



CITY of NOVI CITY COUNCIL

**Agenda Item F
February 6, 2012**

SUBJECT: Approval of Resolution Amending Annual Assessment Amount for Special Assessment District 108c Town Center Street Lighting.

SUBMITTING DEPARTMENT: City Managers/Assessing/Treasury/DPS

CITY MANAGER APPROVAL: 

BACKGROUND INFORMATION:

Special Assessment District 108 was established on November 2, 1987 for the purpose of providing local public improvements consisting of street lighting improvements to the Town Center properties along Novi Road, Grand River Avenue, Crescent Drive and Town Center Boulevard.

In 1987, the City Manager prepared the necessary assessment district and detailed estimates of costs, including energy costs, maintenance costs and depreciation, and reported the same to the City Council with all pertinent resolutions and agreements approved by City Council.

The Department of Public Services (DPS) contracted with DI Clemente Siegel Design Inc. to prepare a report on the status and options of the Town Center Street Lighting. Based on the report DPS staff recommend the replacement of the existing equipment.

The fund balance in this special assessment district as of June 30, 2011 was approximately \$517,500. The 2010 levy was \$25,510. The following schedule shows the fund has sufficient resources to cover the replacement project:

City of Novi - SAD 108 - Fund 856 Town Center Street Lighting DPS Recommendation - Financial Summary	
Fund balance as of June 30, 2011	\$ 517,500
Option 1b - HID Lighting Replacement - Roadway	\$ 420,000
Option 2b - HID Lighting Replacement - Walkway	\$ 67,000
Replacement total cost	<u>\$ 487,000</u>
Estimated balance after street lighting replacements	<u>\$ 30,500</u>

The recommendation is for the total annual roll for this district to be reduced by \$10,510 to \$15,000 to cover usage and maintenance costs as billed by DTE. This SAD should be revisited within 2 years after installation of new poles, etc.

RECOMMENDED ACTION: Approval of Resolution Amending Annual Assessment Amount for Special Assessment District 108c Town Center Street Lighting.

	1	2	Y	N
Mayor Gatt				
Mayor Pro Tem Staudt				
Council Member Casey				
Council Member Fischer				

	1	2	Y	N
Council Member Margolis				
Council Member Mutch				
Council Member Wrobel				

CITY OF NOVI

COUNTY OF OAKLAND, MICHIGAN

**RESOLUTION AMENDING ANNUAL ASSESSMENT AMOUNT FOR SPECIAL ASSESSMENT DISTRICT
108c TOWN CENTER STREET LIGHTING**

Minutes of a Meeting of the City Council of the City of Novi, County of Oakland, Michigan, held in the City Hall of said City on __February 6, 2012__, at _7_o'clock P.M. Prevailing Eastern Time.

PRESENT: Councilmembers _____

ABSENT: Councilmembers _____

The following preamble and Resolution were offered by Councilmember _____ and supported by Councilmember _____.

WHEREAS, On November 2, 1987, Street Lighting Special Assessment District 108c was established for the Town Center; and

WHEREAS, said District was established to make local public improvements consisting of street lighting improvements along Novi Road, Grand River Avenue, Crescent Drive, and Town Center Boulevard adjacent to said properties, with an initial annual cost of \$23,798.64, unless and until such amount was modified by the City Council; and

WHEREAS, on June 3, 1991, City Council approved a resolution increasing the annual assessment to \$25,510.03; and

WHEREAS, based on the current funds available, the annual depreciation, the annual usage and maintenance costs as billed by DTE and as evaluated by City staff the amount of the assessment can be reduced by \$10,510.03 to \$15,000.

NOW THEREFORE, IT IS THEREFORE RESOLVED that Street Lighting Special Assessment Districts 108c be reduced by the amount of \$10,510.03 to \$15,000.00, with said decrease to be spread pursuant to the original assessment and related agreements .

BE IT FURTHER RESOLVED, that the Assessor is commanded to spread and the Treasurer to collect the various sums aforementioned.

AYES:

NAYS:

RESOLUTION DECLARED ADOPTED.

Maryanne Cornelius, City Clerk

CERTIFICATION

I hereby certify that the foregoing is a true and complete copy of a resolution adopted by the City Council of the City of Novi, County of Oakland, and State of Michigan, at a regular meeting held this 6th day of February, 2012, and that public notice of said meeting was given pursuant to and in full compliance with Act No. 267, Public Acts of Michigan, 1976, and that the minutes of said meeting have been kept and made available to the public as required by said Act.

Maryanne Cornelius, City Clerk
City of Novi

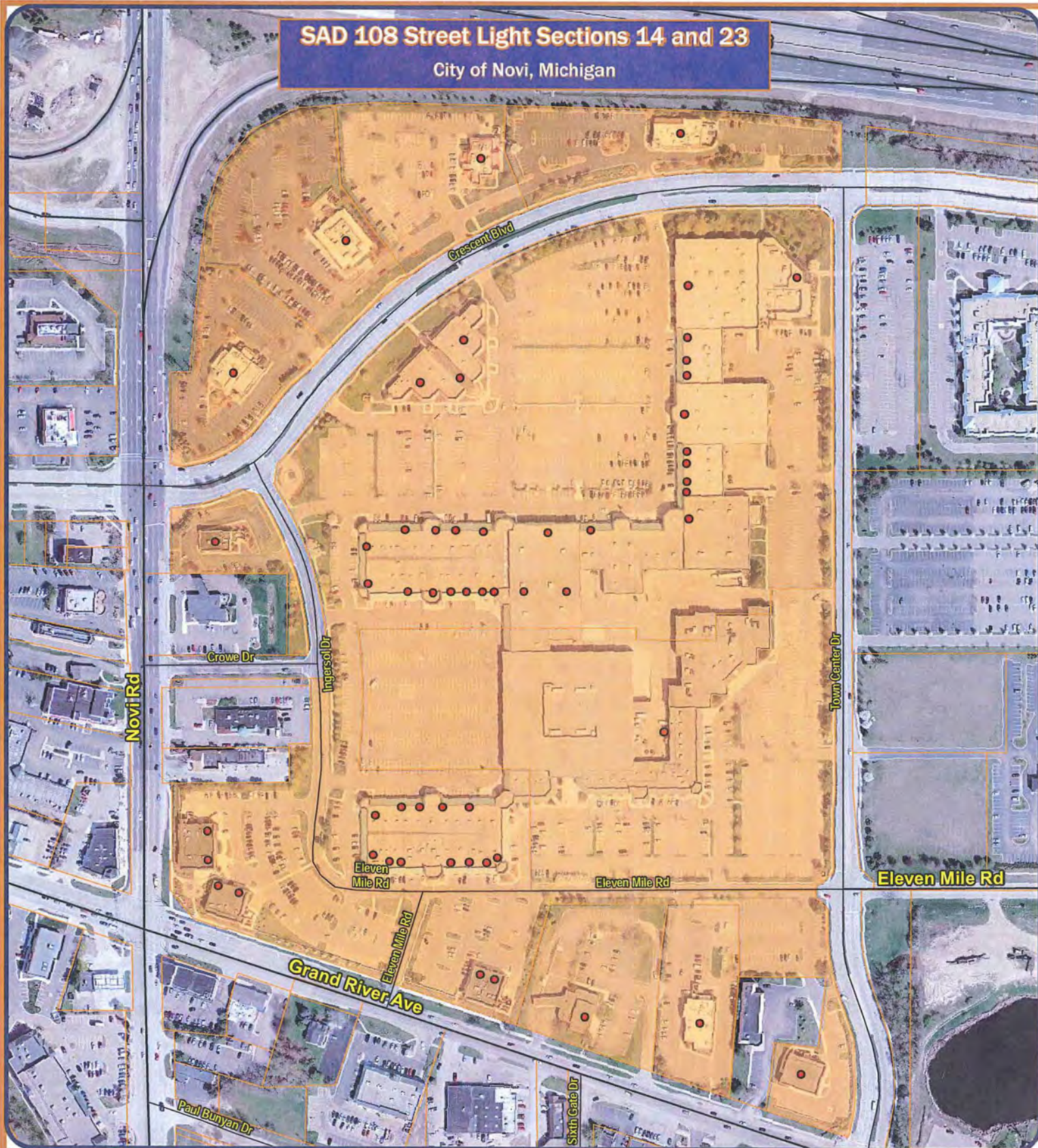
**Special Assessment Roll 108c
Town Center Lighting
Effective 2012 tax roll**

50-22-14-301-003	\$	356.85
50-22-14-301-004	\$	1,009.95
50-22-14-301-005	\$	874.95
50-22-14-301-006	\$	621.90
50-22-14-352-003	\$	364.05
50-22-23-101-008	\$	105.00
50-22-23-105-001	\$	539.40
50-22-14-351-063	\$	5,563.95
50-22-14-351-064	\$	5,563.95
Total Roll	\$	<u>15,000.00</u>

Pursuant to City Council Resolution adopted February 6, 2012

SAD 108 Street Light Sections 14 and 23

City of Novi, Michigan



Map Author: Kathy Stack, GIS Support Technician
 Date: 2/1/2010
 Project: SAD Map Request
 Version #: 1.0

MAP INTERPRETATION NOTICE

Map information depicted is not intended to replace or substitute for any official or primary source. This map was intended to meet National Map Accuracy Standards and use the most recent, accurate sources available to the people of the City of Novi. Boundary measurements and area calculations are approximate and should not be construed as survey measurements performed by a licensed Michigan Surveyor as defined in Michigan Public Act 132 of 1970 as amended. Please contact the City GIS Manager to confirm source and accuracy information related to this map.

Map Legend

- Address points in SAD 108
- Parcels in SAD 108
- Major Streets
- Minor Streets

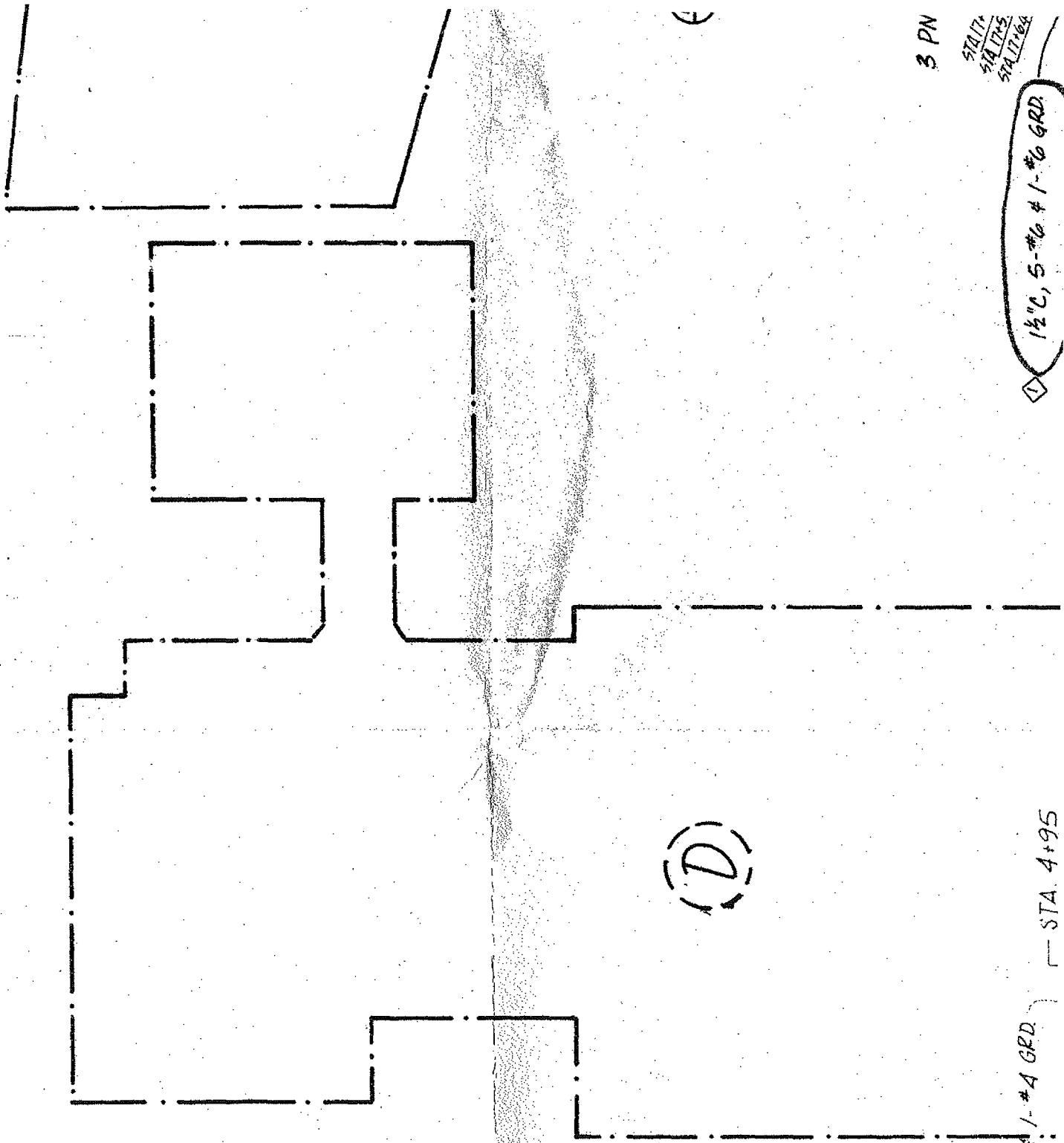


City of Novi

Information Technology Department
 Geographic Information Services
 45175 W Ten Mile Rd
 Novi, MI 48375
 cityofnovi.org



1 inch = 300 feet



3 PN

STA 17A
STA 17B
STA 17C

① 1 1/2" C, 5-#6 @ 1'-#6 GRD.

ⓓ

1" C, 2#4 @ 1'-#4 GRD.

— STA. 4+95

**"PROBABLE " COST ESTIMATE
HID LIGHTING REPLACEMENT (Option 1b, Roadway)**

City of Novi
Street Lighting Evaluation
Special Assessment Districts (SAD108)
DSD PROJECT NO. 11-1302.00
December 5, 2011

DESCRIPTION	QTY	UNIT	UNIT COST	TOTAL COST	REMARKS
30' STEEL POLE, GALVANIZED WITH VIBRATION DAMPENER	70	EA	\$ 1,500	\$ 105,000	
CONCRETE BASE	70	EA	\$ 1,000	\$ 70,000	
LED LUMINAIRE	70	EA	\$ 1,500	\$ 105,000	
INTERCEPT AND EXTEND EXISTING FEEDER TO NEW POLE	70	EA	\$ 700	\$ 49,000	
SUB TOTAL				\$ 329,000	
(0.5%) CLEANING UP AFTER JOB COMPLETION				\$ 1,645	
TOTAL				\$ 330,645	NOTE 2
(15%) CONTINGENCY				\$ 49,597	
TOTAL COST				\$ 380,242	
(10%) ENGINEERING				\$ 38,024	NOTE 3
Total				418,266	
			SAY	\$ 420,000	NOTE 4
NOTES:					
1. Refer to Appendix "A" for detailed "maintenance issues" at luminaires, poles, and concrete bases.					
2. This cost was reflected in original report and did not include contingencies and engineering costs.					
3. Engineering cost could vary between 6% to 10%					
4. This cost does not include the maintenance cost of \$51,000 for upgrading the electrical service. The maintenance cost of \$51,000 includes contingencies and engineering costs.					

**"PROBABLE " COST ESTIMATE
HID LIGHTING REPLACEMENT (Option 2b, Walkway)**

City of Novi
Street Lighting Evaluation
Special Assessment Districts (SAD108)
DSD PROJECT NO. 11-1302.00
December 5, 2011

DESCRIPTION	QTY	UNIT	UNIT COST	TOTAL COST	REMARKS
12' STEEL POLE, GALVANIZED	19	EA	\$ 650	\$ 12,350	
CONCRETE BASE	19	EA	\$ 800	\$ 15,200	
LED LUMINAIRE	19	EA	\$ 900	\$ 17,100	
INTERCEPT AND EXTEND EXISTING FEEDER TO NEW POLE	19	EA	\$ 400	\$ 7,600	
SUB TOTAL				\$ 52,250	
(0.5%) CLEANING UP AFTER JOB COMPLETION				\$ 261	
TOTAL				\$ 52,511	NOTE 2
(15%) CONTINGENCY				\$ 7,877	
TOTAL COST				\$ 60,388	
(10%) ENGINEERING				\$ 6,039	
Total				66,427	
			SAY	\$ 67,000	
NOTES:					
1. Refer to Appendix "A" for detailed "maintenance issues" at luminaires, poles, and concrete bases.					
2. This cost was reflected in original report and did not include contingencies and engineering costs.					