

**RECEIVED**

By HEARING EXAMINER OFFICE L. Legg at 10:35 am, Jan 30, 2024

**CITY WITNESS LIST**

**HEARING DATE:** Thursday, February 1, 2024, at 1:30 p.m.

**FILE NUMBER:** HEX2023-030

**FILE NAME:** LID 8642 Final Assessment Roll

WITNESS NAME	E	F	SUMMARY OF TESTIMONY
Ralph K. Rodriguez			Public Works/Local Improvement District Staff
Michael Garrison			Public Works/Local Improvement District Staff

**E=EXPERT WITNESS; F=FACT WITNESS**

**CITY EXHIBIT LIST****HEARING DATE:** Thursday, February 1, 2024, at 1:30 p.m.**FILE NUMBER:** HEX2023-030**FILE NAME:** LID 8642 Final Assessment Roll

<b>EXHIBIT NUMBER</b>	<b>EXHIBIT DESCRIPTION</b>	<b>SUBMITTED BY</b>	<b>A</b>	<b>E</b>	<b>W</b>	<b>COMMENT</b>
<b>EX. C-1</b>	City of Tacoma, Department of Public Works L.I.D. Report	City of Tacoma, Public Works/Local Improvement District ("COT, LID")	<b>X</b>			
<b>EX. C-2</b>	LID Memorandum – Cost breakdown by segment	COT, LID	<b>X</b>			
<b>EX. C-3</b>	Published Legal Notices and Publication Dates Affidavit of January 11, 2024 publication (C-3.1) Affidavit of January 17, 2024 publication (C-3.2)	COT, LID	<b>X</b>			
<b>EX. C-4</b>	Hearing Notice Sample Notice of Hearing for January 11, 2024 at 9:00 a.m. (C-4.1) Notice of the Rescheduled Hearing for February 1, 2024 at 1:30 p.m. (C-4.2)	COT, LID	<b>X</b>			
<b>EX. C-5</b>	Treasurer's Office Certificate of Mailing December 8, 2023 certificate of mailing for the January 11, 2024 hearing (C-5.1) January 9, 2024 certificate of mailing for the February 1, 2024 hearing (C-5.2)	COT, LID	<b>X</b>			
<b>EX. C-6</b>	Assessment Roll	COT, LID	<b>X</b>			
<b>EX. C-7</b>	Assessment Map	COT, LID	<b>X</b>			
<b>EX. C-8</b>		COT, LID				

**KEY****A = Admitted****E = Excluded****W = Withdrawn**

**REPORT TO THE HEARINGS EXAMINER  
FOR L.I.D. HEARING FEBRUARY 1, 2024 - 1:30 P.M.**

**L.I.D. NO. 8642:** Street pavement with curbs, gutters, a structural section, surface water main extensions with surface water catch basins on:

- Mullen Street from North 42nd Street to North 43rd Street.
- North 40th Street from Baltimore Street to Bennet Street.
- Mason Avenue from North 35th Street to North 36th Street.
- Cheyenne Street from North 37th Street to North 38th Street.
- Fir Street from North 15th Street to North 17th Street.

**Notices:** The hearing date was published January 11, 2024 and January 17, 2024.

Notice of Public Hearing letters were mailed to owners of record on January 9, 2024.

**Status:** The Final Assessment Roll is being presented for adoption.

**Background:** Estimated project cost: \$915,000.00  
Final project cost \$2,204,771.31

Est. rate per AUF: \$52.00 (Fixed Rate)

Final AUF: \$52.00 (Fixed Rate)

TOTAL ASSESSED TO PROPERTY OWNERS \$343,937.35

City Contribution \$811,897.29

Wastewater Utility (ENV-00470) \$454,186.59

Surface Water Utility (ENV-00349-01) \$299,205.61

Tacoma Water (WTR-00308-01) \$295,544.47

To our knowledge the proceedings are all proper and in conformance with L.I.D. statutes.

We are not aware of any protest to the assessment roll.

This is a 10-year Assessment Roll.

**Recommendation:** The Assessment Roll be adopted as presented.



City of Tacoma

Memorandum

**TO:** Jeff H. Capell, Hearing Examiner

**FROM:** Ralph K. Rodriguez, LID Administrator, Public Works Department *RKR*

**SUBJECT:** L.I.D. 8642

**DATE:** January 26, 2024

**COST BREAKDOWN BY SEGMENT**

**Segment 1**

Mullen Street from North 42nd Street to North 43rd Street

Estimated

Total Assessed to Property Owners	\$38,477.65
City Contribution	\$121,522.35
Surface Water Utility	<u>\$15,000.00</u>
<b>Total LID Project Cost</b>	<b>\$175,000.00</b>

Actual

Total Assessed to Property Owners	\$38,477.96
Supplemental (extra) Work	<u>\$13,237.64</u>
Total Assessed to Property Owners	\$51,715.60
City Contribution	\$124,426.65
Surface Water Utility (ENV-00349)	<u>\$37,308.01</u>
<b>Total Paving &amp; Surface Water Cost</b>	<b>\$213,450.26</b>
Wastewater Utility (ENV-00470)	<u>\$115,513.09</u>
<b>Total LID Project Cost</b>	<b>\$328,963.35</b>



**Segment 2**

North 40th Street from Baltimore Street to Bennett Street

Estimated

Total Assessed to Property Owners	\$34,384.10
City Contribution	\$134,615.90
Surface Water Utility	<u>\$36,000.00</u>
<b>Total LID Project Cost</b>	<b>\$205,000.00</b>

Actual

Total Assessed to Property Owners	\$34,384.18
Supplemental (extra) Work	<u>\$26,778.27</u>
Total Assessed to Property Owners	\$61,162.45
City Contribution	\$189,257.58
Surface Water Utility (ENV-00349)	<u>\$78,201.16</u>
<b>Total Paving &amp; Surface Water Cost</b>	<b>\$328,621.19</b>
Tacoma Water	\$70,920.71
Wastewater Utility (ENV-00470)	<u>\$125,938.74</u>
<b>Total LID Project Cost</b>	<b>\$525,480.64</b>

**Segment 3**

Mason Avenue from North 35th Street to North 36th Street

Estimated

Total Assessed to Property Owners	\$29,909.75
Surface Water Utility	\$7,000.00
City Contribution	<u>\$98,090.25</u>
<b>Total LID Project Cost</b>	<b>\$135,000.00</b>

Actual

Total Assessed to Property Owners	\$29,909.94
Supplemental (extra) Work	<u>\$12,317.11</u>
Total Assessed to Property Owners	\$42,227.05
City Contribution	\$140,921.26
Surface Water Utility (ENV-00349)	<u>\$67,034.77</u>
<b>Total Paving &amp; Surface Water Cost</b>	<b>\$250,183.08</b>
Tacoma Water	\$93,434.69
Wastewater Utility (ENV-00470)	<u>\$81,873.22</u>
<b>Total LID Project Cost</b>	<b>\$425,490.99</b>

#### Segment 4

Cheyenne Street from North 37th Street to North 38th Street

##### Estimated

Total Assessed to Property Owners	\$46,797.05
City Contribution	<u>\$183,202.95</u>
<b>Total LID Project Cost</b>	<b>\$230,000.00</b>

##### Actual

Total Assessed to Property Owners	\$46,797.50
Supplemental (extra) Work	<u>\$40,920.25</u>
Total Assessed to Property Owners	\$87,717.75
City Contribution	\$157,083.81
Surface Water Utility (ENV-00349)	<u>\$72,434.87</u>
<b>Total Paving &amp; Surface Water Cost</b>	<b>\$317,236.43</b>
Tacoma Water	\$131,189.07
Wastewater Utility (ENV-00470)	<u>\$130,861.54</u>
<b>Total LID Project Cost</b>	<b>\$579,287.05</b>

#### Segment 5

Fir Street from North 15th Street to North 17th Street

##### Estimated

Total Assessed to Property Owners	\$63,852.85
Surface Water Utility	\$7,000.00
City Contribution	<u>\$99,147.15</u>
<b>Total LID Project Cost</b>	<b>\$170,000.00</b>

##### Actual

Total Assessed to Property Owners	\$63,825.80
Supplemental (extra) Work	<u>\$37,288.70</u>
Total Assessed to Property Owners	\$101,114.50
City Contribution	\$200,207.99
Surface Water Utility (ENV-00349)	<u>\$44,226.80</u>
<b>Total LID Project Cost</b>	<b>\$345,549.29</b>

File: LID8642

**STATE OF WASHINGTON, COUNTY OF PIERCE }  
AFFIDAVIT OF PUBLICATION  
PUBLIC NOTICE**

Amanda Kahlke, being first duly sworn on oath that she is the  
Legals Representative for Sound Publishing,  
which publishes the

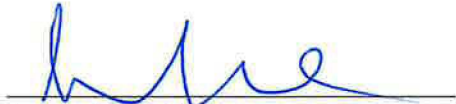
**TacomaDailyIndex.com**

a weekly digital newspaper, which digital delivery is a legal newspaper website of  
general circulation and is now and has been for more than six months prior to the date of  
publication hereinafter referred to, published in the English language continuously as a  
weekly digital newspaper in Pierce County, Washington. The TacomaDailyIndex.com has  
been approved as a Legal Newspaper by order of the Superior Court of the State of  
Washington for Pierce County. The notice in the exact form annexed was published in  
regular issues of the TacomaDailyIndex.com (and not in supplement form) which was  
regularly available to its viewers during the below stated period. The annexed notice, a:

**Public Notice #IDX989940**

was digitally published on **January 11, 2024**

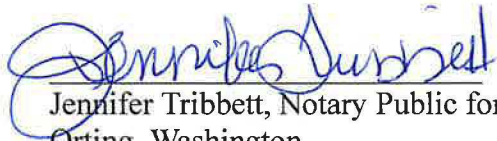
The full amount of the fee charged for said foregoing publication is the  
sum of **\$0.00**



Amanda Kahlke

Legals Representative

Subscribed and sworn to me this **11<sup>th</sup> day of January, 2024.**



Jennifer Tribbett, Notary Public for the State of Washington, Residing in  
Orting, Washington



**STATE OF WASHINGTON, COUNTY OF PIERCE }  
AFFIDAVIT OF PUBLICATION  
PUBLIC NOTICE**

Amanda Kahlke, being first duly sworn on oath that she is the  
Legals Representative for Sound Publishing,  
which publishes the

**TacomaDailyIndex.com**

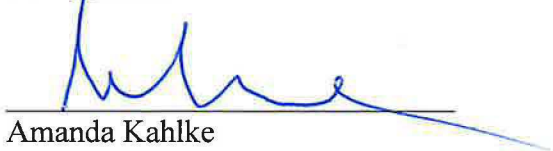
a daily legal digital newspaper. That said newspaper is a legal newspaper, which,  
pursuant to the provisions of Chapter 213 of the 1941 Session Laws of the State of  
Washington, has been approved as a legal newspaper by order of the Superior Court  
of the State of Washington in and for Pierce County, entered on June 12, 1941, in  
Cause No. 84921 entitled "In the matter of the application and qualification of  
Tacoma Daily Index as a legal newspaper." The notice in the exact form annexed was  
published in regular issues of the TacomaDailyIndex.com (and not in supplement form)  
which was regularly available to its viewers during the below stated period.

The annexed notice, a:

**Public Notice #IDX989940**

was digitally published on **January 12, 2024**

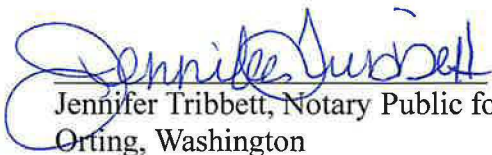
The full amount of the fee charged for said foregoing publication is the  
sum of **\$0.00**



Amanda Kahlke

Legals Representative

Subscribed and sworn to me this **12<sup>th</sup> day of January, 2024.**



Jennifer Tribbett, Notary Public for the State of Washington, Residing in  
Orting, Washington





## City of Tacoma- ASSESSMENT ROLL HEARING

By Amanda Kahlke [amanda.kahlke@tacomadailyindex.com](mailto:amanda.kahlke@tacomadailyindex.com) • January 11, 2024 1:30 am



### ASSESSMENT ROLL HEARING

LID No. 8642

Notice is hereby given that the City Council has rescheduled the date and time for a hearing by the Hearing Examiner from Thursday, January 11, 2024 at 9:00 a.m. to Thursday, February 1, 2024 at 1:30 p.m. The hearing will be conducted in a hybrid format that includes an in-person component and a remote option. To attend in person, the meeting will be held in Council Chambers, on the first floor of the Tacoma Municipal Building, located at 747 Market Street. Information on how to participate virtually can be found at [www.cityoftacoma.org/government/city\\_departments/hearing\\_examiner/hearing\\_schedule](http://www.cityoftacoma.org/government/city_departments/hearing_examiner/hearing_schedule) or by calling the Hearing Examiner's Office at 253-591-5195. The Hearing Examiner will consider the Assessment Roll for the cost and expense of Local Improvement District No. 8642: LID No. 8642 Construction of permanent pavement and the installation of concrete curbs and gutters, surface water mains, and surface water catch basins, where needed, on:

- Mullen Street from North 42nd Street to North 43rd Street;
- North 40th Street from Baltimore Street to Bennett Street;
- Mason Avenue from North 35th Street to North 36th Street;
- Cheyenne Street from North 37th Street to North 38th Street; and
- Fir Street from North 15th Street to North 17th Street;

All persons who wish to object to the assessment must either (1) appear at the hearing and make their objections orally, or (2) make their objections in writing, and file them in the office of the City Clerk before 1:30 p.m., on February 1, 2024. At the time set for the hearing, or at such time as the hearing may be adjourned to, the Hearing Examiner will consider all objections made to the Assessment Roll, and will then make recommendations to the City Council. The City Council will sit as a board of equalization for the purpose of considering the Assessment Roll and the Hearing Examiner's recommendations regarding the Roll, and may correct, revise, raise, lower, change, or modify the Assessment Roll, or any part of the Roll, or may set aside the Roll and order the assessment to be made anew.

IDX-989940

January 11, 12, 2024

[< Previous](#)

[Re: Derrick P Oliver and Mark A Datskiy-NOTICE OF TRUSTEE'S SALE](#)

[Next >](#)

[City of Tacoma-REQUEST FOR BIDS](#)

# AFFIDAVIT OF PUBLICATION

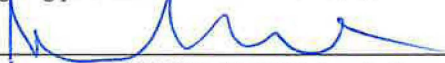
STATE OF WASHINGTON  
COUNTY OF PIERCE ss

AMANDA KAHLKE, being first duly sworn on oath, deposes and says that she is the Legals Representative of the

"TACOMA DAILY INDEX, INC."

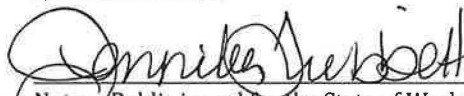
a daily legal newspaper. That said newspaper is a legal newspaper, which, pursuant to the provisions of Chapter 213 of the 1941 Session Laws of the State of Washington, has been approved as a legal newspaper by order of the Superior Court of the State of Washington in and for Pierce County, entered on June 12, 1941, in Cause No. 84921 entitled "In the matter of the application and qualification of Tacoma Daily Index as a legal newspaper." That said newspaper has been published regularly and continually at least once a week, in the English language, as a newspaper of general circulation the city of Tacoma, Pierce County, Washington, the city where the same was published at the time of said application for approval for at least six months prior to the date of such application, and is now and during all of said time so printed, either in whole or in part, in an office maintained at the aforesaid place of publication, and the same is now and ever since said date has been so published.

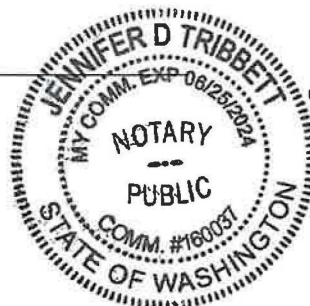
That the annexed is a true copy of a **ASSEMENT ROLL HEARING (LID NO. 8642)** legal notice as it was published in regular issues (and not in supplement form) of said newspaper **1** time(s) according to statute, commencing on **JANUARY 17, 2024** and ending on **JANUARY 17, 2024** both dates inclusive. That the full amount of the fee charged for the foregoing publication is the sum of **\$0.00**

  
AMANDA KAHLKE, Legals Representative

Subscribed and sworn before me this 17<sup>TH</sup> day of

JANUARY, 2024.

  
Notary Public in and for the State of Washington,  
Residing at Tacoma



CITY OF TACOMA  
IDX990191

**RECEIVED**

By HEARING EXAMINER OFFICE L. Legg at 10:33 am, Jan 30, 2024

## AFFIDAVIT OF PUBLICATION


STATE OF WASHINGTON  
COUNTY OF PIERCE ss

AMANDA KAHLKE, being first duly sworn on oath, deposes and says that she is the Legals Representative of the

"TACOMA DAILY INDEX, INC."

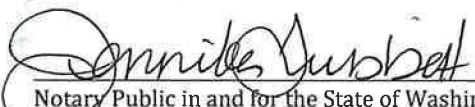
a daily legal newspaper. That said newspaper is a legal newspaper, which, pursuant to the provisions of Chapter 213 of the 1941 Session Laws of the State of Washington, has been approved as a legal newspaper by order of the Superior Court of the State of Washington in and for Pierce County, entered on June 12, 1941, in Cause No. 84921 entitled "In the matter of the application and qualification of Tacoma Daily Index as a legal newspaper." That said newspaper has been published regularly and continually at least once a week, in the English language, as a newspaper of general circulation the city of Tacoma, Pierce County, Washington, the city where the same was published at the time of said application for approval for at least six months prior to the date of such application, and is now and during all of said time so printed, either in whole or in part, in an office maintained at the aforesaid place of publication, and the same is now and ever since said date has been so published.

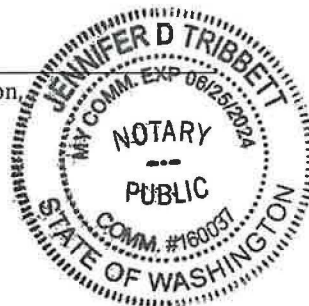
That the annexed is a true copy of a **ASSEMENT ROLL HEARING (LID NO. 8642)** legal notice as it was published in regular issues (and not in supplement form) of said newspaper **1** time(s) according to statute, commencing on **JANUARY 18, 2024** and ending on **JANUARY 18, 2024** both dates inclusive. That the full amount of the fee charged for the foregoing publication is the sum of **\$0.00**

  
AMANDA KAHLKE, Legals Representative

Subscribed and sworn before me this 18<sup>TH</sup> day of

JANUARY, 2024.

  
Notary Public in and for the State of Washington  
Residing at Tacoma



CITY OF TACOMA  
IDX990191

## ASSESSMENT ROLL HEARING

LID No. 8642

Notice is hereby given that the City Council has rescheduled the date and time for a hearing by the Hearing Examiner from Thursday, January 11, 2024 at 9:00 a.m. to Thursday, February 1, 2024 at 1:30 p.m. The hearing will be conducted in a hybrid format that includes an in-person component and a remote option. To attend in person, the meeting will be held in Council Chambers, on the first floor of the Tacoma Municipal Building, located at 747 Market Street. Information on how to participate virtually can be found at [www.cityoftacoma.org/government/city\\_departments/hearing\\_examiner/hearing\\_schedule](http://www.cityoftacoma.org/government/city_departments/hearing_examiner/hearing_schedule) or by calling the Hearing Examiner's Office at 253-591-5195. The Hearing Examiner will consider the Assessment Roll for the cost and expense of Local Improvement District No. 8642:

LID No. 8642 Construction of permanent pavement and the installation of concrete curbs and gutters, surface water mains, and surface water catch basins, where needed, on:

- Mullen Street from North 42nd Street to North 43rd Street;
- North 40th Street from Baltimore Street to Bennett Street;
- Mason Avenue from North 35th Street to North 36th Street;
- Cheyenne Street from North 37th Street to North 38th Street; and
- Fir Street from North 15th Street to North 17th Street;

All persons who wish to object to the assessment must either (1) appear at the hearing and make their objections orally, or (2) make their objections in writing, and file them in the office of the City Clerk before 1:30 p.m., on February 1, 2024. At the time set for the hearing, or at such time as the hearing may be adjourned to, the Hearing Examiner will consider all objections made to the Assessment Roll, and will then make recommendations to the City Council. The City Council will sit as a board of equalization for the pur-



pose of considering the Assessment Roll and the Hearing Examiner's recommendations regarding the Roll, and may correct, revise, raise, lower, change, or modify the Assessment Roll, or any part of the Roll, or may set aside the Roll and order the assessment to be made anew.  
IDX-990191  
January 17, 18, 2024



**CITY OF TACOMA**  
747 MARKET STREET  
TACOMA, WA 98402-3769  
PHONE: 253-591-5832

**EXHIBIT C-4**

12/08/2023

**NOTICE OF ASSESSMENT HEARING**

To be held at 09:00AM on 01/11/2024

#0006004319404#

JAMES R HANNA  
1501 N FIR ST  
TACOMA WA 98406

Local Improvement District No: 8642 for Paving  
Property Address: 1501 N FIR ST TACOMA WA 98406-1120

Tax Parcel No: PA6240000330

Legal Description:

Last changed: 09/03/15 Section 34 Township 21 Range 02 Quarter 31  
NARROWS BRIDGE: NARROWS BRIDGE L 20 B 2

**NOTICE OF HEARING ONLY  
THIS IS NOT A BILL**

LID Number: 8642  
Assessment Number: 00081  
Assessment Amount: \$4,136.80

As the construction of the Local Improvement District has now been completed, your property will be assessed in the amount shown above. The final assessment roll for the Local Improvement District has been prepared as required by law and is on file and open to inspection at the office of the City Clerk at 733 Market Street, Room 11, Tacoma, Washington. Should you desire additional information, please call our office (phone and address above) or the Engineer's Office (253 591-5522 or 253 591-5338).

In compliance with State of Washington statutes, a hearing will be held before the Hearings Examiner in HYBRID ZOOM MEETING: PLEASE SEE INSERT FOR LOCATION AND THE ZOOM LINK

at 09:00AM on 01/11/2024.

This hearing is to correct any irregularities or errors that may have occurred in assessing your property and is not for the purpose of discussing the advisability of the project, as the decision to create this district was made at a previous hearing, and construction of this project is now complete.

grounds of the objections and should contain lot, block and addition, section, tax number or other identifying description of the property. All objections not made timely, in writing, and in the manner required by law, shall conclusively be presumed to have been waived. When property has been entered originally upon the roll, and the assessment thereon is not raised, no objection shall be considered by the City Council or by any court on appeal unless the objection is made in writing at or prior to the date fixed for commencement of the hearing upon the roll.

Following the confirmation of the final assessment roll, in approximately thirty (30) to forty-five (45) days, the City Treasurer will send you a statement showing the amount of the assessment. You may pay all or any part of the assessment without interest before the date shown on the statement. After that date, the balance will be divided into annual installments and interest computed on the unpaid principal balance.

**LID 8642 FINAL HEARING****January 11, 2024 - 9:00 AM PACIFIC TIME**

Hearing Examiner public hearings are held hybrid with both in person at **the Tacoma Municipal Building (TMB) 747 Market St, 1<sup>st</sup> Floor, Council Chambers** or virtual participation available through Zoom teleconferencing with both internet visual and audio access, as well as separate telephonic (only) access via call in number on Zoom. Video use is preferred by the Hearing Examiner. To the extent possible, we are encouraging parties in scheduled matters to get a Zoom account (a free one is available) in order to be able to participate in video conferenced hearings. In-person hearings are conducted hybrid so that any interested party and/or their prospective witnesses can testify virtually if necessary and so that anyone from the public can also choose to attend remotely.

Hearing Schedule - City of Tacoma:

<https://www.cityoftacoma.org/cms/One.aspx?portalId=169&pageId=188241>

The Zoom link is provided below:

<https://us06web.zoom.us/j/81865026211?pwd=WmbMyLV2hBJCIIGKj2SUaJMWRs1cOA.1>

Meeting ID: 818 6502 6211

Passcode: Hearing

One tap mobile

+17207072699,,81865026211#,,,,\*8127110# US (Denver)

+12532050468,,81865026211#,,,,\*8127110# US

Dial by your location

- +1 720 707 2699 US (Denver)
- +1 253 205 0468 US
- +1 253 215 8782 US (Tacoma)
- +1 346 248 7799 US (Houston)
- +1 669 444 9171 US
- +1 719 359 4580 US
- +1 689 278 1000 US
- +1 301 715 8592 US (Washington DC)
- +1 305 224 1968 US
- +1 309 205 3325 US
- +1 312 626 6799 US (Chicago)
- +1 360 209 5623 US
- +1 386 347 5053 US
- +1 507 473 4847 US
- +1 564 217 2000 US
- +1 646 558 8656 US (New York)
- +1 646 931 3860 US

Meeting ID: 818 6502 6211

Passcode: 8127110

Find your local number: <https://us06web.zoom.us/j/81865026211?pwd=WmbMyLV2hBJCIIGKj2SUaJMWRs1cOA.1>



**CITY OF TACOMA**  
 747 MARKET STREET  
 TACOMA, WA 98402-3769  
 PHONE: 253-591-5832

**RECEIVED**

By HEARING EXAMINER OFFICE L. Legg at 10:23 am, Jan 30, 2024

01/05/2024

**NOTICE OF ASSESSMENT HEARING RESCHEDULING**

To be held at 01:30PM on 02/01/2024

#0006004033855#

MICHAEL J BUBB  
 LORENA K BUBB  
 5309 N 40TH ST  
 TACOMA WA 98407-3656

Local Improvement District No: 8642 for Paving  
 Property Address: 5309 N 40TH ST TACOMA WA 98407-3656

Tax Parcel No: PA7135000240  
 Legal Description:  
 Last changed: 06/10/05  
 Section 26 Township 21 Range 02 Quarter 11 RAVENSWOOD: RAVENSWOOD L 5

**NOTICE OF HEARING  
 RESCHEDULING ONLY  
 THIS IS NOT A BILL**

LID Number: 8642  
 Assessment Number: 00016  
 Assessment Amount: \$3,488.55

As the construction of the Local Improvement District has now been completed, your property will be assessed in the amount shown above. The final assessment roll for the Local Improvement District has been prepared as required by law and is on file and open to inspection at the office of the City Clerk at 733 Market Street, Room 11, Tacoma, Washington. Should you desire additional information, please call our office (phone and address above) or the Engineer's Office (253 591-5522 or 253 591-5338).

In compliance with State of Washington statutes, a hearing will be held before the Hearings Examiner in HYBRID ZOOM MEETING: PLEASE SEE INSERT FOR LOCATION AND THE ZOOM LINK

at 01:30PM on 02/01/2024.

This hearing is to correct any irregularities or errors that may have occurred in assessing your property and is not for the purpose of discussing the advisability of the project, as the decision to create this district was made at a previous hearing, and construction of this project is now complete.

All persons who desire to object to this assessment roll because of irregularities, omissions, or errors may file written objections with the City Clerk at said hearing or prior to the date fixed for said hearing and make his or her recommendations to the City Council. Thereafter the City Council will either adopt or reject these recommendations and by ordinance confirm the assessment roll.

In order for an objection to be considered valid, it must include proof that the property is not being benefited to the amount of the assessment. One form of such proof would be an appraisal showing the value of the property with and without the improvements. All objections should state clearly the

grounds of the objections and should contain lot, block and addition, section, tax number or other identifying description of the property. All objections not made timely, in writing, and in the manner required by law, shall conclusively be presumed to have been waived. When property has been entered originally upon the roll, and the assessment thereon is not raised, no objection shall be considered by the City Council or by any court on appeal unless the objection is made in writing at or prior to the date fixed for commencement of the hearing upon the roll.

Following the confirmation of the final assessment roll, in approximately thirty (30) to forty-five (45) days, the City Treasurer will send you a statement showing the amount of the assessment. You may pay all or any part of the assessment without interest before the date shown on the statement. After that date, the balance will be divided into annual installments and interest computed on the unpaid principal balance.



## RESCHEDULED

### LID 8642 FINAL HEARING

**February 1, 2024 - 1:30 PM PACIFIC TIME**

Hearing Examiner public hearings are held hybrid with both in person at **the Tacoma Municipal Building (TMB) 747 Market St, 1<sup>st</sup> Floor, Council Chambers** or virtual participation available through Zoom teleconferencing with both internet visual and audio access, as well as separate telephonic (only) access via call in number on Zoom. Video use is preferred by the Hearing Examiner. To the extent possible, we are encouraging parties in scheduled matters to get a Zoom account (a free one is available) in order to be able to participate in video conferenced hearings. In-person hearings are conducted hybrid so that any interested party and/or their prospective witnesses can testify virtually if necessary and so that anyone from the public can also choose to attend remotely.

#### Hearing Schedule - City of Tacoma:

<https://www.cityoftacoma.org/cms/One.aspx?portalId=169&pageId=188241>

The Zoom link is provided below:

<https://us06web.zoom.us/j/85229995939?pwd=dEkpPuGdtW8ba1DJhpamL24VE57ANi.1>

Meeting ID: 852 2999 5939

Passcode: Hearing

One tap mobile

+12532158782,,85229995939#,,,,\*2331398# US (Tacoma)

+12532050468,,85229995939#,,,,\*2331398# US

Dial by your location

- +1 253 215 8782 US (Tacoma)
- +1 253 205 0468 US
- +1 669 444 9171 US
- +1 719 359 4580 US
- +1 720 707 2699 US (Denver)
- +1 346 248 7799 US (Houston)
- +1 301 715 8592 US (Washington DC)
- +1 305 224 1968 US
- +1 309 205 3325 US
- +1 312 626 6799 US (Chicago)
- +1 360 209 5623 US
- +1 386 347 5053 US
- +1 507 473 4847 US
- +1 564 217 2000 US
- +1 646 558 8656 US (New York)
- +1 646 931 3860 US
- +1 689 278 1000 US

Meeting ID: 852 2999 5939

Passcode: 2331398

Find your local number: <https://us06web.zoom.us/j/kc0MfWj0kV>



City of Tacoma

**RECEIVED**

By HEARING EXAMINER OFFICE L. Legg at 8:31 am, Jan 30, 2024

**EXHIBIT C-5**

December 8, 2023

## CERTIFICATE OF MAILING

I, Liz Wheeler, certify that on December 8, 2023, I mailed by U.S. Mail, the Notice of Hearing in the form attached hereto the owners or reputed owners of all lots, tracts, and parcels of land or other property to be specially benefited by the improvements in Local Improvement District No. 8642. Such owners are shown on the rolls of the Pierce County Assessor-Treasurer and directed to the addresses shown thereon.

Dated this 8<sup>th</sup> Day of December, 2023

  
\_\_\_\_\_  
Liz Wheeler

City Treasurer's Office – CSR-Technical



**RECEIVED**

By HEARING EXAMINER OFFICE L. Legg at 8:35 am, Jan 30, 2024



City of Tacoma

December 8, 2023

## CERTIFICATE OF MAILING

I, Liz Wheeler, certify that on January 9, 2024, I mailed by U.S. Mail, the Notice of Hearing Rescheduling in the form attached hereto to the owners or reputed owners of all lots, tracts, and parcels of land or other property to be specially benefited by the improvements in Local Improvement District No. 8642. Such owners are shown on the rolls of the Pierce County Assessor-Treasurer and directed to the addresses shown thereon.

Dated this 9<sup>th</sup> Day of January, 2024

  
\_\_\_\_\_

Liz Wheeler

City Treasurer's Office – CSR-Technical

Exhibit C-5.2

**ASSESSMENT ROLL LID 8642**

Parcel No.	Taxpayer	Address	Legal Description	Assmt No.	Est Assmt.	Suppl	P.O. Disc.	LID Assist.	LID Disc.	Final Assmt	Suppl Desc.	Land Value	Improv. Value
<b><u>PROSPECT PARK ADDITION</u></b>													
<b>Segment #1</b>													
703000-119-0	Trevor D Price & Nina C Ozaki 600431340	4225 N Mullen Street Tacoma, WA 98407-4317	Lots 1 & 2, Block 18	1	3,119.80	2,961.36	152.03	0.00	0.00	6,081.20	sdwk -	312,500	210,200
703000-120-0	Richard F Coyne	4223 N Mullen Street Tacoma, WA 98407-4317	Lots 3 & 4, Block 18	2	2,599.85	893.86	87.34	0.00	0.00	3,493.75	sdwk -	300,800	120,100
703000-121-0	Doreen Marchionni & A C McMurry	4219 N Mullen Street Tacoma, WA 98407-4317	Lots 5 & 6, Block 18	3	2,599.85	0.00	65.00	0.00	0.00	2,599.90	N/A -	300,800	230,800
703000-122-0	Cynthia K Kagey	4213 N Mullen Street Tacoma, WA 98407-4317	Lots 7 & 8, Block 18	4	2,599.85	2,537.25	128.43	0.00	0.00	5,137.15	sdwk - drwy app	300,800	141,800
703000-123-0	Sterling Wirth	4209 N Mullen Street Unit A&B Tacoma, WA 98407-4317	Lots 9 & 10, Block 18	5	2,599.85	893.86	87.34	0.00	0.00	3,493.75	sdwk -	300,800	263,600
703000-124-0	Mitchell Hersey 600431440	4205 N Mullen Street Tacoma, WA 98407-4317	Lots 11 & 12 & N 7.5 ft of Lot 13, Block 18	6	2,989.80	1,843.34	120.83	0.00	0.00	4,833.15	sdwk - drwy app	309,700	201,900
703000-125-0	Michael J & Kathleen V Ramey	4201 N Mullen Street Tacoma, WA 98407-4317	S 17.5 ft of Lot 13 & all of Lot 14, Block 18	7	2,729.80	822.89	88.82	0.00	0.00	3,552.70	sdwk -	303,900	206,100
703000-126-0	Molly M & Peter J Olsen  Duplicate to: Rainier Title Company Escrow No. 774084RT	4228 N Mullen Street Tacoma, WA 98407-4318  5775 Soundview Drive, Suite A-201 Gig Harbor, WA 98335-2211	Lot 1 & N 10 ft of Lot 2, Block 19	8	2,339.85	390.62	68.26	0.00	0.00	2,730.50	sdwk -	294,200	183,700
703000-127-0	Andrea L Sassenrath 600431441 Duplicate to: First American Title File No. 4266-3946401	4224 N Mullen Street Tacoma, WA 98407-4318  3911 9th Street SW Puyallup, WA 98373-5946	S 15 ft of Lot 2, all of Lot 3 & N 1/2 of Lot 4, Block 19	9	2,729.80	1,070.10	95.00	0.00	0.00	3,799.90	sdwk - drwy app	303,900	200,000
703000-128-0	David T & Darla W Roberts	4220 N Mullen Street Tacoma, WA 98407-4318	S 1/2 of Lot 4 & all of Lot 5, Block 19	10	1,949.85	670.39	65.51	0.00	0.00	2,620.25	sdwk -	283,200	199,400
703000-129-1	Timothy K & Debra L Spaulding	4214 N Mullen Street Tacoma, WA 98407-4318	Lots 6 thru 9, Block 19	11	5,199.75	455.87	141.39	0.00	0.00	5,655.65	sdwk -	347,700	274,800

# ASSESSMENT ROLL LID 8642

Parcel No.	Taxpayer	Address	Legal Description	Assmt No.	Est Assmt.	Suppl	P.O. Disc.	LID Assist.	LID Disc.	Final Assmt	Suppl Desc.	Land Value	Improv. Value
703000-131-0	Jordan R Copeland & Aubrey E Codute	4208 N Mullen Street Tacoma, WA 98407-4318	Lot 10 & 11 & N 15 ft of Lot 12, Block 19	12	3,379.80	698.10	101.95	0.00	0.00	4,077.90	sdwk -	317,700	279,700
703000-132-0	Jerald D Roby 600431443	4801 N 42nd Street Tacoma, WA 98407-4216	S 10 ft of Lot 12 & all of Lots 13 & 14, Block 19	13	3,639.80	0.00	91.00	0.00	0.00	3,639.80	N/A -	322,700	194,000
<b>SUBTOTAL</b>					<b>38,477.65</b>	<b>13,237.64</b>	<b>1,292.90</b>	<b>0.00</b>	<b>0.00</b>	<b>51,715.60</b>		<b>3,998,700</b>	<b>2,706,100</b>

## RAVENSWOOD ADDITION

### Segment #2

713500-022-0	Steven & Dallas Jones 600431444	5201 South I Street Tacoma, WA 98408-3639 Site address: 4004 N Baltimore Street Tacoma, WA 98407-3620	Lots 1 Thru 4, Block 6, Exc S 55 ft	14	2,000.95	0.00	50.02	0.00	0.00	2,000.95	N/A	267,700	358,500
713500-023-0	John A & Mary Kate Grant 600431445	5301 N 40th Street Tacoma, WA 98407-3656	The S 55 ft of Lots 1 thru 4, Block 6	15	3,069.80	4,237.60	182.69	0.00	0.00	7,307.40	sdwk, drwy & drwy app	254,600	215,300
713500-024-0	Michael J & Lorena K Bubb	5309 N 40th Street Tacoma, WA 98407-3656	Lots 5 & 6 & E 6 ft of Lot 7, Block 6	16	2,936.10	552.42	87.21	0.00	0.00	3,488.55	drwy app -	262,000	100,900
713500-025-0	Brian E & Karen M McKenna	5313 N 40th Street Tacoma, WA 98407-3656	The W 19 ft of Lot 7, all of Lot 8, Block 6 & the E 12 ft of Lot 9, Block 6	17	2,936.10	1,332.34	106.71	0.00	0.00	4,268.45	sdwk drwy app curb drain -	262,000	233,400
713500-026-0	Kristin P Jolliffe 600431341	5317 N 40th Street Tacoma, WA 98407-3656	The W 13 ft of Lot 9, all of Lot 10 & the E 18 ft of 11, Block 6	18	2,936.10	852.81	94.72	0.00	0.00	3,788.90	sdwk -	262,000	171,800
713500-027-0	Martin M & Kari Parker	5321 N 40th Street Tacoma, WA 98407-3656	The W 7 ft of Lot 11, all of Lots 12 & 13, Block 6	19	2,988.50	4,585.84	189.36	0.00	0.00	7,574.35	sdwk curb drain -	262,900	313,500

## LUPTON'S FIRST ADDITION

537500-001-0	John S & Debra A Sparks 600431342	3915 N Bennett Street Tacoma, WA 98407-3616	Lots 1 & 2, Block 1	20	2,599.85	3,716.89	157.92	0.00	0.00	6,316.75	sdwk drwy app -	253,700	172,000
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# ASSESSMENT ROLL LID 8642

Parcel No.	Taxpayer	Address	Legal Description	Assmt No.	Est Assmt.	Suppl	P.O. Disc.	LID Assist.	LID Disc.	Final Assmt	Suppl Desc.	Land Value	Improv. Value
537500-001-1	Joseph L & Wendy E Wahman  600431343	5322 N 40th Street Tacoma, WA 98407-3655	Lots 3 thru 5, Block 1	21	3,899.80	3,567.29	186.68	0.00	0.00	7,467.10	sdwk, drwy app & curb drain	276,100	262,900
537500-002-0	Brian R Woolsey  Duplicate to: Attorney's Title Ins Co Escrow #284-4440 Ref# TC1-40239-OR	5318 N 40th Street Tacoma, WA 98407-3655  3906 S 74th Street Tacoma WA 98409	Lots 6 & 7, Block 1	22	2,599.85	1,145.13	93.63	0.00	0.00	3,745.00	sdwk curb drain	253,700	183,600
537500-003-0	Fred A Logsdon 600431344	5310 N 40th Street Tacoma, WA 98407-3655	Lots 8 thru 10, Block 1	23	3,899.80	4,484.57	209.61	0.00	0.00	8,384.40	sdwk, drwy & drwy app	276,100	191,100
537500-004-1	William T Combs	3912 N Baltimore Street Tacoma, WA 98407-3640	Parcel 'A' DBLR 99-04-20-5001 desc as Lots 11 thru 13, Block 1, exc the S 57.3 ft.	24	3,233.25	2,303.38	138.42	0.00	0.00	5,536.60	sdwk, drwy, drwy app & curb drain	248,100	310,800
537500-004-2	Trevor J McDonald & Alisha C Murrin 600431345	3908 N Baltimore Street Tacoma, WA 98407-3640	Parcel 'B' DBLR 99-04-20-5001 desc as the S 57.3 ft of Lots 11 thru 13, Block 1	25	1,284.00	0.00	32.10	0.00	0.00	1,284.00	N/A	243,600	208,900
<b>SUBTOTALS</b>					<b>34,384.10</b>	<b>26,778.27</b>	<b>1,529.07</b>	<b>0.00</b>	<b>0.00</b>	<b>61,162.45</b>		<b>3,122,500</b>	<b>2,722,700</b>

## HOPE PARK Segment #3

463000-119-0	Kyle & Becky McCormick 600431346	4310 N 36th Street Tacoma, WA 98407-5605	W 56.18 ft of Lots 1 & 2, Block 15, inc part of vac alley abutt (Item #1)	26	627.00	0.00	15.68	0.00	0.00	627.00	N/A	269,200	266,600
463000-120-0	Timothy G McKeown 600431347	3520 N Mason Avenue Tacoma, WA 98407-5645	E 78.82 ft of Lots 1 & 2, Block 15, less the S 3.5 ft of Lot 2 (Item #2)	27	1,995.90	831.29	70.68	0.00	0.00	2,827.20	sdwk	271,600	287,700
463000-121-0	Susan E Mattern	3516 N Mason Avenue Tacoma, WA 98407-5645	S. 3.5 ft of the E 78.82 ft of Lot 2 & all of Lots 3 & 4, Block 15, inc part of vacated alley abutt (Item #3)	28	2,874.95	1,941.95	120.42	0.00	0.00	4,816.90	sdwk drwy app	317,000	285,300

# ASSESSMENT ROLL LID 8642

Parcel No.	Taxpayer	Address	Legal Description	Assmt No.	Est Assmt.	Suppl	P.O. Disc.	LID Assist.	LID Disc.	Final Assmt	Suppl Desc.	Land Value	Improv. Value
463000-122-0	Benjamin J Gervais	3514 N Mason Avenue Tacoma, WA 98407-5645	Lot 5 & the N 15 ft of Lot 6, Block 15, inc part of vacated alley abutt	29	2,179.75	873.19	76.32	0.00	0.00	3,052.95	sdwk garden wlk	- 300,300	230,600
463000-123-0	Debra K & Lawrence D Sage	3510 N Mason Avenue Tacoma, WA 98407-5645	S 10 ft of Lot 6 & all of Lot 7 & N 5 ft of Lot 8, Block 15, incl part of vacated alley abutt	30	2,179.75	2,845.21	125.63	0.00	0.00	5,025.00	sdwk garden wlk sanitary	- 304,900	233,000
463000-125-0	John J Caprice <b>600431348</b>	4309 N 35th Street Tacoma, WA 98407-5523	W 63.175 ft of S. 20 ft of Lot 8 & W 63.175 ft of Lots 9 & 10, Block 15, incl part of vacated alley abutt	31	1,167.25	0.00	29.18	0.00	0.00	1,167.30	N/A	- 290,000	253,500
463000-124-0	Dodge Family Living Trust	3504 N Mason Avenue Tacoma, WA 98407-5645	E 71.825 ft of S 20 ft of Lot 8 & E 71.825 ft of Lots 9 & 10, Block 15	32	3,390.25	2,462.05	146.31	0.00	0.00	5,852.35	sdwk drwy app	- 297,300	196,300
<b><u>MARCH - McCANDLESS ADDITION</u></b>													
551500-117-0	Scott D & Jennifer A Rupp	4124 N 36th Street Tacoma, WA 98407-5603	W 14.87 ft of Lot 11, Block 22	33	154.00	0.00	3.85	0.00	0.00	154.00	N/A	- 340,600	231,300
551500-118-0	Lisa E Dyer <b>600431349</b>	4126 N 36th Street Tacoma, WA 98407-5603	Lots 12 & 13, Block 22	34	519.75	0.00	12.99	0.00	0.00	519.75	N/A	- 340,600	209,600
551500-119-0	Noralie Drake	4130 N 36th Street Tacoma, WA 98407-5603	Lots 14 & 15, Block 22	35	519.75	0.00	12.99	0.00	0.00	519.75	N/A	- 340,600	353,800
551500-120-0	Tobhiyah Benefield <b>600431350</b>	4136 N 36th Street Tacoma, WA 98407-5603	Lots 16 & 17, Block 22	36	725.05	0.00	18.13	0.00	0.00	725.05	N/A	<b>Z</b> 340,600	369,300
551500-121-0	Don Audrey <b>600431540</b>	4138 N 36th Street Tacoma, WA 98407-5603	Lots 18 & 19, Block 22	37	1,967.65	0.00	49.19	0.00	0.00	1,967.65	N/A	- 340,600	365,800
551500-122-0	Craig G & Lynn M Tuttle	4714 Saddle Back Drive NW Gig Harbor, WA 98332-5803 Site Address: 4142 N 36th Street Tacoma, WA 98407	Lots 20 & 21, Block 22 <b>1302 N "I" St Tacoma, WA 98332-5803</b>	38	3,861.45	2,157.39	150.47	0.00	0.00	6,018.85	sdwk drwy app	- 340,600	242,100



# ASSESSMENT ROLL LID 8642

Parcel No.	Taxpayer	Address	Legal Description	Assmt No.	Est Assmt.	Suppl	P.O. Disc.	LID Assist.	LID Disc.	Final Assmt	Suppl Desc.	Land Value	Improv. Value
551500-144-0	Wayne L & Barbara A Knippel  600431541	2522 N Proctor Street, PMB 233 Tacoma, WA 98406 Site Address: 4141 N 35th Street Tacoma, WA 98407	Lots 20 & 21, Block 25	39	3,852.10	1,206.03	126.45	0.00	0.00	5,058.10	drwy app	300,800	484,800
551500-143-0	Ronald R & Denise L Runyan Duplicate to: Attorneys Title Danielle Burmeister	4137 N 35th Street Tacoma, WA 98407  3906 S 74th Street Tacoma, WA 98409 Escrow # TC1-44131-ST	Lots 18 & 19, Block 25	40	1,973.25	0.00	49.33	0.00	0.00	1,973.30	N/A	300,800	215,300
551500-142-0	Shari L & Douglas R Larson	4133 N 35th Street Tacoma, WA 98407-5520	Lots 16 & 17, Block 25	41	726.95	0.00	18.17	0.00	0.00	726.95	N/A	300,800	172,000
551500-141-0	Christopher Fuson & Erika Seekins 600431542	4125 N 35th Street Tacoma, WA 98407-5520	Lots 14 & 15, Block 25	42	519.75	0.00	12.99	0.00	0.00	519.75	N/A	300,800	258,800
551500-140-0	Amelia Colasurdo & Mariano Parrish Duplicate to: Ticor Title Company Escrow # 70061964-TS 600431640	4123 N 35th Street Tacoma, WA 98407-5520  11400 SE 8th Street, Ste 110 Bellevue, WA 98004	Lots 12 & 13, Block 25	43	519.75	0.00	12.99	0.00	0.00	519.75	N/A	300,800	334,200
551500-139-0	Wayne G. Duckett, Jr. & Charles S Devine & Catriona Devine	4121 N 35th Street Tacoma, WA 98407-5520	W 14.92 ft of Lot 11, Block 25	44	155.45	0.00	3.89	0.00	0.00	155.45	N/A	303,000	204,800
<b>SUBTOTAL</b>					<b>29,909.75</b>	<b>12,317.11</b>	<b>1,055.66</b>	<b>0.00</b>	<b>0.00</b>	<b>42,227.05</b>		<b>5,900,900</b>	<b>5,194,800</b>

## HOPE PARK Segment #4

463000-025-0	CPM Management LLC	3710 N Gove Street Tacoma, WA 98407-4818 Site address: 3731 - 3737 N Cheyenne Street Tacoma, WA 98407-4837	Lots 1 & 2 & N 10 ft of Lot 3, Block 4	45	3,119.80	2,427.65	138.69	0.00	0.00	5,547.45	sdwk drwy app curb drain	275,600	599,800
463000-026-0	Benjamin P Andersen & Erin N Riordan  600431641	3727 N Cheyenne Street Tacoma, WA 98407-4811	The S 15 ft of Lot 3, all of Lot 4, Block 4	46	2,079.85	2,484.37	114.11	0.00	0.00	4,564.25	sdwk, drwy app, san	300,800	242,900

## ASSESSMENT ROLL LID 8642

Parcel No.	Taxpayer	Address	Legal Description	Assmt No.	Est Assmt.	Suppl	P.O. Disc.	LID Assist.	LID Disc.	Final Assmt	Suppl Desc.	Land Value	Improv. Value
											lateral ext		
463000-027-0	William F Horst III	3725 N Cheyenne Street Tacoma, WA 98407-4811	Lots 5 & 6, Block 4	47	2,599.85	369.64	74.24	0.00	0.00	2,969.50	sdwk drwy app	300,800	118,100
463000-028-0	Heather A Hope 600431642	3721 N Cheyenne Street Tacoma, WA 98407-4811	Lots 7 & 8, Block 4	48	2,599.85	1,172.78	94.32	0.00	0.00	3,772.65	sdwk drwy app	300,800	250,700
463000-029-1	William J & Jessica N Fierst 600431643	3719 N Cheyenne Street Tacoma, WA 98407-4811	Lots 9 & 10, Block. 4	49	2,599.85	1,148.16	93.70	0.00	0.00	3,748.05	sdwk drwy app	300,800	334,600
463000-029-2	Matt C & Erin C Tansill 600431644	3715 N Cheyenne Street Tacoma, WA 98407-4811	Lots 11 & 12, Block. 4	50	2,599.85	753.87	83.84	0.00	0.00	3,353.75	drwy app	300,800	339,500
463000-030-0	Broad Street LLC 600431645	3709 N Cheyenne Street Tacoma, WA 98407-4811	Lot 13 & N 1/2 of Lot 14, Block. 4	51	1,949.85	11,713.19	341.58	0.00	0.00	13,663.05	sdwk, Drwy sanitary, ret wall	283,200	151,600
463000-031-0	Marissa C Rosati 600431646	3707 N Cheyenne Street Tacoma, WA 98407-4811	S 1/2 of Lot 14 & all of Lot 15, Block. 4	52	1,949.85	1,712.27	91.55	0.00	0.00	3,662.15	sdwk, garden walk, drwy, drwy app	283,200	150,200
463000-032-1	Kimberly A Clark & Blair Goodrow 600431647	4515 N 37th Street Tacoma, WA 98407-4820	E 1/2 of Lots 16 thru 18, Block 4	53	1,169.80	0.00	29.25	0.00	0.00	1,169.80	N/A	296,700	354,600
463000-033-0	Shannon L Brenner 600431351	4517 N 37th Street Tacoma, WA 98407-4820	W 1/2 of Lots 16 thru 18, Block 4	54	2,729.90	3,405.98	153.40	0.00	0.00	6,135.90	sdwk drwy app	283,200	208,000
463000-034-0	Julie L Anderson	4604 N 38th Street Tacoma, WA 98407-4807	Lots 1 thru 3, Block 5	55	3,899.80	10,918.51	370.46	0.00	0.00	14,818.35	drwy app c & g, sdwk	327,400	565,400
463000-035-0	Camille Harding 600431352	3730 N Cheyenne Street Tacoma, WA 98407-4812	Lots 4 & 5, Block 5	56	2,599.85	497.62	77.44	0.00	0.00	3,097.50	drwy app	300,800	288,800
463000-036-0	Bradley D & Sunan L Harp	3724 N Cheyenne Street Tacoma, WA 98407-4812	Lots 6 & 7, Block 5	57	2,599.85	902.74	87.57	0.00	0.00	3,502.60	sdwk drwy app	300,800	260,200
463000-037-0	Kimberly A Freeman, TTEE	3722 N Cheyenne Street Tacoma, WA 98407-4812	Lots 8 & 9, Block 5	58	2,599.85	505.75	77.64	0.00	0.00	3,105.65	drwy app	300,800	176,900
463000-038-0	Stephen M & Kathryn A Gernon Co-TTEE of Gernon Revocable Living Trust	3718 N Cheyenne Street Tacoma, WA 98407-4812	Lots 10 & 11, Block 5	59	2,599.85	1,540.51	103.51	0.00	0.00	4,140.40	sdwk drwy app	300,800	275,200

# ASSESSMENT ROLL LID 8642

Parcel No.	Taxpayer	Address	Legal Description	Assmt No.	Est Assmt.	Suppl	P.O. Disc.	LID Assist.	LID Disc.	Final Assmt	Suppl Desc.	Land Value	Improv. Value
463000-039-0	Daniel J Peters 600431353	3712 N Cheyenne Street Tacoma, WA 98407-4812	Lots 12 & 13, Block 5	60	2,599.85	387.28	74.68	0.00	0.00	2,987.15	drwy app -	300,800	151,900
463000-040-0	Jeannine Mitchell 600431354	3708 N Cheyenne Street Tacoma, WA 98407-4812	Lots 14 & 15, Block 5	61	2,599.85	460.38	76.51	0.00	0.00	3,060.25	sdwk drwy app -	300,800	222,900
463000-041-0	Diane M & David B Ladenburg	844 S Steele Street Tacoma, WA 98405-3046 Site address: 3702 N Cheyenne Street Tacoma, WA 98407-4812	E 1/2 of Lots 16 thru 18, Block 5	62	2,729.90	519.55	81.24	0.00	0.00	3,249.50	drwy app -	283,200	141,000
463000-042-0	Nancy H Tuck 600431355	4607 N 37th Street Tacoma, WA 98407-4803	W 1/2 of Lots 16 thru 18, Block 5	63	1,169.80	0.00	29.25	0.00	0.00	1,169.80	N/A -	283,200	183,900
<b>SUBTOTALS</b>					<b>46,797.05</b>	<b>40,920.25</b>	<b>2,192.98</b>	<b>0.00</b>	<b>0.00</b>	<b>87,717.75</b>		<b>5,624,500</b>	<b>5,016,200</b>

## UNPLATTED 34-21-02

### Segment #5

02-21-34-3-052	Miles S Winder III & Carol Ann Gosling-Winder 600431740	PO Box 7276 Tacoma, WA 98417-0276 Site Address 7710 N 17th Street Tacoma, WA 98406-1145	W 45 ft of E 135 ft of Foll: Beg 30 ft W & 30 ft S of NE Cor of NW of NE of SW th S 120 ft th W 270 ft th N 120 ft th E 270 ft to Beg	64	779.80	0.00	19.50	0.00	0.00	779.80	N/A -	459,100	609,100
02-21-34-3-051	Andrew Thatcher 600431741	1546 N Fir Street Tacoma, WA 98406-1121	E 90 ft of the Foll: Beg 30 ft W & 30 ft S of NE Cor of NW of NE of SW th S 120 ft th W 270 ft th N 120 ft th E 270 ft to Beg	65	5,615.75	2,519.84	203.39	0.00	0.00	8,135.60	sdwk drwy app -	401,800	506,300
02-21-34-7-019	Jonathan D Regala & Karey Bayha Regala Duplicate to: First American Title Insurance Company Attn: Ann Smith File No. 4265-2867352 600431742	1534 N Fir Street Tacoma, WA 98406-1121  3911 9th Street SW Puyallup, WA 98373	The E 135 ft of Lot 1 of SP 84-07-10-0395	66	6,395.65	2,537.02	223.32	0.00	0.00	8,932.70	sdwk drwy app -	460,200	650,300



# ASSESSMENT ROLL LID 8642

Parcel No.	Taxpayer	Address	Legal Description	Assmt No.	Est Assmt.	Suppl	P.O. Disc.	LID Assist.	LID Disc.	Final Assmt	Suppl Desc.	Land Value	Improv. Value
02-21-34-3-055	Dale & Kylee Redman  600431840	1528 N Fir Street Tacoma, WA 98406-1121	Beg at a Pt 30 ft W & 270 ft S of NE Cor of NW of NE of SW th Running Par to E Li of Sd Subd S 60 ft th W 135 ft th N 60 ft th E 135 ft to POB	67	3,197.80	1,385.74	114.59	0.00	0.00	4,583.55	sdwk drwy app	370,300	264,100
02-21-34-3-058	Alan Rogers	1522 N Fir Street Tacoma, WA 98406-1121	E 135 ft of the Foll: Beg 30 ft W & 330 ft S of NE Cor of NW of NE of SW th S 60 ft th W 270 ft th N 60 ft th E 270 ft to Beg	68	3,197.80	2,028.63	130.66	0.00	0.00	5,226.45	sdwk, drwy & drwy app	370,300	226,700
02-21-34-3-074	Kevin Streeter c/o Kimo Streeter  600431841	267 Shorewood Court Fox Island, WA 98333-9725 Site Address: 1518 N Fir Street Tacoma, WA 98406-1121	Beg 30 ft W & 390 ft S of NE Cor of NW of NE of SW th S par to E Li of sd Subd 60 ft th W 135 ft th N 60 ft th E 135 ft to Beg	69	3,197.80	1,680.62	121.96	0.00	0.00	4,878.45	sdwk drwy app	462,800	428,600
02-21-34-3-061	Richard G & Monica Weidman	1512 N Fir Street Tacoma, WA 98406-1121	E 135 ft of the Foll: Beg 30 ft W & 450 ft S of NE Cor of NW of NE of SW th Running S Par with E Li of Sd Subd 60 ft th W Par with N Li of Sd Subd 140 ft th N Par with E Li of Sd Subd 60 ft th E 140 ft to Beg	70	3,197.80	1,664.06	121.55	0.00	0.00	4,861.90	sdwk drwy app	427,500	428,800
02-21-34-3-062	Charles A & Lynn M Blick  600431842	1508 N Fir Street Tacoma, WA 98406-1121	E 135 ft of the Foll: Beg 30 ft W & 510 ft S of NE Cor of NW of NE of SW th Running S Par with E li of Sd Subd 60 ft th W Par with N Li of Sd Subd 140 ft th N Par with E Li of Sd Subd 60 ft th E 140 ft to Beg	71	3,197.80	1,658.87	121.42	0.00	0.00	4,856.70	sdwk drwy app	374,100	435,200
02-21-34-3-073	Daniel E Jones & Gayle E Lyon	1502 N Fir Street Tacoma, WA 98406-1121	E 130 ft of the Foll: Beg at a Pt 30 ft W & 570 ft S of	72	3,344.80	1,927.11	131.80	0.00	0.00	5,271.95	sdwk drwy app	355,900	130,200

# ASSESSMENT ROLL LID 8642

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			NE Cor of NW of NE of SW th S Par with E Li of Sd NW of NE of SW 63.28 ft to a Pt 30 ft N of S Bdry of Sd Subd th W Par with S Bdry of Sd Subd 270 ft th N 63.24 ft th E 270 ft to Beg										
02-21-34-3-064	Joseph F & Markiva V Contris	1501 N Juniper Street Tacoma, WA 98406-1134	E 5 ft of the Foll: Beg 30 ft W & 570 ft S of NE Cor of NW of NE of SW Th W 130 ft to POB Th Cont W 140 ft Th S 63.24 ft Th E 140 ft Th N 63.26 ft m/l to Beg	73	0.00	0.00	0.00	0.00	0.00	0.00	N/A	271,200	324,200

## NARROWS BRIDGE ADDITION

624000-026-0	Rahab W Njoroge	1543 N Fir Street Tacoma, WA 98406-1120	Lot 11 & N 1/2 of Lot 12, Block 2	74	4,718.80	5,804.99	263.10	0.00	0.00	10,523.80	sdwk, stairs & railing	508,200	559,500
624000-027-0	Wayne E & Gail D Turner	1535 N Fir Street Tacoma, WA 98406-1120	S 1/2 of Lot 12 & all Lot 13, Block 2	75	4,717.35	2,210.34	173.19	0.00	0.00	6,927.70	sdwk drwy app	471,800	454,600
624000-028-0	Donald H & Erika Elgin, TTEE	1529 N Fir Street Tacoma, WA 98406-1120	Lot 14 & N 1/2 of Lot 15, Block 2	76	4,715.95	2,039.99	168.90	0.00	0.00	6,755.95	sdwk drwy app	406,400	505,900
624000-029-0	Alfred J & Jerene K Callan	1523 N Fir Street Tacoma, WA 98406-1120	S 1/2 of Lot 15 & all Lot 16, Block 2	77	4,714.55	3,160.37	196.87	0.00	0.00	7,874.95	sdwk drwy app	412,800	439,900
624000-030-0	Michael & Lisa White	1519 N Fir Street Tacoma, WA 98406-1120	Lot 17, Block 2	78	3,142.25	1,919.26	126.54	0.00	0.00	5,061.50	sdwk drwy app	358,100	289,800
	Duplicate to: Chicago Title Company Escrow # 4368843 Withholding funds Duplicate to: Dormant Solutions Group - West	3304 Rosedale Street, Suite 100 Gig Harbor, WA 98335											
		601 Riverside Avenue, Bldg 5, Fl 5											

# ASSESSMENT ROLL LID 8642

Parcel No.	Taxpayer	Address	Legal Description	Assmt No.	Est Assmt.	Suppl	P.O. Disc.	LID Assist.	LID Disc.	Final Assmt	Suppl Desc.	Land Value	Improv. Value
	Attn: Beverly Beall Escrow No. FNSE-4368843-TR	Jacksonville, FL 32204-2945											
624000-031-0	Michael A Scannell Sr. & Gabrielle A Scannell Duplicate to: Chicago Title Company Escrow No. 006166-TR-TL	1513 N Fir Street Tacoma, WA 98406-1120  3304 Rosedale Street, Suite 100 Gig Harbor, WA 98335	Lot 18, Block 2	79	3,141.55	1,729.55	121.78	0.00	0.00	4,871.10	sdwk drwy app	310,500	461,400
624000-032-0	Raymond S & Lorraine J Donofrio	P.O. Box 7814 Tacoma, WA 98417-0814 Site address: 1507 N Fir Street Tacoma, WA 98406-1120	Lot 19, Block 2	80	3,140.95	4,294.68	185.89	0.00	0.00	7,435.60	sdwk drwy app DW	306,900	320,200
624000-033-0	James R Hanna	1501 N Fir Street Tacoma, WA 98406-1120	Lot 20, Block 2	81	3,409.15	727.63	103.42	0.00	0.00	4,136.80	sdwk	255,800	299,700
<b>SUBTOTALS</b>					<b>63,825.55</b>	<b>37,288.70</b>	<b>2,527.88</b>	<b>0.00</b>	<b>0.00</b>	<b>101,114.50</b>		<b>6,983,700</b>	<b>7,334,500</b>
<b>TOTAL</b>					<b>213,394.10</b>	<b>130,541.97</b>	<b>8,598.49</b>	<b>0.00</b>	<b>0.00</b>	<b>343,937.35</b>		<b>25,630,300</b>	<b>22,974,300</b>
1/4 IMP VALUE		5,743,575.00											
TOTAL LAND VALUE		25,630,300.00											
TOTAL ACTUAL VALUE		31,373,875.00											
TOTAL EST PO ASSMT		213,394.10											
TOTAL FINAL PO ASSMT		343,937.35											

**RECEIVED**  
By HEARING EXAMINER OFFICE L. Legg at 8:40 am, Jan 30, 2024

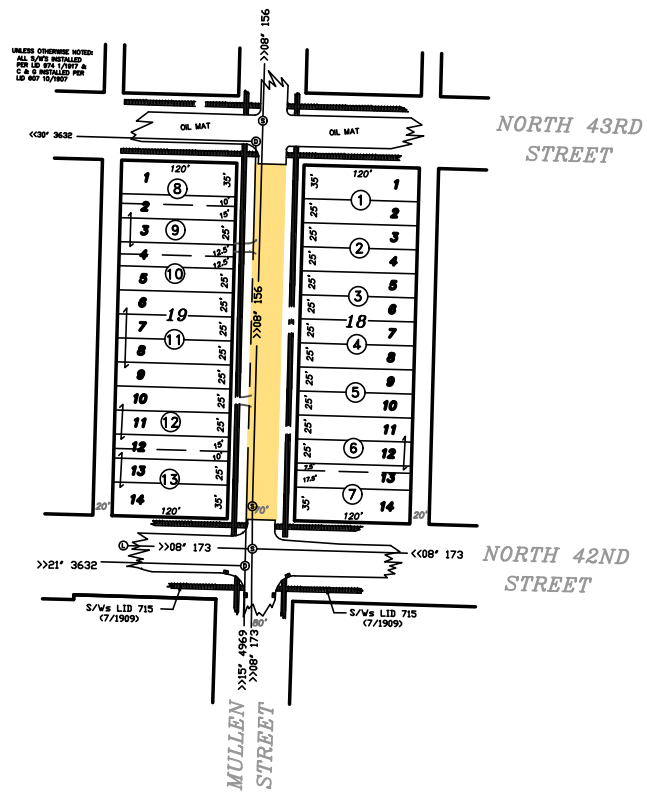


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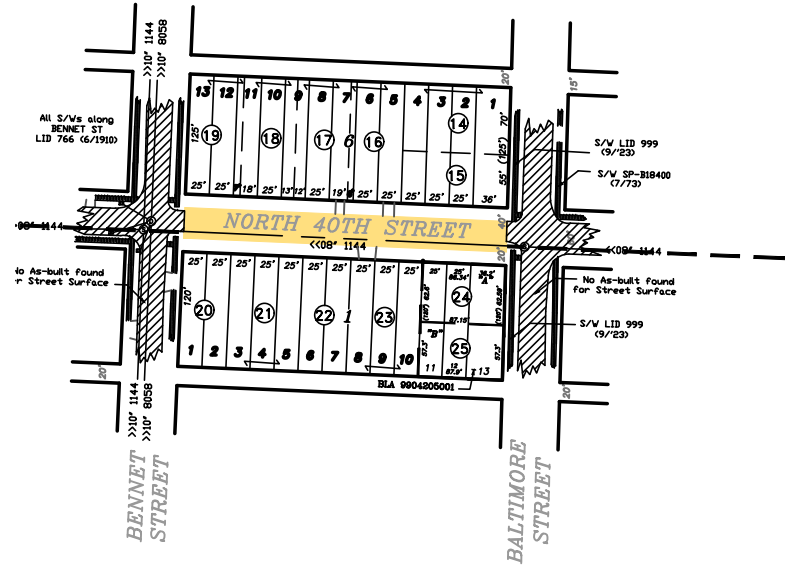
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**PROSPECT PARK ADDITION**

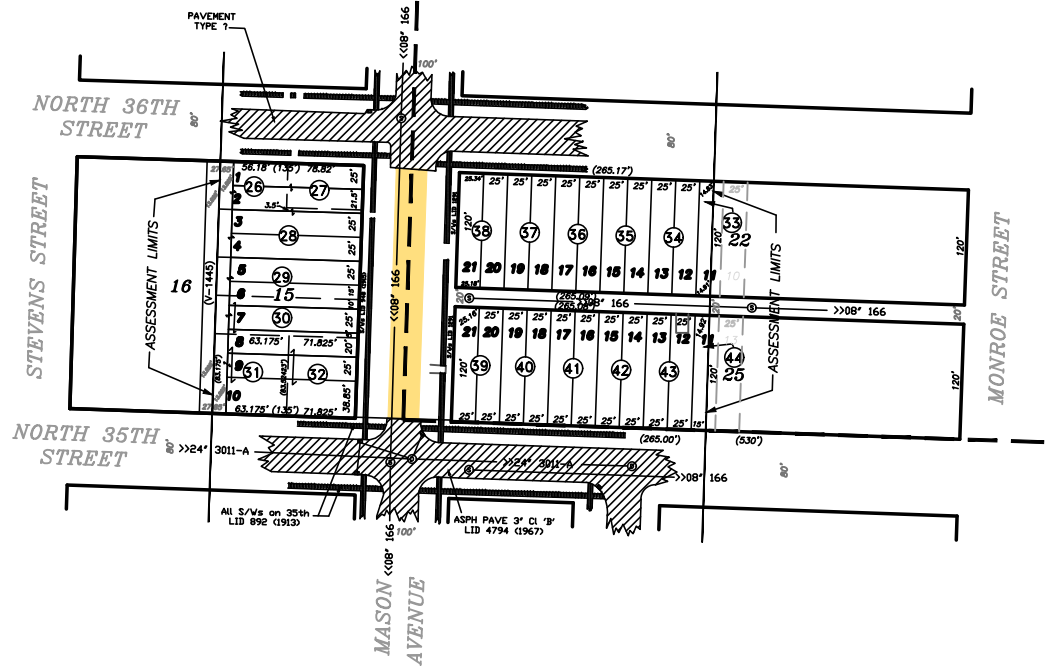


**RAVENSWOOD ADDITION**



**LUPTON'S FIRST ADDITION**

**HOPE PARK**



**MARCH-McCANDLESS ADDITION**

Exhibit C-7

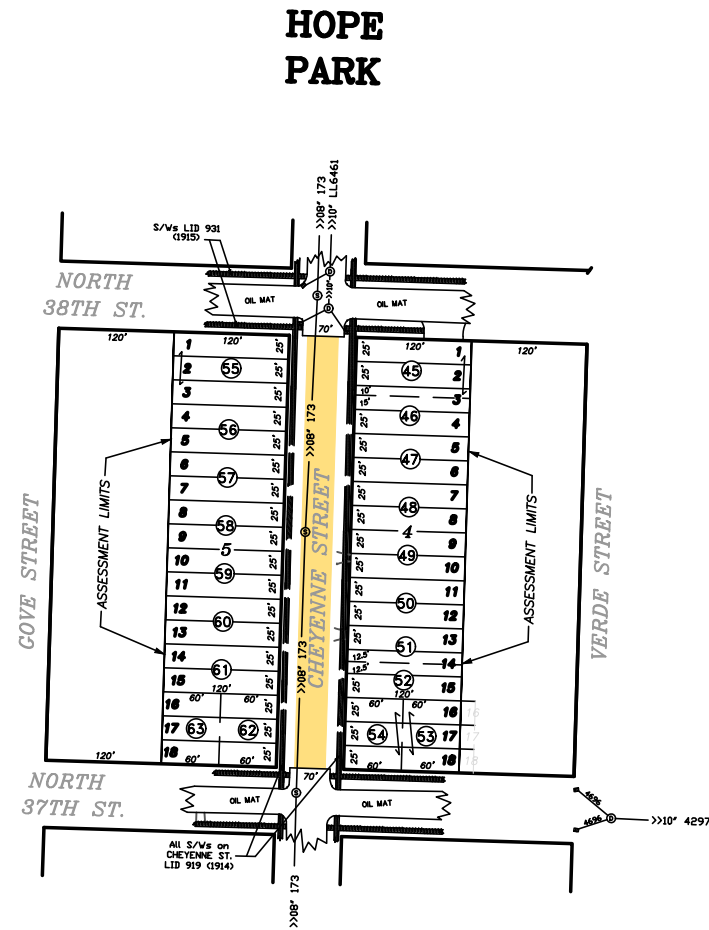
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				DESIGNED		Feb 2014	1" = 200'	DEPARTMENT OF PUBLIC WORKS	
				DRAWN		RKR	CHECKED	ASSESSMENT MAP	
				FILE NAME		RKR		SHOWING PROPERTIES BEING	
				FIELD BOOKS				ASSESSED FOR PERMENT PAVEMENT	
NO		REVISION		DATE		APPD		LID 8642	
								SHEET 1 OF 2	

**RECEIVED**

By HEARING EXAMINER OFFICE L. Legg at 8:46 am, Jan 30, 2024



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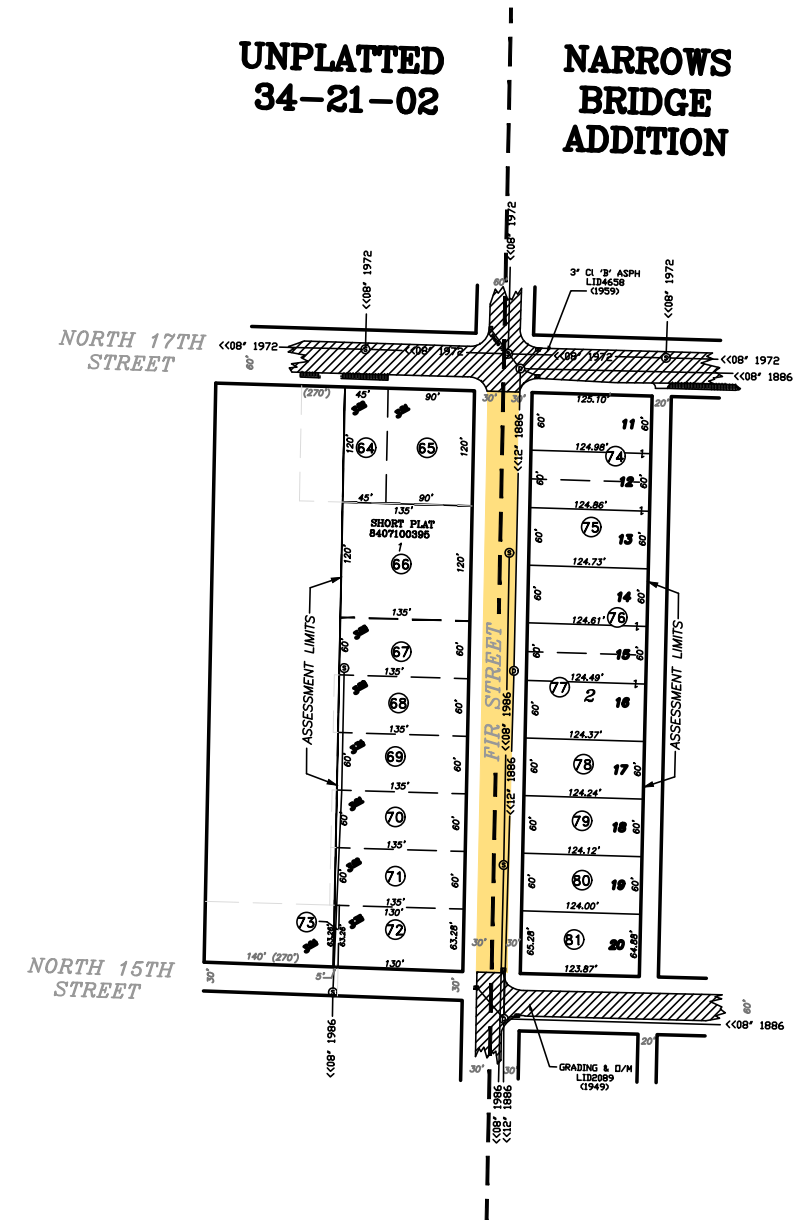


Exhibit C-7

				FINAL CONSTRUCTION CHECKED		DATE	SCALE	CITY OF TACOMA	
				DESIGNED		Feb 2014	1" = 200'	DEPARTMENT OF PUBLIC WORKS	
				DRAWN		DAW	FILE NAME	ASSESSMENT MAP	
				FIELD BOOKS				SHOWING PROPERTIES BEING ASSESSED FOR PERMENT PAVEMENT	
NO	REVISION	DATE	APPD					LID 8642	
								SHEET 2 OF 2	