

#28

LARRY D. LAND---1563 PAYNE AVE. ST. PAUL, MN. 55130; 651-774-7019

Answer to Attached letter
2 pages

**RESPONSE: TO SAINT PAUL, COUNCIL PUBLIC HEARING NOTICE, A
RATIFICATION OF ASSESSMENT.**

**COUNCIL DISTRICT #
PLANNING DISTRICT#
FILE # 19147
ASSESSMENT # #145201**

**PROPERTY ADDRESS
1567 PAYNE AVE.
PARCEL ID IS;
20-29-22-12-0171**

21 pages

UFTON GROVE.PLAT1, RAMSEY, CO. MINN. THE S. 20 FT OF LOT 6 AND ALL OF LOT 7 BLK.4
**A LETTER FROM SAID OWNER OF PROPERTY DESCRIBED: FOR; THE WEDNESDAY;
OCTOBER 01, 2014 AT 5:30 PM/PLACE BEING THE CITY COUNCIL CHAMBERS, 3RD FLOOR CITY
HALL-COURT HOUSE.**

**My home sits at the corner of Payne ave. at Hoyt ave; While paving was done on
Payne Ave along with Montana, Nebraska, Greenbrier, Iowa, Idaho, and California: Nothing
was done to the street that runs beside my home Hoyt Ave. that had been done in the past
and tax assessments were then assembled for what my home got.**

My home has one yard light center of blk. On Hoyt ave. The main block light at Payne Ave @ Hoyt that carries all the Electric to the area.

1. My Gas meter and Gas line comes to my home from Hoyt Ave. Not by Payne Ave. Const.
2. My Electric line comes from Hoyt Ave. not brought in by Payne Ave. Const.
3. My Water come of the main line brought in from Hoyt Ave. not by Payne Ave. Const.
4. My Sewer was brought out to hook up on Hoyt Ave. and not by Payne Ave Const.
5. The Storm Sewer at the corner of Payne Ave. @ Hoyt Ave I am still paying an assessment for that in my billed tax statement from St. Paul:
6. Only 1/3 of my sidewalk was replaced with the new construction, mostly old sidewalk was left.
7. The alley was by no means installed at a slant downward so it could drain, and this was brought up at what you talking about; It was made a part of the Montana/greenbrier RSVP. Every time it rains it forms a lake behind my home in the alley that creates a breeding ground for mosquitos. When I ask for help with this or even getting the Alley to drain properly I felt as if I were being laughed at and they done nothing.
8. Payne Ave. is much like Edgerton Street carrying traffic from North to South and South to North, Most of the people using Payne AVE do not live in the neighborhood and yet were paying the cost to the City of St. Paul and not like Edgerton where everyone is paying for the cost of repair and replacement.

Since I have already paid for Special assessments and got nothing on Hoyt Ave. I should not be paying the amount of Street Tax, or Lighting Tax for what you have calculated.

ASSESSMENT INFORMATION: Since I was only included in the Payne Ave assessment and got nothing for the Hoyt Ave which my home was assessed in the past for Hoyt Ave.

I could understand a small part if the proposed Tax on my Home was about half (1/2) the tax that has been proposed. I had spent the last two years getting the county tax lowered on my home to a more moderate rate of tax; one half (1/2) of what it was; when it was lowered to the real appraised value of the home.

THE PAVING AND LIGHTING PROJECT CALLED MONTANA/GREENBRIER AREA RSVP (2014) DID NOT INCLUDE HOYT AVE. AND MY HOME SITS ON THE CORNER PAYNE AVE. AND HOYT AVE.

I HOPE YOU WILL RECONSIDER THE ASSESSMENT CALCULATION, AND RECALCULATE TO A MORE REALISTIC FIGURE.

09-28-14

SINCERELY



LARRY D. LAND



Saint Paul City Council Public Hearing Notice Ratification of Assessment

OWNER OR TAXPAYER

**Larry D Land
1567 Payne Ave
St Paul MN 55130-3057**

**COUNCIL DISTRICT #
PLANNING DISTRICT #
FILE #19147
ASSESSMENT #145201
PROPERTY ADDRESS
1567 PAYNE AVE
PARCEL ID
20-29-22-12-0171**

PROPERTY TAX DESCRIPTION

UFTON GROVE, PLAT 1, RAMSEY, CO., MINN. THE S 20 FT OF LOT 6 AND ALL OF LOT 7 BLK 4

THE TIME: Wednesday, October 01, 2014 at 5:30 PM
PUBLIC PLACE: City Council Chambers, 3rd Floor City Hall-Court House
HEARING Written or oral statements by any owner will be considered by the Council at this hearing.

PURPOSE To consider approval of the assessment for:
Paving and Lighting Montana/Greenbrier area RSVP (2014)

ASSESSMENT INFORMATION The proposed assessment for the above property is **\$4,319.28**. If the City Council approves the assessment you will have 30 days to pay without interest. Any unpaid balance will be collected with your property taxes over 20 year(s) at **4.9800%** interest. The proposed roll for this project is available for review in the Real Estate Office, 25 W. 4th Street - 10th floor - City Hall Annex.

ASSESSMENT CALCULATION	Grade and Pave	56.00 X	65.53 / foot	=	\$3,669.68
	Lighting	56.00 X	11.60 / foot	=	\$649.60

NOTE **THIS IS NOT A BILL.** YOU WILL RECEIVE AN INVOICE AFTER THE HEARING SPECIFYING THE AMOUNT APPROVED BY THE CITY COUNCIL WITH COMPLETE INSTRUCTIONS ON HOW TO PAY THIS ASSESSMENT.

Invoice will be sent to the taxpayer

DEFERRED PAYMENTS Persons 65 and older or permanently disabled may qualify for deferred payment of special assessments with a term greater than 1 year. If it would be a hardship and you homestead this property, you may apply for deferred payment after the City Council approves the **RATIFICATION OF ASSESSMENTS**.

This is not a forgiveness of payment. It is a deferred payment plan in which interest continues to accrue. The deferred payment shall be for a period no longer than the term of the special assessment. Assessments with a term of 1 year are not eligible for deferral.

For more information on deferments, please call **651-266-8858**.

VIEW ASSESSMENTS To view assessments online visit our website at www.stpaul.gov/assessments. Properties can be looked up either by street address or by parcel identification number.

QUESTIONS Before the public hearing call 651-266-8858 and refer to the File # on page 1 of this notice. City staff will be available to answer any last minute questions located on the 10th floor of the City Hall Annex the same day as the hearing. After the public hearing call 651-266-8858 and refer to the Assessment # on page 1.

Tenemos a su disposición servicios de intérpretes gratuitos 651-266-8858. Adeegyada tarjumaada oo lacag la'aan ah ayaad helaysaa 651-266-8858. Yog koj xav tau tus neeg pab txhais lus dawb 651-266-8858.

APPEAL City Council decisions are subject to appeal in the Ramsey County District Court. You must file a notice stating the grounds for the appeal with the City Clerk within 20 days after the order adopting the assessment. You must file the same notice with the Clerk of District Court within 10 days after filing with the City Clerk.

NOTE: Failure to file the required notices within the times specified shall forever prohibit an appeal from the assessment.

Section 64.06 of the Saint Paul Administrative Code requires regular assessment payments to be made even if an assessment is under appeal. ~~If the appeal is successful, the payments including interest will be refunded.~~

**NOTICE SENT BY THE OFFICE OF FINANCIAL SERVICES
REAL ESTATE SECTION
25 W. 4TH ST.
1000 CITY HALL ANNEX
SAINT PAUL, MN 55102-1660**

Date: Oct 1, 2014

TO St Paul city council

Dear city council

Dear Councilwoman Lantry

Reference my phone call to you a few days ago, and my appearance at council this P.M.

Please have a responsible supervisor from Public Works call / write me, to describe what specific alley maintenance has been done in the past 8-10 years which justifies the current & proposed right-of-way assessments.

RE: Alley behind my home at 2186 Rosney Ave E.

ph# 651-731-7782

I don't mind paying fees if the city, actually does the work it says it will do, but in the

nearly 15 years I've lived there, I've seen no evidence of reasonable upkeep of that alley.

Please respond,

Respectfully

Ray Brackman

P.S. Some one marked some very poor pavement months ago with white spray paint (as though it may be repaired - but so far no repair, & winter is now soon upon us once again.

TO: City of St. Paul
City Council Public Hearing
Oct. 1, 2014

As the owner of the property
at 1400 Concordia Ave.

Property I.D. 34-29-23-34-0004
object to the Right-of-way
maintenance program assessment.
of \$1,271.68 for 2014.

Sincerely,

Philip Krivulac

Philip Krivulac
651-646-7381

