AGENDA
CITY COUNCIL MEETING
7651 E. Central Park Ave, Bel Aire, KS
November 17, 2026 7:00 PM

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

II. **ROLL CALL**

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

III. **OPENING PRAYER:**

A. **Mark Posson**

IV. **PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG**

V. **DETERMINE AGENDA ADDITIONS**

VI. **CONSENT AGENDA**

A. **Approval of Minutes of the November 3, 2026 City Council meeting.**

B. **Re-appointment of Emily Hamburg as a regular board member to the Chisholm Creek Utility Authority (CCUA), term expiring 12/7/2028.**

C. **Re-appointment of Ken Lee as an alternate board member to the Chisholm Creek Utility Authority (CCUA), term expiring 12/7/2028.**

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

Motion _____ Second _____ Vote _____

VII. **DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE**

A. **Consideration of Appropriations Ordinance No. 26-21 in the amount of $4,195,927.97**

Action: Motion to (approve / deny / table) Appropriations Ordinance No. 26-21.

Motion _____ Second _____ Vote _____

VIII. **CITY REQUESTED APPEARANCES**

A. None

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

X. REPORTS

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

XI. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

A. Consideration of 2027 Employee Health Insurance Renewal.

Action: Motion to (Approve / Deny / Table) the Platinum and Gold Employee Health Insurance Plan Options with Blue Cross Blue Shield (As Presented / As Amended); and authorize the appropriate City Staff to take all actions necessary to implement these plan design changes.

Motion _____ Second _____ Vote _____

B. Consideration of 2027 Employee Dental Insurance Renewal

Action: Motion to (Approve / Deny / Table) the 3% premium increase with Delta Dental (As Presented / As Amended); and authorize the appropriate City Staff to take all actions necessary to implement this plan design change.

Motion _____ Second _____ Vote _____

C. Consideration of a Multi-Year Agreement for City Hall Elevator On-Call and Preventive Maintenance Services.

Action: Motion to (Approve / Deny / Table) an agreement with Sunrise Elevator for on-call and preventive maintenance elevator services for a term of five years, at a monthly cost of $155.00, and a total contract amount not to exceed $9,300.00; approve the Contract (As Presented / As Amended); and authorize the Mayor to sign.

Motion _____ Second _____ Vote_____

XII. EXECUTIVE SESSION

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

Motion _____ Second _____ Vote _____

XIII. DISCUSSION AND FUTURE ISSUES

A. **Discussion of Snow Plow Policy**

B. **Discussion of Residential Landscaping & Trees**

XIV. ADJOURNMENT

Action: Motion to adjourn.

Motion _____ Second _____ Vote _____

Additional Attachments:

A. City Manager's Report - November 17, 2026 City Council

B. Financial Report - October 2026

C. Public Works Report - October 2026

D. Recreation Activities Report - October 2026

Notice

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

MINUTES
CITY COUNCIL MEETING
7651 E. Central Park Ave, Bel Aire, KS
November 03, 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, City Clerk Melissa Krehbiel, City Financial Advisor Adam Pope of Columbia Capital Management, LLC and City Bond Counsel Kevin Cowan of Gilmore and Bell, P.A.

III. OPENING PRAYER:

A. Gary Green provided the opening prayer.

IV. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

Mayor Benage led the pledge of allegiance.

V. PROCLAMATION

A. Veteran's Day - November 11, 2026

Mayor Benage read the proclamation aloud and signed it.

VI. DETERMINE AGENDA ADDITIONS:

Mayor Benage noted that Council policy requires a motion to be made and passed in order to add items to the agenda. Once a motion is made and passes, the mayor will decide where to place it on the agenda.

There were no additions for this agenda.

VII. CONSENT AGENDA

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

B. Approve Change Order No. 2 from Mies Construction, Inc. at a cost not to exceed $5,830.00 and 2 additional working days for additional work related to utility conflicts (Sanitary Sewer Phase 1 Improvements to serve Skyview at Webb Addition).

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

VIII. DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE

A. Consideration of Appropriations Ordinance No. 26-20 in the amount of $1,038,446.58

MOTION: Councilmember Hamburg moved to approve Appropriations Ordinance No. 26-20. Councilmember Dehn seconded the motion. ***Motion carried 5-0.***

IX. CITY REQUESTED APPEARANCES

A. None

X. CITIZEN CONCERNS: No one spoke.

XI. REPORTS

A. Council Member Reports

Councilmember Dehn reminded everyone that the next meeting of K254 Corridor Development Association will be held on November 20 in Benton.

Councilmember Davied reported on the Chisholm Creek Utility Authority (CCUA) meeting last Thursday. They are still struggling with effluent, but the plant manager has ideas for dealing with it.

Councilmember Proctor gave no report.

Councilmember McIntosh said he was asked by several people about how to report small problems like tree limbs down in the park. He noted there is a form on the City website, under the "How Do I" drop-down and under "Submit".

Councilmember Hamburg reported on the latest CCUA meeting. It is anticipated that, due to a part delay, about 60 to 90 days will be added to work on the plant expansion.

B. Mayor's Report

Mayor Benage reported that CCUA recently approved an agreement with Wilson & Company to evaluate the plant's capacity; the City's water towers will be included in the study.

On October 27 he participated in the League of Kansas Municipalities (LKM) work group for property taxes via Teams.

He noted that progress on the 53rd st walk/bike path continues, although rain has delayed work recently. Mayor Benage continues to communicate with Prado Construction on this matter.

Last week Mayor Benage sent a letter to the Bel Aire Heights HOA to get an encroachment agreement in place for the wall on 45th Street, which sits on the City's right-of-way, or have the HOA approve removal of the wall.

C. City Attorney Report

City Attorney Maria Schrock gave a report on Kansas Open Records Act (KORA). Requests have increased and their complexity has increased. So far 178 requests have been received this year; these have doubled this month compared to last year. She anticipates that the Council will consider an Ordinance regarding KORA in December. She anticipates a review of the fees for records will be included. Ms. Schrock noted that the supervisor training last week went well.

D. City Manager Report

City Manager Ted Henry reported that he will give a presentation at the Bel Aire Area Chamber of Commerce meeting next week. City offices will be closed on November 11th for Veteran's Day.

XII. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

A. Consideration of An Ordinance Authorizing and Providing for the Issuance of General Obligation Bonds, Series 2026A, of the City of Bel Aire, Kansas; Providing for the Levy and Collection of an Annual Tax for the Purpose of Paying the Principal of and Interest on Said Bonds as They Become Due; Authorizing Certain Other Documents and Actions in Connection Therewith; And Making Certain Covenants With Respect Thereto.

MOTION: Councilmember Hamburg moved to adopt An Ordinance Authorizing and Providing for the Issuance of General Obligation Bonds, Series 2026A, of the City of Bel Aire, Kansas; Providing for the Levy and Collection of an Annual Tax for the Purpose of Paying the Principal of and Interest on Said Bonds as They Become Due; Authorizing Certain Other Documents and Actions in Connection Therewith; And Making Certain Covenants With Respect Thereto and authorize all required signatures. Councilmember Dehn seconded the motion.

Roll Call Vote:

Greg David – Aye Tyler Dehn – Aye Emily Hamburg – Aye
Brandon McIntosh – Aye Mike Proctor – Aye

Motion carried 5-0.

B. Consideration of A Resolution Prescribing the Form and Details of and Authorizing and Directing the Sale and Delivery of General Obligation Bonds, Series 2026A, of the City of Bel Aire, Kansas, Previously Authorized by Ordinance No. 769 of the Issuer; Making Certain Covenants and Agreements to Provide for the Payment and Security Thereof; And Authorizing Certain Other Documents and Actions Connected Therewith.

MOTION: Councilmember Dehn moved to adopt A Resolution Prescribing the Form and Details of and Authorizing and Directing the Sale and Delivery of General Obligation Bonds, Series 2026A, of the City of Bel Aire, Kansas, Previously Authorized by Ordinance No. 769 of the Issuer; Making Certain Covenants and

Agreements to Provide for the Payment and Security Thereof; And Authorizing Certain Other Documents and Actions Connected Therewith and authorize all required signatures. Councilmember Davied seconded the motion. ***Motion carried 5-0.***

C. Consideration of A Resolution Authorizing and Directing the Issuance, Sale and Delivery of General Obligation Temporary Notes, Series 2026B, of the City of Bel Aire, Kansas; Providing for the Levy and Collection of an Annual Tax, if Necessary, for the Purpose of Paying the Principal of and Interest on Said Notes as They Become Due; Making Certain Covenants and Agreements to Provide for the Payment and Security Thereof; And Authorizing Certain Other Documents and Actions Connected Therewith.

MOTION: Councilmember Davied moved to adopt A Resolution Authorizing and Directing the Issuance, Sale and Delivery of General Obligation Temporary Notes, Series 2026B, of the City of Bel Aire, Kansas; Providing for the Levy and Collection of an Annual Tax, if Necessary, for the Purpose of Paying the Principal of and Interest on Said Notes as They Become Due; Making Certain Covenants and Agreements to Provide for the Payment and Security Thereof; And Authorizing Certain Other Documents and Actions Connected Therewith and authorize all required signatures. Councilmember McIntosh seconded the motion. ***Motion carried 5-0.***

D. Consideration of An Ordinance Authorizing the City of Bel Aire, Kansas, to Issue Taxable Industrial Revenue Bonds (Aspen Sunflower Industrial, II LLC Project), Series 2026, in a Principal Amount Not to Exceed $18,500,000, for the Purpose of Providing Funds to Pay the Cost of Acquiring Land and Constructing and Equipping a Building for Use in Industrial, Manufacturing, Warehouse, Distribution, Flex And/or Office Purposes; Authorizing the Issuer to Enter Into Certain Documents and Actions in Connection With the Issuance of Said Bonds.

City Bond Counsel, Kevin Cowan of Gilmore and Bell, PA, presented the Ordinance and associated documents to the Council and stood for questions. Mr. Cowan stated that since the documents were originally circulated, the company is now requesting a total principal amount not to exceed $17,000,000 and the documents have been updated.

MOTION: Councilmember McIntosh moved to adopt An Ordinance Authorizing the City of Bel Aire, Kansas, to Issue Taxable Industrial Revenue Bonds (Aspen Sunflower Industrial, II LLC Project), Series 2026, in a Principal Amount Not to Exceed $17,000,000, for the Purpose of Providing Funds to Pay the Cost of Acquiring Land and Constructing and Equipping a Building for Use in Industrial, Manufacturing, Warehouse, Distribution, Flex And/or Office Purposes; Authorizing the Issuer to Enter Into Certain Documents and Actions in Connection With the Issuance of Said Bonds, and authorize all required signatures. Councilmember Davied seconded the motion.
Roll Call Vote:
Greg Davied – Aye Tyler Dehn – Aye Emily Hamburg – Aye
Brandon McIntosh – Aye Mike Proctor – Aye
Motion carried 5-0.

E. Consideration of Work Order No. 26-27 from Professional Engineering Consultants, P.A. (PEC) for the 2027 Street Maintenance Program in the amount of $124,100.00.

MOTION: Councilmember Proctor moved to approve PEC Work Order 26-27 for the 2027 Street Maintenance Program in the amount of $124,100.00 as presented and authorize the Mayor to sign. Councilmember Davied seconded the motion. ***Motion carried 5-0.***

F. Consideration of the Purchase of Mobile Data Computers and Approval of a Contract.

MOTION: Councilmember Hamburg moved to approve the purchase of mobile data computers from Turnkey Mobile, Inc. in the amount of $43,299.00; approve the Contract as presented; and authorize the Mayor to sign. Councilmember Dehn seconded the motion. ***Motion carried 5-0.***

G. Consideration of approving Change Order No. 4 from Prado Construction in the amount of $23,072.00 and fifteen (15) additional work days for the 53rd Street Multi-Use Path project, contingent upon approval by the Kansas Department of Transportation.

MOTION: Councilmember Dehn moved to approve Change Order No. 4 from Prado Construction in the amount of $23,072.00 and fifteen (15) additional work days for the 53rd Street Multi-Use Path project, contingent upon approval by the Kansas Department of Transportation. Councilmember Proctor seconded the motion. ***Motion carried 5-0.***

XIII. EXECUTIVE SESSION

A. None

XIV. DISCUSSION AND FUTURE ISSUES

A. City Council & Planning Commission Workshop #4 regarding Zoning Code Updates: November 10, 2026 at 7 p.m.

Councilmember Hamburg asked about Short Term Rental regulations. City Manager Ted Henry stated that staff are currently trying to align the regulations with zoning code updates.

Mayor Benage noted that the volunteer dinner will be held on Nov 17th at 5:30 p.m. before the regular City Council meeting.

No official action was taken.

XV. ADJOURNMENT

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

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

_____
Jim Benage, Mayor

ATTEST:

_____
Melissa Krehbiel, City Clerk

City of Bel Aire, KS

AP ORDINANCE
By Vendor DBA

Payment Dates 10/27/2026 - 11/8/2026

Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
Vendor DBA: 0178 -					
AFLAC	EMPLOYEE MONTHLY PREMI...	10/21/2026	11/01/2026		374.42
AFLAC	EMPLOYEE MONTHLY PREMI...	10/21/2026	11/01/2026		131.04
				Vendor DBA 0178 - AFLAC Total:	**505.46**
Vendor DBA: 2122 -					
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	11/05/2026	11/06/2026		37.50
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	11/05/2026	11/06/2026		22.50
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	11/05/2026	11/06/2026		45.00
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	11/05/2026	11/06/2026		45.00
				Vendor DBA 2122 - AIR CAPITOL EXTERMINATING Total:	**150.00**
Vendor DBA: 1548 -					
ALLEN, GIBBS & HOULIK, LC/A...	2025- AUDIT PROGRESS-FINAL	11/04/2026	11/06/2026		8,500.00
				Vendor DBA 1548 - ALLEN, GIBBS & HOULIK, LC/AGH Total:	**8,500.00**
Vendor DBA: 0055 - ARK VALLEY NEWS					
ARK VALLEY NEWS	PUBLICATIONS	11/05/2026	11/06/2026		247.04
ARK VALLEY NEWS	BREEZE AD	11/05/2026	11/06/2026		500.00
				Vendor DBA 0055 - ARK VALLEY NEWS Total:	**747.04**
Vendor DBA: 0054 - AT&T GLOBAL NETWORK					
AT&T GLOBAL NETWORK	INTERNET BACKUP	10/16/2026	10/28/2026		206.00
				Vendor DBA 0054 - AT&T GLOBAL NETWORK Total:	**206.00**
Vendor DBA: 1968 -					
ATTENTION TO DETAILS, LLC	TREE REMOVAL & TRIMMING...	10/30/2026	10/30/2026		8,000.00
				Vendor DBA 1968 - ATTENTION TO DETAILS, LLC Total:	**8,000.00**
Vendor DBA: 1630 - AUSTIN DISTRIBUTING LLC					
AUSTIN DISTRIBUTING LLC	EQUIPMENT MAINT/REPAIRS	10/28/2026	10/30/2026		16.88
				Vendor DBA 1630 - AUSTIN DISTRIBUTING LLC Total:	**16.88**
Vendor DBA: 0472 -					
BEALL & MITCHELL, LLC	11/26/ JUDGE TERRY BEALL/C...	10/30/2026	11/06/2026		1,237.98
				Vendor DBA 0472 - BEALL & MITCHELL, LLC Total:	**1,237.98**
Vendor DBA: 3164 -					
BELL MIRROR & GLASS	BUILDING MAINT/WINDOW R...	11/04/2026	11/06/2026		1,320.00
				Vendor DBA 3164 - BELL MIRROR & GLASS Total:	**1,320.00**
Vendor DBA: 1798 -					
CRAFCO, INC	MATERIALS/SUPPLIES- STREET...	11/04/2026	11/06/2026		2,218.75
				Vendor DBA 1798 - CRAFCO, INC Total:	**2,218.75**
Vendor DBA: 2599 -					
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PD	10/29/2026	10/30/2026		33.50
CULLIGAN OF WICHITA / WICH..	WATER SERVICE-CH	10/29/2026	10/30/2026		43.00
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	10/29/2026	10/30/2026		4.87
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	10/29/2026	10/30/2026		4.86
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	10/29/2026	10/30/2026		4.86
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	10/29/2026	10/30/2026		4.86
				Vendor DBA 2599 - CULLIGAN OF WICHITA / WICHITA WATER CONDITIONING,INC Total:	**95.95**
Vendor DBA: 2309 -					
DEBORAH APPEL	CITY SUPERVISOR TRAINING-...	11/04/2026	11/06/2026		527.25
				Vendor DBA 2309 - DEBORAH APPEL Total:	**527.25**
Vendor DBA: 0032 -					
DELTA DENTAL PLAN of KANS...	11/26 MONTHLY PREMIUM	10/21/2026	11/01/2026		2,732.96
DELTA DENTAL PLAN of KANS...	11/26 MONTHLY PREMIUM	10/21/2026	11/01/2026		261.71

AP ORDINANCE **Payment Dat 26**

Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
DELTA DENTAL PLAN of KANS...	11/26 MONTHLY PREMIUM	10/21/2026	11/01/2026		379.92
				Vendor DBA 0032 - DELTA DENTAL PLAN of KANSAS Total:	**3,374.59**
Vendor DBA: 0214 -					
DIGITAL OFFICE SYSTEMS - DOS	PD COPIER	10/29/2026	10/30/2026		68.13
				Vendor DBA 0214 - DIGITAL OFFICE SYSTEMS - DOS Total:	**68.13**
Vendor DBA: 2067 -					
DISPLAY SALES	STREET BANNER BRACKET	11/04/2026	11/06/2026		62.00
DISPLAY SALES	STREET BANNER BRACKET	11/04/2026	11/06/2026		62.00
				Vendor DBA 2067 - DISPLAY SALES Total:	**124.00**
Vendor DBA: 0448 - DITCH WITCH UNDERCON					
DITCH WITCH UNDERCON	EQUIP REPAIR/MAINTENANCE	10/29/2026	10/30/2026		306.86
DITCH WITCH UNDERCON	EQUIP REPAIR/MAINTENANCE	10/29/2026	10/30/2026		306.86
DITCH WITCH UNDERCON	EQUIP REPAIR/MAINTENANCE	10/29/2026	10/30/2026		306.86
				Vendor DBA 0448 - DITCH WITCH UNDERCON Total:	**920.58**
Vendor DBA: 1802 -					
EMPOWER RETIREMENT 457	457 CITY MANAGER	11/05/2026	11/05/2026		577.00
EMPOWER RETIREMENT 457	457 EMP VOLUNTARY	11/05/2026	11/05/2026		799.00
				Vendor DBA 1802 - EMPOWER RETIREMENT 457 Total:	**1,376.00**
Vendor DBA: 0046 -					
EVERGY KANSAS CENTRAL INC	LIFT STATION	10/27/2026	11/04/2026		218.74
EVERGY KANSAS CENTRAL INC	CP STREET LIGHTS	10/27/2026	11/04/2026		59.83
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	10/27/2026	11/04/2026		28.93
EVERGY KANSAS CENTRAL INC	PARKS	10/28/2026	11/04/2026		237.88
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	10/27/2026	11/04/2026		29.64
EVERGY KANSAS CENTRAL INC	CP STREET LIGHTS	10/27/2026	11/04/2026		59.72
EVERGY KANSAS CENTRAL INC	MAINT SHOP	10/27/2026	11/04/2026		263.83
EVERGY KANSAS CENTRAL INC	MAINT SHOP	10/27/2026	11/04/2026		158.30
EVERGY KANSAS CENTRAL INC	MAINT SHOP	10/27/2026	11/04/2026		316.59
EVERGY KANSAS CENTRAL INC	MAINT SHOP	10/27/2026	11/04/2026		316.59
EVERGY KANSAS CENTRAL INC	LIFT STATION	10/27/2026	11/04/2026		853.22
EVERGY KANSAS CENTRAL INC	PARKS	10/28/2026	11/04/2026		29.36
EVERGY KANSAS CENTRAL INC	LIFT STATION	10/27/2026	11/04/2026		29.28
EVERGY KANSAS CENTRAL INC	POOL	10/28/2026	11/04/2026		38.54
EVERGY KANSAS CENTRAL INC	MAINT SHOP	10/27/2026	11/05/2026		313.61
EVERGY KANSAS CENTRAL INC	MAINT SHOP	10/27/2026	11/05/2026		188.17
EVERGY KANSAS CENTRAL INC	MAINT SHOP	10/27/2026	11/05/2026		376.33
EVERGY KANSAS CENTRAL INC	MAINT SHOP	10/27/2026	11/05/2026		376.34
EVERGY KANSAS CENTRAL INC	PARKS	10/28/2026	11/04/2026		28.91
EVERGY KANSAS CENTRAL INC	CP STREET LIGHTS	10/27/2026	11/04/2026		79.33
EVERGY KANSAS CENTRAL INC	LIFT STATION	10/27/2026	11/04/2026		61.44
EVERGY KANSAS CENTRAL INC	REC	10/28/2026	11/04/2026		31.17
EVERGY KANSAS CENTRAL INC	WATER TOWER	10/27/2026	11/04/2026		80.79
EVERGY KANSAS CENTRAL INC	REC	10/27/2026	11/04/2026		599.13
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	10/27/2026	11/04/2026		31.54
EVERGY KANSAS CENTRAL INC	LIFT STATION	10/27/2026	11/04/2026		469.51
EVERGY KANSAS CENTRAL INC	CITY HALL	10/27/2026	11/04/2026		1,880.77
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	10/27/2026	11/04/2026		36.12
EVERGY KANSAS CENTRAL INC	CP STREET LIGHTS	10/27/2026	11/04/2026		114.68
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	10/27/2026	11/04/2026		65.23
EVERGY KANSAS CENTRAL INC	LIFT STATION	10/27/2026	11/04/2026		277.34
EVERGY KANSAS CENTRAL INC	PARKS	10/28/2026	11/04/2026		28.89
EVERGY KANSAS CENTRAL INC	WATER TOWER	10/19/2026	11/04/2026		227.85
EVERGY KANSAS CENTRAL INC	PARKS	10/28/2026	11/04/2026		28.86
				Vendor DBA 0046 - EVERGY KANSAS CENTRAL INC Total:	**7,936.46**
Vendor DBA: 1269 -					
FASTENAL COMPANY	BOLTS & HARDWARE	10/28/2026	10/30/2026		90.92
				Vendor DBA 1269 - FASTENAL COMPANY Total:	**90.92**

AP ORDINANCE **Payment Dat 26**

Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
Vendor DBA: 0587 -					
FEDEX - FEDERAL EXPRESS CO…	WATER SAMPLES	10/28/2026	10/30/2026		91.40
				Vendor DBA 0587 - FEDEX - FEDERAL EXPRESS CORPORATION Total:	**91.40**
Vendor DBA: 0010 -					
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	11/05/2026	11/05/2026		13,459.18
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	11/05/2026	11/05/2026		2,132.78
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	11/05/2026	11/05/2026		1,231.60
FICA/FEDERAL W/H	FEDERAL W/H TAXES	11/05/2026	11/05/2026		7,975.71
FICA/FEDERAL W/H	FEDERAL W/H TAXES	11/05/2026	11/05/2026		1,435.03
FICA/FEDERAL W/H	FEDERAL W/H TAXES	11/05/2026	11/05/2026		706.29
FICA/FEDERAL W/H	MEDICARE/FICA	11/05/2026	11/05/2026		3,147.70
FICA/FEDERAL W/H	MEDICARE/FICA	11/05/2026	11/05/2026		498.86
FICA/FEDERAL W/H	MEDICARE/FICA	11/05/2026	11/05/2026		287.98
				Vendor DBA 0010 - FICA/FEDERAL W/H Total:	**30,875.13**
Vendor DBA: 0068 -					
GALLS	UNIFORMS/CLOTHING	11/04/2026	11/06/2026		195.85
GALLS	PD SUPPLIES	11/04/2026	11/06/2026		47.83
GALLS	UNIFORMS	11/04/2026	11/06/2026		180.50
GALLS	UNIFORMS	11/04/2026	11/06/2026		125.36
				Vendor DBA 0068 - GALLS Total:	**549.54**
Vendor DBA: 2081 -					
GARVER	45TH OLIVER-WOODLAWN DI…	11/04/2026	11/06/2026	021-8832	3,591.50
GARVER	45TH OLIVER-WOODLAWN DI…	11/04/2026	11/06/2026	021-8852	4,260.00
GARVER	53RD OLIVER-WOODLAWN DE…	11/04/2026	11/06/2026	002-8882	945.00
				Vendor DBA 2081 - GARVER Total:	**8,796.50**
Vendor DBA: 0116 -					
GILMORE & BELL	2025 ANNUAL REPORT	11/04/2026	11/06/2026		1,200.00
				Vendor DBA 0116 - GILMORE & BELL Total:	**1,200.00**
Vendor DBA: 0175 -					
HASTY AWARDS	SPORTS AWARDS	10/29/2026	10/30/2026		36.25
				Vendor DBA 0175 - HASTY AWARDS Total:	**36.25**
Vendor DBA: 2470 -					
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE…	11/04/2026	11/06/2026		32.40
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE…	11/04/2026	11/06/2026		119.63
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE…	11/04/2026	11/06/2026		104.31
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE…	11/04/2026	11/06/2026		1,016.33
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE…	11/04/2026	11/06/2026		104.31
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE…	11/04/2026	11/06/2026		104.30
IDEATEK TELECOM	IDEATEK MONTHLY PHONE SE…	11/04/2026	11/06/2026		104.30
				Vendor DBA 2470 - IDEATEK TELECOM Total:	**1,585.58**
Vendor DBA: 2438 -					
IMA FINANCIAL GROUP, INC	HEALTH BENEFITS ADMIN MT…	11/05/2026	11/06/2026		833.00
				Vendor DBA 2438 - IMA FINANCIAL GROUP, INC Total:	**833.00**
Vendor DBA: 3071 - INSIGHT & INTEGRITY, LLC. / IXI					
INSIGHT & INTEGRITY, LLC. / IXI	TRAINING-CRISIS NEGOTIATI…	10/26/2026	11/06/2026		350.00
				Vendor DBA 3071 - INSIGHT & INTEGRITY, LLC. / IXI Total:	**350.00**
Vendor DBA: 1665 -					
JOY K WILLIAMS, ATTY AT LAW	PROSECUTOR SVC	11/04/2026	11/06/2026		598.00
				Vendor DBA 1665 - JOY K WILLIAMS, ATTY AT LAW Total:	**598.00**
Vendor DBA: 0196 -					
K P E R S	KP&F	11/05/2026	11/05/2026		12,429.49
K P E R S	KPERS 1	11/05/2026	11/05/2026		856.46
K P E R S	KPERS 1	11/05/2026	11/05/2026		1,102.04
K P E R S	KPERS 1	11/05/2026	11/05/2026		468.52
K P E R S	KPERS 2	11/05/2026	11/05/2026		2,048.94
K P E R S	KPERS 2	11/05/2026	11/05/2026		382.62
K P E R S	KPERS 3	11/05/2026	11/05/2026		8,674.37

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
K P E R S	KPERS 3	11/05/2026	11/05/2026		1,422.97
K P E R S	KPERS 3	11/05/2026	11/05/2026		1,272.04
				Vendor DBA 0196 - K P E R S Total:	**28,657.45**
Vendor DBA: 0197 -					
KANSAS DEPT OF REVENUE	KS STATE W/H	11/05/2026	11/05/2026		5,099.53
KANSAS DEPT OF REVENUE	KS STATE W/H	11/05/2026	11/05/2026		827.69
KANSAS DEPT OF REVENUE	KS STATE W/H	11/05/2026	11/05/2026		442.68
				Vendor DBA 0197 - KANSAS DEPT OF REVENUE Total:	**6,369.90**
Vendor DBA: 0274 -					
KANSAS GOLF & TURF, INC	EQUIP REPAIR/MAINTENANCE	10/29/2026	10/30/2026		219.00
				Vendor DBA 0274 - KANSAS GOLF & TURF, INC Total:	**219.00**
Vendor DBA: 0075 -					
KANSAS ONE-CALL SYSTEM, I...	LOCATE FEES: 258 FOR 10/26	11/04/2026	11/06/2026		171.57
KANSAS ONE-CALL SYSTEM, I...	LOCATE FEES: 258 FOR 10/26	11/04/2026	11/06/2026		171.57
				Vendor DBA 0075 - KANSAS ONE-CALL SYSTEM, INC. Total:	**343.14**
Vendor DBA: 0169 -					
KANSAS STATE TREASURER-B...	BOND PAYMENT	09/22/2026	10/30/2026	027-8804	196,115.63
KANSAS STATE TREASURER-B...	BOND PAYMENT	09/22/2026	10/30/2026		2,985,000.00
KANSAS STATE TREASURER-B...	BOND PAYMENT	09/22/2026	10/30/2026		708,968.15
				Vendor DBA 0169 - KANSAS STATE TREASURER-BOND SVC. Total:	**3,890,083.78**
Vendor DBA: 0122 -					
KDHE - BUREAU OF WATER	PERMIT FEE-CONSTRUCTION ...	10/29/2026	10/30/2026		10.00
KDHE - BUREAU OF WATER	PERMIT FEE-CONSTRUCTION ...	10/29/2026	10/30/2026		10.00
				Vendor DBA 0122 - KDHE - BUREAU OF WATER Total:	**20.00**
Vendor DBA: 2687 -					
LEASE FINANCE PARTNERS	36822QT: 10/26: PD COPIER	10/30/2026	10/30/2026		143.17
				Vendor DBA 2687 - LEASE FINANCE PARTNERS Total:	**143.17**
Vendor DBA: 1326 - LOGO DEPOT					
LOGO DEPOT	UNIFORMS & CLOTHING	10/29/2026	10/30/2026		63.60
				Vendor DBA 1326 - LOGO DEPOT Total:	**63.60**
Vendor DBA: 0264 -					
MARTY A HESS	YOGA INSTRUCTOR	11/04/2026	11/06/2026		120.00
				Vendor DBA 0264 - MARTY A HESS Total:	**120.00**
Vendor DBA: 1925 -					
MERIDIAN ANALYTICAL LABS,L...	STORMWATER SAMPLE ANAL...	10/29/2026	10/30/2026		796.00
				Vendor DBA 1925 - MERIDIAN ANALYTICAL LABS,LLC Total:	**796.00**
Vendor DBA: T0932 -					
METROPOLITAN REPORTIN B...	REFUND ON OVERPAYMENT-...	10/29/2026	10/30/2026		10.00
				Vendor DBA T0932 - METROPOLITAN REPORTIN BUREAU Total:	**10.00**
Vendor DBA: 1296 -					
MIKE JOHNSON SALES, INC.	OFFICE SUPPLIES-ENVELOPES	10/29/2026	10/30/2026		226.00
MIKE JOHNSON SALES, INC.	OFFICE SUPPLIES-CHECKS	10/29/2026	10/30/2026		135.34
				Vendor DBA 1296 - MIKE JOHNSON SALES, INC. Total:	**361.34**
Vendor DBA: 0445 -					
MKEC ENGINEERING, INC	ARTISTIC SKYVIEW AT WEBB ...	11/04/2026	11/06/2026	030-8830	3,004.25
MKEC ENGINEERING, INC	ARTISTIC SKYVIEW AT WEBB ...	11/04/2026	11/06/2026	030-8831	4,356.50
MKEC ENGINEERING, INC	ARTISTIC SKYVIEW AT WEBB ...	11/04/2026	11/06/2026	030-8830	645.50
MKEC ENGINEERING, INC	ARTISTIC SKYVIEW AT WEBB ...	11/04/2026	11/06/2026	030-8831	459.50
MKEC ENGINEERING, INC	ARTISTIC SKYVIEW AT WEBB ...	11/04/2026	11/06/2026	030-8832	156.00
MKEC ENGINEERING, INC	ARTISTIC SKYVIEW AT WEBB ...	11/04/2026	11/06/2026	030-8833	4,707.50
				Vendor DBA 0445 - MKEC ENGINEERING, INC Total:	**13,329.25**
Vendor DBA: 2804 -					
NATHAN J ATWATER	YOUTH SPORTS OFFICIAL	11/04/2026	11/06/2026		78.00
				Vendor DBA 2804 - NATHAN J ATWATER Total:	**78.00**

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
Vendor DBA: 2556 -					
NATIONAL LEAGUE OF CITIES	COUNCIL MEMBERSHIP DUES	10/30/2026	11/06/2026		1,394.00
				Vendor DBA 2556 - NATIONAL LEAGUE OF CITIES Total:	**1,394.00**
Vendor DBA: 2296 -					
NICHALAS HARDWICK	YOUTH SPORTS OFFICIAL	11/04/2026	11/06/2026		120.00
				Vendor DBA 2296 - NICHALAS HARDWICK Total:	**120.00**
Vendor DBA: 1345 -					
OREILLY AUTO PARTS	VEHICLE/EQUIP SUPPLIES/PA...	10/29/2026	10/30/2026		112.37
OREILLY AUTO PARTS	VEHICLE/EQUIP SUPPLIES/PA...	10/29/2026	10/30/2026		42.52
OREILLY AUTO PARTS	VEHICLE/EQUIP SUPPLIES/PA...	10/29/2026	10/30/2026		42.53
OREILLY AUTO PARTS	VEHICLE/EQUIP SUPPLIES/PA...	10/29/2026	10/30/2026		42.53
OREILLY AUTO PARTS	VEHICLE/EQUIP SUPPLIES/PA...	10/29/2026	10/30/2026		42.53
				Vendor DBA 1345 - OREILLY AUTO PARTS Total:	**282.48**
Vendor DBA: 2369 -					
PAYLOCITY CORPORATION	FSA EMPLOYEE EXPENSE	10/29/2026	10/30/2026		235.95
PAYLOCITY CORPORATION	FSA EMPLOYEE EXPENSE	11/05/2026	11/06/2026		61.27
PAYLOCITY CORPORATION	FSA EMPLOYEE EXPENSE	11/05/2026	11/06/2026		50.50
				Vendor DBA 2369 - PAYLOCITY CORPORATION Total:	**347.72**
Vendor DBA: 2324 -					
PROFESSIONAL ENGINEERING...	BEL AIRE-2026 ST MAINTENA...	11/04/2026	11/06/2026	031-8014	2,957.50
PROFESSIONAL ENGINEERING...	BEL AIRE WOODLAWN FINAL ...	11/04/2026	11/06/2026		6,450.00
PROFESSIONAL ENGINEERING...	BEL AIRE LAKES ADD PH 2 CO ...	11/04/2026	11/06/2026	005-8862	1,321.25
PROFESSIONAL ENGINEERING...	BEL AIRE LAKES ADD PH 2 CO ...	11/04/2026	11/06/2026	005-8863	1,321.25
PROFESSIONAL ENGINEERING...	BEL AIRE WOODLAWN 37TH ...	11/04/2026	11/06/2026		21,169.92
PROFESSIONAL ENGINEERING...	BEL AIRE 45TH ST N-REVISED ...	11/04/2026	11/06/2026	021-8832	582.50
PROFESSIONAL ENGINEERING...	BEL AIRE ZONING & SUBDIVIS...	11/04/2026	11/06/2026		6,031.83
PROFESSIONAL ENGINEERING...	BEL AIRE BASE MONTHLY SERV..	10/29/2026	11/06/2026		10,000.00
				Vendor DBA 2324 - PROFESSIONAL ENGINEERING CONSU Total:	**49,834.25**
Vendor DBA: 0392 - SIGNS NOW #124					
SIGNS NOW #124	CHRISTMAS IN BEL AIRE SIGNS	11/04/2026	11/06/2026		600.00
				Vendor DBA 0392 - SIGNS NOW #124 Total:	**600.00**
Vendor DBA: 0140 -					
SPECTRUM PROMOTIONAL P...	REC SPORTS SHIRT/UNIFORMS	11/05/2026	11/06/2026		877.27
				Vendor DBA 0140 - SPECTRUM PROMOTIONAL PRODUCTS Total:	**877.27**
Vendor DBA: 1953 -					
SUMNERONE - SUMNER GRO...	SUMNER ONE PRINTING CHA...	10/30/2026	10/30/2026		48.53
SUMNERONE - SUMNER GRO...	SUMNER ONE PRINTING CHA...	10/30/2026	10/30/2026		152.72
				Vendor DBA 1953 - SUMNERONE - SUMNER GROUP INC Total:	**201.25**
Vendor DBA: 1771 - TARGET SOLUTIONS					
TARGET SOLUTIONS	VGS-GTEPMS/GUARDIAN TRA...	10/28/2026	10/30/2026		1,311.60
				Vendor DBA 1771 - TARGET SOLUTIONS Total:	**1,311.60**
Vendor DBA: 0369 -					
TERESA WADE	TKW INSTRUCTOR	11/04/2026	11/06/2026		180.00
				Vendor DBA 0369 - TERESA WADE Total:	**180.00**
Vendor DBA: 2788 -					
TYLER TECHNOLOGIES INC	ERP PRO 10	09/30/2026	11/06/2026		42.00
				Vendor DBA 2788 - TYLER TECHNOLOGIES INC Total:	**42.00**
Vendor DBA: 2839 -					
UMB - PCARD	TRAINING/CONFERENCES	10/27/2026	10/27/2026		230.00
UMB - PCARD	TRAINING/CONFERENCES	10/27/2026	10/27/2026		500.00
UMB - PCARD	TRAINING/CONFERENCES	10/27/2026	10/27/2026		250.00
UMB - PCARD	TRAINING/CONFERENCES	10/27/2026	10/27/2026		7.00
UMB - PCARD	PROFESSIONAL DUES/MEMBE...	10/27/2026	10/27/2026		299.00
UMB - PCARD	PROFESSIONAL DUES/MEMBE...	10/27/2026	10/27/2026		301.00
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		18.04
UMB - PCARD	TRAINING/CONFERENCES	10/27/2026	10/27/2026		25.00
UMB - PCARD	TRAINING/CONFERENCES	10/27/2026	10/27/2026		15.00

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		579.98
UMB - PCARD	OFFICE SUPPLIES & COMMUN...	10/27/2026	10/27/2026		117.46
UMB - PCARD	OFFICE SUPPLIES & COMMUN...	10/27/2026	10/27/2026		70.96
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		41.75
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		83.29
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		51.02
UMB - PCARD	Office Supplies	10/27/2026	10/27/2026		15.99
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		24.45
UMB - PCARD	TRAINING/CONFERENCES	10/27/2026	10/27/2026		349.00
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		43.98
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		5.34
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		-15.91
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		14.20
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		13.87
UMB - PCARD	OFFICE SUPPLIES & OFFICE FU...	10/27/2026	10/27/2026		29.76
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		6.98
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		31.48
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		14.20
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		-8.25
UMB - PCARD	HOTEL & TRAVEL	10/27/2026	10/27/2026		18.00
UMB - PCARD	HOTEL & TRAVEL	10/27/2026	10/27/2026		163.50
UMB - PCARD	HOTEL & TRAVEL	10/27/2026	10/27/2026		329.37
UMB - PCARD	HOTEL & TRAVEL	10/27/2026	10/27/2026		33.99
UMB - PCARD	HOTEL & TRAVEL	10/27/2026	10/27/2026		33.99
UMB - PCARD	HOTEL & TRAVEL-REFUND	10/27/2026	10/27/2026		-59.24
UMB - PCARD	OFFICE SUPPLIES & OFFICE E...	10/27/2026	10/27/2026		20.33
UMB - PCARD	OFFICE FURNITURE	10/27/2026	10/27/2026		318.83
UMB - PCARD	OFFICE SUPPLIES & OFFICE FU...	10/27/2026	10/27/2026		29.76
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		194.98
UMB - PCARD	OFFICE SUPPLIES & OFFICE E...	10/27/2026	10/27/2026		89.99
UMB - PCARD	IT - COMPUTERS AND EQUIP	10/27/2026	10/27/2026		367.22
UMB - PCARD	PUBLICATIONS/PRINTING	10/27/2026	10/27/2026		89.96
UMB - PCARD	UNIFORMS/CLOTHING	10/27/2026	10/27/2026		39.48
UMB - PCARD	UNIFORMS/CLOTHING	10/27/2026	10/27/2026		963.25
UMB - PCARD	HOTEL & TRAVEL	10/27/2026	10/27/2026		1,322.80
UMB - PCARD	POLICE SUPPLIES	10/27/2026	10/27/2026		13.39
UMB - PCARD	POLICE SUPPLIES	10/27/2026	10/27/2026		86.79
UMB - PCARD	EQUIPMENT	10/27/2026	10/27/2026		959.94
UMB - PCARD	VEH & EQUIP: REPAIR/MAINT	10/27/2026	10/27/2026		121.00
UMB - PCARD	AGRICULTRE & HORTICULTURE	10/27/2026	10/27/2026		284.97
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		25.99
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		20.00
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		333.00
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		32.00
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		500.00
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		214.00
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		1,640.00
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		29.90
UMB - PCARD	DAY CAMP CONCESSIONS-RE...	10/27/2026	10/27/2026		-18.48
UMB - PCARD	DAY CAMP CONCESSIONS-RE...	10/27/2026	10/27/2026		-20.98
UMB - PCARD	DAY CAMP CONCESSIONS	10/27/2026	10/27/2026		105.20
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		16.06
UMB - PCARD	RECREATIONAL EQUIP/SUPPLY	10/27/2026	10/27/2026		38.00
UMB - PCARD	RECREATIONAL EQUIP/SUPPLY	10/27/2026	10/27/2026		52.24
UMB - PCARD	RECREATIONAL EQUIP/SUPPLY	10/27/2026	10/27/2026		74.50
UMB - PCARD	RECREATIONAL EQUIP/SUPPLY	10/27/2026	10/27/2026		88.14
UMB - PCARD	EQUIPMENT	10/27/2026	10/27/2026		100.00
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		15.47
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		69.85
UMB - PCARD	RECREATIONAL EQUIP/SUPPLY	10/27/2026	10/27/2026		127.24

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
UMB - PCARD	RECREATIONAL EQUIP/SUPPLY	10/27/2026	10/27/2026		98.96
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		42.04
UMB - PCARD	SAFETY EQUIP & SUPPLIES	10/27/2026	10/27/2026		129.22
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		2.68
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		19.99
UMB - PCARD	OFFICE EQUIPMENT-RETURN	10/27/2026	10/27/2026		-36.99
UMB - PCARD	OFFICE EQUIPMENT -RETURN	10/27/2026	10/27/2026		-75.78
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		194.97
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		149.74
UMB - PCARD	IT - COMPUTERS AND EQUIP	10/27/2026	10/27/2026		79.99
UMB - PCARD	TRAINING/CONFERENCES	10/27/2026	10/27/2026		199.00
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		23.98
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		101.24
UMB - PCARD	SIGNS, MATERIALS & SUPPLIES	10/27/2026	10/27/2026		34.26
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		40.78
UMB - PCARD	OFFICE SUPPLIES & COMMUN...	10/27/2026	10/27/2026		77.92
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		1.50
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		41.73
UMB - PCARD	OFFICES EQUIPMENT & OFFICE..	10/27/2026	10/27/2026		48.24
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		13.26
UMB - PCARD	OFFICE FURNITURE	10/27/2026	10/27/2026		27.53
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		40.83
UMB - PCARD	OFFICES EQUIPMENT & OFFICE..	10/27/2026	10/27/2026		12.41
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		48.99
UMB - PCARD	OFFICE EQUIPMENT -RETURN	10/27/2026	10/27/2026		-27.99
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		84.95
UMB - PCARD	CONSTRUCTION MATERIAL/S...	10/27/2026	10/27/2026		26.44
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		42.04
UMB - PCARD	SAFETY EQUIP & SUPPLIES	10/27/2026	10/27/2026		129.22
UMB - PCARD	HOTEL & TRAVEL	10/27/2026	10/27/2026		80.00
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		2.68
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		153.30
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		95.81
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		20.00
UMB - PCARD	VEHICLE/EQUIP SUPPLIES/PA...	10/27/2026	10/27/2026		78.96
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		5.94
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		3.00
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		42.04
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		7.57
UMB - PCARD	SAFETY EQUIP & SUPPLIES	10/27/2026	10/27/2026		129.22
UMB - PCARD	HOTEL & TRAVEL	10/27/2026	10/27/2026		4.00
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		2.68
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		20.00
UMB - PCARD	CHEMICALS	10/27/2026	10/27/2026		142.90
UMB - PCARD	COMMUNITY RELATIONS/EVE...	10/27/2026	10/27/2026		5.94
UMB - PCARD	OFFICE SUPPLIES	10/27/2026	10/27/2026		2.99
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		7.57
UMB - PCARD	OFFICE EQUIPMENT	10/27/2026	10/27/2026		42.04
UMB - PCARD	SAFETY EQUIP & SUPPLIES	10/27/2026	10/27/2026		129.22
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		2.68
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	10/27/2026	10/27/2026		20.00
UMB - PCARD	CONTRACTUAL SERVICES	10/27/2026	10/27/2026		309.68
UMB - PCARD	CONTRACTUAL SERVICES	10/27/2026	10/27/2026		210.00
				Vendor DBA 2839 - UMB - PCARD Total:	**15,068.39**
Vendor DBA: 0989 -					
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		59.38
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		39.36
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		39.36
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		70.63
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		526.21

AP ORDINANCE **Payment Dat 26**

Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		-56.92
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		18.43
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		138.10
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		40.04
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		129.44
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		249.99
VERIZON	CELL PHONE SERVICE	10/27/2026	11/02/2026		22.48
				Vendor DBA 0989 - VERIZON Total:	**1,276.50**
Vendor DBA: 1899 -					
VISION ALLIANCE MARKETING...	COURT SERVICES OFFICER	11/04/2026	11/06/2026		150.00
				Vendor DBA 1899 - VISION ALLIANCE MARKETING,LLC-SCKACS Total:	**150.00**
Vendor DBA: 0102 - WHITE STAR MACHINERY & SPL					
WHITE STAR MACHINERY & SPL	MINOR EQUIP/TOOLS	10/29/2026	10/30/2026		29.98
				Vendor DBA 0102 - WHITE STAR MACHINERY & SPL Total:	**29.98**
Vendor DBA: 2718 -					
WILKS UNDERGROUND	WATER SERVICE INSTALLS	10/29/2026	10/30/2026		2,775.00
				Vendor DBA 2718 - WILKS UNDERGROUND Total:	**2,775.00**
				Grand Total:	**4,097,416.46**

Report Summary

Fund Summary

Fund	Payment Amount
100 - General Fund	151,497.88
200 - Special Street & Highway	7,293.20
320 - Capital Projects Fund 2	213,032.38
355 - Capital Improvement Reserve	8,434.00
410 - Bond & Interest	3,693,968.15
520 - Water Utility	13,212.59
530 - Sewer Utility	8,972.26
550 - Stormwater Utility	1,006.00
Grand Total:	**4,097,416.46**

Account Summary

Account Number	Account Name	Payment Amount
100-000-000-2014	FEDERAL TAX PAYABLE	7,975.71
100-000-000-2016	SOCIAL SECURITY PAYAB…	13,459.18
100-000-000-2018	MEDICARE PAYABLE	3,147.70
100-000-000-2020	STATE TAX PAYABLE	5,099.53
100-000-000-2022	KPERS 1 PAYABLE	856.46
100-000-000-2024	KPERS 2 PAYABLE	2,048.94
100-000-000-2026	KPERS 3 PAYABLE	8,674.37
100-000-000-2028	KP&F PAYABLE	12,429.49
100-000-000-2034	457 DEFERRED COMP P…	1,376.00
100-000-000-2036	AFLAC ACCIDENT PAYAB…	374.42
100-000-000-2056	DENTAL INS PAYABLE	2,732.96
100-000-000-2062	FSA HEALTH PAYABLE	297.22
100-000-000-4644	MISCELLANEOUS INCO…	10.00
100-100-110-6046	TRAINING/CONFERENCES	987.00
100-100-110-7046	COMMUNICATION SERV…	59.38
100-100-110-7804	LEGAL SERVICES	27,619.92
100-100-130-6008	PROFESSIONAL DUES/M…	600.00
100-100-130-6014	OFFICE SUPPLIES	18.04
100-100-130-6046	TRAINING/CONFERENCES	40.00
100-100-130-7032	ENGINEERING SERVICES -..	10,000.00
100-100-130-7046	COMMUNICATION SERV…	39.36
100-100-140-6014	OFFICE SUPPLIES	135.34
100-100-140-6018	OFFICE EQUIPMENT	579.98
100-100-140-6028	PUBLICATIONS/PRINTING	247.04
100-100-140-7024	CONTRACTUAL SERVICES	9,700.00
100-100-150-6008	PROFESSIONAL DUES/M…	1,394.00
100-100-150-6014	OFFICE SUPPLIES	117.46
100-100-160-6010	COMMUNITY RELATION…	112.71
100-100-160-6014	OFFICE SUPPLIES	174.75
100-100-160-6028	PUBLICATIONS/PRINTING	500.00
100-100-160-6046	TRAINING/CONFERENCES	349.00
100-100-160-6048	HOTEL & TRAVEL	527.25
100-100-160-7024	CONTRACTUAL SVCS	833.00
100-100-160-7046	COMMUNICATION SERV…	39.36
100-100-170-6014	OFFICE SUPPLIES	143.90
100-100-170-6018	OFFICE EQUIPMENT	-8.25
100-100-170-6048	HOTEL & TRAVEL	519.61
100-100-170-7046	COMMUNICATION SERV…	70.63
100-120-240-6014	OFFICE SUPPLIES	20.33
100-120-240-6016	OFFICE FURNITURE	348.59
100-120-240-6018	OFFICE EQUIPMENT	284.97
100-120-240-7804	LEGAL SERVICES	1,985.98
100-120-250-6020	IT - COMPUTERS AND E…	367.22
100-120-250-6028	PUBLICATIONS/PRINTING	89.96
100-120-250-6040	UNIFORMS/CLOTHING	1,504.44

Account Summary

Account Number	Account Name	Payment Amount
100-120-250-6046	TRAINING/CONFERENCES	350.00
100-120-250-6048	HOTEL & TRAVEL	1,322.80
100-120-250-6300	POLICE SUPPLIES	148.01
100-120-250-6600	EQUIPMENT	959.94
100-120-250-7024	CONTRACTUAL SERVICES	1,556.40
100-120-250-7046	COMMUNICATION SERV…	526.21
100-120-250-7604	VEH & EQUIP: REPAIR/…	121.00
100-130-330-7046	COMMUNICATION SERV…	32.40
100-130-330-7048	UTILITIES	38.54
100-130-350-6000	AGRICULT/HORTICULT S…	310.96
100-130-350-6010	COMMUNITY RELATION…	2,739.00
100-130-350-6014	OFFICE SUPPLIES	29.90
100-130-350-6022	REC CONCESSIONS	65.74
100-130-350-6038	MERCHANDISE TSF OR D…	36.25
100-130-350-6054	MINOR EQUIP: TOOLS,E…	16.06
100-130-350-6104	SIGNS, MATERIAL/SUPPL…	600.00
100-130-350-6400	RECREATIONAL EQUIP/S…	1,130.15
100-130-350-6600	EQUIPMENT	100.00
100-130-350-7024	CONTRACTUAL SERVICES	8,048.53
100-130-350-7036	INSTRUCTORS	498.00
100-130-350-7046	COMMUNICATION SERV…	62.71
100-130-350-7048	UTILITIES	630.30
100-130-360-6010	COMMUNITY RELATION…	15.47
100-130-360-6014	OFFICE SUPPLIES	69.85
100-130-360-6400	RECREATIONAL EQUIP/S…	226.20
100-150-510-6018	OFFICE EQUIPMENT	42.04
100-150-510-6036	SAFETY EQUIP & SUPPLI…	129.22
100-150-510-6054	MINOR EQUIP: TOOLS,E…	22.67
100-150-510-6604	VEHICLE/EQUIP SUPPLIE…	261.52
100-150-510-7024	CONTRACTUAL SERVICES	42.37
100-150-510-7046	COMMUNICATION SERV…	122.74
100-150-510-7048	UTILITIES	931.34
100-150-510-7604	VEH & EQUIP: REPAIR/…	306.86
100-160-610-6018	OFFICE EQUIPMENT	231.94
100-160-610-6020	IT - COMPUTERS AND E…	79.99
100-160-610-6046	TRAINING/CONFERENCES	199.00
100-160-610-7024	CONTRACTUAL SERVICES	6,031.83
100-160-610-7046	COMMUNICATION SERV…	138.10
100-190-910-6014	OFFICE SUPPLIES	608.91
100-190-910-6016	OFFICE FURNITURE	27.53
100-190-910-6018	OFFICE EQUIPMENT	159.19
100-190-910-6100	CONSTRUCTION MATER…	26.44
100-190-910-7024	CONTRACTUAL SVCS	1,515.72
100-190-910-7046	COMMUNICATION SERV…	1,016.33
100-190-910-7048	UTILITIES	2,086.77
200-210-200-6018	OFFICE EQUIPMENT	42.04
200-210-200-6036	SAFETY EQUIP & SUPPLI…	129.22
200-210-200-6048	HOTEL & TRAVEL	80.00
200-210-200-6054	MINOR EQUIP: TOOLS,E…	301.77
200-210-200-6500	PAVED STREET REPAIR …	2,218.75
200-210-200-6604	VEHICLE/EQUIP SUPPLIE…	233.86
200-210-200-7024	CONTRACTUAL SERVICES	27.36
200-210-200-7040	STREET LIGHTING	313.56
200-210-200-7046	COMMUNICATION SERV…	144.35
200-210-200-7048	UTILITIES	537.93
200-210-200-7604	VEH & EQUIP: REPAIR/…	306.86
200-210-200-8014	STREET IMPROVEMENTS	2,957.50
320-320-320-8804	CIP - CAPITALIZED INTER…	196,115.63

Account Summary

Account Number	Account Name	Payment Amount
320-320-320-8830	DESIGN - WATER	3,649.75
320-320-320-8831	DESIGN - SEWER	4,816.00
320-320-320-8832	DESIGN - PAVING	156.00
320-320-320-8833	DESIGN - DRAINAGE	4,707.50
320-320-320-8862	INSPECTION - PAVING	1,321.25
320-320-320-8863	INSPECTION - DRAINAGE	1,321.25
320-320-320-8882	CONSTRUCTION - PAVING	945.00
355-355-355-8014	STREET IMPROVEMENTS	8,434.00
410-410-410-8700	DEBT SERVICE PRINCIPAL	2,985,000.00
410-410-410-8702	DEBT SERVICE INTEREST	708,968.15
520-000-000-2014	FEDERAL TAX PAYABLE	1,435.03
520-000-000-2016	SOCIAL SECURITY PAYAB…	2,132.78
520-000-000-2018	MEDICARE PAYABLE	498.86
520-000-000-2020	STATE TAX PAYABLE	827.69
520-000-000-2022	KPERS 1 PAYABLE	1,102.04
520-000-000-2024	KPERS 2 PAYABLE	382.62
520-000-000-2026	KPERS 3 PAYABLE	1,422.97
520-000-000-2036	AFLAC ACCIDENT PAYAB…	131.04
520-000-000-2056	DENTAL INS PAYABLE	261.71
520-210-520-6008	PROFESSIONAL DUES/M…	10.00
520-210-520-6010	COMMUNITY RELATION…	5.94
520-210-520-6014	OFFICE SUPPLIES	3.00
520-210-520-6018	OFFICE EQUIPMENT	49.61
520-210-520-6026	POSTAGE	91.40
520-210-520-6036	SAFETY EQUIP & SUPPLI…	129.22
520-210-520-6048	HOTEL & TRAVEL	4.00
520-210-520-6054	MINOR EQUIP: TOOLS,E…	22.68
520-210-520-6100	CONSTRUCTION MATER…	62.00
520-210-520-6604	VEHICLE/EQUIP SUPPLIE…	42.53
520-210-520-7024	CONTRACTUAL SERVICES	3,038.43
520-210-520-7046	COMMUNICATION SERV…	233.74
520-210-520-7048	UTILITIES	1,001.56
520-210-520-7604	VEH & EQUIP: REPAIR/…	323.74
530-000-000-2014	FEDERAL TAX PAYABLE	706.29
530-000-000-2016	SOCIAL SECURITY PAYAB…	1,231.60
530-000-000-2018	MEDICARE PAYABLE	287.98
530-000-000-2020	STATE TAX PAYABLE	442.68
530-000-000-2022	KPERS 1 PAYABLE	468.52
530-000-000-2026	KPERS 3 PAYABLE	1,272.04
530-000-000-2056	DENTAL INS PAYABLE	379.92
530-000-000-2062	FSA HEALTH PAYABLE	50.50
530-210-530-6004	CHEMICALS	142.90
530-210-530-6008	PROFESSIONAL DUES/M…	10.00
530-210-530-6010	COMMUNITY RELATION…	5.94
530-210-530-6014	OFFICE SUPPLIES	2.99
530-210-530-6018	OFFICE EQUIPMENT	299.60
530-210-530-6036	SAFETY EQUIP & SUPPLI…	129.22
530-210-530-6040	UNIFORMS/CLOTHING	63.60
530-210-530-6054	MINOR EQUIP: TOOLS,E…	22.68
530-210-530-6100	CONSTRUCTION MATER…	62.00
530-210-530-6500	WASTEWATER SYSTEM …	90.92
530-210-530-6604	VEHICLE/EQUIP SUPPLIE…	42.53
530-210-530-6806	LIFT STATION OPERATIO…	1,909.53
530-210-530-7024	CONTRACTUAL SERVICES	531.11
530-210-530-7046	COMMUNICATION SERV…	126.78
530-210-530-7048	UTILITIES	692.93
550-550-550-7024	CONTRACTUAL SERVICES	210.00

Account Summary

Account Number	Account Name	Payment Amount
550-550-550-7026	STORMWATER SAMPLI…	796.00
	Grand Total:	**4,097,416.46**

Project Account Summary

Project Account Key	Payment Amount
None	3,872,992.58
002-8882	945.00
005-8862	1,321.25
005-8863	1,321.25
021-8832	4,174.00
021-8852	4,260.00
027-8804	196,115.63
030-8830	3,649.75
030-8831	4,816.00
030-8832	156.00
030-8833	4,707.50
031-8014	2,957.50
Grand Total:	**4,097,416.46**

City of Bel Aire, KS

Payroll Check Register
Report Summary

Pay Period: 10/17/2026-10/30/2026

Packet: PYPKT00351 - PY 10.17.26-10.30.26: PAID 11.5.26
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	74	98,511.51
Total	**74**	**98,511.51**

Approved 11/10/2026
AP ORD 26-21 total Expenses: $4,195,927.97
Special Assessment Project Costs: $212,087.38

Barry Smith

Staff Report

Human Resources Department

To: City Manager, Bel Aire City Council
From: Deb Appel
Date: November 9, 2026
Re: 2027 Health Insurance Premium Rates and Plan Design Recommendation

Overview

In July, the city met with IMA, our Benefit Risk Management partner since 2020, to discuss benefit strategies for the 2027 renewal. Our expectation was to have quotes by mid-October providing ample time to explore and present all options to the council and meet open enrollment deadlines. Unfortunately, BCBS did not provide renewal quotes until November 2, and additional plan options were not provided until November 6. The delay creates a significant time constraint for completing all enrollment-related tasks, including council approval, a 10-day window for IMA to update the enrollment portal and benefits guide, employees' benefit selections, and the time required for the Human Resources Director to enroll all employees in the BCBS, Delta Dental, and Surrency Vision portals before December 4.

Despite the delay, I am pleased to report that the City's health insurance costs for 2027 were quoted as **3% lower than 2026 rates,** much more satisfactory than the budgeted 15% increase.

The downside of the renewal proposal is a reduction in coverage, which is illustrated below. The current **PlatinumSG Blue Care 500/25 Plan** (deductible: $500 individual/$1,000 family; out-of-pocket maximum: $1,500/$3,000) is more robust than the newly offered plans listed below under "Recommendation."

This plan was offered with the city paying 90% of the premium and the employee paying 10%.

Because of the city's small employment pool, the city's BCBS plan has been age-banded with different rates for each employee and dependent based on their current age. Due to the increase in employee headcount and the growing number of insured members, BCBS removed the age-banded plan and replaced it with a tier structure. While the City's premium costs will be reduced by 3%, approximately 50% of employees will experience premium increases ranging from 2.1% to 60%, while the remaining employees will see decreases ranging from 3.2% to 47.2%.

The upside of the renewal proposal is the opportunity to enhance our benefits program with plan choices while increasing employees' take-home pay yet decreasing premium costs for the city through additional plan choice.

Recommendation

I recommend that the City offer two medical plan options for 2027:

1. **PlatinumSG 525/25 Blue Care (most comparable to 2026 plan)**
    - Deductible $525 Individual / $1,050 Family; out of pocket max $2,850/$5,700.
    - Employee contribution: 10% of the premium; City contributions: 90%
    - Estimated cost to city with 100% participation $780,011

2. **GoldLG 1650/25 Blue Choice**
    - Deductible $1,650 Individual / $3,300 Family; out of pocket max $6,000/$12,000.
    - No employee premium contribution; City 100%
    - Estimated cost to City with 100% participation $764,491

This structure would allow employees to select the plan that best meets their individual healthcare needs and financial circumstances.

I also recommend the council approve the **Delta Dental** 3% premium increase, with the city continuing to pay 90% of the premium.

Benefits of the Additional Plan Option

Due to insurance costs remaining relatively flat, this is a great time to roll out an additional plan option. Offering the higher-deductible plan at no cost to employees creates an immediate financial benefit for many members of our workforce. Employees who are generally healthy, have limited annual medical expenses, or prefer lower payroll deductions would have the opportunity to eliminate their monthly premium contributions entirely.

Additionally, providing multiple plan choices recognizes that employees have different healthcare utilization patterns. A one-size-fits-all approach may not adequately address the diverse needs of our workforce. By adding a no-cost option, the city can offer greater flexibility while still controlling overall benefit costs.

Importance of Retaining the Current Plan

While the higher-deductible, out of pocket max option offers a valuable cost-saving alternative, I do not recommend eliminating an option comparable to their current plan.

Although the lower-deductible plan requires employees to contribute 10% of the premium, many employees place significant value on the predictability and financial security it provides. Employees often view deductibles differently than premium costs. Even when the financial comparison may favor a higher-deductible plan, many individuals experience concern about the possibility of larger out-of-pocket expenses resulting from an unexpected illness, injury, or family medical event.

This psychological factor is important to consider. Employees who value certainty and reduced financial risk should continue to have access to a lower-deductible option. Removing that choice could create anxiety regarding healthcare costs and may negatively impact employee satisfaction with the overall benefits package.

Maintaining both plans allows employees to self-select the option that aligns with their risk tolerance, financial situation, and anticipated healthcare needs.

Conclusion

The projected 3% reduction in 2027 health insurance costs presents an opportunity to enhance the City’s benefits offering without increasing overall costs. By offering two plans, the City can:

- Increase employee choice and flexibility.
- Put additional money into employees' paychecks.
- Support employee financial wellness.
- Maintain access to a lower-deductible option for employees who prefer greater cost certainty.
- Strengthen the City's overall benefits package and competitiveness as an employer.
- Create the potential for additional cost savings for the City.

For these reasons, I recommend adopting both plan options for the 2027 benefit year.

Proposed Plan Options

	Current Plans		Option 1		Option 2	
Carrier	BCBSKS		BCBSKS		BCBSKS	
Funding Type	Fully Insured		Fully Insured		Fully Insured	
Plan Name	PlatinumSG 500/25		PlatinumSG 525/25		GoldLG 1650/25	
Network	Blue Care		Blue Care		Blue Choice	
In Network						
Individual Deductible	$500		$525		$1,650	
Family Deductible	$1,000		$1,050		$3,300	
Coinsurance (Member Pays)	20%		20%		20%	
Out-of-pocket max	$1,500/$3,000		$2,850/$5,700		$6,000/$12,000	
Preventative Services	100% Covered		100% Covered		100% Covered	
Primary Office Visit	$25		$25		$25 for first 5 visits, then subject to Ded, Coins	
Specialty Office Visit	$50		$50		$50	
Inpatient Hospital Services	Ded, Coins		Ded, Coins		Ded, Coins	
Lab & X-Ray	100% covered up to $300, then Ded, Coins		100% covered up to $300, then Ded, Coins		Ded, Coins	
Urgent Care	$25		$25		$50	
Emergency Room	Ded, Coins		Ded, Coins		$300, Ded, Coins	
Prescription Deductible (Individual/Family)	Ded Applies to Specialty		Ded Applies to Specialty		Ded Applies to Specialty	
Retail Prescription Drugs	$10/$30/$65/$100		$10/$30/$65/$100		$10/$30/$65/$100	
Specialty Prescription Drugs	Ded then 25% up to $500		Ded then 25% up to $500		Ded then 25% up to $500	
Mail Order	2.5x Retail		2.5x Retail		2.5x Retail	
Monthly Premiums						
Composite	Counts	Rates	Counts	Rates	Counts	Rates
EE	11	Age-Rated	11	$840.94	11	$741.90
ES	8		8	$1,806.13	8	$1,593.17
EC	5		5	$1,702.31	5	$1,501.61
EF	15		15	$2,667.49	15	$2,352.89
Total Monthly Premium	$74,621.49		$72,223.28		$63,707.66	
Change from Current ($)			-$2,398.21		-$10,913.83	
Change from Current (%)			-3.21%		-14.63%	
Total Annual Premium	$895,457.88		$866,679.36		$764,491.92	
Change from Current ($)			-$28,778.52		-$130,965.96	
Change from Current (%)			-3.21%		-14.63%	

Rate Structure Options

	Option 1		Option 2
Tiers	**Platinum SG 525/25 Monthly Rate**	**SG 525/25 City pay 90%**	**GoldLG 1650/25 City pay 100%**
Employee Only	840.94	756.85	741.90
Employee + Spouse	1806.13	1625.52	1591.17
Employee + Child	1702.31	1532.08	1501.61
Employee + Family	2667.49	2400.74	2352.89

City of Bel Aire, Kansas

STAFF REPORT

DATE: September 15, 2026

TO: Barry Smith, Finance Director

FROM: James Miller, Facilities Director

RE: Contract Award, On-Call/Preventive Elevator Maintenance, City Hall (Contract No. 26-004)

BACKGROUND:

City Hall's passenger elevator (one Otis hydraulic unit, 2003, two front openings) has had no on-call or preventive maintenance agreement in place. Staff requested quotes from five vendors: Sunrise Elevator, Inc., Schindler Elevator, Otis Elevator, CABB Elevator, and TK Elevator. As part of due diligence, Sunrise completed a one-time preventive maintenance call on the unit. Staff found them quick to schedule, easy to work with, and thorough on site. References from Maverick Inspections and Quality Inspection Services (QIS) were excellent.

SUMMARY:

Vendor	Monthly Cost	Status / Notes
Sunrise Elevator, Inc.	$155.00/mo	Signed written proposal; selected vendor
Schindler Elevator	~$150.00/mo (verbal)	Phone quote only; 2-year minimum; parts coverage unresolved
Otis Elevator	Significantly higher	Phone estimate only; not pursued
CABB Elevator / TK Elevator	N/A	Non-responsive

Schindler's verbal number ran about $5.00/mo lower, but it was never put in writing, required a longer minimum commitment, and left parts coverage open. Sunrise's agreement covers systematic maintenance, 24/7 trouble-call answering with labor and travel absorbed during regular hours, and hydraulic component coverage (seals, coils, filters, pump belts, cylinder head packings, and required tests). Cost is $155.00/mo plus tax, billed quarterly, or $1,860.00 per year ($9,300.00 over the five-year term). Service runs five years starting September 15, 2026, and either party may terminate at the end of a five-year period with 30 days' written notice. Annual KSFM inspections and five-year load testing stay under the separate QIS agreement.

LEGAL IMPLICATIONS:

The Sunrise agreement will be executed with the City's Terms and Conditions (Exhibits A and B) attached, which control over any conflicting vendor language. Key provisions: Sunrise's standard annual escalator (up to 10% per year) is replaced, so pricing is firm for the initial term and any renewal increase is capped at the three-year average CPI-U, Midwest Region, unless approved by the Facilities Director; insurance is required at the City's $500,000 per-occurrence limit consistent with K.S.A. 75-6105(a); and Sunrise acts as an independent contractor. The agreement and Terms and Conditions are subject to final review by the City Attorney. The City remains responsible for KSFM registration, the Certificate of Operation, and filing Form 605 after the first accepted inspection.

RECOMMENDATION:

Staff recommends that the City Council authorize the Facilities Director to execute the Elevator Maintenance Agreement with Sunrise Elevator, Inc. for on-call and preventive maintenance of the City Hall elevator at $155.00 per month plus applicable taxes, for a five-year term, subject to the City's Terms and Conditions.

AGREEMENT FOR ELEVATOR ON-CALL AND PREVENTATIVE MAINTENANCE SERVICES

City of Bel Aire, Kansas
Contract No. 26-004

Effective Date: _____, 2026

This Agreement is made between the City of Bel Aire, Kansas, a municipal corporation, 7651 E Central Park Ave, Bel Aire, Kansas 67226 ("City"), and Sunrise Elevator, Inc., 3839 N Cypress Dr, Suite 700, Wichita, Kansas 67226 ("Contractor").

The equipment covered by this Agreement is one hydraulic passenger elevator manufactured by Otis, installed in 2003, with two front openings, located at City Hall, 7651 E Central Park Ave, Bel Aire, Kansas 67226 (the "Elevator").

1. **Recitals.**
   (a) City owns and operates the Elevator and requires on-call and preventative maintenance service for it.
   (b) City requested quotes from five vendors and selected Contractor based on its complete written proposal, its responsiveness, the results of its one-time preventative maintenance visit, and independent references.
   (c) Contractor represents that it holds a current elevator contractor license issued by the Kansas State Fire Marshal ("KSFM") and employs elevator mechanics licensed by KSFM.
   (d) Contractor's Maintenance Agreement dated September 15, 2026 is attached as Exhibit C and describes the maintenance services and pricing. The parties agree to the terms below.

2. **Scope of Services.**
   (a) Routine service. Contractor shall provide systematic and periodic maintenance of the Elevator based on usage and shall adjust, repair, or replace the serviceable parts described in Exhibit C.
   (b) Covered parts. As described in Exhibit C, covered parts are door components (gibs, rollers, electrical contacts, door linkage cables, and bearings); car operating button and car position indicator lenses and lights; hall buttons and lights; indicator and button bulbs; hydraulic seals, seats, coils, filters, screens, and pump belts; and single-stage cylinder head packings. Pressure and/or capacity tests are included. The traction elevator paragraph of Exhibit C does not apply because the Elevator is hydraulic.
   (c) Exclusions. The exclusions in Exhibit C apply: cab interior parts, cab light fixtures, main line switches or fuses, emergency power batteries, circuitry or contacts, hoistway and car doors or frames, smoke or heat sensors, hydraulic pipe, hydraulic cylinders, buried conduit or wiring, guide rail realignment, damage caused by excessive equipment room heat, and multiple-stage cylinder packings. Work on excluded items, and capital replacement items such as jacks, controllers, or cabling, is governed by Exhibit A, Section 22(d).
   (d) Trouble calls. Contractor shall answer trouble calls 24 hours a day, 7 days a week. Contractor shall be on site within _____ hours of a call reporting an entrapment or an unsafe condition, and shall respond to all other calls within a commercially reasonable time as provided in Exhibit A, Section 22(c). Labor and travel for corrective work covered by this Agreement are included in the Monthly Fee when performed during Contractor's regular working hours (Contractor's standard business hours, Monday through Friday, as Contractor states in writing to City before the Effective Date). Overtime hours worked and traveled are billed at Contractor's overtime rate of $_____ per hour. The Facilities Director must approve overtime work in advance, except when an entrapment or immediate safety hazard requires emergency action. Two-man repair work covered by this

Agreement shall be performed during regular working hours. Emergency phone monitoring is included in the Monthly Fee if necessary.

(e) Records and access. Contractor shall provide service records and reports as required by Exhibit A, Section 22(b) and (e). Contractor shall coordinate site access with the Facilities Director and shall not enter City Hall outside business hours without prior arrangement, except to respond to an entrapment or emergency.

3. **Term.**

(a) Initial term. This Agreement takes effect on the date the last party signs it (the "Effective Date") and continues for five (5) years (the "Initial Term").

(b) Renewal. This Agreement does not renew automatically. After the Initial Term, the parties may extend it for additional one-year terms by written agreement signed by both parties. Pricing for any extension is governed by Section 4(b).

(c) Exhibit C. The section of Exhibit C titled "Term" does not apply.

4. **Compensation.**

(a) Monthly Fee. City shall pay Contractor $155.00 per month (the "Monthly Fee") for the services in Section 2, including emergency phone monitoring, subject to adjustment under Section 4(b). Contractor shall invoice quarterly in arrears ($465.00 for each full quarter), and City shall pay each correct invoice within thirty (30) days after receipt. The Monthly Fee includes all taxes. City is exempt from state sales and use tax as stated in Exhibit A, Section 8, and Contractor shall not add taxes to its invoices. City will provide a certificate of tax exemption on request.

(b) Price adjustment. The Monthly Fee is firm for the Initial Term. A price adjustment for a renewal term must be submitted in writing no fewer than sixty (60) days before renewal and shall not exceed the three-year average of the Consumer Price Index for All Urban Consumers for the Midwest Region, unless otherwise approved by the Facilities Director. The adjustment is calculated as set out in Appendix 1. Exhibit A, Section 21 (Tariffs) also applies.

(c) Additional work. Contractor shall not perform or bill for work beyond this Agreement without a separate written proposal and City approval, as provided in Exhibit A, Section 22(d).

(d) Suspension for nonpayment. Contractor may suspend routine service for nonpayment only if an undisputed amount remains unpaid ten (10) business days after City receives written notice of the delinquency.

5. **Termination.**

(a) Convenience. City may terminate this Agreement for any reason on thirty (30) days written notice to Contractor.

(b) Cause. Either party may terminate this Agreement if the other party materially breaches it and does not cure the breach within five (5) business days after written notice describing the breach. City may also terminate under Exhibit A, Sections 14 and 19.

(c) Non-appropriation and budget laws. City may terminate this Agreement as provided in Exhibit A, Section 3 (Termination Due to Lack of Funding Appropriation) and Section 12 (Cash Basis and Budget Laws).

(d) Effect of termination. On termination or expiration, City shall pay for services performed through the effective date of termination. No penalty, liquidated damages, or acceleration of unpaid amounts applies to any termination, and the corresponding provisions of Exhibit C are void under Exhibit A, Section 6.

(e) Records. Within ten (10) business days after termination or expiration, Contractor shall deliver to City its service records and test and inspection reports for the Elevator as required by Exhibit A, Sections 20 and 22(e).

6. **Regulatory Compliance.**
   (a) Licensed personnel. All work under this Agreement shall be performed as required by Exhibit A, Section 22(a) and the Kansas Elevator Safety Act, K.S.A. 44-1801 et seq.
   (b) City responsibilities. City is responsible for registering the Elevator with KSFM (Form 600), displaying the Certificate of Operation, scheduling required inspections with a KSFM-licensed inspector under a separate agreement, and paying state fees.
   (c) Deficiency correction. If an inspection identifies a deficiency within the scope of this Agreement, Contractor shall correct it within the correction period allowed by KSFM. If the deficiency is excluded from this Agreement or requires capital work, Contractor shall notify City in writing under Exhibit A, Section 22(d) in time for City to request an extension from KSFM if needed.
   (d) Testing. The pressure and/or capacity tests described in Exhibit C are included in the Monthly Fee. Category 5 testing under ASME A17.1 is required at five-year intervals whether or not a maintenance agreement is in place. Within thirty (30) days after the Effective Date, Contractor shall notify City in writing of (i) the date of the last Category 5 test known to Contractor and the date the next test is due, and (ii) whether a Category 5 test is included in the Monthly Fee or will be quoted separately.
   (e) Form 605. If City elects to submit KSFM Form 605 (Evidence of Elevator Service / Maintenance Agreement), Contractor shall sign the form and provide the information KSFM requires within ten (10) business days after City's request.

7. **Insurance.** Contractor shall carry the insurance required by Exhibit A, Section 9: commercial general liability insurance with limits of not less than $500,000 per occurrence, consistent with the liability cap under K.S.A. 75-6105(a), or the minimum general liability coverage required of licensed elevator contractors under K.S.A. 44-1808, whichever is greater, and workers' compensation insurance in the statutory amounts required by Kansas law. Contractor shall deliver a certificate of insurance to City before commencing work and on request.

8. **Order of Precedence; Superseded Proposal Terms.** If documents conflict, the following order controls: (1) Exhibit A, (2) Exhibit B, (3) the body of this Agreement and Appendix 1, and (4) Exhibit C. Without limiting Exhibit A, Section 1, the following terms of Exhibit C do not apply or are modified as stated:
   (a) The "Term" section is replaced by Section 3.
   (b) The "Annual Price Adjustment" section does not apply and is replaced by Section 4(b) and Appendix 1.
   (c) The reference to "applicable taxes" is replaced by Section 4(a) and Exhibit A, Section 8.
   (d) The "Mechanics Lien" section has no effect to the extent Kansas law does not allow a lien against publicly owned property.
   (e) In the "Terms and Conditions" section, the provisions that require City to indemnify, defend, or hold Contractor harmless, that limit Contractor's liability to its "sole negligence," that award attorney fees, that allow Contractor to discontinue service after sixty (60) days, and that make all sums for the unexpired term due as liquidated damages are replaced by Exhibit A, Sections 3, 4, 6, and 12 and Section 4(d) and Section 5 of this Agreement. Each party is responsible for its own negligence as stated in Exhibit A, Section 4, and each party bears its own attorney fees.
   (f) The statement that the contract is entered into at Wichita, Kansas does not change the governing law and venue in Exhibit A, Section 2.
   (g) Nothing in Exhibit C waives any defense, limitation, or immunity available to City under the Kansas Tort Claims Act.

9. **Notices.** Notices must be in writing and delivered by hand, by U.S. mail, or by email with confirmation of receipt, to:

   City: Facilities Director, City of Bel Aire, 7651 E Central Park Ave, Bel Aire, Kansas 67226; jmiller@belaireks.gov
   Contractor: Matt Whitley, Owner, Sunrise Elevator, Inc., 3839 N Cypress Dr, Suite 700, Wichita, Kansas 67226; matt@sunrise-elevator.com; (316) 737-0083

10. **General Provisions.**
   (a) Independent contractor. Contractor is an independent contractor as stated in Exhibit B.
   (b) Amendments. This Agreement may be amended only by a written document signed by both parties.
   (c) Open records. Contractor acknowledges that this Agreement is subject to the Kansas Open Records Act as stated in Exhibit A, Section 11.
   (d) Authority and acceptance. Contractor's signatory represents authority as stated in Exhibit A, Section 7. This Agreement is not effective until the approvals described in Exhibit A, Section 5 have been given.
   (e) Severability. If a provision of this Agreement is held unenforceable, the remaining provisions continue in effect.
   (f) Counterparts. This Agreement may be signed in counterparts and by electronic signature.
   (g) Entire agreement. This Agreement, with Appendix 1 and Exhibits A, B, and C, is the entire agreement of the parties on its subject matter.

CITY OF BEL AIRE, KANSAS

By: _____

Name:

Title:

Date: _____

CONTRACTOR: SUNRISE ELEVATOR, INC.

By: _____

Name: Matt Whitley

Title: Owner

Date: _____

Attachments: Appendix 1, Renewal Price Adjustment (CPI-U); Exhibit A, Mandatory Contractual Provisions Attachment; Exhibit B, Mandatory Independent Contractor Addendum; Exhibit C, Contractor's Maintenance Agreement dated September 15, 2026.

APPENDIX 1
RENEWAL PRICE ADJUSTMENT (CPI-U, MIDWEST REGION)

1. **Purpose.** This Appendix explains how the renewal price adjustment in Section 4(b) of the Agreement is calculated. It applies only to a renewal term. The Monthly Fee does not change during the Initial Term, and it does not change during a renewal term.

2. **Index.** "CPI-U" means the Consumer Price Index for All Urban Consumers, Midwest Region, All Items, not seasonally adjusted, 1982-84=100, published by the U.S. Bureau of Labor Statistics ("BLS") under Series ID CUUR0200SA0. If BLS renames, rebases, or replaces this index, the parties shall use the successor index BLS designates, converted to a comparable basis. If BLS discontinues the index without a successor, the parties shall agree in writing on a comparable index, and until they do the Monthly Fee does not change.

3. **Reference Month.** The "Reference Month" is the most recent month for which BLS has published the CPI-U on the date Contractor prepares its notice under Paragraph 6.

4. **Three-Year Average.** To find the Three-Year Average, Contractor shall determine the percentage change in the CPI-U for each of the three most recent 12-month periods ending in the Reference Month:

   (a) the Reference Month compared with the same month one year earlier;

   (b) the same month one year earlier compared with the same month two years earlier; and

   (c) the same month two years earlier compared with the same month three years earlier.

   Each percentage change equals the later index value divided by the earlier index value, minus one, stated as a percentage rounded to three decimal places. The "Three-Year Average" is the simple average of the three percentage changes, rounded to two decimal places. Contractor shall use the index values BLS has published on the date of the calculation. A later BLS revision does not change an adjustment the parties have already agreed to.

5. **Maximum Monthly Fee.** The Monthly Fee for the renewal term shall not exceed the Monthly Fee in effect immediately before the renewal, multiplied by one plus the Three-Year Average. The result is rounded to the nearest cent, and each quarterly invoice is three times the adjusted Monthly Fee. If the Three-Year Average is zero or negative, the Monthly Fee does not increase, and a negative average does not reduce it. Contractor may request an amount lower than the maximum.

6. **Contractor's Notice.** Contractor shall submit its adjustment request to the Facilities Director in writing no fewer than sixty (60) days before the renewal date. The notice must state the requested Monthly Fee, the Reference Month, the four CPI-U index values used, the three percentage changes, the Three-Year Average, and the resulting calculation, and must identify the BLS source of the index values. City may check the figures against the BLS published data. If Contractor does not give timely notice, the Monthly Fee does not change for the renewal term.

7. **Approval Above the Average.** The Facilities Director may approve a Monthly Fee above the maximum in Paragraph 5. The approval must be in writing and signed by the Facilities Director, and it is subject to appropriation and to Exhibit A, Sections 3 and 12. No other City employee may approve an increase above the maximum.

8. **Effective Date; City Not Required to Renew.** An approved adjustment takes effect on the first day of the renewal term and only if the parties agree in writing to that renewal under Section 3(b) of the Agreement. City may decline to renew for any reason, including the requested price. Tariff costs are governed by Exhibit A, Section 21.

9. **Example (illustrative numbers only).** The index values below are made up to show the method. They are not BLS data. Assume the Reference Month is May 2031 and the Monthly Fee before renewal is $155.00.

   CPI-U, May 2028: 300.000

   CPI-U, May 2029: 308.400 (up 2.800% from May 2028)

   CPI-U, May 2030: 317.652 (up 3.000% from May 2029)

   CPI-U, May 2031: 327.817 (up 3.200% from May 2030)

   Three-Year Average: (2.800% + 3.000% + 3.200%) / 3 = 3.00%

   Maximum Monthly Fee: $155.00 x 1.0300 = $159.65 per month ($478.95 per quarter)

EXHIBIT A
CITY OF BEL AIRE MANDATORY CONTRACTUAL PROVISIONS ATTACHMENT

1. **Terms Herein Controlling Provisions.** The terms of this attachment shall prevail and control over the terms of any other conflicting provision in any other document relating to and a part of the Agreement.

2. **Choice of Law.** This Agreement shall be interpreted under and governed by the laws of the State of Kansas. Any dispute or cause of action that arises in connection with this Agreement will be brought before a court of competent jurisdiction in Sedgwick County, Kansas.

3. **Termination Due to Lack of Funding Appropriation.** If, in the judgment of the City's Director of Finance, sufficient funds are not appropriated to continue the function performed in this Agreement and for the payment of the charges hereunder, City may terminate this Agreement at the end of its current fiscal year. City agrees to give written notice of termination to Contractor at least thirty (30) days prior to the end of its current fiscal year and shall give such notice for a greater period prior to the end of such fiscal year as may be provided for in the Agreement, except that such notice shall not be required prior to ninety (90) days before the end of such fiscal year. Contractor shall have the right, at the end of such fiscal year, to take possession of any equipment provided to City under the Agreement. City will pay to Contractor all regular contractual payments incurred through the end of such fiscal year, plus contractual charges incidental to the return of any related equipment. Upon the effective termination of the Agreement by City, title to any such equipment shall revert to Contractor. The termination of the Agreement pursuant to this paragraph shall not cause any penalty to be charged to the City or the Contractor.

4. **Disclaimer of Liability.** As a Kansas municipality, City shall not be obligated to protect, defend, hold harmless, or indemnify any Contractor beyond that liability incurred under the Kansas Tort Claims Act (K.S.A. 75-6101 et seq.). City specifically reserves and does not intend to waive any defenses, limitations of liability or damages, and/or immunities available to it under the Kansas Tort Claims Act or other state or federal law. It is understood that the duty to indemnify or hold harmless includes the duty to defend. This indemnification and hold harmless clause shall apply whether or not insurance policies shall have been determined to be applicable to any of such damages or claims for damages. In no event shall either party be obligated to indemnify the other on account of the negligence or willful misconduct of the party seeking indemnity or any agent or employee thereof.

5. **Acceptance of Agreement.** This Agreement shall not be considered accepted, approved or otherwise effective until the statutorily required approvals and certifications have been given.

6. **Arbitration, Damages, Jury Trial and Warranties.** The City does not ever accept binding arbitration or the payment of damages or penalties upon the occurrence of a contingency and expressly denies such acceptance for this Agreement. The City never consents to a jury trial to resolve any disputes that may arise hereunder and expressly denies such consent for this Agreement. Contractor waives its right to a jury trial to resolve any disputes that may arise hereunder. No provision of any document within the Agreement between the Parties will be given effect which attempts to exclude, modify, disclaim or otherwise attempt to limit implied warranties of merchantability and fitness for a particular purpose.

7. **Representative's Authority to Contract.** By signing this Agreement, the representative of the Contractor thereby represents that such person is duly authorized by the Contractor to execute this Agreement on behalf of the Contractor and that the Contractor agrees to be bound by the provisions thereof.

8. **Federal, State and Local Taxes.** Unless otherwise specified, the proposal price shall include all applicable federal, state, and local taxes. Contractor shall pay all taxes lawfully imposed on it with respect to any product or service delivered in accordance with this Agreement. City is exempt from state sales or use taxes and federal excise taxes for direct purchases. These taxes shall not be included in the Agreement. Upon request, City shall provide the Contractor a certificate of tax exemption. City makes no representation as to the exemption from liability of any tax imposed by any governmental entity on the Contractor.

9. **Insurance.** City shall not be required to purchase any insurance against any liability loss or damage to which this Agreement relates, nor shall this Agreement require the City to establish a “self-insurance” fund to protect against any such loss or damage. Subject to the provisions of the Kansas Tort Claims Act (K.S.A. 75-6101 et seq.), Contractor shall bear the risk of any loss or damage to any personal property to which Contractor holds title. In connection with elevator maintenance services performed under this Agreement, Contractor shall carry and maintain, at its own expense: (i) commercial general liability insurance with limits of not less than $500,000 per

occurrence, consistent with the liability cap established for Kansas governmental entities under K.S.A. 75-6105(a), or the minimum general liability coverage required of licensed elevator contractors under K.S.A. 44-1808, whichever is greater; and (ii) workers' compensation insurance in the statutory amounts required under Kansas law. Contractor shall provide City with a certificate of insurance evidencing such coverage upon request and prior to commencing work.

10. **Conflict of Interest.** Contractor shall not knowingly employ, during the period of this Agreement or any extensions to it, any professional personnel who are also in the employ of the City and providing services involving this Agreement or services similar in nature to the scope of this Agreement to the City. Furthermore, Contractor shall not knowingly employ, during the period of this Agreement or any extensions to it, any City employee who has participated in the making of this Agreement until at least two years after his/her termination of employment with the City.

11. **Confidentiality.** Contractor may have access to private or confidential data maintained by City to the extent necessary to carry out its responsibilities under this Agreement. Contractor must comply with all the requirements of the Kansas Open Records Act (K.S.A. 45-215 et seq.) in providing services and/or goods under this Agreement. Contractor shall accept full responsibility for providing adequate supervision and training to its agents and employees to ensure compliance with the Act. No private or confidential data collected, maintained or used in the course of performance of this Agreement shall be disseminated by either party except as authorized by statute, either during the period of the Agreement or thereafter. Contractor must agree to return any or all data furnished by the City promptly at the request of City in whatever form it is maintained by Contractor. Upon the termination or expiration of this Agreement, Contractor shall not use any of such data or any material derived from the data for any purpose and, where so instructed by City, shall destroy or render such data or material unreadable. The parties accept that City must comply with the Kansas Open Records Act and will produce upon written request all documents pertaining to this Agreement other than those covered by express exceptions to disclosure listed in the Act.

12. **Cash Basis and Budget Laws.** The right of the City to enter into this Agreement is subject to the provisions of the Cash Basis Law (K.S.A. 10-1112 and 10-1113), the Budget Law (K.S.A. 79-2935), and all other laws of the State of Kansas. This Agreement shall be construed and interpreted to ensure that the City shall always stay in conformity with such laws, and as a condition of this Agreement the City reserves the right to unilaterally sever, modify, or terminate this Agreement at any time if, in the opinion of its legal counsel, the Agreement may be deemed to violate the terms of such laws.

13. **Anti-Discrimination Clause.** 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), and (c) 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 holds contracts with the City 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 Order 11141; 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.

14. **Suspension/Debarment.** Contractor acknowledges that as part of the Code of Federal Regulations (2 C.F.R. Part 180) a person or entity that is debarred or suspended in the System for Award Management (SAM) shall be excluded from federal financial and nonfinancial assistance and benefits under federal programs and activities. All non-federal entities, including the City, must determine whether the Contractor has been excluded from the system and any federal funding received, or to be received, by the City in relation to this Agreement prohibits the City from contracting with any Contractor that has been so listed. In the event the Contractor is debarred or suspended under the SAM, the Contractor shall notify the City in writing of such determination within five (5) business days as set forth in the Notice provision of this Agreement. City shall have the right, in its sole discretion, to declare the Agreement terminated for breach upon receipt of the written notice. Contractor shall be responsible for determining whether any sub-contractor performing any work for Contractor pursuant to this Agreement has been debarred or suspended under the SAM and to notify City within the same five (5) business days, with the City reserving the same right to terminate for breach as set forth herein.

15. **Compliance with Law.** Contractor shall comply with all applicable local, state, and federal laws and regulations in carrying out this Agreement, regardless of whether said local, state, and federal laws are specifically referenced in the Agreement to which this attached is incorporated.

16. **No Assignment.** The services to be provided by the Contractor under this Contract are personal and cannot be assigned, delegated, sublet, or transferred without the specific written consent of the City. Notwithstanding the foregoing, Contractor may subcontract discrete elevator repair or parts-sourcing work to a licensed elevator contractor without City's prior written consent, provided Contractor remains fully responsible for the subcontractor's performance and provides City written notice of the subcontractor's identity and license status before the subcontractor's personnel enter City premises. Any subcontractor performing elevator work must hold the license required by Section 22(a), and notice given under this Section constitutes City's written consent for purposes of Exhibit B, Paragraph 5.

17. **Third Party Exclusion.** This Agreement is intended solely for the benefit of City and Contractor and is not intended to benefit, either directly or indirectly, any third party or member(s) of the public at large. No third party may sue for damages based on the terms or performance of this Agreement.

18. **No Arbitration.** The Contractor and the City shall not be obligated to resolve any claim or dispute related to the Contract by arbitration. Any reference to arbitration in bid or proposal documents is deemed void.

19. **Bankruptcy.** Contractor shall be considered to be in default of this Contract in the event 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 debts as they mature, (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 allegations of a petition filed against it in any proceedings under any such law, or if any action shall be taken by Contractor for the purpose of effecting any of the foregoing.

20. **Ownership of Data.** All data, forms, procedures, software, manuals, system descriptions, and workflows developed or accumulated by Contractor in relation to this Agreement shall be owned by City and shall be handed over and/or returned to City upon the expiration or termination of this Agreement. Contractor shall not release any such materials without written approval of the City. Notwithstanding the foregoing, Contractor's proprietary maintenance methodologies, diagnostic tools, and pricing models are not considered City data and remain Contractor's property.

21. **Tariffs.** If Contractor chooses to use foreign products or goods during the execution of this agreement, Contractor shall not directly invoice tariff costs to the City. The City will consider a reasonable price adjustment only after conclusion of the initial contract term but reserves the right to not pick up option years of the contract if, in its sole discretion, the City determines the price increase no longer provides the best value to the City.

22. **Elevator Maintenance Service Standards.** Because this Agreement covers on-call and preventative maintenance of a passenger elevator, the following service-specific standards apply in addition to the general provisions above:
    a. Licensed Personnel Only. All inspection, maintenance, repair, and alteration work performed under this Agreement shall be performed by mechanics or contractors holding a current, valid license issued by the Kansas State Fire Marshal (KSFM), consistent with the Kansas Elevator Safety Act (K.S.A. 44-1801 et seq.) and applicable ASME A17.1 requirements.
    b. Regulatory Compliance. Contractor shall perform its services in a manner that supports City's compliance with KSFM registration, Certificate of Operation, and inspection requirements applicable to the elevator, including any Category 1 or Category 5 safety testing required under ASME A17.1. Contractor shall provide City with copies of completed test and inspection reports within a reasonable time after completion so City may maintain its compliance records, and shall advise City in writing of any Category 1 or Category 5 test due date that Contractor identifies from its service records or observation.
    c. Response to Trouble Calls. Contractor shall respond to City-reported trouble calls within the timeframe set forth in the Agreement's scope of work or pricing schedule, or, if no timeframe is specified, within a commercially reasonable time given the nature of the reported condition. Nothing in this Agreement requires Contractor to guarantee a specific repair completion time where parts, obsolescence, or third-party inspection scheduling are outside Contractor's reasonable control.
    d. Notice of Code-Required Work. If Contractor identifies a condition that it reasonably believes must be corrected to maintain a valid Certificate of Operation or to comply with a KSFM directive, Contractor shall promptly notify City in writing of the condition and a general estimate of the scope of work involved. Work beyond routine maintenance and repair contemplated by this Agreement, including capital replacement items such as jacks, controllers, or cabling, shall be subject to a separate written proposal and City approval before Contractor proceeds, unless the condition presents an immediate safety hazard requiring emergency action.
    e. Recordkeeping. Contractor shall maintain reasonably detailed service records for work performed under this Agreement and shall make those records available to City upon request to support City's regulatory recordkeeping obligations.
    f. No Obsolescence Guarantee. Consistent with standard industry practice, Contractor is not required to modernize, upgrade, or bring the elevator into compliance with codes adopted after the effective date of this Agreement, except as may be separately negotiated and agreed to in writing by the parties.

23. **Contractor Use of Artificial Intelligence (Meeting Recording, Transcription, and Confidential Information).** The City does not consent to, and expressly rejects, the use by Contractor of Artificial Intelligence ("A.I.") note takers in, and recordings of, meetings with City officials and staff unless specifically approved by the City (project manager or higher) prior to the initiation of the meeting. This includes use by Contractor for training its A.I. programs, services, and platforms. Any transcripts, recordings, summaries, or A.I.-generated outputs approved by the City and created in connection with City meetings or City data shall be treated as City Confidential Information. Contractor shall not retain such materials longer than required to perform services necessary and incidental to the contract, and upon the City's request, Contractor shall promptly return or securely delete such materials and certify deletion in writing. Only the City Manager or City Attorney may approve a request for an exemption from these requirements.

EXHIBIT B
CITY OF BEL AIRE 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 also establish performance standards for the contracted outcomes); (c) pay the 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); and (f) 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 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.

EXHIBIT C
CONTRACTOR'S MAINTENANCE AGREEMENT DATED SEPTEMBER 15, 2026

The four-page Sunrise Elevator, Inc. Maintenance Agreement dated 09/15/2026, signed by Matt Whitley, Owner, on 09/15/2026, is attached behind this page and incorporated into the Agreement, subject to Section 8 of the Agreement.

The earlier Sunrise Elevator, Inc. proposal dated 05/12/2026, which described a three-year term, is superseded and is not part of the Agreement.

MAINTENANCE AGREEMENT

09/15/2026

SERVICE LOCATION

City of Bel Aire
7651 E Central Park Ave
Bel Aire, KS 67226

Submitted to:

City of Bel Aire
7651 E Central Park Ave
Bel Aire, KS 67226
Attention: James Miller

Submitted from:

Sunrise Elevator, Inc.
3839 N Cypress Dr Suite 700
Wichita, KS 67226
Phone (316) 737-0083

Elevator Type	Manufacturer	Stops
1 Hydraulic Elevator	Otis	2 front

Sunrise Elevator, Inc. will provide systematic and periodic maintenance based upon usage for the above equipment.

As needed, Sunrise Elevator, Inc. will adjust, repair or replace any and all serviceable parts.

Parts covered shall be:
All door components including the replacement, lubrication, or adjustment of gibs, rollers, electrical contacts, door linkage cables and bearings. Also included are car operating button lenses and lights, car position indicator lenses and lights, hall buttons and lights. The replacement of all indicator and button bulbs will be performed during routine maintenance visits.

On Hydraulic Elevators, we will adjust, repair or replace all hydraulic seals, seats, coils, filters, screens, and pump belts. Cylinder head packings are also covered (multiple stage cylinder packings are excluded). Pressure and/or capacity tests are included in the agreement.

On Traction Elevators, we will make all necessary adjustments to assure public safety and quality performance. Including lubrication, adjustment, and alignment of all bearings, gears, brake coils and linings, coated steel belts, and cables when applicable. Replacement of coated steel belts or STM's are excluded in this agreement. Annual testing and full load testing are included.

As technology changes, the present equipment may become outdated or obsolete. Sunrise Elevator, Inc. shall not be required to modernize, update, upgrade or further enhance the equipment or its operation from the conditions which are existing as of the effective date of this agreement.

Sunrise Elevator, Inc. assumes no responsibility for the repair or replacement of any cab interior parts, cab light fixtures, main line switches or fuses, emergency power batteries, circuitry or contacts, hoistway and car doors or frames, smoke or heat sensors, hydraulic pipe, hydraulic cylinders, conduit or wiring which is buried,

the realignment of guide rails, and any damage to the equipment or service needed as a result o equipment room heat.

Sunrise Elevator, Inc. will be responsible for ordinary wear and tear only. Sunrise Elevator, Inc. is not responsible for correction of problems, or malfunctions arising from misuse, vandalism, negligence, Acts of God, obsolescence or any other cause which is beyond the Company's direct and reasonable control. Sunrise Elevator, Inc. is not responsible for the installation of new devices or attachments due to insurance company directives, or changes in elevator codes after this agreement becomes effective. No work or service by Sunrise Elevator, Inc. is intended except as specifically set forth herein.

TROUBLE-CALL ANSWERING SERVICE

Sunrise Elevator, Inc. is capable of providing Trouble Call Answering Service on a 24-hour, 7-day a week basis. Should the Purchaser request Sunrise Elevator, Inc. to correct trouble which develops with the elevator equipment between regular routine examinations, Sunrise Elevator, Inc. will absorb the cost of all labor expended at and traveling to or from the jobsite in performing the corrective work, except on overtime hours worked and traveled will be billed at Sunrise Elevator, Inc. standard billing rates and the Purchaser agrees to pay the resultant charges in addition to the compensation stipulated herein. Two-man repair work covered under this contract will be performed during regular working hours.

MECHANICS LIEN

Purchaser understands that Sunrise Elevator, Inc. has the right to a mechanic's lien against the real property on which the elevator is situated in the event of nonpayment of services rendered and material supplied pursuant to the applicable law.

TERM

This service shall commence on **September 15th, 2026** and shall continue thereafter until terminated pursuant to this Agreement. Either party may terminate this agreement at the end of the first five (5) year term or at the end of any five (5) year period thereafter by giving the other party written notice, thirty (30) days prior to the date of termination.

ANNUAL PRICE ADJUSTMENT

The price set forth above shall be adjusted annually of each year this Agreement is in effect to compensate for changes in the cost of labor and material. The price as adjusted shall be effective for the following year. Adjustments shall be made on the following basis with a maximum of 10% overall increase year over year.

Ten percent (10%) of the contract price shall be increased or decreased by the annual percentage of increase or decrease shown by the index of "Wholesale Commodity Prices for Metals and Metal Products" published by the U.S. Department of Labor, Bureau of Statistics, by comparing the month within which the yearly adjustment date falls as compared with the same month in the prior year.

Ninety percent (90%) of the contract price shall be increased or decreased by the annual percentage of increase or decrease in the straight time hourly rate paid by Sunrise Elevator, Inc. for elevator examiners, in the locality where the equipment is to be maintained by comparing the hourly rate on the yearly adjustment date with the hourly rate in effect on the same date in the prior year.

For the purpose of this agreement and subsequent adjustments, the straight time hourly rate for examiners shall equal the actual hourly rate paid to the elevator examiners plus the fringe benefits granted in lieu of, or in addition to, hourly rate increases. Fringe benefits include, but are not limited to, pensions, vacations, paid holidays, group life insurance, disability and accident insurance, and medical/dental insurance.

TERMS AND CONDITIONS

Sunrise Elevator, Inc. shall be liable for accidents and injuries to person or property only when caused by the sole negligence or willful misconduct of Sunrise Elevator, Inc. or its employees. It is agreed that when Sunrise Elevator, Inc. is not working on or about Purchaser's equipment, Sunrise Elevator, Inc. does not assume the management or control thereof, and at any time the Sunrise Elevator, Inc. service person is servicing the equipment, Sunrise Elevator, Inc. is asserting possession and control only over the specific component being serviced at any given moment, and possession and control of the remainder of the equipment shall remain with the Purchaser who shall indemnify, defend and hold Sunrise Elevator, Inc. harmless from all loss and liability in connection therewith, except as provided in the first sentence of this paragraph. Sunrise Elevator, Inc. agrees to inform the Purchaser of such defects and the Customer shall be responsible for the cost of repair or replacement. Sunrise Elevator, Inc. shall not be held responsible or liable for any loss, damage, detention or delay caused by accidents, strikes, lockouts, fire, floods, acts of civil military authorities, or by insurrection or riot, or by any other cause which is unavoidable or beyond its reasonable control. In no event shall Sunrise Elevator, Inc. be liable for consequential damages. If the Purchaser does not authorize Sunrise Elevator, Inc. to perform such repair or replacement or if any accident or injury to person or property occurs in connection with the Purchaser's elevators, except as same is caused by sole negligence or willful misconduct of Sunrise Elevator, Inc., the Purchaser shall hold Sunrise Elevator, Inc. harmless from any resultant claim, loss, liability or injury including reasonable attorney fees. The Purchaser agrees to provide the notice of any accident, damage, alteration, report of malfunction or other condition affecting the equipment; to take the equipment out of service when it becomes unsafe or operates in a manner which may cause injury to the user thereof; and to maintain reasonable surveillance of the equipment for these purposes. The Purchaser agrees not to permit its employees or parties other than Sunrise Elevator, Inc. to make changes, adjustment, repairs or replacements to the equipment covered under this agreement without prior written notice.

In the event the Purchaser fails to pay any sum due for elevator service or repair within sixty (60) days of billing date, Sunrise Elevator, Inc. may immediately discontinue service, without further obligation or liability. Sunrise Elevator, Inc. may further, at its option, declare this Contract terminated, in which event all sums due or to become due under the Contract for the unexpired term thereof, shall immediately be due and payable as liquidated damages. In the event of litigation arising from any breach of this Contract or the indemnity provisions hereof, the prevailing party shall be entitled to recover its reasonable attorney fees incurred.

ENTIRE AGREEMENT

This document shall become a valid contract only when accepted by the Purchaser and subsequently by an Authorized Representative of the Company, and shall constitute the entire agreement between the parties. All representations on which this contract is based have been expressly set out in this agreement. No agent, representative or employee of Sunrise Elevator, Inc. shall have the authority to waive any provision of the document. This contract is entered into at Wichita, Kansas.

PRICING:

The price for our service shall be **$155.00** per month, plus applicable taxes, payable quarterly.
The cost of emergency phone monitoring is included in this price if necessary.

Customer	**Sunrise Elevator, Inc.**
Approved by Authorized Representative	Approved by Authorized Representative
Date:_____	Date: 09/15/2026
Signed:_____	Signed: Matt Whitley
Print Name: _____	Print Name: Matt Whitley
Title: _____	Title: Owner
Phone:_____	Phone:316-737-0083
Email:_____	Email:matt@sunrise-elevator.com

Name of Company: _____

City of Bel Aire

DATE: November 11, 2026
TO: Bel Aire City Council
FROM: Ted Henry, City Manager
SUBJECT: Snow Removal Policy Discussion

Summary
Staff will provide an overview of the City's snow and ice removal process at the November 17 Council meeting. The City's policy, adopted in 2010, establishes priorities for maintaining access to major streets, schools, medical facilities, and emergency services while making efficient use of available staff and equipment.

Monitoring and Response
Public Works and the Police Department monitor road conditions. The policy defines a snow emergency as two inches of accumulated snow with additional snowfall occurring or forecast. Plowing typically begins when snowfall stops or accumulation exceeds four inches. Ice treatment may be necessary before those snow thresholds are reached.

Street Priorities
Crews focus first on heavily traveled arterial streets, with additional priority given to routes serving schools. Salt and sand applications prioritize intersections, followed by first-priority streets. Other public streets are monitored to determine whether treatment is needed.

Public Works Director Marty McGee will be at the meeting to explain how roads are addressed in practice.

Equipment and Coordination
Public Works currently uses two large dump trucks for the main routes and one F-550 dump truck for selected side streets and smaller areas. A motor grader and Bobcat are available when needed. An additional F-550 purchased this year is anticipated to arrive by January.

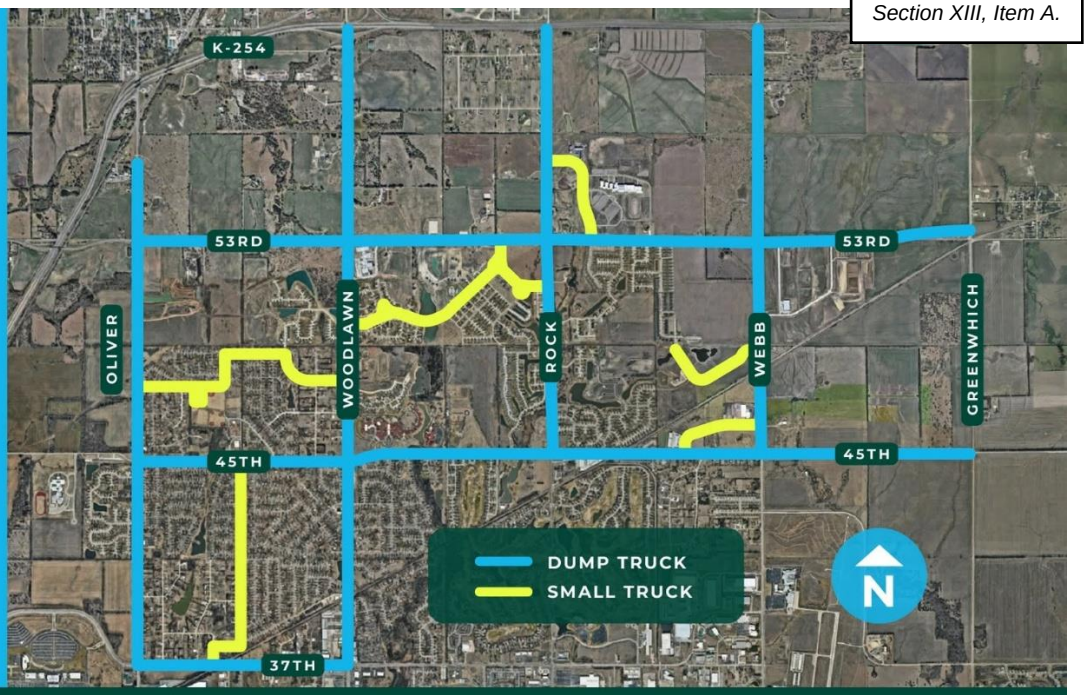
Sidewalk Snow Removal
Last year, we received several calls about snow on the multiuse path along Woodlawn and I expect we will receive similar calls about the new multiuse path along 53rd Street. Our current policy does not address these sidewalks. However, Public Works has been asked in the past to clear priority sidewalks as time, staffing, and equipment allow.

The recently purchased UTV should help crews complete this work more efficiently. Street clearing will remain the first priority, so sidewalk work will depend on conditions and crew availability, especially if we have several storms close together.

Resident Cooperation and Communications
Seasonal communications generally begin in late December through social media and the utility bill insert, including a snow route map. When winter weather is forecast, staff provide more specific information through social media, the website's news section, and the website alert bar. Service closings or delays are communicated through text and email alerts. Additional reminders are shared during storms, with follow-up messaging afterward. This winter, communications will place additional emphasis on encouraging residents to sign up for City alerts.

Snow ROUTE

City of Bel Aire



CITY HALL: 7651 E. CENTRAL PARK AVENUE | 316-744-2451 | BELAIREKS.GOV

THE CITY OF BEL AIRE, KANSAS

RESOLUTION NO. **R-10-05**

A RESOLUTION ADOPTING THE SNOW REMOVAL POLICY AND DESIGNATING CERTAIN STREETS AND PORTIONS OF CERTAIN STREETS WITHIN THE CORPORATE LIMITS OF THE CITY OF BEL AIRE, KANSAS AS SNOW EMERGENCY STREETS AND REPEALING ALL CONFLICTING RESOLUTIONS.

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

Section 1. Snow Emergency Streets Designated

For the purpose of Article 1 of Chapter 11 of the of the Code of the City of Bel Aire, Kansas, which regulates Snow Emergency Streets within the corporate limits of the City of Bel Aire, Kansas, the streets and portions of streets contained in the document entitled "Exhibit A", which is attached hereto and made a part hereof, are hereby designated as Snow Emergency Streets.

Section 2. Repeal

All other resolutions or parts of other resolutions in conflict herewith are hereby repealed.

Passed by the City Council this 2nd day of March, 2010.

Approved by the Mayor this 2nd day of March, 2010.

MAYOR, HAROLD A. SMITH

SEAL

ATTEST:

CITY CLERK, VICKI BRADFORD

CITY OF BEL AIRE

EMERGENCY SNOW REMOVAL POLICY

1. POLICY STATEMENT

This policy provides a written set of guidelines for the purpose of removing snow and ice on public streets in an efficient and effective manor. One of the most important services the City of Bel Aire provides is prompt and efficient action of snow removal and ice control for the movement of vehicle traffic during a winter events.

2. PURPOSE

The purpose of this policy is to:

- Ensure fair and appropriate snow/ice removal on public streets.
- Maximize the number of citizens able to utilize public streets which have been cleared.
- Provide Public Works with an approved policy on snow/ice removal.
- Foster efficiency of clearing streets.
- Provide the public with an approved set of guidelines for snow/ice removal.
- Recognize the proper time and routes for snow/ice removal.
- Provide a safe and efficient route for students, busses, workers and emergency vehicles within the City.

3. POLICY

The Public Works Director, in conjunction with the City Administrator, creates the emergency snow removal policy and identifies plowing priorities. This policy and map will be reviewed and approved by the governing body. This policy also pertains to treatment of sand/salt for icy conditions. The plan will be reviewed and updated annually by City staff as new roads are constructed, traffic patterns change and new priorities are established.

4. MONITORING

A snow emergency is defined as a point in time when 2" has fallen and snow continues to fall or if the weather forecasts have indicated that additional snow will fall. At that time, the Police Department will notify the Public Works Department of the weather and street conditions.

5. CALL OUT PROCEDURES

Typically, the Police Department will initiate the call for Public Works to commence ice or snow removal. Outside of normal Public Works operating hours, the Police Department

personal are the "eyes and ears" for the Public Works Department for road conditions. The prompt notification from Police Department personal when conditions warrant action for either situation is essential for the safe movement of traffic on the city streets.

6. SNOW EMERGENCY DRIVING

When snow, sleet or freezing rain is causing slippery or hazardous conditions which might lead to a serious traffic emergency, no person shall operate a motor vehicle on any snow emergency street in such manner or in such condition as to allow or permit such vehicle to become stalled by reason of the fact that the driving wheels of such vehicle are not equipped with effective snow tires.

Whenever a motor vehicle becomes stalled for any reason on any part of a snow emergency street on which there is a covering of snow, sleet or ice, the person operating such vehicle shall take immediate action to have the vehicle towed or pushed off the roadway of such snow emergency street. No person shall abandon or leave a motor vehicle in the roadway of a snow emergency street, except for the purpose of securing assistance during the actual time necessary to go to a nearby telephone or other place of assistance and return without delay. (Ord. 406)

7. SNOW EMERGENCY STREET PARKING

Whenever snow has accumulated to a depth of four (4) inches or more or there is a possibility that snow will accumulate to a depth of four (4) inches or more, no person shall park a motor vehicle on any snow emergency street or allow or permit such vehicle to remain parked on any snow emergency street until snow removal operations on that street have been completed. (Ord. 406)

8. VEHICLE REMOVAL FROM SNOW EMERGENCY STREET

Any Bel Aire Police Officer is authorized to remove or cause to be removed to a place of safety, any motor vehicle which is stalled on a snow emergency street on which there is a covering of snow, sleet or ice, in violation of the provisions of Section 11.1.1 of the city codes or parked on a snow emergency street, in violation of the provisions of Section 11.1.2 of the city codes, and such motor vehicle either obstructs the normal movement or traffic or is interfering or about to interfere with snow removal operations. (Ord. 406)

9. SNOW PLOWING PRIORITIES

Considerations are based on traffic volumes, topography, and special usage. Heavily traveled routes are given the greater priority over the less traveled roads. Streets adjacent to schools, medical care centers, and areas designated as emergency shelters as well as commercial areas are given additional consideration. The street map attached identifies the currently priorities.

The city is not responsible for the snow/ice deposits in driveways due to snow removal operations.

The City will not plow side streets or alleys unless all priority as well as special use routes are clear and snow depth exceeds 8".

For salt/sand applications, intersections remain the first priority and then streets identified as first priorities are next.

Snow plowing typically does not begin until snow stops or depth exceeds 4".

Streets identified as Snow Emergency Routes:

First Priorities

Oliver St. - 37th to ½ mile N. of 53rd. St.
Woodlawn St. – 37th St. to 53rd St.
Rock Road – 45th – 254 Highway
45th St. – Oliver to Webb Road
53rd St. – Oliver to Rock Road
Webb Road – 45th St. to ½ mile N. of 53rd St.
Greenwich Road – 45th St. to ½ mile N. of 53rd St.
Edgemoor St. – 45th St. to 37th St.

Special Use

Sunrise School - 5500 E. 45th St.
Catholic Care Center – 45th Woodlawn Streets, ½ mile each direction
Church of the Resurrection School – 4900 N. Woodlawn
Central Park Avenue – Woodlawn to Rock (City Hall/Police Dept. /Emergency Shelter)
48th St. – Oliver to 5251 E. 48th St. (Emergency Shelter).

The driving conditions of all other public streets within the city of Bel Aire will be monitored periodically to determine if any treatment is required.

10. PENALTIES

Any person, individual, partnership, corporation or association who violates any of the provisions of city codes and upon conviction in the Municipal Court of the City of Bel Aire, Kansas, shall be punished by a fine not to exceed $50.00. Each day any violation hereof is found to exist shall be a separate offense and punishable as such hereunder.

Any summons issued in accordance with city codes shall be attached to such motor vehicle instructing the owner or operator to answer the charges of said violations before the Municipal Court of the City of Bel Aire, Kansas.

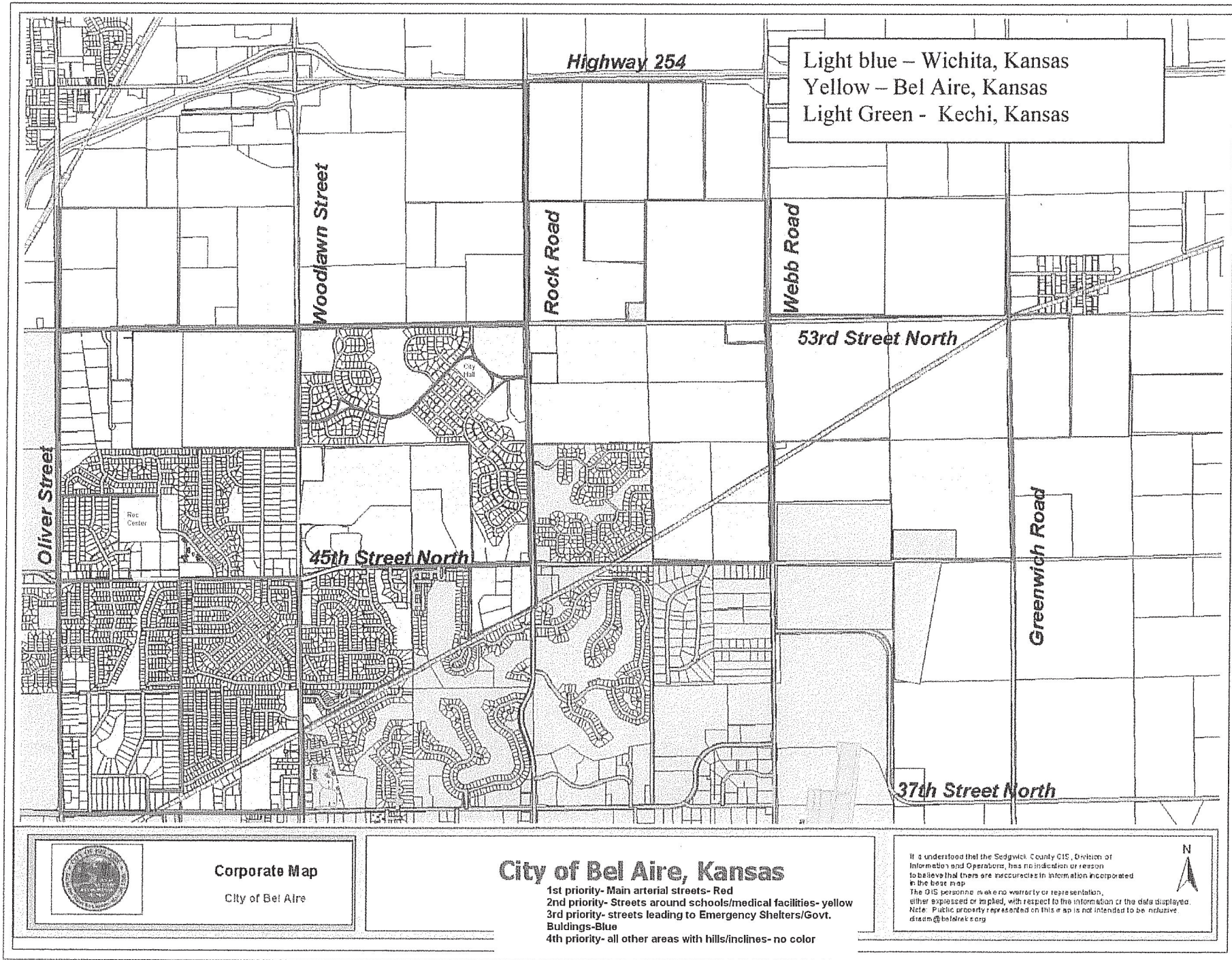
In any proceeding for the violation of the provisions of cities codes, the registration plate displayed upon the vehicle in violation shall constitute in evidence a prima facie presumption that the owner of such vehicle was the person who parked or placed such vehicle at the place where the violation occurred. (Ord. 406

Adopted this 2nd day of March, 2010 by the Bel Aire City Council.

Harold Smith, Mayor

Vicki Bradford, City Clerk

Revision Date: 3-2-10


Light blue – Wichita, Kansas
Yellow – Bel Aire, Kansas
Light Green - Kechi, Kansas
Highway 254
Woodlawn Street
Rock Road
Webb Road
53rd Street North
Oliver Street
45th Street North
Greenwich Road
37th Street North
City Hall
Rec Center
Corporate Map
City of Bel Aire
City of Bel Aire, Kansas
1st priority- Main arterial streets- Red
2nd priority- Streets around schools/medical facilities- yellow
3rd priority- streets leading to Emergency Shelters/Govt. Buildings-Blue
4th priority- all other areas with hills/inclines- no color
N

City of Bel Aire

STAFF REPORT

DATE: 11/12/2026

TO: City Council Meeting
FROM: Paula Downs
RE: Residential Landscaping & Trees

STAFF COMMUNICATION	
FOR MEETING OF	11/17/26
CITY COUNCIL	
INFORMATION ONLY	

SUMMARY: **Residential Landscaping and Tree Requirements**

The City is reviewing its residential landscaping and tree requirements to determine whether current regulations align with community goals and whether they can be administered and enforced with current staff resources.

Commercial landscaping requirements are not addressed in the current tree audit. Commercial properties do have landscaping requirements, including buffering and screening requirements when abutting various property types. When abutting a residential property, the commercial property/project is required to follow buffering and screening code requirements. Since 2025, the city has worked with commercial construction projects to ensure compliance.

Current Requirements

Under the City's zoning regulations:

Property Type	Required Trees
Single-family home	3 trees total, including at least 1 street tree
Two-family dwelling	4 trees total, including at least 1 street tree
Two-family dwelling on a corner lot	4 trees total, including at least 2 street trees
Duplex split into two single-family lots	3 trees per lot, including at least 1 street tree

A required street tree may also count toward the total tree requirement. However, the total number of required trees does not change.

Need for Code Updates

The City's landscaping and screening regulations should be reviewed as part of the ongoing zoning code update process. Areas for review include:

- Clarifying requirements and procedures.
- Updating references and outdated language.
- Addressing missing or incomplete provisions.
- Ensuring regulations can be efficiently inspected and enforced.
- Aligning requirements with the City's long-term goals and staffing capacity.

Regional Practices

A preliminary review of nearby communities, including Derby, Valley Center, Park City, Maize, Goddard, Wichita, and Andover, shows that most communities do not require homeowners in single-family or two-family districts to install a minimum number of trees, shrubs, or other landscaping elements.

Common practices include:

- Property maintenance standards for grass, weeds, and nuisance vegetation.
- Requirements to maintain visibility and safety near streets, sidewalks, and intersections.
- Buffering and screening requirements between incompatible land uses, such as commercial and residential properties.
- Detailed landscaping requirements for commercial, multifamily, and major development projects.
- Use of recommended planting guides, such as Preferred Trees for South Central Kansas.
- Street tree requirements tied to subdivision development.

Key Observation

Bel Aire currently has residential landscaping inspection requirements that are more extensive than those found in many neighboring communities. Enforcement would require staff to verify tree counts and acceptable plantings, often requiring specialized knowledge.

Bel Aire currently requires erosion control during and after construction (when needed) to ensure stormwater management compliance.

Enforcement History

The landscaping regulations have not been substantially updated in many years. Historically:

- Certificates of Occupancy (COOs) were sometimes issued with landscaping conditions requiring completion within 120 days.
- No formal tracking system existed for conditional COOs.
- Follow-up inspections were inconsistent.
- No formal process for pursuing violations when landscaping requirements were not met.
- Temporary Certificates of Occupancy were not routinely used for trees and landscaping.

Recent Improvements- Since 2025, staff have:

- Conducted reviews of properties with conditional COOs.
- Developed tree audit and tracking systems.
- Implemented TCOOs for properties with unresolved landscaping deficiencies.
- Established procedures for pursuing code violations through Municipal Court by creating processes and training staff around Uniform Criminal Complaints (UCC).
- Expanded inspections to newer neighborhoods built within the last ten years.

Challenges and Policy Questions- Several unresolved issues remain:

1. Scope of Enforcement-The City must determine whether enforcement should:
    a. Apply only to recently constructed homes; or
    b. Apply citywide as required by current code.
2. Property Owner Responsibility **-** Many properties may have changed ownership after construction. As a result:
    a. Developers may no longer be involved.
    b. Current owners may believe all requirements were satisfied when they purchased the property and a COO was issued.
    c. Trees may have died, been removed, or been replaced since initial occupancy.
    d. Determining responsibility may be difficult without reviewing property records and agreements.

Concerns Regarding Temporary Certificates of Occupancy (TCOOs)

Builders and lenders have expressed concerns that TCCOs may delay property sales because some lenders require a final Certificate of Occupancy before closing.

Additional concerns were raised by the Wichita Area Builders Association. As a result, the City has returned to issuing COOs with conditions while separately tracking compliance.

Potential Compliance Process

If the City chooses to pursue enforcement, staff propose the following process:

1. Determine which properties will be reviewed.
2. Conduct tree audits to identify potential deficiencies.
3. Review plats, development agreements, zoning approvals, and other records for possible exemptions.
4. Develop a master list of non-compliant properties.
5. Notify responsible parties and provide compliance deadlines.
6. Reinspect properties for compliance.
7. Refer unresolved violations to Municipal Court through the Uniform Complaint Citation (UCC) process.
8. Provide regular progress reports to the City Council.

Alternative Approaches

Rather than relying solely on enforcement, the City could consider incentive-based programs such as:

1. A tree rebate program.
2. Discounted tree purchases through local nurseries.
3. A community tree donation initiative.
4. Establishment of a public tree farm to support planting efforts.

Legal Review

The City Attorney will need to review the residential tree planting requirements, historical administration practices, and any future enforcement options to evaluate any legal considerations and provide guidance on future implementation. Council direction on enforcement priorities, compliance expectations and future regulatory approaches will assist staff and legal in developing recommendations that are practical, equitable and consistent with the City's goals. A comprehensive legal review is recommended before determining the most appropriate path forward.

Council Direction Requested

Staff seeks guidance from the City Council on the following issues:

1. Should tree requirement enforcement be limited to recent developments or applied citywide?
2. Which properties should be inspected for compliance?
3. Should the City pursue alternative assistance programs in addition to enforcement?
4. How often should tree inspections occur?
5. Should exceptions be allowed, and if so, under what circumstances?
6. What long-term approach should be taken for residential landscaping requirements and enforcement?

Staff Recommendation

Staff recommends updating the landscaping and screening regulations to reflect current regional practices, clarify expectations, and establish a practical enforcement process that can be administered with existing and/or future staffing resources.

MANAGER'S REPORT

DATE: November 12, 2026

TO: Mayor Benage and City Council

FROM: Ted Henry, City Manager

RE: November 17, 2026 Agenda

Consent Agenda

The consent agenda contains the minutes of the previous City Council meeting held on November 3, 2026 as well as two reappointments to the Chisholm Creek Utility Advisory (CCUA) board. If approved, Emily Hamburg will be re-appointed as a voting member of the board and Ken Lee will be reappointed as an alternate member; terms for both Emily and Ken would expire on 12/7/2028.

Appropriations Ordinance

This appropriation ordinance encompasses 10/27/2026 through 11/8/2026 expenses and one payroll cycle. Expenditures amounted to $4,195,927.97. Of the reported expenses, $212,087.38 are infrastructure costs for new developments. These costs are paid through special assessments.

2027 Health & Dental Insurance (Item A&B)

In July, the city met with IMA, our Benefit Risk Management partner since 2020, to discuss benefit strategies for the 2027 renewal. Our expectation was to have quotes by mid-October providing ample time to present all options to the council and meet open enrollment deadlines. Unfortunately, Blue Cross Blue Shield of Kansas (BCBSKS) did not provide renewal quotes until November 2, and additional plan options were not provided until November 6. The delay creates a significant time constraint for completing all enrollment-related tasks before December 4. Despite the delay, staff are pleased to report that the City's health insurance costs for 2027 were quoted as 3% lower than 2026 rates, much more satisfactory than the budgeted 15% increase. Human Resources Director Deb Appel has provided a detailed report in your packet.

Renewal Proposal (BCBSKS PlatinumSG 525/25 Blue Care) - For many years, because of the city's small employment pool, the City has only offered one health insurance plan and that plan has been "age-banded" with different rates for each employee and dependent based on their current age. In the recent quote to replace this plan in 2027, due to the increase in employee headcount and the growing number of insured members, BCBSKS removed the age-banded plan and replaced it with a tier structure. A detailed comparison is provided in the report in your packet. While the City's premium costs will be reduced by 3%, approximately 50% of employees will experience premium increases ranging from 2.1% to 60%, while the remaining employees will see decreases ranging from 3.2% to 47.2%. One downside of the renewal proposal is an increase in the out-of-pocket maximum. The out-of-pocket max for the 2027 quoted plan (PlatinumSG 525/25 Blue Care) is $2,850 individual/$5,700 family, compared to the current 2026 plan's out-of-pocket

max of $1,500 individual/$3,000 family. Even so, City staff recommend the Council approve this plan as it maintains overall healthcare coverage comparable to the 2026 plan.

Additional Plan Option (BCBSKS GoldLG 1650/25 Blue Choice) - City staff also received a quote for an additional plan option. Due to insurance costs remaining relatively flat, this is a great time to roll out an additional plan option. With this option, also provided by BCBSKS, employees would have the opportunity to eliminate their monthly premium contributions entirely. This option might appeal to employees who are generally healthy, have limited annual medical expenses, or prefer lower payroll deductions. By adding a no-cost option, the city can offer greater flexibility to employees, strengthen the City's overall benefits package and improve competitiveness as an employer, while still controlling overall benefit costs.

Importance of Maintaining the Lower-Deductible Option - While the higher-deductible, out of pocket max option offers a valuable cost-saving alternative, City staff do not recommend providing the higher-deductible plan as the only option. Many individuals experience concern about the possibility of larger out-of-pocket expenses resulting from an unexpected illness, injury, or family medical event. This psychological factor is important to consider. Employees who value certainty and reduced financial risk should continue to have access to a lower-deductible option. Removing that choice could create anxiety and may negatively impact employee satisfaction with the overall benefits package. Maintaining both options allows employees to self-select the option that aligns with their risk tolerance, financial situation, and anticipated healthcare needs.

Dental Plan - In addition to the health plan options, Delta Dental provided a quote comparable to the current plan, except for a 3% premium increase. The City would continue to pay 90% of the Delta Dental premium. City staff recommend approval of this quote.

Recommendation - For these reasons, staff recommend adopting both quoted BCBSKS health plan options and the Delta Dental plan for the 2027 benefit year.

Contract for Elevator On-Call and Preventative Maintenance (Item C)

City Hall’s passenger elevator currently has no maintenance agreement. Staff received three quotes and found that Sunrise Elevator, Inc. offered the best combination of price and coverage. The agreement includes preventive maintenance, 24/7 service call answering, and coverage for specified hydraulic components.

Executive Session

There is one executive session on the agenda.

Discussion of Snow Removal Policy

Staff will provide an overview of the City’s snow and ice removal process.

Discussion of Landscaping Requirements

Paula Downs, Community Development Director, has provided a detailed report in your packet and will be present at the meeting to discuss landscaping requirements in the City.

Monthly

FINANCIAL REPORT

OCTOBER 2026

City of Bel Aire

GENERAL FUND SUMMARY

City of Bel Aire, KS

Budget Report
Group Summary
For Fiscal: 2026 Period Ending: 10/31/2026

SubObjec…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 100 - General Fund						
Department: 000 - GENERAL						
40 - REVENUES	9,914,111.93	9,914,111.93	378,354.56	9,275,842.17	-638,269.76	6.44 %
Department: 000 - GENERAL Total:	**9,914,111.93**	**9,914,111.93**	**378,354.56**	**9,275,842.17**	**-638,269.76**	**6.44 %**
Department: 100 - ADMINISTRATION						
50 - EXPENSES - PERSONNEL	1,344,603.46	1,344,603.46	115,049.30	1,113,387.75	231,215.71	17.20 %
60 - EXPENSES - COMMODITIES	126,532.00	126,532.00	8,424.17	93,906.91	32,625.09	25.78 %
70 - EXPENSES - CONTRACTUAL	640,115.00	640,115.00	51,437.61	676,914.38	-36,799.38	-5.75 %
80 - EXPENSES - CAPITAL PROJECTS	0.00	0.00	0.00	0.00	0.00	0.00 %
Department: 100 - ADMINISTRATION Total:	**2,111,250.46**	**2,111,250.46**	**174,911.08**	**1,884,209.04**	**227,041.42**	**10.75 %**
Department: 120 - POLICE						
50 - EXPENSES - PERSONNEL	1,940,983.81	1,940,983.81	147,035.46	1,524,231.68	416,752.13	21.47 %
60 - EXPENSES - COMMODITIES	217,207.00	217,207.00	13,600.85	106,266.98	110,940.02	51.08 %
70 - EXPENSES - CONTRACTUAL	289,390.00	289,390.00	10,921.71	237,600.43	51,789.57	17.90 %
80 - EXPENSES - CAPITAL PROJECTS	0.00	0.00	0.00	6,399.90	-6,399.90	0.00 %
Department: 120 - POLICE Total:	**2,447,580.81**	**2,447,580.81**	**171,558.02**	**1,874,498.99**	**573,081.82**	**23.41 %**
Department: 130 - RECREATION						
50 - EXPENSES - PERSONNEL	482,591.93	482,591.93	30,938.92	379,123.53	103,468.40	21.44 %
60 - EXPENSES - COMMODITIES	105,050.00	105,050.00	8,344.13	75,217.64	29,832.36	28.40 %
70 - EXPENSES - CONTRACTUAL	123,963.00	123,963.00	12,472.22	92,181.84	31,781.16	25.64 %
80 - EXPENSES - CAPITAL PROJECTS	95,000.00	95,000.00	0.00	34,796.41	60,203.59	63.37 %
90 - EXPENSES - TRANSFERS	55,000.00	55,000.00	0.00	55,000.00	0.00	0.00 %
Department: 130 - RECREATION Total:	**861,604.93**	**861,604.93**	**51,755.27**	**636,319.42**	**225,285.51**	**26.15 %**
Department: 140 - LAND BANK						
60 - EXPENSES - COMMODITIES	79,000.00	79,000.00	0.00	0.00	79,000.00	100.00 %
70 - EXPENSES - CONTRACTUAL	13,350.00	13,350.00	0.00	3,742.26	9,607.74	71.97 %
80 - EXPENSES - CAPITAL PROJECTS	0.00	0.00	0.00	0.00	0.00	0.00 %
90 - EXPENSES - TRANSFERS	2,139,360.00	2,139,360.00	0.00	2,139,360.00	0.00	0.00 %
Department: 140 - LAND BANK Total:	**2,231,710.00**	**2,231,710.00**	**0.00**	**2,143,102.26**	**88,607.74**	**3.97 %**
Department: 150 - PARKS						
50 - EXPENSES - PERSONNEL	182,050.16	182,050.16	16,246.42	119,178.45	62,871.71	34.54 %
60 - EXPENSES - COMMODITIES	62,455.00	62,455.00	4,166.98	36,415.53	26,039.47	41.69 %
70 - EXPENSES - CONTRACTUAL	58,920.00	58,920.00	2,004.44	54,190.75	4,729.25	8.03 %
80 - EXPENSES - CAPITAL PROJECTS	83,000.00	83,000.00	0.00	34,803.53	48,196.47	58.07 %
Department: 150 - PARKS Total:	**386,425.16**	**386,425.16**	**22,417.84**	**244,588.26**	**141,836.90**	**36.70 %**
Department: 160 - PLANNING & ZONING						
50 - EXPENSES - PERSONNEL	455,485.33	455,485.33	32,692.14	354,952.56	100,532.77	22.07 %
60 - EXPENSES - COMMODITIES	25,700.00	25,700.00	1,369.69	10,818.01	14,881.99	57.91 %
70 - EXPENSES - CONTRACTUAL	105,307.00	105,307.00	4,323.32	52,762.25	52,544.75	49.90 %
80 - EXPENSES - CAPITAL PROJECTS	0.00	0.00	0.00	0.00	0.00	0.00 %
Department: 160 - PLANNING & ZONING Total:	**586,492.33**	**586,492.33**	**38,385.15**	**418,532.82**	**167,959.51**	**28.64 %**
Department: 190 - FACILITIES						
50 - EXPENSES - PERSONNEL	0.00	0.00	0.00	0.00	0.00	0.00 %
60 - EXPENSES - COMMODITIES	12,250.00	12,250.00	3,606.90	14,761.26	-2,511.26	-20.50 %
70 - EXPENSES - CONTRACTUAL	133,600.00	133,600.00	14,680.32	104,452.82	29,147.18	21.82 %
80 - EXPENSES - CAPITAL PROJECTS	0.00	0.00	312.73	312.73	-312.73	0.00 %
90 - EXPENSES - TRANSFERS	1,365,000.00	1,365,000.00	0.00	1,365,000.00	0.00	0.00 %

Budget Report **For Fiscal: 2026 Pe...6**

SubObjec...		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
	Department: 190 - FACILITIES Total:	**1,510,850.00**	**1,510,850.00**	**18,599.95**	**1,484,526.81**	**26,323.19**	**1.74 %**
	Total Revenues	**9,914,111.93**	**9,914,111.93**	**378,354.56**	**9,275,842.17**	**-638,269.76**	**6.44 %**
	Total Expenses	**10,135,913.69**	**10,135,913.69**	**477,627.31**	**8,685,777.60**	**1,450,136.09**	**14.31 %**
	Fund: 100 - General Fund Surplus (Deficit):	**-221,801.76**	**-221,801.76**	**-99,272.75**	**590,064.57**	**811,866.33**	**366.03 %**
	Report Surplus (Deficit):	**-221,801.76**	**-221,801.76**	**-99,272.75**	**590,064.57**	**811,866.33**	**366.03 %**

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)
100 - General Fund	-221,801.76	-221,801.76	-99,272.75	590,064.57	811,866.33
Report Surplus (Deficit):	**-221,801.76**	**-221,801.76**	**-99,272.75**	**590,064.57**	**811,866.33**

BUDGETED FUNDS SUMMARY

NON-GENERAL FUND

City of Bel Aire, KS

Budget Report
Group Summary
For Fiscal: 2026 Period Ending: 10/31/2026

SubObjec…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 200 - Special Street & Highway						
Department: 210 - PUBLIC WORKS						
40 - REVENUES	1,274,860.00	1,274,860.00	108,564.36	1,368,937.08	94,077.08	7.38 %
50 - EXPENSES - PERSONNEL	132,538.52	132,538.52	0.00	96,591.28	35,947.24	27.12 %
60 - EXPENSES - COMMODITIES	169,200.00	169,200.00	3,738.58	54,782.09	114,417.91	67.62 %
70 - EXPENSES - CONTRACTUAL	187,634.00	187,634.00	10,387.59	155,778.74	31,855.26	16.98 %
80 - EXPENSES - CAPITAL PROJECTS	955,000.00	955,000.00	630,450.68	712,518.96	242,481.04	25.39 %
90 - EXPENSES - TRANSFERS	0.00	0.00	0.00	0.00	0.00	0.00 %
Department: 210 - PUBLIC WORKS Surplus (Deficit):	**-169,512.52**	**-169,512.52**	**-536,012.49**	**349,266.01**	**518,778.53**	**306.04 %**
Total Revenues	**1,274,860.00**	**1,274,860.00**	**108,564.36**	**1,368,937.08**	**94,077.08**	**7.38 %**
Total Expenses	**1,444,372.52**	**1,444,372.52**	**644,576.85**	**1,019,671.07**	**424,701.45**	**29.40 %**
Fund: 200 - Special Street & Highway Surplus (Deficit):	**-169,512.52**	**-169,512.52**	**-536,012.49**	**349,266.01**	**518,778.53**	**306.04 %**

Budget Report **For Fiscal: 2026 Pe…6**

SubObjec…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 400 - Land Bank Fund						
Department: 400 - LAND BANK						
40 - REVENUES	65,000.00	65,000.00	7,899.47	65,669.20	669.20	1.03 %
60 - EXPENSES - COMMODITIES	5,000.00	5,000.00	0.00	33.28	4,966.72	99.33 %
70 - EXPENSES - CONTRACTUAL	0.00	0.00	0.00	0.00	0.00	0.00 %
80 - EXPENSES - CAPITAL PROJECTS	0.00	0.00	0.00	0.00	0.00	0.00 %
90 - EXPENSES - TRANSFERS	0.00	0.00	0.00	0.00	0.00	0.00 %
Department: 400 - LAND BANK Surplus (Deficit):	**60,000.00**	**60,000.00**	**7,899.47**	**65,635.92**	**5,635.92**	**-9.39 %**
Total Revenues	**65,000.00**	**65,000.00**	**7,899.47**	**65,669.20**	**669.20**	**1.03 %**
Total Expenses	**5,000.00**	**5,000.00**	**0.00**	**33.28**	**4,966.72**	**99.33 %**
Fund: 400 - Land Bank Fund Surplus (Deficit):	**60,000.00**	**60,000.00**	**7,899.47**	**65,635.92**	**5,635.92**	**-9.39 %**

Budget Report **For Fiscal: 2026 Pe…6**

SubObjec…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 410 - Bond & Interest						
Department: 410 - BOND AND INTEREST						
40 - REVENUES	4,571,235.00	4,571,235.00	50,000.84	4,577,595.62	6,360.62	0.14 %
80 - EXPENSES - CAPITAL PROJECTS	4,477,912.00	4,477,912.00	0.00	4,477,911.30	0.70	0.00 %
90 - EXPENSES - TRANSFERS	0.00	0.00	0.00	0.00	0.00	0.00 %
Department: 410 - BOND AND INTEREST Surplus (Deficit):	**93,323.00**	**93,323.00**	**50,000.84**	**99,684.32**	**6,361.32**	**-6.82 %**
Total Revenues	**4,571,235.00**	**4,571,235.00**	**50,000.84**	**4,577,595.62**	**6,360.62**	**0.14 %**
Total Expenses	**4,477,912.00**	**4,477,912.00**	**0.00**	**4,477,911.30**	**0.70**	**0.00 %**
Fund: 410 - Bond & Interest Surplus (Deficit):	**93,323.00**	**93,323.00**	**50,000.84**	**99,684.32**	**6,361.32**	**-6.82 %**

Budget Report **For Fiscal: 2026 Pe…6**

SubObjec…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 520 - Water Utility						
Department: 210 - PUBLIC WORKS						
40 - REVENUES	4,062,898.00	4,062,898.00	475,905.04	3,924,244.56	-138,653.44	3.41 %
50 - EXPENSES - PERSONNEL	512,605.17	512,605.17	48,056.52	455,475.72	57,129.45	11.14 %
60 - EXPENSES - COMMODITIES	177,700.00	177,700.00	42,706.99	176,487.30	1,212.70	0.68 %
70 - EXPENSES - CONTRACTUAL	2,444,258.00	2,444,258.00	357,417.86	2,131,450.43	312,807.57	12.80 %
80 - EXPENSES - CAPITAL PROJECTS	985,314.50	985,314.50	0.00	60,356.25	924,958.25	93.87 %
90 - EXPENSES - TRANSFERS	298,200.00	298,200.00	0.00	298,200.00	0.00	0.00 %
Department: 210 - PUBLIC WORKS Surplus (Deficit):	**-355,179.67**	**-355,179.67**	**27,723.67**	**802,274.86**	**1,157,454.53**	**325.88 %**
Total Revenues	**4,062,898.00**	**4,062,898.00**	**475,905.04**	**3,924,244.56**	**-138,653.44**	**3.41 %**
Total Expenses	**4,418,077.67**	**4,418,077.67**	**448,181.37**	**3,121,969.70**	**1,296,107.97**	**29.34 %**
Fund: 520 - Water Utility Surplus (Deficit):	**-355,179.67**	**-355,179.67**	**27,723.67**	**802,274.86**	**1,157,454.53**	**325.88 %**

Budget Report **For Fiscal: 2026 Pe…6**

SubObjec…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 530 - Sewer Utility						
Department: 210 - PUBLIC WORKS						
40 - REVENUES	3,357,963.00	3,357,963.00	311,761.37	3,323,419.68	-34,543.32	1.03 %
50 - EXPENSES - PERSONNEL	485,333.95	485,333.95	32,647.75	322,903.23	162,430.72	33.47 %
60 - EXPENSES - COMMODITIES	394,550.00	394,550.00	7,679.09	71,976.91	322,573.09	81.76 %
70 - EXPENSES - CONTRACTUAL	2,166,575.00	2,166,575.00	148,237.23	1,411,346.28	755,228.72	34.86 %
80 - EXPENSES - CAPITAL PROJECTS	1,031,689.44	1,031,689.44	0.00	31,689.44	1,000,000.00	96.93 %
90 - EXPENSES - TRANSFERS	318,315.00	318,315.00	0.00	318,315.00	0.00	0.00 %
Department: 210 - PUBLIC WORKS Surplus (Deficit):	**-1,038,500.39**	**-1,038,500.39**	**123,197.30**	**1,167,188.82**	**2,205,689.21**	**212.39 %**
Total Revenues	**3,357,963.00**	**3,357,963.00**	**311,761.37**	**3,323,419.68**	**-34,543.32**	**1.03 %**
Total Expenses	**4,396,463.39**	**4,396,463.39**	**188,564.07**	**2,156,230.86**	**2,240,232.53**	**50.96 %**
Fund: 530 - Sewer Utility Surplus (Deficit):	**-1,038,500.39**	**-1,038,500.39**	**123,197.30**	**1,167,188.82**	**2,205,689.21**	**212.39 %**

Budget Report **For Fiscal: 2026 Pe…6**

SubObjec…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 540 - Solid Waste Utility						
Department: 540 - SOLID WASTE						
40 - REVENUES	760,000.00	760,000.00	71,951.38	711,777.22	-48,222.78	6.35 %
70 - EXPENSES - CONTRACTUAL	660,000.00	660,000.00	54,245.22	483,148.18	176,851.82	26.80 %
90 - EXPENSES - TRANSFERS	100,000.00	100,000.00	0.00	100,000.00	0.00	0.00 %
Department: 540 - SOLID WASTE Surplus (Deficit):	**0.00**	**0.00**	**17,706.16**	**128,629.04**	**128,629.04**	**0.00 %**
Total Revenues	**760,000.00**	**760,000.00**	**71,951.38**	**711,777.22**	**-48,222.78**	**6.35 %**
Total Expenses	**760,000.00**	**760,000.00**	**54,245.22**	**583,148.18**	**176,851.82**	**23.27 %**
Fund: 540 - Solid Waste Utility Surplus (Deficit):	**0.00**	**0.00**	**17,706.16**	**128,629.04**	**128,629.04**	**0.00 %**

Budget Report **For Fiscal: 2026 Pe…6**

SubObjec…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 550 - Stormwater Utility						
Department: 550 - STORMWATER						
40 - REVENUES	99,500.00	99,500.00	10,390.95	280,320.08	180,820.08	181.73 %
70 - EXPENSES - CONTRACTUAL	10,000.00	10,000.00	1,006.00	8,697.10	1,302.90	13.03 %
80 - EXPENSES - CAPITAL PROJECTS	300,000.00	300,000.00	0.00	6,085.94	293,914.06	97.97 %
90 - EXPENSES - TRANSFERS	0.00	0.00	0.00	0.00	0.00	0.00 %
Department: 550 - STORMWATER Surplus (Deficit):	**-210,500.00**	**-210,500.00**	**9,384.95**	**265,537.04**	**476,037.04**	**226.15 %**
Total Revenues	**99,500.00**	**99,500.00**	**10,390.95**	**280,320.08**	**180,820.08**	**181.73 %**
Total Expenses	**310,000.00**	**310,000.00**	**1,006.00**	**14,783.04**	**295,216.96**	**95.23 %**
Fund: 550 - Stormwater Utility Surplus (Deficit):	**-210,500.00**	**-210,500.00**	**9,384.95**	**265,537.04**	**476,037.04**	**226.15 %**
Report Surplus (Deficit):	**-1,620,369.58**	**-1,620,369.58**	**-300,100.10**	**2,878,216.01**	**4,498,585.59**	**277.63 %**

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)
200 - Special Street & Highway	-169,512.52	-169,512.52	-536,012.49	349,266.01	518,778.53
400 - Land Bank Fund	60,000.00	60,000.00	7,899.47	65,635.92	5,635.92
410 - Bond & Interest	93,323.00	93,323.00	50,000.84	99,684.32	6,361.32
520 - Water Utility	-355,179.67	-355,179.67	27,723.67	802,274.86	1,157,454.53
530 - Sewer Utility	-1,038,500.39	-1,038,500.39	123,197.30	1,167,188.82	2,205,689.21
540 - Solid Waste Utility	0.00	0.00	17,706.16	128,629.04	128,629.04
550 - Stormwater Utility	-210,500.00	-210,500.00	9,384.95	265,537.04	476,037.04
Report Surplus (Deficit):	**-1,620,369.58**	**-1,620,369.58**	**-300,100.10**	**2,878,216.01**	**4,498,585.59**

CITY OF BEL AIRE
STAFF REPORT

DATE: October 31, 2026

TO: City Manager

FROM: Marty McGee, Public Works Director

Water-

- Staff flushed the 53rd and Greenwich fire hydrant to allow for proper chlorine
- Change the colorimeter at the North water tower.
- Flushed 45th street fire hydrant.
- Our valve turning exercise program is continuing and staff will be able to determine an amount of valves that will need to be replaced by the end of the year. In 2027 we will need to replace several water valves to allow staff to shut the main down when a problem occurs. A valve's main objective is to help staff isolate the amount of houses needing to be shut off when a water main fails.
- Staff removed the tracer wire for the water line at 53rd and Woodlawn and installed a new test sample station, as CCUA was unable to locate the waterline while installing a culvert pipe at this location.
- Staff inspected the water line sample test stations at Chapel Landing 8th to ensure the water line could be traced when needed. Our city engineer was informed of this process.
- Central Consolidate came out for their annual inspection of our sprinklers and backflow device for our new shop.

Streets-

- Several potholes on Webb road were filled for safety reasons. Staff used a pallet of asphalt to fill the holes.
- Several potholes were filled around town.
- Many street signs have been replaced because of accidents or aging of the signs. Also, all the snow route signs have been replaced.
- Staff is finishing up with the mastic on the streets in Central Park.
- Staff has been maintaining the ditches between Woodlawn and Oliver on 53rd street, where the sidewalk is being installed. All the ditches from Woodlawn to Oliver on 53rd street need to be graded and maintain and have the proper slope elevation. The contractor will need to address this issue before signing off on the completion project. Hopefully this project is not accepted as completed, and it does not fall back on city staff to correct the issues after the contractor is gone. Mowing this area has become very difficult for staff and is putting stress on our aging tractor as the slopes are incorrect and uneven.

Sewer-

- Staff is Continuing cleaning of the sewer mains and lift stations daily to help maintain our infrastructure.
- Continue education for facilities in Bel Aire are ongoing.
- Staff scheduled sewer inspections for Empire and Waltons this month with the assistance of Rebecca Lewis from Berns and McDonnell.
- Staff purchased a skid for the sewer to help assist with our sewer cleaning process. This skid allows us to lower our high-pressure hose into the sewer safely without the hose coming out of the manhole when cleaning. We also purchased a cutting tool that will allow staff to remove the roots present in our sewer mains that could cause failures. In the past years we have had to

subcontract the root removal process and now are able to complete this process without an outside source, saving the city money and ensuring the job is done correctly.

Parks-

- The following areas have been overseeded this year. City Hall, Brookhouser Park, the pool, all the roundabouts in central park and the entrance off Rock Road, Eagle Lake and the islands on Brandies. Our new Public works shop was also reseeded.
- Several dead trees have been removed in Central park and surrounding area
- All playground inspections have been completed with little to no findings.
- The sand pits at Bel Aire Park was tilled and regraded.
- Central Park Playground drain was fixed to allow for water to exit the safety surface. A quote is being presented from Versa port to have the Central Park safety surface sealed; this would preserve the surface for many years. (Preventive maintenance is needed to maintain our parks)

Storm water-

- All tributaries are clean and flowing as expected.
- Several storm drain inlets have been cleaned and trash removed to allow for proper flow.
- All trash and limbs have been removed from all parks and lakes this month.

Special Events-

- October 27th, 28th and 29th supervisor training was held at the public works facility, Rance Kendred Jon Steahman and I attended the three-day training.
- Fall Festival was on October 17 and 2 staff members attended. Public Works had equipment staged for residents to view and ask questions. This was a great event, and residents seemed to enjoy the festival.
- Anne, Jon and I held a Quarterly meeting with PEC on ongoing projects.
- On 10-8-2026 Crossland Construction visited the new public works facility for its one-year punch list items needing to be fixed. December 2026 will be our one-year mark.
- Imagine IT- provided us with a proposal for IPSec tunnel between the old shop to the new Public Works shop. This will allow staff to observe the scada system and monitor it without going to the old shop daily . This is still in process and should be completed next month.
- Our annual KEIMS renewal for our fuel tanks was submitted.
- Public Works is in the process of hiring; we hired Justin Swain and Duane Farmer for an operator position and Justin will start on 11-9-26. Justin will bring a lot of knowledge and operational skills to our department. Duane Farmer's start date has not been determined at this time. Duane will bring a lot of experience to our department for daily water and sewer operations and equipment operations.
- Heartland Fleet Solutions is a vehicle service repair company that moved into Bel Aire at 9730 E 50th street a few months ago, we have set up an account to be able to use their services. They will be able to service all our equipment and vehicles if needed, Bel Aire PD could also use their service as we have an account already set up. Heartland will also provide after-hours emergency callouts if needed.

City of Bel Aire, Kansas

STAFF REPORT

DATE: Nov. 10, 2026

TO: Ted Henry, City Manager
Bel Aire Governing Body

FROM: Brian Hayes, Recreation Director

RE: October Activities

Recreation

- 209 participants on 19 Soccer, Volleyball, and Flag Football teams have completed another successful season.
- 15 Super Soccer Star participants also concluded their fall instructional sessions.
- Girl Scout Troop 40565 and Bel Aire Girls on the Run continue meeting at the Rec Center. These groups use a room at no charge in exchange for community service.
- Taekwondo class participation was steady with 15 students.
- Exercise classes continue to be steady with 20 participants.
- October drop in gym use was steady with 535 compared to 544 in August.
- This year's Fall Festival ran by the city offered a variety of activities for attendees of all ages. Highlights included a car show, vendor fair, petting zoo, medallion hunt, music, food trucks, children's activities, and fall-themed contests. The Lions Club car show featured a wide variety of vehicles, and the vendor fair showcased those who provide interesting goods and services to the community. The event attracted an estimated 2,000 attendees.
- 33 mature trees were professionally pruned in October. Additionally, 2 dead Crabapple and 3 invasive Bradford Pear trees near the Rec Center entrance were removed.
- Upcoming rec programs include Little Dribblers, youth basketball, and Christmas in Bel Aire.

Seniors

- 711 seniors signed in for cards, line & folk dance, book club, exercise, sewing, walking, educational, & special activities compared to 752 in September.
- Highlights included Medicare counseling, Singo, a tech class, as well as the usual arts & crafts activities. In all there were 16 ongoing programs, 4 special activities, and 4 educational sessions.
- Upcoming Senior activities include Medicare Counseling, several presentations, as well as established baseline programs, games, and arts & crafts.









