

(Published in the Topeka Metro News on June 15, 2015)

ORDINANCE NO. 19953

AN ORDINANCE introduced by City Manager Jim Colson, apportioning and levying a special assessment on certain lots and pieces of ground in the City of Topeka, Shawnee County, Kansas, in the area of Sunflower Soccer Subdivision for Improvement Project No. T-131022.00 as defined and described in Resolution No. 8443, adopted and approved July 10, 2012.

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF TOPEKA, KANSAS, that:

Section 1. For the purpose of paying the cost of parking lot and facility improvements and all other contingencies needed to complete the project, same being Improvement Project No. T-131022.00, in the City of Topeka, Shawnee County, Kansas, there is hereby levied and assessed a special assessment on all lots and pieces of ground liable therefore. Said assessments are computed as follows:

A. GENERAL NATURE OF IMPROVEMENT:

The restroom/concession facility will be located on Sunflower Soccer Association subdivision, 4829 NW 17th Street, Topeka. The district will include parking lot improvements and the facility itself including garage storage for equipment, restrooms, office space, concession and pro-shop. The additional fields are to accommodate additional use anticipated by the other improvements. Those fields will be lighted for use after dark.

B. IMPROVEMENT DISTRICT:

LOT 1, BLOCK 'A' SUNFLOWER SOCCER SUBDIVISION, CITY OF TOPEKA, SHAWNEE COUNTY, KANSAS, LESS THE FOLLOWING:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE ON AZIMUTH 90 DEGREES 00 MINUTES 09 SECONDS, COINCIDENT WITH THE NORTH LINE OF SAID LOT 1, ALSO BEING THE SOUTH RIGHT OF WAY LINE OF N.W. 17TH STREET, (AZIMUTHS BASED ON THE RECORDED PLAT OF SUNFLOWER SOCCER SUBDIVISION IN THE OFFICE OF THE SHAWNEE COUNTY REGISTER OF DEEDS IN BOOK 34, PAGE 11, A DISTANCE OF 837.32 FEET; THENCE ON AZIMUTH 97 DEGREES 01 MINUTE 22 SECONDS,

COINCIDENT WITH THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 85.89 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ON AZIMUTH 97 DEGREES 01 MINUTE 22 SECONDS, COINCIDENT WITH THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 102.77 FEET; THENCE ON AZIMUTH 180 DEGREES 00 MINUTES 09 SECONDS, A DISTANCE OF 391.94 FEET; THENCE ON AZIMUTH 90 DEGREES 00 MINUTES 09 SECONDS, A DISTANCE OF 173.00 FEET; THENCE ON AZIMUTH 180 DEGREES 00 MINUTES 09 SECONDS, A DISTANCE OF 912.00 FEET; THENCE ON AZIMUTH 89 DEGREES 58 MINUTES 50 SECONDS, A DISTANCE OF 785.83 FEET TO THE EAST LINE OF SAID LOT 1; THENCE ON AZIMUTH 184 DEGREES 38 MINUTES 11 SECONDS, COINCIDENT WITH SAID EAST LINE, A DISTANCE OF 89.67 FEET; THENCE ON AZIMUTH 188 DEGREES 27 MINUTES 02 SECONDS, COINCIDENT WITH SAID EAST LINE, A DISTANCE OF 300.67 FEET; THENCE ON AZIMUTH 191 DEGREES 45 MINUTES 41 SECONDS, COINCIDENT WITH SAID EAST LINE, A DISTANCE OF 362.88 FEET; THENCE ON AZIMUTH 269 DEGREES 58 MINUTES 50 SECONDS, A DISTANCE OF 660.46 FEET; THENCE ON AZIMUTH 00 DEGREES 00 MINUTES 09 SECONDS, A DISTANCE OF 150.00 FEET; THENCE ON AZIMUTH 270 DEGREES 00 MINUTES 09 SECONDS, A DISTANCE OF 448.00 FEET; THENCE ON AZIMUTH 00 DEGREES 00 MINUTES 09 SECONDS, A DISTANCE OF 1504.00 FEET; THENCE ON AZIMUTH 90 DEGREES 00 MINUTES 09 SECONDS, A DISTANCE OF 173.00 FEET; THENCE ON AZIMUTH 00 DEGREES 00 MINUTES 09 SECONDS, A DISTANCE OF 404.50 FEET TO THE POINT OF BEGINNING.

C. METHOD OF ASSESSMENT:

On a unit basis for all lots or individual dwelling sites which are included in the described improvement district.

D. TOTAL COST & APPORTIONMENT OF COSTS:

FINAL PROJECT COST = \$2,786,546.92

Improvement District will pay 100% of the cost

Section 2. The several amounts are apportioned, levied and assessed against each of said lots and pieces of ground according to the benefits to be derived by reason of the aforesaid improvements, except the interest hereinafter mentioned, as follows:

IMPROVEMENT PROJECT NO. T-131022.00

Legal Description

LOT 1, BLOCK 'A' SUNFLOWER SOCCER SUBDIVISION, CITY OF TOPEKA,
SHAWNEE COUNTY, KANSAS, LESS THE FOLLOWING:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE ON
AZIMUTH 90 DEGREES 00 MINUTES 09 SECONDS, COINCIDENT WITH THE
NORTH LINE OF SAID LOT 1, ALSO BEING THE SOUTH RIGHT OF WAY LINE
OF N.W. 17TH STREET, (AZIMUTHS BASED ON THE RECORDED PLAT OF
SUNFLOWER SOCCER SUBDIVISION IN THE OFFICE OF THE SHAWNEE
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SAID EAST LINE, A DISTANCE OF 300.67 FEET; THENCE ON AZIMUTH 191
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THENCE ON AZIMUTH 270 DEGREES 00 MINUTES 09 SECONDS, A DISTANCE
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ON AZIMUTH 00 DEGREES 00 MINUTES 09 SECONDS, A DISTANCE OF 404.50
FEET TO THE POINT OF BEGINNING.

Assessment

\$2,786,546.92

Section 3. Such assessments with accrued interest are hereby levied concurrent
with general property taxes and shall be payable in twenty (20) equal annual installments;
the first installment to be payable at the time of the first payment of the general property
taxes, following the publication of this Ordinance.

Section 4. All assessments shall bear interest in an amount not to exceed the legal rate established by law.

Section 5. The owner of any property so assessed may at any time prior to 30 days from the date of publication of this Ordinance, pay a portion or the entire amount of the assessment against any lot or parcel, to the City Treasurer.

Section 6. Assessment amounts not paid prior to the date provided in Section 5 hereof, shall be certified by the City Clerk to the County Clerk. The assessments with accrued interest shall be levied as a special tax upon the property as prescribed in K.S.A. 12-6A10 and amendments thereto.

Section 7. This Ordinance shall take effect and be in force from and after its passage, approval and publication in the official city newspaper.

PASSED and APPROVED by the Governing Body on June 9, 2015.

CITY OF TOPEKA, KANSAS

Larry E. Wolgast, Mayor

ATTEST:

Brenda Younger, City Clerk