



AGENDA
CITY COUNCIL MEETING
7651 E. Central Park Ave, Bel Aire, KS
February 03, 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: Dr. Robert Lindsted

IV. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

V. DETERMINE AGENDA ADDITIONS

VI. DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE

A. Consideration of Appropriations Ordinance No. 26-02 in the amount of \$717,445.11.

Action: Motion to (approve / deny / table) Appropriations Ordinance No. 26-02.

Motion _____ Second _____ Vote _____

VII. CITY REQUESTED APPEARANCES

VIII. 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.*

IX. REPORTS

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

X. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

A. Consideration of electing a President of the Council.

Action: Motion to elect _____ as President of the Council.

Motion _____ Second _____ Vote _____

B. Consideration of the First Amendment to the Development Agreement for Chapel Landing 7th.

Action: Motion to (Approve / Deny / Table) the First Amendment to the Development Agreement for Chapel Landing 7th, and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

C. Consideration of A Purchase Contract for 2026 Computer Replacements (11 new computers) at \$14,955.89.

Action: Motion to (Approve / Deny / Table) a Purchase Contract with Imagine IT for (11) new computers at a cost not to exceed \$14,955.89, and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

XI. CONSENT AGENDA

A. Approval of Minutes of the January 20, 2026 regular City Council meeting.

B. Approval of Minutes of the January 27, 2026 Special City Council Meeting.

C. Adopt A Resolution Repealing Resolution No. R-2024-25 , Which Related to Water Distribution Improvements and Established an Improvement District for Chapel Landing 7th Addition and authorize the Mayor to sign.

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

Motion _____ Second _____ Vote _____

XII. EXECUTIVE SESSION

A. Action: Motion to recess into executive session to discuss information related to the city's financial interest pursuant to K.S.A. 75-4319(b)(4) to discuss data relating to financial affairs or trade secrets of corporations, partnerships, trusts, and individual proprietorships. Invite the 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. Workshop - February 10, 2026 at 7:00 p.m.

XIV. ADJOURNMENT

Action: Motion to adjourn.

Motion _____ Second _____ Vote _____

Additional Attachments:

A. City Manager's Report - February 3, 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.belairesks.gov and on YouTube.

Please make sure all cell phones and other electronics are turned off and put away.



Payment Dates 1/14/2026 - 1/27/2026

Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
Vendor DBA: 1777 - WAMPO-WICHITA AREA METROPOLITAN PLANNING ORG					
WAMPO-WICHITA AREA MET...	2026 MEMBERSHIP DUES	01/14/2026	01/16/2026		826.83
Vendor DBA 1777 - WAMPO-WICHITA AREA METROPOLITAN PLANNING ORG Total:					826.83
Vendor DBA: 2935 -					
AMBER PEREZ	RESTITUTION	04/03/2025	01/26/2026		77.50
AMBER PEREZ	COURT RESTITUTION	04/24/2025	01/26/2026		40.31
AMBER PEREZ	RESTITUTION	07/10/2025	01/26/2026		100.00
AMBER PEREZ	RESTITUTION	08/11/2025	01/26/2026		36.43
AMBER PEREZ	RESTITUTION	08/14/2025	01/26/2026		36.44
AMBER PEREZ	RESTITUTION	09/22/2025	01/26/2026		72.88
AMBER PEREZ	RESTITUTION	11/05/2025	01/26/2026		36.44
Vendor DBA 2935 - AMBER PEREZ Total:					400.00
Vendor DBA: 2110 -					
AXON ENTERPRISES, INC	BODY CAM STORAGE/LICENSE...	01/21/2026	01/22/2026		19,705.93
Vendor DBA 2110 - AXON ENTERPRISES, INC Total:					19,705.93
Vendor DBA: 0174 -					
BANK OF NEW YORK MELLON ...	12/25 (2) O&M/DEBT SVC	01/20/2026	01/14/2026		49,021.42
BANK OF NEW YORK MELLON ...	12/25 (2) O&M/DEBT SVC	01/20/2026	01/14/2026		47,227.39
BANK OF NEW YORK MELLON ...	12/25 (2) O&M/DEBT SVC	01/20/2026	01/14/2026		44,543.10
BANK OF NEW YORK MELLON ...	12/25 (2) O&M/DEBT SVC	01/20/2026	01/14/2026		104,551.48
Vendor DBA 0174 - BANK OF NEW YORK MELLON TRUST Total:					245,343.39
Vendor DBA: 0634 -					
BEL AIRE AREA CHAMBER OF ...	2026 FUNDING CONTRIBUTION	01/22/2026	01/22/2026		12,000.00
Vendor DBA 0634 - BEL AIRE AREA CHAMBER OF COMMERCE Total:					12,000.00
Vendor DBA: 1486 -					
BLUE CROSS & BLUE SHIELD O...	02/26 HEALTH INSURANCE	01/22/2026	01/20/2026		53,562.49
BLUE CROSS & BLUE SHIELD O...	02/26 TY'S HEALTH INSURANCE	01/22/2026	01/20/2026		1,651.80
BLUE CROSS & BLUE SHIELD O...	02/26 HEALTH INSURANCE	01/22/2026	01/20/2026		3,390.75
BLUE CROSS & BLUE SHIELD O...	02/26 HEALTH INSURANCE	01/22/2026	01/20/2026		6,942.38
BLUE CROSS & BLUE SHIELD O...	02/26 HEALTH INSURANCE	01/22/2026	01/20/2026		6,281.03
Vendor DBA 1486 - BLUE CROSS & BLUE SHIELD OF KS Total:					71,828.45
Vendor DBA: 1499 - CHENEY DOOR COMPANY/GRAF, WICHITA AUDIO VIDEO					
CHENEY DOOR COMPANY/GR...	CITY HALL DOOR REPAIR	01/13/2026	01/16/2026		555.67
Vendor DBA 1499 - CHENEY DOOR COMPANY/GRAF, WICHITA AUDIO VIDEO Total:					555.67
Vendor DBA: 0170 -					
CHISHOLM CREEK UTILITY AU...	12/25 CCUA CONTINGENCY	12/31/2025	01/15/2026		3,000.00
CHISHOLM CREEK UTILITY AU...	12/25 CCUA CONTINGENCY	12/31/2025	01/15/2026		2,820.00
Vendor DBA 0170 - CHISHOLM CREEK UTILITY AUTH. Total:					5,820.00
Vendor DBA: 0244 -					
CITY ATTORNEYS ASSN OF KS	2026 CITY ATTY MEMBERSHIP...	01/14/2026	01/16/2026		35.00
Vendor DBA 0244 - CITY ATTORNEYS ASSN OF KS Total:					35.00
Vendor DBA: 0050 -					
COX COMMUNICATIONS, INC	INTERNET/PHONE SERVICE	01/16/2026	01/16/2026		891.54
COX COMMUNICATIONS, INC	INTERNET/PHONE SVC-PW	01/16/2026	01/16/2026		63.70
COX COMMUNICATIONS, INC	INTERNET/PHONE SVC-PW	01/16/2026	01/16/2026		63.70
COX COMMUNICATIONS, INC	INTERNET/PHONE SVC-PW	01/16/2026	01/16/2026		63.69
COX COMMUNICATIONS, INC	INTERNET/PHONE SVC-PW	01/16/2026	01/16/2026		63.70
COX COMMUNICATIONS, INC	INTERNET/PHONE SVC-REC	01/20/2026	01/16/2026		193.69
COX COMMUNICATIONS, INC	INTERNET/PHONE SVC-WAT	01/20/2026	01/14/2026		154.95
Vendor DBA 0050 - COX COMMUNICATIONS, INC Total:					1,494.97

AP ORDINANCE

Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
Payment Date					
Section VI, Item A.					
26					
Vendor DBA: 1798 -					
CRAFCO, INC	EQUIP/SUPPLIES	11/18/2025	01/22/2026		351.00
Vendor DBA 1798 - CRAFCO, INC Total:					351.00
Vendor DBA: 2599 -					
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PD	01/21/2026	01/22/2026		42.00
CULLIGAN OF WICHITA / WICH..	WATER SERVICE-CH	01/21/2026	01/22/2026		70.50
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	01/21/2026	01/22/2026		6.73
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	01/21/2026	01/22/2026		6.72
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	01/21/2026	01/22/2026		6.73
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	01/21/2026	01/22/2026		6.72
Vendor DBA 2599 - CULLIGAN OF WICHITA / WICHITA WATER CONDITIONING,INC Total:					139.40
Vendor DBA: 0120 -					
EMPLOYERS MUTUAL CASUAL...	LIABILITY INSURANCE POLICY ...	01/21/2026	01/22/2026		850.50
EMPLOYERS MUTUAL CASUAL...	LIABILITY INSURANCE POLICY ...	01/21/2026	01/22/2026		850.50
EMPLOYERS MUTUAL CASUAL...	LIABILITY INSURANCE POLICY ...	01/21/2026	01/22/2026		850.50
EMPLOYERS MUTUAL CASUAL...	LIABILITY INSURANCE POLICY ...	01/21/2026	01/22/2026		850.50
Vendor DBA 0120 - EMPLOYERS MUTUAL CASUALTY CO/EMC INSURANCE Total:					3,402.00
Vendor DBA: 1802 -					
EMPOWER RETIREMENT 457	457 CITY MANAGER	01/15/2026	01/15/2026		540.00
EMPOWER RETIREMENT 457	457 EMP VOLUNTARY	01/15/2026	01/15/2026		612.00
Vendor DBA 1802 - EMPOWER RETIREMENT 457 Total:					1,152.00
Vendor DBA: 0046 -					
EVERGY KANSAS CENTRAL INC	CP STREET LIGHTS	01/20/2026	01/15/2026		8,443.85
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	01/16/2026	01/21/2026		33.01
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	01/22/2026	01/21/2026		62.09
EVERGY KANSAS CENTRAL INC	LIFT STATION	01/22/2026	01/20/2026		154.01
Vendor DBA 0046 - EVERGY KANSAS CENTRAL INC Total:					8,692.96
Vendor DBA: 2654 -					
EXPERT AUTO CENTER	PW-VEH/EQUIP REPAIRS & MA..	01/15/2026	01/16/2026		26.23
EXPERT AUTO CENTER	PW-VEH/EQUIP REPAIRS & MA..	01/15/2026	01/16/2026		26.24
EXPERT AUTO CENTER	PW-VEH/EQUIP REPAIRS & MA..	01/15/2026	01/16/2026		26.24
EXPERT AUTO CENTER	PW-VEH/EQUIP REPAIRS & MA..	01/15/2026	01/16/2026		26.23
EXPERT AUTO CENTER	PW-VEH/EQUIP REPAIRS & MA..	01/15/2026	01/16/2026		22.05
EXPERT AUTO CENTER	PW-VEH/EQUIP REPAIRS & MA..	01/15/2026	01/16/2026		22.05
EXPERT AUTO CENTER	PW-VEH/EQUIP REPAIRS & MA..	01/15/2026	01/16/2026		22.05
EXPERT AUTO CENTER	PW-VEH/EQUIP REPAIRS & MA..	01/15/2026	01/16/2026		22.05
Vendor DBA 2654 - EXPERT AUTO CENTER Total:					193.14
Vendor DBA: 0010 -					
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	01/15/2026	01/15/2026		12,536.42
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	01/15/2026	01/15/2026		275.68
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	01/15/2026	01/15/2026		1,205.24
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	01/15/2026	01/15/2026		1,363.56
FICA/FEDERAL W/H	FEDERAL W/H TAXES	01/15/2026	01/15/2026		6,916.88
FICA/FEDERAL W/H	FEDERAL W/H TAXES	01/15/2026	01/15/2026		121.51
FICA/FEDERAL W/H	FEDERAL W/H TAXES	01/15/2026	01/15/2026		567.42
FICA/FEDERAL W/H	FEDERAL W/H TAXES	01/15/2026	01/15/2026		911.76
FICA/FEDERAL W/H	MEDICARE/FICA	01/15/2026	01/15/2026		2,931.96
FICA/FEDERAL W/H	MEDICARE/FICA	01/15/2026	01/15/2026		64.48
FICA/FEDERAL W/H	MEDICARE/FICA	01/15/2026	01/15/2026		281.92
FICA/FEDERAL W/H	MEDICARE/FICA	01/15/2026	01/15/2026		318.84
Vendor DBA 0010 - FICA/FEDERAL W/H Total:					27,495.67
Vendor DBA: 2142 - FIRESTONE COMPLETE AUTO CA					
FIRESTONE COMPLETE AUTO ...	PZ VEHICLE REPAIR/MAINT	01/15/2026	01/16/2026		1,014.20
Vendor DBA 2142 - FIRESTONE COMPLETE AUTO CA Total:					1,014.20
Vendor DBA: 0241 -					
HAWKS INTER-STATE PESTMA...	REC-HAWKS PEST CONTROL	01/21/2026	01/22/2026		87.76

AP ORDINANCE

Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
HAWKS INTER-STATE PESTMA...	CH-HAWKS PEST CONTROL	01/21/2026	01/22/2026		102.76
Vendor DBA 0241 - HAWKS INTER-STATE PESTMASTERS Total:					190.52
Vendor DBA: 2470 -					
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		51.32
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		25.66
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		76.98
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		76.95
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		25.66
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		51.32
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		230.93
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		31.81
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		93.34
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		23.34
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		35.81
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		64.15
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		21.49
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		68.64
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE...	01/14/2026	01/16/2026		94.30
Vendor DBA 2470 - IDEATEK TELECOM Total:					971.70
Vendor DBA: 2715 -					
INFOSEND INC	UTILITY INSERT	12/31/2025	01/15/2026		65.86
INFOSEND INC	UTILITY INSERT	12/31/2025	01/15/2026		65.85
INFOSEND INC	UTILITY INSERT	12/31/2025	01/15/2026		65.85
INFOSEND INC	UTILITY LATE NOTICES	12/31/2025	01/15/2026		216.47
INFOSEND INC	UTILITY BILLS	12/31/2025	01/15/2026		766.69
INFOSEND INC	UTILITY LATE NOTICES	12/31/2025	01/15/2026		216.47
INFOSEND INC	UTILITY BILLS	12/31/2025	01/15/2026		766.68
Vendor DBA 2715 - INFOSEND INC Total:					2,163.87
Vendor DBA: 2099 -					
JAMES BENAGE	OCT-DEC '25 MILEAGE/MEAL ...	12/31/2025	01/15/2026		1,353.24
Vendor DBA 2099 - JAMES BENAGE Total:					1,353.24
Vendor DBA: 2786 -					
JAY C HINKEL, ATTORNEY AT L...	LEGAL SERVICES	12/31/2025	01/15/2026		2,649.90
JAY C HINKEL, ATTORNEY AT L...	LEGAL SERVICES	12/31/2025	01/15/2026		531.30
JAY C HINKEL, ATTORNEY AT L...	LEGAL SERVICES	12/31/2025	01/15/2026		854.70
Vendor DBA 2786 - JAY C HINKEL, ATTORNEY AT LAW Total:					4,035.90
Vendor DBA: 1665 -					
JOY K WILLIAMS, ATTY AT LAW	PROSECUTOR SVC	12/31/2025	01/15/2026		559.00
JOY K WILLIAMS, ATTY AT LAW	PROSECUTOR SVC	12/31/2025	01/22/2026		429.00
Vendor DBA 1665 - JOY K WILLIAMS, ATTY AT LAW Total:					988.00
Vendor DBA: 0196 -					
K P E R S	KP&F	01/15/2026	01/15/2026		12,598.89
K P E R S	KPERS 1	01/15/2026	01/15/2026		1,223.07
K P E R S	KPERS 1	01/15/2026	01/15/2026		398.27
K P E R S	KPERS 1	01/15/2026	01/15/2026		373.74
K P E R S	KPERS 1	01/15/2026	01/15/2026		392.75
K P E R S	KPERS 2	01/15/2026	01/15/2026		2,025.03
K P E R S	KPERS 2	01/15/2026	01/15/2026		326.25
K P E R S	KPERS 3	01/15/2026	01/15/2026		6,709.80
K P E R S	KPERS 3	01/15/2026	01/15/2026		927.71
K P E R S	KPERS 3	01/15/2026	01/15/2026		1,431.23
Vendor DBA 0196 - K P E R S Total:					26,406.74
Vendor DBA: 0365 -					
KANSAS ASSOC OF CITY/COU...	2026 KACM MEMB DUES-TED...	01/15/2026	01/16/2026		200.00
Vendor DBA 0365 - KANSAS ASSOC OF CITY/COUNTY MNGMT Total:					200.00
Vendor DBA: 1642 -					
KANSAS DEPT OF HEALTH & E...	2790:WATER LOAN DEBT SVC ...	01/15/2026	01/16/2026		21,541.37
KANSAS DEPT OF HEALTH & E...	2790:WATER LOAN DEBT SVC ...	01/15/2026	01/16/2026		3,616.55

AP ORDINANCE

Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
KANSAS DEPT OF HEALTH & E...	2790:WATER LOAN DEBT SVC ...	01/15/2026	01/16/2026		699.33
Vendor DBA 1642 - KANSAS DEPT OF HEALTH & ENVIRONMENT Total:					25,857.25
Vendor DBA: 0199 -					
KANSAS DEPT OF REV:SALES T...	12/25 SALES TAX	01/22/2026	01/23/2026		1,091.57
Vendor DBA 0199 - KANSAS DEPT OF REV:SALES TAX Total:					1,091.57
Vendor DBA: 0197 -					
KANSAS DEPT OF REVENUE	KS STATE W/H	01/15/2026	01/15/2026		4,635.85
KANSAS DEPT OF REVENUE	KS STATE W/H	01/15/2026	01/15/2026		80.81
KANSAS DEPT OF REVENUE	KS STATE W/H	01/15/2026	01/15/2026		435.81
KANSAS DEPT OF REVENUE	KS STATE W/H	01/15/2026	01/15/2026		526.69
Vendor DBA 0197 - KANSAS DEPT OF REVENUE Total:					5,679.16
Vendor DBA: 0018 -					
KANSAS MAYORS ASSOCIATI...	2026 KS MAYORS ASSN MEMB...	01/14/2026	01/16/2026		50.00
Vendor DBA 0018 - KANSAS MAYORS ASSOCIATION Total:					50.00
Vendor DBA: 0075 -					
KANSAS ONE-CALL SYSTEM, I...	LOCATE FEES: 239 FOR 12/25	12/31/2025	01/15/2026		158.93
KANSAS ONE-CALL SYSTEM, I...	LOCATE FEES: 239 FOR 12/25	12/31/2025	01/15/2026		158.94
Vendor DBA 0075 - KANSAS ONE-CALL SYSTEM, INC. Total:					317.87
Vendor DBA: 0191 -					
KANSAS RURAL WATER ASSOC...	2026 DUES	01/14/2026	01/16/2026		1,270.00
Vendor DBA 0191 - KANSAS RURAL WATER ASSOCIATION Total:					1,270.00
Vendor DBA: 0836 -					
KANZA CO-OPERATIVE ASSOC...	UNLEADED BULK FUEL	12/31/2025	01/22/2026		40.07
KANZA CO-OPERATIVE ASSOC...	UNLEADED BULK FUEL	12/31/2025	01/22/2026		160.32
KANZA CO-OPERATIVE ASSOC...	DIESEL BULK FUEL	12/31/2025	01/22/2026		18.32
KANZA CO-OPERATIVE ASSOC...	UNLEADED BULK FUEL	12/31/2025	01/22/2026		106.88
KANZA CO-OPERATIVE ASSOC...	DIESEL BULK FUEL	12/31/2025	01/22/2026		292.98
KANZA CO-OPERATIVE ASSOC...	UNLEADED BULK FUEL	12/31/2025	01/22/2026		120.24
KANZA CO-OPERATIVE ASSOC...	DIESEL BULK FUEL	12/31/2025	01/22/2026		54.93
KANZA CO-OPERATIVE ASSOC...	UNLEADED BULK FUEL	12/31/2025	01/22/2026		106.88
Vendor DBA 0836 - KANZA CO-OPERATIVE ASSOCIATION Total:					900.62
Vendor DBA: 0516 -					
KDHE - KANSAS DEPT OF HEAL...	4TH QTR 2025-ANALYTICAL S...	12/31/2025	01/15/2026		600.00
Vendor DBA 0516 - KDHE - KANSAS DEPT OF HEALTH & ENVIRONMENT Total:					600.00
Vendor DBA: 0225 -					
LEE REED ENGRAVING, INC	BADGES, AWARDS, & SERVICE...	01/21/2026	01/22/2026		252.00
Vendor DBA 0225 - LEE REED ENGRAVING, INC Total:					252.00
Vendor DBA: 2328 - MERCHANT SERVICES					
MERCHANT SERVICES	CC PROCESSING FEES	01/16/2026	01/20/2026		335.47
MERCHANT SERVICES	CC PROCESSING FEES	01/16/2026	01/20/2026		335.48
Vendor DBA 2328 - MERCHANT SERVICES Total:					670.95
Vendor DBA: 0460 -					
NATIONAL SIGN COMPANY, I...	SIGNS, MATERIALS/SUPPLIES	01/21/2026	01/22/2026		1,657.06
Vendor DBA 0460 - NATIONAL SIGN COMPANY, INC. Total:					1,657.06
Vendor DBA: 1345 -					
OREILLY AUTO PARTS	VEHICLE REPAIR/MAINT	10/23/2025	01/22/2026		81.39
OREILLY AUTO PARTS	VEHICLE REPAIR/MAINT	01/14/2026	01/16/2026		5.99
OREILLY AUTO PARTS	VEHICLE REPAIR/MAINT	01/14/2026	01/16/2026		6.00
OREILLY AUTO PARTS	VEHICLE REPAIR/MAINT	01/14/2026	01/16/2026		6.00
OREILLY AUTO PARTS	VEHICLE REPAIR/MAINT	01/14/2026	01/16/2026		5.99
OREILLY AUTO PARTS	VEH/EQUIP REPAIRS & MAINT	01/14/2026	01/16/2026		187.48
OREILLY AUTO PARTS	VEH/EQUIP REPAIRS & MAINT	01/14/2026	01/16/2026		187.47
OREILLY AUTO PARTS	VEHICLE REPAIR/MAINT	01/14/2026	01/16/2026		384.95
Vendor DBA 1345 - OREILLY AUTO PARTS Total:					865.27
Vendor DBA: 2369 -					
PAYLOCITY CORPORATION	FSA EMPLOYEE EXPENSE	01/09/2026	01/16/2026		647.33

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
PAYLOCITY CORPORATION	FSA EMPLOYEE EXPENSE	01/22/2026	01/23/2026		659.42
PAYLOCITY CORPORATION	FSA EMPLOYEE EXPENSE	01/22/2026	01/20/2026		32.30
Vendor DBA 2369 - PAYLOCITY CORPORATION Total:					1,339.05
Vendor DBA: 0263 -					
PITNEY BOWES GLOBAL FINA...	POSTAGE REFILL/INK	01/22/2026	01/20/2026		500.00
Vendor DBA 0263 - PITNEY BOWES GLOBAL FINANCIAL Total:					500.00
Vendor DBA: 0105 -					
PUBLIC WORKS & UTILITIES-CI...	3,000 GAL-SEWER- 11/30/25-...	12/31/2025	01/15/2026		10.29
PUBLIC WORKS & UTILITIES-CI...	2,757,000 GAL 12/05/25-01/0...	12/31/2025	01/22/2026		17,089.19
Vendor DBA 0105 - PUBLIC WORKS & UTILITIES-CITY OF WICHITA Total:					17,099.48
Vendor DBA: 2759 -					
RODNEY K BRYANT	PROPERTY TAX REIMBURSEM...	01/15/2026	01/16/2026		889.15
Vendor DBA 2759 - RODNEY K BRYANT Total:					889.15
Vendor DBA: 0216 -					
SEDGWICK COUNTY DIV OF FL...	12/25 PRISONER HOUSING FE...	12/31/2025	01/15/2026		4,959.00
Vendor DBA 0216 - SEDGWICK COUNTY DIV OF FINANCE Total:					4,959.00
Vendor DBA: 2314 -					
SHAUN DAVIS	TRAVEL /TRAINING REIMBURS...	01/21/2026	01/22/2026		418.00
Vendor DBA 2314 - SHAUN DAVIS Total:					418.00
Vendor DBA: 0911 - SIMPLE CLEAN					
SIMPLE CLEAN	01/26 JANITORIAL SVC: CH	01/15/2026	01/16/2026		1,832.50
SIMPLE CLEAN	01/26 JANITORIAL SVC: REC	01/15/2026	01/16/2026		682.50
SIMPLE CLEAN	01/26 JANITORIAL SVC: PW	01/15/2026	01/16/2026		103.20
SIMPLE CLEAN	01/26 JANITORIAL SVC: PW	01/15/2026	01/16/2026		103.20
SIMPLE CLEAN	01/26 JANITORIAL SVC: PW	01/15/2026	01/16/2026		103.20
Vendor DBA 0911 - SIMPLE CLEAN Total:					2,824.60
Vendor DBA: 1953 -					
SUMNERONE - SUMNER GRO...	SUMNER ONE PRINTING CHA...	01/21/2026	01/22/2026		44.47
Vendor DBA 1953 - SUMNERONE - SUMNER GROUP INC Total:					44.47
Vendor DBA: 0297 -					
SUN LIFE & HEALTH INS CO	SUN LIFE VOLUNTARY AD&D/...	01/22/2026	01/20/2026		658.35
SUN LIFE & HEALTH INS CO	SUN LIFE VOLUNTARY AD&D/...	01/22/2026	01/20/2026		135.14
SUN LIFE & HEALTH INS CO	SUN LIFE VOLUNTARY AD&D/...	01/22/2026	01/20/2026		58.96
SUN LIFE & HEALTH INS CO	SUN LIFE VOLUNTARY AD&D/...	01/22/2026	01/20/2026		47.26
Vendor DBA 0297 - SUN LIFE & HEALTH INS CO Total:					899.71
Vendor DBA: 0266 -					
SUPERIOR RUBBER STAMP & ...	COURT STAMP	01/15/2026	01/16/2026		37.25
Vendor DBA 0266 - SUPERIOR RUBBER STAMP & SEAL Total:					37.25
Vendor DBA: 2606 - TAPCO INC					
TAPCO INC	53RD ST & OLIVER STOP SIGNS	01/15/2026	01/16/2026		2,649.46
Vendor DBA 2606 - TAPCO INC Total:					2,649.46
Vendor DBA: 0248 - THE CHAMBER-WICHITA REGIONAL CHAMBER OF COMMERCE					
THE CHAMBER-WICHITA REGI...	2026 MEMBERSHIP DUES	01/21/2026	01/22/2026		725.00
Vendor DBA 0248 - THE CHAMBER-WICHITA REGIONAL CHAMBER OF COMMERCE Total:					725.00
Vendor DBA: 0903 -					
TRIPLETT, WOOLF, GARRETSON...	LEGAL SERVICES	12/31/2025	01/15/2026		35,832.00
Vendor DBA 0903 - TRIPLETT, WOOLF, GARRETSON, LLC/TWG Total:					35,832.00
Vendor DBA: 2523 -					
TYLER LANGFORD	TRAVEL/TRAINING REIMBURS...	01/21/2026	01/22/2026		297.60
Vendor DBA 2523 - TYLER LANGFORD Total:					297.60
Vendor DBA: 2788 -					
TYLER TECHNOLOGIES INC	Princess Fonseca-City of Bel Ai...	01/15/2026	01/16/2026		1,249.00
Vendor DBA 2788 - TYLER TECHNOLOGIES INC Total:					1,249.00
Vendor DBA: 2839 -					
UMB - PCARD	Professional Dues & Members...	01/27/2026	01/27/2026		295.00

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
UMB - PCARD	Professional Dues & Members...	01/27/2026	01/27/2026		299.00
UMB - PCARD	Community Relations/Events	01/27/2026	01/27/2026		28.25
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		47.48
UMB - PCARD	Training/Conferences	01/27/2026	01/27/2026		15.00
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		5.37
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		53.82
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		1,210.00
UMB - PCARD	Community Event	01/27/2026	01/27/2026		90.08
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		16.38
UMB - PCARD	Merchandise for TSF or Dist.	01/27/2026	01/27/2026		20.25
UMB - PCARD	Professional Dues & Members...	01/27/2026	01/27/2026		299.00
UMB - PCARD	Professional Dues & Members...	01/27/2026	01/27/2026		36.00
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		27.98
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		11.75
UMB - PCARD	Training/Conferences	01/27/2026	01/27/2026		72.33
UMB - PCARD	Training/Conferences	01/27/2026	01/27/2026		43.55
UMB - PCARD	Training/Conferences	01/27/2026	01/27/2026		9.00
UMB - PCARD	Refunds	01/27/2026	01/27/2026		-27.98
UMB - PCARD	Professional Dues & Members...	01/27/2026	01/27/2026		50.00
UMB - PCARD	Professional Dues & Members...	01/27/2026	01/27/2026		90.00
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		14.24
UMB - PCARD	Office Equipment	01/27/2026	01/27/2026		114.95
UMB - PCARD	Publications & Printing	01/27/2026	01/27/2026		252.66
UMB - PCARD	Publications & Printing	01/27/2026	01/27/2026		17.99
UMB - PCARD	Publications & Printing	01/27/2026	01/27/2026		20.99
UMB - PCARD	Publications & Printing	01/27/2026	01/27/2026		35.28
UMB - PCARD	Publications & Printing	01/27/2026	01/27/2026		53.38
UMB - PCARD	Training/Conferences	01/27/2026	01/27/2026		77.72
UMB - PCARD	Training/Conferences	01/27/2026	01/27/2026		118.75
UMB - PCARD	Training/Conferences	01/27/2026	01/27/2026		223.60
UMB - PCARD	Training/Conferences	01/27/2026	01/27/2026		100.00
UMB - PCARD	Police Supplies	01/27/2026	01/27/2026		58.29
UMB - PCARD	Contractual Services	01/27/2026	01/27/2026		20.00
UMB - PCARD	Contractual Services	01/27/2026	01/27/2026		58.00
UMB - PCARD	Recreational Equip & Supplies	01/27/2026	01/27/2026		161.32
UMB - PCARD	Recreational Equip & Supplies	01/27/2026	01/27/2026		47.04
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		87.01
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		14.07
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		69.24
UMB - PCARD	Recreational Equip & Supplies	01/27/2026	01/27/2026		122.87
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		348.42
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		21.75
UMB - PCARD	Tree Purchase	01/27/2026	01/27/2026		123.80
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		153.42
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		28.42
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		27.25
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		26.00
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		15.00
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		14.66
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		-4.49
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		-15.00
UMB - PCARD	Training/Conferences	01/27/2026	01/27/2026		80.00
UMB - PCARD	Construction Material Supplies	01/27/2026	01/27/2026		39.52
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		48.34
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		20.10
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		14.47
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		13.17
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		7.90
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		-14.99
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		-4.50

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		14.67
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		14.99
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		27.25
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		26.00
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		153.42
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		28.42
UMB - PCARD	Minor Equip, Tools, Elect.	01/27/2026	01/27/2026		24.35
UMB - PCARD	PERMIT FEES	01/27/2026	01/27/2026	029-8890	22.50
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		2.69
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		5.86
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		3.99
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		26.00
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		14.99
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		14.67
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		-4.50
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		-14.99
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		27.25
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		28.42
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		153.42
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		2.69
UMB - PCARD	Community Relations Event	01/27/2026	01/27/2026		5.86
UMB - PCARD	Office Supplies	01/27/2026	01/27/2026		3.99
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		153.43
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		28.42
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		14.99
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		26.00
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		-4.50
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		-14.99
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		14.67
UMB - PCARD	Uniforms/Clothing	01/27/2026	01/27/2026		27.25
Vendor DBA 2839 - UMB - PCARD Total:					6,130.11
Vendor DBA: 2286 -					
UTILITY MAINTENANCE CONT...	WATER SERVICE INSTALL	01/14/2026	01/16/2026		10,115.00
Vendor DBA 2286 - UTILITY MAINTENANCE CONTRACTOR Total:					10,115.00
Vendor DBA: 0035 -					
UTILITY SERVICE CO, INC -USG...	S. WATER TOWER CONTRACT...	12/31/2025	01/22/2026		5,600.50
Vendor DBA 0035 - UTILITY SERVICE CO, INC -USG WATER SOLUTIONS Total:					5,600.50
Vendor DBA: 3051 - VESTIS SERVICES, LLC.					
VESTIS SERVICES, LLC.	UNIFORMS/CLOTHING-PW	12/31/2025	01/15/2026		273.85
VESTIS SERVICES, LLC.	UNIFORMS/CLOTHING-PW	12/31/2025	01/15/2026		273.84
VESTIS SERVICES, LLC.	UNIFORMS/CLOTHING-PW	12/31/2025	01/15/2026		273.85
VESTIS SERVICES, LLC.	UNIFORMS/CLOTHING-PW	12/31/2025	01/15/2026		273.85
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		185.93
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		185.93
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		185.94
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		185.94
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		48.99
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		48.99
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		48.99
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		48.99
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		187.94
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		187.94
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		187.94
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		187.94
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING-PW	12/31/2025	01/15/2026		187.94
VESTIS SERVICES, LLC.	UNIFORMS/CLOTHING-PW	12/31/2025	01/15/2026		329.37
VESTIS SERVICES, LLC.	UNIFORMS/CLOTHING-PW	12/31/2025	01/15/2026		329.37
VESTIS SERVICES, LLC.	UNIFORMS/CLOTHING-PW	12/31/2025	01/15/2026		329.36
VESTIS SERVICES, LLC.	UNIFORMS/CLOTHING-PW	12/31/2025	01/15/2026		329.38
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING	12/31/2025	01/15/2026		-118.49

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING	12/31/2025	01/15/2026		-118.49
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING	12/31/2025	01/15/2026		-118.50
VESTIS SERVICES, LLC.	UNIFORMS & CLOTHING	12/31/2025	01/15/2026		-118.50
Vendor DBA 3051 - VESTIS SERVICES, LLC. Total:					3,630.35
Vendor DBA: 1205 -					
WASTE CONNECTIONS OF KA...	DUMPSTER HAUL-30 YD-PW ...	12/31/2025	01/15/2026		100.71
WASTE CONNECTIONS OF KA...	DUMPSTER HAUL-30 YD-PW ...	12/31/2025	01/15/2026		100.71
WASTE CONNECTIONS OF KA...	DUMPSTER HAUL-30 YD-PW ...	12/31/2025	01/15/2026		100.70
WASTE CONNECTIONS OF KA...	DUMSTER HAUL-20 YD-WOOD...	12/31/2025	01/15/2026		77.21
WASTE CONNECTIONS OF KA...	DUMSTER HAUL-20 YD-WOOD...	12/31/2025	01/15/2026		77.21
WASTE CONNECTIONS OF KA...	DUMSTER HAUL-20 YD-WOOD...	12/31/2025	01/15/2026		77.20
WASTE CONNECTIONS OF KA...	12/25 RECYCLE/TRASH SVC	12/31/2025	01/15/2026		38,961.14
WASTE CONNECTIONS OF KA...	12/25 RECYCLE/TRASH SVC	12/31/2025	01/15/2026		14,039.29
Vendor DBA 1205 - WASTE CONNECTIONS OF KANSAS Total:					53,534.17
Vendor DBA: 1076 -					
WICHITA STATE UNIVERSITY	PROFESSIONAL DUES & MEM...	01/15/2026	01/16/2026		1,300.00
Vendor DBA 1076 - WICHITA STATE UNIVERSITY Total:					1,300.00
Vendor DBA: 0003 - WILLIAMS JANITORIAL SUPPLY WAREHOUSE					
WILLIAMS JANITORIAL SUPPLY...	JANITORIAL SUPPLIES	12/31/2025	01/15/2026		83.34
Vendor DBA 0003 - WILLIAMS JANITORIAL SUPPLY WAREHOUSE Total:					83.34
Grand Total:					626,129.57

Report Summary

Fund Summary

Fund	Payment Amount
100 - General Fund	208,154.56
200 - Special Street & Highway	20,809.29
320 - Capital Projects Fund 2	22.50
520 - Water Utility	176,502.87
530 - Sewer Utility	167,639.92
540 - Solid Waste Utility	53,000.43
Grand Total:	626,129.57

Account Summary

Account Number	Account Name	Payment Amount
100-000-000-2014	FEDERAL TAX PAYABLE	6,916.88
100-000-000-2016	SOCIAL SECURITY PAYAB...	12,536.42
100-000-000-2018	MEDICARE PAYABLE	2,931.96
100-000-000-2020	STATE TAX PAYABLE	4,635.85
100-000-000-2022	KPERS 1 PAYABLE	1,223.07
100-000-000-2024	KPERS 2 PAYABLE	2,025.03
100-000-000-2026	KPERS 3 PAYABLE	6,709.80
100-000-000-2028	KP&F PAYABLE	12,598.89
100-000-000-2034	457 DEFERRED COMP P...	1,152.00
100-000-000-2048	MEDICAL INS PREMIUMS...	55,214.29
100-000-000-2060	VOLUNTARY LIFE PAYAB...	658.35
100-000-000-2062	FSA HEALTH PAYABLE	1,339.05
100-000-000-2090	COURT RESTITUTION PA...	400.00
100-100-110-6008	PROFESSIONAL DUES/M...	1,500.00
100-100-110-7046	COMMUNICATION SERV...	51.32
100-100-110-7804	LEGAL SERVICES	35,832.00
100-100-130-6008	PROFESSIONAL DUES/M...	594.00
100-100-130-6010	COMMUNITY RELATION...	28.25
100-100-130-6014	OFFICE SUPPLIES	47.48
100-100-130-6046	TRAINING/CONFERENCES	15.00
100-100-130-7046	COMMUNICATION SERV...	25.66
100-100-140-6010	COMMUNITY RELATION...	5.37
100-100-140-6046	TRAINING/CONFERENCES	1,249.00
100-100-140-7046	COMMUNICATION SERV...	76.98
100-100-150-6008	PROFESSIONAL DUES/M...	13,601.83
100-100-150-6038	MERCHANDISE TSF OR D...	252.00
100-100-150-6048	HOTEL & TRAVEL	1,353.24
100-100-160-6010	COMMUNITY RELATION...	1,370.28
100-100-160-6038	MERCHANDISE TSF OR D...	20.25
100-100-160-7046	COMMUNICATION SERV...	76.95
100-100-170-6008	PROFESSIONAL DUES/M...	370.00
100-100-170-6014	OFFICE SUPPLIES	39.73
100-100-170-6046	TRAINING/CONFERENCES	124.88
100-100-170-7046	COMMUNICATION SERV...	25.66
100-100-170-7700	REFUNDS	-27.98
100-100-170-7804	LEGAL SERVICES	4,035.90
100-120-240-6008	PROFESSIONAL DUES/M...	50.00
100-120-240-6014	OFFICE SUPPLIES	37.25
100-120-240-7046	COMMUNICATION SERV...	51.32
100-120-240-7064	INMATE HOUSING FEES	4,959.00
100-120-240-7804	LEGAL SERVICES	988.00
100-120-250-6008	PROFESSIONAL DUES/M...	90.00
100-120-250-6014	OFFICE SUPPLIES	14.24
100-120-250-6018	OFFICE EQUIPMENT	114.95
100-120-250-6028	PUBLICATIONS/PRINTING	380.30
100-120-250-6046	TRAINING/CONFERENCES	520.07
100-120-250-6048	HOTEL & TRAVEL	715.60

Account Summary

Account Number	Account Name	Payment Amount
100-120-250-6300	POLICE SUPPLIES	58.29
100-120-250-7024	CONTRACTUAL SERVICES	19,825.93
100-120-250-7046	COMMUNICATION SERV...	230.93
100-130-330-7046	COMMUNICATION SERV...	31.81
100-130-340-6400	RECREATIONAL EQUIP/S...	208.36
100-130-350-6010	COMMUNITY RELATION...	87.01
100-130-350-6014	OFFICE SUPPLIES	83.31
100-130-350-6028	PUBLICATIONS/PRINTING	65.86
100-130-350-6034	CLEANING SUPPLIES	83.34
100-130-350-6056	PETROLEUM PRODUCTS	40.07
100-130-350-6400	RECREATIONAL EQUIP/S...	122.87
100-130-350-7024	CONTRACTUAL SERVICES	132.23
100-130-350-7038	JANITORIAL SERVICES	682.50
100-130-350-7046	COMMUNICATION SERV...	287.03
100-130-360-6010	COMMUNITY RELATION...	370.17
100-130-360-7046	COMMUNICATION SERV...	23.34
100-140-440-7700	REIMBURSEMENTS	889.15
100-150-510-6002	TREES	123.80
100-150-510-6040	UNIFORMS/CLOTHING	1,152.85
100-150-510-6046	TRAINING/CONFERENCES	80.00
100-150-510-6056	PETROLEUM PRODUCTS	178.64
100-150-510-6100	CONSTRUCTION MATER...	39.52
100-150-510-6604	VEHICLE/EQUIP SUPPLIE...	5.99
100-150-510-7024	CONTRACTUAL SERVICES	109.93
100-150-510-7028	LIABILITY INSURANCE	850.50
100-150-510-7046	COMMUNICATION SERV...	99.51
100-150-510-7048	UTILITIES	177.92
100-150-510-7604	VEH & EQUIP: REPAIR/...	48.28
100-160-610-7046	COMMUNICATION SERV...	64.15
100-160-610-7604	VEH & EQUIP: REPAIR/...	1,014.20
100-190-910-6014	OFFICE SUPPLIES	103.98
100-190-910-6026	POSTAGE	500.00
100-190-910-7024	CONTRACTUAL SVCS	728.93
100-190-910-7038	JANITORIAL SVCS	1,832.50
100-190-910-7046	COMMUNICATION SERV...	891.54
200-000-000-2014	FEDERAL TAX PAYABLE	121.51
200-000-000-2016	SOCIAL SECURITY PAYAB...	275.68
200-000-000-2018	MEDICARE PAYABLE	64.48
200-000-000-2020	STATE TAX PAYABLE	80.81
200-000-000-2022	KPERS 1 PAYABLE	398.27
200-000-000-2048	MEDICAL INS PREMIUMS...	3,390.75
200-000-000-2060	VOLUNTARY LIFE PAYAB...	135.14
200-210-200-6040	UNIFORMS/CLOTHING	1,152.84
200-210-200-6054	MINOR EQUIP: TOOLS,E...	24.35
200-210-200-6056	PETROLEUM PRODUCTS	399.86
200-210-200-6104	SIGNS, MATERIAL/SUPPL...	1,657.06
200-210-200-6500	PAVED STREET REPAIR ...	351.00
200-210-200-6604	VEHICLE/EQUIP SUPPLIE...	578.43
200-210-200-7024	CONTRACTUAL SERVICES	6.72
200-210-200-7028	LIABILITY INSURANCE	850.50
200-210-200-7040	STREET LIGHTING	8,443.85
200-210-200-7046	COMMUNICATION SERV...	85.19
200-210-200-7048	UTILITIES	95.10
200-210-200-7604	VEH & EQUIP: REPAIR/...	48.29
200-210-200-8010	PUBLIC GROUNDS IMPR...	2,649.46
320-320-320-8890	OTHER PROJECT COSTS	22.50
520-000-000-2014	FEDERAL TAX PAYABLE	567.42
520-000-000-2016	SOCIAL SECURITY PAYAB...	1,205.24

Account Summary

Account Number	Account Name	Payment Amount
520-000-000-2018	MEDICARE PAYABLE	281.92
520-000-000-2020	STATE TAX PAYABLE	435.81
520-000-000-2022	KPERS 1 PAYABLE	373.74
520-000-000-2024	KPERS 2 PAYABLE	326.25
520-000-000-2026	KPERS 3 PAYABLE	927.71
520-000-000-2048	MEDICAL INS PREMIUMS...	6,942.38
520-000-000-2060	VOLUNTARY LIFE PAYAB...	58.96
520-210-520-2006	STATE SALES TAX COLLE...	1,091.57
520-210-520-6008	PROFESSIONAL DUES/M...	1,270.00
520-210-520-6010	COMMUNITY RELATION...	8.55
520-210-520-6014	OFFICE SUPPLIES	3.99
520-210-520-6028	PUBLICATIONS/PRINTING	1,114.86
520-210-520-6040	UNIFORMS/CLOTHING	1,152.84
520-210-520-6056	PETROLEUM PRODUCTS	175.17
520-210-520-6604	VEHICLE/EQUIP SUPPLIE...	87.39
520-210-520-6800	WATER TOWER MAINT	5,600.50
520-210-520-7000	CREDIT CARD PROCESSI...	335.47
520-210-520-7024	CONTRACTUAL SERVICES	10,280.66
520-210-520-7026	WATER SAMPLING/TEST...	600.00
520-210-520-7028	LIABILITY INSURANCE	850.50
520-210-520-7038	JANITORIAL SERVICES	103.20
520-210-520-7046	COMMUNICATION SERV...	287.28
520-210-520-7048	UTILITIES	177.92
520-210-520-7058	WATER PURCHASED	17,089.19
520-210-520-7060	WATER TREATMENT OP...	52,021.42
520-210-520-7062	WATER DEBT SERVICE - ...	47,227.39
520-210-520-7604	VEH & EQUIP: REPAIR/...	48.29
520-210-520-8700	DEBT SERVICE PRINCIPAL	21,541.37
520-210-520-8702	DEBT SERVICE INTEREST	3,616.55
520-210-520-8704	DEBT SERVICE FISCAL FE...	699.33
530-000-000-2014	FEDERAL TAX PAYABLE	911.76
530-000-000-2016	SOCIAL SECURITY PAYAB...	1,363.56
530-000-000-2018	MEDICARE PAYABLE	318.84
530-000-000-2020	STATE TAX PAYABLE	526.69
530-000-000-2022	KPERS 1 PAYABLE	392.75
530-000-000-2026	KPERS 3 PAYABLE	1,431.23
530-000-000-2048	MEDICAL INS PREMIUMS...	6,281.03
530-000-000-2060	VOLUNTARY LIFE PAYAB...	47.26
530-210-530-6010	COMMUNITY RELATION...	8.55
530-210-530-6014	OFFICE SUPPLIES	3.99
530-210-530-6028	PUBLICATIONS	983.15
530-210-530-6040	UNIFORMS/CLOTHING	1,152.87
530-210-530-6056	PETROLEUM PRODUCTS	106.88
530-210-530-6604	VEHICLE/EQUIP SUPPLIE...	193.46
530-210-530-6806	LIFT STATION OPERATIO...	154.01
530-210-530-7000	CREDIT CARD PROCESSI...	335.48
530-210-530-7024	CONTRACTUAL SERVICES	165.66
530-210-530-7028	LIABILITY INSURANCE	850.50
530-210-530-7038	JANITORIAL SERVICES	103.20
530-210-530-7046	COMMUNICATION SERV...	158.00
530-210-530-7048	UTILITIES	177.90
530-210-530-7052	SEWER TREATMENT OP...	47,363.10
530-210-530-7054	SEWER DEBT SERVICE - ...	104,551.48
530-210-530-7056	SEWER TREATMENT PU...	10.29
530-210-530-7604	VEH & EQUIP: REPAIR/...	48.28
540-540-540-7042	SOLID WASTE SERVICES ...	38,961.14
540-540-540-7044	RECYCLING SERVICES	14,039.29
	Grand Total:	626,129.57

Project Account Summary

Project Account Key
None
029-8890

Payment Amount
626,107.07
22.50
626,129.57

Grand Total:



City of Bel Aire, KS

Section VI, Item A.

Payroll Check Register Report Summary

Pay Period: 12/27/2025-1/9/2026

Packet: PYPKT00253 - PY 12.27.25-1.9.26: PAID 1.15.26
Payroll Set: Payroll Set 01 - 01

Type	Count	Amount
Regular Checks	0	0.00
Manual Checks	0	0.00
Reversals	0	0.00
Voided Checks	0	0.00
Direct Deposits	77	91,315.54
Total	77	91,315.54

Approved 01/28/2026
 AP ORD 26-02 total Expenses: \$717,445.11
 Special Assessment Project Costs:
 \$0.00

Barry Smith

STAFF REPORT

DATE: 1/23/26
TO: City Council
FROM: Ted Henry, City Manager
SUB: Chapel Landing 7th Agreement



SUMMARY

On July 2, 2024, the City Council approved the Final Plat and Development Agreement for Chapel Landing 7th Addition. The developer then placed the project on hold but is now prepared to move forward. In late 2025, the developer approached the City requesting an amendment to the original Development Agreement. Specifically, the developer has requested to pay for the installation of the water line directly rather than having those costs spread as special assessments.

Staff has prepared the proposed amendment for Council consideration. The key changes are highlighted below:

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WHEREAS, the Developer shall be responsible for the design and construction of the water facilities. The City shall be responsible for the design and construction of streets, sanitary sewer, and storm water drainage for Addition/Subdivision, including excavation, storm sewers and detention ponds, the costs for which shall be spread as special assessments against the Addition/Subdivision per lot, but not for three (3) years, or the year 2028, whichever is earlier; and

PURPOSE: This Agreement is necessary to amend certain financial and infrastructure conditions arising from the Developer's request to change the way the infrastructure is financed. Approval of this Agreement is a condition precedent to final consideration by the City of the Developer's request to amend the original Development Agreement regarding a tract of land more fully described below.

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- E. The Developer shall be responsible for the design and construction of the water facilities. The City shall be responsible for the design and construction of streets, sanitary sewer, and storm water drainage for Addition/Subdivision, including excavation, storm sewers and detention ponds, the costs for which shall be spread as special assessments against the Addition/Subdivision per lot, but not for three (3) years, or the year 2028, whichever is earlier.

- F. The Developer agrees to and supports the construction of a multi-use path (off-road pathway designed for various non-motorized users like cyclists, joggers, pedestrians, wheelchair users) within the reserve over the pipeline easement and any other easements associated with the pipeline, and must not unreasonably withhold or delay any consent required under its control, subject to compliance with all applicable laws and easement requirements.

**FIRST AMENDMENT TO DEVELOPMENT AGREEMENT
OF CHAPEL LANDING 7TH AND RESERVE “A”, BRISTOL HOLLOWES,
AN ADDITION TO BEL AIRE, SEDGWICK COUNTY, KANSAS**

THIS FIRST AMENDMENT TO DEVELOPMENT AGREEMENT (hereinafter the “First Amendment”) is made and entered into this 3rd day of February 2026, by and between the City of Bel Aire, Kansas, a municipal corporation, (hereinafter the “City”) and 53RD & Oliver, LLC., a Kansas limited liability company, (hereinafter the “Developer”). The City and the Developer are collectively referred to as the “Parties” and each as a “Party.”

RECITALS

WHEREAS, the Parties entered into a Development Agreement dated July 2, 2024, (hereinafter the “Original Development Agreement”). The Parties now desire to enter into this First Amendment to amend the Original Development Agreement. The Original Development Agreement is hereby amended by this First Amendment, (hereinafter the “Agreement”).

WHEREAS, the Developer desires an amendment to the development agreement by the City regarding a tract of land referred to as Chapel Landing 7th Addition (hereinafter “Addition/Subdivision”) is described below; and

Lots 1 through 11, Block A, and Lots 1 through 31, Block B,
Chapel Landing 7th, an Addition to Bel Aire, Sedgwick County, Kansas.

WHEREAS, the Developer rescinds the Water Petition previously submitted and approved by the City under Resolution No. R-2024-25. Instead, Developer shall perform the engineering design, construction and inspection of the water mains necessary for the development of the Addition/Subdivision, which said improvements shall be dedicated to and owned by the City; and

WHEREAS, said improvements shall be designed and constructed to meet all City and State requirements for the construction and installation of water mains and have design plans reviewed and approved by the City Engineer and the Kansas Department of Health and Environment (KDHE) prior to construction. The City Engineer shall review and approve inspection documentation prior to the City accepting the dedication of the water system; and

WHEREAS, the Developer shall reimburse the City for the actual costs of the engineering design, construction, and inspection of the sanitary sewer mains, storm water systems and paving improvements necessary for the platting and development of the Addition/Subdivision; and

WHEREAS, the Developer shall perform the engineering design, construction, and inspection of transmission water lines minimum (8) inches in diameter, to the municipal water supply system of the City, per the guidelines and standards of the City and State. At completion, said water transmission lines shall be dedicated to, owned, and maintained by the City. Lines shall be designed to loop. Said water transmission lines shall be installed within street right-of-way or dedicated easements; and

WHEREAS, the Developer shall be responsible for the design and construction of the water facilities. The City shall be responsible for the design and construction of streets, sanitary sewer, and storm water drainage for Addition/Subdivision, including excavation, storm sewers and detention ponds, the costs for which shall be spread as special assessments against the Addition/Subdivision per lot, but not for three (3) years, or the year 2028, whichever is earlier; and

WHEREAS, the City desires to assure uniform compliance with design standards, implementation of the Subdivision Regulations, policies, and specifications, standards of the City.

NOW, THEREFORE, concurrently with said approval and as a consideration of said approval, the Parties hereto do hereby agree as follows.

PURPOSE: This Agreement is necessary to amend certain financial and infrastructure conditions arising from the Developer’s request to change the way the infrastructure is financed. Approval of this Agreement is a condition precedent to final consideration by the City of the Developer’s request to amend the original Development Agreement regarding a tract of land more fully described below.

Specifically, this Agreement is to assure that necessary improvements are in place to support development of the Addition/Subdivision. Therefore, the Developer’s compliance with the terms and conditions of this Agreement shall be a condition precedent to the granting of building and/or occupancy permits for development on said property. The Developer shall strictly observe and comply with the terms of this Agreement, all regulations, resolutions, policies, and ordinances of the City and Sedgwick County, and all statutes and laws of the State of Kansas and of the United States.

ADDITION/SUBDIVISION LEGAL DESCRIPTION: The Addition/Subdivision has the following legal description, to-wit:

See attached Exhibit A for legal description.

1. The City will install drainage systems, sanitary sewers, sidewalks, streets, and other public improvements upon request of the Developer and approval of the Governing Body. Such improvements to be assessed against the Addition/Subdivision or other appropriate

improvement districts as provided in the authorizing resolution, in Bel Aire, Sedgwick County, Kansas.

- A. Sidewalks and sidewalk connections shall be installed where deemed necessary by the City and shall be constructed to City specifications. Sidewalks shall be a minimum of 5 feet wide and 6 inches thick.
 - B. That all public improvements whether constructed privately or by the City shall be in accordance with City standards and approved by the City prior to construction.
 - C. Drainage ways, easements, reserves, road rights-of-way and other land not intended to be developed shall not be included in any improvement district(s) liable for special assessment.
2. That the Developer or subsequent owner shall coordinate with the City's utility department for sewer and water service connections and shall pay the City all related fees as specified by City Code, Ordinance or Resolution.
 3. That the Developer or subsequent owner shall ensure the installation of driveway approaches, in accordance with City specifications, connecting the streets to driveways, and that the cost of said driveway approaches shall be paid by the Developer or subsequent owner.
 4. That the Developer shall ensure the setting of permanent survey corner markers at each corner of each block and at all angle points in the Addition/Subdivision.
 5. All temporary construction trailers shall be removed from the Addition/Subdivision when construction of the proposed improvements in the immediate vicinity is completed.
 6. The Developer or subsequent owner agree to indemnify and hold the City and its elected and appointed officials, officers, administrators, and employees harmless against any and all loss or damage arising from and not covered by special assessment financing, arising from the development of the Addition/Subdivision, and includes reimbursement to the City of any interest costs assessed to the City in the event of a delay in issuing bonds for any reason (including litigation) between the time of the issuance of temporary notes and the sale of bonds. The Developer's obligation herein shall extend to and include the obligation to pay all special assessments when due. The obligation shall survive the transfer of ownership, and the Developer shall continue with their responsibilities to each lot within the development, until such time as said lot has been fully developed by the construction of a building or buildings.

7. Developer covenants and agrees, as a condition precedent to the construction or financing of any public water facilities, that the Addition/Subdivision shall be served by the City for public water and that any and all things necessary to allow such service (including the removal or withdrawal from any rural water district territory) have been accomplished and are completed. Developer indemnifies the City for any costs associated with its failure to honor this covenant.
8. All temporary construction facilities must be removed when construction of buildings and improvements to the Addition/Subdivision are completed.
9. The Developer shall ensure that:
 - A. A Homeowners Association is formed and owns and maintains all Common Areas/Reserves, and Reserves, Screening Walls, Landscaping, and common or shared parking areas. Upon the failure of the Homeowners Association to properly and adequately maintain any part of the Common Areas/Reserves, Screening Walls, and Landscaping, within the development, or the common or shared parking areas, the City may serve notice on the Homeowners Association of its failure to so maintain, setting out the manner in which it has failed to perform, and granting it ten (10) days within which to perform all of the items designated in said notice. After said ten (10) days the City may, at its option, enter upon the property to perform the work prescribed in said notice of deficiency, and the cost of such work performed by the City shall be assessed against the property in the same manner as provided by law for like assessments, and said assessment shall be established as a lien, equally per lot, upon all the lots within the Addition/Subdivision.
 - B. All lots covered by this Agreement while in the Developer's ownership shall be kept clean and mowed to a height of ten (10) inches or less.
 - C. Common Areas/Reserves are to be deeded to the Homeowners Association. Use of all Common Areas/Reserves will be restricted as noted in the body of the recorded plat. Subsequent transfers of the Common Areas/Reserves to third parties other than the Home/Lot Owner's Association require written approval and release by the City.
 - D. Developer or subsequent owner will be responsible for any adjustment necessary if site grading covers manholes, valve boxes or other public infrastructure necessary to maintain, operate, or provide access to public infrastructure.
 - E. Developer will ensure compliance with the National Pollution Discharge Elimination System (NPDES) guidelines and put into place a Storm Water Pollution Prevention Plan (SWPPP) approved by the State of Kansas.

- F. Developer or subsequent owner will maintain erosion / sediment control measures and perform storm sewer maintenance for a period as required by NPDES Permit and SWPPP, until all construction has ceased and permanent vegetation has been established. Failure to comply will result in additional enforcement in accordance with Stormwater Rules and Regulations, City Ordinances and State Law.
 - G. Developer will construct and maintain drainage improvements to the elevations, grades, and lines established in the final drainage plan approved by and on file with the City.
 - H. Developer or subsequent owners shall install signage at entrance points to the development which shall be a minimum of six (6) square feet, and shall have a single color with clearly legible text in a contrasting color that state the following for at least forty (40) months from the date of acceptance of the paving project:
 - i. Properties within this Addition/Subdivision are subject to one or more special assessments to recover costs incurred by the City in connection with installation of public improvements to serve this Addition/Subdivision. For more information on special assessments, ask your builder or real estate agent.
10. The Developer shall strictly observe and comply with all policies, regulations, resolutions, and ordinances of the City and Sedgwick County, all laws and statutes of the State of Kansas and of the United States. Nothing herein shall be construed to grant to the Developer either directly or indirectly, a variance or departure from such policies, regulations, resolutions, and ordinances. Any of the following acts or omissions occurring while the Developer or any designed builder is in title to the offending lot or lots, shall constitute a material breach of this agreement:
- A. Failure to strictly comply with and observe zoning classifications and regulations;
 - B. Failure to pay any sewer hook-up fee when required by ordinance;
 - C. Failure to set permanent survey corner markers at each corner of each block and at all angle points in the Addition/Subdivision;
 - D. Failure to maintain vegetation to a height of ten (10) inches or less, and otherwise comply with the Bel Aire Municipal Code;
 - E. Failure to install approaches, in accordance with City specifications, connecting the street to driveways;

- F. Failure to construct or maintain drainage improvements to the elevations, grades, and lines established in the final drainage plan approved by and on file with the City;
- G. Failure to obtain any required permit(s) prior to commencing construction;

Provided, that the City may, at its sole discretion, determine any other breach of this Agreement to be a material breach subject to enforcement pursuant to Article 11 hereof.

- 11. In the event of any material breach of this Agreement by the Developer, Developer's agents, any subsequent owner, or their Designated Builder, the City may withhold building permits, occupancy permits for structures located within the Addition/Subdivision, or other approvals until such time as the breach is cured. In addition, the City may seek specific performance of this Agreement or any other remedy available at law or in equity.
- 12. The Developer agrees to assume responsibility to see that all original purchasers of lots in the Addition/Subdivision receive a copy of this Agreement, a copy of the Restrictive Covenants, and a written statement, with language similar to Paragraph 9(H) above, notifying purchasers that the property may be subject to current and future assessments at the time of purchase.
- 13. Once public infrastructure is installed by the City, the Developer shall be responsible for any damage caused by home builders or subcontractors. This includes, but is not limited to:
 - A. Curbs
 - B. Hydrants
 - C. Manholes
 - D. Meter Boxes
 - E. Sidewalks
 - F. Streets
 - G. Valve Boxes
 - H. Other related infrastructure

The City will notify the Developer within thirty (30) days of identifying damage. The City Engineer or designee is responsible for coordinating repairs with builders and subcontractors, using only City-approved contractors. All repairs must be reviewed and inspected by the City. If repairs are not completed within thirty (30) days of notification, the City may hire a third-party contractor to complete the repairs, with all costs invoiced directly to the Developer.

- 14. The Developer will file this Agreement once approved by the City of Bel Aire's Governing Body, with the Sedgwick County Register of Deeds, at the Developer's expense. A file-stamped

copy of this Agreement showing the recording information along with a copy of the recorded plat, shall be furnished to the City before building permits are issued.

15. The terms and conditions set forth herein shall run with the land and the obligations will transfer and be binding upon the heirs, personal representatives, trustees, successors, executors, grantees, and assigns of the parties hereto and may be amended only by written instrument executed by all Parties hereto.
16. The Developer hereby represents they are aware of, and shall always comply with, the policies of the City applicable to the improvements contemplated under the terms of this Agreement, City ordinances applicable to such matters, and the City's Addition/Subdivision Regulations and Zoning Code. Nothing herein shall be construed to grant to the Developer either, directly or indirectly, a variance or departure from such ordinances, policies, and regulations. Any waiver of the required improvements or guarantees for their installation may be made only by the applicable Governing Body, upon a showing by the Developer that such improvements are not technically feasible or necessary.
17. This Agreement will be governed by and construed in accordance with the laws of the State of Kansas. Any lawsuit arising from this Agreement must be brought in a court of competent jurisdiction in a court of law located in Sedgwick County, Kansas.
18. In addition to all remedies available by law to enforce this Agreement, the City may delay the approval of next steps of the process of financing and constructing the Public Improvements until the Developer complies with the terms of this Agreement by for example, but not limited to, not improvement petitions, letters of credit, construction contracts to construct the Public Improvements, issuance of building permits, issuance of temporary notes, etc. In addition to the above remedies, if the Developer fails to comply with the terms of this Agreement, after receiving written notice of non-compliance from the City, the City or a third-party contractor hired by the City, may bring the Addition/Subdivision into compliance. The City may thereafter invoice the Developer for the cost incurred by the City to bring the Addition/Subdivision into compliance. The Developer shall pay to the City the amount of the invoice within thirty (30) days of receipt of the invoice. If the Developer fails to pay the full amount of the invoice the Developer will be deemed in breach of this Agreement and the City may thereafter enforce this breach in a court of law.
19. The Effective Date of this Agreement is the date first written above.

20. Developer's Additional Agreements:

- A. The Developer rescinds the Water Petition previously submitted and approved by the City under Resolution No. R-2024-25. Instead, Developer shall perform the engineering design, construction and inspection of the water mains necessary for the platting and development of the Addition/Subdivision, which said improvements shall be dedicated to and owned by the City.
- B. Said improvements shall be designed and constructed to meet all City and State requirements for the construction and installation of water mains and have design plans reviewed and approved by the City Engineer and the Kansas Department of Health and Environment (KDHE) prior to construction. The City Engineer shall review and approve inspection documentation prior to the City accepting the dedication of the water system.
- C. The Developer shall reimburse the City for the actual costs of the engineering design, construction, and inspection of the sanitary sewer mains, storm water systems and paving improvements necessary for the platting and development of the Addition/Subdivision.
- D. The Developer shall perform the engineering design, construction, and inspection of transmission water lines minimum (8) inches in diameter, to the municipal water supply system of the City, per the guidelines and standards of the City and State. At completion, said water transmission lines shall be dedicated to, owned, and maintained by the City. Lines shall be designed to loop. Said water transmission lines shall be installed within street right-of-way or dedicated easements.
- E. The Developer shall be responsible for the design and construction of the water facilities. The City shall be responsible for the design and construction of streets, sanitary sewer, and storm water drainage for Addition/Subdivision, including excavation, storm sewers and detention ponds, the costs for which shall be spread as special assessments against the Addition/Subdivision per lot, but not for three (3) years, or the year 2028, whichever is earlier.
- F. The Developer agrees to and supports the construction of a multi-use path (off-road pathway designed for various non-motorized users like cyclists, joggers, pedestrians, wheelchair users) within the reserve over the pipeline easement and any other easements associated with the pipeline, and must not unreasonably withhold or delay any consent required under its control, subject to compliance with all applicable laws and easement requirements.

[Remainder of this page intentionally left blank]

ADOPTED by the Governing Body of the City of Bel Aire, Kansas on this 3rd day of February 2026.

Signed by the Mayor on this _____ day of February 2026.

CITY OF BEL AIRE, KANSAS (CITY)

Jim Benage, Mayor

ATTEST:

APPROVED AS TO FORM:

Melissa Krehbiel, City Clerk

Maria A. Schrock, City Attorney

STATE OF KANSAS)
)
COUNTY OF SEDGWICK) ss:

BE IT REMEMBERED, that on the _____ day of February, 2026, before me, the undersigned, a Notary Public, came Jim Benage, Mayor of the City of Bel Aire, Kansas, to me known to be the same person who executed the foregoing instrument of writing and such person duly acknowledged to me the execution of the same, for and on behalf, and as the act and deed of the City.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal, the day and year last above written.

Notary Public

My Appointment Expires: _____

EXHIBIT A

The tract of land herein referred to as Chapel Landing 7th Addition, Bel Aire, Sedgwick County, Kansas, has the following pre-platting legal description, to-wit:

That part of the Northeast Quarter of Section 24, Township 26 South, Range 1 East of the Sixth Principal Meridian, Sedgwick County, Kansas described as follows: Beginning at the northeast corner of said Northeast Quarter; FIRST COURSE, thence S00°57'14"E coincident with the east line of said Northeast Quarter, a distance of 95.19 feet to the intersection with the southeast line of an Enbridge Pipeline (KPC) Amendment of Right of Way Contract described and recorded in the Office of the Sedgwick County Register of Deeds in DOC.#/FLM-PG: 28860053 and the southeast line of a ConocoPhillips Amendment of Right-of-Way Agreement described and recorded in the Office of the Sedgwick County Register of Deeds in DOC.#/FLM-PG: 28883860, (hereinafter referred to as Pipeline Rights-of-Way); SECOND COURSE, thence S63°20'55"W coincident with the southeast line of said Pipeline Rights-of-Way, a distance of 998.47 feet to the most northerly northeast corner of Reserve "X" as platted in Chapel Landing, Bel Aire, Sedgwick County, Kansas; THIRD COURSE, thence continuing S63°20'55"W coincident with the southeast line of said Pipeline Rights-of-Way and coincident with the northwest line of said Reserve "X", a distance of 528.94 feet to the southeast corner of Reserve "II" as platted in said Chapel Landing; FOURTH COURSE, thence N20°30'24"W coincident with the east line of said Reserve "II", a distance of 89.40 feet to the northeast corner of said Reserve "II", said northeast corner also being the southeast corner of Reserve "A", Bristol Hollows, City of Bel Aire, Sedgwick County, Kansas; FIFTH COURSE, thence continuing N20°30'24"W coincident with the east line of said Reserve "A", a distance of 664.28 feet to the northeast corner of said Reserve "A"; SIXTH COURSE, thence N00°30'24"E, a distance of 60.00 feet to the intersection with the north line of said Northeast Quarter; SEVENTH COURSE, thence N89°29'36"E coincident with the north line of said Northeast Quarter, a distance of 1628.16 feet to the point of beginning, subject to a 30.00 foot road right-of-way lying south of and abutting the north line of said Northeast Quarter and a 50.00 foot road right-of-way lying west of and abutting the east line of said Northeast Quarter.

City of Bel Aire, Kansas

STAFF REPORT

DATE: January 09, 2026

TO: Ted Henry, City Manager

FROM: Barry Smith, Finance Director

RE: Computer Replacement Program - 2026



BACKGROUND:

The City has been utilizing our IT vendor to purchase computer replacements each year since our partnership began in 2022. The City is on a 4-year replacement schedule for computers (based on age) to ensure all equipment stays under warranty and is kept up to date. The City computer replacement schedule averages 16.5 devices per year. The number of devices scheduled for replacement in 2026 is 19.

FINANCIAL CONSIDERATION:

The FY26 Equipment Reserve Fund budget includes 19 computer replacements at an average cost of \$2,000 each.

ImagineIT utilizes Lenovo as their primary provider for computer equipment. ImagineIT receives special pricing as they are a preferred vendor for Lenovo. The total cost for 11 devices, materials, and labor is \$14,955.89.

The quote includes all devices, required warranties, materials, and setup labor cost for all devices. The labor cost will not increase, but it could possibly decrease if installation is quicker than anticipated.

The remaining 8 devices are for the Police Department vehicles and will be presented at a later date. The 8 vehicle laptops are recommended to be Panasonic laptops because they integrate the best with the CAD and Dispatch systems the City utilizes in partnership with Sedgwick County.

RECOMMENDATION:

City staff are recommending approval of the first 11 computer replacements for 2026 at a cost not to exceed \$14,955.89 and authorize the City Manager or designee to sign.

CONTRACT
FOR
PURCHASE

(11 computers, materials, and labor)

This Contract is entered into this 3rd day of February 2026, by and between the City of Bel Aire, Kansas, a Kansas municipal corporation, (hereinafter called “City”) and Imagine IT., Inc., whose principal office is at 1425 East Douglas Avenue, Suite 1C, Wichita, Kansas 67211, Telephone Number (620) 278-3600, (hereinafter called “Contractor”).

WHEREAS, the City needs to replace (11) computers (based on age) to ensure all equipment stays under warranty and is kept up to date; and

WHEREAS, Contractor has submitted a quote beneficial to City and is ready, willing, and able to provide the goods, commodities and/or services required by City.

NOW, THEREFORE, the parties hereto agree as follows:

1. Scope of Services. Contractor shall provide (11) computers, materials, and labor as quoted and described in Exhibit A.
2. Compensation. City agrees to pay Contractor \$14,955.89. This price includes warranties and setup labor costs for all computers.
3. Incorporation of Documents. City’s Purchase Order Form, Exhibit A (Contractor’s Quote), Exhibit B (Mandatory Terms and Conditions), and Exhibit C (Mandatory Independent Contractor Addendum) are attached hereto and are incorporated into this Contract as essential terms.
4. Entire Agreement. This Contract and the documents incorporated herein contain all the terms and conditions agreed upon by both parties. No other understandings, oral or otherwise, regarding the subject matter of this Contract shall be deemed to exist or to bind any of the parties hereto. Any agreement not contained herein shall not be binding on either party, nor shall it be of any force or effect.
5. Severability Clause. In the event that any provision of this Contract is held to be unenforceable, the remaining provisions shall continue in full force and effect.

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APPROVED by the Governing Body of the City of Bel Aire, Kansas, on the 3rd day of February, 2026.

SIGNED by the Mayor on the _____ day of February, 2026.

CITY OF BEL AIRE, KANSAS

Jim Benage, Mayor

ATTEST:

APPROVED AS TO FORM ONLY:

Melissa Krehbiel, City Clerk

Maria A. Schrock, City Attorney

(City’s Purchase Order, Exhibits A, B, and C are attached.)

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PURCHASE ORDER (PO) FORM

Contractor's Acceptance of City's Standard Terms and Conditions:

Approval of this Purchase Order is expressly subject to the Contractor's acceptance of the City's Standard Terms and Conditions, which are incorporated herein by reference as Exhibits B and C. The Contractor's quote, invoice, or other document dated 12/16/2025, attached hereto as Exhibit A, is incorporated herein solely for the purpose of describing the goods and/or services and pricing.

Notwithstanding any conflicting or additional terms or conditions contained in any Contractor quote, invoice, or other document, including Exhibit C, the City's Standard Terms and Conditions shall take precedence and govern.

This Purchase Order shall not be valid until it has been executed by all required parties below, including the City Attorney. The Contractor's signature confirms acceptance of the City's Standard Terms and Conditions.

Authorized City Signature Below

City Attorney Approved as to Form Only:


Barry Smith, Finance Director

1-22-26
Date

Maria A. Schrock, City Attorney Date
contracts@belaireks.gov
316-744-2451 ext. 103

Email: bsmith@belaireks.gov
Phone #: 316-744-2451 ext. 212

Authorized Contractor Signature Below

Andrew Loecker
Print Name & Title Below

1/23/2026
Date

Email: aloecker@imit.com
Phone #: 316-330-0890

City of Bel Aire
7651 East Central Park Avenue, Bel Aire, Kansas 67226
316-744-2451 Belaireks.gov

2026 Machine Replacements (February implementation)

City of Bel Aire

Prepared by: Diana Copeland
Imagine IT
December 2025



www.imit.com

EXHIBIT A

Overview

Here is a proposal for 2026 computer replacements (February install):

Hardware	Price	Qty	Ext. Price
Lenovo ThinkCentre neo 50q Gen 4 Desktop Computer - Intel Core i5 13th Gen i5-13420H - 16 GB - 256 GB PCI Express NVMe 4.0 x4 SSD - Tiny - Black - Intel Chip - Windows 11 Pro - Intel UHD Graphics DDR4 SDRAM - English Keyboard - IEEE 802.11ax Wi 	\$779.99	9	\$7,019.91
TINY: Lenovo Onsite Support (Add-On) - 3 Year - Warranty - On-site - Maintenance - Parts & Labor - Electronic and Physical 	\$88.00	9	\$792.00
Lenovo ThinkPad E16 Gen 2 16" Notebook - WUXGA - AMD Ryzen 7 7735U - 16 GB - 512 GB SSD - English Keyboard - Black - AMD Chip - 1920 x 1200 - Windows 11 Pro - AMD Radeon 680M Graphics - In-plane Switching (IPS) Technology - Front Camera/Webcam 	\$959.00	2	\$1,918.00
E Series Warranty: Lenovo Onsite Support (Add-On) - 3 Year - Warranty - On-site - Maintenance - Parts & Labor 	\$113.00	2	\$226.00
Lenovo-ThinkPad Universal USB-C Dock	\$239.99	2	\$479.98
Subtotal:			\$10,435.89

Endpoint Setup Labor	Price	Qty	Ext. Price
Endpoint Setup Fee - Onsite Setup	\$400.00	11	\$4,400.00
Subtotal:			\$4,400.00

Warranty Coverage

- Add-on warranty options are offered and very highly recommended, as any work required outside the standard or expired warranty coverage is billable at an hourly rate plus the cost of parts. Please feel free to reach out with any questions regarding this offered coverage.
- Accidental Damage Protection provides coverage outside the standard warranty for things like drops, spills and display cracks. It will also cover one full replacement throughout the life of the warranty if any damage is deemed beyond repair. This does not cover any intentional damage.
- Sealed Battery Protection extends the initial standard battery coverage from one to three years and provides coverage for both parts and labor, as this part can only be replaced by the manufacturer.

* Contains Optional Items

Warranty	Price	Qty	Ext. Price
NOTE: If you want to purchase one of the optional warranties below, click the box to check-mark it, then click Update Options below to save your selection.			

* Contains Optional Items

Warranty	Price	Qty	Ext. Price
E Series: Lenovo Accidental Damage Protection (Add-On) - 3 Year - Service - On-site - Maintenance - Parts & Labor - Physical 	\$115.00	2*	\$230.00
* Optional Subtotal:			\$230.00

Shipping	Price	Qty	Ext. Price
Estimated Shipping - From Distribution	\$120.00	1	\$120.00
Subtotal:			\$120.00

2026 Machine Replacements (February implementation)



Prepared by:
Imagine IT, Inc.
 Diana Copeland
 dcopeland@imit.com

Prepared for:
City of Bel Aire
 7651 E Central Park Ave
 Bel Aire, KS 67226-7600
 Barry Smith
 (316) 744-2451
 bsmith@belaireks.gov

Quote Information:
Quote #: 013983
 Version: 1
 Delivery Date: 12/16/2025
 Expiration Date: 12/19/2025

Quote Summary

Description	Amount
Hardware	\$10,435.89
Endpoint Setup Labor	\$4,400.00
Subtotal:	\$14,835.89
Shipping:	\$120.00
Total:	\$14,955.89

*Optional Expenses

Description	One-Time
Warranty	\$230.00
Optional Subtotal:	\$230.00

Imagine IT reserves the right to cancel this proposal at any time prior to acceptance by both parties due to pricing changes or product availability. After proposal acceptance, product returns, cancellations, or changes are subject to a 10% restocking fee (excluding sales tax). Defective products must be returned within 30 days of delivery. Proposed products are covered by the manufacturer's warranty.

Leasing options provided are estimates and subject to final approval.

Payment terms: Hardware and Endpoint Setup Fees are invoiced upon receipt to an Imagine IT office; project-related labor invoices are issued upon delivery or monthly progress. Agreement invoices are sent in advance. Invoices are due according to the terms set forth in the Master Service Agreement (MSA).

Imagine IT, Inc.

City of Bel Aire

Signature: 
 Name: Diana Copeland
 Title: Office Manager & Quoting Specialist
 Date: 12/16/2025

Signature: _____
 Name: Barry Smith
 Date: _____
 PO Number: _____

EXHIBIT B
CITY OF BEL AIRE, KANSAS
MANDATORY TERMS AND CONDITIONS

The attached Purchase Order/Quotation, along with these Terms and Conditions shall together serve as the Contract between the City of Bel Aire, Kansas, a municipal corporation, and the Contractor named on the Purchase Order/Quotation.

1. The delivery of equipment, material, supplies and/or services listed on the Purchase Order/Quotation shall be FOB the City's project site or other location affirmed in writing by an authorized City official.
2. After the items listed on the Purchase Order/Quotation have been delivered and accepted as conforming goods or services by an authorized City official, the City will approve payment to the Contractor of the amount due made according to the City's standard accounting practices.
3. No additional terms or conditions, other than those stated herein, and no agreement or understanding in any way modifying the terms and conditions herein stated, shall be binding upon the City unless in writing and signed by the City Attorney. In case of conflict among terms with this Contract, those stated in this Exhibit shall control.
4. The goods, equipment and services specified in this Contract are for the City's exclusive use. Therefore, it is understood the Federal Excise Tax or State of Kansas Sales Tax shall not be imposed, and Contractor will refund the same if included in the price paid. The City's exemption certificate will be furnished where required or upon request.
5. All orders are priced F.O.B approved destination and must be shipped "PREPAID" unless otherwise specified. No freight or express charges will be allowed on the invoice unless previously agreed upon and provided for on the original purchase order and separately approved by an authorized City official.
6. This order must not be filled at a higher price than quoted without specific authorization granted by the City's Governing Body.
7. When the items shown on this order have been delivered, the Contractor is to mail an invoice for the same to the department address shown on these contract documents, with a copy separately to the City Treasurer. Partial payments will be made only when agreed upon prior to issuance of the Purchase Order/Quotation and approved by the City's Governing Body.
8. The City and Contractor agree that this Contract shall be interpreted under the laws of the State of Kansas without regard to its choice of law provisions, and that venue of any dispute requiring litigation shall be in any court of appropriate jurisdiction in Sedgwick County, Kansas.
9. No party shall be required to submit any dispute to arbitration, but a good faith mediation attempt shall be a condition precedent to litigation as a resolution process. The parties waive trial by jury.
10. The City shall not hold harmless or indemnify the Contractor beyond the liability that may be incurred under the Kansas Tort Claims Act (KSA 75-6101 et seq.).

- 11. The City shall not be required to purchase insurance against any liability loss or damage to which this Contract relates. The Contractor shall bear the risk of loss to any person or property over which it has authority or control, however exercised.
- 12. This Contract shall be interpreted and implemented so that the City remains in compliance with the Cash Basis Law (KSA 10-1112 and 10-1113), the Budget Law (KSA 79-2935) and all other laws of the State of Kansas. The City retains the right to unilaterally modify or terminate this Contract at any time if, in the opinion of its legal counsel, the Contract may be deemed to violate the terms of such laws.
- 13. The obligation to supply goods or services under this Contract is personal to this Contractor, and cannot be assigned, subcontracted or transferred to another without the written consent of the City.
- 14. This Contract is intended solely for the benefit of the City and the Contractor. The parties do not intend that it benefit, either directly or indirectly, any third party. No third party may sue for damages based on the terms or performance of this Contract.
- 15. Contractor shall be in default of this Contract in the event that Contractor:
 - (i) applies for or consents to the appointment of a receiver, trustee or liquidator of itself or any of its property,
 - (ii) is unable to pay its debts as they mature or admits in writing its inability to pay its debt,
 - (iii) makes a general assignment for the benefit of creditors,
 - (iv) is adjudicated as bankrupt or insolvent, or
 - (v) files a voluntary petition in bankruptcy or a petition or an answer seeking reorganization or an arrangement with creditors, or taking advantage of any bankruptcy, reorganization, insolvency, readjustment of debt, dissolution or liquidation law or statute or admits the material allegation of a petition filed against it in any legal proceedings, or if an action shall be taken by Contractor for the purpose of accomplishing any of the above actions.
- 16. Goods or equipment delivered and/or services rendered hereunder must be made according to the terms of this Contract both as to time and quantities, with City reserving the right to cancel, reject or refuse any delivery made and/or service rendered prior to or subsequent to the times specified. If no schedule for delivery appears otherwise in the Contract, delivery shall be completed in a reasonable time, judged by the continuing utility to and viability of the City's related project or service.
- 17. In the event no quality is specified on the face of the Purchase Order/Quotation, the goods or equipment delivered and/or services rendered hereunder must be of the best quality. If Contractor cannot maintain delivery of goods or equipment and/or rendering of services according to the agreed schedule, Contractor must notify City immediately. Upon Contractor's failure to maintain delivery or otherwise perform hereunder, City reserves the right to procure such goods or equipment and/or services elsewhere, in whole or in part, and assess Contractor with any additional costs incurred, unless Contractor's default arises from causes beyond its control and without fault or negligence. This remedy is in addition to any other remedy which City may have pursuant to this Agreement or otherwise and/or any warranty that may be implied or imposed by operation of law.

18. Contractor must immediately notify City of any safety recall notices of products, goods and services Contractor has provided to City. In addition, Contractor shall remedy the recalled defect(s), at no cost to City, by:

- (1) providing products, goods or services reasonably equal to or better than the quality of the products, goods or services without accounting for the recalled defect(s); or
- (2) providing compensation to City in an amount not less than the original cost of the products, goods or services less a reasonable amount for depreciation. This Section survives expiration or termination of the Agreement.

19. The Kansas Act against Discrimination (Kansas Statutes Annotated 44-1001, et seq., as amended) requires every person who enters into a contract with the City for construction, alteration or repair of any public building or public work or for the acquisition of materials, equipment, supplies or service to:

- a. Observe the provisions of the Kansas Act Against Discrimination and not to discriminate against any person in the performance of work under the present Contract because of race, religion, color, sex, disability, national origin or ancestry, or age unrelated to such person’s ability to engage in the particular work.
- b. In all solicitations or advertisement for employees, the Contractor shall include the phrase “Equal Opportunity Employer” or a similar phrase to be approved by the Kansas Human Rights Commission.
- c. Upon request, inform the Kansas Human Rights Commission and/or the City of Bel Aire Finance Department in writing the manner in which such person will recruit and screen personnel to be used in performing the Contract.
- d. Contractor shall include the provisions of sub-paragraphs (a), (b), (c), and (d) of this paragraph in each of its subcontract or purchase order and/or contract so that such provisions will be binding upon such subcontractor or Contractor.
- e. Exempted from these requirements are:
 - (1) Any Contractor who has already complied with the provisions set forth in these sections by reason of holding a contract with the Federal Government or a contract involving Federal funds (proof of compliance required).
 - (2) Any Contractor who employs fewer than four (4) employees during the term of this Contract.
 - (3) Contractor who hold contracts with the City of Bel Aire with a cumulative total of five thousand dollars (\$5,000.00) or less during the City’s Fiscal Year.
- f. Reports requested by the Kansas Human Rights Commission shall be made on forms prepared by the Commission, copies of which are available from the Kansas Human Rights Commission, Contract Auditor, 900 S.W. Jackson Street, Suite 851 S., Topeka, Kansas, 66612. During the performance of any City contract or agreement the Contractor shall comply with all the provisions of the Civil Rights Act of 1964, as amended; the Equal Employment Opportunity Act of 1972; Executive Orders 11246, 11375, 11141, Part 60 of Title 41 of the Code of Federal Regulations; the Age Discrimination in Employment

Act of 1967, the Rehabilitation Act of 1973; the Americans with Disabilities Act and/or any laws, regulations or amendments as may be promulgated thereunder. Any finding adverse to the Contractor under K.S.A. 1976 Supp. 44-1031, as amended or other State statutes, Federal statutes or regulations pertaining to discrimination, which finding or decision or order has become final, shall be a breach of this Contract and any such contract may be cancelled, terminated or suspended in whole or in part by the City or its contracting agency.

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**EXHIBIT C
CITY OF BEL AIRE, KANSAS
MANDATORY INDEPENDENT CONTRACTOR ADDENDUM**

1. The parties agree Contractor shall satisfy all tax and other governmentally imposed responsibilities including, but not limited to payment of state, federal, and social security taxes; unemployment taxes; workers' compensation and self-employment taxes. No federal, state, or local taxes of any kind shall be withheld or paid by City and Contractor shall indemnify City for its failure to comply with Contractor's responsibilities under this paragraph.

2. The parties agree that as an independent contractor, Contractor is not entitled to any benefits from City, including but not limited to:
 - (a) unemployment insurance benefits;

 - (b) workers' compensation coverage; or

 - (c) health insurance coverage.

Contractor may only receive such coverages if provided by Contractor or an entity other than City. Subject to the foregoing, Contractor hereby waives and discharges any claim, demand, or action against City's workers' compensation insurance and/or health insurance and further agrees to indemnify City for any such claims related to Contractor's operations or the performance of services by Contractor hereunder.

3. The parties hereby acknowledge and agree that City will not:
 - (a) require Contractor to work exclusively for City;

 - (b) establish means or methods of work for Contractor, except that City may provide plans and specifications regarding the work but will not oversee the actual work. City may establish performance standards for the contracted outcomes;

 - (c) pay to Contractor a salary or hourly rate, but rather will pay to Contractor a fixed or contract rate;

 - (d) provide training for Contractor on performance of the services to be done; City may provide informational briefing on known conditions;

 - (e) provide tools or benefits to Contractor (materials and equipment may be supplied if negotiated);

 - (f) dictate the time of Contractor's performance; and

 - (g) pay Contractor personally;instead, City will make all checks payable to the trade or business name under which Contractor does business.

4. Contractor does not have the authority to act for City, to bind City in any respect whatsoever, or to incur debts or liabilities in the name of or on behalf of City.

- 5. Unless given express written consent by City, Contractor agrees not to bring any other party (including but not limited to employees, agents, subcontractors, sub-subcontractors, and vendors) onto the project site.
- 6. If Contractor is given written permission to have other parties on the site, and Contractor engages any other party which may be deemed to be an employee of Contractor, Contractor will be required to provide the appropriate workers' compensation insurance coverage as required by this Agreement.
- 7. Contractor has and hereby retains control of and supervision over the performance of Contractor's obligations hereunder. Contractor agrees to retain control over any allowed parties employed or contracted by Contractor for performing the services hereunder and take full and complete responsibility for any liability created by or from any actions or individuals brought to the project by Contractor.
- 8. Contractor represents that it is engaged in providing similar services to the public and not required to work exclusively for City.
- 9. All services are to be performed solely at the risk of Contractor and Contractor shall take all precautions necessary for the safety of its and the City's employees, agents, subcontractors, sub-subcontractors, vendors, along with members of the public it encounters while performing the work.
- 10. Contractor will not combine its business operations in any way with City's business operations and each party shall maintain their operations as separate and distinct.

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MINUTES
CITY COUNCIL MEETING
7651 E. Central Park Ave, Bel Aire, KS
January 20, 2026 7:00 PM



I. CALL TO ORDER: Mayor Jim Benage called the meeting to order at 7:00 p.m.

II. ROLL CALL

Councilmembers Greg Davied, Tyler Dehn, Emily Hamburg, Brandon McIntosh, and Mike Proctor were present. No one was absent.

Also present were City Manager Ted Henry, City Attorney Maria Schrock, City Engineer Anne Stephens, Director of Community Development Paula Downs, and City Clerk Melissa Krehbiel.

III. OPENING PRAYER: Father Andrew Labenz provided the opening prayer.

IV. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

Mayor Benage led the pledge of allegiance.

V. DETERMINE AGENDA ADDITIONS: There were no additions.

VI. CONSENT AGENDA

A. Approval of Minutes of the January 6, 2026 City Council meeting.

MOTION: Councilmember Davied moved to approve the Consent Agenda as listed and authorize the Mayor to sign. Councilmember Dehn seconded the motion. *Motion carried 5-0.*

VII. DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE

A. Consideration of Appropriations Ordinance No. 26-01 in the amount of \$685,896.22.

MOTION: Councilmember Dehn moved to approve Appropriations Ordinance No. 26-01. Councilmember Hamburg seconded the motion. *Motion carried 5-0.*

VIII. CITY REQUESTED APPEARANCES

A. Jesse Miller - Update on Steering Committee for Sedgwick County Fire District No 1

Jesse Miller stood for questions about the Steering Committee. Mr. Miller has resigned from the Steering Committee due to work commitments. Mayor Benage presented Mr. Miller with an award and thanked him for his service to the City.

B. Becky Lewis, Burns & McDonnell - odor control chemical pilot findings and pretreatment report

Becky Lewis, Burns & McDonnell, presented the pretreatment report. Mike Nelson, USP Technologies, presented the findings of the odor control chemical pilot study. Following the presentations, they answered questions from the Council. No action was taken by the Council.

IX. CITIZEN CONCERNS: No one spoke.

X. REPORTS

A. Council Member Reports

Councilmember Hamburg reported she Attended the Sedgwick County Association of Cities (SCAC) meeting at Walton’s in Bel Aire on January 10th.

Councilmember McIntosh reported he recently drove through the Aurora Park neighborhood to see the ditch work.

Councilmember Proctor reported he attended the latest meetings of SCAC and the Bel Aire Chamber of Commerce.

Davied reported on the SCAC meeting.

Councilmember Dehn reported the Bel Aire Chamber meetings have been moved to the 1st Thursday of the month from 11:30 a.m. to 1:00 p.m. in the Community Room at City Hall. He encouraged everyone to attend on the first Thursday in February. KDOT will hold a public open house on February 5th; he encouraged citizens to attend and take the online survey available on KDOT’s website. He noted that short-term rental regulations were recently discussed by Sedgwick County – he shared the information with City staff.

B. Mayor's Report

Mayor Benage reported that he attended the SCAC meeting and thanked everyone who attended. He also attended the latest Bel Aire Utility Advisory Committee meeting and a discussion of Sedgwick County Fire District 1. He has been working with Representative Steve Brunk on legislation that will require agreements between local governments for maintenance of shared roads.

C. City Attorney Report

City Attorney Maria Schrock recently attended the latest UAC meeting and discussed compliance with the Kansas Open Meetings Act (KOMA). She plans to meet with the Planning Commission and Tree Board regarding KOMA in the coming months.

D. City Manager Report

City Manager Ted Henry reported on a recent meeting he had with WAMPO staff regarding grant funding for a proposed Bicycle-Pedestrian path. WAMPO is open to delaying the project in order to re-engage Bel Aire citizens about their preferences for the project. The tentative date for the public open house is February 17th.

City Manager Henry also requested feedback from the City Council regarding current code enforcement of short-term rental properties. The Council briefly discussed developing an approval process. Community Development Director Paula Downs stated she anticipates a draft of the new process will come before City Council in March or April. Councilmember Hamburg noted that specific complaints about things such as noise and parking can still be handled by the police.

City Manager Ted Henry requested that the Council address agenda Item XI C (Work Order No. 26-03). Mayor Benage then announced agenda Item XI. C for consideration.

Consideration of Professional Engineering Consultants Work Order No 26-03 for Bel Aire Zoning and Subdivision Regulation Updates (Agenda Item XI.C.)

MOTION: Councilmember Dehn moved to approve Professional Engineering Consultants Work Order No 26-03 for Bel Aire Zoning and Subdivision Regulation Updates in the amount of \$30,000 plus reimbursable expenses amend the contract for a finish date of 12/31/2026 and authorize the Mayor to sign. Councilmember Davied seconded the motion. *Motion carried 5-0.*

Mayor Benage then requested consideration of Agenda Item XII. A. Executive Session.

EXECUTIVE SESSION

MOTION: Councilmember McIntosh moved to recess into executive session to discuss with legal counsel and receive legal advice related to pending litigation. The discussion will be pursuant to K.S.A. 75- 4319 (b)(2) for legal consultation with Neil Gosch, which would be deemed privileged in the attorney-client relationship. Invite Neil Gosch, Katherine Chlumsky, City Manager, City Attorney and City Engineer. The meeting will be for a period of 60 minutes, and the open meeting will resume in City Council Chambers at 9:11 p.m. Councilmember Davied seconded the motion. *Motion carried 5-0.*

The City Council then recessed for Executive Session. At 9:13 p.m., Mayor Benage called the open meeting back to order and stated that no binding action had been taken.

XI. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

A. Consideration of The Cost Share Agreement Approving Kansas Department of Transportation (KDOT) Authority to Award Contract for Construction of 45th Street from Oliver to Woodlawn Roadway Reconstruction.

MOTION: Councilmember Dehn moved to approve the Cost Share Agreement with KDOT and authorize city staff and the Mayor to sign all necessary documents. Councilmember Proctor seconded the motion. *Motion carried 5-0.*

B. Consideration of Agreement with Nowak Construction for Hydro-Excavation Services Along 45th Street Between Oliver and Woodlawn at \$58,900.00.

MOTION: Councilmember Dehn moved to approve the agreement with Nowak Construction at a cost not to exceed \$58,900.00 and authorize the Mayor to sign. Councilmember McIntosh seconded the motion. *Motion carried 5-0.*

C. Consideration of Professional Engineering Consultants Work Order No 26-03 for Bel Aire Zoning and Subdivision Regulation Updates.

This Item was addressed earlier in the meeting.

XII. EXECUTIVE SESSION: *This Item was addressed earlier in the meeting.*

XIII. DISCUSSION AND FUTURE ISSUES: None.

XIV. ADJOURNMENT

MOTION: Councilmember Proctor moved to adjourn. Councilmember Hamburg seconded the motion. *Motion carried 5-0.*

Approved by the City Council this _____ day of _____, 2026.

Jim Benage, Mayor

ATTEST:

Melissa Krehbiel, City Clerk



MINUTES SPECIAL CITY COUNCIL MEETING

7651 E. Central Park Ave, Bel Aire, KS
January 27, 2026 7:00 PM



I. CALL TO ORDER: Mayor Jim Benage called the meeting to order at 7:00 p.m.

II. ROLL CALL

Councilmembers Greg Davied, Tyler Dehn, Emily Hamburg, Brandon McIntosh, and Mike Proctor were present. No one was absent.

Also present were City Manager Ted Henry, City Attorney Maria Schrock and City Clerk Melissa Krehbiel.

III. READING BY CITY ATTORNEY:

A. Request for Special Meeting on 1-27-2026

City Attorney Maria Schrock read the written request for special meeting aloud. The written request is attached to these minutes as Exhibit A.

IV. NEW BUSINESS

A. Consideration of Supplemental Agreement No. 2 with the Kansas Department of Transportation (KDOT) to reflect an increase in the maximum federal funds allowed for the reconstruction of Woodlawn at \$7,794,784.57 and to add provisions related to an installment schedule.

MOTION: Councilmember Davied moved to approve Supplemental Agreement No. 2 with KDOT to increase the maximum federal funds for the reconstruction of Woodlawn to \$7,794,784.57, add provisions related to an installment schedule, and authorize the Mayor to sign. Councilmember Dehn seconded the motion. *Motion carried 5-0.*

B. Consideration of a Construction Engineering Supplemental Agreement No. 3, Work Estimate Form, with the Kansas Department of Transportation (KDOT) and Garver LLC., for the reconstruction of Woodlawn, with a total estimate of \$1,399,012.83.

MOTION: Councilmember Proctor moved to approve Construction Engineering Supplemental Agreement No. 3, Work Estimate Form, with KDOT and Garver LLC., for the reconstruction of Woodlawn, with a total estimate of \$1,399,012.83, and

authorize the Mayor to sign. Councilmember McIntosh seconded the motion. **Motion carried 5-0.**

C. Consideration of An Executive Session – No Executive Session was held.

V. ADJOURNMENT

MOTION: Councilmember Hamburg moved to adjourn. Councilmember Proctor seconded the motion. **Motion carried 5-0.**

Approved by the City Council this ____ day of _____, 2026.

Jim Benage, Mayor

ATTEST:

Melissa Krehbiel, City Clerk

Exhibit A

Section XI, Item B.



REQUEST FOR A SPECIAL CITY COUNCIL MEETING



January 26, 2026

THE HONORABLE JIM BENAGE,
MAYOR OF THE CITY OF BEL AIRE:

We, the undersigned council members of the City of Bel Aire, Kansas, hereby respectfully request you to call a special meeting of the Bel Aire City Council to be held at the Bel Aire City Hall, 7651 E. Central Park Avenue, Bel Aire, Kansas, on **Tuesday, January 27, 2026 at 7:00 p.m.**, for the purpose of:

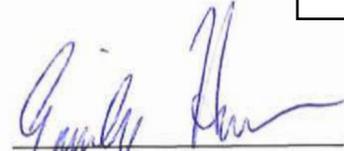
- A. Consideration of Supplemental Agreement No. 2 with the Kansas Department of Transportation (KDOT) to reflect an increase in the maximum federal funds allowed for the reconstruction of Woodlawn at \$7,794,784.57 and to add provisions related to an installment schedule.
- B. Consideration of a Construction Engineering Supplemental Agreement No. 3, Work Estimate Form, with the Kansas Department of Transportation (KDOT) and Garver LLC., for the reconstruction of Woodlawn, with a total estimate of \$1,399,012.83.
- C. An executive session to discuss with legal counsel and receive legal advice related to pending litigation. The discussion will be pursuant to K.S.A. 75-4319 (b)(2) for legal consultation with Neil Gosch, which would be deemed privileged in the attorney-client relationship. Invite the City Manager, City Attorney, City Engineer, and Katherine Chlumsky.

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Greg Davied



Tyler Dehn



Emily Hamburg

Brandon McIntosh



Mike Proctor

Pursuant to a Request for a Special Council Meeting dated **January 26, 2026**, and signed by at least three (3) members of the Council, I hereby call a Special Meeting of the Governing Body of Bel Aire, Kansas, pursuant to Bel Aire City Code 2.1.5, to be held at the time, place, and purpose as specified in the above request.



Jim Benage, Mayor

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AGENDA SPECIAL CITY COUNCIL MEETING



7651 E. Central Park Ave, Bel Aire, KS
January 27, 2026 at 7:00 PM

I. **CALL TO ORDER:** Mayor Jim Benage

II. **ROLL CALL**

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

III. **READING BY CITY ATTORNEY:** The written request for special meeting is read, and entered at length in the minutes.

IV. **NEW BUSINESS**

A. Consideration of Supplemental Agreement No. 2 with the Kansas Department of Transportation (KDOT) to reflect an increase in the maximum federal funds allowed for the reconstruction of Woodlawn at \$7,794,784.57 and to add provisions related to an installment schedule.

Action: Motion to (Approve / Deny / Table) Supplemental Agreement No. 2 with KDOT to increase the maximum federal funds for the reconstruction of Woodlawn to \$7,794,784.57, add provisions related to an installment schedule, and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

B. Consideration of a Construction Engineering Supplemental Agreement No. 3, Work Estimate Form, with the Kansas Department of Transportation (KDOT) and Garver LLC., for the reconstruction of Woodlawn, with a total estimate of \$1,399,012.83.

Action: Motion to (Approve / Deny / Table) Construction Engineering Supplemental Agreement No. 3, Work Estimate Form, with KDOT and Garver LLC., for the reconstruction of Woodlawn, with a total estimate of \$1,399,012.83, and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

C. Consideration of An Executive Session

Action: Motion to recess into executive session to discuss with legal counsel and receive legal advice related to pending litigation. The discussion will be pursuant to K.S.A. 75-4319 (b)(2) for legal consultation with Neil Gosch, which would be deemed privileged in the attorney-client relationship. Invite the City Manager, City Attorney, City Engineer, Neil Gosch, and Katherine

Chlumsky. 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 _____

V. ADJOURNMENT

Action: Motion to adjourn.

Motion _____ Second _____ Vote _____

Notice to the Public:

Between 6:30pm and 7:00pm, just before the meeting, during breaks, and immediately after the meeting, a majority of the Governing Body may be in the Council Chambers or the City Hall lobby. Everyone is welcome in these areas during those times.

A video of this meeting can be streamed at www.belaireks.gov and on You Tube.

Gilmore & Bell, P.C.
01/27/2026

**EXCERPT OF MINUTES OF A MEETING
OF THE GOVERNING BODY OF
THE CITY OF BELAIRE, KANSAS
HELD ON FEBRUARY 3, 2026**

The governing body met in regular session at the usual meeting place in the City, at 7:00 p.m., the following members being present and participating, to-wit:

Absent:

The Mayor declared that a quorum was present and called the meeting to order.

(Other Proceedings)

Thereupon, there was presented a Resolution entitled:

**A RESOLUTION REPEALING RESOLUTION NO. R-2024-25 , WHICH RELATED
TO WATER DISTRIBUTION IMPROVEMENTS AND ESTABLISHED AN
IMPROVEMENT DISTRICT FOR CHAPEL LANDING 7th ADDITION.**

Thereupon, Councilmember _____ moved that said Resolution be adopted. The motion was seconded by Councilmember _____. Said Resolution was duly read and considered, and upon being put, the motion for the adoption of said Resolution was carried by the vote of the governing body, the vote being as follows:

Yea: _____.

Nay: _____.

Thereupon, the Mayor declared said Resolution duly adopted and the Resolution was then duly numbered Resolution No. R-2026-___ and was signed by the Mayor and attested by the Clerk; and the Clerk was further directed to cause the publication of the Resolution one time in the official City newspaper and to record the Resolution in the Office of the Register of Deeds of Sedgwick County, Kansas, all as required by law.

(Other Proceedings)

On motion duly made, seconded and carried, the meeting thereupon adjourned.

CERTIFICATE

I hereby certify that the foregoing Excerpt of Minutes is a true and correct excerpt of the proceedings of the governing body of the City of Bel Aire, Kansas, held on the date stated therein, and that the official minutes of such proceedings are on file in my office.

(SEAL)

Clerk

Gilmore & Bell, P.C.
01/27/2026

(PUBLISHED ON THE CITY WEBSITE, *WWW.BELAIREKS.GOV*, ON FEBRUARY __, 2026)

RESOLUTION NO. R-2026-_____

A RESOLUTION REPEALING RESOLUTION NO. R-2024-25 , WHICH RELATED TO WATER DISTRIBUTION IMPROVEMENTS AND ESTABLISHED AN IMPROVEMENT DISTRICT FOR CHAPEL LANDING 7th ADDITION.

WHEREAS, a Petition was filed with the City Clerk of the City of Bel Aire, Kansas (the "City") proposing certain water distribution system improvements (the "Improvements"), and said Petition set forth: (a) the general nature of the proposed Improvements; (b) the estimated or probable cost of the proposed Improvements; (c) the extent of the proposed improvement district to be assessed for the cost of the proposed Improvements; (d) the proposed method of assessment; (e) the proposed apportionment of the cost between the improvement district and the City at large; and (f) a request that such Improvements be made without notice and hearing as required by K.S.A. 12-6a01 *et seq.* (the "Act"); and

WHEREAS, the governing body of the City found and determined that said Petition was sufficient in accordance with the provisions of the Act, and adopted Resolution No. 2024-25 pursuant to said Petition and the Act; and

WHEREAS, the owners of the property constituting the improvement district under Resolution No. 2024-25 have advised the City of their desire that the City not proceed with the Improvements and special assessments therefor under the Act; and

WHEREAS, the governing body finds it necessary and advisable to repeal Resolution No. 2024-25.

THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF BEL AIRE, KANSAS:

Section 1. Repeal of Resolution No. 2024-25. Resolution No. 2024-25 and its findings and authorizations related to the Improvements, including the establishment of Lots 1 through 11, Block A; Lots 1 through 31, Block B, Chapel Landing 7th Addition, to the City of Bel Aire, Sedgwick County, Kansas, as an improvement district for the water distribution system Improvements, are hereby repealed.

Section 2. Effective Date. This Resolution shall be effective upon adoption. This Resolution shall be published one time in the official City newspaper, and shall also be filed of record in the office of the Register of Deeds of Sedgwick County, Kansas.

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ADOPTED by the governing body of the City on February 3, 2026.

(SEAL)

Jim Benage, Mayor

ATTEST:

Melissa Krehbiel, Clerk

CERTIFICATE

I hereby certify that the above and foregoing is a true and correct copy of the Resolution of the City adopted by the governing body on February 3, 2026 as the same appears of record in my office.

DATED: February 3, 2026.

Melissa Krehbiel, Clerk

MANAGER’S REPORT

DATE: January 29, 2026
TO: Mayor Benage and City Council
FROM: Ted Henry, City Manager
RE: February 3, 2026 Agenda



Appropriations Ordinance (Item VI)

This appropriation ordinance encompasses 01/14/2026 through 01/27/2026 expenses and one payroll cycle. Expenditures amounted to \$717,445.11. No special assessment infrastructure costs occurred during this period.

Election of City Council President (Item X.A.)

The current City Council President is Emily Hamburg. The City Council President is elected yearly. This can be accomplished by a simple motion and vote. Bel Aire City Code, Chapter 2 Article 1.7 defines the position of City Council President.

“Council shall elect from its membership a President of the Council, in February of each year. The President of the Council shall exercise the duties of the office of the Mayor when the Mayor is temporarily unable to serve, but shall retain the rights and obligations of a council member. If a vacancy occurs in the office of the Mayor by death, resignation, removal from the City, removal from office, refusal to qualify, or otherwise, the President of the Council shall become Mayor and shall serve until the next regular election for that office. A vacancy will be created in the office of the council member becoming Mayor, which shall be filled in the same manner as any other council position vacancy. The council shall elect from its membership a new President of the Council.”

Amendment to Development Agreement for Chapel Landing 7th (Item X.B.)

On July 2, 2024, the City Council approved the Final Plat and Development Agreement for Chapel Landing 7th Addition. The developer then placed the project on hold but is now prepared to move forward. In late 2025, the developer approached the City requesting an amendment to the original Development Agreement. Specifically, the developer has requested to pay for the installation of the water line directly rather than having those costs spread as special assessments. Staff has prepared the proposed amendment for Council consideration.

Contract for 2026 Computer Replacements, ImagineIT (Item X.C.)

The City has been utilizing our IT vendor to purchase computer replacements each year since our partnership began in 2022. The City is on a 4-year replacement schedule for computers (based on age) to ensure all equipment stays under warranty and is kept up to date. The City computer replacement schedule averages 16.5 devices per year. The FY26 Equipment Reserve Fund budget includes 19 computer replacements at an average cost of \$2,000 each. ImagineIT utilizes Lenovo

as their primary provider for computer equipment. ImagineIT receives special pricing as they are a preferred vendor for Lenovo. The total cost for 11 devices, materials, and labor is \$14,955.89. The quote includes all devices, required warranties, materials, and setup labor cost for all devices. The labor cost will not increase, but it could possibly decrease if installation is quicker than anticipated. The remaining 8 devices are for the Police Department vehicles and will be presented at a later date. The 8 vehicle laptops are recommended to be Panasonic laptops because they integrate the best with the CAD and Dispatch systems the City utilizes in partnership with Sedgwick County. City staff recommend approval of the first 11 computer replacements for 2026 at a cost not to exceed \$14,955.89 and authorize the City Manager or designee to sign.

Consent Agenda (Item XI)

The consent agenda contains the Minutes of the January 20th regular meeting and January 27th special meeting.

A Resolution is also on the consent agenda. The Resolution will rescind a previous Resolution (R-2024-25) related to Water Distribution System Improvements in Chapel Landing 7th Addition.

Executive Session (Item XII)

There is one Executive Session on the agenda.

Discussion and Future Issues: Workshop February 10, 2026 (Item XIII)

The next City Council Workshop is scheduled for February 10, 2026 at 7:00 p.m.