

Introduced by: Mayor
Date: 7/06/04
Action: Adopted
Vote: 7 Yes, 0 No, 1 Absent, 1 Abstain

**KENAI PENINSULA BOROUGH
RESOLUTION 2004-063**

**A RESOLUTION OF NECESSITY ESTABLISHING THE TUSTUMENA TERRACE
SUBDIVISION UTILITY SPECIAL ASSESSMENT DISTRICT FOR
CONSTRUCTION OF A NATURAL GAS MAIN LINE**

- WHEREAS**, residents of the borough adopted a non-areawide power by the vote of the people to form special assessment districts for utility lines in 1991; and
- WHEREAS**, natural gas provides a safe, economical heating alternative and has been shown to increase the value and marketability of parcels; and
- WHEREAS**, many of the benefited parcels are located along the Kasilof River and the availability of natural gas as a heating fuel may decrease the utilization of heating fuels requiring storage containers that may become dislodged or their contents discharged, thereby minimizing the potential for pollution to the Kasilof River, nearby lakes and streams, area drinking water, and the environment; and
- WHEREAS**, a petition has been received requesting the establishment of a utility special assessment district for financing the construction of an extension of Enstar's natural gas service line to a district in the area of Tustumena Terrace Subdivision located just south of the Kasilof River and west of the Sterling Highway;
- WHEREAS**, KPB 5.35 requires that the owners of more than 70 percent of the parcels within the proposed district sign the petition, and 82.6 percent have signed the petition; and
- WHEREAS**, Resolution 92-54 requires that within 90 days of filing of the petition, the Mayor shall cause to be prepared a Resolution of Necessity for the Assembly's consideration; and
- WHEREAS**, this Resolution, with its attached exhibits, which are incorporated by reference as if fully set forth herein, sets out the plans, specifications, estimated costs, proposed method of assessment, payment schedule, estimated assessment roll, proposed method of Borough financing, and schedule for construction as required by KPB Chapter 5.35 and the regulations adopted under that Chapter.

NOW, THEREFORE, BE IT RESOLVED BY THE ASSEMBLY OF THE KENAI PENINSULA BOROUGH:

SECTION 1. That this Resolution is supported by the information in the following attached exhibits which are incorporated by reference as if fully set forth herein:

- 1) Clerk's certification of the petition, dated June 10, 2004;
- 2) USAD profile information sheet;
- 3) an estimated assessment roll, dated June 24, 2004;
- 4) a map of the boundaries of the proposed USAD;
- 5) petition form information cover sheet;
- 6) letter-statement from Enstar Natural Gas, dated April 23, 2004;
- 7) a memo indicating the method of funding this project from the Finance Director, dated June 9, 2004.

SECTION 2. That the boundaries of the USAD for a gas main line set forth in the map attached as Exhibit 4, and the properties legally described in Exhibit 3, are hereby approved as comprising the USAD.

SECTION 3. That the plans, specifications, profiles and estimated costs set forth in Exhibit 2 and the schedule for construction set forth in Exhibit 6 are hereby approved.

SECTION 4. That the method of levying the special assessment shall be on an equal allocation per lot, parcel, or tract as authorized by KPB 5.35. Uniform allocation of costs to each parcel in the proposed district is a fair method because each parcel is equally benefited by the ability to connect a service line to the main line.

SECTION 5. That the estimated assessment roll, set forth in Exhibit 3, is incorporated by reference as if fully set forth herein.

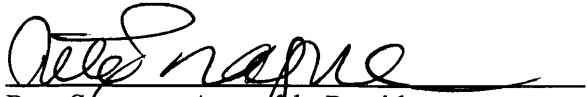
SECTION 6. Special assessment bonds will not be issued in anticipation of collection of the special assessments. Borough investment monies shall be the financing mechanism. The frequency and number of installment payments shall be as follows:

Special assessments levied on property within the Tustumena Terrace Utility Special Assessment District may be paid in ten (10) equal annual installments. Penalties will not be imposed for accelerated payments.

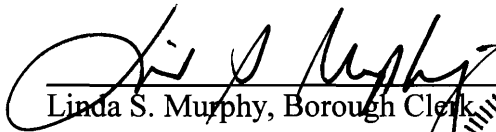
SECTION 7. That the proposed Tustumena Terrace Subdivision Utility Special Assessment District, as described and proposed through Exhibits 1 – 7, is found to meet the requirements of KPB Chapter 5.35 and is determined to be necessary and in the Borough's interest.

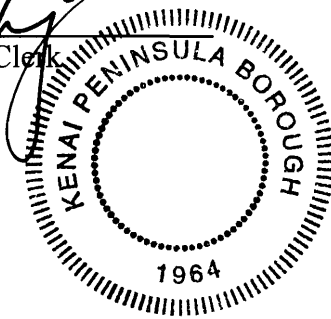
SECTION 8. That this Resolution shall take effect immediately upon its adoption.

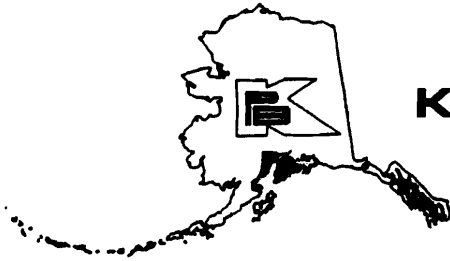
ADOPTED BY THE ASSEMBLY OF THE KENAI PENINSULA BOROUGH THIS 6TH DAY OF JULY 2004.


Pete Sprague, Assembly President

ATTEST:


Linda S. Murphy, Borough Clerk





KENAI PENINSULA BOROUGH

144 N. BINKLEY • SOLDOTNA, ALASKA • 99669-7599
BUSINESS (907) 262-8608 FAX (907) 262-8615
EMAIL: assemblyclerk@borough.kenai.ak.us

LINDA MURPHY, MMC
BOROUGH CLERK

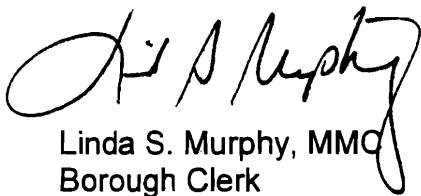
KENAI PENINSULA BOROUGH CERTIFICATION OF PETITION Tustumena Terrace Utility Special Assessment District

A petition for formation of the Tustumena Terrace Utility Special Assessment District was received in the Office of the Borough Clerk on June 7, 2004. I hereby certify the petition as sufficient. Signatures of property owners of 75 parcels (70% of 107 parcels) were required. Signatures of property owners of 89 parcels, comprising 83% of the parcels benefitting from the proposed utility line extension, were validated.

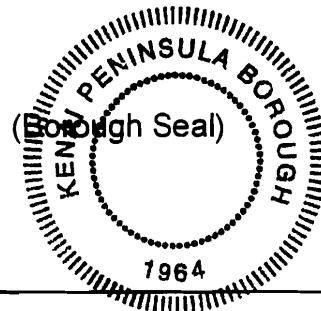
Since three of the 107 parcels in the proposed USAD are owned by the Kenai Peninsula Borough, I also ran the percentages eliminating those parcels from the USAD. Under this scenario, we still have the approval of property owners of 82% of the parcels benefitting from the utility line extension (86 or 104 total parcels).

A check in the amount of \$1,000.00 was received with the petition.

Dated this 10th day of June, 2004.



Linda S. Murphy, MMC
Borough Clerk



Copies Provided to:

- Craig Allen (Representing Petitioners)
- ✓ Clyde Johnson, KPБ USAD Coordinator
- KPB Assembly President Sprague and Members of the Assembly
- KPB Mayor Dale Bagley

EXHIBIT 1

TUSTUMENA TERRACE - UTILITY SPECIAL ASSESSMENT DISTRICT

Enstar Cost \$ 204,485.00
 KPB Admin Cost \$ 13,490.00
 Total Est. Cost \$ 217,975.00

No. of Parcels 107
 Cost/Parcel \$ 2,037.15

Total Project Cost: \$ 217,975.00
 Total Required Prepay: \$ 5,837.49
 Total Assessments: \$ 212,137.51

HEADING DEFINITIONS:

Total Assessed Value: 2004 assessed value
Adjusted Value: Each parcels estimated assessment added to its total assessed value.
Cost/Adj Value %: Percent of the allocated cost to the adjusted value of each respective parcel.
Maximum Assessment: Lien on each respective parcel cannot exceed 21% of the adjusted value.
Required Prepay: Amount required to be prepaid to keep the respective lien below 21%.

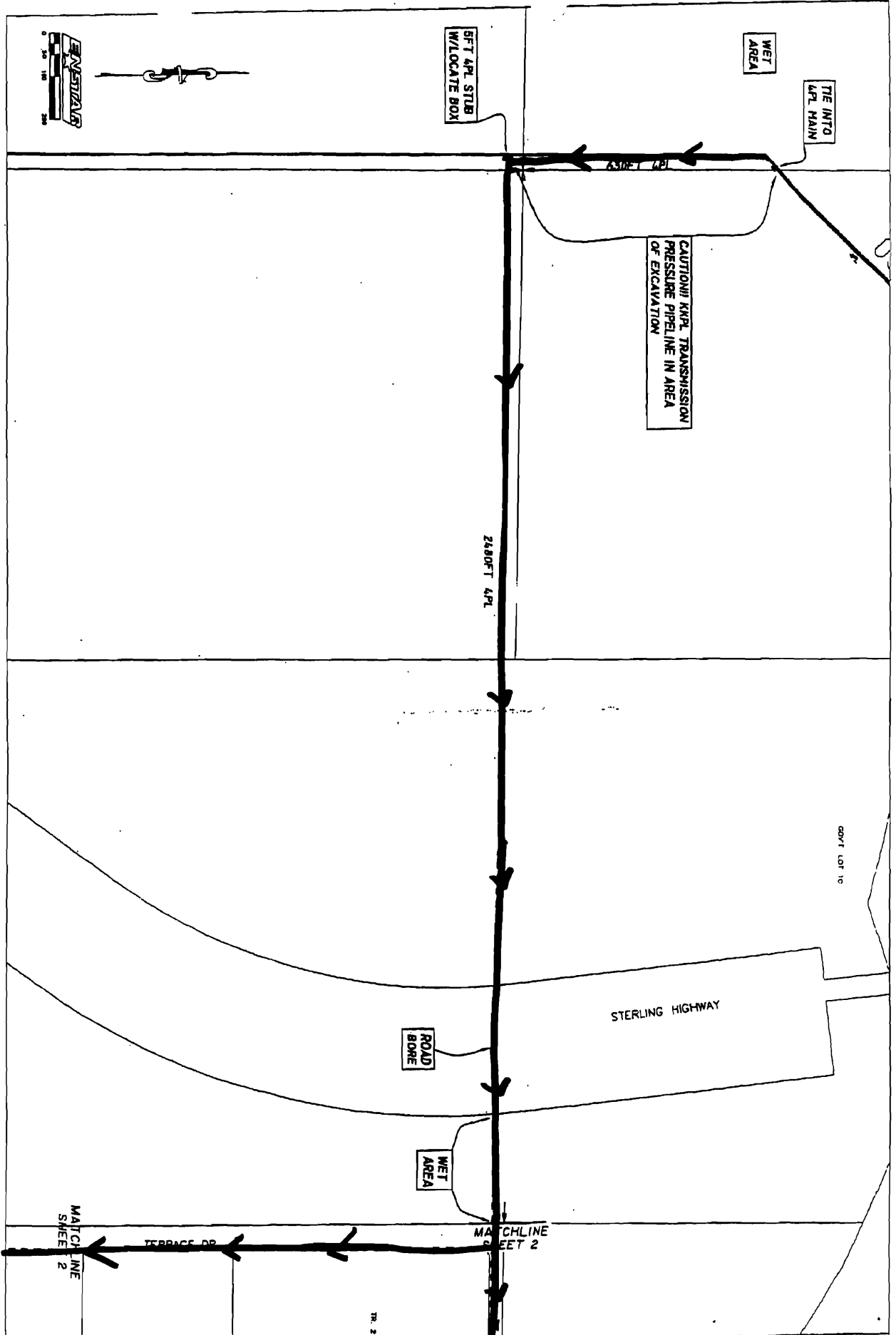
Total Number of Parcels (Excluding KPB owned properties): 104
Parcels in Favor of Project: 86
% of Parcels in Favor of Project: 82.69%

Number of Parcels Delinquent in 2003 Borough Taxes: 2
% of Parcels Delinquent in 2003 Borough Taxes: 1.92%

Parcel #	Land Value	Total Assessed Value	Adjusted Assessed Value	Cost/ Adj Value%	Maximum Assessment	Required Prepay	Owner	+ = Yes Vote	2003 Tax Delq.
133-550-08	90,700	90,700	92,737	2.2%	2,037.15	-	ALASKA MENTAL HEALTH TRUST AUTHORITY		
133-120-56	214,000	214,000	216,037	0.9%	2,037.15	-	ALASKA STATE D N R		
133-550-09	77,500	96,600	98,637	2.1%	2,037.15	-	ALASKA STATE D N R		
133-560-10	18,500	124,400	126,437	1.6%	2,037.15	-	ALBANO SANDRA	+	
133-560-08	13,500	13,500	15,537	13.1%	2,037.15	-	ALLEN CRAIG	+	
133-560-07	12,300	12,300	14,337	14.2%	2,037.15	-	ALLEN CRAIG	+	
133-560-05	46,600	175,800	177,837	1.1%	2,037.15	-	ALLEN CRAIG H	+	
133-370-11	7,500	7,500	9,537	21.4%	2,002.80	34.35	BLAKELY SHANE A & JEANNIE L		
133-370-10	14,000	116,100	118,137	1.7%	2,037.15	-	BLAKELY SHANE A & JEANNIE L		
133-370-22	14,000	38,200	40,237	5.1%	2,037.15	-	BOATMAN WM H & JOAN A	+	
133-570-05	44,300	138,500	140,537	1.4%	2,037.15	-	BONAVENTURE DOMINIQUE M & MONIQUE	+	
133-571-04	89,600	90,000	92,037	2.2%	2,037.15	-	BRAMANTE JOHN P & TONGUE KATHARINE		
133-560-25	7,000	11,900	13,937	14.6%	2,037.15	-	COLLINS SHARN EUGENE	+	
133-560-30	6,000	8,700	10,737	19.0%	2,037.15	-	CONWAY MARK & DANIELINA MARYNA		
133-560-02	39,500	198,800	200,837	1.0%	2,037.15	-	DANG ROBERT & PATRICIA	+	
133-560-14	20,000	20,000	22,037	9.2%	2,037.15	-	DANG ROBERT K & DANG ADAM	+	
133-370-26	14,000	43,100	45,137	4.5%	2,037.15	-	DEBOARD MICHAEL & DANIELLE	+	
133-560-21	7,200	7,200	9,237	22.1%	1,939.80	97.35	DEES JACK & SUSAN	+	
133-560-09	19,100	167,600	169,637	1.2%	2,037.15	-	DIPAULO LENNY J & PAULA L	+	
133-560-19	7,200	7,200	9,237	22.1%	1,939.80	97.35	DIPAULO LEONARD & PAULA	+	
133-570-11	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON DANIEL E	+	
133-560-17	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON DANIEL E	+	
133-560-22	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON DANIEL E	+	
133-560-13	12,400	12,400	14,437	14.1%	2,037.15	-	EVENSON DANIEL E	+	
133-560-12	13,000	13,000	15,037	13.5%	2,037.15	-	EVENSON DANIEL E	+	
133-570-16	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON DANIEL E	+	
133-570-06	14,400	14,400	16,437	12.4%	2,037.15	-	EVENSON DANIEL E	+	
133-570-17	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON DANIEL E & ERIKSEN KRIS	+	
133-570-10	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON DANIEL E & ERIKSEN KRISTEN	+	
133-560-29	6,000	6,000	8,037	25.3%	1,687.80	349.35	EVENSON IRVIN L & MILDRED I	+	

Parcel #	Land Value	Total Assessed Value	Adjusted Assessed Value	Cost/ Adj Value%	Maximum Assessment	Required Prepay	Owner	+ = Yes Vote	2003 Tax Delq.
133-570-20	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-570-12	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-560-32	6,000	6,000	8,037	25.3%	1,687.80	349.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-560-31	6,000	6,000	8,037	25.3%	1,687.80	349.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-560-18	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-560-27	6,000	6,000	8,037	25.3%	1,687.80	349.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-560-28	6,000	6,000	8,037	25.3%	1,687.80	349.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-550-02	12,000	12,000	14,037	14.5%	2,037.15	-	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-550-03	33,200	33,200	35,237	5.8%	2,037.15	-	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-570-07	11,900	11,900	13,937	14.6%	2,037.15	-	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-570-14	8,200	8,700	10,737	19.0%	2,037.15	-	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-570-15	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	+	
133-120-77	109,500	109,500	111,537	1.8%	2,037.15	-	EVENSON RICHARD A & JEAN H TRUSTEES RICHARD 7 JEAN EVENSON TRUSTS ET AL	+	
133-550-01	57,200	245,400	247,437	0.8%	2,037.15	-	EVENSON RICHARD A & JEAN H TRUSTEES RICHARD A EVENSON LIVING TR ET AL	+	
133-550-07	22,100	22,100	24,137	8.4%	2,037.15	-	EVENSON RICHARD A & JEAN H TRUSTEES RICHARD A EVENSON LIVING TR ET AL	+	
133-560-11	12,000	12,000	14,037	14.5%	2,037.15	-	EVENSON ROBERT L & KATHLEEN	+	
133-570-18	7,200	7,200	9,237	22.1%	1,939.80	97.35	EVENSON ROBERT L & KATHLEEN	+	
133-560-24	7,200	7,200	9,237	22.1%	1,939.80	97.35	FRITZ GRANT & SHIRLEY	+	
133-560-23	7,200	7,200	9,237	22.1%	1,939.80	97.35	FRITZ GRANT & SHIRLEY	+	
133-570-09	20,200	138,900	140,937	1.4%	2,037.15	-	GAUTHIER BRIAN J	+	
133-560-06	47,700	141,100	143,137	1.4%	2,037.15	-	GAUTHIER PAUL J & KYLE D	+	
133-370-05	16,900	16,900	18,937	10.8%	2,037.15	-	GLEASON EDNA	+	
133-560-16	13,700	195,100	197,137	1.0%	2,037.15	-	GLICK ROBERT A & LIANE R	+	
133-370-16	7,500	7,500	9,537	21.4%	2,002.80	34.35	GROCOTT JOHN ANDREW	+	
133-370-32	19,300	110,200	112,237	1.8%	2,037.15	-	HEITSTUMAN BERT A	+	
133-370-13	12,000	24,500	26,537	7.7%	2,037.15	-	HODGES WILLIAM MICHAEL & TANYA JANETTE	+	
133-370-24	14,000	53,500	55,537	3.7%	2,037.15	-	HUNTER HARVEY A		Y
133-121-11	9,000	9,000	11,037	18.5%	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY	+	
133-121-10	5,600	5,600	7,637	26.7%	1,603.80	433.35	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	+	
133-121-09	5,600	5,600	7,637	26.7%	1,603.80	433.35	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	+	
133-121-18	5,600	5,600	7,637	26.7%	1,603.80	433.35	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	+	
133-121-12	8,000	8,000	10,037	20.3%	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	+	
133-121-17	5,600	5,600	7,637	26.7%	1,603.80	433.35	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	+	

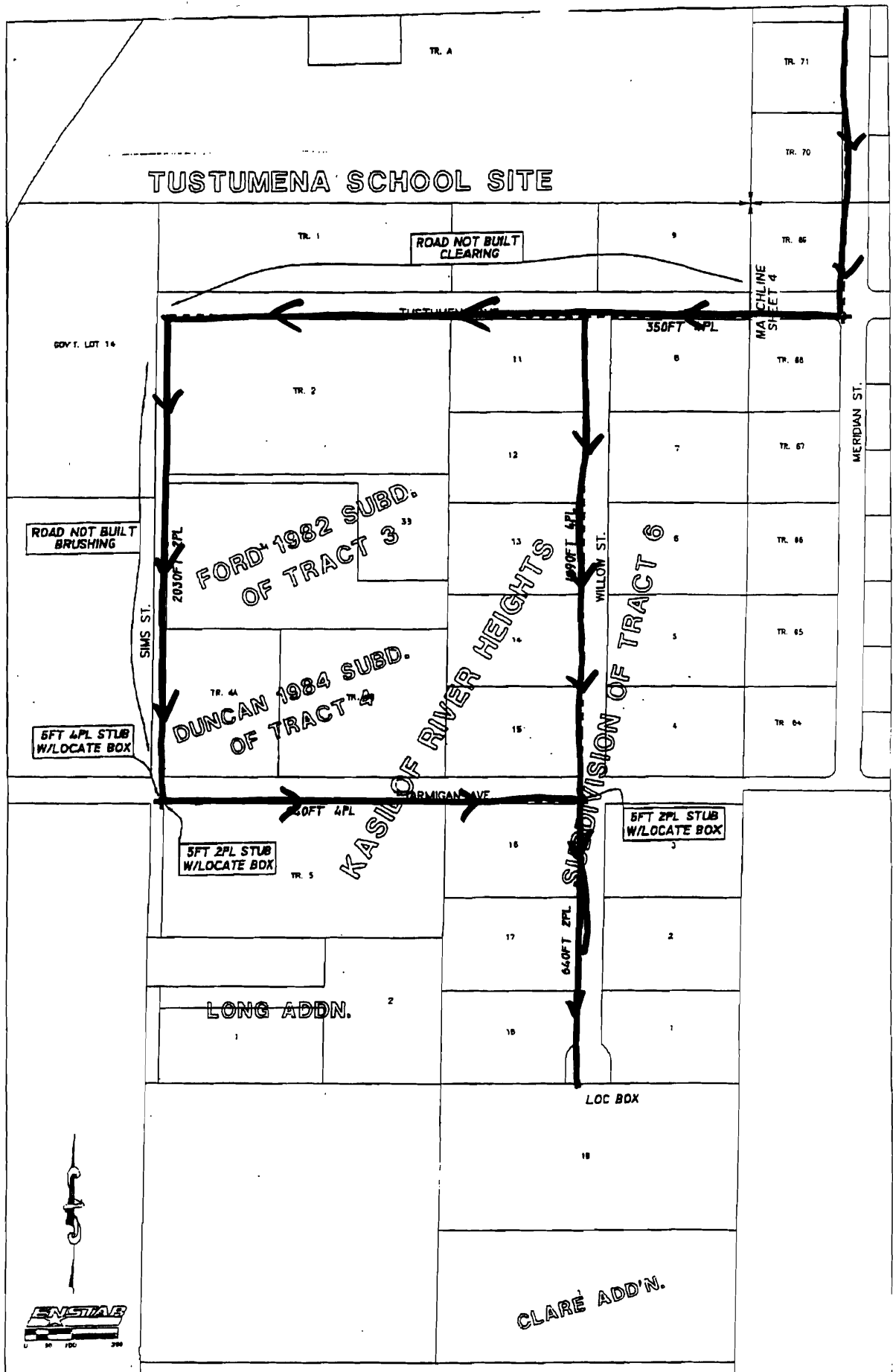
Parcel #	Land Value	Total Assessed Value	Adjusted Assessed Value	Cost/ Adj Value%	Maximum Assessment	Required Prepay	Owner	+ = Yes Vote	2003 Tax Delq.
133-121-13	8,000	8,000	10,037	20.3%	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	+	
133-121-08	5,600	5,600	7,637	26.7%	1,603.80	433.35	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	+	
133-121-15	9,000	25,100	27,137	7.5%	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	+	
133-121-16	8,000	8,000	10,037	20.3%	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	+	
133-121-07	8,000	8,000	10,037	20.3%	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	+	
133-550-04	33,500	80,600	82,637	2.5%	2,037.15	-	JEWELL STEVEN M & KATHLEEN S	+	
133-121-02	40,400	7,734,400	7,736,437	0.0%	2,037.15	-	KENAI PENINSULA BOROUGH (abstain from vote)		
133-120-61	16,000	16,000	18,037	11.3%	2,037.15	-	KENAI PENINSULA BOROUGH (abstain from vote)		
133-370-09	13,600	13,600	15,637	13.0%	2,037.15	-	KENAI PENINSULA BOROUGH (abstain from vote)		
133-570-08	15,000	15,000	17,037	12.0%	2,037.15	-	LEJEUNE RONALD A & MARY H		
133-570-33	7,000	7,900	9,937	20.5%	2,037.15	-	MARSHALL TOM		
133-370-27	7,500	7,500	9,537	21.4%	2,002.80	34.35	MEYER KRISTIN F	+	
133-370-20	14,000	138,600	140,637	1.4%	2,037.15	-	MILLER DAVID E	+	
133-570-02	45,900	146,700	148,737	1.4%	2,037.15	-	MILNER-WASKI SHELLEY	+	
133-370-21	14,000	122,900	124,937	1.6%	2,037.15	-	MORSE CHARLES N & CHERYL	+	
133-570-03	40,800	175,100	177,137	1.2%	2,037.15	-	MULLIGAN JOSEPH R & SHIRLEY M	+	
133-560-15	25,500	136,800	138,837	1.5%	2,037.15	-	NELSON ARNOLD E & D LYNN	+	
133-560-20	7,200	7,200	9,237	22.1%	1,939.80	97.35	NEWGREN STEVEN & ANDREA	+	
133-370-30	13,600	95,400	97,437	2.1%	2,037.15	-	NOBLIN KERRY S & MELANIE G	+	
133-570-04	39,900	185,400	187,437	1.1%	2,037.15	-	O'CONNOR THERESE	+	
133-57-01	43,400	188,300	190,337	1.1%	2,037.15	-	PAGE MARGARET E	+	
133-370-08	31,600	95,200	97,237	2.1%	2,037.15	-	PIERCE GEORGE & JEANIE		Y
133-370-31	17,500	95,700	97,737	2.1%	2,037.15	-	PREVO GARY & MARLAS ET AL		
133-370-15	14,000	71,600	73,637	2.8%	2,037.15	-	REECE MICHAEL I & DENISE L	+	
133-560-04	47,400	244,100	246,137	0.8%	2,037.15	-	REILLY MARK & MARGARET A		
133-570-19	7,200	7,200	9,237	22.1%	1,939.80	97.35	RINGWELSKI ELIZABETH A	+	
133-370-18	18,500	18,500	20,537	9.9%	2,037.15	-	ROZAK GREG A		
133-370-17	15,000	109,300	111,337	1.8%	2,037.15	-	RUDISILL ALLAN D	+	
133-370-28	14,000	26,400	28,437	7.2%	2,037.15	-	SINGLETON SUSAN R	+	
133-370-23	14,000	53,400	55,437	3.7%	2,037.15	-	SMITH ROBERT A	+	
133-370-14	7,500	7,500	9,537	21.4%	2,002.80	34.35	SPRAGUE HENRY P JR	+	
133-550-06	30,300	164,200	166,237	1.2%	2,037.15	-	STANDRIDGE CHARLES & KRISTY	+	
133-121-14	14,500	93,200	95,237	2.1%	2,037.15	-	SVRCEK PEGGY A	+	
133-370-12	14,000	66,200	68,237	3.0%	2,037.15	-	THIRLWELL LEILANI	+	
133-560-03	22,900	186,000	188,037	1.1%	2,037.15	-	ULULANI DANG PATRICIAI-ANN & ULULANI DANG ROSALYN	+	
133-110-20	50,900	50,900	52,937	3.8%	2,037.15	-	UNIVERSITY OF ALASKA STATEWIDE OFFICE OF LAND MGT	+	
133-570-13	7,200	7,200	9,237	22.1%	1,939.80	97.35	WALDRON FRANKLIN D	+	
133-550-05	30,400	157,900	159,937	1.3%	2,037.15	-	WENZEL ROBERT M	+	
133-370-25	7,500	7,500	9,537	21.4%	2,002.80	34.35	WILBANKS JAMES D & DEBRA		
133-571-02	48,000	48,000	50,037	4.1%	2,037.15	-	WITMAN HARRY F ALASKA PROPERTIES LLC		
133-560-26	7,000	13,600	15,637	13.0%	2,037.15	-	WORDEN DUANE D JR & REVA E	+	
133-370-19	11,500	40,000	42,037	4.8%	2,037.15	-	WRATE KYLE	+	
133-370-29	21,000	35,900	37,937	5.4%	2,037.15	-	YARBROUGH PAUL	+	
133-560-01	20,500	129,400	131,437	1.5%	2,037.15	-	YONCHER CLAYTON T	+	
107					212,137.51	5,837.49		86	2



PROPOSED GAS MAINS
TUSTAMENA TERRACES

SHEET 1 OF 4 SCALE 1"=200'

CR#		REVISION	DATE
PRJ#	3040	JK	2/10/04
GRID	KA2048-49	JK	2/15/04
DATE	7/01/03	JK	2/20/04

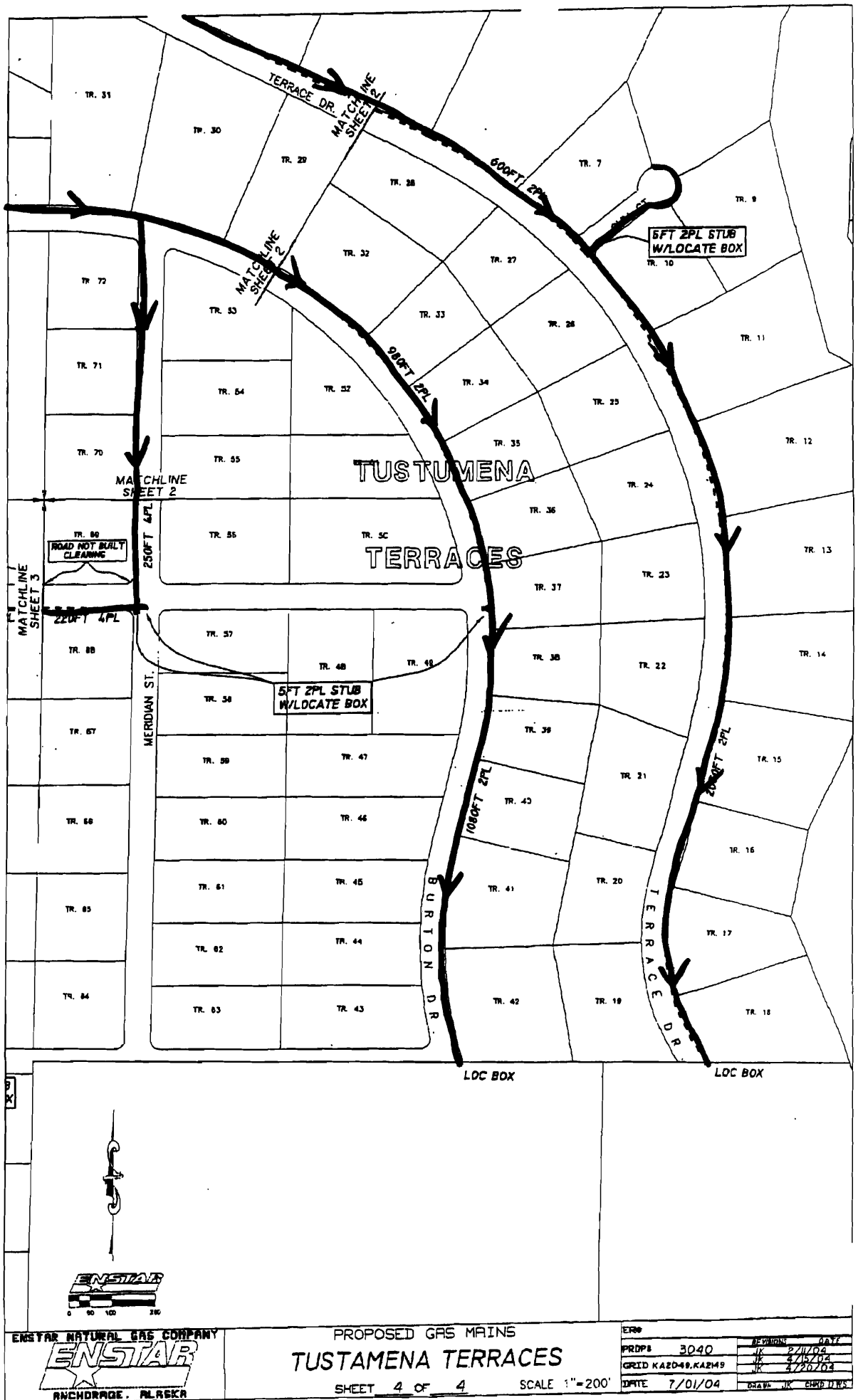


ENSTAR NATURAL GAS COMPANY
ENSTAR
 ANCHORAGE, ALASKA

PROPOSED GAS MAINS
TUSTAMENA TERRACES

SHEET 3 OF 4 SCALE 1"=200'

PROP#	REV#	DATE
3040	1	2/11/04
KA2148	2	4/16/04
	3	4/20/04
DATE	7/01/04	
DRAWN JK CHECK DWG'S		



10'



ENSTAR NATURAL GAS COMPANY
ENSTAR
 ANCHORAGE, ALASKA

PROPOSED GAS MAINS
TUSTUMENA TERRACES

SHEET 4 OF 4 SCALE 1"=200'

ENR#		REVISION	DATE
PRD#	3040	JK	2/11/04
GRID	KA2D49,KA2M9	JK	4/16/04
DATE	7/01/04	JK	4/20/04
		DRAWN	JK GMB JWS

TUSTUMENA TERRACE - UTILITY SPECIAL ASSESSMENT DISTRICT

Enstar Cost \$ 204,485.00
 KPBA Admin Cost \$ 13,490.00
 Total Est. Cost \$ 217,975.00
 No. of Parcels 107
 Cost/Parcel \$ 2,037.15

Total Cost: \$ 217,975.00
 Total Prepayments: \$ 5,837.49
 Total Assessments: \$ 212,137.51
 Parcels > 21%: 33
 Total To Prepay: \$ 5,837.49

Parcel #	Legal Description	Total Assessed Value	Max Assessment	Required Prepay	Owner	Address	City	St	Zip
133-550-08	KN T03N R11W S30 GOVT LOT 11	90,700	2,037.15	-	ALASKA MENTAL HEALTH TRUST AUTHORITY	550 W 7TH AVE STE 1430	ANCHORAGE	AK	99501
133-120-56	KN T03N R11W S31 GOVT LOT 3 & NE1/4 NW1/4 W OF STERLING HWY IN SEC 31 & GOVT LOT 10 S OF STERLING HWY IN SEC 30	214,000	2,037.15	-	ALASKA STATE D N R	550 W 7TH AVE STE 650	ANCHORAGE	AK	99501
133-550-09	KN T03N R11W S31 GOVT LOT 10 SEC 30 & THE NE1/4 NW1/4 SEC 31 ALL LYING EAST OF THE STERLING HIWAY	96,600	2,037.15	-	ALASKA STATE D N R	550 W 7TH AVE STE 650	ANCHORAGE	AK	99501
133-560-10	KN0800085 T03N R11W S31 TRACT 26 TUSTUMENA TERRACES SUB	124,400	2,037.15	-	ALBANO SANDRA	PO BOX 973	KASILOF	AK	99610
133-560-08	KN0800085 T03N R11W S31 TRACT 24 TUSTUMENA TERRACES SUB	13,500	2,037.15	-	ALLEN CRAIG	PO BOX 66	KASILOF	AK	99610
133-560-07	KN0800085 T03N R11W S31 TRACT 23 TUSTUMENA TERRACES SUB	12,300	2,037.15	-	ALLEN CRAIG	PO BOX 66	KASILOF	AK	99610
133-560-05	KN0800085 T03N R11W S31 TRACT 12 TUSTUMENA TERRACES SUB	175,800	2,037.15	-	ALLEN CRAIG H	PO BOX 66	KASILOF	AK	99610
133-370-11	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 12	7,500	2,002.80	34.35	BLAKELY SHANE A & JEANNIE L	PO BOX 374	KASILOF	AK	99610
133-370-10	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 11	116,100	2,037.15	-	BLAKELY SHANE A & JEANNIE L	PO BOX 374	KASILOF	AK	99610
133-370-22	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 4	38,200	2,037.15	-	BOATMAN WM H & JOAN A	PO BOX 67	KALAMA	WA	98625

Parcel #	Legal Description	Total Assessed Value	Max Assessment	Required Prepay	Owner	Address	City	St	Zip
133-570-05	KN0800085 T03N R11W S31 TRACT 18 TUSTUMENA TERRACES SUB	138,500	2,037.15	-	BONAVENTURE DOMINIQUE M & MONIQUE	PO BOX 525	KASILOF	AK	99610
133-571-04	KN T03N R11W S31 GOVT LOT 11 EXCLUDING BURNT NORTON SUB	90,000	2,037.15	-	BRAMANTE JOHN P & TONGUE KATHARINE	247 N FIREWEED ST # A	SOLDOTNA	AK	99669
133-560-25	KN0800085 T03N R11W S31 TRACT 53 TUSTUMENA TERRACES SUB	11,900	2,037.15	-	COLLINS SHARN EUGENE	PO BOX 76	KASILOF	AK	99610
133-560-30	KN0800085 T03N R11W S31 TRACT 70 TUSTUMENA TERRACES SUB	8,700	2,037.15	-	CONWAY MARK & DANIELINA MARYNA	PO BOX 1355	SEWARD	AK	99664
133-560-02	KN0800085 T03N R11W S31 TRACT 9 TUSTUMENA TERRACES SUB	198,800	2,037.15	-	DANG ROBERT & PATRICIA	1445 KAMINAKA DR	HONOLULU	HI	96816
133-560-14	KN0800085 T03N R11W S31 TRACT 30 TUSTUMENA TERRACES SUB	20,000	2,037.15	-	DANG ROBERT K & DANG ADAM	PO BOX 986	KASILOF	AK	99610
133-370-26	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 8	43,100	2,037.15	-	DEBOARD MICHAEL & DANIELLE	PO BOX 595	KASILOF	AK	99610
133-560-21	KN0800085 T03N R11W S31 TRACT 37 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	DEES JACK & SUSAN	PO BOX 485	KASILOF	AK	99610
133-560-09	KN0800085 T03N R11W S31 TRACT 25 TUSTUMENA TERRACES SUB	167,600	2,037.15	-	DIPAULO LENNY J & PAULA L	PO BOX 1187	KASILOF	AK	99610
133-560-19	KN0800085 T03N R11W S31 TRACT 35 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	DIPAULO LEONARD & PAULA	PO BOX 1187	KASILOF	AK	99610
133-570-11	KN0800085 T03N R11W S31 TRACT 39 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON DANIEL E	PO BOX 310	KASILOF	AK	99610
133-560-17	KN0800085 T03N R11W S31 TRACT 33 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON DANIEL E	PO BOX 310	KASILOF	AK	99610
133-560-22	KN0800085 T03N R11W S31 TRACT 50 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON DANIEL E	PO BOX 310	KASILOF	AK	99610
133-560-13	KN0800085 T03N R11W S31 TRACT 29 TUSTUMENA TERRACES SUB	12,400	2,037.15	-	EVENSON DANIEL E	PO BOX 310	KASILOF	AK	99610
133-560-12	KN0800085 T03N R11W S31 TRACT 28 TUSTUMENA TERRACES SUB	13,000	2,037.15	-	EVENSON DANIEL E	PO BOX 310	KASILOF	AK	99610

Parcel #	Legal Description	Total Assessed Value	Max Assessment	Required Prepay	Owner	Address	City	St	Zip
133-570-16	KN0800085 T03N R11W S31 TRACT 44 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON DANIEL E	PO BOX 310	KASILOF	AK	99610
133-570-06	KN0800085 T03N R11W S31 TRACT 19 TUSTUMENA TERRACES SUB	14,400	2,037.15	-	EVENSON DANIEL E	PO BOX 310	KASILOF	AK	99610
133-570-17	KN0800085 T03N R11W S31 TRACT 45 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON DANIEL E & ERIKSEN KRIS	PO BOX 310	KASILOF	AK	99610
133-570-10	KN0800085 T03N R11W S31 TRACT 38 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON DANIEL E & ERIKSEN KRISTEN	PO BOX 310	KASILOF	AK	99610
133-560-29	KN0800085 T03N R11W S31 TRACT 69 TUSTUMENA TERRACES SUB	6,000	1,687.80	349.35	EVENSON IRVIN L & MILDRED I	PO BOX 10	KASILOF	AK	99610
133-570-20	KN0800085 T03N R11W S31 TRACT 49 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-570-12	KN0800085 T03N R11W S31 TRACT 40 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-560-32	KN0800085 T03N R11W S31 TRACT 72 TUSTUMENA TERRACES SUB	6,000	1,687.80	349.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-560-31	KN0800085 T03N R11W S31 TRACT 71 TUSTUMENA TERRACES SUB	6,000	1,687.80	349.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-560-18	KN0800085 T03N R11W S31 TRACT 34 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-560-27	KN0800085 T03N R11W S31 TRACT 55 TUSTUMENA TERRACES SUB	6,000	1,687.80	349.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-560-28	KN0800085 T03N R11W S31 TRACT 56 TUSTUMENA TERRACES SUB	6,000	1,687.80	349.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-550-02	KN0800085 T03N R11W S31 TRACT 2 TUSTUMENA TERRACES SUB	12,000	2,037.15	-	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-550-03	KN0800085 T03N R11W S31 TRACT 3 TUSTUMENA TERRACES SUB	33,200	2,037.15	-	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-570-07	KN0800085 T03N R11W S31 TRACT 20 TUSTUMENA TERRACES SUB	11,900	2,037.15	-	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610

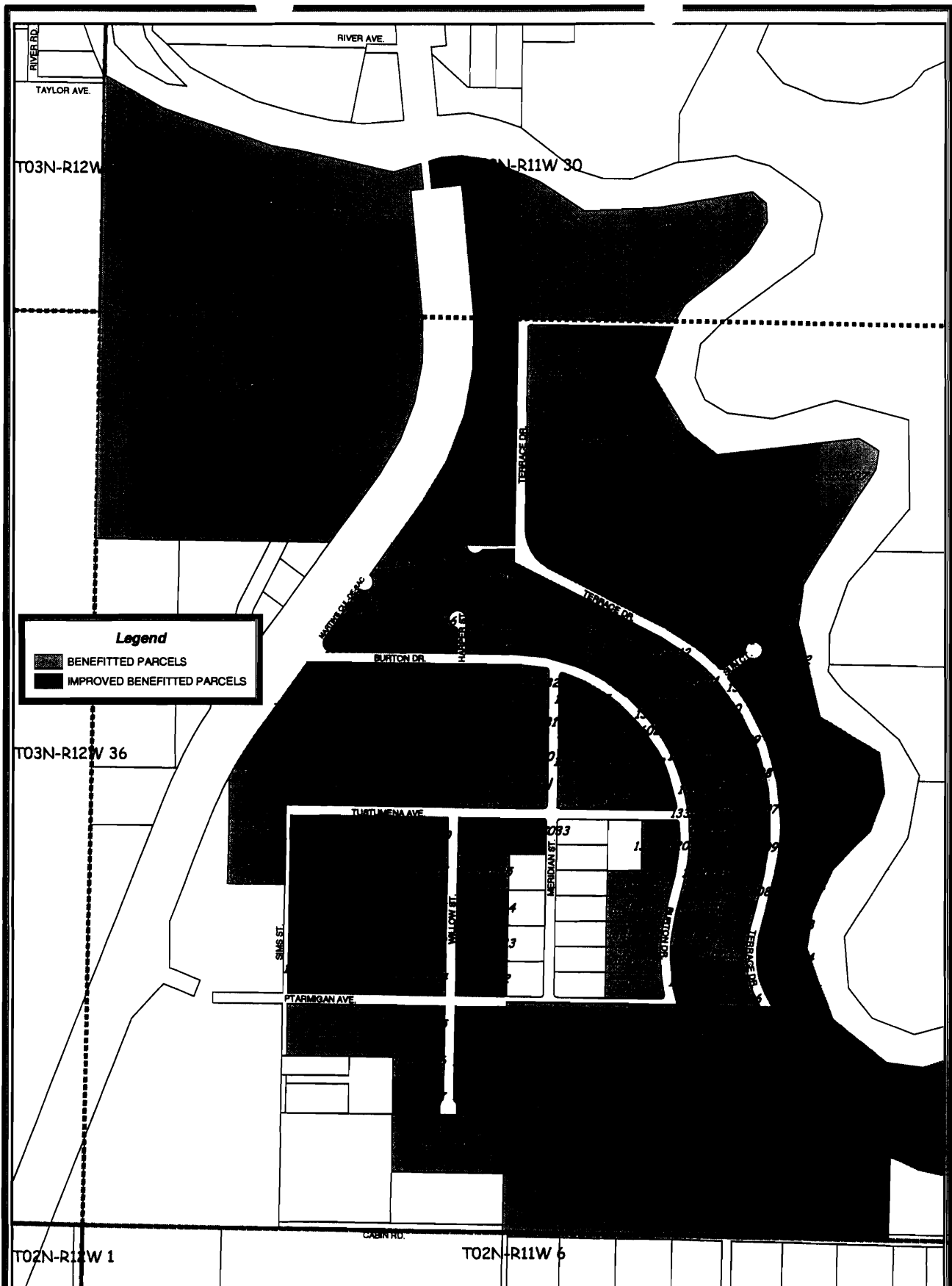
Parcel #	Legal Description	Total Assessed Value	Max Assessment	Required Prepay	Owner	Address	City	St	Zip
133-570-14	KN0800085 T03N R11W S31 TRACT 42 TUSTUMENA TERRACES SUB	8,700	2,037.15	-	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-570-15	KN0800085 T03N R11W S31 TRACT 43 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON JEAN H & EVENSON RICHARD A TRUSTEES JEAN H EVENSON LIVING TR	PO BOX 48	KASILOF	AK	99610
133-120-77	KN T03N R11W S30 GOVT LOT 9	109,500	2,037.15	-	EVENSON RICHARD A & JEAN H TRUSTEES RICHARD 7 JEAN EVENSON TRUSTS ET AL	PO BOX 48	KASILOF	AK	99610
133-550-01	KN0800085 T03N R11W S31 TRACT 1 TUSTUMENA TERRACES SUB	245,400	2,037.15	-	EVENSON RICHARD A & JEAN H TRUSTEES RICHARD A EVENSON LIVING TR ET AL	PO BOX 48	KASILOF	AK	99610
133-550-07	KN0800085 T03N R11W S31 TRACT 8 TUSTUMENA TERRACES SUB	22,100	2,037.15	-	EVENSON RICHARD A & JEAN H TRUSTEES RICHARD A EVENSON LIVING TR ET AL	PO BOX 48	KASILOF	AK	99610
133-560-11	KN0800085 T03N R11W S31 TRACT 27 TUSTUMENA TERRACES SUB	12,000	2,037.15	-	EVENSON ROBERT L & KATHLEEN	PO BOX 635	KASILOF	AK	99610
133-570-18	KN0800085 T03N R11W S31 TRACT 46 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	EVENSON ROBERT L & KATHLEEN	PO BOX 635	KASILOF	AK	99610
133-560-24	KN0800085 T03N R11W S31 TRACT 52 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	FRITZ GRANT & SHIRLEY	PO BOX 13	KASILOF	AK	99610
133-560-23	KN0800085 T03N R11W S31 TRACT 51 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	FRITZ GRANT & SHIRLEY	PO BOX 13	KASILOF	AK	99610
133-570-09	KN0800085 T03N R11W S31 TRACT 22 TUSTUMENA TERRACES SUB	138,900	2,037.15	-	GAUTHIER BRIAN J	PO BOX 1223	KASILOF	AK	99610
133-560-06	KN0800085 T03N R11W S31 TRACT 13 TUSTUMENA TERRACES SUB	141,100	2,037.15	-	GAUTHIER PAUL J & KYLE D	PO BOX 135	KASILOF	AK	99610
133-370-05	KN0770070 T03N R11W S31 TRACT 5 KASILOF RIVER HEIGHTS SUB	16,900	2,037.15	-	GLEASON EDNA	13854 ANDOVER DR	MAGABA	CA	95954
133-560-16	KN0800085 T03N R11W S31 TRACT 32 TUSTUMENA TERRACES SUB	195,100	2,037.15	-	GLICK ROBERT A & LIANE R	PO BOX 285	KASILOF	AK	99610
133-370-16	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 17	7,500	2,002.80	34.35	GROCOTT JOHN ANDREW	PO BOX 59	ILWACO	WA	98624
133-370-32	KN0840208 T03N R11W S31 TRACT 4-B KASILOF RIVER HEIGHTS SUB DUNCAN 1984 SUB OF TRACT 4	110,200	2,037.15	-	HEITSTUMAN BERT A	PO BOX 237	KASILOF	AK	99610

Parcel #	Legal Description	Total Assessed Value	Max Assessment	Required Prepay	Owner	Address	City	St	Zip
133-370-13	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 14	24,500	2,037.15	-	HODGES WILLIAM MICHAEL & TANYA JANETTE	PO BOX 787	KASILOF	AK	99610
133-370-24	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 6	53,500	2,037.15	-	HUNTER HARVEY A	PO BOX 3932	SOLDOTNA	AK	99669
133-121-11	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 5	9,000	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-121-10	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 4	5,600	1,603.80	433.35	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-121-09	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 3	5,600	1,603.80	433.35	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-121-18	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 12	5,600	1,603.80	433.35	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-121-12	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 6	8,000	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-12-17	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 11	5,600	1,603.80	433.35	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-121-13	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 7	8,000	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-121-08	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 2	5,600	1,603.80	433.35	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-121-15	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 9	25,100	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-121-16	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 10	8,000	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-121-07	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 1	8,000	2,037.15	-	HUTCHINS ALASKA COMMUNITY PROPERTY TRUST	2370 W HWY 89-A STE 11 PMB 425	SEDONA	AZ	86336
133-550-04	KN0800085 T03N R11W S31 TRACT 4 TUSTUMENA TERRACES SUB	80,600	2,037.15	-	JEWELL STEVEN M & KATHLEEN S	PO BOX 187	KASILOF	AK	99610
133-121-02	KN0740103 T03N R11W S31 TRACT A TUSTUMENA SCHOOL SITE	7,734,400	2,037.15	-	KENAI PENINSULA BOROUGH	144 N BINKLEY ST	SOLDOTNA	AK	99669

Parcel #	Legal Description	Total Assessed Value	Max Assessment	Required Prepay	Owner	Address	City	St	Zip
133-120-61	KN T03N R11W S31 GOVT LOT 14	16,000	2,037.15	-	KENAI PENINSULA BOROUGH	144 N BINKLEY ST	SOLDOTNA	AK	99669
133-370-09	KN0770070 T03N R11W S31 TRACT 1 KASILOF RIVER HEIGHTS SUB	13,600	2,037.15	-	KENAI PENINSULA BOROUGH	144 N BINKLEY ST	SOLDOTNA	AK	99669
133-570-08	KN0800085 T03N R11W S31 TRACT 21 TUSTUMENA TERRACES SUB	15,000	2,037.15	-	LEJEUNE RONALD A & MARY H	8208 NE 94TH ST	VANCOUVER	WA	98662
133-570-33	KN0800085 T03N R11W S31 TRACT 68 TUSTUMENA TERRACES SUB	7,900	2,037.15	-	MARSHALL TOM	1504 BARABARA DR	KENAI	AK	99611
133-370-27	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 9	7,500	2,002.80	34.35	MEYER KRISTIN F	PO BOX 91	KASILOF	AK	99610
133-370-20	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 2	138,600	2,037.15	-	MILLER DAVID E	PO BOX 641	KASILOF	AK	99610
133-570-02	KN0800085 T03N R11W S31 TRACT 15 TUSTUMENA TERRACES SUB	146,700	2,037.15	-	MILNER-WASKI SHELLEY	167 WAREHOUSE STE A	SOLDOTNA	AK	99669
133-370-21	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 3	122,900	2,037.15	-	MORSE CHARLES N & CHERYL	PO BOX 583	KASILOF	AK	99610
133-570-03	KN0800085 T03N R11W S31 TRACT 16 TUSTUMENA TERRACES SUB	175,100	2,037.15	-	MULLIGAN JOSEPH R & SHIRLEY M	PO BOX 850	KASILOF	AK	99610
133-560-15	KN0800085 T03N R11W S31 TRACT 31 TUSTUMENA TERRACES SUB	136,800	2,037.15	-	NELSON ARNOLD E & D LYNN	PO BOX 677	KASILOF	AK	99610
133-560-20	KN0800085 T03N R11W S31 TRACT 36 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	NEWGREN STEVEN & ANDREA	PO BOX 1144	KASILOF	AK	99610
133-370-30	KN0820070 T03N R11W S31 KASILOF RIVER HEIGHTS SUB FORD 1982 SUB OF TRACT 3 LOT 3B	95,400	2,037.15	-	NOBLIN KERRY S & MELANIE G	PO BOX 183	KASILOF	AK	99610
133-570-04	KN0800085 T03N R11W S31 TRACT 17 TUSTUMENA TERRACES SUB	185,400	2,037.15	-	O'CONNOR THERESE	913 JEFFERSON AVE	LOUISVILLE	CO	80027
133-570-01	KN0800085 T03N R11W S31 TRACT 14 TUSTUMENA TERRACES SUB	188,300	2,037.15	-	PAGE MARGARET E	PO BOX 734	KASILOF	AK	99610
133-370-08	KN0770070 T03N R11W S31 TRACT 2 KASILOF RIVER HEIGHTS SUB	95,200	2,037.15	-	PIERCE GEORGE & JEANIE	PO BOX 80	KASILOF	AK	99610


Parcel #	Legal Description	Total Assessed Value	Max Assessment	Required Prepay	Owner	Address	City	St	Zip
133-370-31	KN0840208 T03N R11W S31 TRACT 4-A KASILOF RIVER HEIGHTS SUB DUNCAN 1984 SUB OF TRACT 4	95,700	2,037.15	-	PREVO GARY & MARLAS ET AL	555 MCNEIL ST	WINNEMUCCA	NV	89445
133-370-15	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 16	71,600	2,037.15	-	REECE MICHAEL I & DENISE L	PO BOX 895	KASILOF	AK	99610
133-560-04	KN0800085 T03N R11W S31 TRACT 11 TUSTUMENA TERRACES SUB	244,100	2,037.15	-	REILLY MARK & MARGARET A	PO BOX 847	KASILOF	AK	99610
133-570-19	KN0800085 T03N R11W S31 TRACT 47 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	RINGWELSKI ELIZABETH A	PO BOX 1071	KASILOF	AK	99610
133-370-18	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 19	18,500	2,037.15	-	ROZAK GREG A	PO BOX 710	KASILOF	AK	99610
133-370-17	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 18	109,300	2,037.15	-	RUDISILL ALLAN D	PO BOX 1221	KASILOF	AK	99610
133-370-28	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 10	26,400	2,037.15	-	SINGLETON SUSAN R	PO BOX 722	KASILOF	AK	99610
133-370-23	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 5	53,400	2,037.15	-	SMITH ROBERT A	PO BOX 261	KASILOF	AK	99610
133-370-14	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 15	7,500	2,002.80	34.35	SPRAGUE HENRY P JR	188 FARNSWORTH BLVD	SOLDOTNA	AK	99669
133-550-06	KN0800085 T03N R11W S31 TRACT 6 TUSTUMENA TERRACES SUB	164,200	2,037.15	-	STANDRIDGE CHARLES & KRISTY	PO BOX 353	KASILOF	AK	99610
133-121-14	KN0840035 T03N R11W S31 RAYMOND BURTON SUB NO 2 LOT 8	93,200	2,037.15	-	SVRCEK PEGGY A	PO BOX 854	KASILOF	AK	99610
133-370-12	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF TRACT 6 LOT 13	66,200	2,037.15	-	THIRLWELL LEILANI	PO BOX 667	KASILOF	AK	99610
133-560-03	KN0800085 T03N R11W S31 TRACT 10 TUSTUMENA TERRACES SUB	186,000	2,037.15	-	ULULANI DANG PATRICIAI-ANN & ULULANI DANG ROSALYN	1445 KAMINAKA DR	HONOLULU	HI	96816
133-110-20	KN T03N R12W S25 SE1/4 SE1/4	50,900	2,037.15	-	UNIVERSITY OF ALASKA STATEWIDE OFFICE OF LAND MGT #103	3890 UNIVERSITY LAKE DR	ANCHORAGE	AK	99508
133-570-13	KN0800085 T03N R11W S31 TRACT 41 TUSTUMENA TERRACES SUB	7,200	1,939.80	97.35	WALDRON FRANKLIN D	PO BOX 39093	NINILCHIK	AK	99639

Parcel #	Legal Description	Total Assessed Value	Max Assessment	Required Prepay	Owner	Address	City	St	Zip
133-550-05	KN0800085 T03N R11W S31 TRACT 5 TUSTUMENA TERRACES SUB	157,900	2,037.15	-	WENZEL ROBERT M	PO BOX 1241	KASILOF	AK	99610
133-370-25	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB RESUB OF OF TRACT 6 LOT 7	7,500	2,002.80	34.35	WILBANKS JAMES D & DEBRA	310 N OAK ST	TOWNSEND	MT	59644
133-571-02	KN T03N R11W S31 SW1/4 SE1/4	48,000	2,037.15	-	WITMAN HARRY F ALASKA PROPERTIES LLC	PO BOX 671581	CHUGIAK	AK	99567
133-560-26	KN0800085 T03N R11W S31 TRACT 54 TUSTUMENA TERRACES SUB	13,600	2,037.15	-	WORDEN DUANE D JR & REVA E	PO BOX 994	KASILOF	AK	99610
133-370-19	KN0780024 T03N R11W S31 KASILOF RIVER HEIGHTS SUB LOT 1	40,000	2,037.15	-	WRATE KYLE	PO BOX 510	KASILOF	AK	99610
133-370-29	KN0820070 T03N R11W S31 KASILOF RIVER HEIGHTS SUB FORD 1982 SUB OF TRACT 3 LOT 3A	35,900	2,037.15	-	YARBROUGH PAUL	PO BOX 1114	KASILOF	AK	99610
133-560-01	KN0800085 T03N R11W S31 TRACT 7 TUSTUMENA TERRACES SUB	129,400	2,037.15	-	YONCHER CLAYTON T	PO BOX 461	KASILOF	AK	99610
107			212,137.51	5,837.49					



Legend

-  BENEFITTED PARCELS
-  IMPROVED BENEFITTED PARCELS


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

**Kenai Peninsula Borough
GIS Division**

0 255 510 1,020 1,530 2,040 Feet

Tustumena Terrace USAD


 April 24, 2004

UTILITY SPECIAL ASSESSMENT DISTRICT INFORMATION SHEET

TUSTUMENA TERRACE

This petition proposes a utility special assessment district (USAD) be formed for the purpose of providing natural gas to the Tustumena Terrace Subdivision and portions of Kasilof River Heights Subdivision and Raymond Burton Subdivision. Subject area is located south of the Kasilof River bridge and is bordered on the north and east by the Kasilof River and on the west by the Sterling Highway. A map showing the proposed route and the parcels to be assessed is attached.

The project proposes to lay approximately 20,070 feet of 2-inch gas line. There is one road bore at a cost of \$5,000 and a wetland crossing at a cost of \$3,000. The estimated project cost is \$ 217,975.00 (Enstar's cost of \$204,485.00 plus the Kenai Peninsula Borough's cost of \$13,490). The proposed method of cost allocation is by equal assessment to each of the 107 benefited parcels. The allocated per parcel cost, based on equal allocation, is estimated at \$ 2,037.15.

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 (10) year period. Failure to pay the assessment will be cause for foreclosure proceedings.

Be advised that any replats of parcels that are approved and recorded prior to the final assessment could cause a change in the cost allocated to each benefited parcel.

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. 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.

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

A non-refundable filing fee of \$1,000 must be paid at the time of submission of this petition. (This filing fee is for the whole project, not a per parcel fee.)

An additional sum of \$5,837.49 must be submitted prior to the adoption of the resolution to proceed with the construction of the improvement. This sum reflects the total amount by which thirty-three (33) lots within the proposed USAD exceed the assessed value to special assessment ratio set forth in KPB 5.35.070 (C). These parcels and the required prepayment amounts are as follows:

#133-570-20	\$ 97.35	#133-570-10	\$ 97.35	#133-370-11	\$ 34.35
#133-370-25	\$ 34.35	#133-570-11	\$ 97.35	#133-570-19	\$ 97.35
#133-570-12	\$ 97.35	#133-560-32	\$ 349.35	#133-560-17	\$ 97.35
#133-560-24	\$ 97.35	#133-560-31	\$ 349.35	#133-560-18	\$ 97.35
#133-560-19	\$ 97.35	#133-560-27	\$ 349.35	#133-560-23	\$ 97.35
#133-560-20	\$ 97.35	#133-370-27	\$ 34.35	#133-560-29	\$ 349.35
#133-560-28	\$ 349.35	#133-560-22	\$ 97.35	#133-560-21	\$ 97.35
#133-121-10	\$ 433.35	#133-121-09	\$ 433.35	#131-121-18	\$ 433.35
#133-121-17	\$ 433.35	#133-121-08	\$ 433.35	#133-570-18	\$ 97.35
#133-570-13	\$ 97.35	#133-570-17	\$ 97.35	#133-570-16	\$ 97.35
#133-370-14	\$ 34.35	#133-570-15	\$ 97.35	#133-370-16	\$ 34.35

In the event the improvement is not constructed any prepayment of the assessment for individual parcels will be returned, however, the non-refundable filing fee will not be returned.

This petition consists of the following documents: 1) this information sheet, 2) a map of the geographic area encompassing the benefited parcels, 3) Enstar's commitment letter to construct the gas line, dated April 23, 2004, 4) the petition signature page, and 5) a list of the benefited parcels in the proposed USAD detailing each respective parcel's tax identification number, legal description, estimated charge for the benefit, and the name(s) and addresses of the parcel owners.

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

Questions regarding this petition may be referred to:

Petition Organizer(s):

Craig Allen 262 - 7473

Or

Clyde Johnson, Kenai Peninsula Borough Special Assessment Coordinator (907)
714 – 2230 ext. 2246.



ENSTAR Natural Gas Company
36225 Kenai Spur Highway
Soldotna, Alaska 99669
(907) 262-9334
Fax (907) 264-3752

June 24, 2004

Mr. Clyde Johnson, USAD Coordinator
Kenai Peninsula Borough
148 N. Binkley
Soldotna, Alaska 99669

RE: *Tustumena Terrace Subdivision Utility Special Assessment District*

Dear Mr. Johnson:

The Tustumena Terrace Subdivision USAD engineering has been completed. The project design requires 20,070 feet of 2-inch pipe. ENSTAR's 2004 construction rate for 2-inch pipe is \$9.79. Additionally, project costs include a wet land crossing at a cost of \$3000.00, and one road bore on the Sterling Highway at a cost of \$5000.00. Therefore, ENSTAR's total estimated cost for pipe installation would be \$204,485.00.

This is a refundable main extension and a Deposit Agreement will be used for this project. Credits or Free Main Allowances will be paid directly to the Kenai Peninsula Borough by ENSTAR as customers connect to the gas system over the ten-year contract.

In the event, the Tustumena Terrace Utility Special Assessment District is approved by the Kenai Peninsula Borough Assembly, ENSTAR will construct the project in 2004, barring any unexpected construction delays and/or adverse weather conditions.

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

Respectfully,

A handwritten signature in cursive script, appearing to read "C. Pierce".

Charlie Pierce
Southern Division Manager

RECEIVED

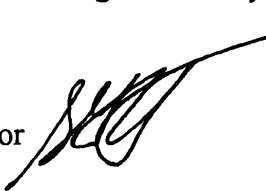
2004 JUN -9 AM 11:48

KPB
CLERK'S OFFICE

**MEMORANDUM
KENAI PENINSULA BOROUGH
FINANCE DEPARTMENT**

TO: Pete Sprague, Assembly President
Members, Kenai Peninsula Borough Assembly

THRU: Dale Bagley, Mayor *DLB*

FROM: Scott Holt, Finance Director 

DATE: June 9, 2004

SUBJECT: Tustumena Terrace USAD – Financing

The Borough plans to provide the funds necessary to finance the Tustumena Terrace 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 \$2,000,000 at the end of any fiscal year. As of June 9, 2004, the borough has \$868,134.95 committed to fund eleven utility special assessment districts and one road improvement assessment district. If approved, the \$217,975 projected for the Tustumena Terrace USAD will increase the borough's total principal investment to approximately \$1,086,109.95.

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 plus 2%. The prime rate is currently 4%. If it remains at that level, the rate of interest charged to the USAD will be 6%. Property owners can avoid or reduce the interest charge by making accelerated payments on the principal. Penalties are not imposed for accelerated payments.

EXHIBIT 7