

PHASE 2 SANITARY SEWER PETITION

To the Mayor and City Council
Bel Aire, Kansas

Dear Council Members:

1. We, the undersigned owners of record as below designated, of Lots, Parcels, and Tracts of real property described as follows:

Skyview at Block 49 2nd Addition

Lots 1-2, Block A
Lots 11-26, Block B
Lots 2-17, Block C
Lots 1-5, Block D

do hereby petition pursuant to the provisions of K.S.A. 12-6a01 et seq., as amended, as follows:

- (a) That there be constructed a lateral sanitary sewer to serve the area described above, according to plans and specifications to be furnished by the City Engineer of the City of Bel Aire, Kansas.
- (b) That the estimated and probable cost of the foregoing improvements being Two Hundred Sixty-Four Thousand Dollars (\$264,000), with 100 percent payable by the improvement district. Said estimated cost as above setforth may be increased to include temporary interest or finance costs incurred during the course of design and construction of the project, and also may be increased at the pro rata rate of 1 percent per month from and after November 1, 2023.
- (c) That, in accordance with the provisions of K.S.A. 12-6a19, a benefit fee be assessed against the improvement district with respect to the improvement district's share of the cost of an existing sanitary sewer main, such benefit fee to be in the amount of Nineteen Thousand Seven Hundred Dollars (\$19,700).
- (d) That the land or area above described be constituted as an improvement district against which shall be assessed 100 percent of the total actual cost of the improvement for which the improvement district is liable.

If this improvement is abandoned, altered and/or constructed privately in part or whole that precludes building this improvement under the authority of this petition, any costs that the City of Bel Aire incurs shall be assessed to the property described above in accordance with the terms of the petition. In addition, if the improvement is abandoned at any state during the design and/or construction of the improvement or if it is

necessary for the City of Bel Aire to redesign, repair or reconstruct the improvement after its initial design and/or construction because the design or construction does not meet the requirements of the City, then such costs associated with the redesign, repair or reconstruction of said improvement shall be assessed to the property described above in accordance with the terms of this petition.

- (e) That the method of assessment of all costs of the improvement or which the improvement district shall be liable shall be on a fractional basis.

The fractional shares provided for herein have been determined on the basis of equal shares being assessed to lots or parcels of substantially comparable size and/or value:

Skyview at Block 49 2nd Addition

Lots 1-2, Block A
Lots 11-26, Block B
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Lots 1-5, Block D

The above lots shall each pay 1/39 of the total cost of the improvements.

In the event all or part of the lots or parcels in the improvement district are replatted before assessments have been levied, the assessments against the replatted area shall be recalculated on the basis of the method of assessment set forth herein. Where the ownership of a single lot is or may be divided into two or more parcels, the assessment to the lot so divided shall be assessed to each ownership or parcel on a square foot basis, or per the terms of a re-spread agreement submitted to the City of Bel Aire.

- 2. (a) It is requested that the improvement hereby petitioned be made without notice and hearing, which, but for this request, would be required by K.S.A. 12-6a04.
- (b) Signatures on this petition are made with full knowledge and understanding that said signatures constitute a waiver of the limitations contained in K.S.A. 13-1013, which appear to limit the assessment for a lateral sewer to not more than one lateral sewer.

3. That names may not be withdrawn from this petition by the signers thereof after the Governing Body commences consideration of the petition or later than seven (7) days after filing, whichever occurs first.

4. That when this petition has been filed with the City Clerk and it has been certified that the signatures thereon are according to the records of the Register of Deeds of Sedgwick County, Kansas, the petition may be found sufficient if signed by

either (1) a majority of the resident owners of record of property liable for assessment under the proposal, or (2) the resident owners of record of more than one-half of the area liable for assessment under the proposal, or (3) the owners of record (whether resident or not) of more than one-half of the area liable for assessment under the proposal. The Governing Body is requested to proceed in the manner provided by statute to the end that the petitioned improvements may be expeditiously completed and placed in use if and when such improvements are necessary to serve any building which may be constructed on the real property after the date on this petition.

WITNESS our signatures attached with respect to each of which is indicated the property owned and the date of signing.

LEGAL DESCRIPTION	SIGNATURE	DATE
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Skyview at Block 49 2nd Addition

Lots 1-2, Block A
Lots 11-26, Block B
Lots 2-17, Block C
Lots 1-5, Block D

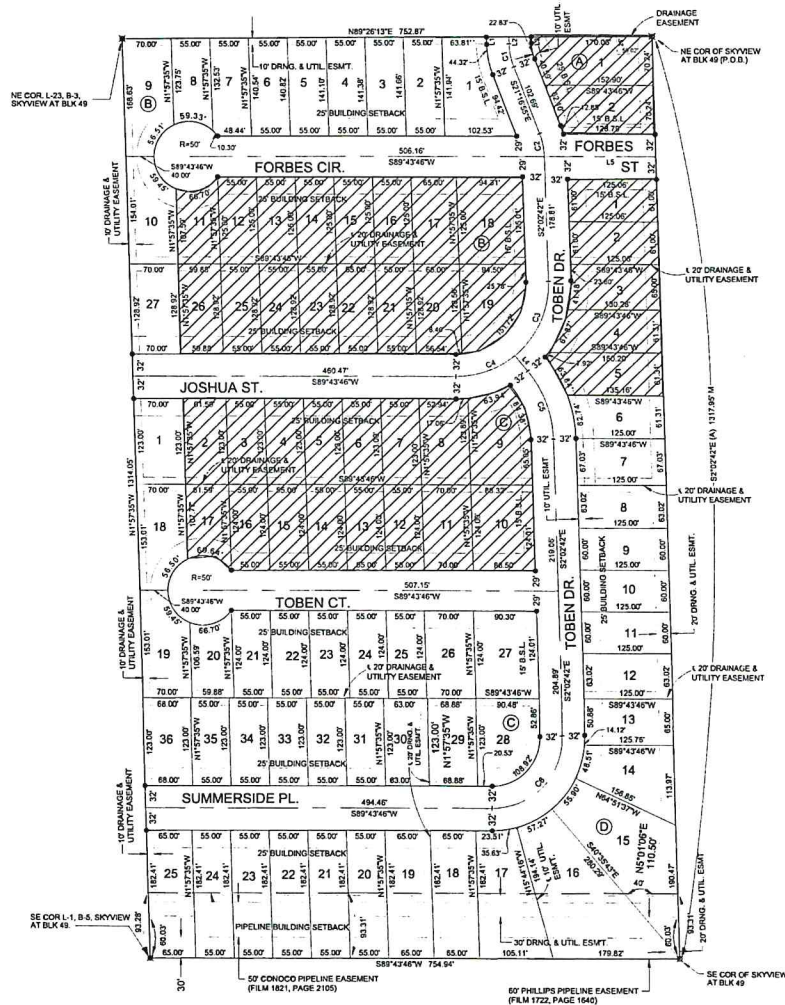
By: _____

Basem Krichati, Owner
Superior Homes, LP

10/25/23

SKYVIEW AT BLOCK 49 2ND ADDITION

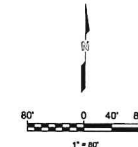
Part of the NE1/4 of Sec. 20, T26S, R2E
Bel Aire, Sedgwick County, Kansas



Line #	Length	Direction
L1	10.83	S2° 02' 42.00"E
L2	10.00	S2° 02' 42.00"E
L3	9.17	S2° 02' 42.00"E
L4	28.85	S30° 49' 13.31"E
L5	157.08	S80° 47' 48.43"W

Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	33.57	100.00	18.24	S11° 39' 48"E	33.42
C2	33.57	100.00	18.24	N11° 39' 48"W	33.42
C3	120.32	120.00	52.22	N24° 04' 02"E	116.18
C4	91.12	120.00	35.55	N69° 57' 17"E	89.32
C5	105.48	100.00	37.78	N20° 55' 58"W	103.58
C6	160.18	100.00	91.77	N43° 50' 32"E	143.59

Phase 2 - Sanitary Sewer Petition Exhibit
Skyview at Block 49 2nd Addition
Lots 1-2, Block A
Lots 11-26, Block B
Lots 2-17, Block C
Lots 1-5, Block D



(A) = Assumed Kansas Zone South Grid Bearing
P = Platted (Block Spring 2nd Addition)
M = Measure
C = Calculated
D = Description
B.S.L. = Building Setback Line

SURVEY MARKER LEGEND

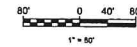
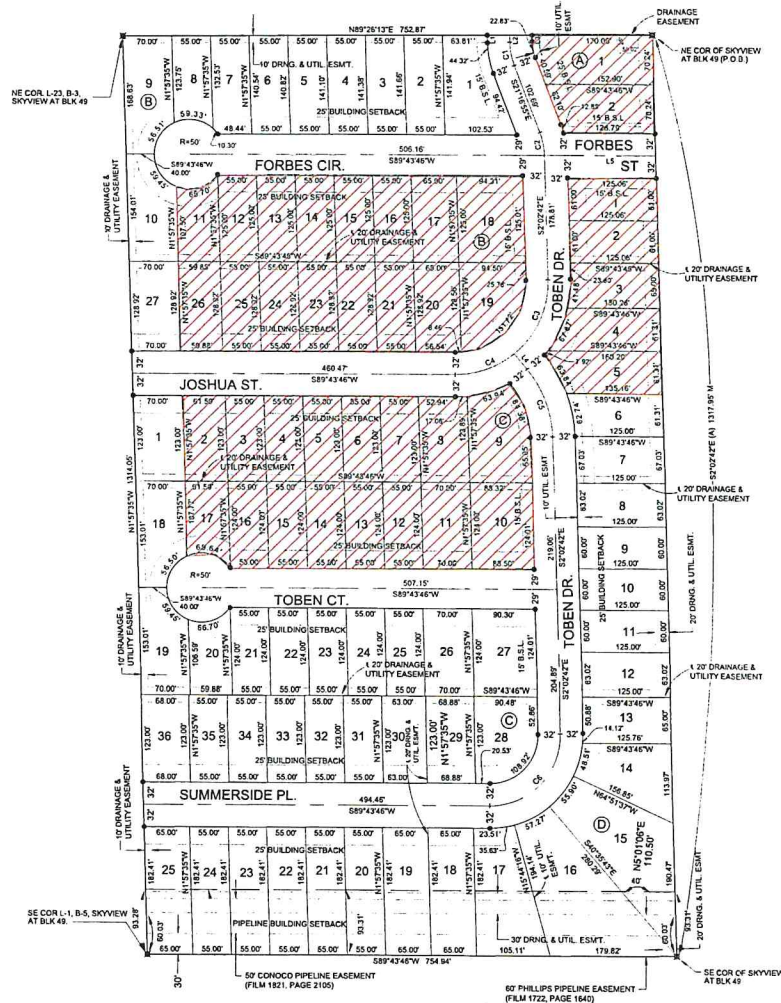
— 5" REBAR W/ GARVER CAP (FOUND - SET IN 2021)
— 5" REBAR W/ GARVER CAP (SET)
— MONUMENT TO BE SET WITH STREET CONSTRUCTION PROJECT BY THE STREET DESIGNER

BENCHMARK #1:
CHISELED SQUARE ON THE TOP OF CURB AT THE EAST CURB RETURN AT CYPRESS DR. AND CHRIS ST.
ELEVATION = 1417.95 (NAVD83, G120)

BENCHMARK #2:
CHISELED SQUARE AT THE NORTHWEST CORNER OF A CONCRETE VAULT AT THE NORTHWEST CORNER OF THE CITY OF WICHITA CHLORINATION BUILDING, 702 WEST AND 7E SOUTH OF THE NORTHEAST QUARTER CORNER OF SEC. 20, T26S, R2E.
ELEVATION = 1400.08 (NAVD83, G120)

SKYVIEW AT BLOCK 49 2ND ADDITION

Part of the NE1/4 of Sec. 20, T26S, R2E
Bel Aire, Sedgwick County, Kansas



(A) = Assumed Kansas Zone South Grid Bearing
P = Platted (Rock Spring 2nd Addition)
C = Calculated
B.S.L. = Building Setback Line

SURVEY MARKER LEGEND

- 5/8" REBAR WIGARVER CAP (FOUND - SET IN 2021)
- 5/8" REBAR WIGARVER CAP (SET)
- MONUMENT TO BE SET WITH STREET CONSTRUCTION PROJECT BY THE STREET DESIGNER

Line #	Length	Direction
L1	10.83	S2° 02' 42.00"E
L2	10.00	S2° 02' 42.00"E
L3	9.17	S2° 02' 42.00"E
L4	28.85	S39° 47' 13.31"E
L5	157.08	S89° 47' 46.43"W

BENCHMARK #1:
CHISELED SQUARE ON THE TOP OF CURB AT THE EAST CURB RETURN AT CYPRESS CIR. AND CHRIS ST.
ELEVATION = 1417.58 (NAVD83, G128)

BENCHMARK #2:
CHISELED SQUARE AT THE NORTHWEST CORNER OF A CONCRETE VAULT AT THE NORTHWEST CORNER OF THE CITY OF WICHITA CHLORINATION BUILDING, 702' WEST AND 76' SOUTH OF THE NORTHEAST QUARTER CORNER OF SEC. 20, T26S, R2E.
ELEVATION = 1400.58 (NAVD83, G128)

Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	33.57	100.00	19.24	S11° 39' 48"E	33.42
C2	33.57	100.00	19.24	N11° 39' 48"W	33.42
C3	120.32	132.00	52.22	N24° 04' 02"E	116.19
C4	91.12	132.00	39.55	N69° 57' 17"E	89.32
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