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OCT 11 2005  
CORPORATION COUNSEL

# CITY OF DANBURY

155 DEER HILL AVENUE  
DANBURY, CONNECTICUT 06810

ENGINEERING DEPARTMENT  
(203) 797-4641  
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WILLIAM J. BUCKLEY, JR., P.E.  
DIRECTOR OF PUBLIC WORKS / CITY ENGINEER

October 11, 2005

Honorable Mark D. Boughton  
Common Council  
City of Danbury  
155 Deer Hill Avenue  
Danbury, CT 06810

Dear Mayor Boughton and Common Council Members:

Water Main Extension  
Candlewood Terrace  
Final Assessment  
Project No. 03-09

The above noted project has been completed. There is only one property involved. Therefore, the final assessment is as follows:

<u>Tax Assessor Lot No.</u>	<u>Property Owner/Mailing Address</u>	<u>Final Assessment</u>
109212	Candlewood Terrace Condominium Association, Inc. c/o Scalzo Property Management Inc. 2 Stony Hill Road, Suite 201 Bethel, CT 06801	\$172,093.00

Would you please proceed with the arrangements for a public hearing concerning this final assessment as per Charter requirements?

If you have any questions, please feel free to contact this office.

Very truly yours,  
  
William J. Buckley, Jr., P.E.  
Director of Public Works/City Engineer

C: Dena R. Diorio  
Eric L. Gottschalk, Esq.  
David M. Day, P.E.



# RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

\_\_\_\_\_ A. D., 200\_\_

RESOLVED by the Common Council of the City of Danbury:

**WHEREAS**, the City of Danbury caused a water line to be extended known as the Candlewood Terrace Water Extension; and

**WHEREAS**, the General Statutes of the State of Connecticut require that assessments be made against property owners who benefit from said line; and

**WHEREAS**, the Common Council has determined the amount of said assessment, after public hearing, all according to law; and

**WHEREAS**, the Connecticut General Statutes Sections 7-137c, 7-137d and 7-253 authorizes the installment payment of assessments levied as the result of benefits derived from the installation of water systems; and

**WHEREAS**, said installment method of payment is deemed to be in the best interests of the City.

**NOW, THEREFORE BE IT RESOLVED THAT** the Assessment of Benefits fixed herein shall be due and payable on or before February 1, 2006, provided, however, that said assessments may be paid in installments in accordance herewith; and

**BE IT FURTHER RESOLVED THAT** the Tax Collector of the City of Danbury is hereby directed to file the appropriate Certificates of Notice of Installment Payment of Assessment of Benefits in the Land Records of the City of Danbury; and

**BE IT FURTHER RESOLVED THAT** the following provisions shall apply to installments of water benefit assessments in connection with the Candlewood Terrace Water Extension:

1. The payment of any benefits by installments hereunder shall be in not more than nineteen (19) equal annual payments.
2. The minimum annual installment payment shall be Nine Thousand Fifty Eight Dollars (\$9,058.00).
3. The interest on any deferred payments hereunder shall be due at a rate per annum of five percent (5.00%). Any person may pay any installment for which he is liable at any time prior to the due date thereof and no interest on any such installment shall be charged beyond the date of such payment.
4. The Town Clerk shall record on the Land Records of the City of Danbury a certificate signed by the Tax Collector of said City in a form substantially as attached.
5. A listing of the foregoing assessment shall have been filed in the Town Clerk's Office on December 12, 2005. An appeal to the superior court from such assessment must be taken with sixty (60) days of such filing.

The foregoing amounts are hereby laid upon the properties owned wholly or in part by the party named, in the amounts and for the sums indicated for the expense of constructing the water and appurtenances in the Candlewood Terrace Water Extension project as follows:



**RESOLVED** by the Common Council of the City of Danbury:

**CERTIFICATE OF NOTICE OF INSTALLMENT PAYMENT  
OF ASSESSMENT OF BENEFITS**

The undersigned Tax Collector of the City of Danbury in the County of Fairfield, State of Connecticut, hereby certifies from the date hereof an installment payment plan is in effect for payment of an assessment of benefits for the installation of a water system, in favor of the City of Danbury, upon real property situated in said City, which real property is more fully described in the City Land Records in:

Vol. \_\_\_\_\_ Page \_\_\_\_\_

The notice of such assessment of water benefits herein certified is to Candlewood Terrace (owner of property), the principal of which is \$172,093.00 due to said City of Danbury, together with legal interest fees and charges thereon assessed on December 6, 2005, in the name of The Candlewood Terrace Water Association, Inc., and the same becomes due on February 1, 2006 and may be paid in annual installment payments of Nine Thousand Fifty Eight Dollars (\$9,058.00) each plus interest at the rate of five percent (5.00%) on the unpaid balance and continuing to \_\_\_\_\_.

This certificate is filed pursuant to Sections 7-137c, 7-37d and 7-253 of the General Statutes, as amended.

The property assessed is:

Lot \_\_\_\_\_ Street \_\_\_\_\_  
Item No. \_\_\_\_\_

\_\_\_\_\_  
Tax Collector

Received \_\_\_\_\_ At \_\_\_\_\_ m.

Recorded in the Danbury Land Records

Vol. \_\_\_\_\_ Page \_\_\_\_\_

\_\_\_\_\_  
Town Clerk

**AND BE IT FURTHER RESOLVED THAT** the Assessments of Benefits by virtue of the construction of the water project are hereby fixed as follows:

(list attached)