under Levy Upon Connection (LUC) Roll 04-S-3**Author:** gibsonam**Initiating Dept:** AWWU**Date Prepared:** 4/30/04 1:16 PM**Director Name:** Mark Premo**Assembly Meeting**  
**Date MM/DD/YY:** 05/11/04**Public Hearing Date**  
**MM/DD/YY:** 06/08/04**Workflow History**

| <u>Workflow Name</u>     | <u>Action Date</u> | <u>Action</u> | <u>User</u> | <u>Security Group</u> | <u>Content ID</u> |
|--------------------------|--------------------|---------------|-------------|-----------------------|-------------------|
| OtherServicesAMWorkflow  | 4/30/04 1:18 PM    | Checkin       | gibsonam    | Public                | 001785            |
| AWWU_SubWorkflow         | 4/30/04 1:33 PM    | Approve       | premomc     | Public                | 001785            |
| MuniManager_SubWorkflow  | 5/3/04 7:53 AM     | Approve       | leblancdc   | Public                | 001785            |
| MuniMgrCoord_SubWorkflow | 5/3/04 11:34 AM    | Approve       | katkusja    | Public                | 001785            |

**CONSENT AGENDA – INTRODUCTION**ID  
2004 MAY -3 PM 3:50  
M.O.A.  
CLERK'S OFFICE