

Introduced by: Mayor
Date: 07/10/01
Action:
Vote:

**KENAI PENINSULA BOROUGH
RESOLUTION 2001-075**

**A RESOLUTION OF NECESSITY ESTABLISHING THE INGLESBROOK
SUBDIVISION UTILITY SPECIAL ASSESSMENT DISTRICT FOR CONSTRUCTION
OF A NATURAL GAS MAIN LINE**

WHEREAS, residents of the borough adopted a non-area-wide power by the vote of the people to form special assessment districts for utility lines in 1991; and

WHEREAS, natural gas provides a safe, economical heating alternative and has been shown to increase the value and marketability of parcels; and

WHEREAS, the availability of natural gas as a heating fuel will decrease the utilization of heating fuels requiring storage containers which may leak their contents, thereby minimizing the potential for pollution to area drinking water and the environment; and

WHEREAS, a petition has been received requesting the establishment of a utility special assessment district for financing the construction of an extension of Enstar's natural gas service line to a district in the area of the Inglesbrook Subdivision; and

WHEREAS, KPB Chapter 5.35 requires that the owners of more than 70% of the parcels within the proposed district sign the petition, and 78.3% have signed the petition; and

WHEREAS, Resolution 92-54 requires that within 90 days of filing of the petition, the Mayor shall cause to be prepared a Resolution of Necessity for the Assembly's consideration to determine: a) whether the proposed USAD meets the requirements of KPB Chapter 5.35, and b) whether the Borough should establish a USAD as proposed by the petition; and

WHEREAS, this Resolution, with its attached exhibits, which are incorporated by reference as if fully set forth herein, sets out the plans, specifications, estimated costs, proposed method of assessment, payment schedule, estimated assessment roll, proposed method of Borough financing, and schedule for construction as required by KPB Chapter 5.35 and the regulations adopted under that Chapter;

NOW, THEREFORE, BE IT RESOLVED BY THE ASSEMBLY OF THE KENAI PENINSULA BOROUGH:

SECTION 1. That this Resolution is supported by the information in the following attached exhibits which are incorporated by reference as if fully set forth herein:

- 1) Clerk's certification of the petition, dated June 4, 2001;
- 2) USAD profile information sheet, dated June 7, 2001;
- 3) the estimated assessment roll, dated June 7, 2001;
- 4) a map of the boundaries of the proposed USAD;
- 5) petition form information cover sheet;
- 6) letter-statement from Enstar Natural Gas, dated April 16, 2001; and
- 7) a memo from the Finance Director, dated June 25, 2001.

SECTION 2. That the boundaries of the USAD for a gas main line set forth in the map attached as Exhibit 4, and the properties legally described in Exhibit 3, are hereby approved as comprising the USAD.

SECTION 3. That the plans, specifications, profiles and estimated costs set forth in Exhibit 2 and the schedule for construction set forth in Exhibit 6 are hereby approved.

SECTION 4. That the method of levying the special assessment shall be on an equal allocation per lot, parcel, or tract as authorized by KPB Chapter 5.35. Uniform allocation of costs to each parcel in the proposed district is a fair method because each parcel is equally benefited by the ability to connect a service line to the main line.

SECTION 5. That the estimated assessment roll, set forth in Exhibit 3, is incorporated by reference as if fully set forth herein.


SECTION 6. Special assessment bonds will not be issued in anticipation of collection of the special assessments. Borough investment monies shall be the financing mechanism. The frequency and number of installment payments shall be as follows:

Special assessments levied on property within the Inglebrook Subdivision Utility Special Assessment District may be paid in ten (10) equal annual installments. Penalties will not be imposed for accelerated payments.

SECTION 7. That the proposed Inglebrook Subdivision USAD, as described and proposed through Exhibits 1 – 7, is found to meet the requirements of KPB Chapter 5.35 and is determined to be necessary and in the Borough's interest.

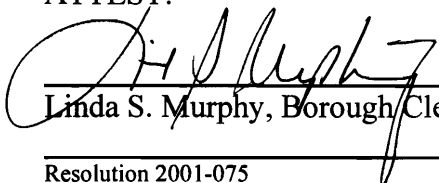
SECTION 8. That this Resolution shall take effect immediately upon its adoption.

ADOPTED BY THE ASSEMBLY OF THE KENAI PENINSULA BOROUGH THIS 10TH DAY OF JULY, 2001.

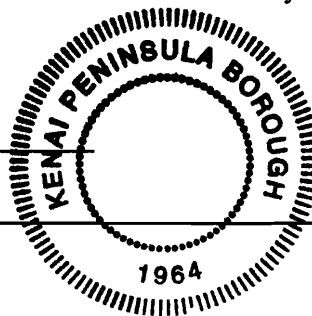


Timothy Navarre, Assembly President

ATTEST:



Linda S. Murphy, Borough Clerk



INGLEBROOK SUBDIVISION USAD
ESTIMATED ASSESSMENT ROLL

7/9/01

Inglebrook Project - Utility Special Assessment District

Enstar Cost	\$	30,814.00	Total Cost	\$	38,423.80
KPB Admin Cost	\$	7,609.80	Total Prepayments	\$	1,822.16
Total Est. Cost	\$	38,423.80	Total Assessments	\$	36,601.64
No. of Parcels		23	Parcels > 21%		8
Cost/Parcel	\$	1,670.60	Total To Prepay	\$	1,822.16

Parcel #	Legal Description	Total Assessed Value	Maximum Assessment	Required Prepay	Owner	Address	City	St	Zip
063-018-01	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 1 BLOCK 1	61,800	1,670.60	-	BARKER TRACEY L	37113 INGLEBROOK CT	STERLING	AK	99672
063-018-02	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 2 BLOCK 1	9,400	1,670.60	-	COLL PHILIP J	PO BOX 1067	STERLING	AK	99672
063-018-03	KN860050 T05N R09W S06 INGLEBROOK SUB LOT 3 BLOCK 1	43,700	1,670.60	-	MERCER LLOYD	39340 DUDLEY	SOLDOTNA	AK	99669
063-018-04	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 4 BLOCK 1	5,200	1,442.83	227.77	MATTHEWS DEL	115 W YAKIMA AVE	YAKIMA	WA	98902
063-018-05	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 5 BLOCK 1	5,200	1,442.83	227.77	MATTHEWS DEL	115 W YAKIMA AVE	YAKIMA	WA	98902
063-018-06	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 6 BLOCK 1	5,200	1,442.83	227.77	PERRINE CHARLES D & MARIAN	48285 STAR CT	SOLDOTNA	AK	99669
063-018-07	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 7 BLOCK 1	5,200	1,442.83	227.77	MATTHEWS DEL	115 W YAKIMA AVE	YAKIMA	WA	98902
063-018-08	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 8 BLOCK 1	5,200	1,442.83	227.77	MATTHEWS DEL	115 W YAKIMA AVE	YAKIMA	WA	98902
063-018-09	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 9 BLOCK 1	5,200	1,442.83	227.77	MATTHEWS DEL	115 W YAKIMA AVE	YAKIMA	WA	98902
063-018-10	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 10 BLOCK 1	10,300	1,670.60	-	ADKINS DAVID ALLEN	PO BOX 390	STERLING	AK	99672
063-018-11	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 11 BLOCK 1	5,200	1,442.83	227.77	MATTHEWS DEL & MARY ANN	115 W YAKIMA AVE	YAKIMA	WA	98902
063-018-12	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 12 BLOCK 1	5,200	1,442.83	227.77	DANIELS JOHN G & NORMA L	PO BOX 413	STERLING	AK	99672

INGLEBROOK SUBDIVISION USAD
ESTIMATED ASSESSMENT ROLL

7/9/01

Parcel #	Legal Description	Value	Assessment	Prepay	Owner	Address	City	St	Zip
063-018-13	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 13 BLOCK 1	30,500	1,670.60	-	ALASKA DOLL & ORNAMENT CO	PO BOX 5	KASILOF	AK	99610
063-018-14	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 14 BLOCK 1	104,400	1,670.60	-	DANIELS JOHN G & NORMA L	PO BOX 413	STERLING	AK	99672
063-018-15	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 1 BLOCK 2	84,700	1,670.60	-	PERZECHINO CARMEN D JR & LISA	39171 MISSOURI ST	STERLING	AK	99672
063-018-16	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 2 BLOCK 2	50,100	1,670.60	-	DANIELSON JAMES D & TERESA	PO BOX 1322	STERLING	AK	99672
063-018-17	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 3 BLOCK 2	39,900	1,670.60	-	WYNKOOP MARILYN KAY	RT 2 BOX 2135	LEWISTOWN	MT	59457
063-018-18	KN860050 T05N R09W S04 INGLEBROOK SUB LOT 4 BLOCK 2	52,600	1,670.60	-	DOUTHIT DONALD	39089 MISSOURI ST.	STERLING	AK	99672
063-018-26	KN880003 T05N R09W S04 INGLEBROOK SUB LEGGETT 1986 ADDN LOT 1	68,700	1,670.60	-	BARKER MICHAEL B & PENNY D	PO BOX 85	STERLING	AK	99672
063-018-29	KN880003 T05N R09W S04 INGLEBROOK SUB LEGGETT 1986 ADDN LOT 4	53,500	1,670.60	-	BEAR KAREN J	37094 ROBINSON LP	STERLING	AK	99672
063-047-02	KN T05N R09W S03 W1/2 SW1/4 SW1/4 & SW1/4 NW1/4 SW1/4	42,300	1,670.60	-	SECON INC	10505 NE 38TH PLACE	KIRKLAND	WA	98033
063-047-12	KN840295 T05N R09W S03 BRUCE SUB LOT 1 BLOCK 1	18,700	1,670.60	-	PYNE THOMAS & DARLA	160 PETTIS RD	ANCHORAGE	AK	99515
063-860-01	KN T05N R09W S10 NW1/4 NW1/4 & S1/2 NW1/4	98,400	1,670.60	-	WEAVER EUGENE C SR	10821 28TH ST NE	LAKE STEVENS	WA	98258
23			36,601.64	1,822.16					