

**CITY OF
BROOKLYN CENTER
NOTICE OF
PUBLIC HEARING
ON PROPOSED
SPECIAL ASSESSMENTS**

TO WHOM IT MAY CONCERN:

Notice is hereby given that the City Council of Brooklyn Center will meet in the Council Chambers of Brooklyn Center City Hall at 6301 Shingle Creek Parkway, on the 13th day of January, 2025, at 7:00 p.m. or as soon thereafter as part of the regular City Council meeting as the matter may be heard, to hear and pass upon all objections, if any, to the proposed special assessments and at such time and place all persons owning property affected by said improvements will be given the opportunity to be heard with reference to said assessment.

Description: **Project 2025-02 67TH AVENUE AND JAMES AVENUE MILL & OVERLAY:** Milling and overlaying of public streets, miscellaneous repairs of concrete curb and gutter and driveway aprons, boulevard restoration, sanitary sewer casting replacements, spot hydrant and gate valve replacements, and storm sewer casting replacements.

Location: "67th Avenue and James Avenue", more specifically described as follows: 67th Avenue N from Shingle Creek Parkway to the cul-de-sac, and James Avenue N from 67th Avenue N to Freeway Boulevard. The area proposed to be assessed includes benefited properties abutting the streets within the above-described areas. The estimated cost for street improvements is \$560,000. The total amount proposed to be assessed for street improvements is \$379,980.46. The interest rate on the assessment is seven (7.0) percent.

PROCEDURAL INFORMATION FOR OBJECTIONS TO SPECIAL ASSESSMENTS

No such appeal as to the amount of a special assessment for a specific parcel of land may be made unless the owner has filed a written objection to that special assessment, signed by the affected property owner, with the City Clerk prior to the hearing or has presented such a written objection to the presiding officer at the public hearing. An owner may appeal a special assessment to district court pursuant to Minnesota Statutes, Section 429.081 by serving notice of the appeal upon the Mayor or City Clerk within 30 days after the adoption of the special assessment and filing such notice with the district court within ten days after service upon the Mayor or City Clerk.

Special assessment amounts for specific parcels of land have been calculated in accordance with the City's Special Assessment Policy. These special assessments are now on file at City Hall with the City Clerk and open to public inspection. Written or oral objections to the proposed special assessments will be considered at this meeting, but the City Council may consider any objection to the amount of a proposed individual special assessment at an adjourned meeting upon such further notice to the affected property owners as it deems advisable.

DEFERRED SPECIAL ASSESSMENTS

Under Minnesota Statutes, Sections 435.193 to 435.195, the City Council may, at its discretion, defer the payment of some or all of this special assessment for any homestead property owned by a person 65 years of age or older, or by a person retired due to permanent and total disability for whom it would be a hardship to make payment. The amount to be assessed is based on the applicant's income.

For further information regarding deferred assessments and application forms, please contact the Engineering Division at 763-569-3340.

Barb Suciu, City Clerk

By order of the City Council

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