



Office of the City Engineer

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ADDENDUM #4
AGREEMENT FOR UTILITY SERVICE
AVALON BLUFF SUBDIVISION - SECTION THREE, PHASE TWO

Pursuant to the conditions set forth in the above-referenced Utility Service Agreement signed August 31, 2004, this Addendum #4 is being executed to recognize the final platting of Section 3, Phase 2 of the proposed development. (Described in Exhibit "A" attached hereto.)

Avalon Bluff Subdivision:
Section 3, Phase 2 - 11.23 ± acres
54 Residential Lots (Numbered 157 - 168 and 245 - 286)

The Cost Recovery Fees due for the real estate described in this addendum are delineated on Exhibit B attached hereto. All terms and features of this amendment shall become a part of the total Utility Service Agreement as if they had been included in the original document including compliance with the stipulations set forth in the Statement of Policy for Utility Service.

City of Lafayette
Board of Public Works and Safety

Gary Henriott, President

Amy Moulton, Member

Norman Childress, Member

Ronald Shriner, Member

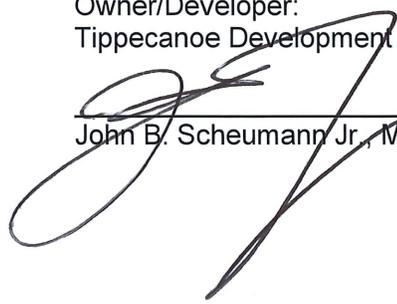
Cindy Murray, Member

ATTEST:

Date: _____

Date: _____

Owner/Developer:
Tippecanoe Development II, LLC



John B. Scheumann Jr., Member

Date: 8/31/2004

LAND DESCRIPTION

Proposed Avalon Bluff Section Three Phase Two

A part of the Southeast Quarter of Section 15, Township 22 North, Range 4 West, Wea Township, Tippecanoe County, Indiana, described as follows:

COMMENCING at the northeast corner of the Southeast Quarter of said Section 15, said corner being marked by a Berntsen monument; thence South 89 degrees 29 minutes 09 seconds West (basis of bearing = below referenced plat) along the North line of said Southeast Quarter a distance of 1,318.17 feet to the northwest corner of the East Half of said Southeast Quarter; thence South 00 degrees 57 minutes 05 seconds East along the West line of said East Half a distance of 1,005.41 feet to the northwest corner of the Final Plat for Avalon Bluff Section Three Phase One, as per plat thereof recorded as Instrument No. 201919017737 in the Office of the Recorder of Tippecanoe County, Indiana, the following eight (8) courses being along the northerly lines of said Final Plat; (1) thence North 89 degrees 00 minutes 55 seconds East 290.00 feet to the POINT OF BEGINNING; (2) thence South 00 degrees 57 minutes 05 seconds East 984.40 feet; (3) thence South 37 degrees 46 minutes 16 seconds East 37.77 feet; (4) thence North 52 degrees 13 minutes 44 seconds East 159.65 feet; (5) thence North 53 degrees 07 minutes 27 seconds East 50.03 feet; (6) thence North 52 degrees 13 minutes 44 seconds East 292.28 feet; (7) thence North 35 degrees 21 minutes 22 seconds East 62.13 feet; (8) thence North 59 degrees 52 minutes 38 seconds East 135.46 feet; thence North 00 degrees 57 minutes 05 seconds West a distance of 674.96 feet; thence North 22 degrees 57 minutes 08 seconds East a distance of 47.84 feet; thence South 89 degrees 00 minutes 55 seconds West a distance of 147.55 feet; thence South 22 degrees 11 minutes 25 seconds West a distance of 146.76 feet to a non-tangent curve to the left having a radius of 125.00 feet, the radius point of which bears South 27 degrees 17 minutes 36 seconds West; thence northwesterly and westerly along said curve an arc length of 61.69 feet to a point which bears North 00 degrees 59 minutes 05 seconds West from said radius point; thence South 89 degrees 00 minutes 55 seconds West a distance of 334.93 feet to the Point of Beginning.

Containing 11.23 acres, more or less.

The above described real estate was prepared for the client's use and is not intended to be used for transfer of title.

WASTEWATER RECOVERY FEE WORKSHEET (cont'd)

Service Area 20A -	\$240 *
Service Area 21 -	\$6,025 *
Service Area 22 -	
Service Area 23 -	\$7,315 /SF Service*
Service Area 24 -	\$6,713 /SF Service*
Service Area 25 -	
Service Area 26 -	\$7,113 /SF Service*

WATER RECOVERY FEE WORKSHEET (cont'd)

Service Area 20A -	\$1,561 *
Service Area 21 -	\$2,009 *
Service Area 22 -	
Service Area 23 -	\$5,174 /SF Service*
Service Area 24 -	\$7,032 /SF Service*
Service Area 25 -	\$2,636 *
Service Area 26 -	\$4,397 /SF Service*

STORMWATER COST RECOVERY FEES

- | | | |
|----|--|--|
| 1. | Greenbush Pond Watershed - | \$12,500 / Acre Foot of Storage |
| 2. | Wilson Branch Reservoir Watershed - | \$9,339 / Acre Foot of Storage |
| 3. | Coleman Drain Watershed | \$7,384 / Acre + Greenbush Pond Storage Charge |
| 4. | Southside Drainage Watershed | \$7,086 / Acre |
| 5. | Kirkpatrick Legal Drain Reconstruction | \$2,525 / Acre |
| 6. | C.R. 500 East & McCarty Lane Stormwater Improvements | \$7,088 / Acre |

MISCELLANEOUS COST RECOVERY FEES

I. WATERMAINS

Creasy Lane area between Creasy Court and State Road 38	\$850 / Acre of Platted Acreage
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* No Base Fee required for this Service Area.

** Revision of Service Area Fee pending.