

RESOLUTION NO. 337

A RESOLUTION ADOPTING THE ENGINEER'S REPORT FOR PARKWAY AVENUE REALIGNMENT AND ELLIGSEN ROAD IMPROVEMENT PROJECT (LID #9); DECLARING THE FORMATION OF THE IMPROVEMENT DISTRICT; DEFINING THE SCOPE OF SAID IMPROVEMENTS; SETTING A PRELIMINARY ASSESSMENT FORMULA; AUTHORIZING THE HIRING OF AN APPRAISER FOR RIGHT-OF-WAY ACQUISITION AND AUTHORIZING THE CITY'S ENGINEER TO PREPARE DETAILED PLANS AND SPECIFICATION FOR BID ADVERTISEMENT.

WHEREAS, a Public Hearing on the Engineer's Report as specified in Section 3.210 of the Wilsonville Code for Parkway Avenue Realignment and Elligsen Road Improvement Project LID #9, was held by the Wilsonville City Council on July 5, 1983 at 7:30 P.M. at which time remonstrances on the Engineer's Report were heard as designated by the adoption of Resolution #334, "A RESOLUTION APPROVING THE PRELIMINARY ENGINEER'S REPORT FOR PARKWAY REALIGNMENT AND ELLIGSEN ROAD IMPROVEMENT PROJECT (LID #9); DECLARING THE CITY'S INTENTION TO MAKE SUCH IMPROVEMENTS; DEFINING THE SCOPE OF SAID IMPROVEMENTS; PROVIDING THE MANNER AND METHOD OF CARRYING OUT THE IMPROVEMENTS; SETTING A TIME FOR PUBLIC HEARING TO CONSIDER REMONSTRANCES ON THE ENGINEER'S REPORT AND DIRECTING THE CITY RECORDER TO GIVE NOTICE OF SUCH IMPROVEMENTS AND PUBLIC HEARING IN ACCORDANCE WITH THE PROCEDURES SET FORTH IN SECTION 3.210 WC" which was adopted June 20, 1983 at a regularly scheduled Council

meeting; and

WHEREAS, there were no objections made by property owners in the area to be assessed and all property owners who appeared at the hearing gave unanimous approval to proceed with the improvement project; and

WHEREAS, it appears that Ralph Elligsen is unwilling to dedicate the necessary right-of-way along the northwest corner of Tax Lot 100 31W11, and further has registered an objection to the estimated cost of fifty thousand dollars (\$50,000) included in the Engineer's Report for right-of-way acquisition. But Mr. Elligsen does not object or remonstrate against the formation of the improvement district (LID #9); and

WHEREAS, the right-of-way is necessary for the completion of the project and in order to obtain said right-of-way, a true market value must be established through formal appraisal of the property; and

WHEREAS, the property owners have agreed to cover the initial cost of preliminary and design engineering at a total cost of sixty-four thousand dollars (\$64,000) and further to deposit the sum of forty thousand, six hundred and sixty dollars (\$40,660) with the City to defray costs for attorney fees and staff time involved in this project. The total cost shall be allocated as follows:

1. Preliminary Engineering provided by property owners	\$ 39,000
2. Design Engineering, including preparation of detailed plans and specifications and preliminary surveying	\$ 25,000
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TOTAL ENGINEERING	\$ 64,000
3. City Administrative costs including legal fees	\$ 40,660
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4. Total initial cost to be paid by the property owner (Burns Western)	\$104,660

All amounts paid or deposited by the property owner (Burns Western) (100%) shall be reimbursed to the property owner as part of the interim financing for the project. The total cost of engineering design, attorney fees and staff time shall be included as part of the total assessment for each property.

NOW, THEREFORE, BE IT HEREBY RESOLVED, that the City of Wilsonville proceed with the project for construction of water, sanitary sewer, storm drainage, street lighting, street improvements and all power, telephone, gas and other underground utilities necessary to complete this project in the area of the City described and designated in this matter as Parkway Avenue Realignment and Elligsen Road Improvement Project LID #9, and that the report on this project prepared by David Evans and Associates Engineers of Portland, Oregon, filed with the City Recorder on June 15, 1983, is now adopted.


Be it further resolved, that Davis Evens and Associates

Engineers is hereby authorized, upon receipt of the deposit to the City as forementioned, to prepare detailed plans, specifications and cost estimates for the improvement project.

Be it further resovled that City staff is hereby authorized to initiate the hiring of a commercial/industrial appraisor to determine the fair market value for all real property necessary to be acquired for right-of-way purposes.

Be it further resolved that the City staff is hereby authorized to begin the process to procure the interim financing for the project as may be necessary.

ADOPTED by the Wilsonville City Council at a regular meeting thereof on this 5th day of July, 1983, and filed with the City Recorder this same date.



WILLIAM G. LOWRIE, Mayor

ATTEST:



DEANNA J. THOM, City Recorder