

RESOLUTION NO. 427

A RESOLUTION PRESCRIBING FINANCING OF OVERSIZED PUBLIC IMPROVEMENTS IN THE CITY OF STAYTON.

WHEREAS, the City of Stayton desires to adopt a policy governing financing of oversized public improvements associated with private developments within the City;

NOW, THEREFORE, concerning City payment on oversize public improvements, the Stayton City Council resolves that:

1. The City may pay the cost of materials for oversizing a street, storm drainage, sanitary sewer, or water system improvement when the size of the public improvement exceeds the following minimum standards:

<u>Public Improvement</u>	<u>Residential</u>	<u>Commercial/Industrial</u>
Water Main	8 inches	12 inches
Streets	34 feet	40 feet
Sewer Line	10 inches	12 inches
Storm Sewer	18 inches*	30 inches*

*or as determined by the City

All pipe dimensions are standard interior diameters.

The minimum storm sewer size to be financed by the developer/property owner may exceed 18 inches in size if the City determines that surface runoff generated by the complete development of the parcel of land (based on ultimate zoning of the property and runoff coefficients) requires a pipe size larger than 15 inches in size. All storm sewer pipe shall be sized at a velocity of three feet per second (3 ft/sec).


2. Prior to construction of an oversized public improvement, the Council shall make all of the following findings:
 - a. The City Council has received a written application from a developer or private property owner requesting the City to participate in the oversizing of the public improvement or the City Administrator or the City

Engineer has recommended that the City pay for the oversizing of the public improvement; and


- b. The oversizing of the public improvement is required to comply with a master public facilities plan adopted by the City or the City Administrator has submitted a written recommendation to the City specifying the need for the oversizing and the benefits to the City; and
 - c. The City has funds to pay for the City's share of the project cost; and
 - d. The City and developer/property owner execute a written Agreement for Improvements clearly specifying the estimated costs of the project, when and how construction will occur, and the method of payment on all improvements.
3. Prior to expenditure of City funds, the Council shall ensure that funds are in the approved city budget or shall adopt a resolution appropriating funds to finance the City's share of the project cost.
4. If the public improvement is installed by a private individual(s) at his own expense, the City may reimburse the private individual(s) the actual cost of the oversizing at the completion of construction (or in accordance with an agreement approved under Section 2(d) above), and upon acceptance of the improvement by the City Council.
5. The City may elect not to provide any City funds to oversize a public improvement if any of the following conditions exist:
- a. The City does not have funds available or budgeted to oversize the public improvement;
 - b. The public improvement is not a high priority project for the City;
 - c. The City has obtained a federal, state, or county grant and contributes funds to pay any portion of the cost of constructing the public improvement;
 - d. The developer elects to install the improvement at his own expense.

PASSED BY THE COMMON COUNCIL this 20th day of NOVEMBER, 1989.

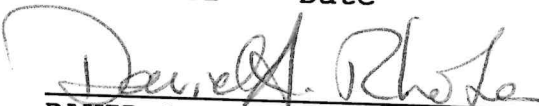
SIGNED BY THE MAYOR this 1st day of DECEMBER, 1989.


WAYNE L. LIERMAN, Mayor 12-1-89
Date

ATTEST:


DAVID W. KINNEY, City Administrator 11-24-89
Date

APPROVED AS TO FORM:


DAVID A. RHOTEN, City Attorney NOV 30 1989
Date

dwk:b(10-30-89)