



Eaton St. Ph. II 13th to Sussex Right-of-Way Improvements Project

Public Works Committee

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Vicinity Map





- Design - July 2021
- Postcard Mailing – July 2024
- Letter #1 - October 25th 2024
- Letter #2 – Shortly after
November 27th

I move the City Council: Approve and authorize the Mayor to sign the Resolution to order right-of-way improvements Project 22-028: Eaton St Phase II – S 13th St W to W Sussex Ave.

Questions?

Potential Changes to Sidewalk Assessment Program

Goal: To reduce cost burden on property owners in line with City's goals for equity and affordability

- Increase the threshold for deferrals on income-qualified properties from 80% to 120% AMI
- Lower threshold for high-assessment deferrals from \$6,000 to \$3,500
- Allows subsidy to apply to new single-dwelling, duplex, and ADU projects with postponements (Title 12)



Eaton St. Phase 1 sidewalk and boulevard improvements

Implications for Eaton St Phase 2:

City vs Property Owner Payments: No changes to subsidy amounts or property assessment totals.

Deferrals: Would only affect which properties are eligible for deferrals (deferring the cost until the property sells) and how much of the costs could be deferred.

Interest Rate: Currently our rates on deferrals are 0.5%. We would change this to match the City's bond rate.



Eaton St. Phase 2

Example Property: 2302 W Central



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Sidewalk Assessment: \$40,753

City Subsidy: \$31,753

Property Owner responsible for: \$9,000

Current High Assessment Deferral Program:

- They can pay the \$9,000 immediately or use City financing to pay over 8, 12, 20 years.
- They can pay or finance \$6,000 and defer the remaining \$3,000.
- If low income (less than 80% AMI), they can defer all \$9,000.

Revisions to Deferral Program

- They can pay the \$9,000 immediately or use City financing over 8, 12, or 20 years.
- They can pay or finance \$3,500 and defer the remaining \$5,500.
- If low income (less than 120% AMI), they can defer all \$9,000.