

Sponsor Bates

AN ORDINANCE OF THE CITY OF PACIFIC, MISSOURI, APPROVING A PETITION FOR A COMMUNITY IMPROVEMENT DISTRICT; ESTABLISHING THE OSAGE COMMERCIAL AREA COMMUNITY IMPROVEMENT DISTRICT; AND PROVIDING FOR OTHER RELATED MATTERS, ALL PURSUANT TO THE COMMUNITY IMPROVEMENT DISTRICT ACT

WHEREAS, the City of Pacific, Missouri (the "City") has obtained approval of a loan from the Missouri Department of Transportation Star/MFTC Loan Program (the "Loan") to provide funds for the design and reconstruction of the south half of the Viaduct Street and Interstate 44 interchange, including the relocation of the eastbound Interstate 44 ramps approximately one-half mile west of Viaduct Street, and the widening of Osage Street to five lanes from west of Lamar Parkway to Payne Street (the "Interchange Improvements") which Interchange Improvements will principally benefit certain commercial properties located along West Osage Street within the City (the "District Properties") and which Loan requires a local match of one-half of the estimated costs of the Interchange Improvements; and

WHEREAS, to provide funds for the local match, the City wishes to establish in accordance with Community Improvement District Act, sections 67.1401 through 67.1575 of the Revised Statutes of Missouri, as amended (the "CID Act") a "community improvement district" (as that term is used and defined in the CID Act) encompassing the District Properties and authorized to levy, subject to voter approval in accordance with the CID Act, a sales and use tax of one percent (1%) on all taxable sales made within such community improvement district that may be subject to taxation pursuant to Section 67.1545 of the CID Act (the "CID Sales Tax"), the revenues from CID Sales Tax which will be used, first, to pay, on behalf of the City, the principal amount (one half of which is to be repaid by Missouri Department of Transportation under the terms of the Loan) and a portion of the interest on the Loan and, next, to pay costs of such other property improvements as may be permitted under the CID Act to support the development of the District Properties for commercial use; and

WHEREAS, pursuant to the CID Act, there has been presented to the Clerk of the City (the "City Clerk") a petition, a copy of which is attached as Exhibit A to and incorporated by reference in this Ordinance together with all exhibits thereto (the "CID Petition"), for the establishment of a community improvement district encompassing the District Properties to be known and designated as the "Osage Commercial Area Community Improvement District," which CID Petition has been executed by the "owners" (as that term is used and defined in the CID Act) of more than fifty percent by assessed value of the real property within the boundaries of the proposed district and of more than fifty percent per capita of all owners of real property within the boundaries of the proposed district, and which CID Petition calls for, among other things, the installation of the Interchange Improvements and the financing thereof through the Loan; and

WHEREAS, the City Clerk has reviewed the CID Petition and has determined the CID Petition to be proper and to be in substantial compliance with the requirements section 67.1421.2 of the CID Act and accordingly has submitted the CID Petition to the Board of Aldermen as provided in the CID Act who have caused notice of a public hearing to be held on Tuesday, September 2, 2008, at 7:30 PM at City Hall, 300 Hoven Drive, Pacific, Missouri (the “**CID Hearing**”) to be published in a newspaper of general circulation within the City on August 19, 2008, and again on August 26, 2008, in the two consecutive weeks prior to the date selected for the CID Hearing, and have caused to be mailed on or before August 18, 2008, by certified United States mail, return receipt requested, to the address of record of each owner of record of real property within the boundaries of the proposed district, notice of the CID Hearing as required by section 67.1431.3 of the CID Act; and

WHEREAS, the Board of Aldermen held the CID Hearing on the time and date and at the place provided for in the notices and at the CID Hearing; heard and considered any reasonable protests, objections and endorsements; and now wishes to approve and grant the CID Petition; to establish the Osage Commercial Area Community Improvement District as set forth in the CID Petition (the “**District**”), all pursuant to the CID Act; and to approve the organization and operations of the District as provided in the CID Petition.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF PACIFIC, MISSOURI, as follows:

SECTION ONE: The CID Petition is hereby approved and the District, to be known as the “Osage Commercial Area Community Improvement District,” is hereby established for the purposes set forth in the CID Petition. The District shall be a political subdivision and shall have the boundaries as set forth and in Exhibit A and Exhibit B to the CID Petition, which boundaries are contiguous. The District and its board of directors shall have all the powers provided in the CID Petition.

SECTION TWO: The District shall at all times be governed by a board of directors consisting of five (5) persons meeting the qualifications of section 67.1451 of the CID Act and appointed by the Mayor of the City with the consent of the Board of Aldermen in accordance with section 67.1451.5 of the CID Act and in the manner provided in the CID Petition.

SECTION THREE: The District shall have an existence for a maximum number of years which corresponds to the later of: (a) twenty (20) years following the effective date of this Ordinance adopting and approving the CID Petition; or (b) the redemption or maturity of any obligations or the repayment or termination of any loans issued or received by the District to fund the District Improvements (as that term is used and defined in the CID Petition). Upon expiration of the District, the assets of the District shall be distributed by resolution of its board of directors in a manner which, to the maximum extent feasible, benefits the real property which was formerly part of the District.

SECTION FOUR: The City Clerk is hereby authorized and directed to report in writing the creation of the District to the Missouri Department of Economic Development.

SECTION FIVE: The Mayor, City Administrator, the City Attorney, and City Clerk are hereby further authorized to take any and all actions as may be deemed necessary or convenient to carry out and comply with the intent of this Ordinance, the approval and obtaining of funds under the Loan, and with the implementation of the Interchange Improvements, and, in connection therewith, to execute and deliver for and on behalf of the City all certificates, instruments, agreements, or other documents as may be necessary, desirable, convenient, or proper to carry out the matters herein authorized.

SECTION SIX: The sections, paragraphs, sentences, phrases and words of this Ordinance shall be severable. In the event that any portion of this Ordinance is found by a court of competent jurisdiction to be invalid, the remaining portions of this Ordinance are valid, unless the court finds the valid portions of this Ordinance are so essential and inseparably connected with and dependent upon the void portion that it cannot be presumed that the Board of Aldermen would have enacted the valid portions within the invalid ones, or unless the court finds that the valid portions standing alone are incomplete and are incapable of being executed in accordance with the legislative intent.

SECTION SEVEN: This Ordinance shall be in full force and effect from and after its passage and approval as provided by law.

This Bill was passed and approved this 2 day of Sept., 2008, by the Board of Aldermen of the City of Pacific, Missouri, after having been read by title or in full two times prior to passage.



Presiding Officer



Herbert C. Adams, Mayor

Attest:



City Clerk



City Clerk

EXHIBIT A

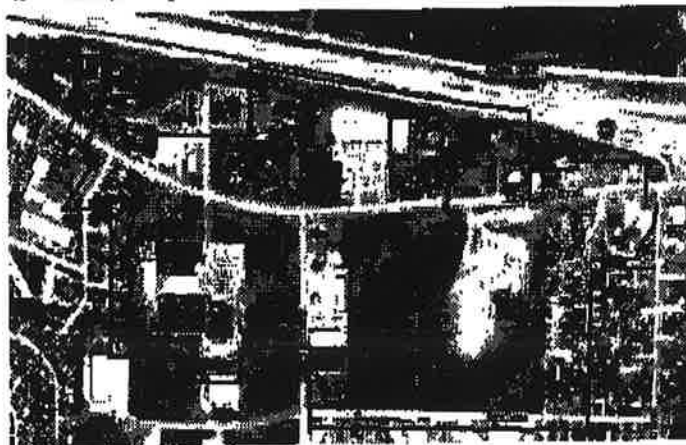
CID Petition



**NOTICE OF HEARING
CITY OF PACIFIC,
MISSOURI
NOTICE OF HEARING
TO CONSIDER
ESTABLISHMENT OF THE
OSAGE COMMERCIAL
AREA COMMUNITY
IMPROVEMENT DISTRICT
NOTICE IS HEREBY GIVEN**

that the Board of Aldermen of the City of Pacific, Missouri, will hold a public hearing on Tuesday, September 2, 2008, at 7:30 p.m. in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri, to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, Sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). A petition for the

establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk. The proposed boundaries of the District describe 82 parcels of land comprising approximately 67± acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map below. All interested persons shall be given an opportunity to be heard at the public hearing. This notice is provided pursuant to section 67.1431 of the Community Improvement District Act.



Publish in The Missourian August 20 and 27, 2008.

**BEFORE THE BOARD OF ALDERMEN
OF THE CITY OF PACIFIC, MISSOURI**

IN THE MATTER OF:)
)
OSAGE COMMERCIAL AREA)
COMMUNITY IMPROVEMENT DISTRICT)

**PETITION TO ESTABLISH THE
OSAGE COMMERCIAL AREA COMMUNITY IMPROVEMENT DISTRICT**

TO: THE CLERK OF THE CITY OF PACIFIC, MISSOURI:

THIS PETITION (this “**Petition**”) for the establishment of a “community improvement district” within a certain limited portion of the City of Pacific, Missouri (the “**City**”) is filed with the Clerk of the City (the “**City Clerk**”) and submitted to the City in accordance with the Community Improvement District Act, Sections 67.1401 through 67.1571 of the Revised Statutes of Missouri, as amended (the “**CID Act**”).

As set forth herein, the persons and/or entities signing this Petition and meeting the requirements of Sections 67.1421.2(1) and (2) of the CID Act (collectively, “**Petitioners**”) request that the Board of Aldermen of the City, as the governing body of the City (the “**Board of Aldermen**”), hold a public hearing and approve and adopt this Petition and establish the Osage Commercial Area Community Improvement District (the “**District**”), all as described herein and in accordance with the CID Act.

1. DESCRIPTION OF THE DISTRICT.

A. Legal Description

The District includes all of the real property legally described in Exhibit A attached to and incorporated by reference in this Petition (the “**District Properties**”).

B. Boundary Map

A map graphically depicting the boundaries of the District, which boundaries are contiguous, is attached as Exhibit B to and incorporated by reference in this Petition (the “**District Boundary Map**”).

C. Name of District

The name of the proposed District shall be the “**Osage Commercial Area Community Improvement District.**”

2. PETITIONERS.

Based on the tax records of the Franklin County Clerk as of the date of filing of this Petition, Petitioners:

- (a) own real property representing more than fifty percent (50%) by assessed value of the District Properties; and
- (b) represent more than fifty percent (50%) per capita of all owners of the District Properties.

3. FIVE-YEAR PLAN.

The five-year plan for the District shall include the following:

A. Purposes of the District.

The District is principally designed to facilitate the installation of certain property improvements as may be designated by the City, including, without limitation, the reconstruction of the south half of the Viaduct Street and Interstate 44 interchange, including the relocation of the eastbound Interstate 44 ramps approximately one-half mile west of Viaduct Street, and the widening of Osage Street to five lanes from west of Lamar Parkway to Payne Street (the “**Interchange Improvements**” and, together with such other property improvements as may be permitted under the CID Act, the “**District Improvements**”) to support the development of the District Properties for commercial use.

To facilitate these objectives, the District will provide a vehicle for the funding of the Interchange Improvements including, without limitation, entering into a cooperative funding arrangement with the Missouri Department of Transportation (“**MoDOT**”) which will provide means to obtain advance funding for a matching share of the costs of the Interchange Improvements and for repayment of such funding. The City has obtained approval of a loan from the Missouri Department of Transportation Star/MFTC Loan Program covering the principal amount (one half of which is to be repaid by MoDOT) and a portion of the interest on the Interchange Improvements (the “**Loan**”). The District, on behalf of the City, shall repay the Loan using District revenues, including receipts from the imposition and levy of, subject to voter approval as provided in the CID Act, a sales and use tax of one percent (1%) on all taxable sales made within the District that may be subject to taxation pursuant to Section 67.1545 of the CID Act (the “**CID Sales Tax**”). In addition to the Interchange Improvements, funds from the CID Sales Tax not committed to the repayment of the Loan may be used to fund such District Improvements as may from time to time be approved by the Board of Directors of the District.

B. Services to Be Provided; Improvements to Be Made.

Loan payments will include principal and interest on the one-half matching local share of the Interchange Improvements together with the interest only portion of the State

share until payment of principal on the State share by MoDOT expected in 2012. The District on behalf of the City shall repay the Loan amounts from the revenues of the CID sales Tax and other District revenues. Under the Loan agreement, MoDOT will be responsible for design and construction by contract of the Interchange Improvements as well as for any cost overruns over the amount of the Loan. In addition to the foregoing, the District shall provide for the administration and collection of the CID Sales Tax, the preparation of annual budgets, obtaining of requisite insurance coverages, and any other administrative activities of the District that may be required by the CID Act.

C. Estimated Costs of Services and Improvements.

The Interchange Improvements are estimated to cost a total \$1,500,000, including the one-half local share. Other District Improvements costs shall be as approved by the Board of Directors of the District

Annual costs of the administration of the District (including insurance, legal, annual audit costs, notices, and publication costs) are estimated at \$7,500, which will be paid for annual from revenues from the CID Sales Tax or from other District revenues.

D. Powers; Limitations.

The District shall have only those powers necessary and convenient to satisfy the duties and responsibilities of the District as described in this Petition. The foregoing shall constitute a limitation on powers of the District in accordance with Section 67.1421.2(3)(o) of the CID Act.

E. Annual Benchmarks for the Five-Year Plan.

2008

- Establishment of the District, appointment of the initial Board of Directors, and approval by the qualified voters in the District of the CID Sales Tax.
- Initiation of Collection of the CID Sales Tax.

2009

- Preliminary engineering and acquisition of remaining Right of Way. for Interchange Improvements.
- Collection and administration of CID Sales Tax.

2010

- Construction of Interchange Improvements
- Collection and administration of CID Sales Tax.
- Payment of annual debt service on outstanding Loan.

2011

- Collection and administration of CID Sales Tax.
- Payment of annual debt service on outstanding Loan.

2012

- Collection and administration of CID Sales Tax.
- Payment of annual debt service on outstanding Loan.
- MoDOT reimbursement of one-half Loan principal
- Review of other District Improvements

4. GOVERNANCE OF THE DISTRICT.

A. Type of District; Limitations on Powers.

The District shall be a political subdivision governed by a Board of Directors appointed by the Mayor of the City (the “**Mayor**”) with the consent of the Board of Aldermen in accordance with Section 67.1451.5 of the CID Act. The Board of Directors and the District shall have only those powers necessary and convenient to satisfy the duties and responsibilities of the District as set forth in this Petition. The foregoing shall constitute a limitation on powers of the District in accordance with Section 67.1421.2(3)(o) of the CID Act.

B. Board of Directors.

(1) Number.

The District shall be governed by a Board of Directors consisting of five (5) Directors.

(2) Qualifications.

Each Director, during his or her term, shall meet the following requirements:

(a) be at least 18 years of age; and

(b) either be: (i) a fee owner of real property within the District or a legally authorized representative of a fee owner therein (an “**Owner**”); or (ii) an owner or legally authorized representative of a business organization or other entity operating within the District (an “**Operator**”); or, if and as applicable, a registered voter residing within the District (a “**Resident**”), all as provided in the CID Act.

(3) The Initial Directors.

The Initial Directors to serve on the Board of Directors and their

respective terms shall be appointed and established by the Mayor with the consent of the Board of Aldermen in accordance with Section 67.1451.5 of the CID Act and the following procedure:

(a) The City, contemporaneous with the approval of this Petition and from time to time as respective terms expire, shall establish in writing a slate of persons in substantially the form attached as Exhibit C to and incorporated by reference in this Petition (each a “**Slate of Directors**”) to serve as directors of the District who shall consist at all times of five representatives designated by the City and, subject to the limitations of the CID Act, the City shall have complete discretion in the designation of the City’s representatives and their inclusion on the Slate of Directors;

(b) Within fifteen (15) days of the receipt of each Slate of Directors, Petitioners and their successors in title shall take all necessary actions (including, without limitation, at the direction of the City, the establishment of legal business entities operating within the District) to authorize and designate in writing each of the persons included on the Slate of Directors to act as a representative of an “Owner” or of an “Operator;”

(c) Promptly upon establishment of each Slate of Directors and the authorization and designation by Petitioners of such persons included on the Slate of Directors, the Mayor, with the consent of a majority of the Board of Aldermen, shall appoint such persons as the Board of Directors of the District for such terms as are provided for on the Slate of Directors and in accordance with Section 67.1451.5 of the CID Act; and

(d) BY THEIR EXECUTION OF THIS PETITION AND THE SUBMITTAL OF THIS PETITION TO THE CITY, THE PETITIONERS AND EACH OF THEM, FOR THEMSELVES AND EACH OF THEIR SUCCESSORS IN TITLE, IN CONSIDERATION OF THE CITY’S APPROVAL OF THIS PETITION, HEREBY ACKNOWLEDGE AND AGREE TO BE BOUND BY THE FOREGOING PROVISIONS RESPECTING THE DESIGNATION, SELECTION AND APPOINTMENT OF THE BOARD OF DIRECTORS OF THE DISTRICT FROM THE SLATE OF DIRECTORS FROM TIME TO TIME ESTABLISHED AND THE TAKING BY EACH AND ALL OF THEM OF ALL NECESSARY ACTIONS TO AUTHORIZE AND DESIGNATE IN WRITING EACH OF THE PERSONS INCLUDED ON SUCH SLATE OF DIRECTORS AS A REPRESENTATIVE OF AN “OWNER,” AND FURTHERMORE, AGREE TO TAKE SUCH ACTIONS AS MAY BE REQUIRED TO ESTABLISH AND RECORD IN THE LAND RECORDS OF FRANKLIN COUNTY OR ST. LOUIS COUNTY, AS APPLICABLE, THIS PROVISION AS A COVENANT RUNNING WITH THE LAND OF THE RESPECTIVE PETITIONERS,

**BINDING UPON SUCH PETITIONERS AND THEIR SUCCESSORS
IN TITLE.**

(e) **BY THEIR EXECUTION OF THIS PETITION AND THE SUBMITTAL OF THIS PETITION TO THE CITY, THE PETITIONERS AND EACH OF THEM, FOR THEMSELVES AND EACH OF THEIR SUCCESSORS IN TITLE, WHO QUALIFIES AS A "QUALIFIED VOTER" (AS THAT TERM IS DEFINED IN THE CID ACT) IN FURTHER CONSIDERATION OF THE CITY'S APPROVAL OF THIS PETITION, HEREBY FURTHER ACKNOWLEDGE AND AGREE TO AFFIRMATIVELY VOTE FOR THE IMPOSITION OF THE CID SALES TAX AT A MAIL-IN ELECTION (OR OTHER LECTION AS MAY BE AUTHORIZED UNDER THE CIDE ACT) CALLED PURSUANT TO SECTION 67.1545 OF THE CID ACT (OR SUCCESSOR ENACTMENTS) AND FURTHERMORE, AGREE TO TAKE SUCH ACTIONS AS MAY BE REQUIRED TO ESTABLISH AND RECORD IN THE LAND RECORDS OF FRANKLIN COUNTY OR ST. LOUIS COUNTY, AS APPLICABLE, THIS PROVISION AS A COVENANT RUNNING WITH THE LAND OF THE RESPECTIVE PETITIONERS, BINDING UPON SUCH PETITIONERS AND THEIR SUCCESSORS IN TITLE.**

(4) Terms; Successor Directors.

The initial Directors shall serve for the terms set out opposite their names on the Slate of Directors or until their successors are appointed in accordance with the CID Act and this Petition. Their successors shall be appointed to serve four-year terms; *provided that*, in the event, and for any reason, a Director is not able to serve his or her full term (an "**Exiting Director**"), in the case of any resulting vacancy to the Board of Directors, the City shall designate in writing a successor representative, and such representative shall be promptly appointed by the Mayor with the consent of a majority of the Board of Aldermen as a Director to serve for the remainder of the term of such Exiting Director in accordance with Section 67.1451.5 of the CID Act (an "**Interim Director**") and those Petitioners or their successors who originally designated the Exiting Director shall promptly take such steps as may be necessary to designate in writing such Interim Director as a representative of an "owner" (as that term is defined and used in the CID Act); and *provided further that* if no appointment is made within thirty (30) days from the date of receipt by the City of a designation (in the case of an Interim Director) or a Slate of Directors (in the case of successor Directors) the persons so designated shall be deemed to have been appointed by the Mayor with the consent of the Board of Aldermen. All successor Directors and any Interim Director shall meet the qualifications of Section 4.B.2 of this Petition and of Section 67.1451.2 of the CID Act.

5. ASSESSED VALUE.

As of the date of this Petition, the total assessed value of all real property within the District is Three Million Eight Hundred Ten Thousand Six Hundred Thirty-Four and no/100ths Dollars (\$3,810,634.00) as shown in the table below:

CID No.	Parcel ID Number	Owner	Current Assessed Value
1.	19-1-11.0-2-010-006.100	NEC Complex – Joseph B. Bosse & Sandra M. Bosse	\$8,582
2.	19-1-11.0-2-099.008.000	Tri-County Motors – Genaro L. Mazzuca & Deborah A. Mazzuca	\$64,218
3.	19-1-11.0-2-014.009.300	Tri-County Motors – Genaro L. Mazzuca & Deborah A. Mazzuca	\$23,936
4.	19-1-11.0-2-013.009.200	O’Reilly Automotive, Inc.	\$144,928
5.	19-1-11.0-2-004.009.100	Pharmax Properties, LLC	\$73,670
6.	19-1-11.0-2-003.010.100	Citizen’s Bank	\$246,272
7.	19-1-11.0-2-003.011.000	Fog Hollow – Gared, LLC	\$415,520
8.	19-1-11.0-2-099.012.100	William M. Wiest (Tr) - ½ and Randall A. Wiest (Tr) - ½	\$55,734
9.	19-1-11.0-2-099.013.000	Adam W. Wiest (Tr) <i>et al.</i>	\$252,160
10.	19-1-11.0-2-099-014.000	Pacific Bowling- Voss Management Properties	\$129,034
11.	19-1-11.0-2-009.015.000	Meramec Valley R-3 School District	\$0
12.	19-1-11.0-2-009-015.100	Pacific Chamber of Commerce	\$37,142
13.	19-1-11.0-2-009.016.000	Bank Star	\$305,331
14.	19-1-11.0-2-099.018.000	Fuller Properties, LLC	\$49,923
15.	19-1-11.0-1-001.048.000	Wallis Oil Co., Inc.	\$170,292
16.	19-1-11.0-1-009.052.100	Dale William Essmyer & Belinda D. Essmyer	\$70,781
17.	19-1-11.0-1-001.051.000	Pacific Investments, LLC	\$151,955
18.	19-1-11.0-1-099-052.000	LL Acquisitions, LLC & William W. Eckelkamp Jr., et al.	\$112,037
19.	19-1-11.0-3-099-001.200	LL Acquisitions, LLC & William W. Eckelkamp Jr., et al.	\$655
20.	19-1-11.0-2-015.022.000	New Town Center, LLC	\$184,019
21.	19-1-11.0-2-006.020.000	Pacific Auto Wash, Inc.	\$81,840
22.	19-1-11.0-2-015.021.000	New Town Center, LLC	\$47,472
23.	19-1-11.0-2-011.024.000	Walters Development Corp II, Inc.	\$15,997
24.	19-1-11.0-2-011-025.000	Walters Development Corp II, Inc.	\$24,848

25.	19-1-11.0-2-099.025.100	66 Marketplace, LLC	\$642,019
26.	19-1-11.0-3-099-002.100	66 Marketplace, LLC	\$46,048
27.	19-1-11.0-2-099.025.230	Walters Development Corp II, Inc.	\$8,362
28.	19-1-11.0-2-099.025.220	Walters Development Corp II, Inc.	\$5,216
29.	19-1-11.0-2-099.025.210	Ozark Pizza Huts, Inc.	\$94,560
30.	19-1-11.0-2-099.025.200	Hedgeapple Development Co., LLC	\$140,288
31.	19-1-11.0-2-099.025.300	RSDB, LLC	\$59,245
32.	19-1-11.0-2-002.026.000	RSDB, LLC	\$148,550
		Total Assessed Value	\$3,810,634

6. BLIGHT DETERMINATION.

The District will not seek a determination of blight.

7. LIFE OF THE DISTRICT.

The District will continue to exist and function until the later of:

- (a) twenty (20) years following the effective date of the ordinance adopting and approving this Petition; or
- (b) the redemption or maturity of any obligations or the repayment or termination of any loans issued or received by the District to fund the District Improvements.

8. REAL PROPERTY TAXES AND BUSINESS LICENSES.

The District shall have no power to submit a real property tax or a business license fee or tax to the qualified voters of the District for approval.

9. SPECIAL ASSESSMENTS.

The District shall have no power to submit a special assessment upon real to the qualified voters of the District for approval unless and until so provided in a proper petition submitted in accordance with Section 67.1521 of the CID Act.

10. LIMITATIONS ON REVENUE GENERATION.

Pursuant to Section 67.1545 of the CID Act, the District may, by resolution, impose the CID Sales Tax upon an affirmative vote of the qualified voters of the District. Other than the CID Sales Tax, the District shall have the no power to submit a sales or use tax to the qualified voters of the District for approval. The District shall have no power to submit a real property tax or a business license fee or tax to the qualified voters of the District for approval. The District shall have no power to impose a special assessment for approval unless and until so provided in a

proper petition, submitted in accordance with Section 67.1521 of the CID Act.

11. REQUEST TO ESTABLISH DISTRICT.

By execution and submittal of this Petition, the Petitioners request that the Board of Aldermen hold a public hearing in accordance with Section 67.1421 of the CID Act and adopt an ordinance to establish the District as set out in this Petition and in accordance with the CID Act and this Petition.

12. NOTICE TO PETITIONERS

The signatures of the Petitioners may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

13. SEVERABILITY; CONFLICTS.

If any provision of this Petition shall be held or determined to be invalid, inoperative or unenforceable as applied in any particular case, or in all cases because of conflicts with any other provision or provisions of this Petition, or for any other reason, such circumstances shall not have the effect of rendering the provision in question inoperative or unenforceable in any other case or circumstance, or of rendering any other provision contained in this Petition invalid, inoperative, or unenforceable to any extent whatsoever.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK-SIGNATURE PAGES FOLLOW]

FOR "EXHIBIT A" - SEE CITY CLERK

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Tri-County Motors-Genaro L. and Deborah A. Mazzuca
CID No. 2, 3

Owner's Telephone Number: 636-257-8300

Owner's Mailing Address: 2297 W. OSAGE
PACIFIC, Missouri 63069

If Owner is an individual, Owner is: Single ~~Married~~ (circle one)

If Owner is an entity, state type of entity: _____

Name of Signer(s): Genaro L. & Deborah A. Mazzuca

State basis of legal authority to sign: _____
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-000.008.000 Assessed Value: \$ 64,218
19-1-11.0-2-014.009.300 23,936

Percentage of Total Assessed Value: 2.31%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: 8-26, __, 2008

Tri-County Motors-Genaro L. and Deborah A. Mazzuca

By: [Signature]

By: [Signature]

STATE OF MISSOURI)
)
) SS.
COUNTY OF FRANKLIN)

Before me personally appeared GENARO L. MAZZUCA, DEBORAH A. MAZZUCA to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 28 day of AUG, 2008.

[Signature]
Notary Public

My commission expires: 9-4-09



The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): NEC Complex-Joseph B. and Sandra M. Bosse
CID No. 1

Owner's Telephone Number: 636 271 2481

Owner's Mailing Address: P.O. Box 537
Pacific, Missouri 63069

If Owner is an individual, Owner is: Single Married (circle one)

If Owner is an entity, state type of entity: _____

Name of Signer(s): _____

State basis of legal authority to sign: _____

(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-010-006.100 Assessed Value: \$ 8,582

Percentage of Total Assessed Value: 0.23%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: July 11, 2008

NEC Complex-Joseph B. and Sandra M. Bosse

By: Joseph B. Bosse

By: Sandra Bosse

STATE OF MISSOURI)

COUNTY OF Franklin)

SS.

Before me personally appeared Joseph Bosse / Sandra Bosse to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 11th day of July, 2008.

Melissa D. Noll

Notary Public

My commission expires: 5/26/12

MELISSA D. NOLL
Notary Public - Notary Seal
STATE OF MISSOURI
Franklin County
My Commission Expires: May 26, 2012
Commission # 08562305

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): O'Reilly Automotive, Inc.
CID No. 4
Owner's Telephone Number: _____
Owner's Mailing Address: _____
_____, Missouri _____

If Owner is an individual, Owner is: Single/Married (circle one)

If Owner is an entity, state type of entity: _____

Name of Signer(s): _____

State basis of legal authority to sign: _____
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-013.009.200 Assessed Value: \$ 144,928

Percentage of Total Assessed Value: 3.80%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: _____, _____, 2008

O'Reilly Automotive, Inc.

By: _____

By: _____

STATE OF MISSOURI)
)
) SS.
COUNTY OF _____)

Before me personally appeared _____, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this ____ day of _____, 2008.

Notary Public

My commission expires: _____

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Pharmax Properties, LLC
CID No: 5
Owner's Telephone Number: 314-954-5510
Owner's Mailing Address: 10227 Hartshill Ln
St. Louis, Missouri 63128
If Owner is an individual, Owner is: Single/Married (circle one)
If Owner is an entity, state type of entity: LLC
Name of Signer(s): Larry McIntosh
State basis of legal authority to sign: Manager
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above):

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-004.009.100 Assessed Value: \$ 73,760
Percentage of Total Assessed Value: 1.94%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: 8, 26, 2008

Pharmax Properties, LLC

By: [Signature]

By: _____

STATE OF MISSOURI)
))
COUNTY OF Franklin) SS.

Before me personally appeared Larry McIntosh, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 26 day of Aug, 2008.

[Signature] Kimberly Barfield
Notary Public

My commission expires: 11-5-2011

Kimberly S. Barfield
Notary Public
Notary Seal
STATE OF MISSOURI
County of Franklin
Commission #07348968

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Citizen's Bank
CID No. 6
Owner's Telephone Number: (636) 271-3051
Owner's Mailing Address: 2245 West Osage Pacific, Missouri 63069

If Owner is an individual (Owner) is: Single/Married (circle one)

If Owner is an entity, state type of entity: Corporation

Name of Signer(s): Gary P. Kuhn Nadine Pruessner

State basis of legal authority to sign: Business Legal Representative
(e.g. Fee Owner/Fee Owner Legal Representative/ Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): 573-237-3051

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-003.010.100 Assessed Value: \$ 246,272
Percentage of Total Assessed Value: 6.46%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: Aug. 14, 2008

Citizen's Bank

By: Gary P. Kuhn PRESIDENT
GARY P. KUHN

By: Nadine Pruessner, Executive Vice President
Nadine Pruessner

STATE OF MISSOURI)
COUNTY OF Franklin) SS.

Before me personally appeared Gary P. Kuhn & Nadine Pruessner to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 14th day of Aug, 2008.

Lori A. Crews
Notary Public

My commission expires: 3-25-11



LORI A. CREWS
My Commission Expires
March 25, 2011
Franklin County
Commission #07468754

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): **Fog Hollow-Gared, LLC**
CID No. **7**
Owner's Telephone Number: _____
Owner's Mailing Address: _____, Missouri _____

If Owner is an individual, Owner is: **Single/Married (circle one)**
If Owner is an entity, state type of entity: _____
Name of Signer(s): _____
State basis of legal authority to sign: _____
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:
Parcel Number(s): **19-1-11.0-2-003.011.000** Assessed Value: \$ **415,520**
Percentage of Total Assessed Value: **10.90%**

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: _____, _____, 2008 **Fog Hollow-Gared, LLC**
By: _____
By: _____

STATE OF MISSOURI)
) SS.
COUNTY OF _____)

Before me personally appeared _____, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this _____ day of _____, 2008.

Notary Public

My commission expires: _____

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): William M. Wiest, Trustee, and Randall A. Wiest
CID No. 8
Owner's Telephone Number: 314-878-6000
Owner's Mailing Address: 12756 BENNINGTON COMMON LN
ST. LOUIS, Missouri MO 63146

If Owner is an individual, Owner is: Single Married (circle one)

If Owner is an entity, state type of entity: _____

Name of Signer(s): _____

State basis of legal authority to sign: _____

(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-000.012.100 Assessed Value: \$ 55,734

Percentage of Total Assessed Value: 1.46%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: 07-16, ____, 2008

William M. Wiest, Trustee, and Randall A. Wiest

By: William M. Wiest

By: Randall A. Wiest

STATE OF MISSOURI)
)) SS.
COUNTY OF Franklin)

Before me personally appeared William M. Wiest, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 16 day of July, 2008.

Kimberly S. Barfield
Notary Public

My commission expires: 11-5-2011

Kimberly S. Barfield
Notary Public
Notary Seal
STATE OF MISSOURI
County of Franklin
Commission #07348966

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Pacific Bowling-Voss Management Properties
CID No. 10
Owner's Telephone Number: Voss Management Properties
Owner's Mailing Address: 15727 MANCHESTER ROAD, ELLISVILLE, Missouri MO. Kately Voss

If Owner is an individual, Owner is: Single/Married (circle one)

If Owner is an entity, state type of entity:

Name of Signer(s):

State basis of legal authority to sign:

GARY G. VOSS
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above):

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-000.014.000 Assessed Value: \$ 129,034

Percentage of Total Assessed Value: 3.39%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: Aug. 27, 2008

Pacific Bowling-Voss Management Properties
By: [Signature]
By: _____

STATE OF MISSOURI)
) SS.
COUNTY OF Franklin)

Before me personally appeared Gary G. Voss, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 27 day of Aug, 2008.

Kimberly Barfield
Notary Public

My commission expires: 11-5-2011

Kimberly S. Barfield
Notary Public
Notary Seal
STATE OF MISSOURI
County of Franklin
Commission #07348966

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Meramec Valley R-3 School District
CID No. 11
Owner's Telephone Number: 636-271-1400
Owner's Mailing Address: 126 North Payne Street
Pacific, Missouri 63069

If Owner is an individual, Owner is: Single/Married (circle one)

If Owner is an entity, state type of entity: Public School District

Name of Signer(s): Tim Richardson and Randy George

State basis of legal authority to sign: School Board President and Superintendent of Schools
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above):

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-009.015.000 Assessed Value: \$ -0-
Percentage of Total Assessed Value: -0-%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: August 20, 2008

Meramec Valley R-3 School District

By: [Signature]

By: [Signature]

STATE OF MISSOURI)
)
COUNTY OF Franklin) SS.

Before me personally appeared Tim Richardson & Randy George, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 20th day of Aug, 2008.

[Signature]
Notary Public

My commission expires: January 22, 2010



DORIS DOREEN HENDRIX
My Commission Expires
January 22, 2010
Franklin County
Commission #06827614

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Pacific Chamber of Commerce
CID No. 12
Owner's Telephone Number: _____
Owner's Mailing Address: _____, Missouri _____

If Owner is an individual, Owner is: Single/Married (circle one)

If Owner is an entity, state type of entity: _____

Name of Signer(s): _____

State basis of legal authority to sign: _____
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-009.015.100 Assessed Value: \$ 37,142

Percentage of Total Assessed Value: 0.97%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: _____, ____, 2008

Pacific Chamber of Commerce

By: _____

By: _____

STATE OF MISSOURI)
) SS.
COUNTY OF _____)

Before me personally appeared _____, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this ____ day of _____, 2008.

Notary Public

My commission expires: _____

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Fuller Properties, LLC
CID No. 14
Owner's Telephone Number: 636-271-2025
Owner's Mailing Address: 1901 W. Osage
Pacific, Missouri 63069
If Owner is an individual, Owner is: Single/Married (circle one)
If Owner is an entity, state type of entity: LLC
Name of Signer(s): Thomas A Fuller / Connie L. Fuller
State basis of legal authority to sign:
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)
Signer's Telephone and Mailing Address (if different from above):

The number and assessed value of each of the District Properties owned:
Parcel Number(s): 19-1-11.0-2-000.018.000 Assessed Value: \$ 49,923
Percentage of Total Assessed Value: 1.31%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: Aug, 29, 2008

Fuller Properties, LLC
By: Thomas A Fuller
By: Connie L Fuller

STATE OF MISSOURI)
) SS.
COUNTY OF St. LOUIS)

Before me personally appeared Thomas A. Fuller & Connie L. Fuller, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 29 day of Aug, 2008.



My commission expires:

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Wallis Oil Co., Inc.
CID No. 15
Owner's Telephone Number: 573 885 2277
Owner's Mailing Address: 106 E. WASHINGTON
CUBA MO, Missouri 65463

If Owner is an individual, Owner is: Single/Married (circle one)
If Owner is an entity, state type of entity: CORPORATION
Name of Signer(s): LYNN WALLIS
State basis of legal authority to sign: PRESIDENT
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:
Parcel Number(s): 19-1-11.0-1-001.048.000 Assessed Value: \$ 170,292
Percentage of Total Assessed Value: 4.47%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: July 28, 2008
Wallis Oil Co., Inc.
By: Lynn Wallis
By: _____

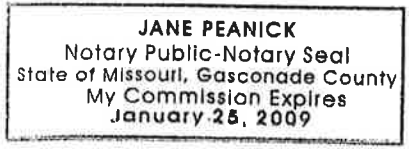
STATE OF MISSOURI)
COUNTY OF Gasconade) SS.

Before me personally appeared Lynn Wallis, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 30 day of July, 2008.

Jane Peanick
Notary Public

My commission expires: 1-25-2009



The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Dale William Essmeyer & Belinda D. Essmeyer
CID No. 16

Owner's Telephone Number: _____

Owner's Mailing Address: _____, Missouri _____

If Owner is an individual, Owner is: Single/Married (circle one)

If Owner is an entity, state type of entity: _____

Name of Signer(s): _____

State basis of legal authority to sign: _____
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-1-009.052.100 Assessed Value: \$ 70,781

Percentage of Total Assessed Value: 1.86%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: _____, ____, 2008

Dale William Essmeyer & Belinda D. Essmeyer

By: _____

By: _____

STATE OF MISSOURI)
)
) SS.
COUNTY OF _____)

Before me personally appeared _____, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this ____ day of _____, 2008.

Notary Public

My commission expires: _____

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Pacific Investments, LLC
CID No. 17
Owner's Telephone Number: 514-822-3775
Owner's Mailing Address: 525 THURMAN DR
ST LOUIS, Missouri 63131

If Owner is an individual, Owner is: Single/Married (circle one)
If Owner is an entity, state type of entity: L.L.C.
Name of Signer(s): RONALD E KARST
State basis of legal authority to sign: Attorney
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above):

The number and assessed value of each of the District Properties owned:
Parcel Number(s): 19-1-11.0-1-001.051.000 Assessed Value: \$ 151,955
Percentage of Total Assessed Value: 3.99%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: Aug, 25, 2008

Pacific Investments, LLC

By: [Signature]

By: _____

STATE OF MISSOURI)
) SS.
COUNTY OF Franklin)

Before me personally appeared Ronald E. Karst, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 25 day of Aug, 2008.

[Signature] Kimberly Barfield
Notary Public

My commission expires: 11-5-2011

Kimberly S. Barfield
Notary Public
Notary Seal
STATE OF MISSOURI
County of Franklin
Commission #07348966

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): LL Acquisitions, LLC & William W. Eckelkamp, Jr. et al.
CID No. 18, 19

Owner's Telephone Number: 314-605-9629

Owner's Mailing Address: PO Box 127
Washington, Missouri 63080

If Owner is an individual, Owner is: Single/Married (circle one)

If Owner is an entity, state type of entity: LLC

Name of Signer(s): William W. Eckelkamp Jr.

State basis of legal authority to sign: Member

(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above):

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-1-099.052.000 Assessed Value: \$ 112,037
19-1-11.0-3-099.001.200 \$ 655

Percentage of Total Assessed Value: 2.96%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: August 29, 2008

LL Acquisitions, LLC & William W. Eckelkamp, Jr. et al.

By: [Signature]

By: _____

STATE OF MISSOURI)

COUNTY OF Franklin)

SS.

Before me personally appeared William W. Eckelkamp Jr., to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 29th day of Aug, 2008.

[Signature]
Notary Public

My commission expires: 10/3/09



NINA R. GLASS
My Commission Expires
October 3, 2009
Franklin County
Commission #05401869

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): New Town Center, LLC
CID No. 20, 22
Owner's Telephone Number: 314-630-5555
Owner's Mailing Address: 103 Lamar Parkway
Pacific, Missouri 63069

If Owner is an individual, Owner is: Single/Married (circle one)
If Owner is an entity, state type of entity: LLC

Name of Signer(s): EDWARD L. LAMAR
State basis of legal authority to sign: _____
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-015.022.000 Assessed Value: \$ 184,019
19-1-11.0-2-015.021.000 \$ 47,472

Percentage of Total Assessed Value: **6.07%**

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: AUGUST, 8TH, 2008

New Town Center, LLC

By: Edward L Lamar ^{Member} 8-8-08

By: _____

STATE OF MISSOURI)
) SS.
COUNTY OF FRANKLIN)

EL

Before me personally appeared EDWARD L LAMAR, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 8TH day of AUGUST, 2008.

Sharon M Storts
Notary Public

My commission expires: 4-11-10

SHARON M STORTS



The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Pacific Auto Wash, Inc.
CID No. 21
Owner's Telephone Number: 636-346-6695
Owner's Mailing Address: PO Box 190
Pacific, Missouri
If Owner is an individual, Owner is: Single Married (circle one)
If Owner is an entity, state type of entity: CORPORATION
Name of Signer(s): PHILIP ZAHN
State basis of legal authority to sign: PRES

(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-006.020.000 Assessed Value: \$ 81,840

Percentage of Total Assessed Value: 2.15%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: 8-27, __, 2008

Pacific Auto Wash, Inc.
By: [Signature]
By: _____

STATE OF MISSOURI)
) SS.
COUNTY OF Franklin)

Before me personally appeared Philip Zahn, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 28 day of Aug, 2008.

[Signature]
Notary Public

My commission expires: 11-5-2009

Kimberly S. Barfield
Notary Public
Notary Seal
STATE OF MISSOURI
County of Franklin
Commission #07348968

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Walters Development Corp II, Inc.
CID No. 23, 24, 27, 28
Owner's Telephone Number: 314-303-3373
Owner's Mailing Address: 338 Woodcliffe Place Dr. Chesterfield, Missouri 63005
If Owner is an individual, Owner is: Single Married (circle one)
If Owner is an entity, state type of entity: WALTERS DEV. D.B.A. WALTERS ORG.
Name of Signer(s): Dale Walters
State basis of legal authority to sign: Dale E Walters - President
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:

Parcel Number(s)	Assessed Value
19-1-11.0-2-011.024.000	\$ 15,997
19-1-11.0-2-011.025.000	\$ 24,848
19-1-11.0-2-099.025.230	\$ 8,362
19-1-11.0-2-099.025.220	\$ 5,216

Percentage of Total Assessed Value: 1.43%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: Aug. 4, 2008

Walters Development Corp II, Inc.

By: Dale E Walters

By: _____

STATE OF MISSOURI)
COUNTY OF St. Charles) SS.
MO)

Before me personally appeared Dale Walters, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 4 day of July, 2008.

My commission expires: 05-21-2012

Judy L Beckford
Notary Public #08661210
My Commission Expires 05-21-2012

Notary Seal - Notary Seal
STATE OF MISSOURI
St. Charles County
Commission Expires 05-21-2012

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): 66 Marketplace, LLC
CID No. 25, 26
Owner's Telephone Number: 636 271 2481
Owner's Mailing Address: PO Box 537
Pacific, Missouri 63069
If Owner is an individual, Owner is: Single/Married (circle one)
If Owner is an entity, state type of entity: LLC
Name of Signer(s): Joseph Besse
State basis of legal authority to sign: General Partner
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above):

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-099.025.100 Assessed Value: \$ 642,019
19-1-11.0-3-099.002.100 \$ 46,048

Percentage of Total Assessed Value: 18.06%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: 7-11, 2008

66 Marketplace, LLC

By: [Signature]

By: _____

STATE OF MISSOURI)
) SS.
COUNTY OF Franklin)

Before me personally appeared Joseph Besse, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 11th day of July, 2008.

[Signature: Melissa D. Noll]
Notary Public

My commission expires: 5/26/12

MELISSA D. NOLL
Notary Public - Notary Seal
STATE OF MISSOURI
Franklin County
My Commission Expires: May 26, 2012
Commission # 08562305

The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): Ozark Pizza Huts, Inc.
CID No. 29
Owner's Telephone Number: 816 224-3336
Owner's Mailing Address: 6000 NW Mock Ave.
Blue Springs, Missouri 64014
If Owner is an individual, Owner is: Single/Married (circle one)
If Owner is an entity, state type of entity: S-Corp.
Name of Signer(s): Thomas N. Jorgensen
State basis of legal authority to sign: President
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:
Parcel Number(s): 19-1-11.0-2-099.025.210 Assessed Value: \$ 94,560
Percentage of Total Assessed Value: 2.48%

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: Aug 18, 2008

Ozark Pizza Huts, Inc.

By: [Signature] President

By: _____

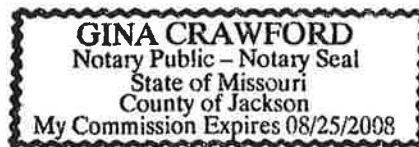
STATE OF MISSOURI)
) SS.
COUNTY OF Jackson)

Before me personally appeared TOM JORGENSEN, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 18 day of August 2008.

[Signature]
Notary Public

My commission expires: 8/25/2008



The undersigned request that the Board of Aldermen of the City of Pacific, Missouri establish the Osage Commercial Area Community Improvement District according to the preceding Petition.

Name of Owner(s): RSDB, LLC
CID No. 31, 32
Owner's Telephone Number: 314-621-1221
Owner's Mailing Address: 1221 Locust Str.
St. Louis, Missouri 63103

If Owner is an individual, Owner is: Single/Married (circle one)

If Owner is an entity, state type of entity: llc

Name of Signer(s): Roko Bratic

State basis of legal authority to sign: [Signature]
(e.g. Fee Owner/Fee Owner Legal Representative/
Business Legal Representative)

Signer's Telephone and Mailing Address (if different from above): _____

The number and assessed value of each of the District Properties owned:

Parcel Number(s): 19-1-11.0-2-099.025.300 Assessed Value: \$ 59,245
19-1-11.0-2-002.026.000 \$ 148,550

Percentage of Total Assessed Value: **5.45%**

By executing this Petition, the undersigned represents and warrants that they have received a copy of this Petition and its Exhibits, have read this Petition and its Exhibits, are authorized to execute this Petition as or on behalf of the District property owner named immediately above, and authorizes this signature page to be attached to the original of this Petition and filed in the Office of the City Clerk of the City of Pacific, Missouri. The undersigned acknowledges that his/her signature may not be withdrawn later than seven (7) days after this Petition is filed with the City Clerk.

Date: August 28, 2008

RSDB, LLC

By: [Signature]

By: _____

STATE OF MISSOURI)
)) SS.
COUNTY OF St. Louis)

Before me personally appeared Roko Bratic, Manager Member of RSDB, LLC, to me personally known to be the individual(s) described in and who executed the foregoing instrument.

WITNESS my hand and official seal in the aforesaid county and state this 28 day of August 2008.

Notary Public [Signature]

GREGORY D. VESCOVO

My Commission Expires
January 5, 2012
St. Louis County
Commission #08505287

My commission expires: _____



Exhibit B
DISTRICT BOUNDARY MAP



Exhibit A
DISTRICT LEGAL DESCRIPTION

The description of the proposed District following (together with the map illustrating the District boundaries included herewith as Exhibit B) is based upon the tax records of the Franklin County Clerk, in accordance with the requirements of section 67.1421.2 of the CID Act. In the event of any discrepancy or ambiguity involving this legal description or any of the herein described parcels, resort shall be made to the available public records of the City of Pacific, Missouri, which shall govern.

CID No.	Parcel ID Number
1.	19-1-11.0-2-010-006.100
2.	19-1-11.0-2-099.008.000
3.	19-1-11.0-2-014.009.300
4.	19-1-11.0-2-013.009.200
5.	19-1-11.0-2-004.009.100
6.	19-1-11.0-2-003.010.100
7.	19-1-11.0-2-003.011.000
8.	19-1-11.0-2-099.012.100
9.	19-1-11.0-2-099.013.000
10.	19-1-11.0-2-099-014.000
11.	19-1-11.0-2-009.015.000
12.	19-1-11.0-2-009-015.100
13.	19-1-11.0-2-009.016.000
14.	19-1-11.0-2-099.018.000
15.	19-1-11.0-1-001.048.000
16.	19-1-11.0-1-009.052.100
17.	19-1-11.0-1-001.051.000
18.	19-1-11.0-1-099-052.000
19.	19-1-11.0-3-099-001.200
20.	19-1-11.0-2-015.022.000
21.	19-1-11.0-2-006.020.000
22.	19-1-11.0-2-015.021.000
23.	19-1-11.0-2-011.024.000
24.	19-1-11.0-2-011-025.000
25.	19-1-11.0-2-099.025.100
26.	19-1-11.0-3-099-002.100
27.	19-1-11.0-2-099.025.230
28.	19-1-11.0-2-099.025.220
29.	19-1-11.0-2-099.025.210
30.	19-1-11.0-2-099.025.200
31.	19-1-11.0-2-099.025.300
32.	19-1-11.0-2-002.026.000

Exhibit C

SLATE OF DIRECTORS (FORM)

OSAGE COMMERCIAL AREA COMMUNITY IMPROVEMENT DISTRICT
2008 SLATE OF DIRECTORS

*Capitalized terms used and not defined in this document shall have the meanings ascribed to them in that certain Petition to Establish the Osage Commercial Area Community Improvement District (the "**District**") approved by the Board of Aldermen of the City of Pacific, Missouri (the "**City**") on Sept 2, 2008 (the "**Petition**").*

The following persons are hereby designated as the slate of directors of the Osage Commercial Area Community Improvement District in accordance with the Petition:

<u>Name</u>	<u>Term/Expiration</u>
1. Harold Selby (or his successor as the duly appointed and serving City Administrator of the City), representative of <u>Meramec Valley School Dist.</u> qualifying as an "Owner"/"Operator."	4 Years/April 2012
2. <u>Herbert Adams</u> (or his/her successor as the duly appointed and serving <u>Mayor</u> of the City), representative of <u>Tri-County Motors</u> qualifying as an "Owner"/"Operator."	4 Years/April 2012
3. <u>William Eckelkamp</u> (or his/her successor as the duly appointed and serving _____ of the City), representative of <u>LL Acquisitions LLC</u> qualifying as an "Owner"/"Operator."	2 Years/ April 2010
4. <u>Sheila Steelman</u> (or his/her successor as the duly appointed and serving <u>Comm. Dev. Director</u> of the City), representative of <u>New Town Center LLC</u> qualifying as an "Owner"/"Operator."	2 Years/ April 2010
5. <u>Kimberly Barfield</u> (or his/her successor as the duly appointed and serving <u>City Clerk</u> of the City), representative of <u>Wallis Oil</u> qualifying as an "Owner"/"Operator."	2 Years/ April 2010

By the signature affixed below, each of the persons hereby agrees and represents and warrants to the City and the District that: (i) each is an owner in fee of real property situated within the District (an "Owner") or of a business legally operating within the District (an "Operator"); and (ii) with respect to such real property or business, the individuals designated on the above slate of directors are hereby named and designated as the legally authorized representative of such Owner or as the individual legally authorized to represent such Operator in regard to the District as applicable, solely for the purpose and to the extent necessary to meet the qualifications of a director under Section 67.1451 of the CID Act. The signatories below, for themselves and their respective affiliates,

successors, assigns, heirs and personal representatives, further waive any and all objections to the designation and appointment of the board of directors of the District as provided in this document, the Petition including, without limitation, joint representations and any conflicts of interest actual or potential.

By: Randy Deane
Name: Edward R. George
Title: Superintendent

By: _____
Name: _____
Title: _____

By: _____
Name: _____
Title: _____

By: _____
Name: _____
Title: _____

By: _____
Name: _____
Title: _____


under section 67.1451 of the CID Act. The signatories below, for themselves and their respective affiliates, successors, assigns, heirs and personal representatives, further waive any and all objections to the designation and appointment of the board of directors of the District as provided in this document and the Petition including, without limitation, joint representations and any conflicts of interest actual or potential.

TRF County Mills
Owner/Operator

By: Deborah Mappone - Owner
Name:
Title:

successors, assigns, heirs and personal representatives, further waive any and all objections to the designation and appointment of the board of directors of the District as provided in this document, the Petition including, without limitation, joint representations and any conflicts of interest actual or potential.

By: _____
Name: _____
Title: _____

By: 
Name: William W Eckelkamp Jr
Title: Representative of LL Acquisitions

By: _____
Name: _____
Title: _____

By: _____
Name: _____
Title: _____

By: _____
Name: _____
Title: _____

successors, assigns, heirs and personal representatives, further waive any and all objections to the designation and appointment of the board of directors of the District as provided in this document, the Petition including, without limitation, joint representations and any conflicts of interest actual or potential.

By: Edward J. Zamarek
Name: EDWARD ZAMAREK
Title: MEMBER

By: _____
Name: _____
Title: _____

By: _____
Name: _____
Title: _____

By: _____
Name: _____
Title: _____

By: _____
Name: _____
Title: _____

under section 67.1451 of the CID Act. The signatories below, for themselves and their respective affiliates, successors, assigns, heirs and personal representatives, further waive any and all objections to the designation and appointment of the board of directors of the District as provided in this document and the Petition including, without limitation, joint representations and any conflicts of interest actual or potential.

WALLIS OIL
Owner/Operator

By: *Mark E Jordan*
Name: *MARK E JORDAN*
Title: *V.P. FACILITIES*

City of Pacific

August 18, 2008

Mr. Genaro L. & Deborah A. Mazzuca
1508 Ladina
Ellisville, MO 63011

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Mr. Joseph B. & Sandra M. Bosse
NEC Complex
9838 Sunset Green
St. Louis, MO 63127

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Pharmax LLC
10277 Hartshill Lane
St. Louis, MO 63128

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

O'Reilly Automotive
% Deloitte Tax LLP
P. O. Box 06116
Chicago, IL 60606

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Citizens Bank
100 Circle Dr.
New Haven, MO 63068

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

GARED LLC
2165 W. Osage
Pacific, MO 63069

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Mr. William M. Wiest
Mr. Randall A. Wiest
400 E. High St.
Pacific, MO 63069

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Voss Management Properties
P.O. Box 441
Ballwin, MO 63021

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Meramec Valley R-3 School District
126 N. Payne
Pacific, MO 63069

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Pacific Area Chamber of Commerce
333 Chamber Dr.
Pacific, MO 63069

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Bank Star
1999 W. Osage
Pacific, MO 63069

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Fuller Properties
1901 W. Osage
Pacific, MO 63069

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Wallis Oil Co., Inc.
106 E. Washington
Cuba, MO 65453

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Mr. & Mrs. Dale W. & Belinda D. Essmyer
125 W. First St.
Milan, MO 63556

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Pacific Investments LLC
772 Merus Ct.
Fenton, MO 63026

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Mr. William W. Eckelkamp
L L Acquisitions LLC
P. O. Box 269
Washington, MO 63090

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

New Town Center LLC
P. O. Box 6
Pacific, MO 63069

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Pacific Auto Wash
564 E. Osage
Pacific, MO 63069

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Walters Dev. Corp. II, Inc.
338 Woodcliffe Place Dr.
Chesterfield, MO 63005

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

66 Marketplace LLC
308 Noonan Dr.
Pacific, MO 63069

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Hedgeapple Dev. Co. LLC
2557 Jacques Dr., #35
Bonne Terre, MO 63628

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

Ozark Pizza Huts, Inc.
600 NW Mock Ave., Ste. B
Blue Springs, MO 64014

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.

City of Pacific

August 18, 2008

RSDB, LLC
13050 Woodley
St. Louis, MO 63128

Re: Notice of Hearing to Consider Establishment of the Osage
Commercial Area Community Improvement District

Dear Property Owner:

You are hereby notified that the Board of Aldermen of the City of Pacific, Missouri will hold a public hearing on Tuesday, September 2, 2008 at 7:30 PM in the Aldermanic Chambers of Pacific City Hall, 300 Hoven, Pacific, Missouri to consider the establishment of the Osage Commercial Area Community Improvement District (the "District") pursuant to the Missouri Community Improvement District Act, sections 67.1401 through 67.1571, inclusive, of the Revised Statutes of Missouri, as amended (the "Community Improvement District Act"). All interested persons shall be given an opportunity to be heard at the public hearing.

The proposed boundaries of the District describe 32 parcels of land comprising approximately 67 +/- acres generally located south of Interstate Highway 44; east of Noonan Drive and Cedar Drive; north of the rear property lines of properties fronting on Missouri Highway 66 (West Osage Street) and Rose Lane; and west of the rear property lines of properties fronting on Little Oak Lane in the City of Pacific, Missouri, all as further depicted on the map provided in Exhibit A of this notice.

This notice is provided to you as an owner of record of real property within the proposed District, pursuant to section 67.1431 of the Community Improvement District Act. A petition for the establishment of the District (the "Petition") has been filed with the City Clerk and such Petition is available for review during regular business hours at the office of the City Clerk, City Hall-300 Hoven Drive, Pacific, Missouri.

Sincerely,



Kim Barfield
City Clerk

Encl.