



AGENDA
CITY COUNCIL MEETING
7651 E. Central Park Ave, Bel Aire, KS
August 04, 2026 7:00 PM



I. CALL TO ORDER: Mayor Jim Benage

II. ROLL CALL

Greg Davied ____ Tyler Dehn ____ Emily Hamburg ____
Brandon McIntosh ____ Mike Proctor ____

III. OPENING PRAYER:

A. Mark Posson

IV. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

V. DETERMINE AGENDA ADDITIONS

VI. CONSENT AGENDA

A. Approval of Minutes of the July 21, 2026 City Council meeting.

B. Confirm the Mayor's appointment of Kent Koehler to the Planning Commission, term expiring August 4, 2029.

C. Receive, for information only, Change Order No. 4 in the amount of \$4,200.00, for the 2026 Street Maintenance & Repairs Project with Kansas Paving.

Action: Motion to (approve / table / deny) the Consent Agenda as (listed / amended) and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

VII. DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE

A. Consideration of Appropriations Ordinance No. 26-14 in the amount of \$813,859.54.

Action: Motion to (approve / deny / table) Appropriations Ordinance No. 26-14.

Motion _____ Second _____ Vote _____

VIII. CITY REQUESTED APPEARANCES

IX. CITIZEN CONCERNS: *If you wish to speak, please fill out a "Request to Speak" card at the podium and give it to the City Clerk before the meeting begins. When you are called on by the Mayor, please go to the podium, speak into the microphone, and state your name and address before giving your comments. Please limit your comments to 3 minutes in the interest of time. If more time is needed, you may request an extension from the Mayor.*

X. REPORTS

- A. Council Member Reports**
- B. Mayor's Report**
- C. City Attorney Report**
- D. City Manager Report**

XI. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

- A. Consideration of Work Order No. 26-23 with PEC, for Additional Construction Observation Services for Bel Aire Lakes Phase 2, with a cost of \$29,500.00.**

Action: Motion to (Approve / Deny / Table) Work Order No. 26-23 with PEC in an amount not-to-exceed \$29,500.00, for additional Construction Observation services for Bel Aire Lakes Phase 2, and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

- B. Consideration of A Resolution of the Governing Body of the City of Bel Aire, Kansas Authorizing the Sale and Conveyance of Certain Property Related to Epic Real Estate Development II, L.L.C.**

Action: Motion to (adopt / deny / table) A Resolution of the Governing Body of the City of Bel Aire, Kansas Authorizing the Sale and Conveyance of Certain Property Related to Epic Real Estate Development II, L.L.C., and authorize all required signatures.

Motion _____ Second _____ Vote _____

XII. EXECUTIVE SESSION

- A. Action:** Motion to recess into executive session to discuss with legal counsel and receive legal advice related to the Planning Commission. The discussion will be pursuant to K.S.A. 75- 4319(b)(2) for legal consultation with the City Attorney, which would be deemed privileged in the attorney-client relationship. Invite City Manager and City Attorney. The meeting will be for a period of (_____) minutes, and the open meeting will resume in City Council Chambers at (_____) p.m.

Motion _____ Second _____ Vote _____

XIII. DISCUSSION AND FUTURE ISSUES

- A. Discussion/Presentation on the Capital Improvement Reserve Fund.**
- B. Discussion/Presentation on Water and Sewer rates for 2027**

XIV. ADJOURNMENT

Action: Motion to adjourn.

Motion _____ Second _____ Vote _____

Additional Attachments:

A. City Manager's Report - August 4, 2026

Notice

It is possible that sometime between 6:30 and 7:00 PM immediately prior to this meeting, during breaks, and directly after the meeting, a majority of the Governing Body may be present in the Council Chambers or the lobby of City Hall. No one is excluded from these areas during these times. Video of this meeting can be streamed at www.belaireks.gov and on YouTube. Please make sure all cell phones and other electronics are turned off and put away.