

ADDENDUM TO RESIDENTIAL TIF PROJECT PLAN AGREEMENT

THIS ADDENDUM TO RESIDENTIAL TIF PROJECT PLAN AGREEMENT (this “**Addendum**”) is entered into as of December 5, 2022 (the “**Effective Date**”) by **SUNFLOWER REDEVELOPMENT, LLC**, a Kansas limited liability company (the “**Developer**”) and **UNIFIED SCHOOL DISTRICT NO. 232, JOHNSON COUNTY, KANSAS**, a Kansas public school district (the “**District**”). The Developer and the District are each referred to herein as a “**Party**” and collectively as the “**Parties**”.

RECITALS

WHEREAS, pursuant to Ordinance No. 2527 passed by the governing body of the City of De Soto, Johnson County, Kansas (the “**City**”) on January 20, 2022, the City previously established a tax increment financing redevelopment district (the “**TIF District**”) as described on Exhibit A attached hereto; and

WHEREAS, pursuant to that certain Residential TIF Project Plan Agreement dated February 7, 2022, by and between Developer and the District (the “**Original Agreement**”), the Parties agreed on terms by which the District may review future proposals by the Developer to the City for adoption of certain TIF Project Plans (as defined in the Original Agreement) containing residential development components;

WHEREAS, Developer desires to annex additional property into the City and proposes to expand the TIF District to cover a portion of such area (the “**TIF Expansion Area**”) as described on Exhibit B attached hereto; and

WHEREAS, Developer and the District desire to reach an agreement on the application of the terms of the Original Agreement to the TIF Expansion Area.

NOW, THEREFORE, in consideration of the mutual promises exchanged by and between the Parties, and other good and valuable consideration the receipt and sufficiency of which is acknowledged, the Parties agree as follows:

AGREEMENT

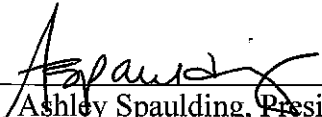
1. **Incorporation of Recitals.** The recitals set forth above are incorporated into and made a part of this Addendum.
2. **Reaffirming Terms of the Original Agreement; Expansion of Such Terms to TIF Expansion Area.** Developer and the District hereby agree to be bound by and reaffirm the terms of the Original Agreement. The Parties agree and apply said terms with regards to the TIF Expansion Area in the same manner as such terms apply to the TIF District.
3. **Consideration by the District’s Governing Body.** The Parties acknowledge and agree this Addendum is subject to consideration and approval of the District’s governing body, the Unified School District No. 232 Board of Education.

4. **Counterparts.** This Addendum may be executed in counterparts, each of which shall be regarded as an original and all of which shall constitute one and the same document. Hand signatures transmitted by electronic mail in portable document format (PDF) or similar format shall also be permitted as binding signatures to this Agreement.

[Remainder of page intentionally left blank; signature page follows.]

SIGNED, SEALED AND DELIVERED to be effective as of December 5, 2022.

UNIFIED SCHOOL DISTRICT No. 232,
a Kansas public school district

By: 
Ashley Spaulding, President

SUNFLOWER REDEVELOPMENT, LLC,
a Kansas limited liability company

By: _____
John DeHardt, Manager