



**CITY OF BELTON  
CITY COUNCIL  
WORK SESSION AND SPECIAL MEETING  
TUESDAY, OCTOBER 18, 2016 – 7:00 P.M.  
CITY HALL ANNEX  
520 MAIN STREET  
AGENDA**

- I. CALL SPECIAL MEETING TO ORDER
- II. ROLL CALL
- III. ORDINANCES

- A. Motion approving the final reading of Bill No. 2009-07: AN ORDINANCE APPROVING AND DESIGNATING REDEVELOPMENT PROJECT 1 OF THE SOUTHTOWNE PLAZA TAX INCREMENT FINANCING REDEVELOPMENT PLAN AS A REDEVELOPMENT PROJECT AND ADOPTING TAX INCREMENT FINANCING THEREIN.

The second reading of this ordinance occurs prior to the opening of the development of Project 1 of the Southtowne Plaza Tax Increment Financing Area (Menards).

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- IV. ADJOURN SPECIAL MEETING
- V. CALL WORK SESSION TO ORDER
- VI. ITEMS FOR REVIEW AND DISCUSSION

- A. Grand Hill Community Improvement District (CID) amended petition and authorization for special assessments.

Attorney David Rauzi representing David Panek shall present the information regarding the requested amendments.

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- VII. OTHER BUSINESS
- VIII. ADJOURN WORK SESSION



# **SECTION III**

## **A**

APPROVING AND DESIGNATING REDEVELOPMENT PROJECT 1 OF THE SOUTHTOWNE PLAZA TAX INCREMENT FINANCING REDEVELOPMENT PLAN AS A REDEVELOPMENT PROJECT AND ADOPTING TAX INCREMENT FINANCING THEREIN.

WHEREAS, on March 10, 2009, the City Council of the City of Belton Missouri ("City Council") passed Ordinance No. 2009-3524 (the "Ordinance"), which approved the Southtowne Plaza Tax Increment Financing Redevelopment Plan (the "Plan") and designated the Redevelopment Area described therein as a blighted area pursuant to the provisions of the Real Property Tax Increment Allocation Redevelopment Act, R.S.Mo. §§ 99.800 to 99.865 ("Act"); and

WHEREAS, the Plan and Ordinance contemplate the implementation of the Plan through three Redevelopment Projects ("Redevelopment Project 1", "Redevelopment Project 2" and "Redevelopment Project 3"; referred to collectively as the "Redevelopment Projects") and the adoption of the tax increment financing in the areas selected for such Redevelopment Projects; and

WHEREAS, the City desires to activate tax increment allocation financing for Redevelopment Project 1.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF BELTON, MISSOURI, as follows:

SECTION 1. All terms used in this ordinance not otherwise defined herein shall be construed as defined in the Act.

SECTION 2. The area selected for Redevelopment Project 1 is legally described as follows:

A tract of land located in Section 12 Township 46 North of the Baseline Range 33 West of the 5th Principal Meridian all in the City of Belton, Cass County, Missouri more particularly described as follows:

Commencing at the center corner of said Section 12; thence S 02°47'27" W along the East line of the Southwest 1/4 of said Section a distance of 124.68 feet; thence N 87°12'33" W a distance of 120.53 feet to a point designated as "Point A", said point being the Point of Beginning; thence N 48°03'10" E a distance of 60.02 feet; thence N 41°58'07" W a distance of 93.10 feet; thence N 48°02'04" E a distance of 294.58 feet; thence N 29°24'01" E a distance of 87.89 feet; thence N 20°29'24" E a distance of 243.88 feet; thence N 48°24'09" E a distance of 237.25 feet; thence N 32°02'56" E a distance of 232.19 feet to a point on the Southwesterly Right of Way of Missouri Route 71; thence along said Right of Way through the following four courses; S 59°05'11" E a distance of 354.12 feet; thence S 48°17'29" E a distance of 849.00 feet; thence S 36°56'28" E a distance of 101.98 feet; thence S 48°15'04" E a distance of 212.22 feet;

thence N 85°46'47" W a distance of 490.86 feet; thence S 04°13'16" W a distance of 250.00 feet; thence N 85°46'44" W a distance of 100.00 feet; thence S 51°56'34" W a distance of 334.38 feet; thence N 70°30'58" W a distance of 663.75 feet; thence with a curve to the right having a radius of 710.25 feet, with a chord bearing of N 56°14'41" W, with a chord length of 350.14 feet, an arc length of 353.78 feet to the Point of Beginning, containing 1256227 square feet or 28.8 acres, more or less, subject to any easements, reservations, restrictions or covenants, recorded or unrecorded, if any.

and is approved and designated as a Redevelopment Project Area (the "Redevelopment Project Area 1"). Redevelopment Project Area 1 includes only those parcels of real property and improvements thereon which will be directly and substantially benefited by the Redevelopment Project improvements therein.

SECTION 3. Tax increment allocation financing is hereby adopted for taxable real property in Redevelopment Project Area 1. After the total equalized assessed valuation of the taxable real estate property in Redevelopment Project Area 1 exceeds the certified total initial equalized assessed valuation of the taxable real property in Redevelopment Project Area 1, the ad valorem taxes, and payment in lieu of taxes, if any, arising from the levies upon the taxable real property in such project by taxing districts and tax rates determined in the manner provided in R.S.Mo. § 99.855.2 each year after the effective date of this ordinance until certified reimbursable redevelopment project costs have been paid shall be divided as follows:

1. That portion of taxes penalties and interest levied upon each taxable lot, block, tract, or parcel of real property which is attributable to the initial equalized assessed value of each such taxable lot, block, tract or parcel of real property in Redevelopment Project Area 1 shall be allocated to and, when collected, shall be paid by the Cass County Collector and the City Treasurer to the respective affected taxing districts in the manner required by law in the absence of the adoption of tax increment allocation financing;

2. Payments in lieu of taxes attributable to the increase in the current equalized assessed valuation of each taxable lot, block, tract, or parcel of real property in Redevelopment Project Area 1, and any applicable penalty and interest over and above the initial equalized assessed value of each such unit of property shall be allocated to and, when collected, shall be paid to the City Treasurer who shall deposit such payment in lieu of taxes into a special fund called the "Special Allocation Fund" of the City for the purpose of paying and reimbursing certified reimbursable Redevelopment Project Costs and obligations incurred in the payment thereof. Any payments in lieu of taxes which are not paid within 60 days of the due date will be deemed delinquent and assessed a penalty of one percent (1%) per month.

SECTION 4. In addition to the payments in lieu of taxes described in Section 3 above, fifty percent (50%) of the total additional revenue from taxes penalties and interest which are imposed by the City or other taxing districts, and which are generated by economic activities within Redevelopment Project Area 1 over the amount of such taxes generated by economic activities within such area in the calendar year prior to the adoption of this ordinance, while tax increment financing remains in effect, but excluding personal property taxes, taxes imposed on

sales of charges for sleeping rooms paid by transient guests of hotels and motels, taxes levied pursuant to R.S.Mo. § 70.500, taxes levied to R.S.Mo. § 94.660, licenses, fees or special assessments and personal property taxes, other than payments in lieu of taxes, and penalties and interest thereon shall be allocated to, and paid by the local political subdivision collecting officer to the City Treasurer or other designated official officer of the City, who shall deposit such funds in a separate segregated account within the Special Allocation Fund.

SECTION 5. That if any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions thereof.

SECTION 6. That all ordinances or parts of ordinances in conflict with this Ordinance are hereby repealed.

SECTION 7. That this Ordinance shall be in full force and effect from and after the date of its passage and approval.

PASSED by the City Council this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

Approved as to form and legality.

\_\_\_\_\_  
City Attorney

Duly introduced on January 27, 2009, but postponed to February 24, 2009, and again postponed to March 10, 2009 and was then approved for first reading on March 10, 2009.

Duly read the second time and passed this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Mayor Jeff Davis

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Mayor Jeff Davis

ATTEST:

Patricia A. Ledford, City Clerk

STATE OF MISSOURI     )  
  ) ss.  
COUNTY OF CASS        )

I, Patricia A. Ledford, City Clerk, do hereby certify that I have been duly appointed City Clerk of the City of Belton, Missouri and that the foregoing ordinance was regularly introduced for first reading at a meeting of the City Council held on the 27<sup>th</sup> day of January, 2009, but postponed to February 24, 2009, and again postponed to March 10, 2009 and approved for first reading on March 10, 2009, and thereafter adopted as Ordinance No. \_\_\_\_\_ of the City of Belton, Missouri, at a meeting of the City Council held on the \_\_\_\_\_ day of \_\_\_\_\_, 2016, after the second reading thereof by the following vote, to-wit:

AYES: \_\_\_\_\_ Councilmen \_\_\_\_\_  
NOES: \_\_\_\_\_ Councilmen \_\_\_\_\_  
ABSENT: \_\_\_\_\_ Councilmen \_\_\_\_\_

Patricia A. Ledford, City Clerk

# **SECTION VI**

## **A**



**PETITION TO AMEND THE FIRST AMENDED PETITION TO ESTABLISH  
GRAND HILL COMMUNITY IMPROVEMENT DISTRICT  
AND TO AUTHORIZE SPECIAL ASSESSMENTS**

**BELTON, CASS COUNTY, MISSOURI**

**August 12th, 2016**

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## EXHIBITS

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EXHIBIT E SPECIAL ASSESSMENT PETITION

**PETITION TO AMEND THE FIRST AMENDED PETITION TO ESTABLISH  
GRAND HILL COMMUNITY IMPROVEMENT DISTRICT AND TO AUTHORIZE  
SPECIAL ASSESSMENTS**

This petition (“Petition”) is submitted in accordance with Rev. Mo. Stat. § 67.1401, through § 67.1571, otherwise known as the Missouri Community Improvement District Act (the “Act”), by those persons and entities whose signatures appear below (the “Petitioners”). The City Council (the “City Council”) of the City of Belton, Cass County, Missouri (the “City”) established the Grand Hill Community Improvement District (the “District”) by and through its adoption of Ordinance No. 2015-4162 dated December 22, 2015 (the “Ordinance”) for the purposes stated in the First Amended Petition to Establish Grand Hill Community Improvement District (the “Original Petition”). The Petitioners request that the City Council amend the Original Petition by modifying certain provisions related to special assessments to be levied by the District in accordance with the Act, updating the Five-Year Plan, and by adding Exhibit D – Real Property Special Assessment Roll and Exhibit E – Special Assessment Petition.

**I. PETITIONERS**

The Petitioners represent more than fifty percent (50%) per capita of all owners of the District Land and District Land owners collectively owning more than fifty percent (50%) by assessed value of the District Land.

**II. OVERVIEW AND DESCRIPTION OF THE GRAND HILL COMMUNITY IMPROVEMENT DISTRICT PROJECT**

The project is initiated as the result of a notice received from the Missouri Department of Natural Resources, informing the residences of the Grand Hill Addition that the sewage treatment plant servicing the property would no longer meet recently revised State of Missouri standards for effluent discharge, and that under the new standards, the existing plant could not be modified to meet the new standards. The effect of the new standards would result in the shutdown of the sewage treatment plan, and render the 19 residences existing in the addition uninhabitable and result in the loss of investment value of all property owners in the Grand Hill Addition.

The Grand Hill Community Improvement District Project will rectify the current deficiency in sanitary sewer service by installing a sewage collection reservoir and self-contained pumping station within the Grand Hill Addition property upon a common area of the addition. The pumping station will then connect via a 1 ¼” HDPE pipe to the existing City of Belton sewer line on 175<sup>th</sup> Street. The pipe will run northward along an existing water main right of way approximately 2,100 feet to the connection with the City system. The planned improvements have been engineered to specifications that meet all existing construction regulations and State statutes. The costs of the planned improvements and future maintenance and repair will be completely funded through special assessments upon the subject real property in a *pro rata* proportion, as agreed by the owners of the Grand Hill Addition properties, as set forth in Exhibit D attached to this Petition.

### **III. DESCRIPTION OF THE DISTRICT**

#### **A. Legal Description**

The District includes all of the real property (the “District Land”) legally described in Exhibit A (the “District Legal Description”) attached to this Petition.

#### **B. Boundary Map**

A map illustrating the general boundaries of the District is attached to this Petition as Exhibit B (the “District Boundary Map”).

#### **C. Name of District**

The name of the District shall be the Grand Hill Community Improvement District.

#### **D. Notice to Petitioners**

The signatures of Petitioners signing this Petition may not be withdrawn later than seven days after this Petition is filed with the City Clerk.

### **IV. FIVE-YEAR PLAN**

#### **A. Purposes of the District**

The District shall serve the following purposes (the “District Purposes”):

- (a) facilitating development of the water treatment facility that services the District (“Water Treatment Facility”) by providing, or causing to be provided, certain improvements and services (collectively, the “Eligible Services”) described in Paragraph B of this Article for the benefit of the District;
- (b) issuing obligations, (“Bonds”), or obtaining any other sort of financing allowed under the Act to finance: (1) the costs of the Eligible Services, (2) other costs incurred by the District to carry out the District Purposes, and (3) costs of financing, including but not limited to: (i) costs of issuance, (ii) capitalized interest, and (iii) debt service reserves;
- (c) coordinating with public and private entities to plan and implement the Eligible Services; and
- (d) imposing and collecting a special assessment, fees, and charges authorized pursuant to this Petition and the Act.

**B. Improvements and Services (“Eligible Services”)**

The Eligible Services shall include, but are not necessarily limited to, the following:

**1. Updates and Improvements to Water Treatment Facility**

The District may construct, reconstruct, install, repair, maintain, and equip (or cause such services to be undertaken) any updates and improvements necessary to bring the Water Treatment Facility into compliance with the Missouri Clean Water Law (“MCWL”) including, but not limited to: connecting the wastewater flow from the District to the City of Belton’s central wastewater treatment and collection system, and any other useful, necessary or desired improvement authorized under the Act.

**2. Administration and Operations**

The District may provide and/or contract for managerial, engineering, legal, technical, clerical, accounting, financial consulting, and other assistance deemed necessary or desirable by the District to meet the District Purposes, including, but not necessarily limited to, the following:

- (a) financing the costs of creating and operating the District;
- (b) investigating and assessing future updates and improvements necessary for the Water Treatment Facility to remain compliant with the MCWL;
- (c) financing the costs of updating the Water Treatment Facility so that it remains compliant with the MCWL;
- (d) contracting for legal counsel on matters pertaining to the District and to the Water Treatment Facility;
- (e) imposing and collecting a special assessment and/or a charge and/or a fee as authorized pursuant to this Petition and the Act;
- (f) coordinating meetings and the dissemination of additional information necessary or desirable to meet the District Purposes.

**3. Maintenance**

The District may contract for and provide maintenance and cleaning services to the Water Treatment Facility, and to improve the efficiency of the Water Treatment Facility, to ensure the Water Treatment Facility remains compliant with the MCWL. Such services may include, but are not necessarily limited to:

- (a) contracting for legal services to provide annual review of the MCWL;
- (b) contracting for engineering and/or any other services necessary to provide annual review and assessment of the Water Treatment Facility to ensure compliance with the MCWL;
- (c) monitoring of City services, if any; and
- (d) providing, maintenance, and other services to the Water Treatment facility and surrounding property.

**4. Additional Improvements and Services**

The District shall be authorized to provide for any and all desired services and improvements, and shall have all rights needed to provide those desired services and improvements, up to and including any desired service and improvement right not specifically limited, or prevented, by this Petition or the Act.

**C. Estimate of Revenues and Costs of Improvements and Services**

The commencement of the Eligible Services and the levy and collection of the Special Assessment are anticipated to occur within the first year of the District's existence. The Five-Year Plan's estimate of revenues from the collection of the Special Assessment, and estimated costs related to the provision of the Eligible Services are shown on Exhibit C attached to this Petition.

**V. GOVERNANCE OF THE DISTRICT**

**A. Type of District**

The District shall be a separate not-for-profit corporation named Grand Hill, LLC, and shall have all of the powers granted to and/or exercisable by a community improvement district according to the Act. The District shall comply with all state statutory requirements of a not-for-profit corporation including, but not limited to: (1) compliance with the requirements outlined in Rev. Mo. Stat. § 355.001, *et al.*; and (2) annual comprehensive financial audit, if required by lender.

**B. Board of Directors**

**1. Number**

The District shall initially be governed by a Board of Directors (the "Board") consisting of five (5) members. As the term of each initial director ("Initial Directors") expires, successor directors shall qualify and be appointed elected in accordance with Paragraph 5 of this Article.

**2. Qualifications**

The Initial Directors of the Board shall be comprised of those individuals listed in Paragraph 3 of this Article. Successor directors (“Successor Directors”) shall be elected in accordance with Paragraph 5 of this Article. Each Initial Director and Successor Director shall meet the following requirements:

- (a) be at least 18 years of age;
- (b) be a Missouri resident, as long as required by the Missouri Constitution or by state statute;
- (c) be either an owner of real property (“Owner”) within the District, or such Owner’s representative, an owner of a business (“Operator”) operating within the District, or such Operator’s representative, or a registered voter, owning and occupying a residence within the District (“Resident”); and
- (d) except for the Initial Directors named in this Petition, be nominated by a Board Member according to the nominating procedures set out below.

**3. Initial Directors**

In accordance with the District’s articles or bylaws and by Rev. Mo. Stat. § 355.001, *et al.*, the Initial Directors to serve on the Board, and their respective terms, will be:

<i>NAME</i>	<b>TERM (in years)</b>
<i>David Panek</i>	6
<i>Mary Beth Panek</i>	5
<i>James G. Panek</i>	4
<i>Tina M. Watters</i>	4
<i>Lucena E Panek Trust</i>	4

**4. Terms**

Each Initial Director named above shall serve for the term set forth opposite his/her name or until his/her successor is appointed in accordance with this Petition. Each Successor Director shall serve a four-year term or until his/her successor is appointed in accordance with this Petition. If, for any reason, a director is not able to serve his/her full term, the remaining directors shall elect an interim director to fill the vacancy of the unexpired term.



Notwithstanding anything to the contrary, any Initial Director's or Successor Director's (collectively, "Director") failure to continually meet the qualification requirements set forth in Paragraph 2 of this Article, either in a Director's individual capacity or in a Director's representative capacity, shall constitute cause for the Board to take appropriate action to remove said Director.

**5. Successor Directors**

Successor Directors shall be nominated by a Board Member and elected by a majority vote of the Board. Such elections shall be subject to each and every qualification stated in this Petition.

**6. Termination**

Any Director may be removed for cause by a two-thirds affirmative vote of the Board. Written notice of the proposed removal shall be given to all Directors prior to action thereon.

**7. Compensation**

No Director shall receive compensation for performing their official duties as a member of the Board, except that the District may reimburse Directors for reasonable and actual expenses incurred in the performance of their official duties as may be permitted in the Act.

**VI. ASSESSED VALUE**

The total assessed value of all of the real property within the District is \$167,820.20.

**VII. LIFE OF DISTRICT**

The life of the District shall be for a minimum of thirty (30) years following the effective date of the Ordinance establishing the District, after which, the District shall continue in perpetual existence unless and until terminated in accordance with the Act.

**VIII. REAL PROPERTY TAXES AND BUSINESS LICENSE TAXES**

The District will not levy a real property tax and is not authorized to levy a business license tax.

**IX. SPECIAL ASSESSMENTS**

The District may, by resolution of the Board, and in accordance with the Act, impose a District-wide special assessment not to exceed the amounts as set forth in Exhibit D upon all developed and improved lots in the District, excluding streets and public right-of-way. By

signing this Petition, the Petitioners are simultaneously approving the Special Assessment Petition attached as Exhibit E authorizing the District to levy a special assessment as provided in this Petition and the Special Assessment Petition by resolution duly adopted by the District's Board of Directors.

**X. SALES TAX**

The District is not authorized to levy a sales tax.

**XI. LIMITATIONS ON BORROWING CAPACITY, REVENUE GENERATION AND DISTRICT POWERS**

There shall be no limitations on the District's borrowing capacity, revenue generation, or powers; however, the District shall have no power to acquire property by eminent domain.

**XII. REQUEST TO AMEND ORIGINAL PETITION**

By execution and submission of this Petition, the Petitioners request that the City Council amend the Original Petition by modifying certain provisions related to special assessments, updating the Five-Year Plan, and by adding Exhibit D – Real Property Special Assessment Roll and Exhibit E – Special Assessment Petition as set out in this Petition.

**XIII. SEVERABILITY**

If any provision of this Petition shall be held or determined to be invalid, inoperative or unenforceable as applied in any particular case, or in all cases, because it conflicts with any other provision or provisions of this Petition or for any other reason, such circumstances shall not have the effect of rendering the provision in question inoperative or unenforceable in any other case or circumstance, or of rendering any other provision contained in this Petition invalid, inoperative or unenforceable to any extent whatsoever.

## EXHIBIT A

### DISTRICT LEGAL DESCRIPTION

Lots 1 through 16, GRAND HILL ADDITION, in Belton, Cass County, Missouri, and all public or private streets that run appurtenant, inclusive of all public or private rights-of-way, identified in the plat attached hereto as Exhibit B.

In addition, the following public easements and right-of-way for a total of 1,808 feet are included within the District boundaries for purpose of connecting the new Water Treatment Facility to the City of Belton public sewer:

Tract A:

The South Twenty (20) feet of the North One Thousand and Eighty (1080.0) feet of the E 1/2 of the W 1/2 of the W 1/2 of Lot 2, of the NW 1/4 of Section 1, Township 46, Range 33 in the City of Belton, Cass County, Missouri.

Tract B:

The South Twenty (20) feet of the North One Thousand and Eighty (1080.0) feet of the E 1/2 of the W 1/2 of Lot 2, of the NW 1/4 of Section 1, Township 46, Range 33, in the City of Belton, Cass County, Missouri.

Tract C:

From the eastern termination of Tract B thence east 825 feet within the public right-of-way of 157<sup>th</sup> Street in the Sunset Hill Addition subdivision to the City of Belton public sewer connection.

# EXHIBIT B DISTRICT BOUNDARY MAP

10667  
Book of Missouri  
County of Cass | Recorder's Office  
I hereby certify that this is a correct and true copy  
of record as the same was filed in my office  
on the 27th day of November, 1962  
at 10:30 a.m. in Book 10667  
and recorded in Book 10667  
at Belton, Missouri, this 27th day of November, 1962.

## GRAND HILL ADDITION BELTON, MO.

This is a subdivision of the South 476 feet of the West half of the West half of the West half of Lot 2 of the Northwest Quarter of Section 1, Township 46, Range 88, Belton, Cass County, Missouri.

The undersigned proprietor of the above described tract has caused the same to be subdivided in the manner as shown on the accompanying plat, which subdivision and plat shall hereafter be known as

"GRAND HILL ADDITION"

All thoroughfares shown on this plat and not heretofore dedicated to public use are hereby so dedicated.

An easement or license is hereby granted to Belton, Missouri to locate, construct and maintain or to authorize the location, construction and maintenance of conduits, water, gas and sewer lines, poles, wires and anchors and all or any of them upon those areas outlined on this plat and designated by the words "Utilities Easement".

In testimony whereof GRAND HILLS DEVELOPMENT COMPANY, INC. has caused these presents to be signed by its President and attested by its Secretary this 27 day of NOVEMBER, A.D., 1962.

Attest:

By Marie R. Peters  
Secretary

GRAND HILLS DEVELOPMENT COMPANY, INC.

Logan Stoudt  
President

State of Missouri } ss.  
County of Cass }

On this 27th day of

November, A.D.,  
1962 before me, the undersigned Notary Public, personally appeared Logan Stoudt, to me known to be the person described in and who by me being duly sworn, did say that he is President of GRAND HILLS DEVELOPMENT COMPANY, INC., a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and the said Logan Stoudt acknowledged the execution of said instrument to be the free act and deed of said corporation.

In testimony whereof I have hereunto set my hand and affixed my official seal at my office in Belton, Missouri, the day and year last above written.

James C. Pugh  
Notary Public in and for  
Cass County, Missouri

My commission expires

April 17, 1965

State of Missouri } ss.  
County of Cass }

This certifies that the within plat of GRAND HILL ADDITION was submitted to and duly approved by the Mayor and Council of the City of Belton, Missouri this 27th day of November, A.D., 1962.

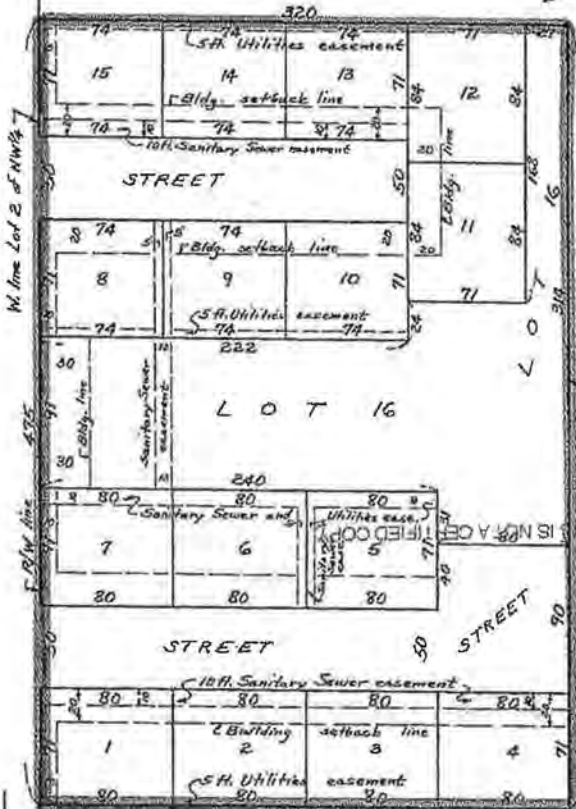
by Ordinance No. 62-114

Robert Schneider  
City Clerk

SURVEYED AND PLATTED BY

Independence, Mo.  
November 21, 1962.

Harvey A. Jones  
Land Surveyor



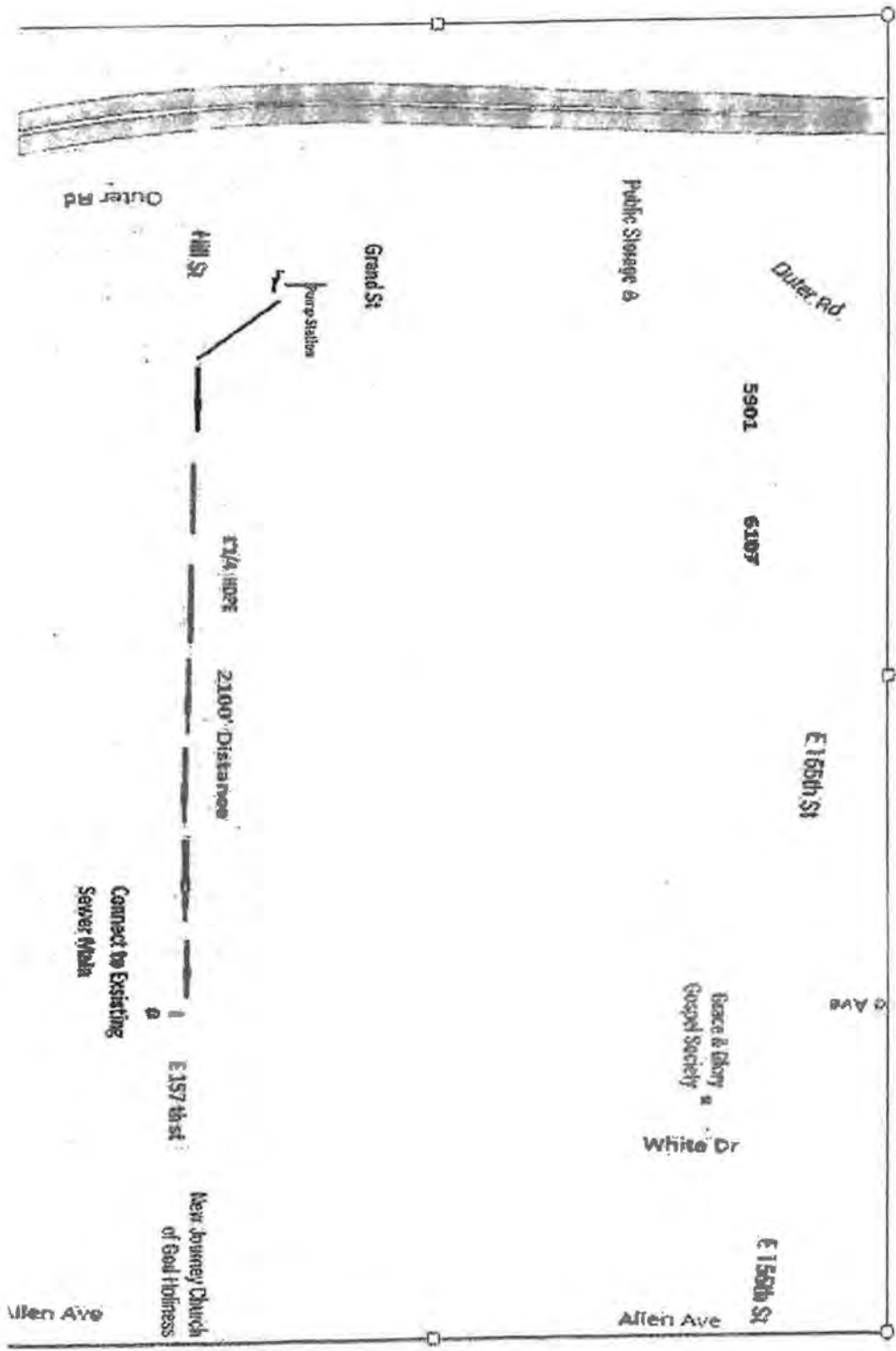
S.W. Corner of Lot 2 of NW 1/4 Sec. 1-46-33  
E. line Lot 2 of NW 1/4

Land Office  
Belton, Mo.  
Robert Schneider  
City Clerk

Book 3/ Page 40 CFN# 10667

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**EXHIBIT C  
FIVE-YEAR PLAN  
ESTIMATED COSTS OF IMPROVEMENTS AND SERVICES\***

	Year 1 2016	Year 2 2017	Year 3 2018	Year 4 2019	Year 5 2020
<b>I. Revenue</b>					
A. Estimated Special Assessment Revenue	\$12,900.00	\$12,900.00	\$ 12,900.00	\$12,900.00	\$12,900.00
<b>II. Expenditures</b>					
A. Updates and Improvements	\$(150,000.00)	\$ -	\$ -	\$ -	\$ -
B. Debt Service	\$ (10,900.00)	\$(10,900.00)	\$(10,900.00)	\$(10,900.00)	\$(10,900.00)
C. Administration	\$ (2,000.00)	\$ (2,000.00)	\$ (2,000.00)	\$ (2,000.00)	\$ (2,000.00)
	\$	\$ -	\$ -	\$ -	\$ -

Notes:

- I(A) A special assessment may only be levied upon receipt of a petition signed in accordance with the CID Act. By resolution, and in accordance with the CID Act, the Board may levy a special assessment rate lower than the ceiling rate set forth in the table above. Each special assessment due and owing shall constitute a perpetual lien against each tract, as outlined in Section 67.1521 of the CID Act. The Special Assessment estimate is calculated based on the amounts set forth in Exhibit D.
- II(A) The Updates and Improvements allocation will be used to connect the wastewater flow from the District to the City of Belton's central wastewater treatment and collection system, which will require the construction of a connection pipe, and will be used to demolish the Water Treatment Facility.
- II(B) The District shall fund initial expenditures through debt capital. The District shall repay any debt over a term of 20 or more years using funds collected from the special assessment levied in accordance with the CID Act. The estimate for Debt Service was calculated using a 30-year term loan with the initial loan amount of \$125,000, and an interest rate of 3.2%.
- II(C) Administration funds will be utilized for the daily, monthly and yearly operations costs and of the District. Fees are as follows: -\$600.00 for Yearly City Inspection/Maintenance, -\$300.00 Yearly Electricity Expense, -\$200.00 Yearly Insurance Expense. +\$900.00 Secured as saving for future Maintenance.
- \* To the extent the actual revenue and costs of improvements and services are in variance of with this five-year plan, the District's budget will be modified by the Board on an annual basis.

# Grand Hill Sewer Project

Bidder: \_\_\_\_\_

## Grand Hill Sewer Construction

Item No.	Unit	Quantity	Item Description:	Unit	Extension
1	LS	1	Pump Station Package	1	27,699.82
2	LS	1	Installation of pump station	1	10,000.00
3	EA	2100	Excavation and install of 1 1/4 HPED pipe	10	21,000.00
4	LS	1	Concrete for base of pump manhole	500	500.00
5	LS	1	Electrician work	350	350.00
6	LN	1	Attorneys Fee	35000	35,000.00
7	LS	1	Engineering Fee	8000	8,000.00
8	LS	1	3/4 Clean Gravel	1000	1,000.00
9	LS	1	Demo of existing pump house.	1200	1,200.00
10	LS	1	Install 6' Fence enclosure with a six gate	750	750.00
11	LS	1	Estimation of possible rock breakage	15000	15,000.00
					-
			<b>TOTAL UNIT PRICES</b>		<b>\$120,499.82</b>

Note: May be printed, for manual fill-in, or filled in on electronic excel spreadsheet version.



**Grand Hill Sewer Project**

Bidder: \_\_\_\_\_

**Grand Hill Sewer Construction Bidders**

Item No.	Item Description:	Contractor	
1	Pump Station Package	Haynes Equipment Co., Inc.	Written Proposal
2	Installation of pump station	B & D Excavations	Verbal waiting on CID
3	Excavation and install of 1 1/4 HPED pipe	Crystal Excavation	Written Proposal
4	Concrete for base of pump manhole	American Concrete	Market cost
5	Electrician work	Perkins Electric	Written Proposal
6	Attorneys Fee	Bill Moore/David Rauzi	Written Proposal
7	Engineering Fee	Dillon Engineering	Written Proposal
8	3/4 Clean Gravel	Not chosen	Market cost
9	Demo of existing pump house	B & D Excavations	Verbal waiting on CID
10	Install 6' Fence enclosure with a six gate	Broski Fencing	Written Proposal
11	Estimation of possible rock breakage	B & D Excavations	Estimation

Note: May be printed, for manual fill-in, or filled in on electronic excel spreadsheet version.

**EXHIBIT D**  
**REAL PROPERTY SPECIAL ASSESSMENT ROLL**

<u>Property Address</u>	<u>Legal Description</u>	<u>Parcel Numbers</u>	<u>Assessed Value</u>	<u>Annual Flat Amount Special Assessment</u>
301 Hill & 303 Hill, Belton, MO 64012	Grand Hill Lot 1	05-01-01-000-000-091.000	\$10,640.00	\$ 900.00
305 Hill, Belton, MO 64012	Grand Hill Lot 2	05-01-01-000-000-090.000	\$10,780.00	\$ 900.00
309 Hill, Belton, MO 64102	Grand Hill Lot 3	05-01-01-000-000-089.000	\$10,990.00	\$ 900.00
313 Hill & 315 Hill, Belton MO 64012	Grand Hill Lot 4	05-01-01-000-000-088.000	\$10,780.00	\$ 900.00
308 & 308A Hill & 310 Hill, Belton, MO 64012	Grand Hill Lot 5	05-01-01-000-000-087.000	\$16,790.00	\$1,140.00
304 Hill & 304A Hill & 306 Hill, Belton, MO 644012	Grand Hill Lot 6	05-01-01-000-000-086.000	\$16,770.00	\$1,140.00
300 Hill & 300A Hill & 302 Hill, Belton, MO 64012	Grand Hill Lot 7	05-01-01-000-000-085.000	\$16,770.00	\$1,140.00
301 Grand, Belton, MO 64012	Grand Hill Lot 8	05-01-01-000-000-083.000	\$13,070.00	\$1,140.00
305 Grand & 307 Grand, Belton, MO 64012	Grand Hill Lot 9	05-01-01-000-000-082.000	\$11,450.00	\$ 900.00
309 Grand, Belton, MO 64012	Grand Hill Lot 10, 3257/819	05-01-01-000-000-081.000	\$14,760.00	\$1,140.00
308 Grand & 310 Grand, Belton, MO 64012	Grand Hill Lot 13	05-01-01-000-000-078.000	\$10,950.00	\$ 900.00
304 Grand & 306 Grand, Belton, MO 64012	Grand Hill Lot 14	05-01-01-000-000-077.000	\$11,210.00	\$ 900.00
300 Grand, Belton, MO 64012	Grand Hill Lot 15	05-01-01-000-000-076.000	\$10,820.00	\$ 900.00

**EXHIBIT E  
SPECIAL ASSESSMENT PETITION**

**GRAND HILL  
COMMUNITY IMPROVEMENT DISTRICT**

**Petition for the Levy of Special Assessments**

The Grand Hill Community Improvement District (“District”) shall be authorized to levy special assessments (“CID Special Assessments”) against real property benefited within the District for the purpose of providing revenue for the District Purposes, as described on the attached Exhibit A, such CID Special Assessments shall be levied against each developed and improved tract, lot or parcel listed below within the District, excluding streets and public right-of-way, which receives special benefit as a result of the District Purposes, the cost of which shall be allocated among the property that is subject to the CID Special Assessment in an amount not to exceed the annual flat amount for each such tract, lot or parcel as listed below. A map of the lots subject to the CID Special Assessment, as listed below, is attached as Exhibit B. *Capitalized terms not expressly defined herein shall have the same meaning ascribed to them in the Petition to Amend the First Amended Petition to Establish Grand Hill Community Improvement District (“Petition”).*

Authorization to levy the CID Special Assessments shall not expire until the District Purposes are fully funded, which shall be for a minimum of thirty (30) years following the effective date of the Ordinance, after which period the CID Special Assessments shall remain in effect until the District is terminated in accordance with Section 67.1481, RSMo, of the Act. The general street addresses as stated by the Cass County, Missouri Collector’s Office, and the legal descriptions of the real property which will receive special benefit from the District Purposes are as follows:

<u>Property Address</u>	<u>Legal Description</u>	<u>Parcel Numbers</u>	<u>Assessed Value</u>	<u>Annual Flat Amount Special Assessment</u>
301 Hill & 303 Hill, Belton, MO 64012	Grand Hill Lot 1	05-01-01-000-000-091.000	\$10,640.00	\$ 900.00
305 Hill, Belton, MO 64012	Grand Hill Lot 2	05-01-01-000-000-090.000	\$10,780.00	\$ 900.00
309 Hill, Belton, MO 64102	Grand Hill Lot 3	05-01-01-000-000-089.000	\$10,990.00	\$ 900.00
313 Hill & 315 Hill, Belton MO 64012	Grand Hill Lot 4	05-01-01-000-000-088.000	\$10,780.00	\$ 900.00
308 & 308A Hill & 310 Hill, Belton, MO 64012	Grand Hill Lot 5	05-01-01-000-000-087.000	\$16,790.00	\$1,140.00
304 Hill & 304A Hill & 306 Hill, Belton, MO 644012	Grand Hill Lot 6	05-01-01-000-000-086.000	\$16,770.00	\$1,140.00

300 Hill & 300A Hill & 302 Hill, Belton, MO 64012	Grand Hill Lot 7	05-01-01-000-000-085.000	\$16,770.00	\$1,140.00
301 Grand, Belton, MO 64012	Grand Hill Lot 8	05-01-01-000-000-083.00	\$13,070.00	\$1,140.00
305 Grand & 307 Grand, Belton, MO 64012	Grand Hill Lot 9	05-01-01-000-000-082.000	\$11,450.00	\$ 900.00
309 Grand, Belton, MO 64012	Grand Hill Lot 10, 3257/819	05-01-01-000-000-081.000	\$14,760.00	\$1,140.00
308 Grand & 310 Grand, Belton, MO 64012	Grand Hill Lot 13	05-01-01-000-000-078.000	\$10,950.00	\$ 900.00
304 Grand & 306 Grand, Belton, MO 64012	Grand Hill Lot 14	05-01-01-000-000-077.000	\$11,210.00	\$ 900.00
300 Grand, Belton, MO 64012	Grand Hill Lot 15	05-01-01-000-000-076.000	\$10,820.00	\$ 900.00

**Exhibit A (to Special Assessment Petition)**  
**Description of District Purposes**

- A. The District shall serve the following purposes (the “District Purposes”):
- (i) facilitating development of the water treatment facility that services the District (“Water Treatment Facility”) by providing, or causing to be provided, certain improvements and services (collectively, the “Eligible Services”) described in Paragraph B of this Article for the benefit of the District;
  - (ii) issuing obligations, (“Bonds”), or obtaining any other sort of financing allowed under the Act to finance: (1) the costs of the Eligible Services, (2) other costs incurred by the District to carry out the District Purposes, and (3) costs of financing, including but not limited to: (i) costs of issuance, (ii) capitalized interest, and (iii) debt service reserves;
  - (iii) coordinating with public and private entities to plan and implement the Eligible Services; and
  - (iv) imposing and collecting a special assessment, fees, and charges authorized pursuant to this Petition and the Act.

B. Improvements and Services

The Eligible Services shall include, but are not necessarily limited to, the following:

1. Updates and Improvements to Water Treatment Facility

The District may construct, reconstruct, install, repair, maintain, and equip (or cause such services to be undertaken) any updates and improvements necessary to bring the Water Treatment Facility into compliance with the Missouri Clean Water Law (“MCWL”) including, but not limited to: connecting the wastewater flow from the District to the City of Belton’s central wastewater treatment and collection system, and any other useful, necessary or desired improvement authorized under the Act.

2. Administration and Operations

The District may provide and/or contract for managerial, engineering, legal, technical, clerical, accounting, financial consulting, and other assistance deemed necessary or desirable by the District to meet the District Purposes, including, but not necessarily limited to, the following:

- (a) financing the costs of creating and operating the District;

- (b) investigating and assessing future updates and improvements necessary for the Water Treatment Facility to remain compliant with the MCWL;
- (c) financing the costs of updating the Water Treatment Facility so that it remains compliant with the MCWL;
- (d) contracting for legal counsel on matters pertaining to the District and to the Water Treatment Facility;
- (e) imposing and collecting a special assessment and/or a charge and/or a fee as authorized pursuant to this Petition and the Act;
- (f) coordinating meetings and the dissemination of additional information necessary or desirable to meet the District Purposes.

3. Maintenance

The District may contract for and provide maintenance and cleaning services to the Water Treatment Facility, and to improve the efficiency of the Water Treatment Facility, to ensure the Water Treatment Facility remains compliant with the MCWL. Such services may include, but are not necessarily limited to:

- (a) contracting for legal services to provide annual review of the MCWL;
- (b) contracting for engineering and/or any other services necessary to provide annual review and assessment of the Water Treatment Facility to ensure compliance with the MCWL;
- (c) monitoring of City services, if any; and
- (d) providing, maintenance, and other services to the Water Treatment facility and surrounding property.

4. Additional Improvements and Services

The District shall be authorized to provide for any and all desired services and improvements, and shall have all rights needed to provide those desired services and improvements, up to and including any desired service and improvement right not specifically limited, or prevented, by this Petition or the Act.

# Exhibit B (to Special Assessment Petition)

## Map

18667  
 COUNTY OF COCK  
 Recorder's Office  
 I hereby certify that this instrument of writing was filed  
 for record on this 27th day of November, 1962  
 at 4:24 P.M. in Book 20, page 18667  
 and returned to me on this 27th day of November, 1962  
 at 4:30 P.M.  
 W. H. Stouder  
 Notary Public

# GRAND HILL ADDITION

BELTON, MO.

This is a subdivision of the South 475 feet of the West half of the West half of the West half of Lot 2 of the Northwest Quarter of Section 1, Township 46, Range 88, Belton, Cass County, Missouri.

The undersigned proprietor of the above described tract has caused the same to be subdivided in the manner as shown on the accompanying plat, which subdivision and plat shall hereafter be known as "GRAND HILL ADDITION"

All thoroughfares shown on this plat and not heretofore dedicated to public use are hereby so dedicated.

An easement or license is hereby granted to Belton, Missouri to locate, construct and maintain or to authorize the location, construction and maintenance of conduits, water, gas and sewer lines, poles, wires and anchors and all or any of them upon those areas outlined on this plat and designated by the words "Utilities Easement".

In testimony whereof, GRAND HILLS DEVELOPMENT COMPANY, INC. has caused these presents to be signed by its President and attested by its Secretary this 27 day of NOVEMBER, A.D., 1962.

Attest:  
 By Maia P. Peterson  
 Secretary

GRAND HILLS DEVELOPMENT COMPANY, INC.  
Logan Stouder  
 President

State of Missouri } ss.  
 County of Cass

On this 27<sup>th</sup> day of

November, A.D., 1962 before me, the undersigned Notary Public, personally appeared Logan Stouder, to me known to be the person described in and who by me being duly sworn, did say that he is President of GRAND HILLS DEVELOPMENT COMPANY, INC., a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and the said Logan Stouder acknowledged the execution of said instrument to be the free act and deed of said corporation.

In testimony whereof I have hereunto set my hand and affixed my official seal at my office in Belton, Missouri, the day and year last above written.

Logan Stouder  
 Notary Public in and for Cass County, Missouri  
 My commission expires April 17, 1962

State of Missouri } ss.  
 County of Cass

This certifies that the within plat of GRAND HILL ADDITION was submitted to and duly approved by the Mayor and Council of the City of Belton, Missouri this 27th day of November, A.D., 1962, by Ordinance No. 62-114

Robert Stouder  
 City Clerk

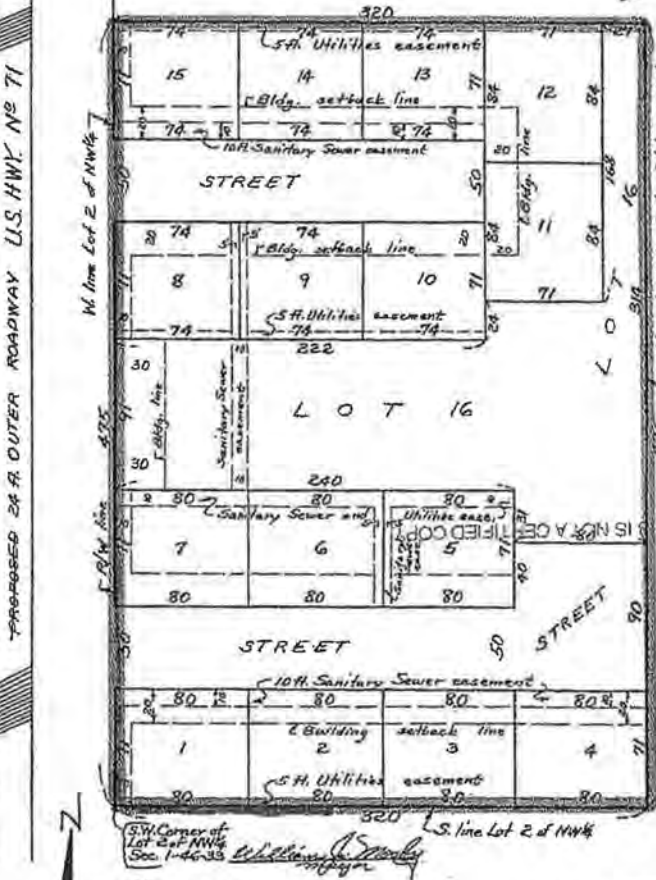
SURVEYED AND PLATTED, BY

Independence, Mo.  
 November 21, 1962.

Harvey A. Jones  
 Land Surveyor

Book 31/Pages 40 CFN#10987

Page 1 of 1



PROPOSED 24 ft. OUTER ROADWAY U.S. HWY. NO. 71

**Signature Page for Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District and to Authorize Special Assessments**

I request that the City Council of the City of Belton, Missouri amend the First Amended Petition to Establish the Grand Hill Community Improvement District according to the preceding Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District (the "Petition") and I authorize the Grand Hill Community Improvement District to levy the special assessments as described in the Special Assessment Petition attached as Exhibit E to the Petition.

**Owner Name** Lucena E. Panek  
**Owner Address** 12157 Charlotte St., Kansas City, MO, 64146  
**Owner's Telephone Number**  
**Married / Single**

**Property Addresses**

1. 301 Hill & 303 Hill, Belton, MO, 64012
2. 313 Hill & 315 Hill, Belton, MO 64012
3. 304 Hill & 304A Hill & 306 Hill, Belton, MO 64012
4. 300 Hill & 300A Hill & 302 Hill, Belton, MO 64012
5. No address assigned, Grand, Belton, MO 64012

**Legal Descriptions**

1. Grand Hill Lot 1
2. Grand Hill Lot 4
3. Grand Hill Lot 6
4. Grand Hill Lot 7
5. Grand Hill Lot 12

**Parcel Numbers**

1. 5-01-01-000-000-091.000
2. 5-01-01-000-000-088.000
3. 5-01-01-000-000-086.000
4. 5-01-01-000-000-085.000
5. 5-01-01-000-000-179.000

**Assessed Values**

1. \$10,640
2. \$10,780
3. \$16,770
4. \$16,770
5. \$380

By executing this signature page, the undersigned represents and warrants that he/she has received a copy of the Petition and its exhibits, has read the Petition and its exhibits, is authorized to execute this signature page on behalf of the owner of the properties named immediately above, and authorizes this signature page to be attached to the original of the Petition to be filed in the Office of the City of Belton, Missouri Clerk. The undersigned also acknowledges that his/her signature may not be withdrawn later than seven days after this Petition is filed with the clerk of the City.

\_\_\_\_\_  
Signature Date

State of Missouri )  
 County of Cass ) ss:

Before me personally appeared \_\_\_\_\_, to me personally known to be the individual(s) described in and who executed the preceding Petition on behalf of said company/owner and acknowledged to me that he or she executed the same for the purposes therein stated as the free act and deed of said company/owner.

Witness my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_



**Signature Page for Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District and Authorize Special Assessments**

I request that the City Council of the City of Belton, Missouri amend the First Amended Petition to Establish the Grand Hill Community Improvement District according to the preceding Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District (the "Petition") and I authorize the Grand Hill Community Improvement District to levy the special assessments as described in the Special Assessment Petition attached as Exhibit E to the Petition.

**Owner Name** OH Properties LLC  
**Owner Address** 1067 High Point, Lee's Summit, MO 64031  
**Owner's Telephone Number**

**Name of Signer**  
**Signer's Legal Authority to Sign**  
**Signer's Telephone Number**  
**Signers Mailing Address**  
**Type of Entity** Missouri Limited Liability Company

**Property Address**  
305 Hill, Belton, MO 64012

**Legal Description**  
Grand Hill Lot 2

**Parcel Number**  
5-01-01-000-000-090.000

**Assessed Value**  
\$10,780

By executing this signature page, the undersigned represents and warrants that he/she has received a copy of the Petition and its exhibits, has read the Petition and its exhibits, is authorized to execute this signature page on behalf of the property owner named immediately above, and authorizes this signature page to be attached to the original of the Petition to be filed in the Office of the City of Belton, Missouri Clerk. The undersigned also acknowledges that his/her signature may not be withdrawn later than seven days after this Petition is filed with the clerk of the City.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

State of Missouri        )  
County of Cass         ) ss:

Before me personally appeared \_\_\_\_\_, to me personally known to be the individual(s) described in and who executed the preceding Petition on behalf of said company/owner and acknowledged to me that he or she executed the same for the purposes therein stated as the free act and deed of said company/owner.

Witness my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

**Signature Page for Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District and Authorize Special Assessments**

I request that the City Council of the City of Belton, Missouri amend the First Amended Petition to Establish the Grand Hill Community Improvement District according to the preceding Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District (the "Petition") and I authorize the Grand Hill Community Improvement District to levy the special assessments as described in the Special Assessment Petition attached as Exhibit E to the Petition.

**Owner Names** Bill & Barbara Hathaway  
**Owner Address** 309 Hill, Belton, MO 64012  
**Owner's Telephone Number**  
**Married / Single**

**Property Address**  
 309 Hill, Belton, MO 64012

**Legal Description**  
 Grand Hill Lot 3

**Parcel Number**  
 5-01-01-000-000-089.000

**Assessed Value**  
 \$10,990

By executing this signature page, the undersigned represents and warrants that he/she has received a copy of the Petition and its exhibits, has read the Petition and its exhibits, is authorized to execute this signature page on behalf of the property owners named immediately above, and authorizes this signature page to be attached to the original of the Petition to be filed in the Office of the City of Belton, Missouri Clerk. The undersigned also acknowledges that his/her signature may not be withdrawn later than seven days after this Petition is filed with the clerk of the City.

\_\_\_\_\_  
 Signature

\_\_\_\_\_  
 Date

\_\_\_\_\_  
 Signature

\_\_\_\_\_  
 Date

State of Missouri        )  
 County of Cass         ) ss:

Before me personally appeared \_\_\_\_\_ and \_\_\_\_\_, to me personally known to be the individual(s) described in and who executed the preceding Petition on behalf of said company/owners and acknowledged to me that he/she/they executed the same for the purposes therein stated as the free act and deed of said company/owners.

Witness my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
 Notary Public

My Commission Expires: \_\_\_\_\_

**Signature Page for Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District and Authorize Special Assessments**

I request that the City Council of the City of Belton, Missouri amend the First Amended Petition to Establish the Grand Hill Community Improvement District according to the preceding Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District (the "Petition") and I authorize the Grand Hill Community Improvement District to levy the special assessments as described in the Special Assessment Petition attached as Exhibit E to the Petition.

**Owner Name** Dream Six, L.L.C.  
**Owner Address** 9304 Valley Garden Dr., Kansas City, MO 64139  
**Owner's Telephone Number**

**Name of Signer**  
**Signer's Legal Authority to Sign**  
**Signer's Telephone Number**  
**Signers Mailing Address**  
**Type of Entity** Missouri Limited Liability Company

<b>Property Address</b> 308 Hill & 308A Hill & 310 Hill, Belton, MO 64012	<b>Legal Description</b> Grand Hill Lot 5
<b>Parcel Number</b> 5-01-01-000-000-087.000	<b>Assessed Value</b> \$16,790

By executing this signature page, the undersigned represents and warrants that he/she has received a copy of the Petition and its exhibits, has read the Petition and its exhibits, is authorized to execute this signature page on behalf of the property owner named immediately above, and authorizes this signature page to be attached to the original of the Petition to be filed in the Office of the City of Belton, Missouri Clerk. The undersigned also acknowledges that his/her signature may not be withdrawn later than seven days after this Petition is filed with the clerk of the City.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

State of Missouri        )  
 County of Cass         ) ss:

Before me personally appeared \_\_\_\_\_, to me personally known to be the individual(s) described in and who executed the preceding Petition on behalf of said company/owner and acknowledged to me that he or she executed the same for the purposes therein stated as the free act and deed of said company/owner.

Witness my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

**Signature Page for Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District and Authorize Special Assessments**

I request that the City Council of the City of Belton, Missouri amend the First Amended Petition to Establish the Grand Hill Community Improvement District according to the preceding Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District (the "Petition") and I authorize the Grand Hill Community Improvement District to levy the special assessments as described in the Special Assessment Petition attached as Exhibit E to the Petition.

**Owner Names** Paul & Martha J. Westbrook  
**Owner Address** 721 Derby, Raymore, MO 64083  
**Owner's Telephone Number**  
**Married / Single**

<b>Property Address</b> 305 Grand & 307 Grand, Belton, MO 64012	<b>Legal Description</b> Grand Hill Lot 9
<b>Parcel Number</b> 5-01-01-000-000-082.000	<b>Assessed Value</b> \$11,450

By executing this signature page, the undersigned represents and warrants that he/she has received a copy of the Petition and its exhibits, has read the Petition and its exhibits, is authorized to execute this signature page on behalf of the property owners named immediately above, and authorizes this signature page to be attached to the original of the Petition to be filed in the Office of the City of Belton, Missouri Clerk. The undersigned also acknowledges that his/her signature may not be withdrawn later than seven days after this Petition is filed with the clerk of the City.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

State of Missouri        )  
 County of Cass         ) ss:

Before me personally appeared \_\_\_\_\_ and \_\_\_\_\_, to me personally known to be the individual(s) described in and who executed the preceding Petition on behalf of said company/owners and acknowledged to me that he/she/they executed the same for the purposes therein stated as the free act and deed of said company/owners.

Witness my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

**Signature Page for Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District and Authorize Special Assessments**

I request that the City Council of the City of Belton, Missouri amend the First Amended Petition to Establish the Grand Hill Community Improvement District according to the preceding Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District (the "Petition") and I authorize the Grand Hill Community Improvement District to levy the special assessments as described in the Special Assessment Petition attached as Exhibit E to the Petition.

**Owner Name** Tina M. Watters  
**Owner Address** 304 Grand & 306 Grand, Belton, MO 64012  
**Owner's Telephone Number**  
**Married / Single**

<b>Property Address</b> 304 Grand & 306 Grand, Belton, MO 64012	<b>Legal Description</b> Grand Hill Lot 14
<b>Parcel Number</b> 5-01-01-000-000-077.000	<b>Assessed Value</b> \$11,210

By executing this signature page, the undersigned represents and warrants that he/she has received a copy of the Petition and its exhibits, has read the Petition and its exhibits, is authorized to execute this signature page on behalf of the property owner named immediately above, and authorizes this signature page to be attached to the original of the Petition to be filed in the Office of the City of Belton, Missouri Clerk. The undersigned also acknowledges that his/her signature may not be withdrawn later than seven days after this Petition is filed with the clerk of the City.

_____ Signature	_____ Date
_____ Signature (Spouse's signature if married)	_____ Date

State of Missouri        )  
 County of Cass        ) ss:

Before me personally appeared \_\_\_\_\_, to me personally known to be the individual(s) described in and who executed the preceding Petition on behalf of said company/owner and acknowledged to me that he or she executed the same for the purposes therein stated as the free act and deed of said company/owner.

Witness my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

**Signature Page for Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District and Authorize Special Assessments**

I request that the City Council of the City of Belton, Missouri amend the First Amended Petition to Establish Grand Hill Community Improvement District according to the preceding Petition to Amend the First Amended Petition to Establish the Grand Hill Community Improvement District (the "Petition") and I authorize the Grand Hill Community Improvement District to levy the special assessments as described in the Special Assessment Petition attached as Exhibit E to the Petition.

**Owner Names** David M. & Mary Beth Panek  
**Owner Address** 9304 Valley Garden Dr., Kansas City, MO 64139  
**Owner's Telephone Number**  
**Married / Single**

<b>Property Addresses</b>	<b>Legal Descriptions</b>
1. 308 Grand & 310 Grand, Belton, MO 64012	1. Grand Hill Lot 13
2. No address assigned, S. Outer Rd., Belton, MO 64012	2. Grand Hill Lot 16

<b>Parcel Numbers</b>	<b>Assessed Values</b>
1. 5-01-01-000-000-078.000	1. \$10,950
2. 5-01-01-000-000-084.000	2. \$1,030

By executing this signature page, the undersigned represents and warrants that he/she has received a copy of the Petition and its exhibits, has read the Petition and its exhibits, is authorized to execute this signature page on behalf of the owners of the properties named immediately above, and authorizes this signature page to be attached to the original of the Petition to be filed in the Office of the City of Belton, Missouri Clerk. The undersigned also acknowledges that his/her signature may not be withdrawn later than seven days after this Petition is filed with the clerk of the City.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

State of Missouri        )  
 County of Cass         ) ss:

Before me personally appeared \_\_\_\_\_ and \_\_\_\_\_, to me personally known to be the individual(s) described in and who executed the preceding Petition on behalf of said company/owners and acknowledged to me that he/she/they executed the same for the purposes therein stated as the free act and deed of said company/owners.

Witness my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_