



Central Iron County Water Conservancy District

88 E. Fiddlers Canyon Rd. Ste. 220

Cedar City, UT 84721

(435) 865-9901 | cicwcd.org

NOTICE OF ASSESSMENT AND BOARD OF EQUALIZATION HEARINGS

In accordance with Utah State Code §11-42 for the establishment of an Assessment Area for the residents of the Chekshani Cliffs Subdivision as better defined in the Central Iron County Water Conservancy District (“District”) Resolution #2020-7-30-01 (Resolution Designating the Assessment Area for the Purpose of Financing the Construction of a Well, Pump, Transmission Pipeline and Related Matters). The District is providing notice in accordance with Utah Code Ann. 11-42-402 for the notice of Assessment and Board of Equalization Hearings which are to be held for three consecutive days March 9th, 10th, and 11th, at the hour of 12:00pm (noon) through 1pm each day at the District Office.

Board of Equalization Hearings:

Held between 12pm(noon) and 1pm

March 9th, 10th, and 11th, 2022

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An assessment list has been completed and is explained in District Resolution #2020-7-30-01 and is attached with this public notice and is available for examination at the District office, address above.

The total estimated cost of the improvements is \$875,950.06. The District will pay \$534,329.54 in project costs. The amount of the assessment to be levied against benefitted property within the assessment area will be \$341,620.52.

The District will assume 61% of the cost while the assessment area will be responsible for 39%. This equates to \$534,329.54 as the District’s responsibility and \$341,620.52 for the assessed area. The District received a grant from the funding agency in the amount of \$150,000. This has been applied equally to each entity, reducing the District’s payable amount to \$459,329.54 and the Assessment Area to \$266,620.52. There are 71 properties participating in the assessment area and each will pay an equal portion. Dividing \$266,620.52 by 71 equates to a cost per lot total of \$3,755.22.

The calculated cost per lot in the assessment area is \$3,755.22 and is better defined in the chart below.



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Chekshani Cliffs Improvement Project Cost Estimates			
	Total Project Cost	Chekshani Contribution	District Contribution
Well Cost split		39%	61%
New Well	\$ 324,676.81	\$ 126,623.96	\$ 198,052.85
Line to Chekshani	\$ 367,209.25	\$ 143,211.61	\$ 223,997.64
Well House	\$ 49,010.03	\$ 19,113.91	\$ 29,896.12
Equipping	\$ 23,182.00	\$ 9,040.98	\$ 14,141.02
Engineering	\$ 111,871.97	\$ 43,630.07	\$ 68,241.90
Total Project Cost:	\$ 875,950.06	\$ 341,620.52	\$ 534,329.54
Grant Funding		\$ (75,000.00)	\$ (75,000.00)
Total repayment amount:		\$ 266,620.52	\$ 459,329.54
Total Cost per Lot:		\$ 3,755.22	
Estimated Billing for Financed Assessment			
Improvement Cost/Lot/Month @ 5% for 10 years:		\$39.83	
Current Average Monthly Bill:		\$41.56	
Total Estimated Average Monthly Cost/Lot/Month:		\$81.39	