

PETITION SIGNATURE PAGE

NOTICE TO PETITION SIGNERS:

1. Signatures must be in ink.
2. For lots with joint ownership, each owner of record must sign and date the petition. If the joint owner is deceased, please provide a copy of the death certificate. If the owner is a trust or corporation, copies of articles of the trust or corporation must be included verifying signature authority. If signatures are being signed with Power of Attorney, notarized verification must be provided verifying signature authority. Faxed, copied or electronic signature pages are acceptable.
3. Your signature(s) represents a vote for the parcel listed below. You must sign and date your approval for each parcel you own which is included within the district. No property owner may withdraw his/her approval of the proposed improvement for a period of six (6) months after the date of the filing of petition. This does not preclude a property owner from filing a written objection as provided in KPB 5.35.110(D) within the time provided by ordinance or regulation, KPB 5.35.107.
4. This petition consists of the: 1) this Petition Signature Page; 2) Petition Information Sheet; 3) a map of the geographic area encompassing the benefited parcels; 4) ENSTAR's commitment letter to construct the gas main line, dated December 15, 2014; 5) a list of the benefited parcels in the proposed USAD detailing each respective parcel's tax identification number, legal description, assessed value, estimated charge for the benefit, names and addresses of the parcel owners, and tax delinquencies; and 6) memo from the Finance Director stating method of financing, interest rate to be paid and setting forth the number and frequency of payments.

The owners by their signatures acknowledge that they have had the opportunity to read the documents comprising the petition listed in #4 above and approve the proposed Birch Park Utility Special Assessment District.

Owner(s) of Record

«OWNER»

«ADDRESS»

«CITY_ST_ZIP»

PARCEL NO.: «PARCEL_ID»

ASSESSED VALUE: \$ «TOTAL_ASSESSED_VALUE»

Signature: _____ Date _____

Signature: _____ Date _____

UTILITY SPECIAL ASSESSMENT DISTRICT INFORMATION SHEET

BIRCH PARK USAD

This petition proposes a utility special assessment district (USAD) be formed for the purpose of providing natural gas in the southwest area of Fritz Creek, including that portion of East End Road, Birch Park Drive and Reinhart Lane. A map showing the parcels to be assessed is attached.

The project proposes to lay approximately 4,650 feet of 2-inch gas line. The proposed method of cost allocation is by equal assessment to each of the 18 benefited parcels. The total estimated project cost is \$130,863.78, which includes Enstar's 2015 construction cost of \$123,604.00 (installation cost of \$104,904.00 and additional cost of \$18,700.00 for non-standard construction cost items for extensive boring, and a Storm Weather Pollution Prevention Plan (SWPPP)), plus the Kenai Peninsula Borough Administrative cost of \$7,259.78. The allocated cost per parcel is estimated at \$7,270.21.

This estimated assessment will only cover the cost for Enstar to install the natural gas main line. Property owners will need to contact the utility company for costs associated with the service connection from the utility's main line to their private structures or facilities. These connection costs are not included in the assessment.

This cost will be assessed in the form of a lien on the benefited parcel. It will be payable over a ten (10) year period. At your option, it may be paid at any time prior to the ten year period. Failure to pay the assessment will be cause for foreclosure proceedings. Interest will be added to any assessments not paid within 30 days of the date of the assessment notice. The rate of interest will be equal to the prime rate at the date of assessment plus 2%.

The legal description of parcels within the proposed district as of the date of the assembly's approval of the petition application will establish the parcels for assessment. No subdivision, reversion of acreage, or lot line adjustment will be recognized for USAD assessment purposes after assembly approval of the petition application, KP.B 5.35.070(B).

This petition proposes to assess 100% of the benefited parcels. In order to qualify, the petition must have more than 70% of the property owners within the proposed district approving the project, KP.B 5.35.107. Approval is signified by properly signing the petition signature page. Failure to secure approval of more than 70% of the parcel owners within the proposed district will cause the petition to fail.

All signatures must be dated and the petition must be filed with the office of the Borough Clerk within thirty (30) days of the date of the first signature in order to be included in the calculation

of the required percentages (KPB Res. 92-54). For lots with joint ownership, each owner of record must sign and date the petition. If the joint owner is deceased, a copy of the death certificate must be provided. If the owner is a trust or corporation, copies of articles of the trust or corporation must be included verifying signature authority. If signatures are signed with Power of Attorney, notarized verification must be provided verifying signature authority.

No property owner may withdraw his/her approval of the improvement for a period of six (6) months after the filing of this petition, KPB 5.35.107. This shall not preclude the owner(s) from filing an objection as provided in KPB 5.35.110(D).

A non-refundable filing fee in the amount listed in the most current KPB Schedule of Rates, Charges and Fees must be paid at the time of submission of this petition. This filing fee is for the whole project, not a per parcel fee.

This petition consists of: 1) Petition Signature Page; 2) this Petition Information Sheet; 3) a map of the geographic area encompassing the benefited parcels; 4) ENSTAR's commitment letter to construct the gas main line, dated December 15, 2014; 5) a list of the benefited parcels in the proposed USAD detailing each respective parcel's tax identification number, legal description, assessed value, estimated charge for the benefit, names and addresses of the parcel owners, and tax delinquencies; and 6) memo from the Finance Director stating method of financing, interest rate to be paid and setting forth the number and frequency of payments.

Only the page requiring your signature(s) needs to be returned to the petitioner(s).

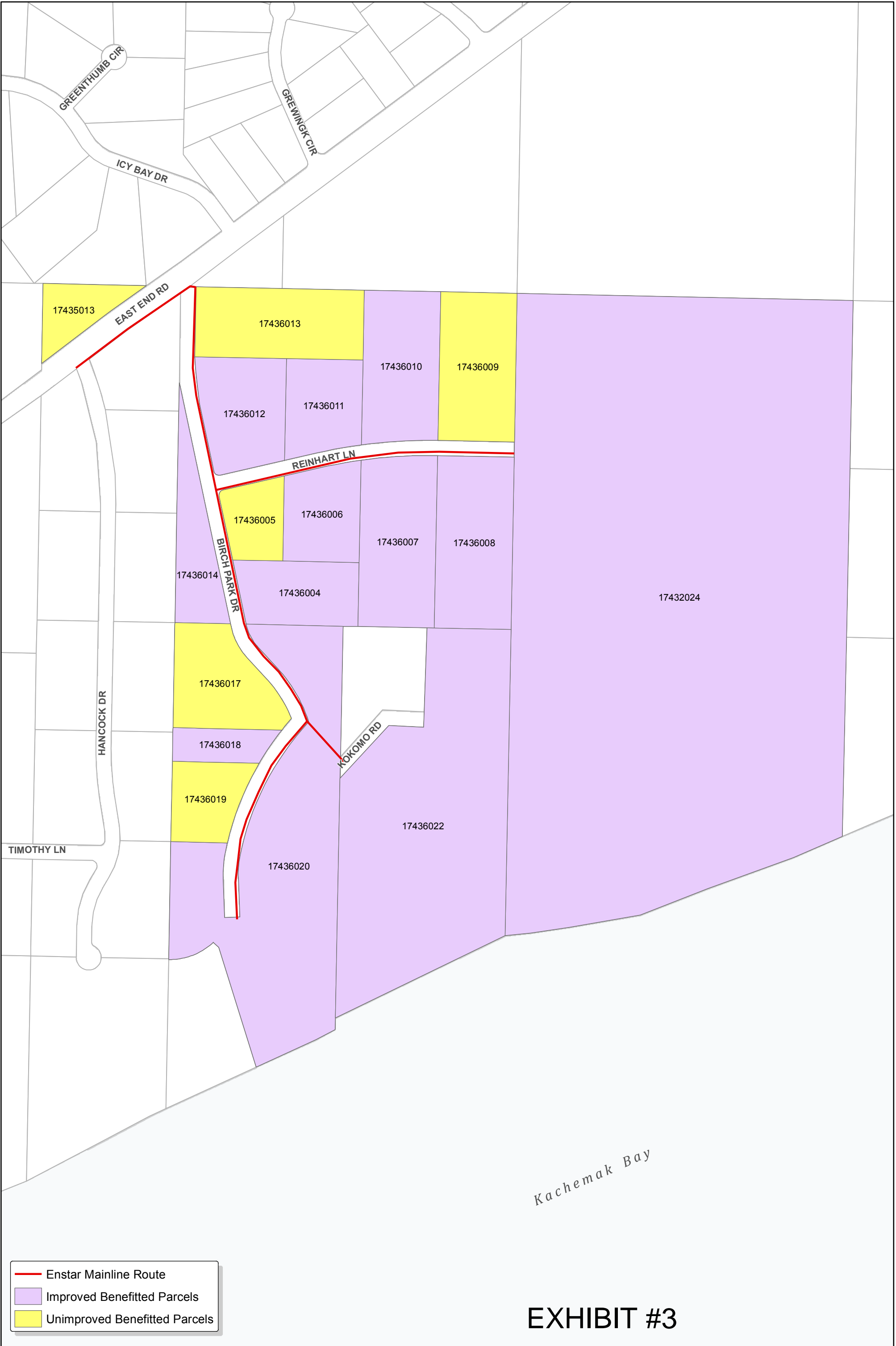
Questions regarding this petition may be referred to:

Petition Organizer(s):

Jennifer Reinhart: 907-235-8281

Or

Marie Payfer, Special Assessment Coordinator
(907) 714-2230 or 1-800-478-4441 within the Borough
mpayfer@kpb.us



- Enstar Mainline Route
- Improved Benefitted Parcels
- Unimproved Benefitted Parcels

EXHIBIT #3

The information depicted hereon is for a graphical representation only of best available sources. The Kenai Peninsula Borough assumes no responsibility for any errors on this map.



BIRCH PARK USAD

Date: May 27, 2014

Kenai Peninsula Borough
GIS Division





3000 Spenard Road
P.O. Box 190288
Anchorage, AK 99519-0288
www.enstarnaturalgas.com

December 15, 2014

Ms. Marie Payfer, USAD Coordinator
Kenai Peninsula Borough
144 N. Binkley
Soldotna, Alaska 99669

RE: *Birch Park Estates USAD, Utility Special Assessment District*

Dear Ms. Payfer:

The Birch Park Estates engineering estimate has been completed. The project design requires approximately 4650 feet of 2-inch pipe. ENSTAR's 2015 construction rate for 2-inch pipe is \$22.56 per foot; therefore the cost to install the 2-inch main line portion will be \$104,904.00. The project will also require boring approximately 300 feet of 2-inch pipe, at a cost of \$16,500.00, as well as a SWPPP, Storm Water Pollution Prevention Plan at a cost of \$2,200.00. ENSTAR's total estimated cost for pipe installation in 2015 is \$123,604.00.

This is a non-refundable project and a Contribution in Aid Agreement will be required. The cost for service lines to individual lots is not included in this estimate. Service lines are to be paid by individual property owners, as they desire service.

In the event the Birch Park Estates Utility Special Assessment District is approved by the Kenai Peninsula Borough on or before July 15, 2015, ENSTAR will construct the project in 2015. If the project approval is delayed beyond that date, another engineering estimate will be required with updated construction costs for the proposed year of construction.

Please do not hesitate to call should you need any assistance or have any questions.

Respectfully,

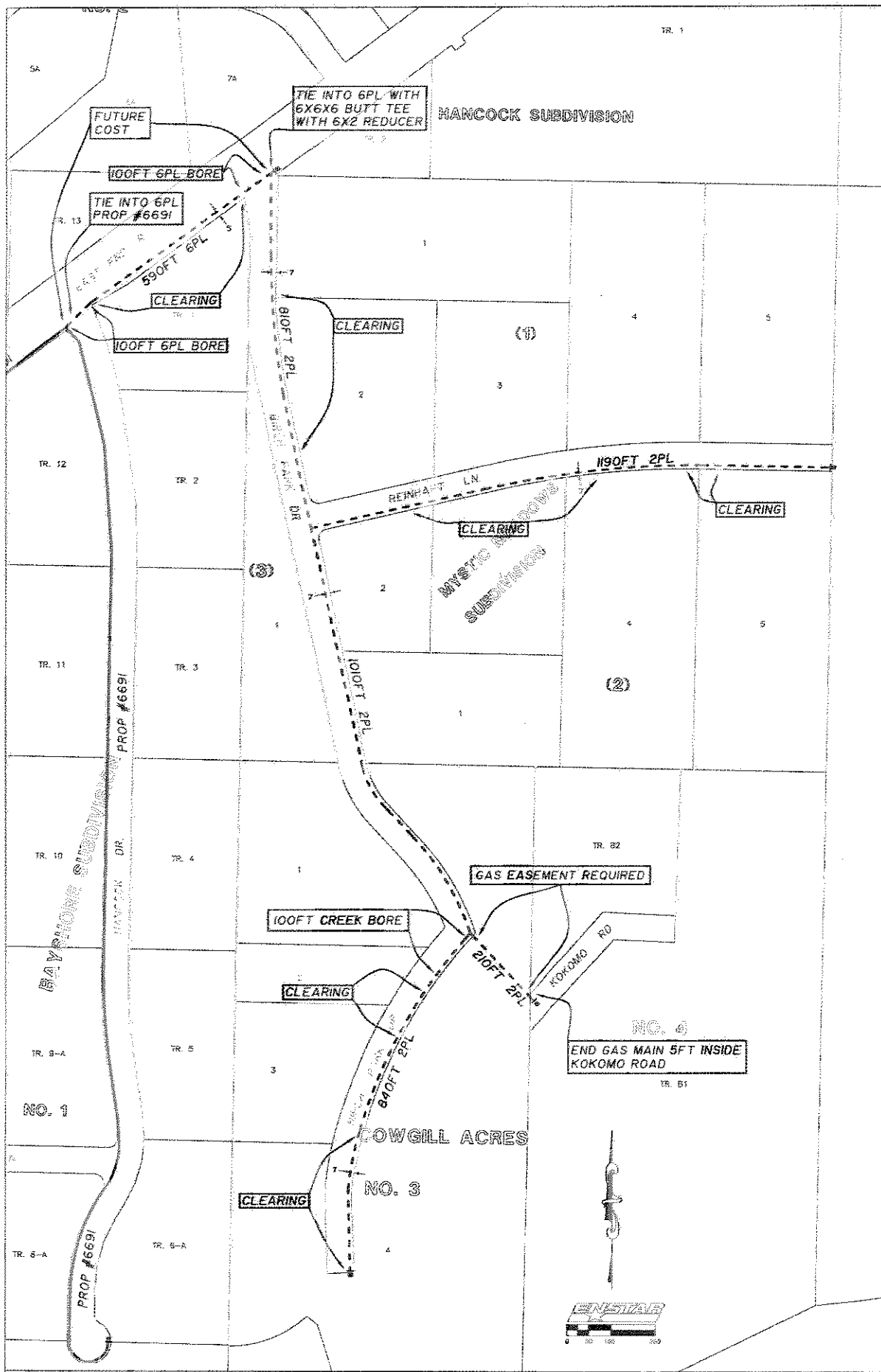
A handwritten signature in black ink that appears to read "Charlie".

Charlie Pierce
Southern Division Manager

EXHIBIT #4

Anchorage: 907-277-5551 • Kenai Peninsula Office: 907-262-9334 • Mat-Su Office: 907-376-7979

All Our Energy Goes Into Our Customers



ENSTAR NATURAL GAS COMPANY
ENSTAR
 ANCHORAGE, ALASKA

PROPOSED GAS MAINS
BIRCH PARK ESTATES

SHEET 1 OF 1 SCALE 1"=200'

ER#		REVISION	DATE
PROP#	6839		
GRID	H04740		
DATE	6/24/14	DRAWN	KK CHKD

EXHIBIT #4

BIRCH PARK UTILITY SPECIAL ASSESSMENT - ESTIMATED ASSESSMENT ROLL

Enstar Construction Cost: 104,904.00
 Enstar Non-Standard Cost: 18,700.00
Enstar Total Estimated Cost: \$123,604.00
 KPBB Administration Cost: 7,259.78
Total Estimated Cost: \$130,863.78

of Parcels: 18
Estimated Cost Per Parcel: \$7,270.21

PARCEL ID	LEGAL	ASSESSED VALUE	ESTIMATED ASSESSMENT	REQUIRED PRE-PAYMENT	OWNER	ADDRESS	CITY STATE ZIP	2014 DELINQUENCY	OTHER SPECIAL ASSMITS
174-320-24	T 6S R 12W SEC 6 SEWARD MERIDIAN HM - PW NW1/4 SE1/4 & GOVT LOT 6 PER PW RES 93-10 REC @93-17W	994,500	7,270.21	0.00	FRAIMAN REVOCABLE TRUST	PO BOX 2622	HOMER, AK 99603	N	N
174-350-13	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0740599 BAYSHORE SUB TRACT 13	37,000	7,270.21	0.00	HARTON SANDRA	PO BOX 1166	OCALA, FL 34478	N	N
174-360-04	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 1 BLK 2	194,400	7,270.21	0.00	BROWN CHRISTOPHER	40794 BIRCH PARK DR	HOMER, AK 99603	N	N
174-360-05	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 2 BLK 2	39,000	7,270.21	0.00	MITCHELL MICHAEL G	3602 ARKANSAS DR	ANCHORAGE, AK 99517	N	N
174-360-06	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 3 BLK 2	51,000	7,270.21	0.00	MITCHELL MICHAEL G	3602 ARKANSAS DR	ANCHORAGE, AK 99517	N	N
174-360-07	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 4 BLK 2	222,900	7,270.21	0.00	REINHART VESTA E	40990 BIRCH PARK DR	HOMER, AK 99603	N	N
174-360-08	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 5 BLK 2	243,100	7,270.21	0.00	FRAIMAN DOUGLAS E FRAIMAN JOHANNA P	PO BOX 2622	HOMER, AK 99603	N	N
174-360-09	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 5 BLK 1	55,900	7,270.21	0.00	HOYT MADRENE RENE	PO BOX 1	HOMER, AK 99603	N	N
174-360-10	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 4 BLK 1	226,200	7,270.21	0.00	HOYT MADRENE RENE	PO BOX 1	HOMER, AK 99603	N	N
174-360-11	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 3 BLK 1	119,100	7,270.21	0.00	RUDOLPH JOSHUA D RUDOLPH RACHEAL R	57618 REINHART LN	HOMER, AK 99603	N	N
174-360-12	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 2 BLK 1	155,200	7,270.21	0.00	ANDRES BARRY STROTHERS HELEN	14130 SPECKING AVE	ANCHORAGE, AK 99515	N	N
174-360-13	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 1 BLK 1	56,600	7,270.21	0.00	FRAIMAN DOUGLAS E FRAIMAN JOHANNA P	PO BOX 2622	HOMER, AK 99603	N	N
174-360-14	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 0741959 MYSTIC MEADOWS SUB LOT 1 BLK 3	206,400	7,270.21	0.00	BOWEN GORDON E	PO BOX 2201	HOMER, AK 99603	N	N
174-360-17	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 2003089 COWGILL ACRES SUB NO 3 LOT 1	51,500	7,270.21	0.00	REINHART JOSEPH LYNN	40990 BIRCH PARK DR	HOMER, AK 99603	N	N

PARCEL ID	LEGAL	ASSESSED VALUE	ESTIMATED ASSESSMENT	REQUIRED PRE-PAYMENT	OWNER	ADDRESS	CITY STATE ZIP	2014 DELINQUENCY	OTHER SPECIAL ASSMTS
174-360-18	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 2003089 COWGILL ACRES SUB NO 3 LOT 2	138,600	7,270.21	0.00	REINHART JENNIFER K & KELLY JOHN E	PO BOX 3031	HOMER, AK 99603	N	N
174-360-19	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 2003089 COWGILL ACRES SUB NO 3 LOT 3	42,000	7,270.21	0.00	REINHART JENNIFER K & KELLY JOHN E	PO BOX 3031	HOMER, AK 99603	N	N
174-360-20	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 2003089 COWGILL ACRES SUB NO 3 LOT 4	424,600	7,270.21	0.00	REINHART LINDA SHOWS	40990 BIRCH PARK DR	HOMER, AK 99603	N	N
174-360-22	T 6S R 12W SEC 6 SEWARD MERIDIAN HM 2005079 COWGILL ACRES SUB NO 4 TRACT B1	630,700	7,270.21	0.00	WHIP TIMOTHY JAY & VONZIEGESAR- WHIP ELIZABETH A	57639 KOKOMO RD	HOMER, AK 99603	N	N
<u>18</u>	<u># Parcels</u>	<u>3,888,700.00</u>	<u>130,863.78</u>	<u>0.00</u>				<u>0</u>	<u>0</u>



KENAI PENINSULA BOROUGH

144 North Binkley Street • Soldotna, Alaska 99669-7520

Toll-free within the Borough: 1-800-478-4441

PHONE: (907) 262-4441 • FAX: (907) 262-1892

www.borough.kenai.ak.us

MIKE NAVARRE
BOROUGH MAYOR

TO: Dale Bagley, Assembly President
Members of the Kenai Peninsula Borough Assembly

THRU: Mike Navarre
Kenai Peninsula Borough Mayor

FROM: Craig Chapman, Finance Director *C Chapman*

DATE: March 23, 2015

SUBJECT: Birch Park Utility Special Assessment District (“USAD”) Financing

The Borough plans to provide the funds necessary to finance the Funny River West USAD from internal sources. KPB 5.10.040 allows the investment of borough monies in special assessment districts that are authorized under KPB 5.35. The total of such investments is limited to not more than \$5,000,000 at the end of any fiscal year. As of February 28, 2015, the borough has \$1,745,080 invested in special assessment districts. If approved, the \$130,864 projected for the Birch Park USAD will increase the total special assessment district investment to approximately \$1,875,944.

The owners of property located within the USAD will be required to make principal and interest payments each year for a ten-year period to retire the indebtedness to the borough. The rate of interest will be equal to the prime rate (currently 3.25%) plus 2% or 5.25%. Property owners can avoid or reduce the interest charge by making accelerated payments on the principal. Penalties will not be imposed for accelerated payments. The assessment constitutes a lien on each parcel within the district.

EXHIBIT #6

Kenai Peninsula Borough
 Currently Proposed USAD/RIAD Projects
 Updated 3/18/2015

	Current Proposal	Outstanding Proposals
Max Allowed	5,000,000	5,000,000
Current Balance(100.10706) as of:		
2/28/2015	1,745,080	1,745,080
Projects Awaiting Approval:		
Birch Park USAD(Fritz Creek Area)	130,864	130,864
Funny River EAST USAD		1,225,995
Diamond View Estates USAD		248,677
Toloff Road USAD		87,640
Winridge Ave-Eagle Ridge Ct. RIAD		111,779
 Total	 <u><u>1,875,944</u></u>	 <u><u>4,580,258</u></u>

EXHIBIT #6