



City of Lawrence

PUBLIC WORKS

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CITY COMMISSION

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May 6, 2016

CITY OF LAWRENCE
PO BOX 708
LAWRENCE, KS 66044

Dear Property Owner:

In November 2010, voters approved an \$18-million, 20-year bond issue to renovate and expand Lawrence Public Library. This bond issue also included plans to add a 250-space parking structure that doubled the number of spaces for the Library, Outdoor Aquatic Center, Senior Center and general parking availability in downtown Lawrence.

After giving mailed notice to property owners and holding a public hearing on September 25, 2012, the City Commission adopted Resolution No. 6995 establishing a special assessment benefit district, including all properties within the Central Business District. The purpose of the special assessment benefit district is to pay for an additional level of the parking garage. Following adoption of Resolution No. 6995, the mandatory protest period prescribed by K.S.A. 12-6a06 ended without protest. Resolution No. 6995 was recorded in the office of the register of deeds for Douglas County against all property in the benefit district, and if you purchased property since September 2012, the seller of your property should have notified you of the benefit district as required by K.S.A. 12-6a20.

Construction of the parking garage is complete, and final costs for the portion of the parking garage to be paid by the benefit district total \$915,358.00. This amount will be assessed against the properties in the benefit district equally per square foot. At the direction of the City Commission, assessments allocable to churches, non-profit organizations, residential property, and areas used for parking within the benefit district will be prepaid by the City. Such properties will **not** be responsible for payment of special assessments for this benefit district.

The City's portion of assessments, including assessments allocable to the exempt properties listed above, total **\$488,829.68** or approximately **53%** of the total costs. The remaining balance will be assessed against non-exempt properties in the benefit district.



As an owner of property within the benefit district, assessments totaling \$7,714.08 are to be levied against your property. This amount is computed as follows:

<u>Property Address</u>	<u>Legal Property Address</u>	<u>Total Assessment</u>	<u>Less Exemption</u>	<u>Assessments Payable by Property Owner</u>
800 NEW HAMPSHIRE ST	NEW HAMPSHIRE STREET LTS 52,54,56 & 58 (U01014,1016A & 1020 COMBINED 1998)	\$7,714.08	\$ 0.00	\$7,714.08

This letter is for your information. A hearing for the final assessments will be set at an upcoming City Commission meeting for which you will be provided further notice. After the public hearing, the City Commission will consider an Ordinance levying the assessments. Following the levy of assessments, assessed property owners may prepay all or a portion of the assessments owed. Any unpaid balance will be repayable over a 10-year period together with interest.

If you have any questions about the proposed assessments or this process, please feel free to call (785) 832-3123.

Sincerely



Charles F. Soules, P.E.
Director of Public Works

CFS/ch

Attachments: map

Downtown Benefit District

Date: 2/3/2016

680

340

0

680 Feet

