



City Hall, 215 Sycamore St.
Muscatine, IA 52761-3840
(563) 262-4141
Fax (563) 262-4142

COMMUNITY DEVELOPMENT

MEMORANDUM

**Planning,
Zoning,
Building Safety,
Construction Inspection Services,
Public Health,
Housing Inspections,
Code Enforcement**

TO: Mayor and City Council Members
Gregg Mandsager, City Administrator

FROM: Dave Gobin, Community Development Director

DATE: March 14, 2016

SUBJECT: Special Assessments

INTRODUCTION:

The Community Development Department would like to be placed on the City Council agenda on March 17, 2016, to present a request to assess unpaid nuisance abatement costs and rental inspection fees totaling \$4,286.97 to private properties.

BACKGROUND:

The City's contractor has provided nuisance abatement services at the properties listed on the attachment. Dates of service are from February 2016. The City was billed for these services and has subsequently paid the contractor. Assessing the outstanding bills to the property taxes will help the City recoup its costs. Most of these properties are vacant and are routinely maintained by the City Contractor against nuisance violations for weeds and snow removal where applicable. Some of the properties are occupied, in which case the owner was billed for the services provided. Those who did not remit payment are included on the assessment list. A \$50.00 assessment fee has been added to each property to cover processing costs. A total of 40 properties were serviced.

RECOMMENDATION/RATIONALE:

It is requested that Council approve the resolution to assess the unpaid nuisance abatement costs to their respective properties.

ATTACHMENT:

Assessments 2016 #8

Resolution # _____

**RESOLUTION AUTHORIZING THE ASSESSMENT OF UNPAID
ABATEMENT COSTS TO PRIVATE PROPERTIES**

WHEREAS, the city of Muscatine has incurred costs for abatement of certain Nuisance(s) according to Section 9-3-9 of the City Code; and

WHEREAS, proper notice was given before such action according to provisions of Section 9-3-5 of the City Code; and

WHEREAS, the City Council of the City of Muscatine is allowed to assess such costs according to Section 9-3-11 of the City Code;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF MUSCATINE, IOWA, that nuisance abatement costs of the following property Owner(s) be assessed to the described properties in the amount(s) noted and reflected on the attached property tax bills.

PASSED AND APPROVED this date _____

Diana Broderson, Mayor

ATTEST:

Gregg Mandsager, City Administrator

Property Address	Property Owner/Address	Dates of Work	Type Of Nuisance							Rental Insp. Fee	Admin Fee	Assessment Fee	TOTAL Cost	
			Weeds	Junk	Tree	Secured	Demo	Snow						
#0835286017	Wendi Busch & Brian Rosenberg	02/09/16							7.35		25.00	50.00	82.35	
	3305 Clermont Drive	02/15/16							9.79				9.79	
	Muscatine, IA 52761	TOTAL												\$ 92.14
#1302127019	Richard Marler	02/09/16							7.35		25.00	50.00	82.35	
	511 West 4th													
	Muscatine, IA 52761	TOTAL												\$ 82.35
#0835401038	Margaret Beukenhorst	02/09/16							9.79		25.00	50.00	84.79	
	211 E 8th													
	Muscatine, IA 52761	TOTAL												\$ 84.79
#0835355014	Residential Equity Partners LLC	02/09/16							9.79		25.00	50.00	84.79	
	701 W 8th	02/15/16							44.10		25.00		69.10	
	Concord, CA 94520	TOTAL												\$ 153.89
#0827101012	Matthew & Angela Huthmacher	02/15/16							14.70		25.00	50.00	\$ 89.70	
	3220 Baton Rouge Road													
	Muscatine, IA 52761	TOTAL												\$ 89.70
#1303452007	Residential Equity Partners	02/09/16							7.35		25.00	50.00	82.35	
	2003 Breese Avenue	02/15/16							14.70		25.00		39.70	
	Concord, CA 94520	TOTAL												\$ 122.05
#0835401021	Kurt Wagner	02/09/16							9.79		25.00	50.00	84.79	
	904 Cedar Street	02/15/16							7.35		25.00		32.35	
	Muscatine, IA 52761	TOTAL												\$ 117.14
#0835456010	Bradley Bailey	02/09/16							7.35		25.00	50.00	82.35	
	512 Chestnut													
	Muscatine, IA 52761	TOTAL												\$ 82.35
#0835207007	Samuel S & Jennifer J Houseman	02/09/16							9.79		25.00	50.00	84.79	
	722 Colver Street													
	Muscatine, IA 52761	TOTAL												\$ 84.79
#1303255002	Nickolaus Lewis	02/18/16							19.61		25.00	50.00	94.61	
	1904 Hershey													
	Muscatine, IA 52761	TOTAL												\$ 94.61
#0826452004	Bank of America	02/09/16							7.35		25.00	50.00	82.35	
	900 Hoffman Street	02/15/16							9.79		25.00		34.79	
	Plano, TX 75024	TOTAL												\$ 117.14
#0826454008	John S Miller	02/09/16						9.79		25.00	50.00	84.79		

Property Address	Property Owner/Address	Dates of Work	Type Of Nuisance							Admin Fee	Assessment Fee	TOTAL Cost
			Weeds	Junk	Tree	Secured	Demo	Snow	Rental Insp. Fee			
619 Hope Avenue	619 Hope Avenue Muscatine, IA 52761											
		TOTAL										\$ 84.79
#0828276030	Gregory Oakes	02/09/16							29.40	25.00	50.00	104.40
2815 Houser St	2815 Houser Muscatine, IA 52761	02/15/16							24.49	25.00		49.49
		TOTAL										\$ 153.89
#1310262007	Wells Fargo	02/09/16							22.05	25.00	50.00	97.05
1612 Indiana	1 Home Campus Des Moines, IA 50328	02/15/16							14.70	25.00		39.70
		02/08/16										117.30
		TOTAL										\$ 254.05
#0835228005	Roger Strong Jr.	02/09/16							9.79	25.00	50.00	84.79
1113 Isett	1113 Isett Muscatine, IA 52761											
		TOTAL										\$ 84.79
#0825309008	Leroy & Frances King	02/09/16							14.70	25.00	50.00	\$ 89.70
616 Jackson Street	209 E 5th Street Muscatine, IA 52761	02/15/16							14.70	25.00		\$ 39.70
		TOTAL										\$ 129.40
#1310215011	Raymond & Erin Wheeler	02/09/16							7.35	25.00	50.00	\$ 82.35
1209 Kansas Street	PO Box 342 Buffalo, IA 52728											
		TOTAL										\$ 82.35
#1303437004	Marvin & Bertha Crabtree	02/09/16							7.35	25.00	50.00	82.35
510 Liberty Street	2002 Logan Apt A1 Muscatine, IA 52761	02/15/16							7.35	25.00		32.35
		TOTAL										\$ 114.70
#1303476018	Douglas Smith	02/09/16							7.35	25.00	50.00	82.35
709 Liberty	2904 Trowbridge Drive Paragould, AR 72450	02/15/16							7.35	25.00		32.35
		TOTAL										\$ 114.70
#1303226017	Franklin Grim	02/09/16							9.79	25.00	50.00	84.79
1803 Lucas Street	1803 Lucas Street Muscatine, IA 52761											
		TOTAL										\$ 84.79
#0826377008	US Bank	02/09/16							29.40	25.00	50.00	104.40
801 Marquette	PO Box 20005 Owensboro, KY 42301	02/15/16							9.79	25.00		34.79
		TOTAL										\$ 139.19
#0835428011	Andrew Tabor	02/09/16							7.35	25.00	50.00	82.35
615 Mulberry Avenue	615 Mulberry Avenue Muscatine, IA 52761	02/15/16							7.35	25.00		32.35
		TOTAL										\$ 114.70
#1302301003	Kendra/Virgil Husband	02/09/16							7.35	25.00	50.00	82.35
1512 New Hampshire	3389 Pearl St Muscatine, IA 52761	02/15/16							7.35	25.00		32.35

