

**CITY OF CRYSTAL, MINNESOTA
NOTICE OF HEARING ON PROPOSED ASSESSMENTS FOR
Phase 14 North Lions Park Street Reconstruction
Project No. 2014-14**

Notice is hereby given that the City Council of Crystal, Minnesota, will meet in the council chambers of City Hall, located at 4141 Douglas Drive North, on the 21st day of April 2015, at 7:00 P.M. to consider and possibly adopt the proposed assessments for the 2015 reconstruction of streets in the North Lions Park neighborhood heretofore ordered by the City Council. Adoption by the Council of the proposed assessments may occur at the hearing.

The proposed assessment rolls are on file with the City Clerk and open to public inspection.

The area proposed to be assessed are the properties abutting streets in the North Lions Park neighborhood bounded on the north by the Crystal/Brooklyn Park city border at 62nd Avenue; on the west by the Crystal/New Hope city border at Louisiana Avenue, and by West Broadway; on the south by Bass Lake Road (56th Avenue); and on the east by the Burlington Northern Santa Fe Railroad between Bass Lake Road (56th Avenue) and 62nd Avenue, pursuant to Minnesota Statutes, Sections 429.011 to 429.111. The work includes gravel base, concrete curb and gutter, boulevard restoration and bituminous surfacing construction; and in some areas drain tile, rain garden and storm sewer construction.

The total amount proposed to be assessed is \$2,958,063.57.

Written or oral objections by any owner of property to be assessed will be considered at the hearing.

No appeal may be taken as to the amount of any assessment adopted by the City Council unless written objection signed by the affected property owner is filed with the Clerk prior to the assessment hearing or presented to the presiding officer at the hearing. All objections to the assessments not received at the assessment hearing in the manner prescribed by Minnesota Statutes, Section 429.061 are waived, unless the failure to object at the assessment hearing is due to a reasonable cause.

An owner of property to be assessed may appeal the assessment to the district court of Hennepin County pursuant to Minnesota Statutes, Section 429.081 by serving notice of the appeal upon the Mayor or City Clerk of the City within 30 days after the adoption of the assessment and filing such notice with the district court within ten days after service upon the Mayor or City Clerk.

Under the provisions of Minnesota Statutes, Sections 435.193 to 435.195, the City may, at its discretion, defer the payment of assessments for any homestead property owned by a person 65 years of age or older or for a disabled person for whom it would be a hardship to make the payments and who has a gross annual income less than \$46,100 to \$86,900 adjusted for family size. Additionally, the City may, at its discretion, defer the payment of assessments for any homestead property owned by a person who is a member of the Minnesota National Guard or other military reserves who is ordered into active military service, as defined in Minnesota Statutes, section 190.05, subdivision 5b or 5c, as amended, as stated in the person's military orders. Complete details of deferment procedures and related interest charges are available from the undersigned.

The notice of this hearing mailed to property owners contains additional information.

DATED: March 25, 2015

BY ORDER OF THE CITY COUNCIL City of Crystal
Christina Serres, City Clerk

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