

**NOTICE OF PUBLIC HEARING AND ASSESSMENT FOR  
CITY IMPROVEMENT PROJECT NO. 20-04  
PUMA STREET IMPROVEMENTS**

**CITY OF RAMSEY  
ANOKA COUNTY  
STATE OF MINNESOTA**

**TO WHOM IT MAY CONCERN:**

Notice is hereby given that the Ramsey City Council will hold a public hearing at 7:00 pm on Tuesday, October 13, 2020 in the Council Chambers at the Ramsey Municipal Center, 7550 Sunwood Drive NW, to consider, and possibly adopt, final assessments against benefiting properties for Improvement Project #20-04. Said project generally consists of reconstructing approximately 1,050 feet of Puma Street and an adjacent regional trail south of Alpine Drive to replace temporary pavement sections with permanent pavement sections including storm sewer and concrete curb and gutter, and extending municipal utilities.

The total estimated cost of the above described project is \$795,732.74. The total assessment for this project is \$339,117.21 pursuant to Minnesota Statutes Sections 429.011 to 429.111, Chapter 8 of the Ramsey City Charter, and the City of Ramsey Special Assessments Policy. This amount will be specially assessed against abutting developing and undeveloped properties based on the net area of the benefiting properties.

Such assessment is proposed to be payable in equal annual installments extending over a period of 5 years, and will bear interest at the rate of 2.27 percent per annum from the date of the adoption of the assessment resolution. To the first installment shall be added interest on the entire assessment from the date of the assessment resolution until December 31, 2021. To each subsequent installment when due shall be added interest for 1 year on all unpaid installments.

Prior to certification of the assessment to the county auditor, the owner of any property so assessed may pay the entire assessment on such property, with interest accrued to the date of payment, to the City Finance Office. No interest shall be charged if the entire assessment is paid before November 16, 2020. At any time thereafter, payment may be made to the City Finance Office for the entire amount of the assessment remaining unpaid, with interest accrued to December 31 of the year in which such payment is made. Such payment must be made by November 16 or interest will be charged through December 31 of the succeeding year. The right to partially prepay the assessment is not available.

The proposed assessment roll is on file for public inspection at the City Clerk's office. Written or oral objections will be considered at the hearing. No appeal to District Court may be taken as to the amount of an assessment unless a written objection signed by the affected property owner is filed with the municipal clerk prior to the assessment hearing or presented to the presiding officer at the hearing. The Council may upon such notice consider any objection to the amount of a proposed individual assessment at an adjourned meeting upon such further notice to the affected property owners as it deems advisable.

### Assessment deferral for senior citizens and totally disabled persons

Under Minn. Stat. §435.193 to 435.195 and City Code Section 46.4, the Council may, in its discretion, defer the payment of this special assessment for any homestead property owned by persons 65 years of age or older or by persons retired by virtue of a permanent and total disability. When deferment of the special assessment has been granted and is terminated for any other reason provided in that law and City Code Section 46.4, all amounts accumulated plus applicable interest become due. Any assessed property owner meeting the requirement of this law and City Code Section 46.4, may, within 30 days of the confirmation of the assessment, apply to the City Clerk for the prescribed form for such deferral of payment of this special assessment on his/her property.

### Right to appeal to District Court

An owner may appeal an assessment to District Court pursuant to Minnesota Statutes Section 429.081 by serving notice of the appeal upon the mayor or clerk of the City within 30 days after the adoption of the assessment and filing such notice with the District Court within 10 days after service upon the mayor or clerk.

Written comments are welcome and shall be addressed to the Ramsey City Council, 7550 Sunwood Drive NW, Ramsey, MN 55303. Written comments will be received at the above address until 4:30 p.m. on October 13, 2020. All interested persons are invited to attend the hearing and comment on the project and proposed assessments. Questions on the project and proposed assessments may be directed to City Engineer Bruce Westby at 763-427-1410.

The City of Ramsey complies with the Americans With Disabilities Act and upon advance request, information will be provided in an alternative form and interpreters will be available. Any person with such a request should contact Marsha Weidner at 763-433-9839 by 4:30 p.m. on Tuesday, October 6, 2020. A TDD machine is available at the Ramsey Municipal Center; the number is 763-427-8591.

Bruce Westby, City Engineer

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