



AGENDA
CITY COUNCIL MEETING
7651 E. Central Park Ave, Bel Aire, KS
September 15, 2026 7:00 PM



I. CALL TO ORDER: Mayor Jim Benage

II. ROLL CALL

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

III. OPENING PRAYER:

A. Gary Green

IV. PRESENTATION OF COLORS AND PLEDGE OF ALLEGIANCE

A. Boy Scout Troop #585

V. DETERMINE AGENDA ADDITIONS

VI. CONSENT AGENDA

A. Approval of Minutes of the September 1, 2026 City Council meeting.

B. Reappoint Deryk Faber to the Planning Commission, term effective from October 1, 2026 to October 1, 2029.

C. Accept Petitions for Sanitary Sewer, Stormwater Sewer, and Water Distribution System Improvements to serve Lycee Addition.

D. Adopt A Resolution Determining the Advisability of the Making of Certain Internal Improvements in the City Of Bel Aire; Making Certain Findings with Respect Thereto; Authorizing and Providing for the Making of the Improvements In Accordance With Such Findings (Sanitary Sewer Improvements/Lycees Addition); And Amending, Restating And Repealing Resolution No. R-2024-11.

E. Adopt A Resolution Determining the Advisability of the Making of Certain Internal Improvements in the City Of Bel Aire; Making Certain Findings with Respect Thereto; Authorizing and Providing for the Making of the Improvements In Accordance With Such Findings (Stormwater Drainage Improvements/Lycees Addition).

E. Adopt A Resolution Determining the Advisability of the Making of Certain Internal Improvements in the City Of Bel Aire; Making Certain Findings with Respect Thereto; Authorizing and Providing for the Making of the Improvements In Accordance With Such Findings (Water System Improvements/Lycees Addition); And Amending, Restating And Repealing Resolution No. R-2024-12.

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. 26-17 in the amount of \$667,857.55.

Action: Motion to (approve / deny / table) Appropriations Ordinance No. 26-17.

Motion _____ Second _____ Vote _____

VIII. CITY REQUESTED APPEARANCES

A. Boy Scout Troop #585

IX. PUBLIC HEARING: *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.*

A. The purpose of the public hearing is to hear any and all written or oral objections to the respective assessments considered in the Ordinance Levying Special Assessments on the agenda.

Action: Motion to close the Public Hearing.

Motion _____ Second _____ Vote _____

X. CITIZENS 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.*

XI. REPORTS

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

XII. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

A. Consideration of An Ordinance Levying Special Assessments on Certain Property to Pay the Costs of Internal Improvements in the City of Bel Aire, Kansas, as Previously Authorized by Resolution Nos. R-2022-49, R-2023-01, R-2023-02, R-2023-09, R-2023-10, R-2025-07, R-2025-08, R-2023-11, R-2023-12, R-2023-13, R-2023-14 And R-2023-18 of the City; and Providing for the Collection of Such Special Assessments.

Action: Motion to (adopt / deny / table) An Ordinance Levying Special Assessments on Certain Property to Pay the Costs of Internal Improvements in the City of Bel Aire, Kansas, as Previously Authorized by Resolution Nos. R-2022-49, R-2023-01, R-2023-02, R-2023-09, R-2023-10, R-2025-07, R-2025-08, R-2023-11, R-2023-12, R-2023-13, R-2023-14 And R-2023-18 of the City; and Providing for the Collection of Such Special Assessments, and authorize all required signatures.

Motion _____ Second _____ Roll Call Vote:

Greg Davied _____ Tyler Dehn _____ Emily Hamburg _____

Brandon McIntosh _____ Mike Proctor _____

B. Consideration of Letter of Intent to Issue Industrial Revenue Bonds and Provide Other Incentives for the Development of KVH Chophouse.

Action: Motion to (approve / deny / table) the Letter of Intent to Issue Industrial Revenue Bonds and Provide Other Incentives for the Development of KVH Chophouse.

Motion _____ Second _____ Vote _____

C. Consideration of approving Professional Engineering Consultants (PEC) Work Order No 26-26 for Bel Aire 45th St N, Revised Plan Review in the amount not to exceed \$22,500.00.

Action: Motion to (approve / deny / table) PEC Work Order No 26-26 for Bel Aire 45th St N, Revised Plan Review in an amount not to exceed \$22,500.00, and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

D. Consideration of accepting a bid and agreement for an Upfitted Dump Truck.

Action: Motion to (Approve / Deny / Table) the bid from Don Hattan Ford, Inc. in the amount of \$110,577.00; and approve the agreement (As Presented / As Amended); and authorize the Mayor and city staff to sign all necessary documents.

Motion _____ Second _____ Vote _____

E. Consideration of accepting a bid and agreement for a UTV vehicle.

Action: Motion to (Approve / Deny / Table) the bid from Ravenscraft Implement, Inc. in the amount of \$25,058.08; and approve the agreement (As Presented / As Amended); and authorize the Mayor and city staff to sign all necessary documents.

Motion _____ Second _____ Vote _____

F. Consideration of electing three (3) Voting Delegates to the League of Kansas Municipalities Annual Business Meeting and Convention of Voting Delegates on October 10, 2026.

Action: Motion to (elect / deny / table) _____, _____ and _____ as Bel Aire Voting Delegates to the League of Kansas Municipalities Annual Business Meeting and Convention of Voting Delegates.

Motion _____ Second _____ Vote _____

G. Consideration of electing three (3) alternate voting delegates to the League of Kansas Municipalities Annual Business Meeting and Convention of Voting Delegates on October 10, 2026.

Action: Motion to (elect / deny / table) _____, _____ and _____ as Bel Aire Alternate Voting Delegates to the League of Kansas Municipalities Annual Business Meeting and Convention of Voting Delegates.

Motion _____ Second _____ Vote _____

XIII. EXECUTIVE SESSION

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

Motion _____ Second _____ Vote _____

XIV. DISCUSSION AND FUTURE ISSUES

A. Discussion on USD 259 Bond Issue

XV. ADJOURNMENT

Action: Motion to adjourn.

Motion _____ Second _____ Vote _____

Additional Attachments:

- A.** Financial Report, August 2026
- B.** Recreation Report, August 2026
- C.** City Manager's Report - September 15, 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
 September 01, 2026 7:00 PM



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

II. ROLL CALL

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

Also present were City Manager Ted Henry, City Attorney Maria Schrock, City Engineer Anne Stephens, Director of Finance Barry Smith, Community Development Director Paula Downs, Chief of Police Darrell Atteberry, and City Clerk Melissa Krehbiel. City Bond Counsel Kevin Cowan of Gilmore and Bell, PA., arrived after Agenda Item VIII. A.

III. OPENING PRAYER

A. Michael Wearda provided the opening prayer.

IV. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

Mayor Benage led the pledge of allegiance.

V. DETERMINE AGENDA ADDITIONS: There were no additions.

VI. CONSENT AGENDA

- A. **Approval of Minutes of the August 18, 2026 City Council meeting.**
- B. **Accept petitions for Phase 2 Paving and Drainage, Sanitary Sewer and Waterline Improvements to serve Bel Aire Lakes Addition.**
- C. **Adopt A Resolution Determining the Advisability of the Making of Certain Internal Improvements in the City of Bel Aire; Making Certain Findings with Respect Thereto; and Authorizing and Providing for the Making of the Improvements in Accordance with Such Findings (Paving and Drainage Improvements/Bel Aire Lakes Addition Phase 2).**
- D. **Adopt A Resolution Determining the Advisability of the Making of Certain Internal Improvements in the City of Bel Aire; Making Certain Findings with Respect Thereto; and Authorizing and Providing for the Making of the Improvements in**

Accordance with Such Findings (Sanitary Sewer Improvements/Bel Aire Lakes Addition Phase 2).

- E. Adopt A Resolution Determining the Advisability of the Making of Certain Internal Improvements in the City of Bel Aire; Making Certain Findings with Respect Thereto; and Authorizing and Providing for the Making of the Improvements in Accordance with Such Findings (Water Line Improvements/Bel Aire Lakes Addition Phase 2).**
- F. Accept petitions for Phase 3 Paving and Drainage, Sanitary Sewer, and Waterline Improvements to serve Bel Aire Lakes Addition.**
- G. Adopt A Resolution Determining the Advisability of the Making of Certain Internal Improvements in the City of Bel Aire; Making Certain Findings with Respect Thereto; and Authorizing and Providing for the Making of the Improvements in Accordance with Such Findings (Paving and Drainage Improvements/Bel Aire Lakes Addition Phase 3).**
- H. Adopt A Resolution Determining the Advisability of the Making of Certain Internal Improvements in the City of Bel Aire; Making Certain Findings with Respect Thereto; and Authorizing and Providing for the Making of the Improvements in Accordance with Such Findings (Sanitary Sewer Improvements/Bel Aire Lakes Addition Phase 3).**
- I. Adopt A Resolution Determining the Advisability of the Making of Certain Internal Improvements in the City of Bel Aire; Making Certain Findings with Respect Thereto; and Authorizing and Providing for the Making of the Improvements in Accordance with Such Findings (Water Line Improvements/Bel Aire Lakes Addition Phase 3).**

Councilmember McIntosh requested clarification on specific language in the petitions related to driveways. Mayor Benage stated that the vote on the consent agenda could wait until Bond Counsel Kevin Cowan was present to answer the question. Kevin Cowan arrived after Agenda Item VIII. A. City Requested Appearances. Mr. Cowan explained that the driveways are not included in the assessments and driveway costs would be paid separately by the property owner.

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.***

VII. DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE

- A. Consideration of Appropriations Ordinance No. 26-16 in the amount of \$762,943.86.**

MOTION: Councilmember Dehn moved to approve Appropriations Ordinance No. 26-16. Councilmember Hamburg seconded the motion. ***Motion carried 5-0.***

VIII. CITY REQUESTED APPEARANCES

A. Presentation of Promotion by Chief Darrell Atteberry

Chief of Police Darrell Atteberry presented promotions to two officers. Lieutenant Foxx was promoted to the rank of Captain. Officer Trumbull was promoted to Detective.

B. Tara Laughlin, Allen, Gibbs & Houlik, L.C - Annual Audit Presentation

Tara Laughlin presented the required communications related to the City’s FY2025 Audit; these documents were included in the agenda packet for the September 1, 2026 City Council meeting.

C. Presentation on Woodlawn Traffic Control (Robert Miller, PEC)

Robert Miller, PEC, presented information about traffic controls on the Woodlawn construction project.

IX. PUBLIC HEARING

A. Public Hearing regarding proposed property tax levy in excess of the Revenue Neutral Rate and adoption of Revenue Neutral Rate Resolution.

Barry Smith, Director of Finance, gave a short presentation and stood for questions from the Council.

Following the presentation, Mayor Benage opened the public hearing and stated that anyone who wished to speak may approach the podium to speak. No one spoke.

MOTION: Councilmember Dehn moved to approve A Resolution of The City of Bel Aire, Kansas to Levy a Property Tax Rate Exceeding the Revenue Neutral Rate for the 2027 budget and authorize the Mayor to sign. 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.

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

B. Public Hearing regarding the 2027 City of Bel Aire Budget

Barry Smith, Director of Finance, gave a short presentation and stood for questions from the Council.

Mayor Benage opened the Public Hearing opened the public hearing and stated that anyone who wished to speak may approach the podium to speak. No one spoke.

MOTION: Councilmember McIntosh moved to close the Public Hearing. Councilmember Proctor seconded the motion. **Motion carried 5-0.**

X. CITIZEN CONCERNS: No one spoke.

XI. REPORTS

A. Council Member Reports

Councilmember Hamburg reported on latest meeting of the Chisholm Creek Utility Authority (CCUA).

Councilmember Dehn reported on the latest meeting of the K-254 Corridor Development Association.

B. Mayor's Report

Mayor Benage provided a brief report several meetings he attended: the committee meeting for municipal policy held by the League of Kansas Municipalities, the August 21st RNR hearing for the South Central Kansas Library Systems (SCKLS), the K-254 Corridor Development Association meeting, the Bel Aire Tree Board meeting, the August 27th local water consult, and the monthly meeting of the CCUA. He reported that the Sedgwick County advisory board that previously met at City Hall will now meet at the new election office.

C. City Attorney Report

City Attorney Maria Schrock reported on recent KOMA violations by other cities reported by the Kansas Attorney General's office.

D. City Manager Report

City Manager Ted Henry congratulated Captain Foxx and Detective Trumbull on their promotions. He noted that the four-way stop was installed at 53rd and Oliver on Monday. He also noted the retirement of Glen Thompson from the Public Works Department after 26 years of service. He reminded the Council about upcoming events: the Bel Aire Chamber will meet at Walton's facility this Thursday, the memorial tree dedication for Art Tenbrink will be held on September 12th, and City offices will be closed for Labor Day on Monday, September 7th.

XII. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

A. Consideration of Approving the 2027 City of Bel Aire Budget.

MOTION: Councilmember Hamburg moved to approve the 2027 City of Bel Aire Budget as presented and authorize all required signatures. Councilmember McIntosh seconded the motion.

Roll Call Vote:

Greg Davied – <u>Nay</u>	Tyler Dehn - <u>Nay</u>	Emily Hamburg - <u>Aye</u>
Brandon McIntosh - <u>Aye</u>	Mike Proctor – <u>Aye</u>	

Motion carried 3-2.

B. Consideration of Actions related to Special Assessments.

MOTION: Councilmember Davied moved that the governing body take the following actions:

1. Approve the Statement of Final Costs, Assessment Roll Certification, Notice of Public Hearing, and Form of Notice of Hearing and Statement of Cost Proposed to be Assessed (Exhibits A, B, C, & D) as modified with additional City contribution of \$95,866.19 [for Project No. 3 - Aurora Park Addition];
2. Establish September 15, 2026 at 7:00 p.m., or as soon thereafter as may be heard, to meet for the purpose of hearing any and all written or oral objections to the respective assessments set forth therein;
3. Authorize the publication by the City Clerk of Exhibit C (Notice of Public Hearing) in the official City newspaper, not less than 10 days prior to such public meeting date;
4. Mail Exhibit D (Form of Notice of Hearing and Statement of Cost Proposed to be Assessed) to each and all owners of property affected by such assessments at their last known post office address on the same date as the publication of Exhibit C; and
5. File each of said documents of record in the office of the City Clerk and make the same available for public inspection.

Councilmember Dehn seconded the motion. *Motion carried 4-1*, with Councilmember Hamburg voting against the motion.

C. Consideration Of An Ordinance Approving The Recommendation Of The Bel Aire Planning Commission Recommending Approval Of A Zone Change Request From Neighborhood Commercial Office and Retail District (C-1) to Planned Unit Development Commercial Office and Retail District (C-2), generally located at the Northwest corner of East 53rd Street and North Webb Road, Bel Aire, Sedgwick County, Kansas.

Mayor Benage announced the agenda item and asked the Council members if they wished to declare any conflict of interest. No conflict of interest was disclosed by any Councilmember.

Mayor Benage asked if Councilmembers wished to disclose any communications they have had regarding this matter. Mayor Jim Benage shared that he was carbon copied on an email from a citizen, Mr. Mijares, to Paula Downs, Director of Community Development. He was also carbon copied on Paula's response to Mr. Mijares, which has been included in the City Council's information packet for this meeting. Councilmember Hamburg disclosed that she did receive a Facebook communication from a resident in the area who thinks it would be beneficial to have Casey's in that area.

Mayor Benage then asked if City staff had received any protest petitions related to this case. City staff responded that they have not received any protest petitions.

Mayor Benage then inquired if all Councilmember had received the unapproved minutes of the August 2026 Planning Commission meeting. All Councilmembers confirmed that they had received the minutes.

Paula Downs, Director of Community Development provided the staff report, referencing the written staff report in the meeting agenda packet.

Councilmembers briefly discussed the height of the proposed sign in relation to the City sign code. Councilmember Davied requested clarification on where trees will be planted on the lot. Paula Downs responded that the sign height would be typical for a convenience store on a major intersection and perimeter landscaping will only be required around the parcel that will be developed; the code does consider retaining existing trees where possible. Existing trees are located on the part of the parcel that the applicant intends to split and sell.

Councilmember Dehn noted that the distance across the pond to the residential area seems like a good buffer to the residential area. The location seems like a place where someone would put a convenience station. Councilmember Hamburg asked questions about fuel tank concerns, and the issue of being a 24-hour convenience store. Paula Downs stated that there is no prohibition in City Code regarding 24-hour operating hours and it wasn't addressed in the Planning Commission meeting. Fuel tanks are not regulated by the City; they are regulated and inspected by other authorities.

City staff confirmed that no additional written communications were received regarding this matter.

Jeff Laubach, civil engineer for SBB Engineering, 101 S Kansas, Topeka, Ks, spoke on behalf of the applicant and answered questions from the Council. He said it is not likely for the Webb Road store to be a 24-hour store; another store nearby on the highway near Kechi will be constructed soon. However, Casey's would not want any restrictions on hours. Casey's intends to split the lot and sell the portion that is not being used for the store; he does not know how the other portion will be developed by future owners.

Mayor Benage then opened the public comment section. No one spoke. Mayor Benage requested discussion or a motion from the council.

Councilmember Dehn stated that considering the City's long-term development plan, comprehensive plan, and the character of the location, he will be in support of the request.

Councilmember Davied stated that he agrees with Planning Commission's recommendation. He also agrees with staff's response to the email from the citizen.

Councilmember Proctor stated that city staff and Planning Commission did a good job of reviewing the case. There's a lot of commercial traffic in the area.

Councilmember McIntosh stated he agrees with the Planning Commission's deliberation and their findings of fact and their recommendation.

Councilmember Hamburg stated she agrees with the Planning Commission’s recommendation and the staff report; the proposed development fits with the area’s commercial development and the City’s comprehensive plan.

Mayor Benage stated that he likes this proposed zoning because he thinks this is a good buffer. There are large buildings across the street. It is a good buffer between those buildings and the residential neighborhoods to the west and also to the south. He noted that the property has never been developed. For those reasons he supports the request.

MOTION: Councilmember Dehn moved to approve the findings of fact and recommendation of the Planning Commission for PUD-26-03, Adopt the Ordinance as Presented, and authorize the Mayor to sign. Councilmember Davied seconded the motion.
Roll Call Vote:
Greg Davied – Aye Tyler Dehn – Aye Emily Hamburg – Aye
Brandon McIntosh – Aye Mike Proctor – Aye Jim Benage – Aye
Motion carried 6-0.

MOTION FOR RECESS: Councilmember Dehn moved to take a 5-minute recess. Councilmember McIntosh seconded the motion. *Motion carried 5-0.*

Following a brief recess, Mayor Benage called the meeting back to order in open session.

D. Consideration of Bids and Contract for Janitorial Services.

MOTION: Councilmember McIntosh moved to approve the bid from Harris Facility Solutions in an amount not to exceed \$72,650 per year for a three year contract term, approve the contract as presented; and authorize the Mayor and city staff to sign all necessary documents. Councilmember Davied seconded the motion. *Motion carried 5-0.*

E. Consideration of an Agreement with Certified Engineering Design, PA (CED) for Professional Services related to Bel Aire Lakes Addition, Phase 2 and Phase 3, Water, Sanitary Sewer, Paving and Drainage Project.

MOTION: Councilmember Proctor moved to approve the contract with Certified Engineering Design, PA (CED) for Bel Aire Lakes Addition, Phase 2 and Phase 3, Water, Sanitary Sewer, Paving and Drainage Project As Presented at an amount not to exceed \$454,124 and authorize the Mayor to sign. Councilmember Dehn seconded the motion. *Motion carried 5-0.*

F. Consideration of an Ordinance Establishing a City Records Management Program.

MOTION: Councilmember Hamburg moved to approve an Ordinance establishing a City Records Management Program As Presented and authorize the Mayor to sign. Councilmember Davied seconded the motion. *Motion carried 5-0.*

XIII. EXECUTIVE SESSION

A. No Executive Session

XIV. DISCUSSION AND FUTURE ISSUES

A. City Council Workshop - September 8, 2026 at 7 p.m.

City Manager Ted Henry stated that the workshop will be held with the Planning Commission in the Community Room.

XV. ADJOURNMENT

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

**PETITION
SANITARY SEWER IMPROVEMENTS
LYCEE, BEL AIRE, SEDGWICK COUNTY, KANSAS**

TO: The Mayor and City Council (the “Governing Body”)
City of Bel Aire, Kansas

Dear Council Members:

1. The undersigned, being the owners liable for assessment set forth below for the proposed improvements of the City of Bel Aire, Kansas (the “City”), do hereby request that said improvements be made in the manner provided by K.S.A. 12-6a01 et seq., as amended (the “Act”).

(a) The improvements proposed to be made are as follows:

Construction of a lateral sanitary sewer to serve the area described below,

all in accordance with City of Bel Aire Standards and plans and specifications prepared or approved by the City Engineer.

(b) The estimated or probable cost of the proposed Improvements is: Three Hundred Fifty-Eight Thousand Dollars (\$358,000), exclusive of interest on financing and administrative and financing costs; said estimated amount to be increased at the pro rata rate of 1 percent per month from and after the date of adoption of a resolution authorizing the Improvements.

(c) The extent of the proposed improvement district (the “Improvement District” to be assessed for the costs of the proposed Improvements is:

LYCEE

Lots 1 through 3, Block B

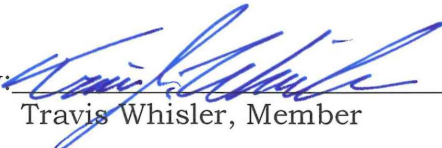
(d) The proposed method of assessment shall be equally per lot (3 lots).

In the event all or part of the lots or parcels Improvement District are replatted before assessments have been levied, the assessments against the replatted area shall be recalculated on the basis of the method of assessment set forth herein. Where the ownership of a single lot is or may be divided into two or more parcels, the assessment to the lot so divided shall be assessed to each ownership or parcel on a square foot basis. In the event that unplatted property within the Improvement District is platted after adoption of a resolution authorizing the Improvements, each platted lot shall be equally assessed for the cost associated with the unplatted property.

(e) The proposed apportionment of the cost of the Improvements between the Improvement District and the City-at-large is: 100% to be assessed against the Improvement District and 0% to be paid by the City-at large.

2. It is further requested that the proposed Improvements be made without notice and hearing as required by the Act.

3. Names may not be withdrawn from this Petition by the signers hereof after the Governing Body commences consideration of this Petition, or, later than seven (7) days after the filing, whichever occurs first.

Signature	Dated	Property Owned Within Proposed Improvement District
Blue Sky Ventures LLC By:  Travis Whisler, Member	<u>08/25/26</u>	LYCEE Lots 1 through 3, Block B

THIS PETITION was filed in my office on _____, and was examined, considered and found sufficient by the Governing Body of the City on _____.

City Clerk

LYCEE

Bel Aire, Sedgwick County, Kansas

SANITARY SEWER PETITION

Benefit District: (3 Lots)

Lots 1 through 3, Block B

Cost Estimate:

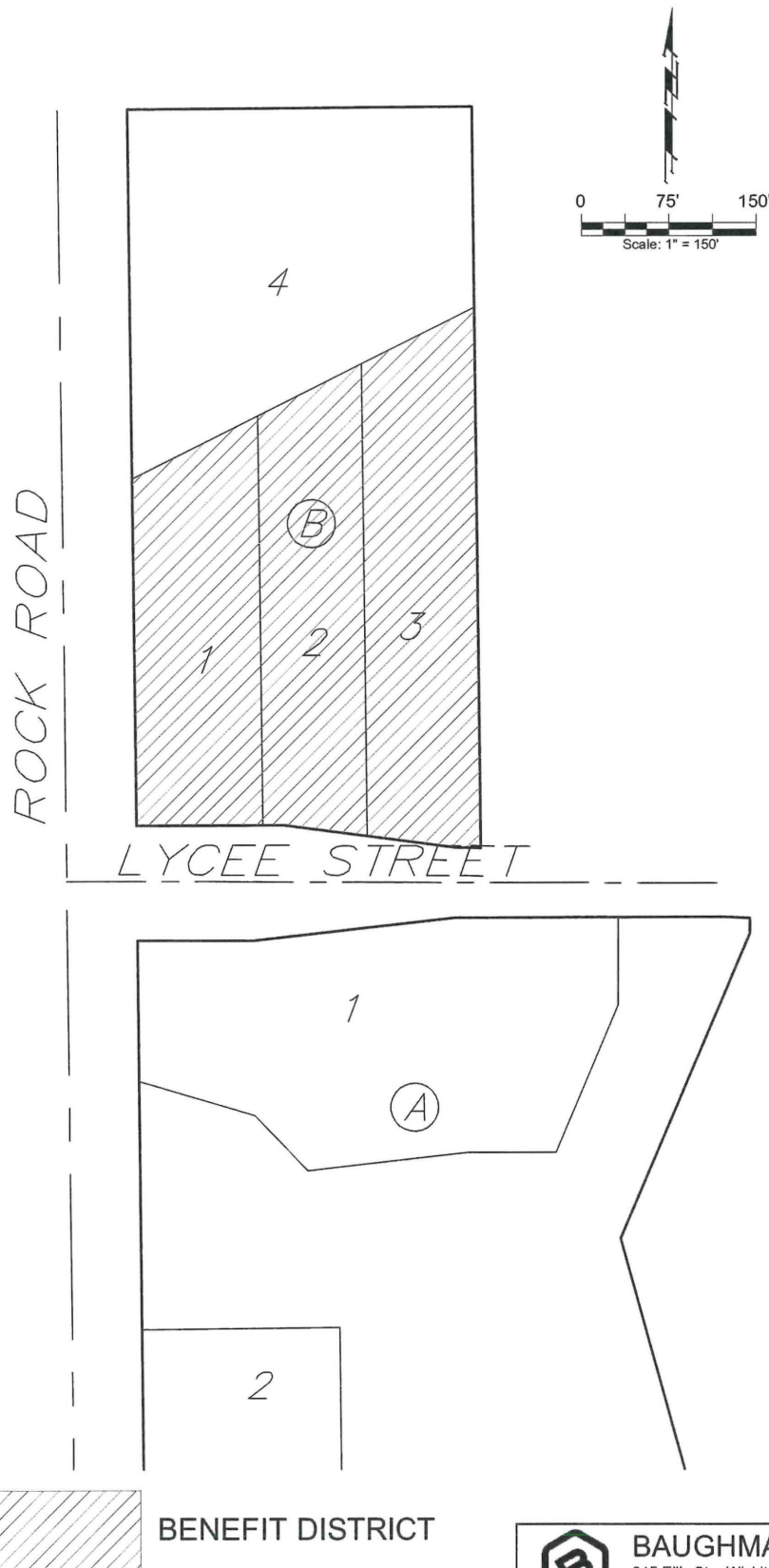
Item	Quantity	Unit	Unit Price	Amount
Pipe, SS 8"	1,180	L.F.	\$80.00	\$94,400.00
MH, Standard SS (4')	8	EA.	\$8,000.00	\$64,000.00
MH,Doghouse SS (4')	1	EA.	\$9,500.00	\$9,500.00
Pipe, Casing (20" ID min.)	60	L.F.	\$1,100.00	\$66,000.00
Stubs	1	EA.	\$500.00	\$500.00
Erosion Control	1	L.S.	\$2,500.00	\$2,500.00
Fill, Sand (Flushed & Vibrated)	690	L.F.	\$30.00	\$20,700.00
Site Clearing and Restoration	1	L.S.	\$7,500.00	\$7,500.00
Subtotal				\$265,100.00
+ 35% Design, Insp., & Administration				\$92,785.00
Total				\$357,885.00

Petition Amount **\$358,000**

Average Cost Per Lot **\$119,333**

Average Monthly Assessment **\$883 (Based on 15 years @ 4%)**
\$723 (Based on 20 years @ 4%)

BENEFIT DISTRICT MAP Lots 1-3, Block B, Lycee Sanitary Sewer Improvements



April 30, 2024



BAUGHMAN COMPANY
315 Ellis St. Wichita, KS 67211 316-262-7271
BaughmanCo.com

PETITION
STORMWATER SEWER IMPROVEMENTS
LYCEE, BEL AIRE, SEDGWICK COUNTY, KANSAS

TO: The Mayor and City Council (the “Governing Body”)
City of Bel Aire, Kansas

Dear Council Members:

1. The undersigned, being the owners liable for assessment set forth below for the proposed improvements of the City of Bel Aire, Kansas (the “City”), do hereby request that said improvements be made in the manner provided by K.S.A. 12-6a01 et seq., as amended (the “Act”).

(g) The improvements proposed to be made are as follows:

Construction of a stormwater sewer system to serve the area described below,

all in accordance with City of Bel Aire Standards and plans and specifications prepared or approved by the City Engineer.

(h) The estimated or probable cost of the proposed Improvements is: One Hundred Forty Thousand Dollars (\$140,000), exclusive of interest on financing and administrative and financing costs; said estimated amount to be increased at the pro rata rate of 1 percent per month from and after the date of adoption of a resolution authorizing the Improvements.

(i) The extent of the proposed improvement district (the “Improvement District” to be assessed for the costs of the proposed Improvements is:

LYCEE
Lots 1 through 3, Block B

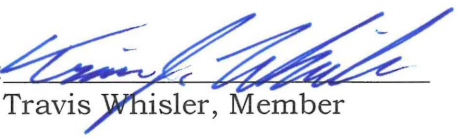
(d) The proposed method of assessment shall be equally per lot (3 lots).

In the event all or part of the lots or parcels Improvement District are replatted before assessments have been levied, the assessments against the replatted area shall be recalculated on the basis of the method of assessment set forth herein. Where the ownership of a single lot is or may be divided into two or more parcels, the assessment to the lot so divided shall be assessed to each ownership or parcel on a square foot basis. In the event that unplatted property within the Improvement District is platted after adoption of a resolution authorizing the Improvements, each platted lot shall be equally assessed for the cost associated with the unplatted property.

(e) The proposed apportionment of the cost of the Improvements between the Improvement District and the City-at-large is: 100% to be assessed against the Improvement District and 0% to be paid by the City-at large.

2. It is further requested that the proposed Improvements be made without notice and hearing as required by the Act.

3. Names may not be withdrawn from this Petition by the signers hereof after the Governing Body commences consideration of this Petition, or, later than seven (7) days after the filing, whichever occurs first.

Signature	Dated	Property Owned Within Proposed Improvement District
BLUE SKY VENTURES LLC By:  Travis Whisler, Member	 <u>08</u> / <u>25</u> / <u>24</u>	LYCEE Lots 1 through 3, Block B

THIS PETITION was filed in my office on _____, and was examined, considered and found sufficient by the Governing Body of the City on _____.

City Clerk

LYCEE

Bel Aire, Sedgwick County, Kansas

STORMWATER SEWER PETITION

Benefit District: (3 Lots)

Lots 1 through 3, Block B

Cost Estimate:

Item	Quantity	Unit	Unit Price	Amount
15" Pipe	408	LF	\$75.00	\$30,600.00
18" Pipe	204	LF	\$90.00	\$18,360.00
Connect to Existing	1	Ea	\$2,500.00	\$2,500.00
Curb Inlets	2	Ea	\$7,500.00	\$15,000.00
Manholes / Drop Inlets	5	Ea	\$5,000.00	\$25,000.00
Sand Backfill	79	LF	\$25.00	\$1,975.00
Seeding & Erosion Control	1	LS	\$3,000.00	\$3,000.00
Easement Grading	1	LS	\$4,500.00	\$4,500.00
Site Clearing & Restoration	1	LS	\$2,500.00	\$2,500.00
Subtotal				\$103,435.00
+ 0% Contingency (Only when applicable)				\$0.00
+ 35% Design, Inspection, Administration, Etc.				\$36,202.25
Total				\$139,637.25

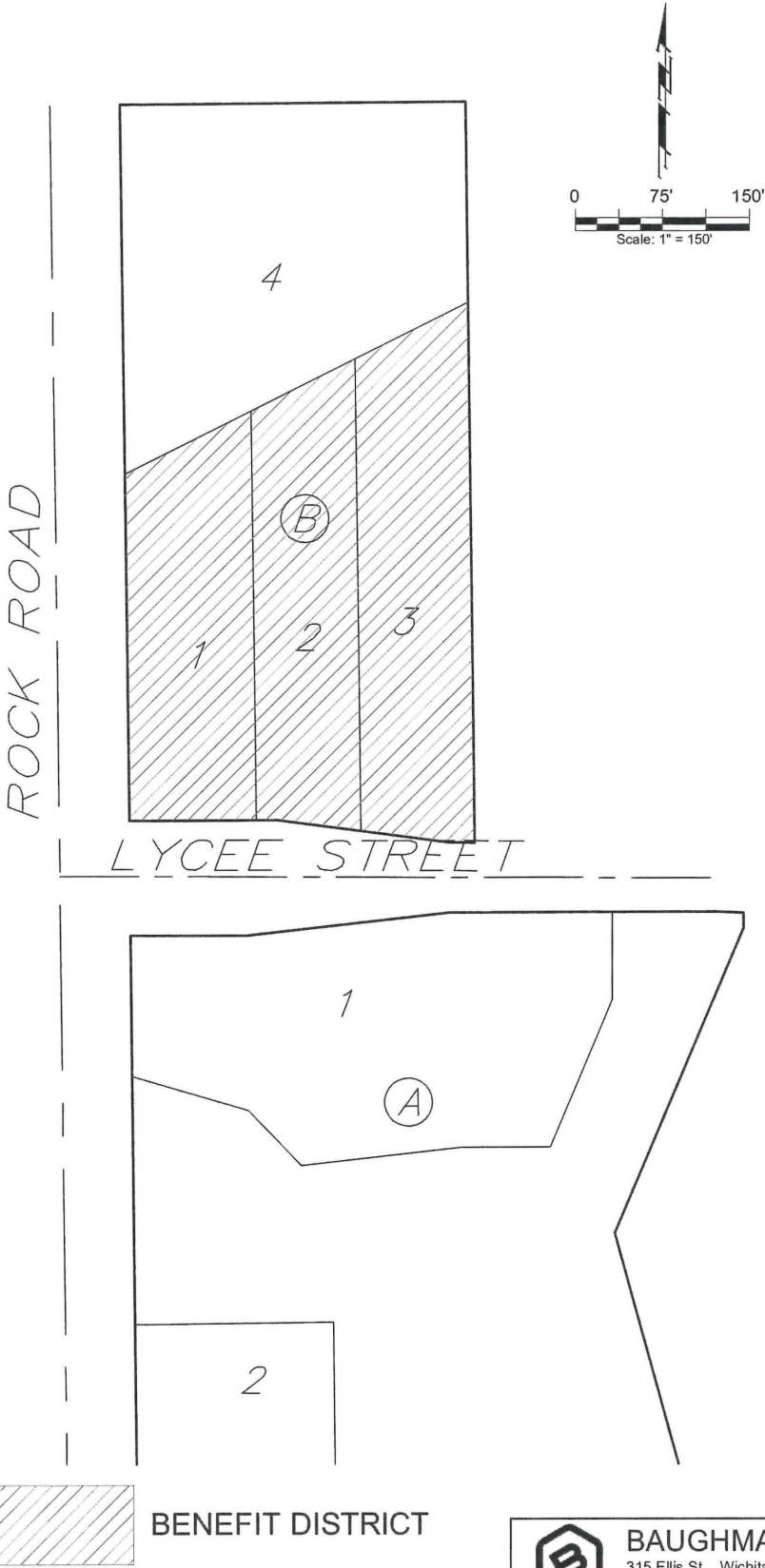
Petition Amount **\$140,000**

Total Cost per Lot **\$46,667**

Average Monthly Assessment **\$345 (15 years, 4%)**

Average Monthly Assessment **\$283 (20 years, 4%)**

BENEFIT DISTRICT MAP
Lots 1-3, Block B, Lycee
Stormwater Sewer Improvements



April 30, 2024



BAUGHMAN COMPANY
315 Ellis St. Wichita, KS 67211 316-262-7271
BaughmanCo.com

**PETITION
WATER IMPROVEMENTS
LYCEE, BEL AIRE, SEDGWICK COUNTY, KANSAS**

TO: The Mayor and City Council (the “Governing Body”)
City of Bel Aire, Kansas

Dear Council Members:

1. The undersigned, being the owners liable for assessment set forth below for the proposed improvements of the City of Bel Aire, Kansas (the “City”), do hereby request that said improvements be made in the manner provided by K.S.A. 12-6a01 et seq., as amended (the “Act”).

(d) The improvements proposed to be made are as follows:

Construction of a water distribution system, including necessary water mains, pipes, valves, hydrants, meters and appurtenances to serve the area described below,

all in accordance with City of Bel Aire Standards and plans and specifications prepared or approved by the City Engineer.

(e) The estimated or probable cost of the proposed Improvements is: One Hundred Fifty-Six Thousand Dollars (\$156,000), exclusive of interest on financing and administrative and financing costs; said estimated amount to be increased at the pro rata rate of 1 percent per month from and after the date of adoption of a resolution authorizing the Improvements.

(f) The extent of the proposed improvement district (the “Improvement District” to be assessed for the costs of the proposed Improvements is:

LYCEE
Lots 1 through 3, Block B

(d) The proposed method of assessment shall be equally per lot (3 lots).

In the event all or part of the lots or parcels Improvement District are replatted before assessments have been levied, the assessments against the replatted area shall be recalculated on the basis of the method of assessment set forth herein. Where the ownership of a single lot is or may be divided into two or more parcels, the assessment to the lot so divided shall be assessed to each ownership or parcel on a square foot basis. In the event that unplatted property within the Improvement District is platted after adoption of a resolution authorizing the Improvements, each platted lot shall be equally assessed for the cost associated with the unplatted property.

(e) The proposed apportionment of the cost of the Improvements between the Improvement District and the City-at-large is: 100% to be assessed against the Improvement District and 0% to be paid by the City-at large.

2. It is further requested that the proposed Improvements be made without notice and hearing as required by the Act.

3. Names may not be withdrawn from this Petition by the signers hereof after the Governing Body commences consideration of this Petition, or, later than seven (7) days after the filing, whichever occurs first.

Signature	Dated	Property Owned Within Proposed Improvement District
BLUE SKY VENTURES LLC By:  Travis Whisler, Member	08/25/24	LYCEE Lots 1 through 3, Block B

THIS PETITION was filed in my office on _____, and was examined, considered and found sufficient by the Governing Body of the City on _____.

City Clerk

LYCEE

Bel Aire, Sedgwick County, Kansas

WATER LINE PETITION - PHASE

Benefit District: (3 Lots)

Lots 1 through 3, Block B

Cost Estimate:

Item	Quantity	Unit	Unit Price	Amount
Pipe, WL 8"	1,010	L.F.	\$60.00	\$60,600.00
Fire Hydrants	2	EA.	\$8,500.00	\$17,000.00
Valve Assembly, Anchored 8"	1	EA.	\$4,500.00	\$4,500.00
Valve Assembly, 8"	7	EA.	\$300.00	\$2,100.00
Connect to Existing Plug	1	EA.	\$1,500.00	\$1,500.00
Blowoff Valve	1	EA.	\$3,500.00	\$3,500.00
Fill, Sand (Flushed & Vibrated)	790	L.F.	\$25.00	\$19,750.00
Erosion Control	1	L.S.	\$1,500.00	\$1,500.00
Site Clearing and Restoration	1	L.S.	\$5,000.00	\$5,000.00
Subtotal				\$115,450.00
+ 35% Design, Insp., & Administration				\$40,407.50
Total				\$155,857.50

Petition Amount

\$156,000

Average Cost Per Lot

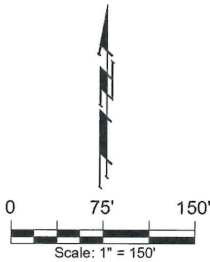
\$52,000

Average Monthly Assessment

\$385 (Based on 15 years @ 4%)

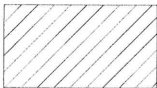
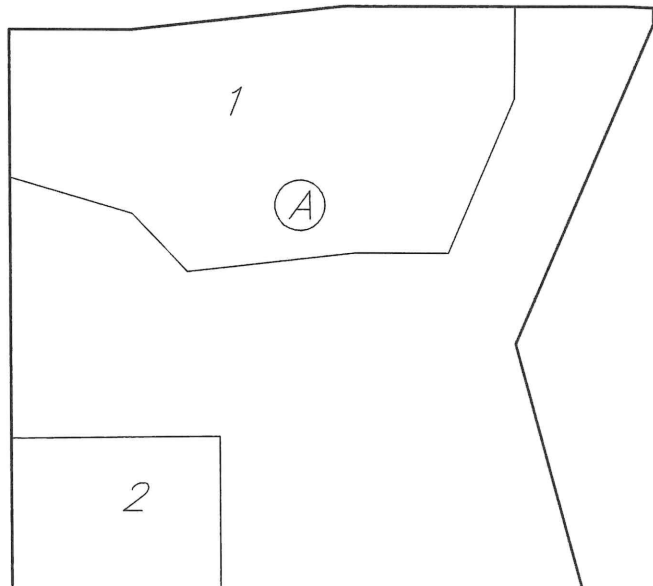
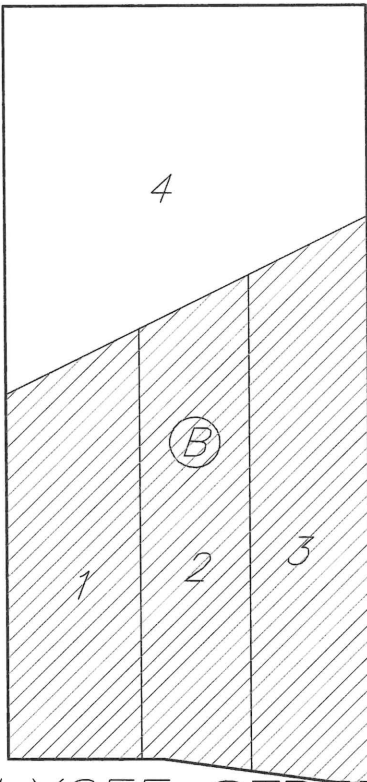
\$315 (Based on 20 years @ 4%)

BENEFIT DISTRICT MAP
Lots 1-3, Block B, Lycee
Water Improvements



ROCK ROAD

LYCEE STREET



BENEFIT DISTRICT

April 30, 2024



BAUGHMAN COMPANY
315 Ellis St. Wichita, KS 67211 316-262-7271
BaughmanCo.com

Gilmore & Bell, P.C.
09/08/2026

**EXCERPT OF MINUTES OF A MEETING
OF THE GOVERNING BODY OF
THE CITY OF BEL AIRE, KANSAS
HELD ON SEPTEMBER 15, 2026**

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

Absent:

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

* * * * *

(Other Proceedings)

Thereupon, and among other business, there was presented to the governing body a Petition which has been filed in the Office of the City Clerk requesting the making of certain internal improvements in the City pursuant to the authority of K.S.A. 12-6a01 *et seq.*

Thereupon, there was presented a Resolution entitled:

A RESOLUTION DETERMINING THE ADVISABILITY OF THE MAKING OF CERTAIN INTERNAL IMPROVEMENTS IN THE CITY OF BEL AIRE; MAKING CERTAIN FINDINGS WITH RESPECT THERETO; AUTHORIZING AND PROVIDING FOR THE MAKING OF THE IMPROVEMENTS IN ACCORDANCE WITH SUCH FINDINGS (SANITARY SEWER IMPROVEMENTS/LYCEE ADDITION); AND AMENDING, RESTATING AND REPEALING RESOLUTION NO. R-2024-11.

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

Yea: _____.

Nay: _____.

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

* * * * *

(Other Proceedings)

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

CERTIFICATE

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

(SEAL)

Clerk

Gilmore & Bell, P.C.
09/08/2026

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

RESOLUTION NO. [__]

A RESOLUTION DETERMINING THE ADVISABILITY OF THE MAKING OF CERTAIN INTERNAL IMPROVEMENTS IN THE CITY OF BEL AIRE; MAKING CERTAIN FINDINGS WITH RESPECT THERETO; AUTHORIZING AND PROVIDING FOR THE MAKING OF THE IMPROVEMENTS IN ACCORDANCE WITH SUCH FINDINGS (SANITARY SEWER IMPROVEMENTS/LYCEE ADDITION); AND AMENDING, RESTATING AND REPEALING RESOLUTION NO. R-2024-11.

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

WHEREAS, the governing body of the City hereby finds and determines that said Petition was signed by the owners of record of more than one-half of the area liable for assessment for the proposed improvements, and is therefore sufficient in accordance with the provisions of the Act.; and

WHEREAS, the Petition will replace a petition previously submitted with respect to the proposed improvements, and it is therefore necessary to amend, restate and repeal Resolution No. R-2024-11 of the City.

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

Section 1. Findings of Advisability. The governing body hereby finds and determines that:

(a) It is advisable to make the following improvements (the "Improvements"):

Construction of a lateral sanitary sewer to serve the area described below according to plans and specifications to be furnished by the City Engineer.

(b) The estimated or probable cost of the Improvements is: \$358,000. Said estimated cost as above set forth may be increased to include interest on financing and administrative and financing costs incurred during the course of design and construction of the Improvements, and also may be increased at the pro rata rate of 1 percent per month from and after the date of adoption of this Resolution.

(c) The extent of the improvement district (the "Improvement District") to be assessed for the cost of the Improvements is:

Lycee Addition
Lots 1 through 3, Block B

to the City of Bel Aire, Sedgwick County, Kansas.
601000.20213\PA SEWER LYCEE ADD 2026

(d) That the method of assessment of all costs of the Improvements or which the Improvement District shall be liable shall be equally per lot: Lots 1 through 3, Block B, shall each pay 1/3 of the total assessed cost of the Improvements.

In the event all or part of the lots or parcels in the Improvement District are replatted before assessments have been levied, the assessments against the replatted area shall be calculated on the basis of the method of assessment set forth herein. Where the ownership of a single lot is or may be divided into two or more parcels, the assessment to the lot so divided shall be assessed to each ownership or parcel on a square foot basis.

(e) The apportionment of the cost of the Improvements, between the Improvement District and the City at large, is: 100% to be assessed against the Improvement District and 0% to be paid by the City-at-large.

If the Improvements are abandoned, altered and/or constructed privately in part or whole that precludes building the Improvements under the authority of this Resolution, any costs that the City incurs shall be assessed to the property described above in accordance with the terms of the Petition. In addition, if the Improvements are abandoned at any state during the design and/or construction of the Improvements or if it is necessary for the City to redesign, repair or reconstruct the Improvements after initial design and/or construction because the design or construction does not meet the requirements of the City, then such costs associated with the redesign, repair or reconstruction of said Improvements shall be assessed to the property described above in accordance with the terms of this Resolution.

Section 2. Authorization of Improvements. The abovesaid Improvements are hereby authorized and ordered to be made in accordance with the findings of the governing body of the City as set forth in **Section 1** of this Resolution.

Section 3. Bond Authority; Reimbursement. The Act provides for the Improvements to be paid by the issuance of general obligation bonds or special obligation bonds of the City (the "Bonds"). The Bonds may be issued to reimburse expenditures made on or after the date which is 60 days before the date of this Resolution, pursuant to Treasury Regulation 1.150-2.

Section 4. Effective Date; Repealer. This Resolution shall be effective upon adoption. This Resolution shall be published one time in the official City newspaper, and shall also be filed of record in the office of the Register of Deeds of Sedgwick County, Kansas. The provisions of Resolution No. R-2024-11 are hereby amended, restated and repealed.

[BALANCE OF THIS PAGE INTENTIONALLY LEFT BLANK]

ADOPTED by the governing body of the City on September 15, 2026.

(SEAL)

Jim Benage, Mayor

ATTEST:

Melissa Krehbiel, Clerk

CERTIFICATE

I hereby certify that the above and foregoing is a true and correct copy of the Resolution of the City adopted by the governing body on September 15, 2026 as the same appears of record in my office.

DATED: September 15, 2026.

Melissa Krehbiel, Clerk

Gilmore & Bell, P.C.
09/08/2026

**EXCERPT OF MINUTES OF A MEETING
OF THE GOVERNING BODY OF
THE CITY OF BEL AIRE, KANSAS
HELD ON SEPTEMBER 15, 2026**

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

Absent:

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

* * * * *

(Other Proceedings)

Thereupon, and among other business, there was presented to the governing body a Petition which has been filed in the Office of the City Clerk requesting the making of certain internal improvements in the City pursuant to the authority of K.S.A. 12-6a01 *et seq.*

Thereupon, there was presented a Resolution entitled:

A RESOLUTION DETERMINING THE ADVISABILITY OF THE MAKING OF CERTAIN INTERNAL IMPROVEMENTS IN THE CITY OF BEL AIRE; MAKING CERTAIN FINDINGS WITH RESPECT THERETO; AND AUTHORIZING AND PROVIDING FOR THE MAKING OF THE IMPROVEMENTS IN ACCORDANCE WITH SUCH FINDINGS (STORMWATER DRAINAGE IMPROVEMENTS/LYCEE ADDITION).

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

Yea: _____.

Nay: _____.

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

* * * * *

(Other Proceedings)

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

CERTIFICATE

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

(SEAL)

Clerk

Gilmore & Bell, P.C.
09/08/2026

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

RESOLUTION NO. [__]

A RESOLUTION DETERMINING THE ADVISABILITY OF THE MAKING OF CERTAIN INTERNAL IMPROVEMENTS IN THE CITY OF BEL AIRE; MAKING CERTAIN FINDINGS WITH RESPECT THERETO; AND AUTHORIZING AND PROVIDING FOR THE MAKING OF THE IMPROVEMENTS IN ACCORDANCE WITH SUCH FINDINGS (STORMWATER DRAINAGE IMPROVEMENTS/LYCEE ADDITION).

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

WHEREAS, the governing body of the City hereby finds and determines that said Petition was signed by the owners of record of more than one-half of the area liable for assessment for the proposed improvements, and is therefore sufficient in accordance with the provisions of the Act.

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

Section 1. Findings of Advisability. The governing body hereby finds and determines that:

(a) It is advisable to make the following improvements (the "Improvements"):

Construction of stormwater sewer system, to serve the area described below, according to plans and specifications to be furnished by the City Engineer.

(b) The estimated or probable cost of the Improvements is: \$140,000. Said estimated cost as above set forth may be increased to include interest on financing and administrative and financing costs incurred during the course of design and construction of the Improvements, and also may be increased at the pro rata rate of 1 percent per month from and after September 15, 2026.

(c) The extent of the improvement district (the "Improvement District") to be assessed for the cost of the Improvements is:

Lycee Addition
Lots 1 through 3, Block B

to the City of Bel Aire, Sedgwick County, Kansas.

(d) That the method of assessment of all costs of the Improvements or which the Improvement District shall be liable shall be equally per lot: Lots 1 through 3, Block B, shall each pay 1/3 of the total assessed cost of the Improvements.

In the event all or part of the lots or parcels in the Improvement District are replatted before assessments have been levied, the assessments against the replatted area shall be calculated on the basis of the method of assessment set forth herein. Where the ownership of a single lot is or may be divided into two or more parcels, the assessment to the lot so divided shall be assessed to each ownership or parcel on a square foot basis.

In the event all or part of the lots or parcels in the Improvement District are replatted before assessments have been levied, the assessments against the replatted area shall be calculated on the basis of the method of assessment set forth herein. Where the ownership of a single lot is or may be divided into two or more parcels, the assessment to the lot so divided shall be assessed to each ownership or parcel on a square foot basis.

(e) The apportionment of the cost of the Improvements, between the Improvement District and the City at large, is: 100% to be assessed against the Improvement District and 0% to be paid by the City-at-large.

If the Improvements are abandoned, altered and/or constructed privately in part or whole that precludes building the Improvements under the authority of this Resolution, any costs that the City incurs shall be assessed to the property described above in accordance with the terms of the Petition. In addition, if the Improvements are abandoned at any state during the design and/or construction of the Improvements or if it is necessary for the City to redesign, repair or reconstruct the Improvements after initial design and/or construction because the design or construction does not meet the requirements of the City, then such costs associated with the redesign, repair or reconstruction of said Improvements shall be assessed to the property described above in accordance with the terms of this Resolution.

Section 2. Authorization of Improvements. The abovesaid Improvements are hereby authorized and ordered to be made in accordance with the findings of the governing body of the City as set forth in **Section 1** of this Resolution.

Section 3. Bond Authority; Reimbursement. The Act provides for the Improvements to be paid by the issuance of general obligation bonds or special obligation bonds of the City (the "Bonds"). The Bonds may be issued to reimburse expenditures made on or after the date which is 60 days before the date of this Resolution, pursuant to Treasury Regulation 1.150-2.

Section 4. Effective Date. This Resolution shall be effective upon adoption. This Resolution shall be published one time in the official City newspaper, and shall also be filed of record in the office of the Register of Deeds of Sedgwick County, Kansas.

[BALANCE OF THIS PAGE INTENTIONALLY LEFT BLANK]

ADOPTED by the governing body of the City on September 15, 2026.

(SEAL)

Jim Benage, Mayor

ATTEST:

Melissa Krehbiel, Clerk

CERTIFICATE

I hereby certify that the above and foregoing is a true and correct copy of the Resolution of the City adopted by the governing body on September 15, 2026 as the same appears of record in my office.

DATED: September 15, 2026.

Melissa Krehbiel, Clerk

Gilmore & Bell, P.C.
09/08/2026

**EXCERPT OF MINUTES OF A MEETING
OF THE GOVERNING BODY OF
THE CITY OF BEL AIRE, KANSAS
HELD ON SEPTEMBER 15, 2026**

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

Absent:

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

* * * * *

(Other Proceedings)

Thereupon, and among other business, there was presented to the governing body a Petition which has been filed in the Office of the City Clerk requesting the making of certain internal improvements in the City pursuant to the authority of K.S.A. 12-6a01 *et seq.*

Thereupon, there was presented a Resolution entitled:

A RESOLUTION DETERMINING THE ADVISABILITY OF THE MAKING OF CERTAIN INTERNAL IMPROVEMENTS IN THE CITY OF BEL AIRE; MAKING CERTAIN FINDINGS WITH RESPECT THERETO; AUTHORIZING AND PROVIDING FOR THE MAKING OF THE IMPROVEMENTS IN ACCORDANCE WITH SUCH FINDINGS (WATER SYSTEM IMPROVEMENTS/LYCEE ADDITION); AND AMENDING, RESTATING AND REPEALING RESOLUTION NO. R-2024-12.

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

Yea: _____.

Nay: _____.

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

(Other Proceedings)

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

CERTIFICATE

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

(SEAL)

Clerk

Gilmore & Bell, P.C.
09/08/2026

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

RESOLUTION NO. [__]

A RESOLUTION DETERMINING THE ADVISABILITY OF THE MAKING OF CERTAIN INTERNAL IMPROVEMENTS IN THE CITY OF BEL AIRE; MAKING CERTAIN FINDINGS WITH RESPECT THERETO; AUTHORIZING AND PROVIDING FOR THE MAKING OF THE IMPROVEMENTS IN ACCORDANCE WITH SUCH FINDINGS (WATER SYSTEM IMPROVEMENTS/LYCEE ADDITION); AND AMENDING, RESTATING AND REPEALING RESOLUTION NO. R-2024-12.

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

WHEREAS, the governing body of the City hereby finds and determines that said Petition was signed by the owners of record of more than one-half of the area liable for assessment for the proposed improvements, and is therefore sufficient in accordance with the provisions of the Act.; and

WHEREAS, the Petition will replace a petition previously submitted with respect to the proposed improvements, and it is therefore necessary to amend, restate and repeal Resolution No. R-2024-12 of the City.

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

Section 1. Findings of Advisability. The governing body hereby finds and determines that:

(a) It is advisable to make the following improvements (the "Improvements"):

Construction of a water distribution system, including necessary water mains, pipes, valves, hydrants, meters and appurtenances to serve the area described below according to plans and specifications to be furnished by the City Engineer.

(b) The estimated or probable cost of the Improvements is: \$156,000. Said estimated cost as above set forth may be increased to include interest on financing and administrative and financing costs incurred during the course of design and construction of the Improvements, and also may be increased at the pro rata rate of 1 percent per month from and after the date of adoption of this Resolution.

(c) The extent of the improvement district (the "Improvement District") to be assessed for the cost of the Improvements is:

Lycee Addition
Lots 1 through 3, Block B

to the City of Bel Aire, Sedgwick County, Kansas.

(d) That the method of assessment of all costs of the Improvements or which the Improvement District shall be liable shall be equally per lot: Lots 1 through 3, Block B, shall each pay 1/3 of the total assessed cost of the Improvements.

In the event all or part of the lots or parcels in the Improvement District are replatted before assessments have been levied, the assessments against the replatted area shall be calculated on the basis of the method of assessment set forth herein. Where the ownership of a single lot is or may be divided into two or more parcels, the assessment to the lot so divided shall be assessed to each ownership or parcel on a square foot basis.

(e) The apportionment of the cost of the Improvements, between the Improvement District and the City at large, is: 100% to be assessed against the Improvement District and 0% to be paid by the City-at-large.

If the Improvements are abandoned, altered and/or constructed privately in part or whole that precludes building the Improvements under the authority of this Resolution, any costs that the City incurs shall be assessed to the property described above in accordance with the terms of the Petition. In addition, if the Improvements are abandoned at any state during the design and/or construction of the Improvements or if it is necessary for the City to redesign, repair or reconstruct the Improvements after initial design and/or construction because the design or construction does not meet the requirements of the City, then such costs associated with the redesign, repair or reconstruction of said Improvements shall be assessed to the property described above in accordance with the terms of this Resolution.

Section 2. Authorization of Improvements. The abovesaid Improvements are hereby authorized and ordered to be made in accordance with the findings of the governing body of the City as set forth in **Section 1** of this Resolution.

Section 3. Bond Authority; Reimbursement. The Act provides for the Improvements to be paid by the issuance of general obligation bonds or special obligation bonds of the City (the "Bonds"). The Bonds may be issued to reimburse expenditures made on or after the date which is 60 days before the date of this Resolution, pursuant to Treasury Regulation 1.150-2.

Section 4. Effective Date; Repealer. This Resolution shall be effective upon adoption. This Resolution shall be published one time in the official City newspaper, and shall also be filed of record in the office of the Register of Deeds of Sedgwick County, Kansas. The provisions of Resolution No. R-2024-12 are hereby amended, restated and repealed.

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ADOPTED by the governing body of the City on September 15, 2026.

(SEAL)

Jim Benage, Mayor

ATTEST:

Melissa Krehbiel, Clerk

CERTIFICATE

I hereby certify that the above and foregoing is a true and correct copy of the Resolution of the City adopted by the governing body on September 15, 2026 as the same appears of record in my office.

DATED: September 15, 2026.

Melissa Krehbiel, Clerk



City of Bel Aire, KS

APPROPRIATION
By Vendor DBA

Section VII, Item A.

Payment Dates 8/26/2026 - 9/8/2026

Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
Vendor DBA: 1777 - WAMPO-WICHITA AREA METROPOLITAN PLANNING ORG					
WAMPO-WICHITA AREA MET...	TIP Dues 45th Oliver-Woodla...	09/03/2026	09/04/2026	021-8890	187,634.14
Vendor DBA 1777 - WAMPO-WICHITA AREA METROPOLITAN PLANNING ORG Total:					187,634.14
Vendor DBA: 3146 -					
1 STOP TRAILOR SALES, LLC	TRAILOR/EQUIPMENT PURC...	08/31/2026	08/31/2026		3,460.00
Vendor DBA 3146 - 1 STOP TRAILOR SALES, LLC Total:					3,460.00
Vendor DBA: 0178 -					
AFLAC	EMPLOYEE MONTHLY PREMI...	08/24/2026	09/01/2026		374.42
AFLAC	EMPLOYEE MONTHLY PREMI...	08/24/2026	09/01/2026		131.04
Vendor DBA 0178 - AFLAC Total:					505.46
Vendor DBA: 2122 -					
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	08/26/2026	08/28/2026		12.75
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	08/26/2026	08/28/2026		7.65
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	08/26/2026	08/28/2026		15.30
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	08/26/2026	08/28/2026		15.30
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	08/26/2026	08/28/2026		37.50
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	08/26/2026	08/28/2026		22.50
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	08/26/2026	08/28/2026		45.00
AIR CAPITOL EXTERMINATING	RODENT/INSECT EXTERMINAT...	08/26/2026	08/28/2026		45.00
Vendor DBA 2122 - AIR CAPITOL EXTERMINATING Total:					201.00
Vendor DBA: 2790 -					
ARC PHYSICAL THERAPY PLUS	PRE-EMPLOYMENT SCREENING	09/02/2026	09/04/2026		35.00
ARC PHYSICAL THERAPY PLUS	PRE-EMPLOYMENT SCREENING	09/02/2026	09/04/2026		35.00
ARC PHYSICAL THERAPY PLUS	PRE-EMPLOYMENT SCREENING	09/02/2026	09/04/2026		35.00
Vendor DBA 2790 - ARC PHYSICAL THERAPY PLUS Total:					105.00
Vendor DBA: 0055 - ARK VALLEY NEWS					
ARK VALLEY NEWS	PUBLICATIONS	09/03/2026	09/04/2026		192.00
ARK VALLEY NEWS	BREEZE AD	09/03/2026	09/04/2026		500.00
Vendor DBA 0055 - ARK VALLEY NEWS Total:					692.00
Vendor DBA: 0054 - AT&T GLOBAL NETWORK					
AT&T GLOBAL NETWORK	INTERNET BACKUP	08/25/2026	08/28/2026		170.00
Vendor DBA 0054 - AT&T GLOBAL NETWORK Total:					170.00
Vendor DBA: 0472 -					
BEALL & MITCHELL, LLC	09/26 JUDGE TERRY BEALL/C...	09/02/2026	09/04/2026		1,237.98
Vendor DBA 0472 - BEALL & MITCHELL, LLC Total:					1,237.98
Vendor DBA: 0833 - CIVIC PLUS LLC					
CIVIC PLUS LLC	MUNICODE MEETINGS-ANNU...	09/02/2026	09/04/2026		5,600.00
Vendor DBA 0833 - CIVIC PLUS LLC Total:					5,600.00
Vendor DBA: 2062 -					
CORE & MAIN	WATER METER SUPPLIES	09/03/2026	09/04/2026		388.34
CORE & MAIN	WATER METER SUPPLIES	09/03/2026	09/04/2026		2,059.32
CORE & MAIN	WATER METER SUPPLIES	09/03/2026	09/04/2026		2,958.68
Vendor DBA 2062 - CORE & MAIN Total:					5,406.34
Vendor DBA: 2599 -					
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PD	09/02/2026	09/04/2026		32.50
CULLIGAN OF WICHITA / WICH..	WATER SERVICE-CH	09/02/2026	09/04/2026		51.50
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	09/02/2026	09/04/2026		9.09
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	09/02/2026	09/04/2026		9.08
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	09/02/2026	09/04/2026		9.09
CULLIGAN OF WICHITA / WICH..	WATER SERVICE - PW	09/02/2026	09/04/2026		9.09
Vendor DBA 2599 - CULLIGAN OF WICHITA / WICHITA WATER CONDITIONING,INC Total:					120.35

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
Vendor DBA: 0291 - CUMMINS SALES & SERVICE					
CUMMINS SALES & SERVICE	GENERATOR MAINTENANCE	09/02/2026	09/04/2026		867.49
Vendor DBA 0291 - CUMMINS SALES & SERVICE Total:					867.49
Vendor DBA: 0032 -					
DELTA DENTAL PLAN of KANS...	09/26 MONTHLY PREMIUM	08/14/2026	09/01/2026		2,697.41
DELTA DENTAL PLAN of KANS...	09/26 MONTHLY PREMIUM	08/14/2026	09/01/2026		190.61
DELTA DENTAL PLAN of KANS...	09/26 MONTHLY PREMIUM	08/14/2026	09/01/2026		379.92
Vendor DBA 0032 - DELTA DENTAL PLAN of KANSAS Total:					3,267.94
Vendor DBA: 2367 -					
DOLLAR GENERAL #21238	RESTITUTION PAYMENT	08/25/2026	08/28/2026		27.50
Vendor DBA 2367 - DOLLAR GENERAL #21238 Total:					27.50
Vendor DBA: 3048 -					
DOUBLE CHECK COMPANY, LLC	NEW FUELING SITE	09/02/2026	09/04/2026	029-8893	19,431.00
Vendor DBA 3048 - DOUBLE CHECK COMPANY, LLC Total:					19,431.00
Vendor DBA: 1802 -					
EMPOWER RETIREMENT 457	457 CITY MANAGER	08/27/2026	08/27/2026		577.00
EMPOWER RETIREMENT 457	457 EMP VOLUNTARY	08/27/2026	08/27/2026		799.00
Vendor DBA 1802 - EMPOWER RETIREMENT 457 Total:					1,376.00
Vendor DBA: 0046 -					
EVERGY KANSAS CENTRAL INC	CP STREET LIGHTS	09/01/2026	09/04/2026		51.10
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	09/01/2026	09/04/2026		28.88
EVERGY KANSAS CENTRAL INC	PARKS	09/01/2026	09/04/2026		226.94
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	09/01/2026	09/04/2026		29.45
EVERGY KANSAS CENTRAL INC	CP STREET LIGHTS	09/01/2026	09/04/2026		52.47
EVERGY KANSAS CENTRAL INC	MAINT SHOP	09/01/2026	09/04/2026		333.14
EVERGY KANSAS CENTRAL INC	MAINT SHOP	09/01/2026	09/04/2026		199.89
EVERGY KANSAS CENTRAL INC	MAINT SHOP	09/01/2026	09/04/2026		399.78
EVERGY KANSAS CENTRAL INC	MAINT SHOP	09/01/2026	09/04/2026		399.77
EVERGY KANSAS CENTRAL INC	LIFT STATION	09/01/2026	09/04/2026		810.73
EVERGY KANSAS CENTRAL INC	PARKS	09/01/2026	09/04/2026		72.52
EVERGY KANSAS CENTRAL INC	LIFT STATION	09/01/2026	09/04/2026		29.13
EVERGY KANSAS CENTRAL INC	POOL	09/01/2026	09/04/2026		585.45
EVERGY KANSAS CENTRAL INC	MAINT SHOP	09/01/2026	09/08/2026		511.13
EVERGY KANSAS CENTRAL INC	MAINT SHOP	09/01/2026	09/08/2026		306.68
EVERGY KANSAS CENTRAL INC	MAINT SHOP	09/01/2026	09/08/2026		613.36
EVERGY KANSAS CENTRAL INC	MAINT SHOP	09/01/2026	09/08/2026		613.35
EVERGY KANSAS CENTRAL INC	PARKS	09/01/2026	09/04/2026		28.91
EVERGY KANSAS CENTRAL INC	CP STREET LIGHTS	09/01/2026	09/04/2026		75.09
EVERGY KANSAS CENTRAL INC	LIFT STATION	09/01/2026	09/04/2026		47.63
EVERGY KANSAS CENTRAL INC	LIFT STATION	09/01/2026	09/04/2026		184.05
EVERGY KANSAS CENTRAL INC	REC	09/01/2026	09/04/2026		30.81
EVERGY KANSAS CENTRAL INC	WATER TOWER	09/01/2026	09/04/2026		60.34
EVERGY KANSAS CENTRAL INC	REC	09/01/2026	09/04/2026		1,148.81
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	09/01/2026	09/04/2026		30.85
EVERGY KANSAS CENTRAL INC	LIFT STATION	09/01/2026	09/04/2026		438.60
EVERGY KANSAS CENTRAL INC	CITY HALL	09/01/2026	09/08/2026		2,582.41
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	09/01/2026	09/04/2026		35.93
EVERGY KANSAS CENTRAL INC	CP STREET LIGHTS	09/01/2026	09/04/2026		79.12
EVERGY KANSAS CENTRAL INC	STR SIGNS/CROSSWALKS	09/01/2026	09/04/2026		70.50
EVERGY KANSAS CENTRAL INC	LIFT STATION	09/01/2026	09/04/2026		257.70
EVERGY KANSAS CENTRAL INC	PARKS	09/01/2026	09/04/2026		28.95
EVERGY KANSAS CENTRAL INC	WATER TOWER	09/01/2026	09/04/2026		214.02
EVERGY KANSAS CENTRAL INC	PARKS	09/01/2026	09/04/2026		91.22
Vendor DBA 0046 - EVERGY KANSAS CENTRAL INC Total:					10,668.71
Vendor DBA: 2654 -					
EXPERT AUTO CENTER	PD-MAINTENANCE/REPAIR	08/25/2026	08/28/2026		65.83
EXPERT AUTO CENTER	PD-MAINTENANCE/REPAIR	09/03/2026	09/04/2026		110.04
Vendor DBA 2654 - EXPERT AUTO CENTER Total:					175.87

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Vendor DBA: 0010 -					
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	08/27/2026	08/27/2026		12,780.12
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	08/27/2026	08/27/2026		302.94
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	08/27/2026	08/27/2026		1,904.60
FICA/FEDERAL W/H	SOCIAL SECURITY/FICA	08/27/2026	08/27/2026		1,132.42
FICA/FEDERAL W/H	FEDERAL W/H TAXES	08/27/2026	08/27/2026		7,104.76
FICA/FEDERAL W/H	FEDERAL W/H TAXES	08/27/2026	08/27/2026		146.30
FICA/FEDERAL W/H	FEDERAL W/H TAXES	08/27/2026	08/27/2026		1,243.49
FICA/FEDERAL W/H	FEDERAL W/H TAXES	08/27/2026	08/27/2026		730.54
FICA/FEDERAL W/H	MEDICARE/FICA	08/27/2026	08/27/2026		2,988.98
FICA/FEDERAL W/H	MEDICARE/FICA	08/27/2026	08/27/2026		70.84
FICA/FEDERAL W/H	MEDICARE/FICA	08/27/2026	08/27/2026		445.48
FICA/FEDERAL W/H	MEDICARE/FICA	08/27/2026	08/27/2026		264.80
Vendor DBA 0010 - FICA/FEDERAL W/H Total:					29,115.27
Vendor DBA: 0068 -					
GALLS	UNIFORMS	08/26/2026	08/28/2026		1,555.69
Vendor DBA 0068 - GALLS Total:					1,555.69
Vendor DBA: 2081 -					
GARVER	45TH STREET NORTH OLIVER ...	09/02/2026	09/04/2026	021-8832	10,896.61
GARVER	45TH STREET NORTH OLIVER ...	09/02/2026	09/04/2026	021-8852	1,335.00
GARVER	53RD STREET NORTH-OLIVER ...	09/02/2026	09/04/2026	002-8882	1,605.00
GARVER	BEL AIRE SAND STREET CONV...	09/02/2026	09/04/2026	010-8882	340.00
Vendor DBA 2081 - GARVER Total:					14,176.61
Vendor DBA: 2848 -					
HANDPAN DAN LLC	SENIOR EVENT	09/03/2026	09/04/2026		150.00
Vendor DBA 2848 - HANDPAN DAN LLC Total:					150.00
Vendor DBA: 2282 -					
INTERLINGUAL INTERPRETING...	COURT INTERPRETER **/**	09/03/2026	09/04/2026		378.40
Vendor DBA 2282 - INTERLINGUAL INTERPRETING/RICHARD VARGAS Total:					378.40
Vendor DBA: 3147 -					
JEREMY DENEAU	COURT FINE REFUND	09/03/2026	09/04/2026		50.00
Vendor DBA 3147 - JEREMY DENEAU Total:					50.00
Vendor DBA: 1665 -					
JOY K WILLIAMS, ATTY AT LAW	PROSECUTOR SVC	09/03/2026	09/04/2026		286.00
Vendor DBA 1665 - JOY K WILLIAMS, ATTY AT LAW Total:					286.00
Vendor DBA: 0196 -					
K P E R S	KP&F	08/27/2026	08/27/2026		11,444.02
K P E R S	KPERS 1	08/27/2026	08/27/2026		856.46
K P E R S	KPERS 1	08/27/2026	08/27/2026		434.75
K P E R S	KPERS 1	08/27/2026	08/27/2026		1,141.58
K P E R S	KPERS 1	08/27/2026	08/27/2026		558.23
K P E R S	KPERS 2	08/27/2026	08/27/2026		2,019.81
K P E R S	KPERS 2	08/27/2026	08/27/2026		351.32
K P E R S	KPERS 3	08/27/2026	08/27/2026		7,937.94
K P E R S	KPERS 3	08/27/2026	08/27/2026		1,100.64
K P E R S	KPERS 3	08/27/2026	08/27/2026		1,049.65
Vendor DBA 0196 - K P E R S Total:					26,894.40
Vendor DBA: 0197 -					
KANSAS DEPT OF REVENUE	KS STATE W/H	08/27/2026	08/27/2026		4,698.88
KANSAS DEPT OF REVENUE	KS STATE W/H	08/27/2026	08/27/2026		92.26
KANSAS DEPT OF REVENUE	KS STATE W/H	08/27/2026	08/27/2026		760.73
KANSAS DEPT OF REVENUE	KS STATE W/H	08/27/2026	08/27/2026		409.17
Vendor DBA 0197 - KANSAS DEPT OF REVENUE Total:					5,961.04
Vendor DBA: 0074 -					
KANSAS STATE TREASURER-C...	COURT FEES	08/25/2026	08/28/2026		58.04
KANSAS STATE TREASURER-C...	COURT FEES	08/25/2026	08/28/2026		324.25
KANSAS STATE TREASURER-C...	COURT FEES	08/25/2026	08/28/2026		85.07

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KANSAS STATE TREASURER-C...	COURT FEES	08/25/2026	08/28/2026		49.91
KANSAS STATE TREASURER-C...	COURT FEES	08/25/2026	08/28/2026		1,123.28
KANSAS STATE TREASURER-C...	COURT FEES	08/25/2026	08/28/2026		20.00
KANSAS STATE TREASURER-C...	COURT FEES	08/25/2026	08/28/2026		137.11
Vendor DBA 0074 - KANSAS STATE TREASURER-COURT Total:					1,797.66
Vendor DBA: 0179 -					
LEAGUE OF KS MUNICIPALITIES	TRAINING/CONFERENCES	08/25/2026	08/28/2026		275.00
LEAGUE OF KS MUNICIPALITIES	TRAINING/CONFERENCES	08/25/2026	08/28/2026		550.00
LEAGUE OF KS MUNICIPALITIES	TRAINING/CONFERENCES	08/25/2026	08/28/2026		275.00
LEAGUE OF KS MUNICIPALITIES	TRAINING/CONFERENCES	09/02/2026	09/04/2026		25.00
LEAGUE OF KS MUNICIPALITIES	TRAINING/CONFERENCES	09/02/2026	09/04/2026		150.00
LEAGUE OF KS MUNICIPALITIES	TRAINING/CONFERENCES	09/02/2026	09/04/2026		400.00
Vendor DBA 0179 - LEAGUE OF KS MUNICIPALITIES Total:					1,675.00
Vendor DBA: 2687 -					
LEASE FINANCE PARTNERS	36822QT: 08/26:PD COPIER	08/25/2026	08/28/2026		143.17
Vendor DBA 2687 - LEASE FINANCE PARTNERS Total:					143.17
Vendor DBA: 0225 -					
LEE REED ENGRAVING, INC	SERVICE PLAQUE	09/03/2026	09/04/2026		139.20
Vendor DBA 0225 - LEE REED ENGRAVING, INC Total:					139.20
Vendor DBA: 2710 -					
MARIA SCHROCK	PER DIEM-MILEAGE & MEALS	09/03/2026	09/04/2026		320.80
Vendor DBA 2710 - MARIA SCHROCK Total:					320.80
Vendor DBA: 0264 -					
MARTY A HESS	YOGA INSTRUCTOR	09/03/2026	09/04/2026		135.00
Vendor DBA 0264 - MARTY A HESS Total:					135.00
Vendor DBA: 1925 -					
MERIDIAN ANALYTICAL LABS,L...	STORMWATER SAMPLE ANAL...	08/25/2026	08/28/2026		916.00
Vendor DBA 1925 - MERIDIAN ANALYTICAL LABS,LLC Total:					916.00
Vendor DBA: 0226 -					
NOWAK CONSTRUCTION CO I...	CHAPEL LANDING 7TH ADDITI...	09/16/2026	08/28/2026	024-8881	45.00
NOWAK CONSTRUCTION CO I...	CHAPEL LANDING 7TH ADDITI...	09/16/2026	08/28/2026	024-8883	99,471.60
Vendor DBA 0226 - NOWAK CONSTRUCTION CO INC. Total:					99,516.60
Vendor DBA: 2369 -					
PAYLOCITY CORPORATION	FSA EMPLOYEE EXPENSE	08/28/2026	08/28/2026		297.56
PAYLOCITY CORPORATION	FSA EMPLOYEE EXPENSE	08/28/2026	08/28/2026		4.25
PAYLOCITY CORPORATION	FSA EMPLOYEE EXPENSE	09/03/2026	09/04/2026		758.35
PAYLOCITY CORPORATION	FSA EMPLOYEE EXPENSE	09/03/2026	09/04/2026		10.74
Vendor DBA 2369 - PAYLOCITY CORPORATION Total:					1,070.90
Vendor DBA: 2324 -					
PROFESSIONAL ENGINEERING...	BEL AIRE 45TH ST NORTH-PLA...	08/26/2026	08/28/2026	021-8832	112.50
PROFESSIONAL ENGINEERING...	BEL AIRE SUNFLOWER 4TH PH...	08/26/2026	08/28/2026		1,137.50
PROFESSIONAL ENGINEERING...	BEL AIRE ZONING & SUBDIVIS...	08/26/2026	08/28/2026		3,000.00
PROFESSIONAL ENGINEERING...	BEL AIRE BASE MONTHLY SERV..	08/26/2026	08/28/2026		10,000.00
PROFESSIONAL ENGINEERING...	BEL AIRE-LYCEE ADDITION PL...	08/26/2026	08/28/2026		157.50
PROFESSIONAL ENGINEERING...	BEL AIRE WOODLAWN 37TH ...	08/26/2026	08/28/2026		6,457.78
PROFESSIONAL ENGINEERING...	BEL AIRE 45TH ST NORTH-PLA...	08/26/2026	08/28/2026	021-8832	1,257.50
PROFESSIONAL ENGINEERING...	BEL AIRE FRONT END SPECS &...	09/02/2026	09/04/2026		810.00
Vendor DBA 2324 - PROFESSIONAL ENGINEERING CONSU Total:					22,932.78
Vendor DBA: 0441 -					
RUSTY ECK FORD	VEHICLE REPAIR/MAINT	05/28/2026	09/04/2026		4,911.36
Vendor DBA 0441 - RUSTY ECK FORD Total:					4,911.36
Vendor DBA: 2726 -					
SHORT ELLIOTT HENDRICKSON..	BELAC SUNFLOWER PARK 3RD...	08/25/2026	08/28/2026	013-8830	15,343.75
SHORT ELLIOTT HENDRICKSON..	BELAC SUNFLOWER PARK 3RD...	08/25/2026	08/28/2026	013-8831	15,343.75
SHORT ELLIOTT HENDRICKSON..	BELAC SUNFLOWER PARK 3RD...	08/25/2026	08/28/2026	013-8832	15,343.75

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SHORT ELLIOTT HENDRICKSON...	BELAC SUNFLOWER PARK 3RD...	08/25/2026	08/28/2026	013-8833	15,343.75
Vendor DBA 2726 - SHORT ELLIOTT HENDRICKSON INC Total:					61,375.00
Vendor DBA: 1953 -					
SUMNERONE - SUMNER GRO...	SUMNER ONE PRINTING CHA...	08/25/2026	08/28/2026		234.60
Vendor DBA 1953 - SUMNERONE - SUMNER GROUP INC Total:					234.60
Vendor DBA: 0369 -					
TERESA WADE	TKW INSTRUCTOR	09/02/2026	09/04/2026		160.00
Vendor DBA 0369 - TERESA WADE Total:					160.00
Vendor DBA: 2615 -					
TRAVELERS COMMERCIAL LIN...	NOTARY BOND INSURANCE	09/03/2026	09/04/2026		90.00
Vendor DBA 2615 - TRAVELERS COMMERCIAL LINES Total:					90.00
Vendor DBA: 2839 -					
UMB - PCARD	Community Relations/Staff A...	08/28/2026	08/28/2026		86.81
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		14.89
UMB - PCARD	ADVERTISING & MARKETING	08/28/2026	08/28/2026		446.44
UMB - PCARD	Advertising/Marketing	08/28/2026	08/28/2026		230.83
UMB - PCARD	ADVERTISING & MARKETING	08/28/2026	08/28/2026		575.00
UMB - PCARD	ADVERTISING & MARKETING	08/28/2026	08/28/2026		1,500.00
UMB - PCARD	ADVERTISING & MARKETING	08/28/2026	08/28/2026		139.73
UMB - PCARD	ADVERTISING & MARKETING	08/28/2026	08/28/2026		365.31
UMB - PCARD	ADVERTISING & MARKETING	08/28/2026	08/28/2026		116.99
UMB - PCARD	ADVERTISING & MARKETING	08/28/2026	08/28/2026		80.44
UMB - PCARD	Advertising/Marketing	08/28/2026	08/28/2026		15.85
UMB - PCARD	ADVERTISING & MARKETING	08/28/2026	08/28/2026		33.46
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		12.43
UMB - PCARD	Hotel & Travel	08/28/2026	08/28/2026		14.00
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		4.87
UMB - PCARD	TRAINING/CONFERENCES	08/28/2026	08/28/2026		275.00
UMB - PCARD	Contractual Services	08/28/2026	08/28/2026		50.28
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		37.96
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		27.97
UMB - PCARD	PROFESSIONAL DUES/MEMBE...	08/28/2026	08/28/2026		299.00
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		31.73
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		12.59
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		13.97
UMB - PCARD	Professional Dues & Members...	08/28/2026	08/28/2026		250.00
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		-19.99
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		19.89
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		26.57
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		19.99
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		53.99
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		13.17
UMB - PCARD	Office Furniture	08/28/2026	08/28/2026		174.99
UMB - PCARD	Purchase Chipotle 3989	08/28/2026	08/28/2026		16.50
UMB - PCARD	REFUNDS	08/28/2026	08/28/2026		2.89
UMB - PCARD	Refunds	08/28/2026	08/28/2026		-37.50
UMB - PCARD	REFUNDS	08/28/2026	08/28/2026		-10.74
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		129.98
UMB - PCARD	PROFESSIONAL DUES/MEMBE...	08/28/2026	08/28/2026		84.00
UMB - PCARD	PROFESSIONAL DUES/MEMBE...	08/28/2026	08/28/2026		84.00
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		65.96
UMB - PCARD	OFFICE EQUIPMENT	08/28/2026	08/28/2026		38.69
UMB - PCARD	IT - COMPUTERS AND EQUIP	08/28/2026	08/28/2026		54.98
UMB - PCARD	PUBLICATIONS/PRINTING	08/28/2026	08/28/2026		29.38
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		23.99
UMB - PCARD	UNIFORMS/CLOTHING	08/28/2026	08/28/2026		6.66
UMB - PCARD	UNIFORMS/CLOTHING	08/28/2026	08/28/2026		137.74
UMB - PCARD	TRAINING/CONFERENCES	08/28/2026	08/28/2026		250.00
UMB - PCARD	HOTEL & TRAVEL	08/28/2026	08/28/2026		595.16

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
UMB - PCARD	HOTEL & TRAVEL REFUND	08/28/2026	08/28/2026		-49.04
UMB - PCARD	Hotel & Travel Refund	08/28/2026	08/28/2026		-527.24
UMB - PCARD	Hotel & Travel	08/28/2026	08/28/2026		99.00
UMB - PCARD	Hotel & Travel	08/28/2026	08/28/2026		1,167.02
UMB - PCARD	POLICE SUPPLIES	08/28/2026	08/28/2026		85.49
UMB - PCARD	VEHICLE/EQUIP SUPPLIES/PA...	08/28/2026	08/28/2026		121.00
UMB - PCARD	OFFICE SUPPLIES	08/28/2026	08/28/2026		107.76
UMB - PCARD	Day Camp Concessions	08/28/2026	08/28/2026		11.94
UMB - PCARD	Day Camp Concessions	08/28/2026	08/28/2026		142.72
UMB - PCARD	Special Community Events	08/28/2026	08/28/2026		61.77
UMB - PCARD	Special Community Events	08/28/2026	08/28/2026		3.23
UMB - PCARD	Community Relations Events	08/28/2026	08/28/2026		377.00
UMB - PCARD	Community Relations Event	08/28/2026	08/28/2026		420.00
UMB - PCARD	Community Relations/ Events	08/28/2026	08/28/2026		225.00
UMB - PCARD	Community Relations/Events	08/28/2026	08/28/2026		189.00
UMB - PCARD	Day Camp Concessions	08/28/2026	08/28/2026		88.29
UMB - PCARD	Pool Concessions	08/28/2026	08/28/2026		14.90
UMB - PCARD	Day Camp Concessions	08/28/2026	08/28/2026		155.45
UMB - PCARD	Day Camp Concessions	08/28/2026	08/28/2026		162.68
UMB - PCARD	Day Camp Concessions	08/28/2026	08/28/2026		51.63
UMB - PCARD	Day Camp Concessions	08/28/2026	08/28/2026		195.50
UMB - PCARD	Day Camp Concessions	08/28/2026	08/28/2026		56.28
UMB - PCARD	Training/Conferences	08/28/2026	08/28/2026		75.00
UMB - PCARD	Training/Conferences	08/28/2026	08/28/2026		75.00
UMB - PCARD	Recreational Equip/Supply	08/28/2026	08/28/2026		59.92
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	08/28/2026	08/28/2026		-10.98
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	08/28/2026	08/28/2026		42.94
UMB - PCARD	VEHICLE/EQUIP SUPPLIES/PA...	08/28/2026	08/28/2026		-12.25
UMB - PCARD	VEHICLE/EQUIP SUPPLIES/PA...	08/28/2026	08/28/2026		-59.98
UMB - PCARD	VEHICLE/EQUIP SUPPLIES/PA...	08/28/2026	08/28/2026		217.25
UMB - PCARD	Vehicle/Equip Supplies/Maint	08/28/2026	08/28/2026		59.98
UMB - PCARD	Community Relations/Events	08/28/2026	08/28/2026		48.76
UMB - PCARD	Recreational Equip/Supplies	08/28/2026	08/28/2026		29.99
UMB - PCARD	OFFICE SUPPLIES	08/28/2026	08/28/2026		4.90
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		14.00
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		36.38
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		40.37
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	08/28/2026	08/28/2026		9.32
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	08/28/2026	08/28/2026		12.55
UMB - PCARD	VEH & EQUIP: REPAIR/MAINT	08/28/2026	08/28/2026		41.84
UMB - PCARD	VEH & EQUIP: REPAIR/MAINT	08/28/2026	08/28/2026		497.97
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		61.89
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		19.98
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		9.99
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		26.98
UMB - PCARD	OFFICE SUPPLIES	08/28/2026	08/28/2026		4.92
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		14.00
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		40.37
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		36.40
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	08/28/2026	08/28/2026		99.97
UMB - PCARD	MINOR EQUIP: TOOLS,ELECT	08/28/2026	08/28/2026		39.97
UMB - PCARD	CONSTRUCTION MATERIAL/S...	08/28/2026	08/28/2026		24.76
UMB - PCARD	VEH & EQUIP: REPAIR/MAINT	08/28/2026	08/28/2026		497.98
UMB - PCARD	VEH & EQUIP: REPAIR/MAINT	08/28/2026	08/28/2026		41.85
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		2.44
UMB - PCARD	OFFICE SUPPLIES	08/28/2026	08/28/2026		11.94
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		7.25
UMB - PCARD	OFFICE SUPPLIES	08/28/2026	08/28/2026		4.92
UMB - PCARD	Office Furniture	08/28/2026	08/28/2026		8.76
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		40.38

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Vendor DBA	Description (Item)	Post Date	Payment Date	Project Account Key	Amount
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		14.00
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		36.40
UMB - PCARD	VEH & EQUIP: REPAIR/MAINT	08/28/2026	08/28/2026		41.85
UMB - PCARD	VEH & EQUIP: REPAIR/MAINT	08/28/2026	08/28/2026		497.99
UMB - PCARD	COMMUNITY RELATIONS/EVE...	08/28/2026	08/28/2026		198.21
UMB - PCARD	COMMUNITY RELATIONS/EVE...	08/28/2026	08/28/2026		24.75
UMB - PCARD	OFFICE SUPPLIES	08/28/2026	08/28/2026		4.92
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		7.25
UMB - PCARD	Office Supplies	08/28/2026	08/28/2026		2.43
UMB - PCARD	Office Furniture	08/28/2026	08/28/2026		8.76
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		14.00
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		40.37
UMB - PCARD	SAFETY EQUIP & SUPPLIES	08/28/2026	08/28/2026		36.40
UMB - PCARD	LIFT STATION OPERATIONS	08/28/2026	08/28/2026		109.11
UMB - PCARD	Contractual Services	08/28/2026	08/28/2026		198.99
UMB - PCARD	Contractual Services	08/28/2026	08/28/2026		31.05
UMB - PCARD	VEH & EQUIP: REPAIR/MAINT	08/28/2026	08/28/2026		41.85
UMB - PCARD	VEH & EQUIP: REPAIR/MAINT	08/28/2026	08/28/2026		497.99
Vendor DBA 2839 - UMB - PCARD Total:					13,539.26
Vendor DBA: 0503 -					
UNDERGROUND VAULTS & ST...	DOCUMENT SHREDDING	09/03/2026	09/04/2026		5.25
UNDERGROUND VAULTS & ST...	DOCUMENT SHREDDING	09/03/2026	09/04/2026		5.25
Vendor DBA 0503 - UNDERGROUND VAULTS & STORAGE-UV&S Total:					10.50
Vendor DBA: 0989 -					
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		81.57
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		41.56
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		41.56
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		1,006.11
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		720.26
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		40.07
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		24.37
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		65.93
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		164.69
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		80.02
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		201.60
VERIZON	CELL PHONE SERVICE	08/25/2026	09/02/2026		197.18
Vendor DBA 0989 - VERIZON Total:					2,664.92
Vendor DBA: 3137 -					
VICKI FORBES	RESTITUTION PAYMENT	08/25/2026	08/28/2026		75.00
Vendor DBA 3137 - VICKI FORBES Total:					75.00
Vendor DBA: 1899 -					
VISION ALLIANCE MARKETING...	COURT SERVICES OFFICER	09/02/2026	09/04/2026		400.00
VISION ALLIANCE MARKETING...	COURT SERVICES OFFICER	09/02/2026	09/04/2026		400.00
Vendor DBA 1899 - VISION ALLIANCE MARKETING,LLC-SCKACS Total:					800.00
Vendor DBA: 2718 -					
WILKS UNDERGROUND	WATER SERVICE INSTALL	08/25/2026	08/28/2026		26,125.00
WILKS UNDERGROUND	WATER SERVICE INSTALL	09/03/2026	09/04/2026		8,975.00
Vendor DBA 2718 - WILKS UNDERGROUND Total:					35,100.00
Vendor DBA: 1849 - WRIGHT EXPRESS FSC					
WRIGHT EXPRESS FSC	FLEET FUEL	08/25/2026	08/28/2026		4,670.42
WRIGHT EXPRESS FSC	FLEET FUEL	08/25/2026	08/28/2026		178.94
WRIGHT EXPRESS FSC	FLEET FUEL	08/25/2026	08/28/2026		277.79
WRIGHT EXPRESS FSC	FLEET FUEL	08/25/2026	08/28/2026		45.17
Vendor DBA 1849 - WRIGHT EXPRESS FSC Total:					5,172.32
Grand Total:					572,294.26

Report Summary

Fund Summary

Fund	Payment Amount
100 - General Fund	121,608.12
200 - Special Street & Highway	3,065.72
315 - Equipment Reserve	3,460.00
320 - Capital Projects Fund 2	369,901.74
355 - Capital Improvement Reserve	13,601.61
520 - Water Utility	50,035.25
530 - Sewer Utility	9,705.82
550 - Stormwater Utility	916.00
Grand Total:	572,294.26

Account Summary

Account Number	Account Name	Payment Amount
100-000-000-2014	FEDERAL TAX PAYABLE	7,104.76
100-000-000-2016	SOCIAL SECURITY PAYAB...	12,780.12
100-000-000-2018	MEDICARE PAYABLE	2,988.98
100-000-000-2020	STATE TAX PAYABLE	4,698.88
100-000-000-2022	KPERS 1 PAYABLE	856.46
100-000-000-2024	KPERS 2 PAYABLE	2,019.81
100-000-000-2026	KPERS 3 PAYABLE	7,937.94
100-000-000-2028	KP&F PAYABLE	11,444.02
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	2,697.41
100-000-000-2062	FSA HEALTH PAYABLE	1,055.91
100-000-000-2076	COURT REINST FIXED FEE...	58.04
100-000-000-2078	COURT REINST FEE PAY...	324.25
100-000-000-2080	COURT JUDICIAL DOCKET..	85.07
100-000-000-2082	COURT JUDICIAL EDUCAT..	49.91
100-000-000-2084	COURT KLETC FEE PAYAB...	1,123.28
100-000-000-2088	COURT SEAT BELT SAFET...	20.00
100-000-000-2090	COURT RESTITUTION PA...	102.50
100-000-000-2092	COURT STATE DUI FEE P...	137.11
100-000-000-4200	COURT FINES	50.00
100-100-110-6010	COMMUNITY RELATION...	86.81
100-100-110-6014	OFFICE SUPPLIES	14.89
100-100-110-6030	ADVERTISING & MARKET...	3,504.05
100-100-110-6046	TRAINING/CONFERENCES	275.00
100-100-110-7028	LIABILITY INSURANCE	90.00
100-100-110-7046	COMMUNICATION SERV...	81.57
100-100-110-7804	LEGAL SERVICES	6,457.78
100-100-130-6014	OFFICE SUPPLIES	12.43
100-100-130-6048	HOTEL & TRAVEL	14.00
100-100-130-7030	ENGINEERING SERVICES	2,105.00
100-100-130-7032	ENGINEERING SERVICES -..	10,000.00
100-100-130-7046	COMMUNICATION SERV...	41.56
100-100-140-6014	OFFICE SUPPLIES	4.87
100-100-140-6028	PUBLICATIONS/PRINTING	192.00
100-100-140-6046	TRAINING/CONFERENCES	275.00
100-100-140-7024	CONTRACTUAL SERVICES	85.28
100-100-150-6014	OFFICE SUPPLIES	65.93
100-100-150-6046	TRAINING/CONFERENCES	825.00
100-100-150-7024	CONTRACTUAL SERVICES	5,600.00
100-100-160-6008	PROFESSIONAL DUES/M...	299.00
100-100-160-6014	OFFICE SUPPLIES	58.29
100-100-160-6028	PUBLICATIONS/PRINTING	500.00
100-100-160-7046	COMMUNICATION SERV...	41.56
100-100-170-6008	PROFESSIONAL DUES/M...	250.00

Account Summary

Account Number	Account Name	Payment Amount
100-100-170-6014	OFFICE SUPPLIES	113.62
100-100-170-6016	OFFICE FURNITURE	174.99
100-100-170-6046	TRAINING/CONFERENCES	591.50
100-100-170-6048	HOTEL & TRAVEL	320.80
100-100-170-7046	COMMUNICATION SERV...	1,006.11
100-100-170-7700	REFUNDS	-45.35
100-120-240-6014	OFFICE SUPPLIES	129.98
100-120-240-7024	CONTRACTUAL SERVICES	5.25
100-120-240-7804	LEGAL SERVICES	2,702.38
100-120-250-6008	PROFESSIONAL DUES/M...	168.00
100-120-250-6014	OFFICE SUPPLIES	65.96
100-120-250-6018	OFFICE EQUIPMENT	38.69
100-120-250-6020	IT - COMPUTERS AND E...	54.98
100-120-250-6028	PUBLICATIONS/PRINTING	29.38
100-120-250-6036	SAFETY EQUIP & SUPPLI...	23.99
100-120-250-6040	UNIFORMS/CLOTHING	1,700.09
100-120-250-6046	TRAINING/CONFERENCES	250.00
100-120-250-6048	HOTEL & TRAVEL	1,284.90
100-120-250-6056	PETROLEUM PRODUCTS	4,670.42
100-120-250-6300	POLICE SUPPLIES	85.49
100-120-250-6604	VEHICLE/EQUIP SUPPLIE...	121.00
100-120-250-7024	CONTRACTUAL SERVICES	180.92
100-120-250-7046	COMMUNICATION SERV...	720.26
100-120-250-7604	VEH & EQUIP: REPAIR/...	5,087.23
100-130-330-6014	OFFICE SUPPLIES	107.76
100-130-330-6022	POOL CONCESSIONS	154.66
100-130-330-6810	SPECIAL COMMUNITY E...	65.00
100-130-330-7046	COMMUNICATION SERV...	40.07
100-130-330-7048	UTILITIES	585.45
100-130-340-6010	COMMUNITY RELATION...	1,211.00
100-130-340-6022	DAY CAMP CONCESSIONS	724.73
100-130-340-6046	TRAINING/CONFERENCES	150.00
100-130-340-6400	RECREATIONAL EQUIP/S...	59.92
100-130-350-6054	MINOR EQUIP: TOOLS,E...	31.96
100-130-350-6056	PETROLEUM PRODUCTS	178.94
100-130-350-6604	VEHICLE/EQUIP SUPPLIE...	205.00
100-130-350-7036	INSTRUCTORS	295.00
100-130-350-7046	COMMUNICATION SERV...	24.37
100-130-350-7048	UTILITIES	1,179.62
100-130-360-6010	COMMUNITY RELATION...	198.76
100-130-360-6400	RECREATIONAL EQUIP/S...	29.99
100-150-510-6014	OFFICE SUPPLIES	4.90
100-150-510-6036	SAFETY EQUIP & SUPPLI...	90.75
100-150-510-6054	MINOR EQUIP: TOOLS,E...	21.87
100-150-510-7024	CONTRACTUAL SERVICES	59.34
100-150-510-7046	COMMUNICATION SERV...	65.93
100-150-510-7048	UTILITIES	1,292.81
100-150-510-7604	VEH & EQUIP: REPAIR/...	539.81
100-160-610-6056	PETROLEUM PRODUCTS	277.79
100-160-610-7024	CONTRACTUAL SERVICES	3,000.00
100-160-610-7046	COMMUNICATION SERV...	164.69
100-190-910-6014	OFFICE SUPPLIES	118.84
100-190-910-6056	PETROLEUM PRODUCTS	45.17
100-190-910-7024	CONTRACTUAL SVCS	286.10
100-190-910-7048	UTILITIES	2,752.41
200-000-000-2014	FEDERAL TAX PAYABLE	146.30
200-000-000-2016	SOCIAL SECURITY PAYAB...	302.94
200-000-000-2018	MEDICARE PAYABLE	70.84

Account Summary

Account Number	Account Name	Payment Amount
200-000-000-2020	STATE TAX PAYABLE	92.26
200-000-000-2022	KPERS 1 PAYABLE	434.75
200-210-200-6010	COMMUNITY RELATION...	139.20
200-210-200-6014	OFFICE SUPPLIES	4.92
200-210-200-6036	SAFETY EQUIP & SUPPLI...	90.77
200-210-200-6054	MINOR EQUIP: TOOLS,E...	139.94
200-210-200-6100	CONSTRUCTION MATER...	24.76
200-210-200-7024	CONTRACTUAL SERVICES	39.23
200-210-200-7040	STREET LIGHTING	257.78
200-210-200-7046	COMMUNICATION SERV...	80.02
200-210-200-7048	UTILITIES	702.18
200-210-200-7604	VEH & EQUIP: REPAIR/...	539.83
315-315-315-8000	VEH/EQUIP LEASE/PURC...	3,460.00
320-320-320-8830	DESIGN - WATER	15,343.75
320-320-320-8831	DESIGN - SEWER	15,343.75
320-320-320-8832	DESIGN - PAVING	15,343.75
320-320-320-8833	DESIGN - DRAINAGE	15,343.75
320-320-320-8881	CONSTRUCTION - SEWER	45.00
320-320-320-8882	CONSTRUCTION - PAVING	1,945.00
320-320-320-8883	CONSTRUCTION - DRAIN...	99,471.60
320-320-320-8890	OTHER PROJECT COSTS	187,634.14
320-320-320-8893	EQUIPMENT AND FURNI...	19,431.00
355-355-355-8014	STREET IMPROVEMENTS	13,601.61
520-000-000-2014	FEDERAL TAX PAYABLE	1,243.49
520-000-000-2016	SOCIAL SECURITY PAYAB...	1,904.60
520-000-000-2018	MEDICARE PAYABLE	445.48
520-000-000-2020	STATE TAX PAYABLE	760.73
520-000-000-2022	KPERS 1 PAYABLE	1,141.58
520-000-000-2024	KPERS 2 PAYABLE	351.32
520-000-000-2026	KPERS 3 PAYABLE	1,100.64
520-000-000-2036	AFLAC ACCIDENT PAYAB...	131.04
520-000-000-2056	DENTAL INS PAYABLE	190.61
520-210-520-6014	OFFICE SUPPLIES	26.55
520-210-520-6016	OFFICE FURNITURE	8.76
520-210-520-6036	SAFETY EQUIP & SUPPLI...	90.78
520-210-520-6802	WATER SYSTEM MAINT/...	5,406.34
520-210-520-7024	CONTRACTUAL SERVICES	35,204.39
520-210-520-7046	COMMUNICATION SERV...	201.60
520-210-520-7048	UTILITIES	1,287.50
520-210-520-7604	VEH & EQUIP: REPAIR/...	539.84
530-000-000-2014	FEDERAL TAX PAYABLE	730.54
530-000-000-2016	SOCIAL SECURITY PAYAB...	1,132.42
530-000-000-2018	MEDICARE PAYABLE	264.80
530-000-000-2020	STATE TAX PAYABLE	409.17
530-000-000-2022	KPERS 1 PAYABLE	558.23
530-000-000-2026	KPERS 3 PAYABLE	1,049.65
530-000-000-2056	DENTAL INS PAYABLE	379.92
530-000-000-2062	FSA HEALTH PAYABLE	14.99
530-210-530-6010	COMMUNITY RELATION...	198.21
530-210-530-6014	OFFICE SUPPLIES	39.35
530-210-530-6016	OFFICE FURNITURE	8.76
530-210-530-6036	SAFETY EQUIP & SUPPLI...	90.77
530-210-530-6806	LIFT STATION OPERATIO...	2,744.44
530-210-530-7024	CONTRACTUAL SERVICES	334.43
530-210-530-7046	COMMUNICATION SERV...	197.18
530-210-530-7048	UTILITIES	1,013.12
530-210-530-7604	VEH & EQUIP: REPAIR/...	539.84

Account Summary

Account Number	Account Name	Payment Amount
550-550-550-7026	STORMWATER SAMPLI...	916.00
	Grand Total:	572,294.26

Project Account Summary

Project Account Key	Payment Amount
None	188,790.91
002-8882	1,605.00
010-8882	340.00
013-8830	15,343.75
013-8831	15,343.75
013-8832	15,343.75
013-8833	15,343.75
021-8832	12,266.61
021-8852	1,335.00
021-8890	187,634.14
024-8881	45.00
024-8883	99,471.60
029-8893	19,431.00
Grand Total:	572,294.26



City of Bel Aire, KS

Payroll Check Register

Section VII, Item A.

Report Summary

Pay Period: 8/8/2026-8/21/2026

Packet: PYPKT00333 - PY 08.08.26-08.21.26: PD 8.27.26
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	84	95,563.29
Total	84	95,563.29

Approved 09/09/2026
AP ORD 26-17 total Expenses: \$667,857.55 Special
Assessment Project Costs: \$160,891.60

Barry Smith

Gilmore & Bell, P.C.
09/08/2026

**EXCERPT OF MINUTES OF A MEETING
OF THE GOVERNING BODY OF
THE CITY OF BEL AIRE, KANSAS
HELD ON SEPTEMBER 15, 2026**

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

Absent:

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

* * * * *
(Other Proceedings)

The Mayor opened a public hearing for the purpose of receiving written or oral objections and considering proposed assessments for the costs of certain internal improvements previously authorized by the governing body of the City. It was determined by the governing body that notice of the public hearing was duly published and mailed in accordance with K.S.A. 12-6a01 *et seq.* Thereafter, the Mayor adjourned the public hearing.

**AN ORDINANCE LEVYING SPECIAL ASSESSMENTS ON CERTAIN
PROPERTY TO PAY THE COSTS OF INTERNAL IMPROVEMENTS IN THE
CITY OF BEL AIRE, KANSAS, AS PREVIOUSLY AUTHORIZED BY
RESOLUTION NOS. R-2022-49, R-2023-01, R-2023-02, R-2023-09, R-2023-10, R-
2025-07, R-2025-08, R-2023-11, R-2023-12, R-2023-13, R-2023-14 and R-2023-18 OF
THE CITY; AND PROVIDING FOR THE COLLECTION OF SUCH SPECIAL
ASSESSMENTS.**

The Ordinance was considered and discussed, and on motion of Councilmember _____,
seconded by Councilmember _____, the Ordinance was passed by the following vote:

Yea: _____.

Nay: _____.

The Mayor declared the Ordinance duly passed and the Ordinance was then numbered Ordinance No. [____], was signed and approved by the Mayor and attested by the City Clerk and the Ordinance was directed to be published one time in the official newspaper of the City. The City Clerk was further directed to cause a Notice of Assessment to be mailed to each and all of the known property owners affected thereby on the same date that the Ordinance is published.

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CERTIFICATE

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

(SEAL)

City Clerk

Gilmore & Bell, P.C.
09/08/2026

(PUBLISHED ON THE CITY WEBSITE, WWW.BELAIREKS.GOV, ON SEPTEMBER 17, 2026)

ORDINANCE NO. [____]

AN ORDINANCE LEVYING SPECIAL ASSESSMENTS ON CERTAIN PROPERTY TO PAY THE COSTS OF INTERNAL IMPROVEMENTS IN THE CITY OF BEL AIRE, KANSAS, AS PREVIOUSLY AUTHORIZED BY RESOLUTION NOS. R-2022-49, R-2023-01, R-2023-02, R-2023-09, R-2023-10, R-2025-07, R-2025-08, R-2023-11, R-2023-12, R-2023-13, R-2023-14 and R-2023-18 OF THE CITY; AND PROVIDING FOR THE COLLECTION OF SUCH SPECIAL ASSESSMENTS.

WHEREAS, the governing body of the City of Bel Aire, Kansas (the “City”) has previously authorized certain internal improvements (the “Improvements”) to be constructed pursuant to K.S.A. 12-6a01 *et seq.* (the “Act”); and

WHEREAS, the governing body has conducted a public hearing in accordance with the Act and desires to levy assessments on certain property benefited by the construction of the Improvements.

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

Section 1. Levy of Assessments. For the purpose of paying the costs of the following described Improvements:

Project No. 1 – Homestead Senior Landing

Water Main Improvements – Authorized by Resolution No. R-2022-49

Project No. 2 – Cozy Homes Addition

Street Paving Improvements (Cozy Drive) – Authorized by Resolution No. R-2023-01

Project No. 3 – Aurora Park Addition

Street Paving Improvements – Authorized by Resolution No. R-2023-02

Project No. 4 – Arthur Heights Addition

Sanitary Sewer Improvements – Authorized by Resolution No. R-2023-09

Project No. 5 – Arthur Heights Addition

Water Distribution Improvements – Authorized by Resolution No. R-2023-10

Project No. 6 – Arthur Heights Addition

Street Improvements – Authorized by Resolution No. R-2025-07

Project No. 7 – Arthur Heights Addition

Water Distribution Improvements – Authorized by Resolution No. R-2025-08

**Project No. 8 – Sunflower Commerce Park 3rd Addition
Street Paving Improvements – Authorized by Resolution No. R-2023-11**

**Project No. 9 – Sunflower Commerce Park 3rd Addition
Sanitary Sewer Improvements – Authorized by Resolution No. R-2023-12**

**Project No. 10 – Sunflower Commerce Park 3rd Addition
Storm Water Drainage Improvements – Authorized by Resolution No. R-2023-13**

**Project No. 11 – Sunflower Commerce Park 3rd Addition
Water Distribution Improvements – Authorized by Resolution No. R-2023-14**

**Project No. 12 – Bel Aire Lakes Addition (Webb Road)
Water Main Improvements – Authorized by Resolution No. R-2023-18**

there are hereby levied and assessed the amounts (with such clerical or administrative amendments thereto as may be approved by the City Attorney) against the property described on **Exhibit A** attached hereto.

Section 2. Payment of Assessments. The amounts so levied and assessed in **Section 1** hereof shall be due and payable from and after the date of publication of this Ordinance. Such amounts may be paid in whole or in part within thirty (30) days from the date of passage of this Ordinance.

Section 3. Notification. The City Clerk shall notify the owners of the properties described in **Exhibit A** attached hereto (insofar as known to the City Clerk) of the amounts of their respective assessments. The notice shall also state that unless such assessments are paid within thirty (30) days from the date of passage of this Ordinance, bonds will be issued therefor, and the amount of such assessment will be collected in installments with interest.

Section 4. Certification. Any amount of special assessments not paid within the time prescribed in **Section 2** hereof shall be certified by the City Clerk to the Clerk of Sedgwick County, Kansas, in the same manner and at the same time as other taxes are certified and will be collected in twenty (20) annual installments, together with interest on such amounts at a rate not exceeding the maximum rate therefor as prescribed by the Act. Interest on the assessed amount remaining unpaid between the effective date of this Ordinance and the date the first installment is payable, but not less than the amount of interest due during the coming year on any outstanding bonds issued to finance the Improvements, shall be added to the first installment. The interest for one year on all unpaid installments shall be added to each subsequent installment until paid.

Section 5. Effective Date. This Ordinance shall take effect and be in force from and after its passage, approval and publication of the Ordinance once in the official City newspaper.

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PASSED by the governing body of the City on September 15, 2026 and signed and **APPROVED** by the Mayor.

(SEAL)

Mayor

ATTEST:

City Clerk

CERTIFICATE

I hereby certify that the foregoing is a true and correct copy of the original Ordinance; that the Ordinance was passed on September 15, 2026; that the record of the final vote on its passage is found on page ____ of journal and that the Ordinance was published on the City’s website, www.belaireks.gov, as the official City newspaper, September 17, 2026.

DATED: September 17, 2026.

City Clerk

EXHIBIT A

Legal Description (Homestead Senior Landing)	Parcel ID Number	Square Footage	Water Main Res. R-2022-49
Lot 1A, Block A	30020500	49,690	\$22,694.28
Lot 1B, Block A	30015554	254,409	116,192.97
Lot 1C, Block A	30020501	240,071	109,644.55
Lot 1D, Block A	30020502	233,203	106,507.82

Legal Description (Cozy Homes Addition / M.K. Mosteller Addition)	Paving Res. R-2023-01
Cozy Homes Addition Lot 1	\$39,278.96
Cozy Homes Addition Lot 2	39,278.96
Cozy Homes Addition Lot 3	39,278.96
Cozy Homes Addition Lot 4	39,278.96
Cozy Homes Addition Lot 5	39,278.96
Cozy Homes Addition Lot 6	39,278.96
Cozy Homes Addition Lot 7	39,278.96
Cozy Homes Addition Lot 8	39,278.96
Cozy Homes Addition Lot 9	39,278.96
M.K. Mosteller Addition Block A Lot 1	78,557.92

Legal Description (Aurora Park Addition)	Paving Res. R-2023-02
Block E Lot 1	\$32,690.77
Block E Lot 20	32,690.77
Block E Lot 21	32,690.77
Block F Lot 1	32,690.77
Block F Lot 2	32,690.77
Block F Lot 3	32,690.77
Block F Lot 4	32,690.77
Block F Lot 5	32,690.77
Block F Lot 6	32,690.77
Block F Lot 7	32,690.77
Block F Lot 8	32,690.77
Block F Lot 9	32,690.77
Block G Lot 18	32,690.77
Block G Lot 19	32,690.77
Block G Lot 20	32,690.77
Block G Lot 21	32,690.77
Block G Lot 22	32,690.77
Block G Lot 23	32,690.77
Block G Lot 24	32,690.77
Block G Lot 25	32,690.77
Block G Lot 26	32,690.77
Block E Part of Lots 18-19 (Parcel ID No. 00272127)	32,690.77

Legal Description (Arthur Heights Addition)	Water Res. R-2023-10	Water Res. R-2025-08	Sewer Res. R-2023-09	Street Res. R-2025-07
Block 1 Lot 1	\$11,911.27	\$28,754.62	0	\$246,160.13
Block 1 Lot 2	154,846.32	0	\$71,325.21	246,160.14

Legal Description (Sunflower Commerce Park 3rd Addition)	Water Res. R-2023-14	Drainage Res. R-2023-13	Sewer Res. R-2023-12	Paving Res. R-2023-11
Block 1 Lot 1	\$103,127.94	\$426,429.85	\$68,007.26	\$199,637.69
Block 1 Lot 6	103,127.94	426,429.85	68,007.26	199,637.69
Block 1 Lot 7	103,127.94	426,429.85	68,007.26	199,637.69
Block 1 Lot 8	103,127.94	426,429.85	68,007.26	199,637.69

Legal Description (Bel Aire Lakes Addition)	Water Main Res. R-2023-18
Block A Lot 1	\$2,716.60
Block A Lot 2	2,716.60
Block A Lot 3	2,716.60
Block A Lot 4	2,716.60
Block A Lot 5	2,716.60
Block A Lot 6	2,716.60
Block A Lot 7	2,716.60
Block A Lot 8	2,716.60
Block A Lot 9	2,716.60
Block A Lot 10	2,716.60
Block A Lot 11	2,716.60
Block A Lot 12	2,716.60
Block A Lot 13	2,716.60
Block A Lot 14	2,716.60
Block A Lot 15	2,716.60
Block A Lot 16	2,716.60
Block A Lot 17	2,716.60
Block A Lot 18	2,716.60
Block A Lot 19	2,716.60
Block A Lot 20	2,716.60
Block A Lot 21	2,716.60
Block A Lot 22	2,716.60
Block A Lot 23	2,716.60
Block A Lot 24	2,716.60
Block A Lot 25	2,716.60
Block A Lot 26	2,716.60
Block A Lot 27	2,716.60
Block A Lot 28	2,716.60
Block A Lot 29	2,716.60
Block A Lot 30	2,716.60
Block A Lot 31	2,716.60
Block A Lot 32	2,716.60

Block A Lot 33	2,716.60
Block A Lot 34	2,716.60
Block A Lot 35	2,716.60
Block A Lot 36	2,716.60
Block A Lot 37	2,716.60
Block A Lot 38	2,716.60
Block A Lot 39	2,716.60
Block A Lot 40	2,716.60
Block A Lot 41	2,716.60
Block A Lot 42	2,716.60
Block A Lot 43	2,716.60
Block A Lot 44	2,716.60
Block A Lot 45	2,716.60
Block A Lot 46	2,716.60
Block A Lot 47	2,716.60
Block A Lot 48	2,716.60
Block A Lot 49	2,716.60
Block B Lot 1	2,716.60
Block B Lot 2	2,716.60
Block B Lot 3	2,716.60
Block B Lot 4	2,716.60
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Block B Lot 19	2,716.60
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Block B Lot 21	2,716.60
Block B Lot 22	2,716.60
Block C Lot 1	2,716.60
Block C Lot 2	2,716.60
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Block D Lot 1	2,716.60
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Block E Lot 1	2,716.60
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Block F Lot 1	2,716.60
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Block F Lot 29	2,716.60
Block G Lot 1	2,716.60
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Block H Lot 1	2,716.60
Block H Lot 2	2,716.60
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Block H Lot 7	2,716.60
Block H Lot 8	2,716.60
Block H Lot 9	2,716.60
Block H Lot 10	2,716.60

NOTICE OF ASSESSMENT

September 17, 2026
City of Bel Aire, Kansas

{NAME}
{ADDRESS}
{CITY} {STATE}, {ZIP}:

You are hereby notified, as owner of record of the property described as:

{PIN Number}, {SUBDIVISION NAME AND ADDITION}, {BLOCK AND LOT}

that pursuant to Ordinance No. _____ (the "Ordinance") of the City of Bel Aire, Kansas (the "City") there has been assessed against said property, the costs of certain internal improvements heretofore authorized by the governing body of the City (the "Improvements"). The description of the Improvements, the resolution number authorizing the same and the amount of assessment are set forth as:

{RESOLUTION}: {IMPROVEMENT NAME} {COST TO BE ASSESSED}
(REPEAT FOR EACH PROJECT BEING ASSESSED FOR THIS PROPERTY).

You may pay this assessment in whole or in part to the City Treasurer of the City within thirty (30) days of passage of the Ordinance (by October 15, 2026), and if the amount is not paid within said time period, bonds will be issued therefor, and the balance of such assessment will be collected in twenty (20) annual installments, together with interest on such amounts remaining unpaid at a rate not exceeding the maximum rate therefor as prescribed by K.S.A. 12-6a01 *et seq.*, including K.S.A. 12-6a19. Interest accruing between the date set forth above and the date the first installment is payable, but not less than the amount of interest due during the coming year on any outstanding bonds issued to finance the Improvements, shall be added to the first installment. The interest for one year on all unpaid installments shall be added to each subsequent installment until paid.

Melissa Krehbiel, City Clerk

CERTIFICATE OF MAILING

STATE OF KANSAS)
) ss:
COUNTY OF SEDGWICK)

The undersigned, City Clerk of the City of Bel Aire, Kansas, does hereby certify that on September 17, 2026, the date on which Ordinance No. [_____] (the “Ordinance”) of the City was published, I caused to be mailed to the owners of the properties liable for the assessments set out in the Ordinance, at their last known post office addresses, a Notice of Assessment showing the respective assessments levied against their properties and stating the manner in which the assessments will be collected.

A sample copy of the form of such Notice of Assessment is attached hereto.

WITNESS my hand and seal as of September __, 2026.

(Seal)

Melissa Krehbiel, City Clerk

[attach sample copy of form]

CERTIFICATE OF CITY TREASURER

STATE OF KANSAS)
) ss:
COUNTY OF SEDGWICK)

The undersigned, City Treasurer of the City of Bel Aire, Kansas (the “City”), does hereby certify that within the time allowed by Ordinance No. [_____] of the City for the payment of special assessments in cash, property owners specially assessed for the costs of certain internal improvements previously authorized by the governing body of the City, paid in cash the amounts set forth below:

Resolution No.	Amount
R-2022-49	
R-2023-01	
R-2023-02	
R-2023-09	
R-2023-10	
R-2025-07	
R-2025-08	
R-2023-11	
R-2023-12	
R-2023-13	
R-2023-14	
R-2023-18	
TOTAL	\$ _____

WITNESS my hand on _____, 2026.

City Treasurer



DATE: September 2, 2026
 TO: Bel Aire City Council
 FROM: Ted Henry, City Manager
 SUBJECT: KVH Chophouse - IRB Letter of Intent

Background

KVH Chophouse LLC has submitted an application requesting Industrial Revenue Bond (IRB) financing and associated economic development incentives for the construction of a new full-service restaurant at the southeast corner of Lot 1, Block 19 of the Central Park Addition, along Rock Road near Central Park Avenue.

The proposed project represents an estimated investment of approximately \$2.6 million and is expected to create approximately 47 full-time-equivalent jobs at full operation. The proposed restaurant would provide an full-service dining option that is not currently available within Bel Aire.

The location of the project is particularly important to the City. Situated along the Rock Road corridor near City Hall, the property is in an area where the City has long sought additional commercial development. Development of KVH Chophouse would convert a largely non-revenue-producing property into a significant private investment and introduce a destination restaurant to the area. Staff believes the project could also serve as a catalyst for additional commercial activity and investment on the surrounding undeveloped property.

The property is currently undeveloped and is being used as a hay field directly across from City Hall. Based on Sedgwick County records, the entire tract currently generates \$51 annually in property taxes for all taxing jurisdictions combined. (\$15 to the City of Bel Aire) Development of the KVH Chophouse would significantly increase the property's taxable value. Following the proposed abatement, staff estimates the fully developed property could generate approximately \$120,000 annually in property taxes for all taxing jurisdictions combined. (\$35,000 annually to the City). The CBA confirms that the City's cumulative fiscal position becomes positive after the exemption expires and the property returns fully to the tax rolls.

Cost-Benefit Analysis

In accordance with the City's Comprehensive Economic Development Policy, the Kansas Public Finance Center at Wichita State University completed a Cost-Benefit Analysis of the requested incentives.

The CBA evaluated the applicant's request for a 100% ad valorem property tax exemption for ten years, with no Payment in Lieu of Taxes (PILOT), together with a sales tax exemption on eligible construction materials. The estimated present value of the requested incentives is approximately \$736,156, representing approximately 26.3% of the project's stated capital cost.

The analysis found a positive long-term fiscal return from the project. For the City of Bel Aire, the estimated present value of benefits is \$424,141 compared with \$250,194 in costs, resulting in a net present benefit of \$173,947, a benefit-cost ratio of 1.70, and an estimated return on investment of 69.5%. For all local taxing jurisdictions combined, the analysis estimates a net present benefit of \$281,241 and a benefit-cost ratio of 1.53.

The sensitivity analysis provides additional support for the results. Across 5,000 simulations using varying the median benefit-cost ratio for all local jurisdictions was 1.53 and exceeded 1.00 in 100% of the simulations. The return on investment to local jurisdictions was also positive in every simulation.

Importantly, the CBA does not assign a financial benefit to the potential impact this project could have on surrounding development. The report recognizes that development of the first parcel may affect the timing, pace or value of development on the remainder of the tract and that establishing the first business of this type in a smaller city may influence subsequent commercial interest. Those potential benefits are not included in the calculated benefit-cost ratios.

Comprehensive Plan Alignment

The proposed KVH Chophouse project is consistent with the economic development goals identified in the Bel Aire 2035 Comprehensive Plan. The Plan recognizes the importance of the City's non-residential development in enhancing the quality of life for residents and visitors. It also recognizes that Bel Aire residents currently leave the City for many commercial amenities, including restaurants, and identifies additional local commercial options as an opportunity to allow residents to dine and shop closer to home while also creating destinations that attract visitors to Bel Aire.

The Comprehensive Plan also supports small and local business development and calls for the City to review and market its economic development incentive policies and processes. The proposed KVH Chophouse project advances these objectives by adding a new full-service dining option within Bel Aire and making a significant private investment in an undeveloped site.

The project's location also supports the intent of the Comprehensive Plan. Development of the site along Rock Road near Central Park Avenue would introduce a destination commercial use in an area where additional commercial investment is desired. The CBA identifies the project as the first development on the larger tract and recognizes the potential for the project to influence the timing, pace or value of future development on the remaining property, although no financial value for that potential catalyst effect is included in the CBA.

Staff believes the proposed project and the use of economic development incentives to support it are consistent with the vision and economic development objectives established in the Bel Aire 2035 Comprehensive Plan.

Proposed Incentive

Based on the CBA, the project's alignment with the Comprehensive Plan, and the strategic importance of the location, staff recommends supporting the incentive request as submitted.

The proposed Letter of Intent provides for the issuance of taxable Industrial Revenue Bonds in an amount not to exceed \$2.6 million, a 100% ad valorem property tax exemption for ten years and a sales tax exemption for eligible construction materials and equipment associated with the IRB-financed project.

The City would assess a 1% origination fee, payable in ten annual installments over the ten-year abatement period, as well as an annual \$2,400 administrative fee while the bonds remain outstanding. The \$2,400 annual administrative fee is consistent with the City's more recent IRB agreements.

Staff believes the full incentive is appropriate in this case because the project provides benefits beyond the individual development. It introduces a type of commercial use not currently available within Bel Aire, develops a currently undeveloped site along a key commercial corridor, and has the potential to serve as a catalyst for additional private investment in the surrounding area. Even without assigning a value to those potential secondary development benefits, the CBA projects a positive long-term fiscal return to the City.

Furthermore, as the applicant will discuss with the City Council, the level of investment and risk associated with developing this project in Bel Aire makes the requested incentive an important component of the project's financial feasibility. The applicant has indicated that the project cannot move forward without the full ten-year, 100% abatement. Based on the information provided by the applicant, staff believes the request satisfies the City's "but-for" consideration.

Process and Next Steps

Approval of the Letter of Intent is not final authorization of the Industrial Revenue Bonds or the tax exemption. Rather, approval establishes the City's intent to proceed with the proposed incentive package and allows the applicant to move forward with the formal IRB process.

Following approval of the Letter of Intent, KVH Chophouse will work with the City's bond counsel and City staff to prepare the necessary IRB documents. The process will include preparation of the bond documents, required notices, scheduling and conducting the required public hearing, and bringing the final IRB documents and incentives back to the City Council for consideration.

Final issuance of the bonds and approval of the associated incentives will therefore require additional action by the City Council. This approach is consistent with the City's previous IRB letters, which provide that an LOI remains subject to subsequent Council actions and execution of the necessary documents.

Recommendation

Staff recommends approval of the Letter of Intent with KVH Chophouse LLC providing for the issuance of Industrial Revenue Bonds in an amount not to exceed \$2.6 million, a 100% ad valorem property tax exemption for ten years and a sales tax exemption for eligible project costs, subject to completion of the required IRB process and final approval by the City Council.

Staff's recommendation is based on the positive long-term fiscal return identified in the Cost-Benefit Analysis, the project's alignment with the economic development goals of the Bel Aire 2035 Comprehensive Plan, and the opportunity for the project to serve as a catalyst for additional commercial investment in the surrounding area.

Cost-Benefit Analysis of a Requested Property Tax Exemption

Industrial Revenue Bond and ten-year ad valorem tax abatement – KVH
Chophouse, full-service restaurant, Central Park, Bel Aire, Kansas

KANSAS PUBLIC FINANCE CENTER

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Prepared for	City of Bel Aire, Kansas
Prepared under	Comprehensive Economic Development Policy, adopted 2 November 2009, revised 16 July 2012, Section 12 (“Analysis of Costs and Benefits”)
Prepared by	Kansas Public Finance Center · kpfc@wichita.edu
Date of analysis	31 August 2026

Scope

This report makes no recommendation on the pending request and reaches no conclusion on eligibility or on the but-for principle. Both determinations are reserved to the City.

Disclaimer

In the preparation of this report the Kansas Public Finance Center assumed that all information and data provided by the applicant or others is accurate and reliable. The Center did not take extraordinary steps to verify or audit such information, but relied on such information and data as provided for purposes of the project.

This analysis requires the Center to make predictive forecasts, estimates and projections (hereinafter collectively referred to as “forward-looking statements”). These forward-looking statements are based on information and data provided by others and involve risks, uncertainties and assumptions that are difficult to predict. The forward-looking statements should not be considered as guarantees or assurances that a certain level of performance will be achieved or that certain events will occur. While the Center believes that all forward-looking statements it provides are reasonable based on the information and data available at the time of writing, actual outcomes and results are dependent on a variety of factors and may differ materially from what is expressed or forecast. The Center does not assume any responsibility for any and all decisions made or actions taken based upon the forward-looking statements provided.

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1. Scope and authority

Section 12 of the adopted policy provides that, before a tax exemption-incentive is granted, “a cost-benefit analysis report which shall examine the costs and benefits to the public of the proposed tax exemption-incentive will be required,” to be completed by a designated agent of the City. This report is submitted in that capacity.

It is an ex ante fiscal appraisal: it measures the effect of the proposed exemption on the budgets of the affected taxing jurisdictions. Limitations are stated in Section 9.

2. The request

Table 1. The request as filed

Item	As requested
Applicant	KVH Chophouse (full-service restaurant, NAICS 722110)
Site	Southeast corner of Lot 1, Block 19, Central Park Addition, Bel Aire; Sedgwick County; USD 259; tax unit 6901
Land acquisition	\$400,000
Building and improvements	\$2,050,000 (construction cost \$2,250,000)
Furniture, fixtures and equipment	\$150,000
Total project cost	\$2,600,000 as stated; \$2,800,000 on the applicant’s detailed schedule
Real property abatement	10 years at 100%, land and buildings
Personal property abatement	10 years at 100%
Construction materials sales tax exemption	Yes (K.S.A. 79-3606(d))
Payment in lieu of taxes	None proposed
Employment at full operation	47 FTE
Average cash compensation, year 1	\$38,080
Seating / building area	125 seats; 8,300 sq ft total, 3,900 occupied — read from the conceptual floor plan in the applicant’s package; not stated in the application itself
First year of full operations	2028

Table 2. Present value of the incentive as requested

Component	Present value
Abated ad valorem property tax	\$658,531
Forgone construction materials sales tax	\$77,625
Total	\$736,156
Share of total capital cost	26.3%
Per direct job at full operation	\$15,663

3. The site

Sedgwick County records for PIN 00521599 (owner DEV PROPERTIES LLC; last sold 2023) describe the parent tract as follows.

Table 3. The parent tract — Sedgwick County records, PIN 00521599

Land use code	9010 — farming/ranch land, no improvements
Total acres	24.757
2026 appraised value	\$1,260 (\$50.89 per acre)
2026 assessed value	\$378 (ratio 0.3000 — agricultural, K.S.A. 79-1476)
Appraised improvement value	\$0
2025 ad valorem tax, whole tract	\$50.59 at 139.386 mills
Appraiser's market value, whole tract	\$102,480 (\$4,138 per acre)
Assessment class history	Exempt 2017–2022; agricultural from 2023
Special assessments	~\$131,500 per year, 2007–2026, street/sewer/water

The KVH parcel is the tract excepted in the legal description — “BEG SE COR TH W 178 FT N 235 FT E 178 FT S 235 FT TO POB” — which the boundary survey in the applicant's package records as 178.00 ft on Central Park Avenue by 235.00 ft on Rock Road: 41,830 sq ft, 0.9603 acres. The City has separately described the purchase as approximately 3 acres.

Agricultural use valuation ends when the use changes; the parcel is then valued as commercial property at market and assessed at 25%. The \$400,000 purchase price is used here as the estimate of that value. It has not been confirmed by the County Appraiser.

3.1 Two characteristics of the site, reported without quantification

First development on the tract. The county record shows no improvements on the parent parcel — improvement value \$0, land use “farming/ranch land, no improvements” — and an assessment class of exempt or agricultural in every year from 2017 forward. On the record before us this project would be the first development on the tract.

First establishment of its kind in the City. The applicant describes the project as “Bel Aire's premier destination for prime steaks, fine wines & exceptional hospitality,” and the City reports no comparable full-service, upper-price-point restaurant presently operating in Bel Aire. This report does not independently verify that.

Possible effects on the remaining tract. Development of the first parcel may affect the timing, pace or value of development on the remainder, and a first establishment of a given type in a small city may affect subsequent commercial interest. No such effect is estimated, assumed, or included in any figure in this report.

4. Method

Results are stated in constant 2026 dollars, discounted at 4.5% nominal, over a 22-year horizon (2026–2047) covering construction, the ten-year exemption, and the ten years following its expiry.

The applicant's nominal projections were deflated at 2.5% and expressed as the constant real values reproducing the same present value.¹

Costs: ad valorem revenue forgone over the exemption schedule; the construction materials sales tax exemption; the marginal cost of public services consumed.

Benefits: property tax on incremental value, including the years after the exemption expires; local sales tax on activity not displaced from existing establishments; the City's apportioned share of the countywide sales tax pool under K.S.A. 12-192; franchise fees and utility margin; bond issuance and administration fees.

Four treatments are stated because practice varies:

- **Land is carried on both sides.** The developed value of the parcel is removed from the rolls by the exemption and appears as cost. The increase over the agricultural use value the ground carries today is value the project brings onto the roll and appears as benefit. The net effect of that reclassification is \$56,295 of local net present value.
- **Machinery and equipment is excluded from both sides.** K.S.A. 79-223 already exempts commercial and industrial M&E statewide.
- **School revenue is split by equalization share.** Abating the statewide 20-mill levy is backfilled by state aid, so its incidence falls on the State rather than on USD 259.
- **Displacement is priced at 90%.** The applicant's own filing reports 10,000 additional visitors annually, all of them in-county, with 100% of visitor spending occurring within Sedgwick County.

The consolidated levy of 139.386 mills is taken from the certified tax authority table for tax unit 6901:

Table 4. Consolidated levy, tax unit 6901

Authority	Mills
City of Bel Aire	41.003
Sedgwick County	27.567
USD 259 — general (statewide 20-mill)	20.000
USD 259 — local option budget	17.898
USD 259 — capital outlay	8.000
USD 259 — bond and interest	5.504
Sedgwick County Fire District #1	16.754
South Central Kansas Library System	1.160
State of Kansas	1.500
Total	139.386

¹ Because the flows are in constant dollars, the 4.5% nominal rate is applied as its real equivalent under the Fisher relation at the same 2.5% deflator — 1.9512%, since $(1.045) \div (1.025) = 1.019512$. Discounting these constant-dollar flows at 1.9512% is arithmetically identical to inflating them at 2.5% and discounting at 4.5%; the two reproduce the same present value to the cent. For reference, 4.5% nominal is close to the City's own long-term tax-exempt borrowing cost.

5. Results by jurisdiction

Present value, constant 2026 dollars, 4.5% nominal, 2026–2047. Computed on the assumption that the exemption is what brings the project about.

Table 5. Present value of benefits, costs and net benefits by jurisdiction

Jurisdiction	PV benefits	PV costs	Net present value	B/C	ROI
City of Bel Aire	\$424,141	\$250,194	\$173,947	1.70	69.5%
Sedgwick County	\$203,139	\$146,852	\$56,287	1.38	38.3%
USD 259 (local share)	\$65,844	\$48,308	\$17,536	1.36	36.3%
Fire District #1 and Library	\$118,106	\$84,635	\$33,471	1.40	39.5%
State of Kansas	\$632,150	\$270,027	\$362,123	2.34	134.1%
All local jurisdictions	\$811,230	\$529,989	\$281,241	1.53	53.1%
All jurisdictions	\$1,474,665	\$806,071	\$668,594	1.83	82.9%

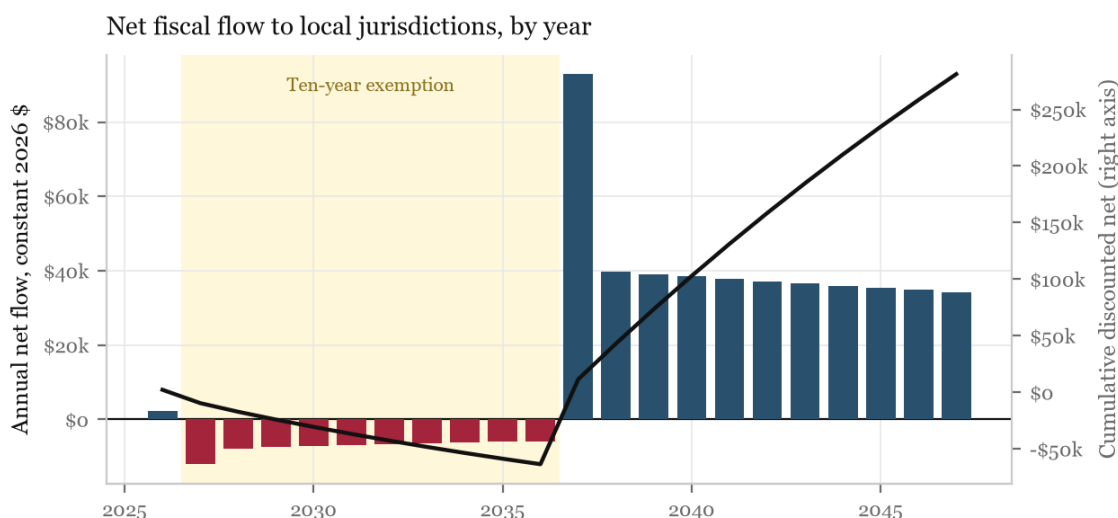


Figure 1. Net fiscal flow to local jurisdictions, by year, under the request as filed. Bars are the undiscounted annual net flow; the line is the cumulative discounted net, read against the right axis. The shaded band is the ten-year exemption term.

Table 6. Benefits, costs and returns at ten and twenty years

Jurisdiction	PVNB 10y	B/C 10y	ROI 10y	PVNB 20y	B/C 20y	ROI 20y
City of Bel Aire	-\$11,059	0.95	-5.2%	\$151,671	1.61	61.3%
Sedgwick County	-\$23,545	0.82	-18.2%	\$43,822	1.30	30.1%
USD 259 (local share)	-\$8,958	0.80	-20.5%	\$13,386	1.28	27.8%
Fire District #1 and Library	-\$15,175	0.80	-19.6%	\$25,858	1.31	30.6%
State of Kansas	\$50,933	1.20	20.1%	\$314,496	2.16	116.5%
All local jurisdictions	-\$58,737	0.87	-12.7%	\$234,737	1.45	44.6%
All jurisdictions	-\$12	1.00	0.0%	\$571,830	1.71	71.3%

Cumulative local net present value is negative through 2036 and turns positive in **2037**, the year after the abatement lapses.

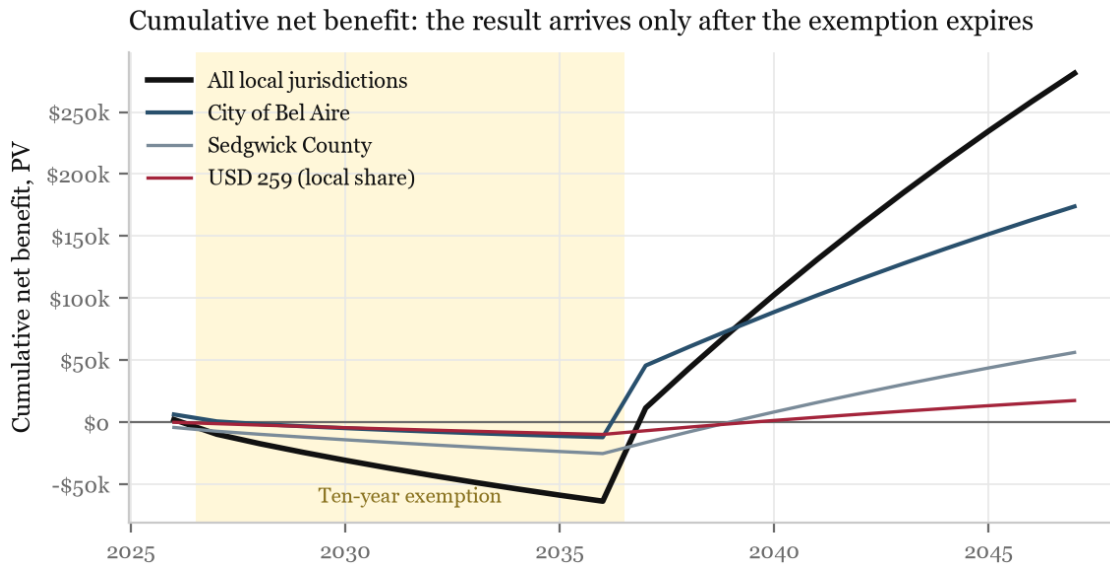


Figure 2. Cumulative net benefit in present value, by jurisdiction. The step at 2037 is the property returning to the tax roll.

Table 7. Composition of the local result

Source	PV, all local
Property coming onto the tax roll	\$631,810
Firm operations, net of service cost	\$68,668
New households	\$988
Incentive granted	-\$420,225
Net	\$281,241

Bel Aire levies no city retailers' sales tax. Its participation in local sales tax is its apportioned share of the countywide pool under K.S.A. 12-192, on average approximately **1.5%**.

The "all jurisdictions" line also carries the share of that pool which the K.S.A. 12-192 formula sends to Wichita and the other cities of Sedgwick County — \$31,284 in present value. Those cities bear no part of the abatement, are not party to this decision, and are excluded from the local aggregate throughout; the line is reported whole so that it reconciles.

6. Benefit-cost ratio and return on investment, by year

The tables and charts present the fiscal impact model. Each row states the cumulative present value of net benefits through that year, the cumulative benefit-cost ratio, and the cumulative return on investment ($B/C - 1$). All figures are discounted to 2026.

6.1 All local jurisdictions

All local jurisdictions — Company A / KVH Chophouse

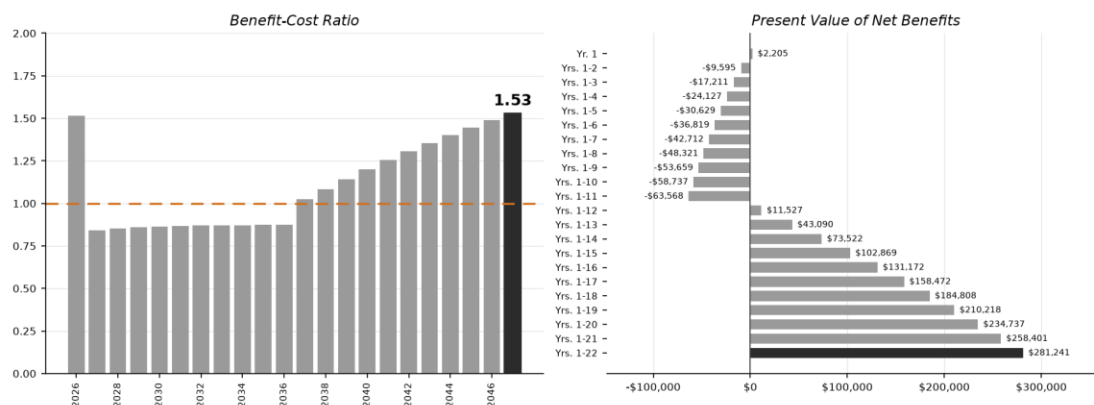


Figure 3. All local jurisdictions — cumulative benefit-cost ratio, left, and cumulative present value of net benefits, right, through each year. The dashed line marks a ratio of 1.00.

Table 8. All local jurisdictions — cumulative net benefits, benefit-cost ratio and return by year

Period	Cumulative PV of net benefits	B/C ratio	ROI
Yr. 1	\$2,205	1.51	51.3%
Yrs. 1-2	-\$9,595	0.84	-15.8%
Yrs. 1-3	-\$17,211	0.85	-14.6%
Yrs. 1-4	-\$24,127	0.86	-14.0%
Yrs. 1-5	-\$30,629	0.86	-13.6%
Yrs. 1-6	-\$36,819	0.87	-13.3%
Yrs. 1-7	-\$42,712	0.87	-13.1%
Yrs. 1-8	-\$48,321	0.87	-12.9%
Yrs. 1-9	-\$53,659	0.87	-12.8%
Yrs. 1-10	-\$58,737	0.87	-12.7%
Yrs. 1-11	-\$63,568	0.87	-12.6%
Yrs. 1-12	\$11,527	1.02	2.3%
Yrs. 1-13	\$43,090	1.08	8.4%
Yrs. 1-14	\$73,522	1.14	14.3%
Yrs. 1-15	\$102,869	1.20	20.0%
Yrs. 1-16	\$131,172	1.25	25.3%
Yrs. 1-17	\$158,472	1.30	30.5%
Yrs. 1-18	\$184,808	1.35	35.4%
Yrs. 1-19	\$210,218	1.40	40.1%
Yrs. 1-20	\$234,737	1.45	44.6%
Yrs. 1-21	\$258,401	1.49	48.9%
Yrs. 1-22	\$281,241	1.53	53.1%

6.2 City of Bel Aire

City of Bel Aire — Company A / KVH Chophouse

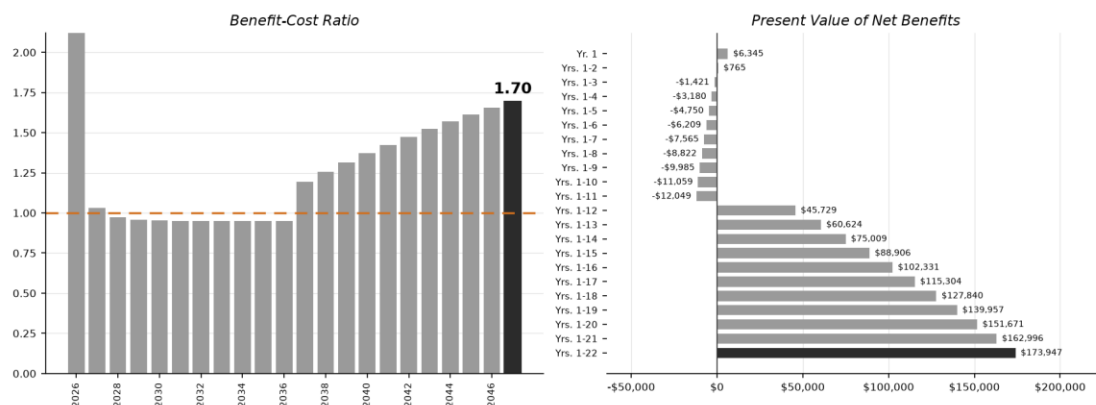


Figure 4. City of Bel Aire — cumulative benefit-cost ratio, left, and cumulative present value of net benefits, right, through each year. The dashed line marks a ratio of 1.00.

Table 9. City of Bel Aire — cumulative net benefits, benefit-cost ratio and return by year

Period	Cumulative PV of net benefits	B/C ratio	ROI
Yr. 1	\$6,345	41.87	4086.8%
Yrs. 1-2	\$765	1.03	3.0%
Yrs. 1-3	-\$1,421	0.97	-2.7%
Yrs. 1-4	-\$3,180	0.96	-4.1%
Yrs. 1-5	-\$4,750	0.95	-4.7%
Yrs. 1-6	-\$6,209	0.95	-4.9%
Yrs. 1-7	-\$7,565	0.95	-5.1%
Yrs. 1-8	-\$8,822	0.95	-5.2%
Yrs. 1-9	-\$9,985	0.95	-5.2%
Yrs. 1-10	-\$11,059	0.95	-5.2%
Yrs. 1-11	-\$12,049	0.95	-5.2%
Yrs. 1-12	\$45,729	1.19	19.5%
Yrs. 1-13	\$60,624	1.26	25.6%
Yrs. 1-14	\$75,009	1.32	31.5%
Yrs. 1-15	\$88,906	1.37	37.1%
Yrs. 1-16	\$102,331	1.42	42.4%
Yrs. 1-17	\$115,304	1.47	47.5%
Yrs. 1-18	\$127,840	1.52	52.3%
Yrs. 1-19	\$139,957	1.57	56.9%
Yrs. 1-20	\$151,671	1.61	61.3%
Yrs. 1-21	\$162,996	1.66	65.5%
Yrs. 1-22	\$173,947	1.70	69.5%

6.3 Sedgwick County

Sedgwick County — Company A / KVH Chophouse

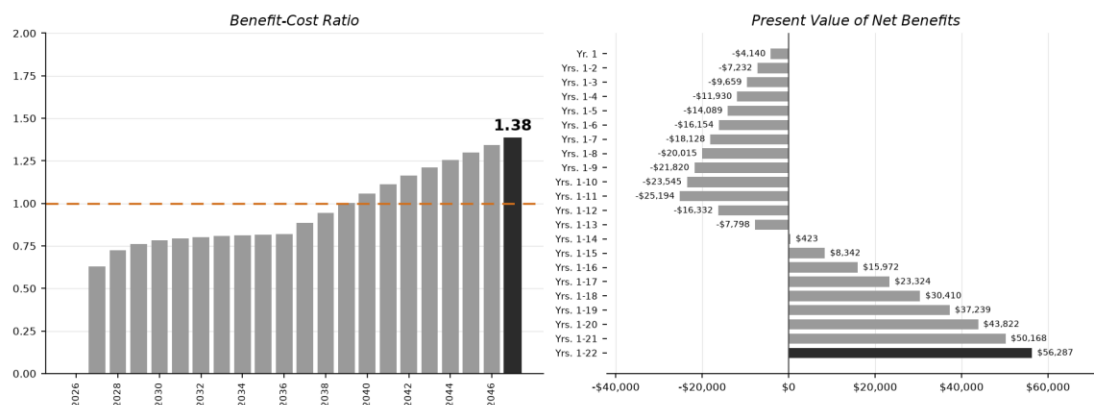


Figure 5. Sedgwick County — cumulative benefit-cost ratio, left, and cumulative present value of net benefits, right, through each year. The dashed line marks a ratio of 1.00.

Table 10. Sedgwick County — cumulative net benefits, benefit-cost ratio and return by year

Period	Cumulative PV of net benefits	B/C ratio	ROI
Yr. 1	-\$4,140	0.00	-100.0%
Yrs. 1-2	-\$7,232	0.63	-36.9%
Yrs. 1-3	-\$9,659	0.72	-27.5%
Yrs. 1-4	-\$11,930	0.76	-23.8%
Yrs. 1-5	-\$14,089	0.78	-21.8%
Yrs. 1-6	-\$16,154	0.79	-20.6%
Yrs. 1-7	-\$18,128	0.80	-19.7%
Yrs. 1-8	-\$20,015	0.81	-19.1%
Yrs. 1-9	-\$21,820	0.81	-18.6%
Yrs. 1-10	-\$23,545	0.82	-18.2%
Yrs. 1-11	-\$25,194	0.82	-17.9%
Yrs. 1-12	-\$16,332	0.88	-11.6%
Yrs. 1-13	-\$7,798	0.95	-5.5%
Yrs. 1-14	\$423	1.00	0.3%
Yrs. 1-15	\$8,342	1.06	5.8%
Yrs. 1-16	\$15,972	1.11	11.1%
Yrs. 1-17	\$23,324	1.16	16.2%
Yrs. 1-18	\$30,410	1.21	21.0%
Yrs. 1-19	\$37,239	1.26	25.6%
Yrs. 1-20	\$43,822	1.30	30.1%
Yrs. 1-21	\$50,168	1.34	34.3%
Yrs. 1-22	\$56,287	1.38	38.3%

6.4 USD 259 (local share)

USD 259 (local share) — Company A / KVH Chophouse

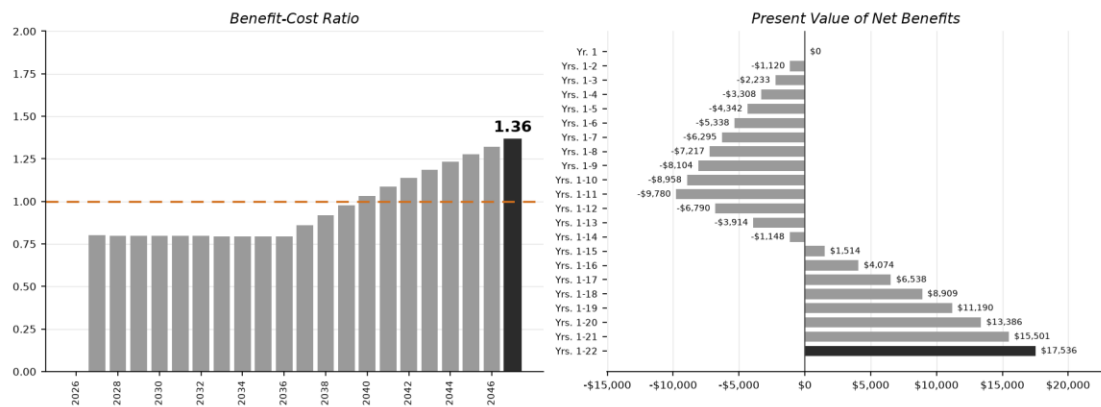


Figure 6. USD 259 (local share) — cumulative benefit-cost ratio, left, and cumulative present value of net benefits, right, through each year. The dashed line marks a ratio of 1.00.

Table 11. USD 259 (local share) — cumulative net benefits, benefit-cost ratio and return by year

Period	Cumulative PV of net benefits	B/C ratio	ROI
Yr. 1	\$0	n/a	n/a
Yrs. 1-2	-\$1,120	0.80	-20.0%
Yrs. 1-3	-\$2,233	0.80	-20.2%
Yrs. 1-4	-\$3,308	0.80	-20.3%
Yrs. 1-5	-\$4,342	0.80	-20.4%
Yrs. 1-6	-\$5,338	0.80	-20.4%
Yrs. 1-7	-\$6,295	0.80	-20.4%
Yrs. 1-8	-\$7,217	0.80	-20.4%
Yrs. 1-9	-\$8,104	0.80	-20.5%
Yrs. 1-10	-\$8,958	0.80	-20.5%
Yrs. 1-11	-\$9,780	0.80	-20.5%
Yrs. 1-12	-\$6,790	0.86	-14.2%
Yrs. 1-13	-\$3,914	0.92	-8.2%
Yrs. 1-14	-\$1,148	0.98	-2.4%
Yrs. 1-15	\$1,514	1.03	3.2%
Yrs. 1-16	\$4,074	1.08	8.5%
Yrs. 1-17	\$6,538	1.14	13.6%
Yrs. 1-18	\$8,909	1.19	18.5%
Yrs. 1-19	\$11,190	1.23	23.2%
Yrs. 1-20	\$13,386	1.28	27.8%
Yrs. 1-21	\$15,501	1.32	32.1%
Yrs. 1-22	\$17,536	1.36	36.3%

6.5 Fire District #1 and Library

Fire District #1 and Library — Company A / KVH Chophouse

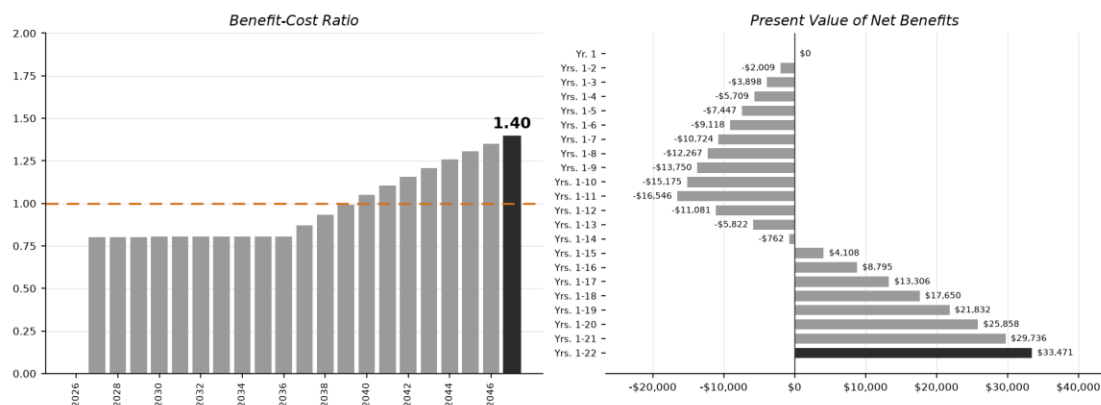


Figure 7. Fire District #1 and Library — cumulative benefit-cost ratio, left, and cumulative present value of net benefits, right, through each year. The dashed line marks a ratio of 1.00.

Table 12. Fire District #1 and Library — cumulative net benefits, benefit-cost ratio and return by year

Period	Cumulative PV of net benefits	B/C ratio	ROI
Yr. 1	\$0	n/a	n/a
Yrs. 1-2	-\$2,009	0.80	-20.0%
Yrs. 1-3	-\$3,898	0.80	-19.8%
Yrs. 1-4	-\$5,709	0.80	-19.7%
Yrs. 1-5	-\$7,447	0.80	-19.7%
Yrs. 1-6	-\$9,118	0.80	-19.6%
Yrs. 1-7	-\$10,724	0.80	-19.6%
Yrs. 1-8	-\$12,267	0.80	-19.6%
Yrs. 1-9	-\$13,750	0.80	-19.6%
Yrs. 1-10	-\$15,175	0.80	-19.6%
Yrs. 1-11	-\$16,546	0.80	-19.5%
Yrs. 1-12	-\$11,081	0.87	-13.1%
Yrs. 1-13	-\$5,822	0.93	-6.9%
Yrs. 1-14	-\$762	0.99	-0.9%
Yrs. 1-15	\$4,108	1.05	4.9%
Yrs. 1-16	\$8,795	1.10	10.4%
Yrs. 1-17	\$13,306	1.16	15.7%
Yrs. 1-18	\$17,650	1.21	20.9%
Yrs. 1-19	\$21,832	1.26	25.8%
Yrs. 1-20	\$25,858	1.31	30.6%
Yrs. 1-21	\$29,736	1.35	35.1%
Yrs. 1-22	\$33,471	1.40	39.5%

6.6 State of Kansas

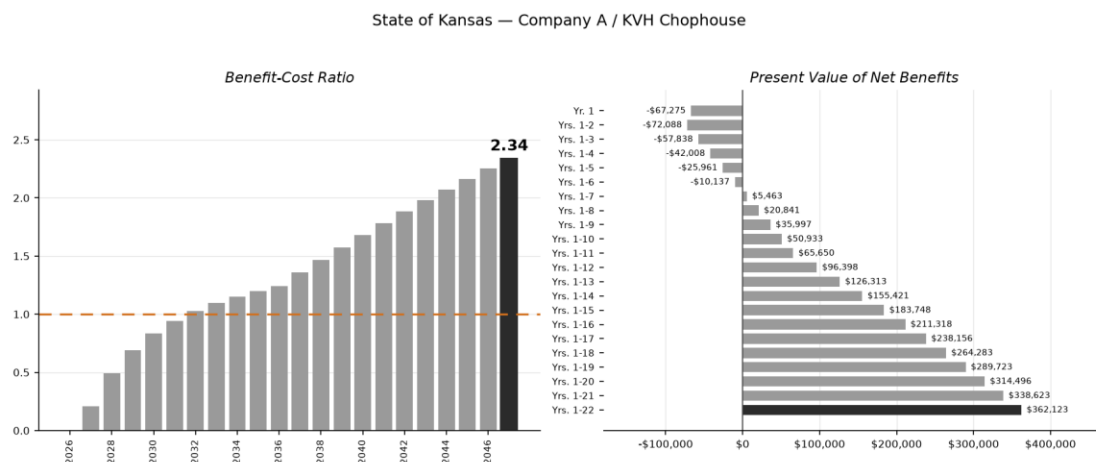


Figure 8. State of Kansas — cumulative benefit-cost ratio, left, and cumulative present value of net benefits, right, through each year. The dashed line marks a ratio of 1.00.

Table 13. State of Kansas — cumulative net benefits, benefit-cost ratio and return by year

Period	Cumulative PV of net benefits	B/C ratio	ROI
Yr. 1	-\$67,275	0.00	-100.0%
Yrs. 1-2	-\$72,088	0.21	-78.9%
Yrs. 1-3	-\$57,838	0.49	-50.5%
Yrs. 1-4	-\$42,008	0.69	-30.7%
Yrs. 1-5	-\$25,961	0.84	-16.4%
Yrs. 1-6	-\$10,137	0.94	-5.7%
Yrs. 1-7	\$5,463	1.03	2.8%
Yrs. 1-8	\$20,841	1.10	9.6%
Yrs. 1-9	\$35,997	1.15	15.3%
Yrs. 1-10	\$50,933	1.20	20.1%
Yrs. 1-11	\$65,650	1.24	24.3%
Yrs. 1-12	\$96,398	1.36	35.7%
Yrs. 1-13	\$126,313	1.47	46.8%
Yrs. 1-14	\$155,421	1.58	57.6%
Yrs. 1-15	\$183,748	1.68	68.0%
Yrs. 1-16	\$211,318	1.78	78.3%
Yrs. 1-17	\$238,156	1.88	88.2%
Yrs. 1-18	\$264,283	1.98	97.9%
Yrs. 1-19	\$289,723	2.07	107.3%
Yrs. 1-20	\$314,496	2.16	116.5%
Yrs. 1-21	\$338,623	2.25	125.4%
Yrs. 1-22	\$362,123	2.34	134.1%

7. Sensitivity

Return on investment is the benefit-cost ratio less one, so the two are the same statement on different scales and each result below holds for either.

Across 5,000 Monte Carlo draws over the parameters carrying material uncertainty, the local benefit-cost ratio has a median of 1.53 with a 90% interval of [1.45, 1.62] and clears the 1.00 standard in 100% of draws. On the same draws, return on investment to all local jurisdictions has a median of 53.1%, a 90% interval of [44.7%, 61.8%], and a minimum across the 5,000 draws of 36.5%; it is positive in 100% of them. For the City general fund alone the median is 69.0%, with a 90% interval of [58.0%, 82.0%].

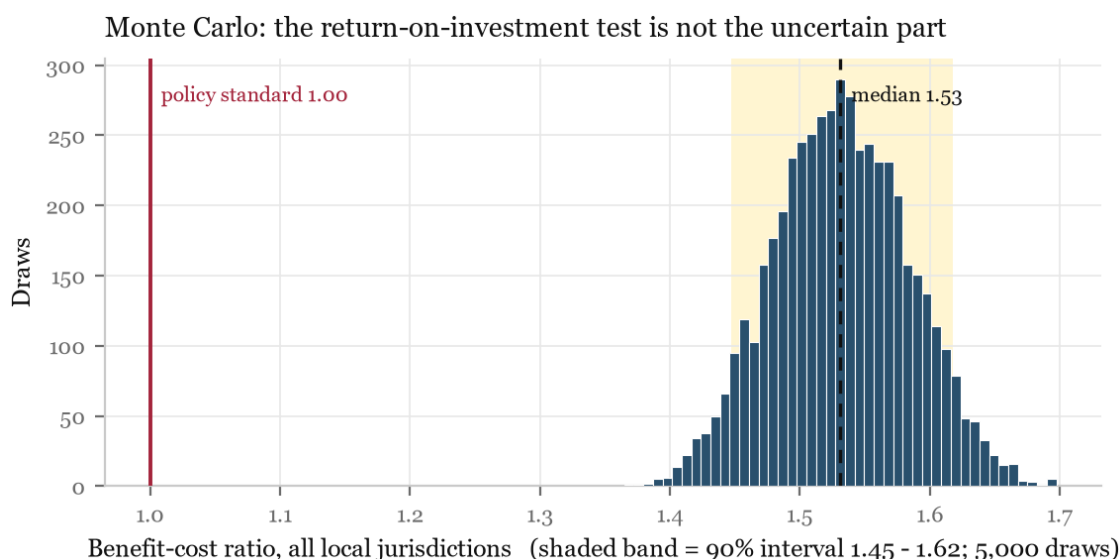


Figure 9. Distribution of the local benefit-cost ratio across 5,000 Monte Carlo draws over the parameters carrying material uncertainty.

Table 14. One-way sensitivity of return on investment, all local jurisdictions

Parameter	Low	High	ROI at low	ROI at high	Swing
Probability the site is developed otherwise	0%	40%	82.9%	23.3%	59.6 pp
Discount rate	3.5% nominal	6.5% nominal	59.3%	42.3%	17.0 pp
Probability applicant meets its commitments	60%	95%	62.1%	47.1%	15.1 pp
Sales displacement rate	70%	100%	60.1%	49.4%	10.6 pp
Real property investment	\$2.00m	\$2.50m	54.0%	52.3%	1.7 pp
Marginal cost of public services	35%	85%	53.6%	52.5%	1.1 pp
Company taxable retail sales	\$2.15m	\$3.15m	52.4%	53.6%	1.1 pp
City share of countywide sales tax pool	1.2%	1.9%	53.1%	53.1%	0.0 pp

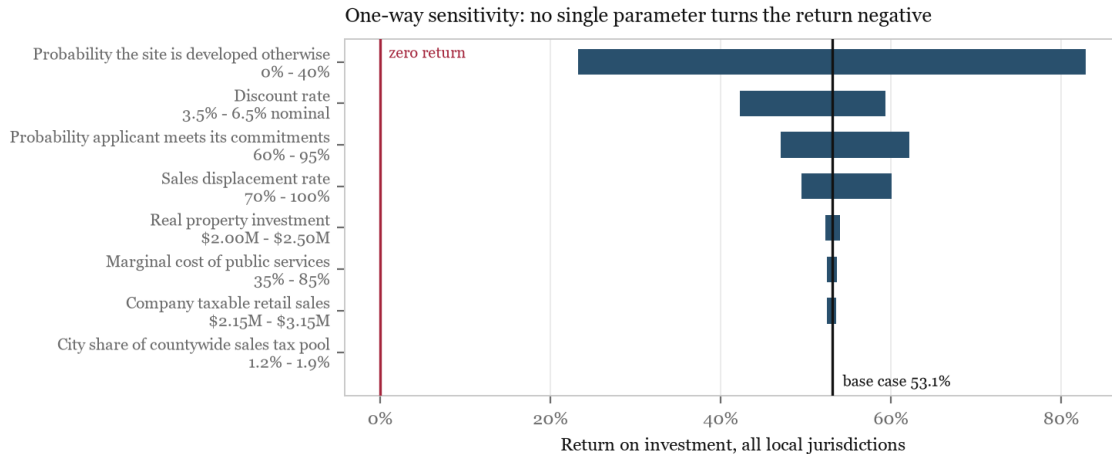


Figure 10. One-way sensitivity of the return on investment to all local jurisdictions. Each bar swings one parameter across its plausible range, holding the others at base. The black line is the base case; the red line is a zero return.

Each row swings one parameter across its plausible range with the others held at base, where local return on investment is 53.1%. No single-parameter excursion brings the return below 23%, and none turns it negative. The ranking is dominated by the probability the site is developed by someone else within the horizon, which is a judgment rather than a measurement and is discussed immediately below.

Two parameters are recorded here because their values are matters of judgment rather than measurement:

- **Alternative-use probability**, the chance the parcel would have been developed by someone else within the horizon, in which case the improvements and the reclassification reach the tax roll regardless. Carried at 20%. At 40%, local B/C is **1.23**. The tract is developer-held and the acquired parcel has already been legally split from it.
- **Performance probability**, that the applicant meets its commitments. Carried at the model's shipped default of 80%. Section 22 and the Basic Requirements provide for annual renewal review and for discontinuing and recovering incentives.
- **Post-development land valuation**. Modelled at the \$400,000 purchase price. Swept from \$400,000 to \$50,000, local B/C moves from 1.531 to 1.511: because the land sits inside the exemption it enters the exempt base and the incremental base together.

8. Economic impact, reported separately

Impact figures are gross measures of activity. They are not added to the fiscal result and are not part of any ratio above; the payroll behind an earnings figure is the same payroll behind a sales tax figure.

Table 15. Economic impact, gross

Measure	Unit	Gross
Direct jobs at full operation	FTE	47
Direct labor compensation, incl. 15% benefit load	2026 \$ per year	\$2,061,000
Construction employment	FTE-year	16
Employment multiplier	—	1.35

Multipliers are placeholders pending substitution of region- and sector-specific IMPLAN or RIMS II values for the Wichita MSA.

9. Limitations

This is a budget test, not a welfare test. It measures effects on the revenues and expenditures of the affected jurisdictions. It does not price the opportunity cost of the abated revenue, the shift of tax burden onto remaining payers, capitalization into land values, or the largely zero-sum character of competition between jurisdictions for mobile activity.

An IRB exemption under K.S.A. 79-201a Second reaches all ad valorem taxes. Sedgwick County Fire District #1 and the South Central Kansas Library System therefore bear a share of the abatement; neither is backfilled by the State.

The applicant's projections of sales, employment and wages are taken as filed and have not been independently verified.

Independent of the disposition of this application, the City may wish to revisit the Comprehensive Economic Development Policy, adopted in 2009 and last revised in 2012.

Prepared by the Kansas Public Finance Center, Hugo Wall School of Public Affairs, Wichita State University, as designated agent of the City of Bel Aire under Section 12 of the City's Comprehensive Economic Development Policy.

September 2, 2026

KVH Chophouse LLC
Attn: Gregory Hiser
2926 N. Tyler
Wichita, KS 67205

Re: Letter of Intent to Issue Industrial Revenue Bonds and Provide Other Incentives for Development of KVH Chophouse

Dear Mr. Hiser:

Subject to formal IRB document approval by the City Council of Bel Aire, this Letter of Intent with KVH Chophouse LLC (“KVH”) sets forth the principal elements of KVH's proposed investment in the City of Bel Aire (“City”) and the City's intent to provide the incentives outlined herein, including the issuance of Industrial Revenue Bonds pursuant to K.S.A. 12-1740 et seq.

This Letter of Intent is subject to subsequent action by the City Council and does not constitute final authorization of the bonds or incentives. Following approval of this Letter, KVH will work with the City's bond counsel and staff to prepare the necessary bond documents, notices and public hearing for final consideration by the City Council.

Unless extended by the City, this Letter of Intent will remain in effect for six months and is void if not signed and accepted by KVH within 30 days of approval by the City.

I. Industrial Revenue Bonds

At the option of KVH, the City will begin the process to authorize the issuance of taxable Industrial Revenue Bonds (“IRBs”) in an aggregate principal amount not to exceed \$2,600,000 to finance eligible costs associated with the acquisition, construction, furnishing and equipping of the KVH Chophouse project in Bel Aire, Kansas.

Following authorization, the bonds will be privately placed by KVH and/or its investors or lenders.

The City will assess an origination fee equal to 1% of the principal amount of the bonds issued, payable in ten annual installments over the ten-year abatement period. KVH will also pay the City an annual administrative fee of \$2,400 while the bonds remain outstanding.

II. Other Incentives

Subject to final approval of the IRBs and related documents, the City intends to provide the following incentives:

The City property tax exemption follows:

Year 1	100%
Year 2	100%
Year 3	100%
Year 4	100%
Year 5	100%
Year 6	100%
Year 7	100%
Year 8	100%
Year 9	100%
Year 10	100%

A sales tax exemption on eligible materials and equipment purchased in connection with the construction and equipping of the project, as permitted by Kansas law.

III. Other Conditions

Closing of the IRBs and issuance of the bonds are subject to:

1. Negotiation and preparation of the IRB documents and compliance with applicable State law, City ordinances and policies.
2. Negotiation of the appropriate lease agreement.
3. Preparation and approval of the appropriate bond ordinance.
4. Completion of all required notices and the required public hearing.
5. Final approval of the IRBs, tax exemption and related documents by the City Council.
6. KVH providing the City and bond counsel with all ownership, financial, project and other information reasonably necessary to complete the transaction.
7. KVH agreeing to pay all costs incurred by the City in connection with processing the application and issuance of the bonds, including bond counsel and other professional expenses.
8. KVH cooperating with reasonable annual compliance procedures required by the City while the bonds remain outstanding.
9. KVH continuing to use the property for the operation of the proposed full-service restaurant throughout the term of the bonds, unless otherwise approved by the City.

IV. Assignment of Letter of Intent

This Letter of Intent is not assignable by KVH Chophouse LLC without the City's written approval.

Sincerely,

Jim Benage, Mayor

Date

Attest:

Ted Henry, City Manager

Accepted:

KVH Chophouse LLC

Greg Hiser, Owner

Date

WORK ORDER NO. 26-26
Bel Aire 45th St N - Revised Plan Review

This Work Order No. 26-26 is made as of this _____ day of _____, 2026, under the terms and conditions established in the Master Agreement between Client and Professional Consultant dated February 08, 2024 (the “Master Services Agreement” between City of Bel Aire, Kansas (Client) and Professional Engineering Consultants, P.A. (PEC). Per the Master Services Agreement, this Work Order shall be incorporated into the Master Services Agreement by reference. Except to the extent modified herein for this specific project, all terms and conditions of the Master Services Agreement shall continue in full force and effect.

SECTION A – SERVICES

A.1 PEC shall perform the following services (collectively, the “Services”):

1. Provide plan review comments for 45th Street North from Oliver to Woodlawn, limited to the review of each submitted plan set: REVISED OFFICE CHECK, FINAL CHECK, and PLANS, SPECIFICATIONS AND ESTIMATES (PS&E) PLANS.
2. Attend up to three (3) meetings with CLIENT and Engineer of Record to discuss plan review comments, upon written request by the CLIENT.
3. Provide back-check of all revised plans to confirm all previously provided comments on submittals referenced above have been addressed, upon written request by CLIENT.
4. Please note: The review shall be based solely on the above referenced plan submittals. Provided by the CLIENT and the Engineer of Record remains solely responsible for the design integrity, safety, and compliance of the plans.

SECTION B – SCHEDULE

PEC shall perform the Services and deliver the above documents according to the following:

1. PEC and CLIENT anticipate the initial REVISED OFFICE CHECK plan review scope of services to be completed within 30 days after receiving the notice to proceed and the referenced plans.
2. PEC and CLIENT anticipate the FINAL CHECK, and PLANS, SPECIFICATIONS and ESTIMATES (PS&E) plans to be completed within 30 days after receiving the referenced plans.

SECTION C – COMPENSATION

In return for the proper performance by Consultant of its Services, Client shall pay to PEC on a standard hourly basis, plus Reimbursable Expenses, at the rates established on the attached Rate Schedule, not-to-exceed Twenty-Two Thousand Five Hundred Dollars (**\$22,500.00**).

[Remainder of this page intentionally left blank]



CITY OF BEL AIRE, KANSAS

PROFESSIONAL ENGINEERING
CONSULTANTS, P.A.

By: _____
Printed Name: _____
Title: _____
Date: _____

By: *Benjamin M. Mabry*
Printed Name: Benjamin M. Mabry, P.E.
Title: VP | Municipal Market
Date: 9/8/2026

APPROVED AS TO FORM ONLY:

Maria A. Schrock
Maria A. Schrock, City Attorney



2026 RATE SCHEDULE A**

<u>TITLE</u>	<u>HOURLY RATE *</u>
Principal Engineer	\$275
Senior Project Manager	\$235
Project Manager	\$210
Senior Engineer II.....	\$235
Senior Engineer I.....	\$210
Project Engineer	\$180
Senior Landscape Architect.....	\$180
Landscape Architect	\$145
Senior Planner	\$180
Planner.....	\$155
Design Engineer	\$160
Senior Technician.....	\$150
Design Technician.....	\$115
Senior Commissioning Agent.....	\$175
Commissioning Agent	\$145
GIS Specialist	\$155
GIS Analyst	\$120
Project Coordinator.....	\$110
Project Assistant	\$90
Senior Field Project Manager	\$200
Field Project Manager	\$155
Senior Inspector.....	\$160
Inspector	\$125
Senior Field Technician.....	\$105
Field Technician	\$85
Senior Driller	\$130
Driller	\$95
Land Surveyor	\$150
Crew Chief.....	\$120
Survey Technician.....	\$100
*Premium time for all non-salaried personnel or as noted in the contract	1.5 multiplier

REIMBURSABLES:

Infrared Camera.....	\$50/Hour
Structural Testing Equipment.....	\$50/Hour
Subconsultants.....	Cost plus 10%
Vehicle Mileage.....	IRS Rate/Mile
Truck Mileage	\$0.75/Mile
ATV	\$20/Hour
GPS.....	\$50/Hour
3D Laser Scanner.....	\$150/Hour
Robotic Total Station.....	\$50/Hour
UAS.....	\$150/Hour
Mobile Lidar Unit.....	\$4,500/Day
Drill Rig Use.....	\$75/Hour
Concrete Testing Equipment	\$10/Each
Nuclear Gauge Equipment.....	\$20/Each
Compressive Strength of Cylinders	\$15/Each
Ultra Sonic Testing Equipment	\$150/Each
Semi-Trailer Mileage.....	\$3.50/Mile
Other Reimbursables	Cost plus 10%

**The rates shown above are effective for services through December 31, 2026 and are subject to revision thereafter.

City of Bel Aire, Kansas

STAFF REPORT

DATE: 08/12/2026



TO: City Manager

FROM: Marty McGee

RE: New Parks Truck

BACKGROUND: Bel Aire currently has a 2006 F-350 dump truck being used for the Parks Department. This truck was purchased for \$23,000 new in 2006.

DISCUSSION: The current F-350 being used for parks has become unsafe due to corrosion and rust. We ask the Council to consider upgrading to an F-550 with features including a hydraulic plow and spreader which will allow the truck to become a multiple function vehicle for all departments and better assist with our needs. The current F-350 was scheduled to be replaced in 2022. The new truck from Don Hatton will take a minimum of twelve weeks to get outfitted and be delivered.

Contractors	Lead Time	Bid Amount
Don Hattan	12 Weeks	\$110,577.00
Olathe Ford Sourcewell Contract	16-20 Weeks	\$117,083.00
Master Tec	16-20 Weeks	\$118,023.35
Rusty Eck		\$ No Bid
Mel Hamilton		\$ No Bid

FINANCIAL CONSIDERATIONS: \$105,000 for a Parks Truck with upfitting was budgeted in FY2026 in the Equipment Reserve Fund. The overage will be offset by the \$6,550 savings from the budgeted mower trailer purchase.

POLICY DECISION: Staff is adhering to City policy in gathering a minimum of three bids.

RECOMENDATION: Staff recommends the City Council accept the bid from Don Hatton Ford not to exceed the amount of \$110,577.00



Master Tech Truck & Equipment

5115 N. Broadway
Wichita, KS 67219
(316) 765-MTTE

Date: August 4, 2026
Quote #: 26-0183
Invoice No: TBD
Expiration Date: September 3, 2026

To: **City of Bel Aire**
Address: **7651 E. Central Park Ave.**
Bel Aire, KS 67226
County:

Contact: **Jon Stehman**
Phone #: **(316) 744-2888 ext: 602**
Email: jstehman@belaireks.gov
Salesman: **Josh Garver**

YEAR	MAKE	MODEL	SERIAL NUMBER	COLOR	STOCK NO.	MILEAGE
2027	Ford	F550	TBD	White	TBD	new
Qty	Description			Unit Price	Sublet	Line Total
	MASTER TECH TRUCK AND EQUIPMENT WILL PROVIDE THE FOLLOWING EQUIPMENT, PARTS, MATERIALS, PROCESSES AND LABOR TO BUILD					
1	2027 Ford F550 4x4 with dump body,plow and spreader					\$ 117,523.35
	Main chassis specs to meet outlined items in given spec sheet					
	Plow					
	Boss 9 Super Duty Snow Plow:					
	- 29" 11 gauge steel moldboard & 1/2" X 6" steel cutting edge					
	- (7) vertical reinforcing ribs & (2) diagonal reinforcing ribs					
	- (4) trip springs & shock absorber & (2) 1 1/2" X 10" angle cylinders					
	- (2) adjustable cast iron shoes & (2) plow markers					
	- SmartHitch 2 Quick Attaching System					
	- SL-4 LED lights & CFT Universal Handheld Controller					
	- Boss Rubber Snow Deflector					
	Bed (Galion)					
	108X84X18X24X24					
	LED LIGHT KIT					
	Fixed sides					
	KIT HYD ELECTRIC MONARCH					
	M3551-0219 PUMP					
	CPWINDOW CAP PROT WINDOW					
	MOD CP 1/2X84 10GA					
	Spreader (Byers)					
	8ftx38" Electric chain Stainless Steel					
	2.5 cubic ft cpacity					
	304 stainless steel material					
	Pull Tarp cover system for bed					
	Further chassis and equipment specs can be provided upon request					
	PRICES ARE SUBJECT TO CHANGE DUE TO SURCHARGES ADDED BY SUPPLIERS, FUEL PRICES AND UNFORSEEN FREIGHT CHARGES.					
	CUSTOMER ACKNOWLEDGEMENT: _____					

I approve the above work scope and pricing.

Acceptor by Manager

X _____

X _____

Purchaser's Signature

Dealer or Authorized Representative

Doc Fee \$ 500.00

Subtotal \$ 118,023.35

Sales Tax: KS @ 7.5%

FET @ 12%

Total \$ 118,023.35



OLATHE FORD SALES INC
SANDRA GONZALEZ
GOVERNMENT MANAGER
DIRECT - 913-312-5371

Purchase Order / Quote

Date	7/21/2026
Valid Until	END OF MODEL YEAR
Contract	SOURCEWELL - 032824
PO	
Lead Time	16-20 WEEKS

Customer:
CITY OF BEL AIRE

Invoice Address:

Delivery Address:
Same

Description - Vehicle Preview Details	Line Total
2027 FORD F-550 CHASSIS 4X4 - 145" WB	\$57,114.00
F550 4X4 CHASSIS CAB DRW/145 145 INCH WHEELBASE TOTAL BASE VEHICLE OXFORD WHITE VINYL 40/20/40 SEATS MEDIUM DARK SLATE PREFERRED EQUIPMENT PKG.660A .XL TRIM .AIR CONDITIONING -- CFC FREE .AM/FM STEREO MP3/CLK 6.7L POWER STROKE V8 DIESEL 10-SPEED AUTO TORQSHIFT 225/70R19.5G BSW MAX TRAC TIRE 4.30 RATIO LIMITED SLIP AXLE PAYLOAD PLUS UPGRADE PACKAGE FORD FLEET SPECIAL ADJUSTMENT FRONT LICENSE PLATE BRACKET PLATFORM RUNNING BOARDS VEHICLE INTEGRATION SYSTEM 2.0 19550# GVWR PACKAGE ENGINE BLOCK HEATER SKID PLATES 50 STATE EMISSIONS SNOW PLOW PREP PACKAGE TRAILER BRAKE CONTROLLER HIGH CAPACITY TRAILER TOW PKG CENTER HIGH MOUNT STOP LAMP AUTO EMERGENCY BRAKE REMOVAL 410 AMP DUAL ALTERNATOR EXTERIOR BACKUP ALARM DUAL BATTERY REAR VIEW CAMERA & PREP KIT CONN PKG:1 YR INCL W/FORD APP	\$41,805.00
KNAPHEIDE QUOTE - QU-43-967360-3	
FACTORY OPTION TOTAL	\$18,064.00

Special Notes and Instructions

MSO/ODO STATEMENT. CUST RESPONSIBLE FOR REGISTRATION, TAXES AND TITLING

QUOTES ARE ONLY VALID UNTIL CURRENT MODEL YEAR ORDER BANK CLOSES. OLATHE FORD RESERVES THE RIGHT TO CHARGE CUSTOMER FOR FLOORPLAN IF UPFITTING TAKES AN EXCESSIVE AMOUNT OF TIME.

PAYMENTS FOR VEHICLES MUST BE MADE WITHIN 30 DAYS OF INVOICE OR OLATHE FORD RESERVES THE RIGHT TO CHARGE FLOORPLAN INTEREST FOR EACH DAY INVOICE IS OVERDUE

Subtotal less trade-in	\$116,983.00
Sales Tax 0.00%	\$0.00
Tire Tax 0	\$0.00
Extended Warranty	\$0.00
Flooring	\$0.00
Delivery	\$100.00
MSO / ODO	\$0.00
Total Per Unit	\$117,083.00
Quantity of Units	1
PO Total	\$117,083.00

Above information is not an invoice and only an estimate of services/goods described above. Quote subject to change.

Please confirm your acceptance of this quote by signing this document, and returning your PO.

Signature

Print Name

Date

If you have any questions concerning this quote, contact Sandra Gonzalez

Thank you for your business!

1845 E SANTA FE, OLATHE, KS 66062
505-850-5504 - SGONZALEZ@OLATHEFLEET.COM



Seller: Knapheide Truck Equipment Center Kansas City
9001 NE PARVIN RD
KANSAS CITY, MO 64161-8332
1 (816) 472-4444
www.knapheide.com

Q Section XII, Item D.
QU-43-967360-3
Quote Expiration:
07/25/2025

Contact(s): Justin Francis (Outside Sales)
jfrancis37@knapheide.com
8167163835

Jeff Schmidt (Inside Sales)
jschmidt65@knapheide.com
8164146126

Jeff Schmidt
jschmidt65@knapheide.com

Customer: Olathe Ford

ID: 28226
Address: 1845 E SANTA FE ST

Phone: 9137820881
Contact: Sandra Gonzalez

Terms: NET 30 DAYS
Bid Spec:

OLATHE, KS 66062-1612

Description: KDBDS1116-B Drop side dump body w/ manual pull tarp

Quote Information:

Customer Request Date:
Quote Completed Date: 07/21/2026
Date: 07/21/2026 15:29 PM CDT
of Units: 1

Delivery Information:

Total Price Includes F.O.B.: Destination
Ship Via: Customer Pick Up
Ship To: Knapheide Kansas City
8164724444
9001 NE PARVIN RD
KANSAS CITY, MO 64161-8332

Vehicle Information:

Make: Ford
Chassis Type: Chassis Cab
Rear Axle Type: DRW
Fuel Type: Diesel
GVWR: 17500

Model: F-550
Cab Type: Regular
Drivetrain: 4x4
Transmission Type: Auto

Year: 2025
Cab to Axle: 60
Engine Size: 6.7
Wheelbase: 145

Seq.	Description	Item	Quantity	Total
1	9' KDBDS916-B 16" Drop Side Dump bed Ford Gas/Diesel with window shade tarp KDBDS916-B 9' Dump Body with 16" High Drop Sides Inside Bed Length: 111" Outside Bed Length: 114" Inside Width: 86.9" Outside Width: 95.88" Side Height: 16" Tailgate Height: 22" Long Sill Height: 7" Side Type - Drop Sides Capacity - 3.29 Yards Paint: Oven-Cured Black Paint Warranty: Standard Knapheide Limited Warranty	PACKAGE	1.00	
2	BLADE ASSY 8.5'MVP3	35005209	1.00	
3	Blade Snow Assembly Big Box Western Products 74300-4 BB ASSY MVP3	35005196	1.00	
4	Plow Mount Kit, Western / Blizzard / SnowEx 31271-1 2017 or Newer F250/F350/F450/F550/F600, Gasoline Engine Western Ultramount Blizzard Power Hitch 2 SnowEx	36374864	1.00	
5	Snow Plow Harness Kit, Western / Fisher 85973-2, Ford 3-port Isolation Module Lighting System with Halogen Vehicle Lighting	35837364	1.00	
6	Headlight Kit, Western / Fisher / SnowEx 72530, Halogen Pair	35005175	1.00	

7	Handheld Plow Controller, Western 35500 (4) Pin	35004350	1.00	Section XII, Item D.
8	Module, Western 29070-1, (3) Port, DRL/Non-DRL	35004298	1.00	
9	RUBBER DEFLECTOR KIT 18"	35387051	1.00	
10	Shoe Kit, Western 43088, Pair	35004385	1.00	
11	Hydraulic Fluid, Western 49330, (1) Gallon	35004513	1.00	
12	Stainless Steel Hopper Spreader, Western Products 32520-1 Smart Model Number: S220C (Chain) Vehicle Compatibility: ¾ Or 1-Ton Pickup, Dump Body, Flatbed, Or 15,000+ GVWR Truck Material Compatibility: Bulk Salt , Bulk Sand & Liquid Brine Capacity (Volume): 2.2 Cu Yd Capacity (Weight): 4,752 Lb Spreading Width: Salt: Up To 36' Sand: Up To 24' Approx. Weight (Empty): 580 Lb Hopper Length (A): 96.50" Bed Length (B): 70.50" Overall Hopper Length (C): 119.25" Width of Hopper Opening: 50" Height Of Hopper Without Chute: 35.75" Material Delivery Dimensions: 16" Wide Hopper Construction: Riveted Stainless Steel Spinner Size: 16" Diameter Factory Chute Configuration: Short	36946706	1.00	
13	Hydraulic Fluid, Western 49330, (1) Gallon	35004513	1.00	
14	Install Snow Plow	35557658	7.50	
15	RATCHET TIE DOWN KIT	35005120	1.00	
16	SPREADER TAILGATE LATCH KIT SDD	34978353	1.00	
17	D-Ring, B40 Weld-On SPREADER ATTACHMENT POINTS	12247052	4.00	
18	Install Hopper Spreader	35557689	1.00	
Total does not include any applicable taxes or transportation charges unless specifically noted herein:			Subtotal:	\$41,805.00
			Total:	\$41,805.00

Customer PO

Total Price

***Credit Card Policy:** Knapheide accepts MasterCard, American Express, Visa and Discover cards for payment. Invoices greater than or equal to \$10,000 will include a 3% handling fee when paid by credit card beginning May 4, 2026.

Liability for product on Knapheide property with terms Customer Pickup: Product must be picked up within (14) days of notification of product available for customer pickup. Customer shall assume all responsibility for the Product, including but not limited to damage due to Acts of God or vandalism following 14 days of notification of product available for Customer pickup. Knapheide reserves the right to assess a storage fee of \$25/day for each day goods remain on Knapheide property beyond (14) days of notification of product available for Customer pickup.

Cancellation Policy: All cancellation requests must be made in writing. Upon any request for cancellation, any costs incurred by Knapheide during the fulfillment of Orders placed pursuant to this Quote shall be paid at 100%. Payments for cancellation are due in full at time of cancellation and/or upon cancellation of installation. Quoted prices are only guaranteed for orders placed as of the date specified on the Quote unless otherwise stated herein.

Payment Policy: Payment Terms are due upon receipt of signed quote unless prior credit agreement has been established at the time of order. Payment terms for customers with an established credit account will be Net 30 from date of invoice. Seller has right to assess late charges at 1.5% per month on all invoices that are 60 days or more past due.

Pricing Policy: All prices reflect the latest price in U.S. Dollars. Any order placed pursuant to this Quote shall be subject to these Terms and Conditions contained herein. These Conditions shall serve to exclude all other terms or conditions of purchase or other conflicting terms or conditions which may be issued, provided or referred to by Customer, all of which are hereby disclaimed or rejected, except insofar as any terms are expressly accepted in writing with an Authorized Knapheide Representative's written signature. Pricing quoted applies to chassis make/model originally provided and quantity quoted.

Any deviation therefrom may result in price change. In addition, additional costs may be incurred in the process of fulfilling orders placed with Knapheide. Knapheide Quote and Knapheide reserves the right to adjust costs accordingly, including but not limited to, reprogramming fees, etc. Orders are subject to applicable state, local and federal excise taxes. Applicable taxes will be applied on final billing to customer upon completion of order. Seller must be in possession of the vehicle for this order within 90 days of quote acceptance or the order can be subject to price adjustments due to cost increases for materials, labor, and shop supplies.

Section XII, Item D.

Return Policy: All sales are final. Purchased parts or products are non-returnable.

By signing and accepting this quotation, Customer agrees to accept Knapheide Truck Equipment Center Kansas City terms and conditions as stated above.

Customer Signature	Print Name	Title	Date
Dealer Code	Dealership	Location	
VIN	If the chassis is customer supplied, Knapheide may require a chassis spec sheet		

AGREEMENT FOR GOODS AND SERVICES

BY AND BETWEEN

CITY OF BEL AIRE, KANSAS

AND

DON HATTAN FORD, INC.

(Upfitted Dump Truck)

This Agreement, is entered into this 15th day of September 2026, by and between the City of Bel Aire, Kansas, a Municipal Corporation, (hereinafter “City”) and Don Hattan Ford, Inc., a Kansas Corporation, whose principal office is at 10004 SW Hwy 54, Augusta, Kansas, 67010, Telephone Number (316) 744-1275, (hereinafter “Vendor”).

WHEREAS, the City has solicited three bids for an upfitted dump truck; and

WHEREAS, Vendor has submitted the lowest responsive bid and is ready, willing, and able to provide the commodities and/or services required by the City;

NOW, THEREFORE, the parties hereto agree as follows:

1. Scope of Services.

The Vendor shall provide to the City all goods, equipment, and services specified in Exhibits C and D. All services shall be performed in accordance with this Agreement and to the satisfaction of the City Manager or the City Manager’s designee. Failure to satisfy any material requirement of this Agreement may constitute grounds for termination for cause.

The Vendor shall, at its sole expense, deliver the fully upfitted dump truck to the City designated job site within twelve (12) weeks following the date this Agreement is fully executed by all parties. The twelve (12) week delivery period shall commence immediately upon full execution of this Agreement. Any extension of the delivery deadline shall be granted solely at the City’s discretion and must be approved by the City in writing. If the Vendor fails to timely deliver the equipment, the City may cancel or terminate this Agreement, in whole or in part, without liability, payment, or penalty to the City.

The Vendor warrants that the equipment complies with the specifications set forth in Exhibits C and D and are free from defects in materials and workmanship. The warranty period shall commence on the date the equipment is delivered to and accepted by the City as conforming goods. To the extent permitted by law and assignable by the manufacturer or supplier, the Vendor shall assign to the City all warranties provided by the manufacturers and suppliers of the equipment.

2. Compensation.

The City agrees to pay the Vendor a fixed contract price of **\$110,577.00** for the goods, equipment, and services described in Exhibits C and D. The contract price has been approved by the Governing Body.

The Vendor shall be responsible for all costs and expenses necessary to provide the goods, equipment, and services described in Exhibits C and D for the fixed contract price. The City shall have no obligation to pay any amount in excess of the fixed contract price unless authorized by the Governing Body in accordance with this Agreement and applicable law.

3. Term.

This Agreement shall commence on the date it is fully executed by all parties and shall remain in effect until the Vendor has fully performed all obligations under this Agreement, except for obligations that expressly or by their nature survive expiration or termination.

The expiration or termination of this Agreement shall not relieve the Vendor of any obligations that, by their nature, survive expiration or termination, including warranty, indemnification, and any other obligations expressly stated to survive expiration or termination.

4. Indemnification and Insurance.

The Vendor shall save and hold the City harmless against all suits, claims, damages and losses for injuries to persons, property or other liability loss arising from or caused by the negligent errors and omissions or intentional acts of Vendor, its officers, agents or employees occurring in the performance of its services under this contract, arising from any defect in the materials or workmanship of any product provided in the performance of this contract, or rising from the access to City property afforded to Vendor's representatives through this contract.

5. Incorporation.

The attached Exhibits A through D are incorporated into and made a part of this Agreement as if fully set forth herein. All references to "Contractor" in Exhibits A and B shall also refer to Vendor.

6. Entire Agreement.

This Agreement, together with the documents and Exhibits incorporated herein, constitutes the entire agreement between the parties. No other understandings, oral or otherwise, regarding the subject matter of this Agreement shall be deemed to exist or to bind any of the parties hereto. Any agreement not contained herein shall not be binding on either party, nor shall it be of any force or effect.

7. Severability Clause.

In the event that any provision of this Agreement is held to be unenforceable, the remaining provisions shall continue in full force and effect.

PASSED by the Governing Body of the City of Bel Aire, Kansas, on the 15th day of September, 2026.

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

CITY OF BEL AIRE, KANSAS

Jim Benage, Mayor

ATTEST:

APPROVED AS TO FORM ONLY:

Melissa Krehbiel, City Clerk

Maria A. Schrock, City Attorney

(Exhibits A, B, C, and D are attached.)

[Remainder of this Page Intentionally Left Blank]

SIGNED by the Vendor on the _____ day of September, 2026.

DON HATTAN FORD., INC.

(Authorized Signature: Name, Title)
Thomas Zackary, Commercial/Fleet Manager

(Exhibits A, B, C, and D are attached.)

[Remainder of this Page Intentionally Left Blank]

EXHIBIT A

CITY OF BELAIRE 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.
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. 42-215 *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), (c), and (d) of this paragraph in each of its subcontract or purchase order and/or contract so that such provisions will be binding upon such subcontractor or Contractor.

- e. Exempted from these requirements are:
1. Any Contractor who has already complied with the provisions set forth in these sections by reason of holding a contract with the Federal Government or a contract involving Federal funds (proof of compliance required).
 2. Any Contractor who employs fewer than four (4) employees during the term of this Contract.
 3. Contractor who 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 Orders 11246, 11375, 11141, Part 60 of Title 41 of the Code of Federal Regulations; the Age Discrimination in Employment Act of 1967, the Rehabilitation Act of 1973; the Americans with Disabilities Act and/or any laws, regulations or amendments as may be promulgated thereunder. Any finding adverse to the Contractor under K.S.A. 1976 Supp. 44-1031, as amended or other State statutes, Federal statutes or regulations pertaining to discrimination, which finding or decision or order has become final, shall be a breach of this Contract and any such contract may be cancelled, terminated or suspended in whole or in part by the City or its contracting agency.
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.
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.

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. **Contractor Use of Artificial Intelligence.**

- a. 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 AI-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.

23. **Contractor Personnel Security and Removal.** The City reserves the right to determine and control access to all City property, facilities, systems, and information used in connection with this Agreement. The City may deny, restrict, suspend, or revoke any Contractor employee's, subcontractor's, or agent's access to City property, facilities, systems, or information, or require the immediate removal of such individual from performing services under this Agreement, whenever the City determines, in its sole discretion, that such action is necessary or appropriate to protect the safety, security, operations, confidential or sensitive information, property, personnel, or interests of the City, or to ensure compliance with this Agreement, applicable law, or City policies. Where services involve access to Police Department facilities, Criminal Justice Information (CJI), or areas subject to Criminal Justice Information Services (CJIS) Security Policy requirements, Contractor personnel shall comply with all applicable CJIS and Kansas Criminal Justice Information System (KCJIS) requirements. The City Manager shall have final authority regarding approval, restriction, suspension, or revocation of access to such areas. The Contractor shall immediately comply with any direction from an authorized City representative requiring the removal of Contractor personnel, shall ensure such individual no longer performs services under this Agreement or accesses City property, facilities, systems, or information, and shall not reassign that individual to perform services under this Agreement without the City's prior written approval. Removal of Contractor personnel shall not relieve the Contractor of its obligations under this Agreement, and the Contractor shall promptly provide qualified replacement personnel at no additional cost to the City if requested.

EXHIBIT B**CITY OF BELAIRE 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

Customer No. _____

INVOICE/SALES CONTRACT

☒ PAY FROM THIS INVOICE



Invoice No. _____

☒ PROCESS FOR IMMEDIATE PAYMENT

10004 SW HWY 54 Augusta, KS 67010

Delivery Date: _____

☒ TERMS Due Upon Receipt

P.O. Box 4659
Phone (316) 744-1275
Fax (316) 744-7272

Title to: City of Bel Aire				Sold / Ship to:		
Address 7651 E Central Park Ave				Address:		
City Bel Aire		State Ks		Zip 67226		
Lien to				Phone		
Salesman Tom Zackary				Fleet No. QJ783		
#				P.O. No.		
Stock No.	YEAR	MAKE	MODEL & BODY STYLE	COLOR	N.U.D.	IDENTIFICATION NUMBER
Bid	2027	Ford	F-550 Cab/Chassis 4wd	Oxford White		

MILEAGE OF UNIT SOLD: **25**

(See Odometer Certification For Verified Mileage)

MILEAGE OF TRADE-IN:

(See Odometer Certification For Verified Mileage)

TRADE-IN	YEAR	MAKE	MODEL & BODY STYLE	COLOR	IDENTIFICATION NUMBER

INS. CO.	The seller of this vehicle has not performed a title search for the motor vehicle being sold for the purpose of determining the accuracy of the mileage shown on the odometer or for any other purpose. Purchaser acknowledges the receipt of this disclosure.			BASE PRICE & OPTIONS	77,555	00
POLICY NO.				Added or Deleted Equipment	-8,085	00
Subj to Traff				Total Purchase Price	69,470	00
145" wheel base DRW				DELIVERY INFORMATION		Trade In Allowance
Vinyl seat	NAME			Trade Difference		
40 gal aft of axle	ADDRESS					
Diesel 6.7 L	CITY/ST					
4wd				Administrative Fee	3	00
See attached bids for snow plow	CODE	ADDED OR DELETED EQUIPMENT				
See attached bids for spreader		Price concession	2900	00	Sub Total	
No charge to deliver to outfitter in Wichita		Don Hattan discount	5185	00	Sales Tax	
					Permit &/or Licensing Fee	4
						00
					Total Cash Price	69,477
					Incentive	44
					Balance Due Upon Receipt	69,477
						00
		TOTAL ADDITIONAL EQUIPMENT		(8085	00	
MISSION STATEMENT TO BE THE DEALERSHIP OF CHOICE MEETING EXPECTATIONS IS OUR BUSINESS EXCEEDING THEM IS OUR GOAL		X Purchaser understands and agrees that the reverse side hereof constitutes a part of this Agreement.				
This agreement not binding on the Company until accepted by Company Official or Sales Manager.						
Accepted	Thomas Zackary	Title	Commercial/Fleet	Date	7/23/2026	

Member-Wichita Automobile Dealers Association
2/15



Preview Order B000 - F5H 4x4 Reg Chas Cab DRW: Order Summary Time of Preview: 07/27/2026 12:42:10 Receipt: NA

Dealership Name: Don Hattan Ford, Inc.

Sales Code : F53632

Dealer Rep.	Thomas ZACKARY	Type	Fleet	Vehicle Line	Superduty	Order Code	B000
Customer Name	City of Bel A	Priority Code	J4	Model Year	2027	Price Level	715

DESCRIPTION	MSRP	DESCRIPTION	MSRP
F550 4X4 CHASSIS CAB DRW/145	\$60120	ENGINE BLOCK HEATER	\$250
145 INCH WHEELBASE	\$0	50 STATE EMISSIONS	\$0
TOTAL BASE VEHICLE	\$60120	SNOW PLOW PREP PACKAGE	\$350
OXFORD WHITE	\$0	TRAILER BRAKE CONTROLLER	\$300
VINYL 40/20/40 SEATS	\$0	HIGH CAPACITY TRAILER TOW PKG	\$580
MEDIUM DARK SLATE	\$0	350 AMP ALTERNATOR	\$0
PREFERRED EQUIPMENT PKG.660A	\$0	PRICE CONCESSION INDICATOR	\$0
.XL TRIM	\$0	REMARKS TRAILER	\$0
.AIR CONDITIONING -- CFC FREE	\$0	DUAL BATTERY	\$0
.AM/FM STEREO MP3/CLK	\$0	CONN PKG: 1 YR INCL W/FORD APP	\$0
6.7L POWER STROKE V8 DIESEL	\$10995	SECURITY PACKAGE: 1 YR INCL	\$0
10-SPEED AUTO TORQSHIFT	\$0	SPECIAL DEALER ACCOUNT ADJUSTM	\$0
225/70R19.5G BSW MAX TRAC TIRE	\$215	SPECIAL FLEET ACCOUNT CREDIT	\$0
4.30 RATIO LIMITED SLIP AXLE	\$395	FUEL CHARGE	\$0
PAYLOAD PLUS UPGRADE PACKAGE	\$1155	NET INVOICE FLEET OPTION (B4A)	\$0
FORD FLEET SPECIAL ADJUSTMENT	\$0	PRICED DORA	\$0
VEHICLE INTEGRATION SYSTEM 2.0	\$400	ADVERTISING ASSESSMENT	\$0
19550# GVWR PACKAGE	\$0	DESTINATION & DELIVERY	\$2795
TOTAL BASE AND OPTIONS		MSRP	\$77555
DISCOUNTS		NA	
TOTAL			\$77555

ORDERING FIN: QJ783 END USER FIN: QJ783

INCENTIVES

Acc. Code ID :10 Contract/Ref # :10-080V Bld Date :05/07/26State : KS

DISCOUNTS:
\$-2900.00

Customer Name:

Customer Address:

Customer Email:

Customer Phone:

Customer Signature

Date

#69,476

7

#69,477

TOTAL FEE

This order has not been submitted to the order bank.

This is not an invoice.

[Handwritten Signature]
COMMERCIAL FLEET MANAGER
3/15

City of Bel Aire, Kansas

STAFF REPORT

DATE: 08/10/2026



TO: City Manager

FROM: Marty McGee

RE: New UTV Vehicle

BACKGROUND: Bel Aire currently has a Cushman 1200 Hauler; this utility cart has been extensively used by Parks and Streets for numerous projects. The current UTV was purchased in 2018 and is currently needing to be upgraded with heavy duty UTV to meet our demands.

DISCUSSION: The current Cushman Utility Cart is a lightweight UTV equipped with a pedal-start system. This means the engine only runs when you are stepping on the gas. We need a UTV with a heavier load capacity and the engine needs to run continuously, which will allow us to use our chemical sprayer in ditches and haul material when needed. The current Cushman continues to slip the drive belt and the clutch causing the need for constant adjustments. The Cushman’s cargo capacity is 500 lbs. which is not enough to meet the demands of the projects performed by this UTV. The Kubota RTV-x will allow staff to purchase a snowplow attachment and assist with snow removal on the Woodlawn and 53rd street sidewalks as our city continues to grow.

Vendor	UTV	Bid Amount	Cargo Box Capacity	Warranty
Diligent Trailers	Bobcat UV34	\$27,043.50	1250 lbs.	1-Year
Marine World	Can-Am Defender HD11	\$33,065.00	1000 lbs.	1-Year
Murphy Tractor	John Deere XUV 845M	Bid not submitted	1000 lbs.	1-Year
Jay Hatfield	Polaris Ranger XD1500	\$36,772.00	1500 lbs.	1-Year
Ravenscraft	Kubota RTV-X Cab	\$25,058.08	1100 lbs.	2-Year In Stock

FINANCIAL CONSIDERATIONS: The FY26 budget includes \$42,000 for the purchase of a new UTV for the Public Works Department. The funding will come from the Equipment Reserve Fund.

RECOMMENDATION: Staff recommends the City Council accept the bid from Ravenscraft for the Kubota RTV-x not to exceed the amount of \$25,058.58



Quotation Number: **AH1937585**
 Quote Sent Date: **Jul 27, 2026**
 Expiration Date: **Aug 26, 2026**
 Prepared By: **Anthony Hines**
 Phone: 620-342-6456
 Email: anthony@diligenttrailers.com

Customer
City of Bel Aire
 9800 E 50th St. North
 Bel Aire, KS, 67226
 Phone: 316-744-2888

Contact
John Stehman
 Phone: 316-744-2888
 Email: jstehman@belaireks.gov

Dealer
Diligent Trailers, Emporia, KS
 1521 ROAD 175
 EMPORIA, KS, 66801

Item Name	Item Number	Quantity	Price Each	Total
UV34 Gas Utility Vehicle	M1503	1	19,458.00	19,458.00
Standard Equipment:				
Engine				
Liquid Cooled Engine				
40 HP Gas EFI Engine				
Pressurized Oiling System with Spin On Filter				
Engine Protection Oil Pressure & Water Temp				
High Capacity Air Filter				
49 State Emission Compliant				
Drive System				
CVT (Continuous Variable Transmission)				
Sealed CVT Cover w/remote intake & exhaust				
Four Wheel Drive 3 Drive Modes				
Forward Travel, Two Range (H/L)				
Integrated In-Transmission Park (P)				
Brakes - 4 Wheel, Hydraulic Disc with Dual-Bore				
Front Calipers				
CV Guard, Front				
Shaft Drive with CV Joints				
Suspension & Steering				
Front - Independent, Dual A Arm				
Rear - Independent, Dual A Arm				
Adjustable Front and Rear Coil Over Shocks				
Rack & Pinion				
Electric Power Steering Assist				
Tilt Steering Column				
Operator Compartment				
Beverage Holder (4)				
60/40 Split Bench Seats (3 Occupants)				
Under Seat, Upper & Lower Dash Storage				
Sealed Glove Box Storage				
3 Seat Belts with 3 Point Restraint				
Tires				
All Terrain Industrial (8 ply)				
Front/Rear, 26x10 12				
UV34 Gas EPS Cab & Heat Package	M1503-P01-C03	1	7,560.00	7,560.00
Utility - Power Cargo Box Lift	7360318	1	1,178.00	1,178.00
<i>Government Rebate: US Q3 2026 (Expires: Sep 30, 2026)</i>		1	1,200.00	- 1,200.00

Total for UV34 Gas Utility Vehicle		26,996.00
	Quote Subtotal	26,996.00
	Dealer PDI	0.00
	Destination Charges	0.00
	Dealer Assembly Charges	47.50
	Sales Total before Taxes	27,043.50
	Taxes	0.00
Quote Total - USD		27,043.50

Customer Acceptance:
Quotation Number: AH1937585
Authorized Signature:

Purchase Order: _____

Print: _____ Sign: _____

Date: _____ Email: _____ Tax Exempt: Y ☐ / N ☐

MARINE WORLD
7979 W KELLOGG DR.
WICHITA KS 67209
316-265-2628

Section XII, Item E.

CITY OF BEL AIRE

Buyer's Order

Delivery Date
Order No. 8344
Salesman ZANE DOWNING

KANSAS
C 3167442888 E JSTEHRMAN@BELAIREKS.GOV

I hereby agree to purchase the following unit(s) from you under the terms and conditions specified. Delivery is to be made as soon as possible. It is agreed, however, that neither you nor the manufacturer will be liable for failure to make delivery.

Unit Information

New/U	Year	Make	Model	Serial No.	Price (Incl factory options)
New	2026	CAN AM	DEFENDER	LTD HD11 8JTE TAN/BLAC 3JBKVAX40TK010911	\$32,766.00

Parts and Labor:

Price Qty SO Ext Price

Dealer Unit Price	\$32,766.00
Parts & Accessories	\$0.00
Labor	\$0.00
Freight	\$0.00
Prep and Rigging Fee	\$0.00
Commodity Surcharge	\$0.00
GAP	\$0.00
Extended Service Contract	\$0.00
Finance Income	\$0.00
UCC1	\$0.00
Commodity Surcharge	\$0.00

Sale Price \$32,766.00

Trade Allowance \$0.00
Payoff \$0.00
Net Trade \$0.00

Net Sale (Cash Price - Net Trade) \$32,766.00
Sales Tax \$0.00
Title/License/Registration Fees \$0.00
Prep and Administration Fees \$299.00
\$0.00
\$0.00

Sub Total (Net Sale + Other Charges) \$33,065.00
Cash Down Payment \$0.00
Amount to Pay/Finance \$33,065.00

Notes:

Trade Information

None

Monthly Payment of \$0.00 For 0 Months at 0.00% Interest

NOTICE TO BUYER: (1) Do not sign this agreement before you read it or if it contains any blank spaces to be filled in. (2) You are entitled to a completely filled in copy of this agreement. (3) If you default in the performance of your obligations under this agreement, the vehicle may be repossessed and you may be subject to suit and liability for the unpaid indebtedness evidenced by this agreement.

TRADE-IN NOTICE: Customer represents that all trade in units described above are free of all liens and encumbrances except as noted.

*With Approved Credit. Interest rates and monthly payment are approximate and may vary from those determined by the lender.

Customer Signature _____ Dealer Signature _____

Thank You for Your Business!

JAY HATFIELD MOTORSPORTS OF WICHITA

11212 E KELLOGG AVE

WICHITA KS 67207

316-358-7575

Buyer's Order

Section XII, Item E.

Date

Deal No.

Salesperson Hunter Cusick

Lienholder NONE

H

W

C

Email

I hereby agree to purchase the following unit(s) from you under the terms and conditions specified. Delivery is to be made as soon as possible. It is agreed, however, that neither you nor the manufacturer will be liable for failure to make delivery.

Unit Information

New/U	Year	Make	Model	Miles	Serial No.	Stock No.	Price (Incl factory options)
New	2026	POLARIS	R26XAL1RBJ <i>XD PREMIUM</i>	1	3NSXAL1R6TM295888 <i>GRAPHITE</i>	FP260743	\$37,469.00

Dealer Unit Price	\$37,469.00
Factory Options	\$0.00
Added Accessories	\$0.00
Mfg Freight Surcharge	\$0.00
Dealer Prep	\$0.00

ALL SALES ARE FINAL
ALL PRE-OWNED VEHICLES SOLD AS-IS
ALL PAYMENTS ARE NON-REFUNDABLE

Cash Price	\$37,469.00
Trade Allowance	\$0.00
Payoff	\$0.00
Net Trade	\$0.00
Net Sale (Cash Price - Net Trade)	\$37,469.00
Dealer Fees	\$299.00
Sales Tax	\$0.00
Title/License/Registration Fees	\$4.00
Credit Life Insurance	\$0.00
Accident & Disability	\$0.00

Trade Information

Year	Make	Model	VIN	Mileage
------	------	-------	-----	---------

Total Other Charges	\$303.00
Sub Total (Net Sale + Other Charges)	\$37,772.00
Cash Down Payment	\$0.00
Rebate	\$1,000.00
Amount to Pay/Finance	\$36,772.00

NOTICE TO BUYER: (1) Do not sign this agreement before you read it or if it contains any blank spaces to be filled in. (2) You are entitled to a completely filled in copy of this agreement. (3) If you default in the performance of your obligations under this agreement, the vehicle may be repossessed and you may be subject to suit and liability for the unpaid indebtedness evidenced by this agreement.

TRADE-IN NOTICE: Customer represents that all trade in units described above are free of all liens and encumbrances except as noted.

*With Approved Credit. Interest rates and monthly payment are approximate and may vary from those determined by the lender.

Customer Signature _____ Dealer Signature _____

Thank You for Your Business!

AGREEMENT FOR GOODS AND SERVICES

BY AND BETWEEN

CITY OF BEL AIRE, KANSAS

AND

RAVENS CRAFT IMPLEMENT, INC.

(UTV Vehicle)

This Agreement, is entered into this 15th day of September 2026, by and between the City of Bel Aire, Kansas, a Municipal Corporation, (hereinafter “City”) and Ravenscraft Implement, Inc., a Kansas Corporation, whose principal office is at 223 South Main, Whitewater, Kansas, 67154, Telephone Number (316) 744-2888, (hereinafter “Vendor”).

WHEREAS, the City has solicited five bids for a new UTV vehicle; and

WHEREAS, Vendor has submitted the lowest responsive bid and is ready, willing, and able to provide the commodities and/or services required by the City;

NOW, THEREFORE, the parties hereto agree as follows:

1. Scope of Services.

The Vendor shall provide to the City all goods, equipment, and services specified in Exhibit C. All services shall be performed in accordance with this Agreement and to the satisfaction of the City Manager or the City Manager’s designee. Failure to satisfy any material requirement of this Agreement may constitute grounds for termination for cause.

The Vendor shall, at its sole expense, deliver the new UTV vehicle to the City’s designated job site in accordance with the terms and conditions of this Agreement. Time is of the essence with respect to the Vendor’s delivery obligations under this Agreement. Any extension of the delivery deadline shall be granted solely at the City’s discretion and must be approved by the City in writing. If the Vendor fails to timely deliver the equipment, the City may cancel or terminate this Agreement, in whole or in part, without liability, payment, or penalty to the City.

The Vendor warrants that the equipment complies with the specifications set forth in Exhibit C and is free from defects in materials and workmanship. The warranty period shall be two (2) years, commencing on the date the equipment is delivered to and accepted by the City as conforming goods. During the warranty period, the Vendor shall, at no cost to the City, repair or replace any equipment or component that fails to comply with the foregoing warranty. To the extent permitted by law and assignable by the manufacturer or supplier, the Vendor shall assign to the City all warranties provided by the manufacturers and suppliers of the equipment.

2. Compensation.

The City agrees to pay the Vendor a fixed contract price of **\$25,058.08** for the goods, equipment, and services described in Exhibit C. The contract price has been approved by the Governing Body.

The Vendor shall be responsible for all costs and expenses necessary to provide the goods, equipment, and services described in Exhibit C for the fixed contract price. The City shall have no obligation to pay any amount in excess of the fixed contract price unless authorized by the Governing Body in accordance with this Agreement and applicable law.

3. Term.

This Agreement shall commence on the date it is fully executed by all parties and shall remain in effect until the Vendor has fully performed all obligations under this Agreement, except for obligations that expressly or by their nature survive expiration or termination.

The expiration or termination of this Agreement shall not relieve the Vendor of any obligations that, by their nature, survive expiration or termination, including warranty, indemnification, and any other obligations expressly stated to survive expiration or termination.

4. Indemnification and Insurance.

The Vendor shall save and hold the City harmless against all suits, claims, damages and losses for injuries to persons, property or other liability loss arising from or caused by the negligent errors and omissions or intentional acts of Vendor, its officers, agents or employees occurring in the performance of its services under this contract, arising from any defect in the materials or workmanship of any product provided in the performance of this contract, or rising from the access to City property afforded to Vendor's representatives through this contract.

5. Incorporation.

The attached Exhibits A through C are incorporated into and made a part of this Agreement as if fully set forth herein. All references to "Contractor" in Exhibits A and B shall also refer to Vendor.

6. Entire Agreement.

This Agreement, together with the documents and Exhibits incorporated herein, constitutes the entire agreement between the parties. No other understandings, oral or otherwise, regarding the subject matter of this Agreement shall be deemed to exist or to bind any of the parties hereto. Any agreement not contained herein shall not be binding on either party, nor shall it be of any force or effect.

7. Severability Clause.

In the event that any provision of this Agreement is held to be unenforceable, the remaining provisions shall continue in full force and effect.

PASSED by the Governing Body of the City of Bel Aire, Kansas, on the 15th day of September, 2026.

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

CITY OF BEL AIRE, KANSAS

Jim Benage, Mayor

ATTEST:

APPROVED AS TO FORM ONLY:

Melissa Krehbiel, City Clerk

Maria A. Schrock, City Attorney

(Exhibits A through C are attached.)

[Remainder of this Page Intentionally Left Blank]

SIGNED by the Vendor on the _____ day of September, 2026.

RAVENS CRAFT IMPLEMENT, INC.

(Authorized Signature: Name, Title)

(Exhibits A through C are attached.)

[Remainder of this Page Intentionally Left Blank]

EXHIBIT A

CITY OF BELAIRE 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.
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. 42-215 *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), (c), and (d) of this paragraph in each of its subcontract or purchase order and/or contract so that such provisions will be binding upon such subcontractor or Contractor.

- e. Exempted from these requirements are:
1. Any Contractor who has already complied with the provisions set forth in these sections by reason of holding a contract with the Federal Government or a contract involving Federal funds (proof of compliance required).
 2. Any Contractor who employs fewer than four (4) employees during the term of this Contract.
 3. Contractor who 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 Orders 11246, 11375, 11141, Part 60 of Title 41 of the Code of Federal Regulations; the Age Discrimination in Employment Act of 1967, the Rehabilitation Act of 1973; the Americans with Disabilities Act and/or any laws, regulations or amendments as may be promulgated thereunder. Any finding adverse to the Contractor under K.S.A. 1976 Supp. 44-1031, as amended or other State statutes, Federal statutes or regulations pertaining to discrimination, which finding or decision or order has become final, shall be a breach of this Contract and any such contract may be cancelled, terminated or suspended in whole or in part by the City or its contracting agency.
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.
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.

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. **Contractor Use of Artificial Intelligence.**

- a. 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 AI-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.

23. **Contractor Personnel Security and Removal.** The City reserves the right to determine and control access to all City property, facilities, systems, and information used in connection with this Agreement. The City may deny, restrict, suspend, or revoke any Contractor employee's, subcontractor's, or agent's access to City property, facilities, systems, or information, or require the immediate removal of such individual from performing services under this Agreement, whenever the City determines, in its sole discretion, that such action is necessary or appropriate to protect the safety, security, operations, confidential or sensitive information, property, personnel, or interests of the City, or to ensure compliance with this Agreement, applicable law, or City policies. Where services involve access to Police Department facilities, Criminal Justice Information (CJI), or areas subject to Criminal Justice Information Services (CJIS) Security Policy requirements, Contractor personnel shall comply with all applicable CJIS and Kansas Criminal Justice Information System (KCJIS) requirements. The City Manager shall have final authority regarding approval, restriction, suspension, or revocation of access to such areas. The Contractor shall immediately comply with any direction from an authorized City representative requiring the removal of Contractor personnel, shall ensure such individual no longer performs services under this Agreement or accesses City property, facilities, systems, or information, and shall not reassign that individual to perform services under this Agreement without the City's prior written approval. Removal of Contractor personnel shall not relieve the Contractor of its obligations under this Agreement, and the Contractor shall promptly provide qualified replacement personnel at no additional cost to the City if requested.

EXHIBIT B
CITY OF BELAIRE 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.

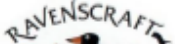
EXHIBIT C



Ravenscraft Implement Purchase Order



Name:	City of Bel-Aire			Date	8/3/2026 11:21
Address:					Notes
Phone	Cell	316-744-2888	9.60000E-01		Quote Date 6/29/25
E-mail	jstehman@belaireks.gov			Salesperson	Dan Ravenscraft

RTVX2C-SKLH-1							
Stock	TRACTOR	Serial Number	Price	Stock	LOADER	Serial Number	Price
	Base model		\$ 27,570.00		Base Model		\$ -
					Valve		\$ -
					Bucket		\$ -
					Skid Steer QA		\$ -
					Grille Guard		\$ -
					 223 S. Main Whitewater, Ks 67154 316-799-2141 (fax) 316-799-2710 www.ravenscraftimpl.com		

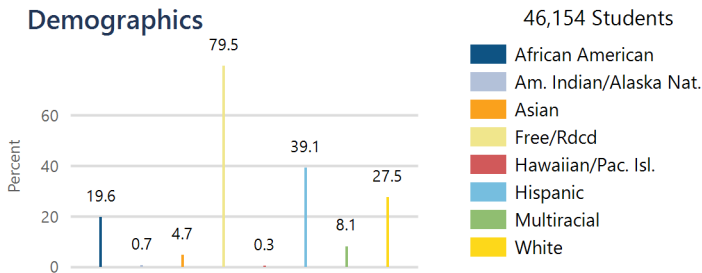
STOCK#	OPTIONS		Price	STOCK#	OPTIONS		Price
	Standard with Liner		\$ -				\$ -
			\$ -				\$ -
	Hydrostat Transmission 2-range		\$ -				\$ -
	Power Steering		\$ -				\$ -
	Hydraulic Dump Bed		\$ -				\$ -
	Full Roll Down Windows		\$ -				\$ -
	1300 lb tow capacity/1100lb Load Capacity		\$ -				\$ -
	Brush Guard		\$ -				\$ -
	Diesel 24.5 hp		\$ -				\$ -
			\$ -				\$ -
			\$ -				\$ -
			\$ -				\$ -
Term	Rate	Monthly Payment	\$ 27,570.00		Total Price Loader		\$ -

Low rate finance with no money down			Cost to finance		List Price	\$ 33,149.75	
36	2.99	\$804.85			Ravenscraft Price		\$ 27,570.00
48	3.99	\$624.86			Trade Allowance		\$ -
60	4.99	\$522.23			Trade Difference	\$ 27,570.00	\$ 27,570.00
					Balnce Due on Trade	\$ -	\$ -
					Municipal Discount	\$ -	\$ (2,511.92)
					DSA	\$ -	\$ -
		Buy down cost\$			Finance Buydown		\$ -
			\$ 27,570.00		Sub Total	\$ 27,570.00	\$ 25,058.08
		Buy down cost\$	\$ -		Sales Tax	\$ -	\$ -
			\$ 25.00	U.C.C.	\$ 15.00	\$ -	
		Buy down cost\$	\$ 95.00	Doc Fee	\$ 95.00	\$ -	
			\$ -	KTAC Ins\Ex Warr\Cr Life	\$ -	\$ -	
		Buy down cost\$		Down Payment	\$ -	\$ -	
			\$ 27,690.00	Finance Price\Cash Price	\$ 27,680.00	\$ 25,058.08	
			72/84 fin		0 Dn 0% 36	Cash Price	

Wichita USD 259

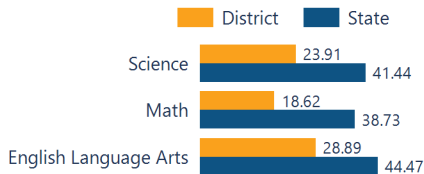
903 S Edgemoor, Wichita, KS 67218
(316) 973-4000
<http://www.usd259.org>

System Accreditation Status: **Accredited**
ESSA Annual Meaningful Differentiation: **Below**
Grades: **PK-12,NG**
Superintendent: **Kelly Bielefeld**

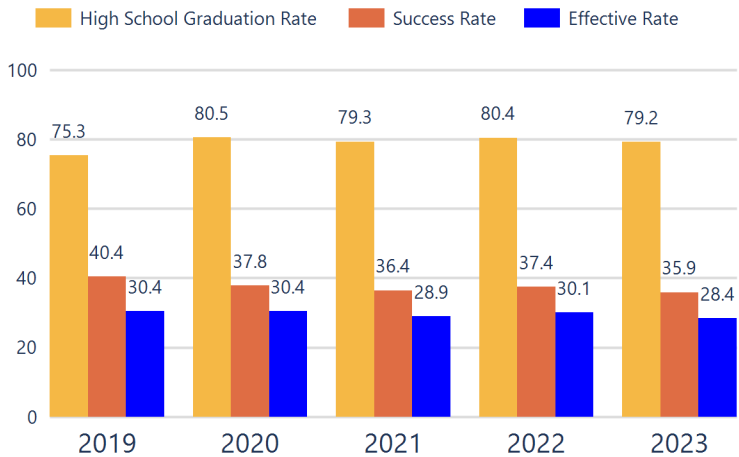


Academically Prepared for Postsecondary Success

The percentage of students who scored at Levels 3 and 4 on the state assessment.



District Postsecondary Effectiveness



District Kansans Can Star Recognition

	Gold	Silver	Bronze	Copper
Social-Emotional Growth				
Kindergarten Readiness		★		
Individual Plan of Study			★	
Academically Prepared for Postsecondary				
Civic Engagement				
High School Graduation				
Postsecondary Success				

Kansans CAN
lead the world!
Graduation
95%
Effective Rate 70-75%

Five-Year Graduation Avg

78.9%

Five-Year Success Avg

37.5%

Five-Year Effective Avg

29.6%

95% Confidence Interval
for the Predicted
Effectiveness Rate

29.3 - 34.2%

The numerator and denominator in the Five-Year Averages contain total student counts over five years (2019-2023) and are rounded to the nearest whole number.

Graduation Rate: The 4-year adjusted cohort graduation rate is the number of students who graduate in four years with a regular high school diploma divided by the number of students who entered high school as 9th graders four years earlier (adjusting for transfers in and out).

Success Rate: A student must meet one of the four following outcomes within two years of High School graduation.

1. Student earned an Industry Recognized Certification while in High School.
2. Student earned a Postsecondary Certificate.
3. Student earned a Postsecondary Degree.
4. Student enrolled in Postsecondary in both the first and second year following High School graduation.

Effective Rate: The calculated Graduation Rate multiplied by the calculated Success Rate.

GRADUATION RATE

The four-year adjusted cohort graduation rate is the percentage of students in a cohort, adjusted for transfers into and out of the school, district, or state, who graduate with a regular high school diploma within four years of entering high school.

ATTENDANCE RATE

Rate at which students are present at school, not including excused or unexcused absences.

CHRONIC ABSENTEEISM

Percentage of students who miss 10% or more of school days per year either with or without a valid excuse.

DROPOUT RATE

The dropout rate is calculated annually and reflects the number of seventh- twelfth grade students who drop out in any one school year. A dropout is any student who exits school between October 1 and September 30 with a dropout EXIT code AND does not re-enroll in school by September 30.

State: **85.1%**
90.5

State: **90.9%**
92.8

State: **29.4%**
19.6

State: **1.5%**
1.2

District ESSA Operating Expenditures Per Pupil

Expenditures reflect those for the normal day-to-day operation of schools as reported by the Local Education Agency. The following expenditures are excluded: capital outlay, school construction and building improvements, equipment and debt services.

\$16,737

State:
\$15,426

[Click here for State Financial Accountability.](#)

K.S.A. 72-5178 Accountability Report 2024-2025

District Academic Success

State Assessment scores are displayed by student subgroup over three years time in three subjects: Math, English Language Arts (ELA), and Science. Assessment scores are not available for the 2020 school year.

ALL STUDENTS

	2022-23			2023-24			2024-25		
	Math	ELA	Sci	Math	ELA	Sci	Math	ELA	Sci
Level 1	55.42	51.48	59.27	55.51	49.57	57.87	50.61	44.00	46.63
Level 2	29.90	29.75	23.96	30.01	30.46	25.22	30.74	27.08	29.44
Level 3	11.03	14.92	11.90	10.54	16.10	11.90	14.79	24.24	17.30
Level 4	3.64	3.83	4.85	3.93	3.85	5.00	3.83	4.65	6.61

FREE AND REDUCED LUNCH STUDENTS

	2022-23			2023-24			2024-25		
	Math	ELA	Sci	Math	ELA	Sci	Math	ELA	Sci
Level 1	60.75	57.05	64.94	60.68	54.81	63.44	55.79	49.20	51.91
Level 2	29.15	29.02	22.96	29.09	29.81	24.42	30.62	27.50	29.58
Level 3	8.25	11.78	9.37	8.25	13.19	9.44	11.62	20.64	14.26
Level 4	1.83	2.14	2.71	1.96	2.16	2.68	1.95	2.64	4.23

STUDENTS WITH DISABILITIES

	2022-23			2023-24			2024-25		
	Math	ELA	Sci	Math	ELA	Sci	Math	ELA	Sci
Level 1	78.64	78.75	78.62	80.32	78.26	77.73	78.83	78.03	73.69
Level 2	16.35	15.36	15.22	15.50	16.01	16.37	16.82	14.14	17.62
Level 3	3.66	5.19	4.78	2.97	4.69	4.59	3.43	6.72	7.16
Level 4	1.33	0.67	1.36	1.19	1.02	1.29	0.89	1.09	1.51

AFRICAN-AMERICAN STUDENTS

	2022-23			2023-24			2024-25		
	Math	ELA	Sci	Math	ELA	Sci	Math	ELA	Sci
Level 1	69.50	64.94	75.53	70.15	63.46	72.80	63.21	54.92	60.23
Level 2	24.86	25.42	17.23	23.69	25.56	19.72	27.50	26.95	27.56
Level 3	4.69	8.30	6.33	4.95	9.59	6.31	8.27	16.55	10.34
Level 4	0.93	1.31	0.89	1.19	1.37	1.14	1.00	1.56	1.84

HISPANIC STUDENTS

	2022-23			2023-24			2024-25		
	Math	ELA	Sci	Math	ELA	Sci	Math	ELA	Sci
Level 1	59.72	55.92	64.27	59.73	53.68	63.55	54.60	47.86	52.28
Level 2	30.50	31.01	24.41	30.33	31.66	25.33	31.47	28.79	30.20
Level 3	8.24	11.36	8.81	8.09	12.77	8.95	11.94	21.01	13.56
Level 4	1.52	1.70	2.49	1.83	1.88	2.14	1.96	2.32	3.94

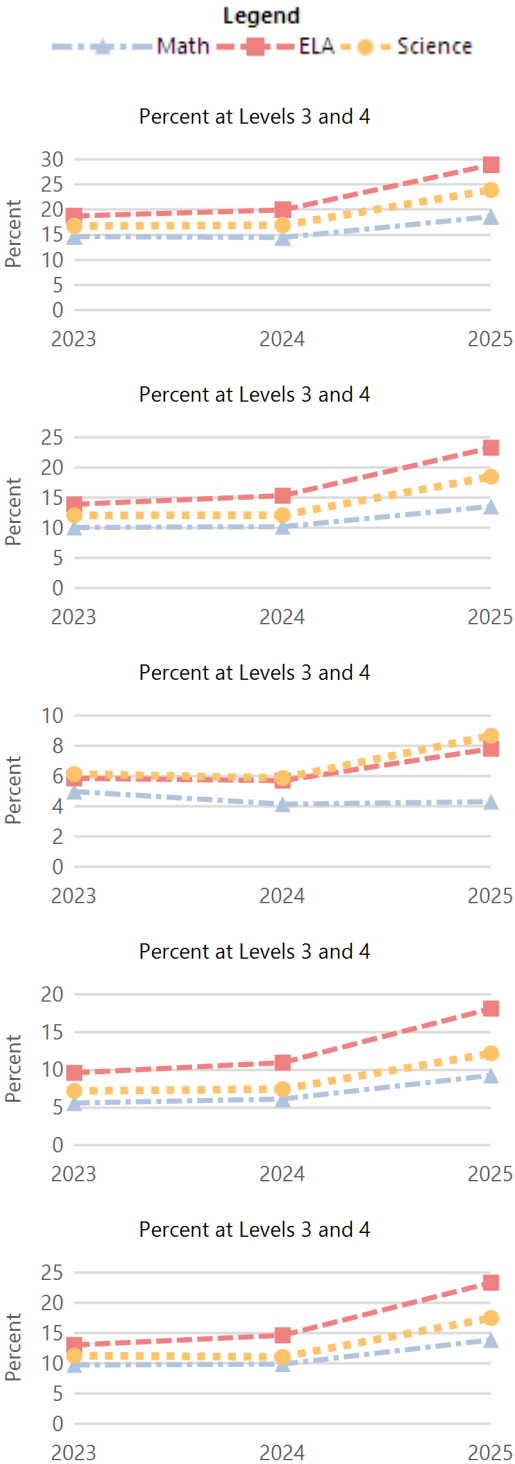
N/A: To protect student privacy, when a subgroup has fewer than 10 students, the data are not displayed.

ACT Performance (2025 School Year)

ACT is a national college admissions exam that includes subject level tests in English, Math, Reading and Science. Students receive scores that range from 1 to 36 on each subject and an overall Composite score. This report provides the average Composite score for the 2025 graduating seniors who took the ACT as sophomores, juniors, or seniors.

Note: Not all eligible students completed an ACT.

Academically Prepared for Postsecondary Success



District	16.6
State	19.0

Wichita Regional Chamber of Commerce
350 W Douglas Ave
Wichita, KS 67202

September 15, 2026

Subject: Chamber Board Support of USD259 School Bond Issue

Dear Board Members;

We are disappointed to see your support of this bond issue. Passage of this bond is rewarding failure.

There are two significant points to consider here.

- 1) USD259 is not focused on educating the students who attend USD259 schools. USD259's poor performance proves this point.
- 2) While USD259's Future Ready program is a laudable objective. It is a distraction from student performance. Future Ready is not a core mission of K-12 education.
- 3) People intentionally avoid moving into USD259 school district. They want better for their kids. Talk with any experienced realtor.

Poor Performance

USD259 has proven, year over year, they are not serious about educating students. Attached to this letter is the KANSAS STATE DEPARTMENT OF EDUCATION K.S.A. 72-5178 ACCOUNTABILITY REPORT 2024-2025 for Wichita USD 259 – generated January 14, 2026.

This report shows that USD 259 underperforms for

	USD 259	State
Science	23.91	41.44
Math	18.62	38.73
English	28.89	44.47

These numbers are the percentage of students who score the 3 or 4 level on overall state assessments. It says that over half of the students statewide are underperforming, over 70% of USD259 students are underperforming.

While this data is dismal, the State level underperforms nationally, ranking 35th out of 50 States. This compounds the poor state of education in USD259.

Additionally, The Kansas Policy Institute reports the follow performance for USD259

10 th Grade Percentage Proficiency Assessment			
Year	2025	2024	2023
Math	30	19.4	23.6
English	46	26.9	29.1
ACT Composite Score	16.6	16.7	15.9

There has been some improvement in Math and English proficiency in 2025. However, ACT scores remain almost flat, below average to poor. Improvement in proficiency should result in improved ACT scores, not remain at the bottom.

The following data is extracted from USD259's website for each year's Budget at a Glance

	Students	Budget
2025-2026	44,507	\$1,005,820,395
2026-2027	43,175	\$1,036,901,889
Percentage Change	-3%	+3%

This shows USD259 declining student population but increasing budget. They are spending more money on fewer students but fail to adequately educate these children.

USD259 has had years of promised programs to address this poor performance. The results show those programs simply do not work. There needs to be a serious reckoning within USD259 as to what serious changes they will make to fix this problem. The teachers have college degrees in education. They know how to teach. Let them do their jobs. They don't need another program for that.

In an opinion article by Marissa Streit, a former teacher (not from USD259) says "Educators like me increasingly discouraged from giving failing grades, from delivering honest criticism or from enforcing meaningful consequences. Participation trophies replaced accomplishment. Inflated grades replaced excellence. Protecting self-esteem became more important than preparing students for adulthood.

Its time to get back to the core mission of preparing students for adulthood.

Future Ready

We understand and agree that, as a community, we need to do more to assure students are ready to enter the workforce once they graduate from high school. However, the Future Ready program is an attempt to replace what used to be on the job training (OJT). When an aircraft manufacturing plant hired a new, inexperienced, person to work sheet metal, that person was

hired as a trainee and would learn the trade from experienced mechanics. Future Ready attempts to replace this OJT with a public-school program. This shifts the training cost from the business to government. This simply is poor public policy. This is better done as a post-secondary program like is done with WSU-Tech.

USD 259 needs to get serious about education in the K-12 arena. Students cannot be “future ready” if they have not mastered these basic K-12 academic skills. The Future Ready, and similar programs, are a distraction, the shiny object, from USD259’s basic mission to academically prepare students for adult life.

Throwing more money at this is clearly the wrong answer.

As members of the Wichita Regional Chamber of Commerce, we request you resend your endorsement of this bond issue.

Monthly **FINANCIAL REPORT**

**AUGUST
2026**



GENERAL FUND SUMMARY



Budget Report Group Summary

For Fiscal: 2026 Period Ending: 08/31/2026

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	124,833.61	7,978,106.85	-1,936,005.08	19.53%
Department: 000 - GENERAL Total:	9,914,111.93	9,914,111.93	124,833.61	7,978,106.85	-1,936,005.08	19.53%
Department: 100 - ADMINISTRATION						
50 - EXPENSES - PERSONNEL	1,344,603.46	1,344,603.46	102,878.52	886,980.91	457,622.55	34.03%
60 - EXPENSES - COMMODITIES	126,532.00	126,532.00	10,406.99	83,597.38	42,934.62	33.93%
70 - EXPENSES - CONTRACTUAL	640,115.00	640,115.00	107,919.90	578,271.71	61,843.29	9.66%
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	221,205.41	1,548,850.00	562,400.46	26.64%
Department: 120 - POLICE						
50 - EXPENSES - PERSONNEL	1,940,983.81	1,940,983.81	136,244.91	1,231,345.60	709,638.21	36.56%
60 - EXPENSES - COMMODITIES	217,207.00	217,207.00	12,554.36	81,669.34	135,537.66	62.40%
70 - EXPENSES - CONTRACTUAL	289,390.00	289,390.00	12,915.58	217,187.07	72,202.93	24.95%
80 - EXPENSES - CAPITAL PROJECTS	0.00	0.00	0.00	6,467.90	-6,467.90	0.00%
Department: 120 - POLICE Total:	2,447,580.81	2,447,580.81	161,714.85	1,536,669.91	910,910.90	37.22%
Department: 130 - RECREATION						
50 - EXPENSES - PERSONNEL	482,591.93	482,591.93	41,146.32	319,044.03	163,547.90	33.89%
60 - EXPENSES - COMMODITIES	105,050.00	105,050.00	9,130.07	61,078.67	43,971.33	41.86%
70 - EXPENSES - CONTRACTUAL	123,963.00	123,963.00	4,698.04	73,142.78	50,820.22	41.00%
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	54,974.43	543,061.89	318,543.04	36.97%
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	13,029.52	87,356.78	94,693.38	52.01%
60 - EXPENSES - COMMODITIES	62,455.00	62,455.00	1,965.69	30,438.03	32,016.97	51.26%
70 - EXPENSES - CONTRACTUAL	58,920.00	58,920.00	3,698.18	48,431.96	10,488.04	17.80%
80 - EXPENSES - CAPITAL PROJECTS	83,000.00	83,000.00	0.00	9,745.45	73,254.55	88.26%
Department: 150 - PARKS Total:	386,425.16	386,425.16	18,693.39	175,972.22	210,452.94	54.46%
Department: 160 - PLANNING & ZONING						
50 - EXPENSES - PERSONNEL	455,485.33	455,485.33	32,483.72	287,271.23	168,214.10	36.93%
60 - EXPENSES - COMMODITIES	25,700.00	25,700.00	281.69	9,054.08	16,645.92	64.77%
70 - EXPENSES - CONTRACTUAL	105,307.00	105,307.00	5,068.43	47,481.27	57,825.73	54.91%
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	37,833.84	343,806.58	242,685.75	41.38%
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	2,866.99	10,775.78	1,474.22	12.03%
70 - EXPENSES - CONTRACTUAL	133,600.00	133,600.00	9,597.98	78,118.91	55,481.09	41.53%
80 - EXPENSES - CAPITAL PROJECTS	0.00	0.00	0.00	0.00	0.00	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

Section XV, Item A.

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	12,464.97	1,453,894.69	56,955.31	3.77%
Total Revenues	9,914,111.93	9,914,111.93	124,833.61	7,978,106.85	-1,936,005.08	19.53%
Total Expenses	10,135,913.69	10,135,913.69	506,886.89	7,745,357.55	2,390,556.14	23.59%
Fund: 100 - General Fund Surplus (Deficit):	-221,801.76	-221,801.76	-382,053.28	232,749.30	454,551.06	204.94%
Report Surplus (Deficit):	-221,801.76	-221,801.76	-382,053.28	232,749.30	454,551.06	204.94%

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	-382,053.28	232,749.30	454,551.06
Report Surplus (Deficit):	-221,801.76	-221,801.76	-382,053.28	232,749.30	454,551.06

BUDGETED FUNDS SUMMARY

NON-GENERAL FUND



Budget Report

Group Summary

For Fiscal: 2026 Period Ending: 08/31/2026

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	2,219.65	1,225,523.73	-49,336.27	3.87%
50 - EXPENSES - PERSONNEL	132,538.52	132,538.52	9,429.38	85,457.60	47,080.92	35.52%
60 - EXPENSES - COMMODITIES	169,200.00	169,200.00	6,296.01	47,707.91	121,492.09	71.80%
70 - EXPENSES - CONTRACTUAL	187,634.00	187,634.00	10,623.59	134,220.34	53,413.66	28.47%
80 - EXPENSES - CAPITAL PROJECTS	955,000.00	955,000.00	17,327.25	58,484.03	896,515.97	93.88%
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	-41,456.58	899,653.85	1,069,166.37	630.73%
Total Revenues	1,274,860.00	1,274,860.00	2,219.65	1,225,523.73	-49,336.27	3.87%
Total Expenses	1,444,372.52	1,444,372.52	43,676.23	325,869.88	1,118,502.64	77.44%
Fund: 200 - Special Street & Highway Surplus (Deficit):	-169,512.52	-169,512.52	-41,456.58	899,653.85	1,069,166.37	630.73%

Budget Report

For Fiscal: 2026 Pe

Section XV, Item A. 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	6,377.88	50,608.22	-14,391.78	22.14%
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	6,377.88	50,574.94	-9,425.06	15.71%
Total Revenues	65,000.00	65,000.00	6,377.88	50,608.22	-14,391.78	22.14%
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	6,377.88	50,574.94	-9,425.06	15.71%

Budget Report

For Fiscal: 2026 Pe

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	8,024.63	4,385,670.87	-185,564.13	4.06%
80 - EXPENSES - CAPITAL PROJECTS	4,477,912.00	4,477,912.00	64,987.50	783,943.15	3,693,968.85	82.49%
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	-56,962.87	3,601,727.72	3,508,404.72	-3,759.42%
Total Revenues	4,571,235.00	4,571,235.00	8,024.63	4,385,670.87	-185,564.13	4.06%
Total Expenses	4,477,912.00	4,477,912.00	64,987.50	783,943.15	3,693,968.85	82.49%
Fund: 410 - Bond & Interest Surplus (Deficit):	93,323.00	93,323.00	-56,962.87	3,601,727.72	3,508,404.72	-3,759.42%

Budget Report

For Fiscal: 2026 Pe

Section XV, Item A.

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	497,142.28	2,840,700.73	-1,222,197.27	30.08%
50 - EXPENSES - PERSONNEL	512,605.17	512,605.17	42,449.82	363,495.87	149,109.30	29.09%
60 - EXPENSES - COMMODITIES	177,700.00	177,700.00	11,156.21	120,251.03	57,448.97	32.33%
70 - EXPENSES - CONTRACTUAL	2,444,258.00	2,444,258.00	324,772.13	1,413,348.40	1,030,909.60	42.18%
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	118,764.12	585,049.18	940,228.85	264.72%
Total Revenues	4,062,898.00	4,062,898.00	497,142.28	2,840,700.73	-1,222,197.27	30.08%
Total Expenses	4,418,077.67	4,418,077.67	378,378.16	2,255,651.55	2,162,426.12	48.94%
Fund: 520 - Water Utility Surplus (Deficit):	-355,179.67	-355,179.67	118,764.12	585,049.18	940,228.85	264.72%

Budget Report

For Fiscal: 2026 Pe

Section XV, Item A.

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	303,536.68	2,638,525.45	-719,437.55	21.42%
50 - EXPENSES - PERSONNEL	485,333.95	485,333.95	28,133.44	260,480.96	224,852.99	46.33%
60 - EXPENSES - COMMODITIES	394,550.00	394,550.00	7,129.25	57,236.23	337,313.77	85.49%
70 - EXPENSES - CONTRACTUAL	2,166,575.00	2,166,575.00	60,530.69	1,175,550.75	991,024.25	45.74%
80 - EXPENSES - CAPITAL PROJECTS	1,031,689.44	1,031,689.44	15,844.72	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	191,898.58	795,253.07	1,833,753.46	176.58%
Total Revenues	3,357,963.00	3,357,963.00	303,536.68	2,638,525.45	-719,437.55	21.42%
Total Expenses	4,396,463.39	4,396,463.39	111,638.10	1,843,272.38	2,553,191.01	58.07%
Fund: 530 - Sewer Utility Surplus (Deficit):	-1,038,500.39	-1,038,500.39	191,898.58	795,253.07	1,833,753.46	176.58%

Budget Report

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	71,339.23	567,965.61	-192,034.39	25.27%
70 - EXPENSES - CONTRACTUAL	660,000.00	660,000.00	54,670.40	374,815.57	285,184.43	43.21%
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	16,668.83	93,150.04	93,150.04	0.00%
Total Revenues	760,000.00	760,000.00	71,339.23	567,965.61	-192,034.39	25.27%
Total Expenses	760,000.00	760,000.00	54,670.40	474,815.57	285,184.43	37.52%
Fund: 540 - Solid Waste Utility Surplus (Deficit):	0.00	0.00	16,668.83	93,150.04	93,150.04	0.00%

Budget Report

For Fiscal: 2026 Pe

Section XV, Item A. 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	10,091.11	259,642.10	160,142.10	160.95%
70 - EXPENSES - CONTRACTUAL	10,000.00	10,000.00	916.00	7,691.10	2,308.90	23.09%
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	9,175.11	245,865.06	456,365.06	216.80%
Total Revenues	99,500.00	99,500.00	10,091.11	259,642.10	160,142.10	160.95%
Total Expenses	310,000.00	310,000.00	916.00	13,777.04	296,222.96	95.56%
Fund: 550 - Stormwater Utility Surplus (Deficit):	-210,500.00	-210,500.00	9,175.11	245,865.06	456,365.06	216.80%
Report Surplus (Deficit):	-1,620,369.58	-1,620,369.58	244,465.07	6,271,273.86	7,891,643.44	487.03%

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	-41,456.58	899,653.85	1,069,166.37
400 - Land Bank Fund	60,000.00	60,000.00	6,377.88	50,574.94	-9,425.06
410 - Bond & Interest	93,323.00	93,323.00	-56,962.87	3,601,727.72	3,508,404.72
520 - Water Utility	-355,179.67	-355,179.67	118,764.12	585,049.18	940,228.85
530 - Sewer Utility	-1,038,500.39	-1,038,500.39	191,898.58	795,253.07	1,833,753.46
540 - Solid Waste Utility	0.00	0.00	16,668.83	93,150.04	93,150.04
550 - Stormwater Utility	-210,500.00	-210,500.00	9,175.11	245,865.06	456,365.06
Report Surplus (Deficit):	-1,620,369.58	-1,620,369.58	244,465.07	6,271,273.86	7,891,643.44

STAFF REPORT

DATE: Sept 8, 2026

TO: Ted Henry, City Manager
Bel Aire Governing Body

FROM: Brian Hayes, Recreation Director

RE: August Activities

Recreation

- 209 participants on 19 fall sports teams began practicing in late August. Games begin on September 12th and will run through October. Sports offered include Soccer, Volleyball, and Flag Football.
- Taekwondo class participation was up with 17 compared to 12 students in July.
- Exercise classes continued to be steady with 19 participants.
- August drop in gym use was up with 567 compared to 436 in July.
- Another successful summer of Day Camp wrapped up at capacity on August 7th.
- Bermudagrass turf fields were fertilized and treated for crabgrass. Unfortunately, the hot dry spell has stressed the turf resulting in some early dormancy.
-
- The Rec center lawn took an even bigger hit due to the heat. Staff plans to renovate once the weather turns cooler.
- Upcoming rec programs include Soccer Stars, Short Sports, Little Dribblers and the Fall Festival on October 17th.

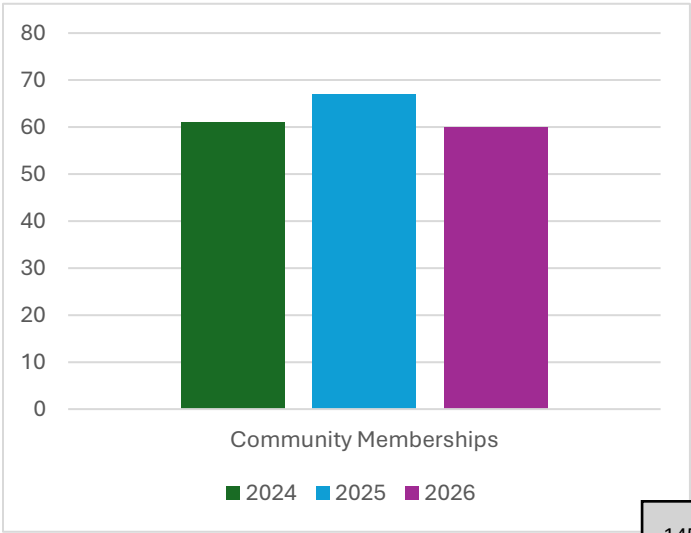
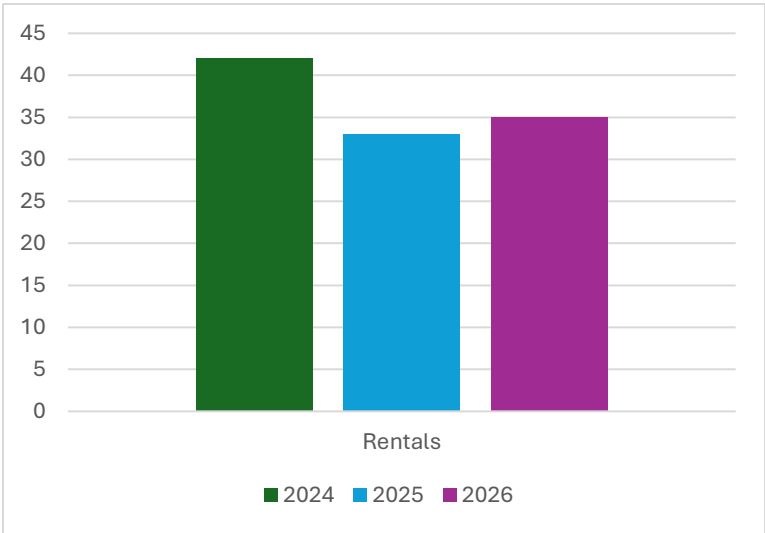
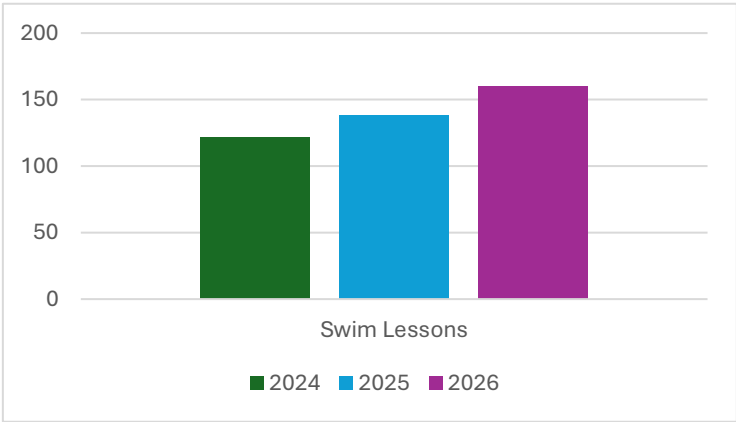
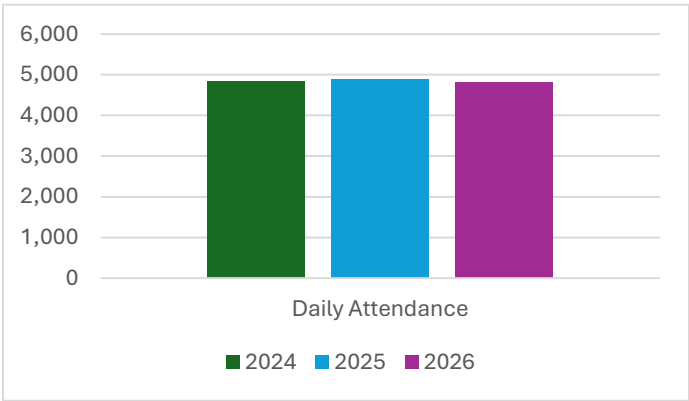
Seniors

- 808 seniors signed in for cards, line & folk dance, book club, exercise, sewing, walking, educational, & special activities compared to 793 in July
- Highlights included a dessert outing, presentations by Wesley Medical & Natural Grocers , and the usual arts & crafts activities. In all there were 16 ongoing programs, 4 special activities, and 4 educational sessions.
- Upcoming Senior activities include a home health presentation, an ice cream outing, vaccine clinic, as well as established baseline programs, games, and arts & crafts.

Swimming Pool

- Attendance picked up the last few weeks of the season due to the hot weather. Overall, staff is pleased that participation was consistent with past seasons. It appears that the new pool in Park City did not affect our participation. *Please refer to the graph below for this year’s total participation.*
- The pool closed for the season on August 9th.
- The Hot Dawgs Pool Party was held on August 10th with 25 dogs and their families making one last splash. The number of participants gets smaller every year, and we will be discussing the possibly of discontinuing the event in the future.
- The equipment has been stored away, and the pool has been winterized for the season.

Pool Participation	2024	2025	2026
Daily Attendance	4,837	4,891	4,818
Swim Lessons	122	138	160
Rentals	42	33	35
Community Memberships	61	67	60



MANAGER'S REPORT

DATE: September 9, 2026
TO: Mayor Benage and City Council
FROM: Ted Henry, City Manager
RE: September 15, 2026 Agenda



Presentation Of Colors and Pledge of Allegiance

Boy Scout Troop #585 will perform a Presentation of Colors and lead the Pledge of Allegiance.

Consent Agenda

- **Approval of Minutes of the September 1, 2026 City Council meeting.**
- **Reappointment of Deryk Faber to the Planning Commission.**
- **Petitions and Resolutions for Sewer, Stormwater, and Water System for Lycee**

In addition to the minutes from September 1st, the consent agenda contains petitions and resolutions for the Lycee development, and one reappointment. Deryk Faber has served on the Planning Commission since 2023 and currently serves as Vice-Chairman. If reappointed, his term will be effective from October 1, 2026 to October 1, 2029.

Appropriations Ordinance

This appropriation ordinance encompasses 08/26/2026 through 09/08/2026 expenses and one payroll cycle. Expenditures amounted to \$667,857.55. Of the reported expenses, \$160,891.60 are infrastructure costs for new developments and paid through special assessments.

City Requested Appearances

Representatives from Boy Scout Troop #585 would like to introduce themselves to the Council.

Public Hearing for Special Assessments

In 2023, homeowners and developers petitioned the City for improvements such as water distribution, sanitary sewer, paving, and other related infrastructure. The full list of improvements is included in your packet and all property owners subject to the proposed assessments have been notified. The purpose of this public hearing is to provide property owners subject to the proposed special assessments an opportunity to ask questions or raise concerns regarding the amount of their proposed assessment, how the assessment was calculated or allocated, and the assessment process. This hearing is not intended to reconsider the underlying projects or previous decisions authorizing the improvements. Comments should be limited to matters related to the proposed special assessments.

Ordinance Levying Special Assessments (Item A)

At the September 1st City Council meeting, per state statute, the Council approved publication of a Notice of Public Hearing regarding proposed assessments. The public hearing will be held earlier in this meeting. Following the public hearing, the Council may consider the Ordinance to levy the special assessments.

If the Ordinance is approved, notice will be sent to all affected property owners, notifying them of the “prepayment” window. During this 15-day period, property owners will have the opportunity to pay a portion or all of the assessed costs without interest. After the 15-day period closes, any remaining balance will be reported to the County Clerk’s office to be incorporated in the property’s tax bill and spread over a period of 20 years. Staff will be at the meeting to explain the process and answer questions.

Letter of Intent, KVH Chophouse

A detailed staff report is included in your packet.

KVH Chophouse LLC has submitted an application requesting Industrial Revenue Bond (IRB) financing and associated economic development incentives for the construction of a new full-service restaurant at the southeast corner of Lot 1, Block 19 of the Central Park Addition, along Rock Road near Central Park Avenue.

If the Letter of Intent is approved, KVH Chophouse will work with the City’s bond counsel and City staff to prepare the necessary IRB documents. The process will include preparation of the bond documents, the required hearing, and bringing the final IRB documents and associated incentives back to the City Council for consideration.

This is a somewhat unique request, and I wanted to bring it before the City Council before the owners incur any major expenses associated with the IRB process. Again, final issuance of the bonds and approval of the associated incentives will require additional action by the City Council.

PEC Work Order No 26-26 for 45th Street Plan Review

PEC has assisted the City with the Field Check plan review for the 45th Street Reconstruction project from Oliver to Woodlawn. As the project moves forward, there are three additional plan submittals that will require review: Revised Office Check Plans, Final Check Plans, and the final PS&E Plans (Plans, Specifications and Estimates).

Given the size, cost, and importance of this project, staff believes it is beneficial to have PEC serve as an independent second set of eyes on the plans and review the design engineer’s work from the City’s perspective. KDOT will also review the plans, however, its review is primarily focused on compliance with state requirements and design standards. PEC’s review will focus more specifically on the City’s interests.

Contract to Purchase PW Truck with Upfitting

The Public Works Department is currently using a 2006 F-350 dump truck that has reached the end of its useful life and has significant rust and corrosion issues. Staff is recommending replacing it with an F-550 equipped with a hydraulic plow and spreader. This will give us a more versatile truck that can be used by Parks, Public Works, and other departments as needed, particularly during snow and ice events.

Staff solicited bids from five vendors and received three bids. Don Hattan Ford submitted the low bid and also has the shortest estimated lead time at approximately 12 weeks, compared to 16 to 20 weeks for the other vendors.

Contract to Purchase UTV

The City currently has a 2018 Cushman utility cart that is used by both Parks and Streets for a variety of projects. The Cushman has been heavily used, is undersized for what we need, and is beginning to have ongoing mechanical issues.

Staff solicited bids from five vendors and received four bids. Marty has provided a detailed report in your packet. Ravenscraft submitted the low bid for a Kubota RTV-X Cab.

Elect Voting Delegates and Alternates to LKM Annual Business Meeting

As members of the League of Kansas Municipalities, Bel Aire is entitled to three votes at the annual business meeting held during the annual conference. This year the conference will be in Wichita on October 8th – 10th. The annual business meeting will be conducted at noon on October 10th. The City is also allowed to elect three alternates for the business meeting. If one of the regular delegates unexpectedly cannot attend, the alternate delegate would be able to vote in their place.

Discussion and Future Issues

Mayor Benage would like to discuss a letter addressed to the Wichita Regional Chamber of Commerce

Executive Session

There is one Executive Session on the agenda.