

# *City of Saint Paul Sewer Assessment Program Packet*

## **Program Information and Instructions**

### **Who is eligible?**

- Any City of Saint Paul property owner who owes **no delinquent taxes** on a property in need of any of the following work done.
  - Repair of an existing sanitary sewer service.
  - Replacement of an abandoned or removed sanitary sewer service that is or was located along the alignment of a previously functioning sanitary sewer service. Please note that this program cannot be used for the construction of a new sanitary sewer service along an alignment that previously did not have a functioning sanitary sewer service.
  - Disconnection of a rainleader.
  - Rerouting of a private storm sewer service from the City's sanitary sewer system to the City's storm sewer system.

Participation in this program is voluntary. Property owners have the option to arrange for private financing. Feel free to call the Sewer Utility at 651-266-6234 to verify that you qualify to use this program.

### **What are the eligible costs?**

- Only costs (parts, labor, restoration, etc.) deemed necessary for performing any of the work listed above.

### **What forms need to be filled out and returned to the Sewer Utility?**

- Before any work is done, the following must be submitted to the Sewer Utility for review and approval:
  - An application form (included in this sewer assessment packet) signed by the property owner.
  - At least one (preferably three) estimates. A list of licensed sewer contractors who are authorized to perform this type of work is included in this sewer assessment packet. Please call them for estimates.
  - Contact the Sewer Utility by phone at 651-266-6234 to discuss your estimates. Note that the decision of which licensed sewer contractor ultimately performs the work belongs to the property owner.
- After the work is completed, the following must be submitted to the Sewer Utility for processing by the property owner:
  - A Repair Completion form (included in this sewer assessment packet) signed by the property owner.
  - A copy of the final invoice of the work performed by the licensed sewer contractor.

### **How does the contractor get paid?**

- After the work is completed and all required forms are received and approved by the Sewer Utility, the City's Finance Department processes and mails out a check to the contractor on the property owner's behalf (see the included Repair Completion form).

### **How does the property owner pay for the work done?**

- The City's Real Estate Division processes a special assessment for the cost of the work done and sends it to the City Council for ratification. The ratified assessment is then certified to the County, with charges appearing on the property owner's real estate tax statement the following year.
- The current fixed interest rate for this program is 4.15%. This rate is set by the City Council and is subject to change without notice. An administrative fee of \$60 is added to the total cost of the work done.
- Through real estate property taxes, the property owner pays the charges (sum of the cost of the work done, \$60 administrative fees, and 4.15% interest charges) over a twenty year period, starting the year after the City Council ratifies the assessment.
- Payment in full without penalty can be made any time prior to end of the twenty year period.
- An example of how this program works is included in this sewer assessment packet.

## Example of how the Sewer Assessment Charges are Calculated

\*NOTE: \$4,500 used below is just an example. The cost of your work may cost more or less

<b>Repair Cost</b>	<b>Administration Fee</b>	<b>Total Assessment</b>			<b>Interest Rate</b>
<b>\$5,020.00</b>	<b>\$60.00</b>	<b>\$5,080.00</b>			<b>4.15%</b>
<b>Year</b>	<b>Installment</b>	<b>Interest</b>	<b>Payment</b>	<b>New Balance</b>	
1	\$254.00	\$210.82	\$464.82	\$4,826.00	
2	\$254.00	\$200.28	\$454.28	\$4,572.00	
3	\$254.00	\$189.74	\$443.74	\$4,318.00	
4	\$254.00	\$179.20	\$433.20	\$4,064.00	
5	\$254.00	\$168.66	\$422.66	\$3,810.00	
6	\$254.00	\$158.12	\$412.12	\$3,556.00	
7	\$254.00	\$147.57	\$401.57	\$3,302.00	
8	\$254.00	\$137.03	\$391.03	\$3,048.00	
9	\$254.00	\$126.49	\$380.49	\$2,794.00	
10	\$254.00	\$115.95	\$369.95	\$2,540.00	
11	\$254.00	\$105.41	\$359.41	\$2,286.00	
12	\$254.00	\$94.87	\$348.87	\$2,032.00	
13	\$254.00	\$84.33	\$338.33	\$1,778.00	
14	\$254.00	\$73.79	\$327.79	\$1,524.00	
15	\$254.00	\$63.25	\$317.25	\$1,270.00	
16	\$254.00	\$52.71	\$306.71	\$1,016.00	
17	\$254.00	\$42.16	\$296.16	\$762.00	
18	\$254.00	\$31.62	\$285.62	\$508.00	
19	\$254.00	\$21.08	\$275.08	\$254.00	
20	\$254.00	\$10.54	\$264.54	\$0.00	
<b>Totals</b>	<b>\$5,080.00</b>	<b>\$2,213.61</b>	<b>\$7,293.61</b>		

**Please Note: These figures are not 100% accurate, but the dollar amounts will be close because the 1st year is prorated according to the date that the assessment is approved by the City Council.**

Revised 3/7/16

*City of Saint Paul Sewer Assessment Program*

**Application for Sewer Assessment**

As owner of the property listed below, I have reviewed the Sewer Assessment Program instructions and agree to the following terms and conditions:

Administration Fee: I will be charged a one-time fee of \$60.00 for administration, which will be included in the cost assessed against my property.

Payback period: Cost of work performed, administrative fees, and interest will be collected through my real estate taxes over a twenty year period. Interest charges will be based on the fixed rate approved by the Saint Paul City Council and is subject to change without notice. The current rate is 4.15%. I may pay the unpaid balance in full at any time during this twenty year period, without penalty.

**Waiver of Appeal: I AGREE TO WAIVE MY RIGHT TO APPEAL THIS ASSESSMENT. I AGREE TO SIGN AND SUBMIT THE REPAIR COMPLETION FORM PROMPTLY UPON COMPLETION OF MY SEWER REPAIR WORK. THE CITY WILL NOT BE RESPONSIBLE FOR ANY CHARGES THE LICENSED SEWER CONTRACTOR MAY LEVY FOR FAILURE TO RECIEVE PAYMENT PROMPTLY DUE TO THE PROPERTY OWNER NOT SUBMITTING ALL REQUIRED DOCUMENTS ON TIME.**

Damage Awards: If the work performed was necessitated by damage resulting from the actions of another party, and I collect compensation from that party, I agree to apply the full amount collected towards the unpaid balance of the assessment.

Property Address: \_\_\_\_\_  
(Location where work was performed)

Owner's Name (print): \_\_\_\_\_

Owner's Signature: \_\_\_\_\_

Owner's Address: \_\_\_\_\_  
(If different from property address)

Telephone Number: \_\_\_\_\_

Date: \_\_\_\_\_

Please return this completed "Application for Sewer Assessment" form, and at least one (preferably three) contractor bids to:

St. Paul Sewer Utility  
700 City Hall Annex  
25 W 4<sup>th</sup> St  
St. Paul, MN 55102

May also be faxed or emailed.  
Fax number: 651-298-5621  
Email address: [PW-SewerAssessment@ci.stpaul.mn.us](mailto:PW-SewerAssessment@ci.stpaul.mn.us)

**If you are not delinquent on your property taxes, you are eligible to use the program.** Please call Sewer Utility at (651) 266-6234 for questions.

*City of Saint Paul Sewer Assessment Program*

**Repair Completion Form**

**TO BE FILLED OUT BY PROPERTY OWNER ONLY**

(Call 651-266-6234 if you have questions)

**Request for Assessment:** I request that the Sewer Utility pay the attached invoice of \$ \_\_\_\_\_ because sewer repair work has been completed to my satisfaction.

Property Address: \_\_\_\_\_  
(Location where work was performed)

Owner's Name (print): \_\_\_\_\_

Owner's Signature: \_\_\_\_\_

Owner's Address: \_\_\_\_\_  
(If different from property address)

Owner's Telephone Number: \_\_\_\_\_

Date work was performed: \_\_\_\_\_

Name of Company who performed the work: \_\_\_\_\_

Address of Company who performed the work: \_\_\_\_\_

\_\_\_\_\_  
Phone number of company who performed the work: \_\_\_\_\_

I understand that the costs of this work will be assessed against my property and that the City does not warrant the work done by my contractor. I further understand that contractual relationships between property owners and contractors do not include the City and so questions relating to the work done must be directed to my contractor.

**Administration Fee:** I understand that the assessed charge against my property for this work will include a one-time fee of \$60.00 to process this assessment.

**Payback period:** I understand that the contractor's cost, the City administrative fee, and interest charges will be collected through real estate taxes over a twenty year period. Interest charges will be based on the fixed rate approved by the Saint Paul City Council and is subject to change without notice. The current rate is 4.15%. I also understand that I may pay the unpaid assessed balance in full at any time during this twenty year period without penalty.

**Waiver of Appeal:** As owner of the property listed below, I agree to waive my right to appeal this assessment.

**Please return this filled out form, along with a copy of the contractor's final invoice to:**

St. Paul Sewer Utility,  
700 City Hall Annex,  
25 W. 4th St.  
St. Paul, MN 55102.

**May also be faxed or emailed:**  
Fax number: 651-298-5621; Email address:  
PW-SewerAssessment@ci.stpaul.mn.us

Revised 3/7/16

## Private Sewer Service Televisor List

The plumbing and licensed sewer contractors on this list have agreed to perform their video sewer inspections according to the City of Saint Paul Televising Specifications which are listed on the bottom of this page. *Please note:* The Sewer Utility does not make any referrals. **You have the option of searching for and using any other contractors who can provide this service.**

* M & B services	(651) 248-1697
* Triple E	(763) 477-2299
* Benjamin Franklin Plumbing	(651) 222-1551
* Mr. Rooter	(763) 551-0555
* Roto Rooter	(763) 269-2106
*McQuillan Bros.	(651) 292-0124
*ASAP Underground LLC	(651) 493-3744
Midtown Drain Cleaning	(651) 247-6217
Midway Sewer Services	(651) 698-4033
Drain King	(763) 786-3000
All Ways Drains	(651) 458-5052
JMJ Sewer Services	(612) 245-0028
Twin City Drain	(651) 222-1551

\* Contractors who are also licensed house drain contractors (they are licensed to do a sewer repair in the right of way. See the back of this page or visit [www.stpaul.gov.sewer](http://www.stpaul.gov.sewer) for the full list of licensed house drain contractors).

**Because the price of televising your private sewer service can vary, please call several contractors for price quotes.** If your private sewer service is in need of repair, be sure to request a copy of the video or a link to the video.

**Saint Paul Televising Specifications: The video should be in color, have audio stating the date and address (can also be typed in), show digital foot measurements, have adequate lighting, and be slowly paced. Suggested speed should be one foot per second or slower.**

If you have questions regarding your private sewer service or need sewer records, please call the Sewer Utility Service Desk at (651) 266-6234.

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CITY OF ST PAUL / SEWER ASSESSMENT PROGRAM  
 LICENSED HOUSE SEWER CONTRACTORS

Capra's Utilities Inc (651) 762-2500  
 2340 Leibel St CIPP  
 White Bear Lake MN 55110

ASAP Underground LLC (651) 493-3744  
 2355 Fairview Ave #371 CIPP  
 Roseville MN 55113

Commercial Utilities Inc (651) 774-0330  
 1146 7th St E  
 St Paul MN 55106 SR

Benjamin Franklin Plumbing (651) 222-1551  
 1424 3rd St N CIPP  
 Minneapolis MN 55411

Curella Company (651) 774-0330  
 1146 7th St E  
 St Paul MN 55106 SR

Jacon LLC (651) 200-4174  
 3580 Centerville Rd  
 Vadnais Heights MN 55127

Jeanetta & Sons Excavating (651) 779-0541  
 2042 Hwy 36 E  
 North St Paul MN 55109 SR

McQuillan Bros Plbg, Htg & AC (651) 337-8623  
 1711 Highway 36 CIPP  
 St Paul MN 55109

Larson Contracting Inc (651) 770-2338  
 4410 Grafton Ave N  
 Oakdale MN 55128

Mr. Rooter (763) 551-0555  
 5155 E River Rd Ste 412 CIPP  
 Fridley MN 55421

M & B Services LLC (651) 248-1697  
 25817 Goldfinch Ave CIPP  
 Wyoming MN 55092 SR

Piperight Plumbing (612) 789-0836  
 10710 Mississippi Blvd NW  
 Coon Rapids MN 55433

Pete's Water and Sewer (612) 789-6162  
 2316 Jefferson St NE  
 Minneapolis MN 55418 SR

Roto Rooter (763) 269-2106  
 99 5th Ave NW Ste 200 CIPP  
 New Brighton MN 55112

Triple E Water & Sewer (763) 477-2299  
 2969 Fairview Ave  
 St Paul MN 55113 SR

Key  
 CIPP: Includes Cure-In-Place Pipelining  
 SR: Includes Sandrock Tunnel Repair