

FILED
SARPY COUNTY
IN THE DISTRICT COURT OF SARPY COUNTY, NEBRASKA

2016 AU 24 AM 11:11)
IN THE MATTER OF)
SANITARY AND IMPROVEMENT DISTRICT)
NO. 316 OF SARPY COUNTY, NEBRASKA)
CLERK DISTRICT COURT)

DOC. CJ16 NO. 1355

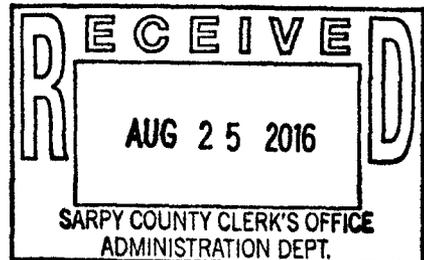
DECREE

This matter having come on for hearing upon the Petition filed on behalf of the owner having an interest in real property within the limits of proposed Sanitary and Improvement District No. 316 of Sarpy County, Nebraska, the boundaries to which are more particularly described in Exhibit "A" thereto attached and by this reference herein incorporated, together with Articles of Association executed by the owner, as more particularly described in Exhibit "B" attached to the Petition and by this reference herein incorporated, the Court, being fully advised in the premises and having considered the evidence, finds generally that the allegations of the Petition are true and that the prayer thereof should be granted and finds specifically:

1. That the owner of all of the real estate included within the limits of such district has duly authorized the execution of the Petition on its behalf and has duly executed and filed in the office of the Clerk of the Court Articles of Association as required by Section 31-727 to 31-793, Reissue Revised Statutes of Nebraska, 1943, as amended, and all other applicable provisions of law; and that, there being no known or unknown owners of real property nor residents nor nonresidents of Nebraska who will be benefitted by the formation of such district and who have not joined in its organization and the execution of such Articles of Association, issuance and service of summons, notice, or other process may and should be dispensed with as unnecessary;
2. That the Court has personal jurisdiction of the Petitioner in this matter and also jurisdiction of its subject matter pursuant to the provisions of Sections 31-727 to 31-793, Reissue Revised Statutes of Nebraska, 1943, as amended, and all other applicable provisions of law;
3. That the formation and organization of such district is and will be conducive to the public convenience, health, and welfare of all of the present and future owners having an interest in real property within its limits and all residents or other occupants within its limits;
4. That no part of the real property within the limits of such district is located within the limits of any municipal corporation or used for industrial purposes; and
5. That the five persons designated in the Articles of Association as initial Trustees are suitable persons, are the designated representative Trustees of the owner of real property



✓
A



within the limits of such district, and may and should be declared to constitute the Board of Trustees of such district to serve until their successors are elected and qualified.

IT IS THEREFORE ORDERED, ADJUDGED, AND DECREED:

1. That the Sanitary and Improvement District No. 316 of Sarpy County, Nebraska, having been duly formed and organized as provided by law, be, and it hereby is, declared to be a public corporation of Nebraska under the provisions of Sections 31-727 to 31-793, Reissue Revised Statutes of Nebraska, 1943, as amended, and all other applicable provisions of law and under the Articles of Association and with the real property within its limits as in this Decree above-described and to be entitled to exercise all of the powers, privileges, and rights thereto granted by law;

2. That the five (5) Trustees nominated be, and they hereby are, approved, confirmed and declared to be and constitute the Board of Trustees of such district to serve until their successors are elected and qualified; and

3. That the Clerk of the Court be, and he hereby is, directed within twenty (20) days hereafter to transmit to the Secretary of State of Nebraska, for filing in the office thereof as provided by law, a certified copy of the record hereto relating and to provide, for filing in the office of the County Clerk of Sarpy County, Nebraska, together with a plat of the real property within the limits of said district, an additional certified copy of said record.

DATED: August 24, 2016.

BY THE COURT:



District Judge

PREPARED AND SUBMITTED BY:

John Q. Bachman (#15622)
PANSING HOGAN ERNST & BACHMAN LLP
10250 Regency Circle, Suite 300
Omaha, NE 68114 (402) 397-5500
Attorneys for the Petitioners

NOTICE

TO: Sarpy County Clerk,
Election Commissioners Office
City Clerk

Pursuant to § 31-728 Nebraska Revised Statutes of Nebraska you are hereby notified that **S.I.D # 316** of Sarpy County, Nebraska has been formed.

(Photo copy of legal description attached)

The above S.I.D number is docketed in the Sarpy County District Court in Docket: CI 16 Page: 1355.

Carol Kremer

Carol Kremer (RMU)
Clerk of District Court
Sarpy County, Nebraska

a ✓

FILED
SARPY COUNTY
DISTRICT COURT
2016 AUG 22 AM 9:35
Carol Kremer
CLERK DISTRICT COURT



000509272D59

ARTICLES OF ASSOCIATION
OF
SANITARY AND IMPROVEMENT DISTRICT NO. 316
OF SARPY COUNTY, NEBRASKA

KNOW ALL MEN BY THESE PRESENTS: THAT, the undersigned, being the owner having an interest in real property within the limits thereof, hereby associates itself for the formation of a sanitary and improvement district under the provisions of Sections 31-727 to 31-793, Reissue Revised Statutes of Nebraska, 1943, as amended, and all other applicable provisions of law and do hereby adopt these Articles of Association, to-wit:

ARTICLE I.
Name

The name of the District is "Sanitary and Improvement District No. 316 of Sarpy County, Nebraska."

ARTICLE II.
Existence

The existence of the District is perpetual.

ARTICLE III.
Limits

The limits of the District are described as follows:

See Exhibit "A" attached hereto.

ARTICLE IV.
Owner

The undersigned developer is the owner of property in said proposed District and its name and business address is set forth herein, as follows:

<u>NAME</u>	<u>ADDRESS</u>
Woodland Homes, Inc.	11205 South 150 th Street, Suite 100 Omaha, NE 68138

ARTICLE V.
Purposes and Powers

The purposes for which the District is organized are, in general, to acquire, build, improve, install, maintain, remove, renew, repair, replace, or otherwise conduct or operate electric service lines and conduits, a system of sanitary and storm sewers, a water system, a civil defense

FILED
SARPY COUNTY
DISTRICT COURT
2016 AUG 19 PM 3:41
Carol Sawyer
CLERK DISTRICT COURT

warning system, a system of sidewalks, public highways, roads, and streets, public waterways, docks or wharfs, and related appurtenances, dikes and levees for flood protection, and public parks, playgrounds and other recreational facilities, to contract with any one or more corporations, municipalities, or persons for electricity for illumination of public highways, roads, and streets, for gas, for police protection and security services, for water for fire protection and resale to or use by residents within the district, and for disposal of or use of facilities for disposal or refuse, sewage, or other wastes, to contract with other governmental authorities and subdivisions in accordance with the provisions of the Interlocal Cooperation Act (Sections 23-2001 to 23-2007, Reissue Revised Statutes of Nebraska, 1943) as now in effect or as may be hereafter amended, and to perform any one or more other functions now or hereafter permitted under the provisions of Section 31-727 to 31-793, Reissue Revised Statutes of Nebraska, 1943, as amended, or any other applicable provisions of law; and, for the effectuation of its purposes, the powers of the district include without limitation all powers now or hereafter granted to under said provisions and all other powers now or hereafter granted to public corporations under the law of Nebraska appropriate, convenient, or necessary to said purposes.

ARTICLE VI.
Liabilities of Owners

The undersigned, being the owner of real estate within the District, is willing to obligate itself to pay the tax or taxes hereafter levied against such property and the special assessment or assessments against real property benefitted hereafter assessed against them and also to pay the expenses necessary for installing a sewer, or water system, or both a sewer and water system, the cost of water for fire protection, the cost of grading, changing grade, paving, repairing, graveling, regravelling, widening, or narrowing sidewalks and roads, resurfacing or relaying existing pavement, or otherwise improving any public roads, streets, or highways within the District, the cost of constructing public waterways, docks or wharfs, and related appurtenances, the cost of constructing or contracting for the construction of dikes and levees for flood protection for the District, the cost of contracting for water for fire protection and for resale to residents of the District, the cost of contracting for police protection and security services, and the cost of electricity for street lighting for the public streets and highways within the district, the cost of civil defense warning system, the cost of installing gas and electric service lines and conduits, the cost of acquiring, improving and operating public parks, playgrounds, and recreation facilities, and, where permitted by this section, the cost of contracting for building, acquiring, improving, and operating public parks, playgrounds, and recreational facilities, as provided by the law of Nebraska.

ARTICLE VII.
Board of Trustees

The following named persons are proposed as designated representative Trustees to serve on behalf of Woodland Homes, Inc., owner of the property within the District and as described on Exhibit "A" attached hereto, as a Board of Trustees of the District until their successors are elected and qualified:

Gerald L. Torczon
Doris J. Nicholson
John R. Torczon
Jeffery Torczon
Jerome Pieper

ARTICLE VIII.
Adoption and Amendment

These Articles of Association take effect from and after their execution by the undersigned and the determination by the District Court of Sarpy County, Nebraska, of the District to be a public corporation of Nebraska; and thereafter the Board of Trustees has authority from time to time, with or without approval of the District Court of Sarpy County, Nebraska, as provided by the law of Nebraska, to alter, amend, or revoke all or any part of these Articles of Association.

IN WITNESS WHEREOF, the undersigned has executed these Articles of Association on
August 19, 2016.

WOODLAND HOMES, INC., a Nebraska
corporation

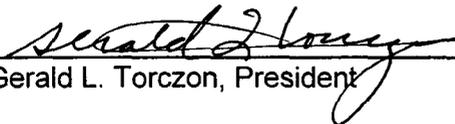
By 
Gerald L. Torczon, President

EXHIBIT "A"

LEGAL DESCRIPTION

A TRACT OF LAND BEING PART OF NE1/4 OF THE SW1/4 AND THE SE1/4 OF THE SW1/4 OF SECTION 30, ALL LOCATED IN TOWNSHIP 14 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

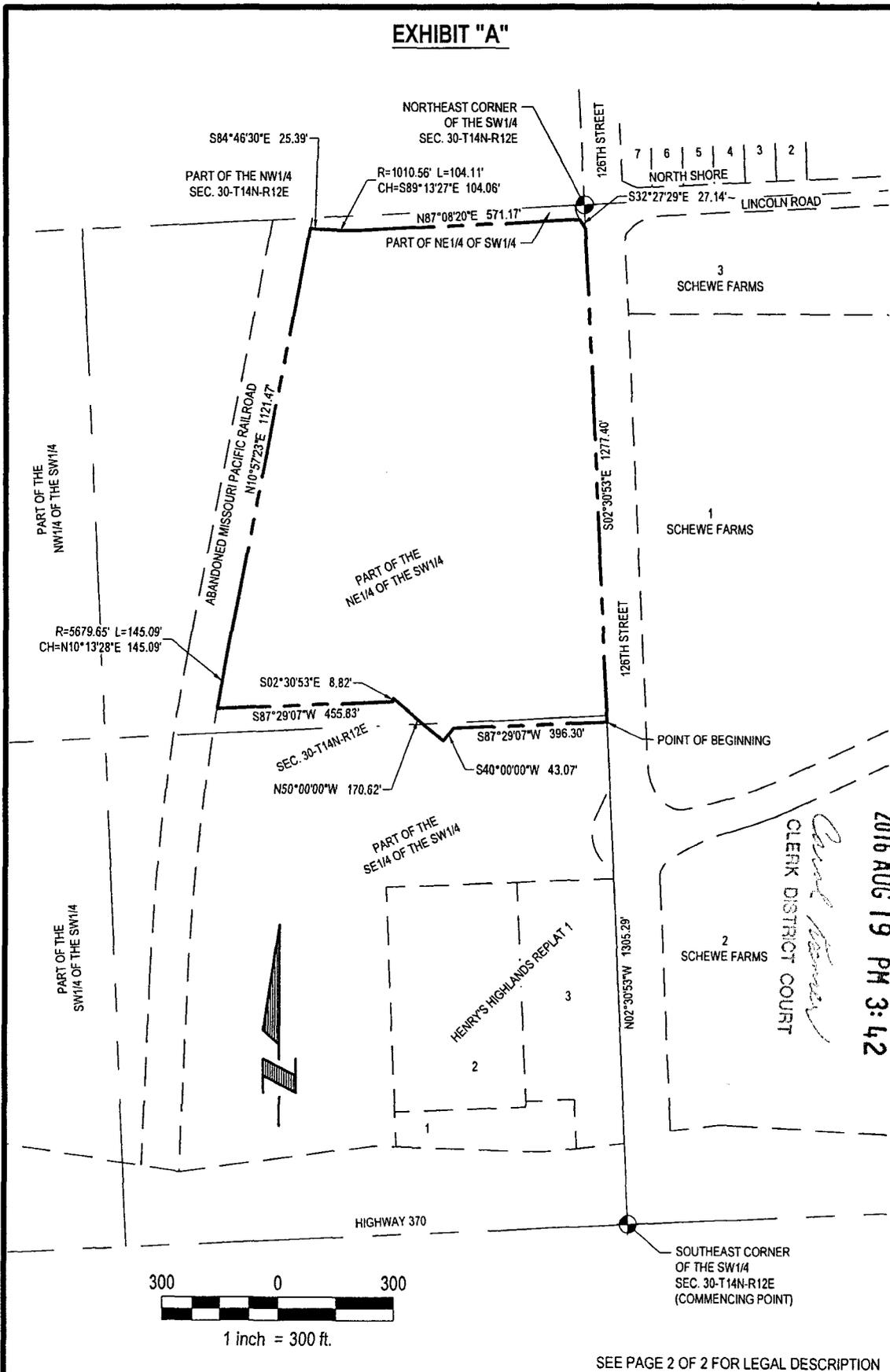
COMMENCING AT THE SOUTHEAST CORNER OF SAID SW1/4 OF SECTION 30; THENCE N02°30'53"W (ASSUMED BEARING) ALONG THE EAST LINE OF SAID SW1/4 OF SECTION 30, SAID LINE ALSO BEING THE EAST LINE OF LOT 3, HENRY'S HIGHLANDS REPLAT 1, A SUBDIVISION LOCATED IN SAID SW1/4 OF SECTION 30, AND ALSO BEING THE WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 1305.29 FEET TO THE POINT OF BEGINNING; THENCE S87°29'07"W, A DISTANCE OF 396.30 FEET; THENCE S40°00'00"W, A DISTANCE OF 43.07 FEET; THENCE N50°00'00"W, A DISTANCE OF 170.62 FEET; THENCE S02°30'53"E, A DISTANCE OF 8.82 FEET; THENCE S87°29'07"W, A DISTANCE OF 455.83 FEET TO A POINT ON THE EASTERLY LINE OF THE ABANDONED MISSOURI PACIFIC RAILROAD 100 FOOT RIGHT-OF-WAY; THENCE ALONG SAID EASTERLY LINE OF THE ABANDONED MISSOURI PACIFIC RAILROAD 100 FOOT RIGHT-OF-WAY ON THE FOLLOWING TWO (2) COURSES: (1) THENCE NORTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 5679.65 FEET, A DISTANCE OF 145.09 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N10°13'28"E, A DISTANCE OF 145.09 FEET; (2) THENCE N10°57'23"E, A DISTANCE OF 1121.47 FEET; THENCE S84°46'30"E, A DISTANCE OF 25.39 FEET; THENCE EASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 1010.56 FEET, A DISTANCE OF 104.11 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S89°13'27"E, A DISTANCE OF 104.06 FEET; THENCE N87°08'20"E, A DISTANCE OF 571.17 FEET TO THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF LINCOLN ROAD AND THE SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET; THENCE S32°27'29"E ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 27.14 FEET TO A POINT ON SAID EAST LINE OF THE SW1/4 OF SECTION 30; THENCE S02°30'53"E ALONG SAID EAST LINE OF THE SW1/4 OF SECTION 30, SAID LINE ALSO BEING SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 1277.40 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS AN AREA OF 1,094,160 SQUARE FEET OR 25.118 ACRES MORE OR LESS.

SEE PAGE 1 OF 2 FOR LEGAL

 E & A CONSULTING GROUP, INC. <i>Engineering Answers</i>	E & A CONSULTING GROUP, INC. Engineering • Planning • Environmental & Field Services 10909 Mill Valley Road, Suite 100 • Omaha, NE 68154 Phone: 402.895.4700 • Fax: 402.895.3599		DISTRICT BOUNDARY SANITARY & IMPROVEMENT DISTRICT NO. 316 SARPY COUNTY, NEBRASKA
	Drawn by: CJV Chkd by:	Date: 07/07/2016	
	Job No.: P2014.202.001	Sheet: 2 of 2	

EXHIBIT "A"



<p>E & A CONSULTING GROUP, INC. Engineering • Planning • Environmental & Field Services 10909 Mill Valley Road, Suite 100 • Omaha, NE 68154 Phone: 402.895.4700 • Fax: 402.895.3599</p>	<p>DISTRICT BOUNDARY SANITARY & IMPROVEMENT DISTRICT NO. 316 SARPYP COUNTY, NEBRASKA</p>	
	<p>Drawn by: CJV Chkd by:</p>	<p>Date: 07/07/2016</p>
<p>Job No.: P2014.202.001</p>	<p>Sheet 1 of 2</p>	

EXHIBIT "A"

LEGAL DESCRIPTION

A TRACT OF LAND BEING PART OF NE1/4 OF THE SW1/4 AND THE SE1/4 OF THE SW1/4 OF SECTION 30, ALL LOCATED IN TOWNSHIP 14 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SW1/4 OF SECTION 30; THENCE N02°30'53"W (ASSUMED BEARING) ALONG THE EAST LINE OF SAID SW1/4 OF SECTION 30, SAID LINE ALSO BEING THE EAST LINE OF LOT 3, HENRY'S HIGHLANDS REPLAT 1, A SUBDIVISION LOCATED IN SAID SW1/4 OF SECTION 30, AND ALSO BEING THE WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 1305.29 FEET TO THE POINT OF BEGINNING; THENCE S87°29'07"W, A DISTANCE OF 396.30 FEET; THENCE S40°00'00"W, A DISTANCE OF 43.07 FEET; THENCE N50°00'00"W, A DISTANCE OF 170.62 FEET; THENCE S02°30'53"E, A DISTANCE OF 8.82 FEET; THENCE S87°29'07"W, A DISTANCE OF 455.83 FEET TO A POINT ON THE EASTERLY LINE OF THE ABANDONED MISSOURI PACIFIC RAILROAD 100 FOOT RIGHT-OF-WAY; THENCE ALONG SAID EASTERLY LINE OF THE ABANDONED MISSOURI PACIFIC RAILROAD 100 FOOT RIGHT-OF-WAY ON THE FOLLOWING TWO (2) COURSES: (1) THENCE NORTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 5679.65 FEET, A DISTANCE OF 145.09 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N10°13'28"E, A DISTANCE OF 145.09 FEET; (2) THENCE N10°57'23"E, A DISTANCE OF 1121.47 FEET; THENCE S84°46'30"E, A DISTANCE OF 25.39 FEET; THENCE EASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 1010.56 FEET, A DISTANCE OF 104.11 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S89°13'27"E, A DISTANCE OF 104.06 FEET; THENCE N87°08'20"E, A DISTANCE OF 571.17 FEET TO THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF LINCOLN ROAD AND THE SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET; THENCE S32°27'29"E ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 27.14 FEET TO A POINT ON SAID EAST LINE OF THE SW1/4 OF SECTION 30; THENCE S02°30'53"E ALONG SAID EAST LINE OF THE SW1/4 OF SECTION 30, SAID LINE ALSO BEING SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 1277.40 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS AN AREA OF 1,094,160 SQUARE FEET OR 25.118 ACRES MORE OR LESS.

SEE PAGE 1 OF 2 FOR LEGAL

 E & A CONSULTING GROUP, INC. Engineering Answers	E & A CONSULTING GROUP, INC. Engineering • Planning • Environmental & Field Services 10909 Mill Valley Road, Suite 100 • Omaha, NE 68154 Phone: 402.895.4700 • Fax: 402.895.3599		DISTRICT BOUNDARY SANITARY & IMPROVEMENT DISTRICT NO. 316 SARPY COUNTY, NEBRASKA
	Drawn by: CJV Chkd by:	Date: 07/07/2016	
	Job No.: P2014.202.001	Sheet 2 of 2	

FILED
SARPY COUNTY
IN THE DISTRICT COURT OF SARPY COUNTY, NEBRASKA

2016 AUG 19 PM 3:41

IN THE MATTER OF

) DOC. _____

NO. _____

SANITARY AND IMPROVEMENT DISTRICT
NO. 316 OF SARPY COUNTY, NEBRASKA

Carol Anne
)
CLERK DISTRICT COURT

PETITION

Come now Petitioner and states:

1. The undersigned is the owner of all the real estate more particularly described as set out in Exhibit "A" hereto attached; and no part of such real property is located within the limits of any municipal corporation or used for industrial purposes.

2. The undersigned has this date filed in the office of the Clerk of the District Court of Sarpy County, Nebraska, Articles of Association heretofore duly made and signed by them for the formation and organization of the proposed district more particularly described as set out in Exhibit "B" hereto attached.

3. All of the provisions of Sections 31-727 to 31-793, Reissued Revised Statutes of Nebraska, 1943, as amended, and all other applicable provisions of law have been completely and fully complied with; and the proposed district should be declared to be a sanitary and improvement district under such Sections.

WHEREFORE, Petitioners pray:

1. That the Court find that the owner of the real property described in Exhibit "A" and embraced within the limits of proposed Sanitary and Improvement District No. 316 of Sarpy County, Nebraska, has executed proper Articles of Association for its formation and organization described in Exhibit "B" and has caused this Petition to be filed on its behalf; and

2. That the Court further find, declare, and decree that Sanitary and Improvement District No. 316 of Sarpy County, Nebraska, has been duly and lawfully formed and organized as a public corporation of Nebraska and constitutes a sanitary and improvement district under Sections 31-727 to 31-793, Reissue Revised Statutes of Nebraska, 1943, as amended, entitled to

exercise all powers, privileges, and rights thereto granted by law and that the persons designated as Trustees by its Articles of Association constitute its initial Board of Trustees to serve until their successors are elected and qualified.

DATED: August 19th, 2016.

WOODLAND HOMES, INC., a Nebraska corporation

By John Q. Bachman
John Q. Bachman (#15622)
PANSING HOGAN ERNST & BACHMAN LLP
10250 Regency Circle, Suite 300
Omaha, NE 68114 (402) 397-5500

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

JOHN Q. BACHMAN, being first duly sworn, on his oath deposes and says that he is one of the attorneys for Petitioner, WOODLAND HOMES, INC., a Nebraska corporation; that he is duly authorized to file the foregoing Petition on behalf of the Petitioner; that he has read and knows its contents; and that the statements therein made are true as he verily believes.

John Q. Bachman
John Q. Bachman

SUBSCRIBED AND SWORN to before me this 19th day of August, 2016.

Sandra K. Willmott
Notary Public

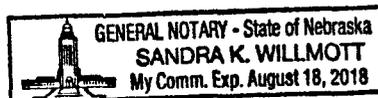
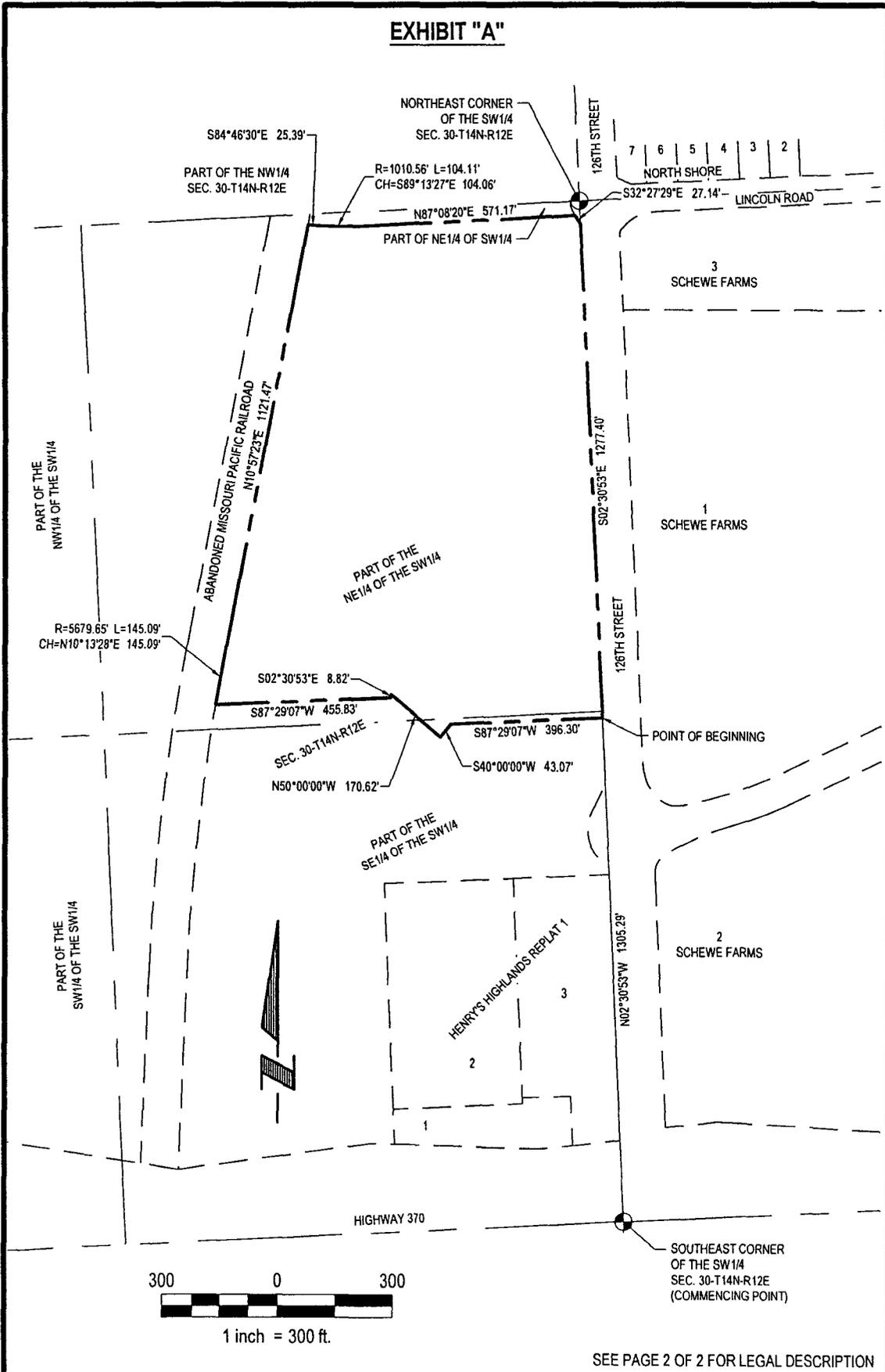


EXHIBIT "A"



SEE PAGE 2 OF 2 FOR LEGAL DESCRIPTION

E & A CONSULTING GROUP, INC.
Engineering • Planning • Environmental & Field Services
10909 Mill Valley Road, Suite 100 • Omaha, NE 68154 Phone: 402.895.4700 • Fax: 402.895.3599

E & A CONSULTING GROUP, INC. Engineering • Planning • Environmental & Field Services 10909 Mill Valley Road, Suite 100 • Omaha, NE 68154 Phone: 402.895.4700 • Fax: 402.895.3599	
Drawn by: CJV	Chkd by:
Job No.: P2014.202.001	Date: 07/07/2016
	Sheet: 1 of 2

DISTRICT BOUNDARY
SANITARY & IMPROVEMENT
DISTRICT NO. 316
SARPY COUNTY, NEBRASKA

EXHIBIT "A"

LEGAL DESCRIPTION

A TRACT OF LAND BEING PART OF NE1/4 OF THE SW1/4 AND THE SE1/4 OF THE SW1/4 OF SECTION 30, ALL LOCATED IN TOWNSHIP 14 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SW1/4 OF SECTION 30; THENCE N02°30'53"W (ASSUMED BEARING) ALONG THE EAST LINE OF SAID SW1/4 OF SECTION 30, SAID LINE ALSO BEING THE EAST LINE OF LOT 3, HENRY'S HIGHLANDS REPLAT 1, A SUBDIVISION LOCATED IN SAID SW1/4 OF SECTION 30, AND ALSO BEING THE WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 1305.29 FEET TO THE POINT OF BEGINNING; THENCE S87°29'07"W, A DISTANCE OF 396.30 FEET; THENCE S40°00'00"W, A DISTANCE OF 43.07 FEET; THENCE N50°00'00"W, A DISTANCE OF 170.62 FEET; THENCE S02°30'53"E, A DISTANCE OF 8.82 FEET; THENCE S87°29'07"W, A DISTANCE OF 455.83 FEET TO A POINT ON THE EASTERLY LINE OF THE ABANDONED MISSOURI PACIFIC RAILROAD 100 FOOT RIGHT-OF-WAY; THENCE ALONG SAID EASTERLY LINE OF THE ABANDONED MISSOURI PACIFIC RAILROAD 100 FOOT RIGHT-OF-WAY ON THE FOLLOWING TWO (2) COURSES: (1) THENCE NORTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 5679.65 FEET, A DISTANCE OF 145.09 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N10°13'28"E, A DISTANCE OF 145.09 FEET; (2) THENCE N10°57'23"E, A DISTANCE OF 1121.47 FEET; THENCE S84°46'30"E, A DISTANCE OF 25.39 FEET; THENCE EASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 1010.56 FEET, A DISTANCE OF 104.11 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S89°13'27"E, A DISTANCE OF 104.06 FEET; THENCE N87°08'20"E, A DISTANCE OF 571.17 FEET TO THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF LINCOLN ROAD AND THE SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET; THENCE S32°27'29"E ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 27.14 FEET TO A POINT ON SAID EAST LINE OF THE SW1/4 OF SECTION 30; THENCE S02°30'53"E ALONG SAID EAST LINE OF THE SW1/4 OF SECTION 30, SAID LINE ALSO BEING SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 1277.40 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS AN AREA OF 1,094,160 SQUARE FEET OR 25.118 ACRES MORE OR LESS.

SEE PAGE 1 OF 2 FOR LEGAL

 E & A CONSULTING GROUP, INC. Engineering Answers	E & A CONSULTING GROUP, INC. Engineering • Planning • Environmental & Field Services 10909 Mill Valley Road, Suite 100 • Omaha, NE 68154 Phone: 402.895.4700 • Fax: 402.895.3599		DISTRICT BOUNDARY SANITARY & IMPROVEMENT DISTRICT NO. 316 SARPY COUNTY, NEBRASKA
	Drawn by: CJV Chkd by:	Date: 07/07/2016	
	Job No.: P2014.202.001	Sheet: 2 of 2	

EXHIBIT B

ARTICLES OF ASSOCIATION

OF

SANITARY AND IMPROVEMENT DISTRICT NO. 316
OF SARPY COUNTY, NEBRASKA

KNOW ALL MEN BY THESE PRESENTS: THAT, the undersigned, being the owner having an interest in real property within the limits thereof, hereby associates itself for the formation of a sanitary and improvement district under the provisions of Sections 31-727 to 31-793, Reissue Revised Statutes of Nebraska, 1943, as amended, and all other applicable provisions of law and do hereby adopt these Articles of Association, to-wit:

ARTICLE I.

Name

The name of the District is "Sanitary and Improvement District No. 316 of Sarpy County, Nebraska."

ARTICLE II.

Existence

The existence of the District is perpetual.

ARTICLE III.

Limits

The limits of the District are described as follows:

See Exhibit "A" attached hereto.

ARTICLE IV.

Owner

The undersigned developer is the owner of property in said proposed District and its name and business address is set forth herein, as follows:

<u>NAME</u>	<u>ADDRESS</u>
Woodland Homes, Inc.	11205 South 150 th Street, Suite 100 Omaha, NE 68138

ARTICLE V.

Purposes and Powers

The purposes for which the District is organized are, in general, to acquire, build, improve, install, maintain, remove, renew, repair, replace, or otherwise conduct or operate electric service lines and conduits, a system of sanitary and storm sewers, a water system, a civil defense

warning system, a system of sidewalks, public highways, roads, and streets, public waterways, docks or wharfs, and related appurtenances, dikes and levees for flood protection, and public parks, playgrounds and other recreational facilities, to contract with any one or more corporations, municipalities, or persons for electricity for illumination of public highways, roads, and streets, for gas, for police protection and security services, for water for fire protection and resale to or use by residents within the district, and for disposal of or use of facilities for disposal or refuse, sewage, or other wastes, to contract with other governmental authorities and subdivisions in accordance with the provisions of the Interlocal Cooperation Act (Sections 23-2001 to 23-2007, Reissue Revised Statutes of Nebraska, 1943) as now in effect or as may be hereafter amended, and to perform any one or more other functions now or hereafter permitted under the provisions of Section 31-727 to 31-793, Reissue Revised Statutes of Nebraska, 1943, as amended, or any other applicable provisions of law; and, for the effectuation of its purposes, the powers of the district include without limitation all powers now or hereafter granted to under said provisions and all other powers now or hereafter granted to public corporations under the law of Nebraska appropriate, convenient, or necessary to said purposes.

ARTICLE VI.
Liabilities of Owners

The undersigned, being the owner of real estate within the District, is willing to obligate itself to pay the tax or taxes hereafter levied against such property and the special assessment or assessments against real property benefitted hereafter assessed against them and also to pay the expenses necessary for installing a sewer, or water system, or both a sewer and water system, the cost of water for fire protection, the cost of grading, changing grade, paving, repairing, graveling, regravelling, widening, or narrowing sidewalks and roads, resurfacing or relaying existing pavement, or otherwise improving any public roads, streets, or highways within the District, the cost of constructing public waterways, docks or wharfs, and related appurtenances, the cost of constructing or contracting for the construction of dikes and levees for flood protection for the District, the cost of contracting for water for fire protection and for resale to residents of the District, the cost of contracting for police protection and security services, and the cost of electricity for street lighting for the public streets and highways within the district, the cost of civil defense warning system, the cost of installing gas and electric service lines and conduits, the cost of acquiring, improving and operating public parks, playgrounds, and recreation facilities, and, where permitted by this section, the cost of contracting for building, acquiring, improving, and operating public parks, playgrounds, and recreational facilities, as provided by the law of Nebraska.

ARTICLE VII.
Board of Trustees

The following named persons are proposed as designated representative Trustees to serve on behalf of Woodland Homes, Inc., owner of the property within the District and as described on Exhibit "A" attached hereto, as a Board of Trustees of the District until their successors are elected and qualified:

Gerald L. Torczon
Doris J. Nicholson
John R. Torczon
Jeffery Torczon
Jerome Pieper

ARTICLE VIII.
Adoption and Amendment

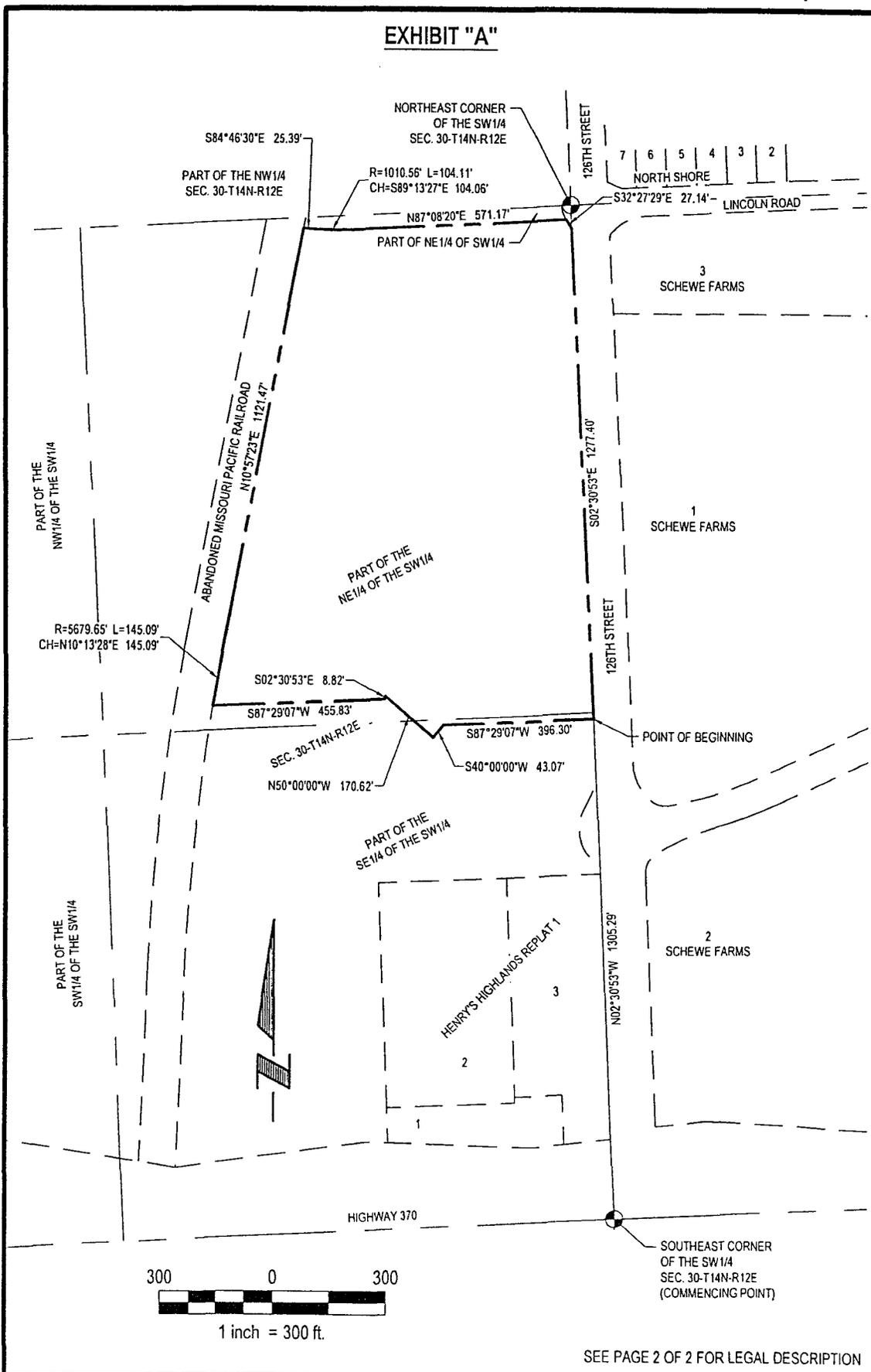
These Articles of Association take effect from and after their execution by the undersigned and the determination by the District Court of Sarpy County, Nebraska, of the District to be a public corporation of Nebraska; and thereafter the Board of Trustees has authority from time to time, with or without approval of the District Court of Sarpy County, Nebraska, as provided by the law of Nebraska, to alter, amend, or revoke all or any part of these Articles of Association.

IN WITNESS WHEREOF, the undersigned has executed these Articles of Association on August 19, 2016.

WOODLAND HOMES, INC., a Nebraska corporation

By Gerald L. Torczon
Gerald L. Torczon, President

EXHIBIT "A"



SEE PAGE 2 OF 2 FOR LEGAL DESCRIPTION

E & A CONSULTING GROUP, INC.
Engineering • Planning • Environmental & Field Services
10909 Mill Valley Road, Suite 100 • Omaha, NE 68154 Phone 402.895.4700 • Fax 402.895.3599

E & A CONSULTING GROUP, INC.		
Engineering • Planning • Environmental & Field Services		
10909 Mill Valley Road, Suite 100 • Omaha, NE 68154 Phone 402.895.4700 • Fax 402.895.3599		
Drawn by: CJV	Chkd by:	Date: 07/07/2016
Job No.: P2014.202.001		Sheet: 1 of 2

DISTRICT BOUNDARY
SANITARY & IMPROVEMENT
DISTRICT NO. 316
SARPY COUNTY, NEBRASKA

EXHIBIT "A"

LEGAL DESCRIPTION

A TRACT OF LAND BEING PART OF NE1/4 OF THE SW1/4 AND THE SE1/4 OF THE SW1/4 OF SECTION 30, ALL LOCATED IN TOWNSHIP 14 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SW1/4 OF SECTION 30; THENCE N02°30'53"W (ASSUMED BEARING) ALONG THE EAST LINE OF SAID SW1/4 OF SECTION 30, SAID LINE ALSO BEING THE EAST LINE OF LOT 3, HENRYS' HIGHLANDS REPLAT 1, A SUBDIVISION LOCATED IN SAID SW1/4 OF SECTION 30, AND ALSO BEING THE WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 1305.29 FEET TO THE POINT OF BEGINNING; THENCE S87°29'07"W, A DISTANCE OF 396.30 FEET; THENCE S40°00'00"W, A DISTANCE OF 43.07 FEET; THENCE N50°00'00"W, A DISTANCE OF 170.62 FEET; THENCE S02°30'53"E, A DISTANCE OF 8.82 FEET; THENCE S87°29'07"W, A DISTANCE OF 455.83 FEET TO A POINT ON THE EASTERLY LINE OF THE ABANDONED MISSOURI PACIFIC RAILROAD 100 FOOT RIGHT-OF-WAY; THENCE ALONG SAID EASTERLY LINE OF THE ABANDONED MISSOURI PACIFIC RAILROAD 100 FOOT RIGHT-OF-WAY ON THE FOLLOWING TWO (2) COURSES: (1) THENCE NORTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 5679.65 FEET, A DISTANCE OF 145.09 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N10°13'28"E, A DISTANCE OF 145.09 FEET; (2) THENCE N10°57'23"E, A DISTANCE OF 1121.47 FEET; THENCE S84°46'30"E, A DISTANCE OF 25.39 FEET; THENCE EASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 1010.56 FEET, A DISTANCE OF 104.11 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S89°13'27"E, A DISTANCE OF 104.06 FEET; THENCE N87°08'20"E, A DISTANCE OF 571.17 FEET TO THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF LINCOLN ROAD AND THE SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET; THENCE S32°27'29"E ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 27.14 FEET TO A POINT ON SAID EAST LINE OF THE SW1/4 OF SECTION 30; THENCE S02°30'53"E ALONG SAID EAST LINE OF THE SW1/4 OF SECTION 30, SAID LINE ALSO BEING SAID WESTERLY RIGHT-OF-WAY LINE OF 126TH STREET, A DISTANCE OF 1277.40 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS AN AREA OF 1,094,160 SQUARE FEET OR 25.118 ACRES MORE OR LESS.

SEE PAGE 1 OF 2 FOR LEGAL

 E & A CONSULTING GROUP, INC. Engineering Answers	E & A CONSULTING GROUP, INC. Engineering • Planning • Environmental & Field Services 10909 Mid Valley Road, Suite 100 • Omaha, NE 68154 Phone 402.895.4700 • Fax 402.895.3599		DISTRICT BOUNDARY SANITARY & IMPROVEMENT DISTRICT NO. 316 SARPY COUNTY, NEBRASKA
	Drawn by: CJV Chkd by:	Date: 07/07/2016	
	Job No.: P2014.202.001	Sheet: 2 of 2	

STATE OF NEBRASKA, }
COUNTY OF SARPY, } ss.

I, Carol Kremer, Clerk of the District Court, in and for Sarpy County in the Second Judicial District of Nebraska, do hereby certify that the above and foregoing is a true copy of:

Decree; Notice; Plat; Petition; Articles of Association of Sanitary and improvement District No. 316 of Sarpy County, Nebraska

entered in a cause in said court wherein:

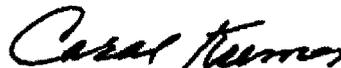
IN THE MATTER OF SANITAY AND IMPROVEMENT DISTRICT NO. 316 OF SARPY COUNTY,, Plaintiff

and:

_____, Defendant__

Case ID CI 16 1355, as the same appear fully upon the records of said Court now in my charge remaining as Clerk aforesaid.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Court at Papillion, this 25th day of August, A.D. 2016.



CAROL KREMER
CLERK OF THE DISTRICT COURT