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## **AGENDA**

### **CALL TO ORDER**

### **PLEDGE OF ALLEGIANCE**

### **ROLL CALL**

### **OLD BUSINESS**

- [1.](#) Approval of Minutes

### **AUDIENCE PARTICIPATION**

### **PRESENTATIONS**

### **NEW BUSINESS**

- [2.](#) Lansing Tree Board Appointments
- [3.](#) Lansing Parks & Recreation Advisory Board Appointments
- [4.](#) Lansing Planning Commission Appointment
- [5.](#) Request to Use Activity Center After Hours - Boy Scouts
- [6.](#) Request for Cereal Malt Beverage License Renewals
- [7.](#) Ordinance No. 1076 - Annexing Land Into the City of Lansing
- [8.](#) License Agreement and Economic Development Incentive Agreement for Deployment of RG Fiber within the City
- [9.](#) Right of Way Permit Fee Moratorium for Internet Service Providers

### **REPORTS** - City Attorney, City Administrator, Department Heads, Councilmembers

### **PROCLAMATIONS**

### **OTHER ITEMS OF INTEREST**

### **ADJOURNMENT**

Regular meetings are held on the first and third Thursday of each month. For information on how to view prior meetings, please visit our website at <https://www.lansingks.org>. Any person wishing to address the City Council, simply proceed to the microphone in front of the dais after the agenda item has been introduced and wait to be recognized by the Mayor. When called upon, please begin by stating your name and address. A time designated "Audience Participation" is listed on the agenda for any matter that does not appear on this agenda. The Mayor will call for audience participation. Please be aware that the City Council and staff may not have had advance notice of your topic and that the City Council may not be able to provide a decision at the meeting. If you require any special assistance, please notify the City Clerk prior to the meeting.

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## AGENDA ITEM

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TO: Tim Vandall, City Administrator  
THRU: Sarah Bodensteiner, City Clerk  
FROM: Shantel Scrogin, Assistant City Clerk  
DATE: November 26, 2021  
SUBJECT: Approval of Minutes

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The Regular Meeting Minutes of November 18, 2021 are enclosed for your review.

Action: Staff recommends a motion to approve the Regular Meeting November 18, 2021, as presented.

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## AGENDA ITEM #

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# CITY OF LANSING

## CITY COUNCIL MEETING

REGULAR MEETING MINUTES  
November 18, 2021

### Call To Order:

The regular meeting of the Lansing City Council was called to order by Mayor McNeill at 7:00 p.m.

### Roll Call:

Mayor McNeill called the roll and indicated which Councilmembers were in attendance.

### Councilmembers Present:

**Ward 1:** Gene Kirby

**Ward 2:** Don Studnicka and Marcus Majure

**Ward 3:** Jesse Garvey and Kerry Brungardt

**Ward 4:** Gregg Buehler

**Councilmembers Absent:** Dave Trinkle and Ron Dixon

## OLD BUSINESS:

**Approval of Minutes:** Councilmember Buehler moved to approve the Regular Meeting Minutes of November 4, 2021, as presented. Councilmember Garvey seconded the motion. The motion was unanimously approved.

**Audience Participation:** Mayor McNeill called for audience participation on an item not on the agenda and there was none.

**Presentations: Briefing from Representative David French** - Representative David French briefed the Council on upcoming events occurring at the state level. A special session will occur next week to discuss the Biden Administration's vaccine mandate. There are several Bills to look at. Any input the Council has toward the mandates are appreciated. Next year, the government mandates will be a high priority on the agenda. People aren't happy with property taxes. Within the last three years, we've had a 25% increase in our property taxes. It's really hurting people on fixed incomes. Another big issue will be school curriculums involving racism and pornography. The pay for State employees also needs to be increased. There has been no cost-of-living increase for state employees that last two years. There was supposed to be one last year but with legislature having to close down early in the year because of the pandemic, it didn't happen. A couple of years ago new prison facilities were put in and the east side of the Lansing Correctional Facility was closed. KDOT was considering tearing all those buildings down but there are some buildings that are still useable. Mr. French asked the KDOT secretary to think about putting something in those buildings if there was a need. Inmates with substance abuse issues will now be placed in that facility. It will require more staff and bring more business to Lansing.

- Councilmember Brungardt asked Mr. French to clarify the pornography in schools.
  - Mr. French responded it was discovered in a school in Johnson County. There were five books in the library that were deemed pornographic. We are finding more and more that school libraries need to be looked at to see what is being put in the libraries.
    - Councilmember Brungardt stated most school districts have committees that read the books and then make the decision if it is appropriate.
- Councilmember Garvey asked what the state is doing about the bill the president just passed and if we are capitalizing on those dollars for infrastructure.
  - Mr. French replied he hopes some if it trickles down to Lansing. There is definitely a need within the state to improve infrastructure.
- Mayor McNeill asked that anyone voting on CRT actually know what CRT means as a theory and what it is. He has seen several politicians that state they are against it, but they aren't sure what it is.
  - Mr. French replied he does know what it is, and we don't want it in our schools.
    - Councilmember Brungardt asked what Mr. French what his definition of it is.
      - Mr. French responded it's a matter of choosing the oppressed and the oppressor, identifying both by race.
        - Councilmember Brungardt asked if he knew CRT is not part of the curriculum at state or local level.

- Mr. French responded the national teacher's union wants to put it in all fifty states and all school districts. If it's not here now, it's coming. It's here, we found it in Lansing
  - Councilmember Brungardt asked him to explain a little further.
    - Mr. French replied the Superintendent stated we have no CRT in our schools, we'll never have it yet a book he approved was found in the middle school. It was paid for by the school district and it is not appropriate.
      - Councilmember Brungardt replied he didn't think it was inappropriate.
    - Mayor McNeill stated he just put it out there that anyone voting on it needs to be informed because there is a lot of misinformation on CRT.
  - Mr. French responded everyone that votes on it will understand what we are voting against or voting for.

Mr. French thanked them all for being on the Council. It's not easy doing this kind of work for the pay they don't get. We need to make Lansing the best to live as possible within our ability.

**Lansing Community Library Update** - Library Director Terri Wojtalewicz gave a presentation on library highlights from the last year and what they hope to accomplish next year. The library was able to maintain many of their services through the pandemic and staff learned new skills to continue those services and assisting patrons in different ways. The library still has its reciprocal borrowing agreement with Mid-Continent Library in Missouri. This year the library started offering Dolly Parton's Imagination Library. It's a program that from birth to age five, every child registered receives a book every month. The library has partnered with Kiwanis and Friends of the Library to raise money for the program and as of today, they have raised \$2,500.

- Councilmember Garvey asked if you can sign up online for it.
  - Library Director Terri Wojtalewicz replied no, it does have to be done in person so addresses can be verified.

A new way of doing business through the pandemic was curbside pickup. There were so many positive comments about it that they are going to continue it. The digital library has expanded, and the library now records its programs. They are put on YouTube for patrons to view. The self-checkout kiosk has been very useful as well. Staff is able to spend more time with patrons who need one on one assistance instead of being tied to the desk. The library has added the Lansing Community Library Academy this year. The academy offers videos on how to use library resources. The library isn't where it was before the pandemic, but we are getting there. The digital checkouts have increased, and we are going in the right direction with that.

- Councilmember Kirby asked if digital checkouts are included in patron visits.
  - Library Director Terri Wojtalewicz replied no. It is also not included in the number of items circulated.
    - Councilmember Majure stated if you do go back and add, you really are where you were. You are actually better it's just where the numbers are.
      - Councilmember Kirby stated he considers a digital checkout the same as a patrons visit.
        - Library Director Terri Wojtalewicz replied when I submit the state statistics, that is how it's counted. It's all put together.
          - Councilmember Brungardt stated bottom line is, you guys are crazy busy.



There is on site and off-site programming being offered now, kits are being given out to do at home, we offer scavengers hunts, etc along with Zoom sessions. The summer program is back to normal. More books were read, and more adults are attending programs. If anyone is looking to volunteer, the library would love to have them. The 2022 goals are to continue to grow early literacy and teen programs. We have a bid out for painting the interior of the building and recarpet the library side.

- Councilmember Studnicka asked with the increase of programs going on YouTube, has the cost increased.
  - Library Director Terri Wojtalewicz replied YouTube is free.
- Councilmember Kirby asked with all the options the library has, someone would be hard pressed to say they can't find whatever they are looking for.
  - Library Director Terri Wojtalewicz replied on anything. If we don't have access to it, we look within the other fifty libraries, then we look statewide and then we go nationwide.
    - Councilmember Kirby stated libraries use to be if you didn't have it in the building, you were out of luck. Now there are all these other places and you're going to find it.
      - Library Director Terri Wojtalewicz responded and all those services are free.

Library Director Terri Wojtalewicz thanked the Council for their support.

### **COUNCIL CONSIDERATION OF AGENDA ITEMS:**

**Fire District No. 1 Joint Board Appointments:** Councilmember Buehler asked do we need to name those Councilmembers.

- City Administrator Tim Vandall replied yes.
  - Mayor McNeill responded you need to nominate them, yeah.

Councilmember Buehler moved to appoint Mayor McNeill, Councilmember Brungardt and Councilmember Studnicka to the Leavenworth County Fire District No. 1 Joint Fire Board. Councilmember Kirby seconded the motion. The motion was unanimously approved.

**Fire District No. 1 Board of Trustees Appointment:** Councilmember Brungardt moved to appoint Andi Pawlowski to the Leavenworth County Fire District No. 1 Board of Trustees for a term that will expire December 31, 2025. Councilmember Garvey seconded the motion.

- Councilmember Kirby stated I did talk to Andy just before coming up and the reason she is not going to be here is because her daughter is coming into town. She said all the guys know me anyway. She just wanted it to be known that is why she wasn't here.
  - Mayor McNeill responded ok, well thank you.
    - Councilmember Garvey stated she is wedding planning.
      - Councilmember Kirby replied she is waiting for her daughter to get here. That's all I needed to know.
        - Mayor McNeill stated she is a standing board member just reapplying.

The motion was unanimously approved.

**Ordinance No. 1073 – Exclusion of Property Informational Item:** This Ordinance was previously reviewed and approved at the October 7, 2021, Council Meeting. It was determined at the time of the recording that a small portion of the legal description has been omitted from the Ordinance. The legal description has been corrected and the ordinance will be published again and submitted for recording.

**Ordinance No. 1074 and Ordinance No. 1075 – Lansing Towne Center TDD and TIF District Termination:** Councilmember Kirby moved to approve and adopt Ordinance No. 1074 and Ordinance No. 1075. Buehler seconded the motion. The motion was unanimously approved.

### **REPORTS:**

**Department Heads:** Department Heads had nothing to report.

**City Attorney:** City Attorney Greg Robinson had nothing to report.

**City Administrator:** City Administrator Tim Vandall stated we have over \$1.8 million in American Rescue Plan funds. We've discussed using some of those funds to improve internet and broadband access as well as improving infrastructure, water and sewer. Developers have reached out and asked if those funds were available and if they were able to partner with the City. Staff is unsure how to respond to those questions since it does need Council approval. If anyone is willing to be on a committee to discuss new development and using those funds to encourage more development. Councilmember Buehler, Kirby and Brungardt volunteered to be on the committee. He also let the Council know that Judge Pray passed away earlier in the week. He will be a big loss for the entire area. All of the cities in Leavenworth County will be looking for a new municipal court judge and everyone will work together to figure out a plan.

**Governing Body:** Councilmember Buehler thanked Mr. French for letting them know what is going on at the state level firsthand. He also thanked Terri and told her the library is killing it. He also provided a fun fact, on this day in history, Mark Twain's short story, The Celebrated Jumping Frog was published in the New York Saturday Press.

Councilmember Brungardt let Terri know her presentation was excellent, and they are doing great work. He thanked Representative French for attending and it's okay if they don't agree. He also wished everyone a Happy Thanksgiving. We have a lot to be thankful for.

Councilmember Studnicka also thanked Mr. French for giving an update and keeping the lines of communication open. He told Terri great job at the library. He wished everyone a happy and safe Thanksgiving.

Councilmember Kirby agreed with everything that had already been said. He also thanked the members from the Library Board in attendance for volunteering.

Councilmember Majure thanked Representative French for coming tonight. He also thanked Terri for everything she is doing and said great job. He wished everyone a happy and safe Thanksgiving. He thanked the first responders, and thanked Police Chief Steve Wayman for all he does. He hopes City staff enjoys their time off for the holiday.

Councilmember Garvey thanked Mr. French for his presentation and everything he does for us. He thanked Terri and said the library is doing great things. He appreciates her hard work. He wished everyone a happy Thanksgiving and hopes everyone enjoys time with their family and friends.

**ADJOURNMENT:**

Councilmember Garvey moved to adjourn. Councilmember Brungardt seconded the motion. The motion was approved with Councilmember Garvey voting against the motion. The meeting was adjourned at 7:50 p.m.

**ATTEST:**

\_\_\_\_\_  
Mayor, Anthony R. McNeill

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City Clerk, Sarah Bodensteiner, CMC

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## AGENDA ITEM

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TO: Tim Vandall, City Administrator  
FROM: Jason Crum, Parks and Recreation Director  
DATE: November 18, 2021  
SUBJECT: Tree Board Appointments

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There are two positions on the Tree Board with terms that will expire December 31, 2021. The positions were advertised, and two people have applied.

The Tree Board met on November 17<sup>th</sup> and reviewed the applications. The Tree Board recommends the appointment of Barb Eikmeier and George Stephenson to the Tree Board for a term ending December 31, 2024.

Action: Appoint Barb Eikmeier and George Stephenson to the Tree Board for a term ending December 31, 2024.

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## AGENDA ITEM #

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RECEIVED  
SEP 21 2021  
CITY OF LANSING



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OCT 13 2021  
CITY OF LANSING

800 First Terrace, Lansing, Kansas 66043 - Telephone: 913-727-3036  
Fax: 913-828-4579 - [www.lansingks.org](http://www.lansingks.org)

**APPLICATION FOR TREE BOARD MEMBER**

Name: Barb Eikmeier  
Lansing Address: 527 S. DeSoto Rd, Lansing, KS  
Home Phone: 913-680-8501 (cell)  
Secondary Phone: \_\_\_\_\_  
E-mail: deikmeier@kc.rr.com

Please attach a written statement expressing your interest in being appointed to the Lansing Tree Board. Your written statement should address the following four topics:

1. Qualifications for the position.
2. Personal philosophy concerning community trees.
3. Desired accomplishments as a Board Member.
4. Willingness to attend board meetings on the 2<sup>nd</sup> Thursday of January, March, May, September and November at 5:30 p.m.
5. The name, address, and telephone number of three personal references.

This appointment is to fulfill a Tree Board term of three (3) years expiring on December 31, 2024. Applicants must be a resident of the Lansing Unified School District #469 (USD 469), be at least 18 years of age, and a U.S. citizen. \*Applicants for the open positions will be considered on November 17, 2021, at the Lansing Tree Board Meeting at 6:00 p.m. at the Lansing Activity Center.

All applications should be returned to Lansing City Hall, 800 First Terrace, marked to the "Attention of the City Clerk" by close of business Friday, October 29, 2021.

**Barb Eikmeier  
Tree Board Application**

**1. Qualifications for the position.**

As a current Tree Board member seeking re-appointment I understand the projects the tree board is currently working on and have an interest in seeing them through to completion, namely the Arboretum project.

**2. Personal philosophy concerning community trees.**

Trees are important to our community for adding beauty and a healthy living environment.

**3. Desired accomplishments as a Board Member.**

Be an active voice in the development of an Arboretum in Lansing.

**4. I have a willingness to attend board meetings on the 2<sup>nd</sup> Thursday of January, March, May, September and November at 6:00 p.m.**

**5. The name, address, and telephone number of three personal references.**

Doris Hendrickson  
4817 McCormick Dr  
Basehor, KS 66007  
913-662-7007

Denise Sprengeler  
500 4-H Road  
Lansing, KS 66043  
913-704-9577

Donna Lynn Thomas  
1224 N. 133rd Terrace  
Kansas City, KS 66109  
913-558-4133



800 First Terrace, Lansing, Kansas 66043 - Telephone: 913-727-3036  
Fax: 913-828-4579 - [www.lansingks.org](http://www.lansingks.org)

**APPLICATION FOR TREE BOARD MEMBER**

Name: GEORGE M. (MIKE) STEPHENSON

Lansing Address: 916 OAKMONT DRIVE LANSING

Home Phone: (913) 727-1955

Secondary Phone: (913) 277-0849(c)

E-mail: georgemstephenson@gmail.com

Please attach a written statement expressing your interest in being appointed to the Lansing Tree Board. Your written statement should address the following four topics:

1. Qualifications for the position.
2. Personal philosophy concerning community trees.
3. Desired accomplishments as a Board Member.
4. Willingness to attend board meetings on the 2<sup>nd</sup> Thursday of January, March, May, September and November at 5:30 p.m.
5. The name, address, and telephone number of three personal references.

This appointment is to fulfill a Tree Board term of three (3) years expiring on December 31, 2024. Applicants must be a resident of the Lansing Unified School District #469 (USD 469), be at least 18 years of age, and a U.S. citizen. \*Applicants for the open positions will be considered on November 17, 2021, at the Lansing Tree Board Meeting at 6:00 p.m. at the Lansing Activity Center.

All applications should be returned to Lansing City Hall, 800 First Terrace, marked to the "Attention of the City Clerk" by close of business Friday, October 29, 2021.

RECEIVED

OCT 15 2021

CITY OF LANSING

George M. Stephenson  
916 Oakmont Drive  
Lansing, Kansas 66043

October 7, 2021

Currently, I am filling a vacancy on the Lansing Tree Board that will expire this Fall. I am interested in continuing to serve in the volunteer position and request reappointment.

This position would allow me the opportunity to serve the citizens of Lansing by promoting and enhancing the city's status as a Tree City USA. This is important, because an attractive and inviting landscape is a tremendous asset for any city that promotes itself as a great place to live, work and raise a family. Obviously, trees in all varieties are a dominant feature in this landscape and our overall geographical area. We are very fortunate to have many hardwood and conifer tree varieties that add to the natural beauty and aesthetics of Northeast Kansas. Our parks and public properties should reflect these attributes. The city and our residents have much to work with—and Lansing should set the example for private property owners in maintaining their own trees, shrubs and lawns.

If I am reappointed, my goal would be to serve as an active member of the board and contribute to the board's mission. I am available to attend meetings, events and travel on the dates and times announced.

My personal references are listed below:

Mr. Jerry Gies	804 Pinehurst Drive, Lansing, KS 66043	(913) 772-4217
Ms. Laura Elkins	P O Box 304 Lansing, KS 66043	(913) 683-4334
Ms. Mary Ann Brown	33001 207 <sup>th</sup> Street, Easton, KS 66020	(785) 979-6352

Thanks for the opportunity to express my interest.

George M. Stephenson

Telephone: (913) 727-1955  
Email: [georgemstephenson@gmail.com](mailto:georgemstephenson@gmail.com)

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## AGENDA ITEM

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TO: Tim Vandall, City Administrator  
FROM: Jason Crum, Parks and Recreation Director  
DATE: November 18, 2021  
SUBJECT: Parks and Recreation Advisory Board Appointments

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There are five positions on the Parks and Recreation Advisory Board with terms that will expire on December 31, 2021. The positions were advertised, and four people have applied.

The Lansing Parks and Recreation Advisory Board met on November 17<sup>th</sup> and reviewed the applications. The Lansing Parks and Recreation Advisory Board recommends the appointment of Dana Fontenot, Tricia Howell, Bob Lamborn and Casey Worrell to the Lansing Parks and Recreation Advisory Board for a term ending December 31, 2023.

Action: Appoint Dana Fontenot, Tricia Howell, Bob Lamborn and Casey Worrell to the Lansing Parks and Recreation Advisory Board for a term ending December 31, 2023.

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## AGENDA ITEM #

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800 First Terrace, Lansing, Kansas 66043 - Telephone: 913-727-3036  
Fax: 913-828-4579 - [www.lansingsks.org](http://www.lansingsks.org)

**APPLICATION FOR LANSING PARKS & RECREATION ADVISORY BOARD MEMBER**

Name: Dana Fontenot  
Lansing Address: 801 Cottonwood Dr.  
Home Phone: 913-727-2354 Cell Phone: 913-240-1839  
E-mail: fontenog@gmail.com

Please attach a written statement expressing your interest in being appointed to the Lansing Parks and Recreation Advisory Board. Your written statement should address the following four topics:

1. Qualifications for the position.
2. Personal philosophy of Parks and Recreation Activities.
3. Desired accomplishments as a Board Member.
4. Willingness to attend board meetings on the 2<sup>nd</sup> Thursday of every other month.

\*Also, attach the name, address, and telephone number of three personal references.

This appointment is to fulfill a Parks & Recreation Advisory Board term of two (2) years expiring on December 31, 2023. Applicants must be a resident of the Lansing School District (USD 469), be at least 18 years of age and a U.S. citizen. \*Applicants for the open positions will be considered on November 17, 2021, at the Parks & Recreation Advisory Board Meeting at 7:00 p.m. at the Lansing Activity Center.

All applications should be returned to Lansing City Hall, 800 First Terrace, marked to the "Attention of the City Clerk" by close of business on Friday, October 29, 2021.

RECEIVED

OCT 27 2021

CITY OF LANSING

### Dana Fontenot - Application for Parks and Recreation Advisory Board

Over my twenty-eight years as a military spouse, I served on numerous boards and committees. More recently, I was involved in working on Lansing's Comprehensive Plan and was a member of the "Give Me Five" Committee seeking to increase the number of Leavenworth County Commissioners from three to five members. I am interested in and knowledgeable about sports and youth activities. I believe parks and recreational activities are very important factors to people who are considering where to raise a family. Lansing recreational activities need to be well-planned and fairly administered. Our parks need to be clean and safe. I believe the Advisory Board and the Parks and Recreation Staff need to collaborate in order to provide positive experiences in all the activities that Lansing offers. I will help the Board maintain the excellent services offered in Lansing and work toward adding more activities and recreational facilities, especially to Bernard Park. I am willing to serve on the Board for two years and attend the bi-monthly meetings of the Advisory Board.

#### References:

1. Gene Kirby, 1500 N. 8<sup>th</sup> St, Lansing, KS, 913-775-1938
2. Janette Labbee-Holderman, 820 4-H Rd, Lansing, KS, 816-918-7829
3. Natalie Rotkoff, 713 Willow Dr, Lansing, KS 913-727-2900



800 First Terrace, Lansing, Kansas 66043 - Telephone: 913-727-3036  
Fax: 913-828-4579 - [www.lansingks.org](http://www.lansingks.org)

**APPLICATION FOR LANSING PARKS & RECREATION ADVISORY BOARD MEMBER**

Name: Tricia Howell

Lansing Address: 875 Holiday Dr.

Home Phone: \_\_\_\_\_ Cell Phone: 913-775-2297

E-mail: jkascmom@yahoo.com

Please attach a written statement expressing your interest in being appointed to the Lansing Parks and Recreation Advisory Board. Your written statement should address the following four topics:

1. Qualifications for the position.
2. Personal philosophy of Parks and Recreation Activities.
3. Desired accomplishments as a Board Member.
4. Willingness to attend board meetings on the 2<sup>nd</sup> Thursday of every other month.

\*Also, attach the name, address, and telephone number of three personal references.

This appointment is to fulfill a Parks & Recreation Advisory Board term of two (2) years expiring on December 31, 2023. Applicants must be a resident of the Lansing School District (USD 469), be at least 18 years of age and a U.S. citizen. \*Applicants for the open positions will be considered on November 17, 2021, at the Parks & Recreation Advisory Board Meeting at 7:00 p.m. at the Lansing Activity Center.

All applications should be returned to Lansing City Hall, 800 First Terrace, marked to the "Attention of the City Clerk" by close of business on Friday, October 29, 2021.

**RECEIVED**

**OCT 28 2021**

**CITY OF LANSING** *JB*

March 1, 2019

To Whom It May Concern:

This is my written letter of notifying you my interest in becoming a member of the Lansing Parks and Recreation Advisory Board. I do believe I could be an asset as a member.


I have lived in the city of Lansing since 1994 and currently have five children that are attending the Lansing School District. All five of my children have played a sport hosted by the Lansing Parks and Rec Department to include: Soccer, Basketball, Baseball, Cheerleading, and Football. I have had the privilege of coaching soccer and cheerleading. I do believe we have been involved since approximately 2008. I have also served on the Lansing PTA Board and I am currently a Girl Scout Troop Leader to 6<sup>th</sup> grade girls.

I do believe that Parks and Recreation activities are a core asset to our community. It is important for children to have a safe place to play and be active. Children need an outlet, other than traditional education, to learn and grow with confidence. Parks and Recreation activities are vital to the community coming together. A lot of adults get to know others in their community just by attending a sporting activity.

As a member of the advisory board, I would like to be able to be an asset to the team. I would like to learn more about our community and to share ideas of what has seemed to work and what may not. I would like to be the ears and eyes in the community to take back what I see and hear to the board with suggestions and hopefully be a positive influence. I am able to commit to a two year term attending meetings on the second Thursday of every other month.

I have attached personal references as requested. Please feel free to contact me with any further questions or concerns.

Sincerely,



Tricia Howell

1. Jennifer Johnson—1112 Columbia St Leavenworth, KS 66048 (913)683-5483
2. Kelly Meyer—16361 Gilman Rd Leavenworth, KS 66048 (913)240-4419
3. Ginny Heath—821 Stonecrest Dr Lansing, KS 66043 (913)240-6601
4. Renee Chaput-Lemons—14168 McIntyre Rd Leavenworth, KS 66048 (913)223-0178



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OCT 14 2021  
CITY OF LANSING

800 First Terrace, Lansing, Kansas 66043 - Telephone: 913-727-3036  
Fax: 913-828-4579 - [www.lansingks.org](http://www.lansingks.org)

**APPLICATION FOR LANSING PARKS & RECREATION ADVISORY BOARD MEMBER**

Name: Bob Lamborn

Lansing Address: 971 Ridge Dr.

Home Phone: 913-250-6130 Cell Phone: 913-702-2003

E-mail: KANSASMARBLER@ATT.NET

Please attach a written statement expressing your interest in being appointed to the Lansing Parks and Recreation Advisory Board. Your written statement should address the following four topics:

1. Qualifications for the position.
2. Personal philosophy of Parks and Recreation Activities.
3. Desired accomplishments as a Board Member.
4. Willingness to attend board meetings on the 2<sup>nd</sup> Thursday of every other month.

\*Also, attach the name, address, and telephone number of three personal references.

This appointment is to fulfill a Parks & Recreation Advisory Board term of two (2) years expiring on December 31, 2023. Applicants must be a resident of the Lansing School District (USD 469), be at least 18 years of age and a U.S. citizen. \*Applicants for the open positions will be considered on November 17, 2021, at the Parks & Recreation Advisory Board Meeting at 7:00 p.m. at the Lansing Activity Center.

All applications should be returned to Lansing City Hall, 800 First Terrace, marked to the "Attention of the City Clerk" by close of business on Friday, October 29, 2021.

**My name is Bob Lamborn, and I am a retired park and recreation professional. I served about twenty years as the Director of Recreation for the Sublette Recreation Commission in Sublette, Kansas.**

**I am a graduate in the field from Kansas State University. I have graduated from the National Park and Recreation Association's Executive Development School and Resources Management School. I served on the Board of Directors of the Kansas Recreation and Park Association in various capacities for ten years.**

**I was a registered official in three varsity sports for the Kansas State High School Activities Association for fifteen years. I have officiated various sports from grade school to the Division I college level.**

**I was a middle school and high school assistant and head coach for basketball, softball, and baseball.**

**I believe that individuals of all ages should have the opportunity to enrich their lives through parks and recreation. These opportunities can be provided through free time activities, education, facilities, and structured programs.**

**It would be my desire to assist the Park and Recreation Department when called upon to do so and to provide insight when asked. I would like to see the Lansing Park and Recreation Department be proactive in providing opportunities to the residents of Lansing and to be on the leading edge of developments in the park and recreation field.**

**I have the ability to attend the every other month meetings and would enjoy being of service, so I would appreciate the opportunity to serve on the advisory board.**

**I am a current member of the Lansing Parks & Recreation Advisory Board. I would like to continue serving to help implement the exciting new Master Plan.**

**References-**

**Ray Bell**

**1522 Sycamore Drive**

**Lansing, KS 66043**

**1-913-547-0538**

**Bill Maasen**

**7900 Renner Road**

**Shawnee, KS 66219**

**1-913-826-3048**

**Brad Streeter**

**2412 Marion Avenue**

**Manhattan, KS 66502**

**1-785-341-5694**





800 First Terrace, Lansing, Kansas 66043 - Telephone: 913-727-3036  
Fax: 913-828-4579 - [www.lansingks.org](http://www.lansingks.org)

**APPLICATION FOR LANSING PARKS & RECREATION ADVISORY BOARD MEMBER**

Name: Casey Worrall

Lansing Address: 24619 163<sup>rd</sup> St.

Home Phone: N/A Cell Phone: 913-290-0504

E-mail: cwlawns@yahoo.com

Please attach a written statement expressing your interest in being appointed to the Lansing Parks and Recreation Advisory Board. Your written statement should address the following four topics:

1. Qualifications for the position.
2. Personal philosophy of Parks and Recreation Activities.
3. Desired accomplishments as a Board Member.
4. Willingness to attend board meetings on the 2<sup>nd</sup> Thursday of every other month.

\*Also, attach the name, address, and telephone number of three personal references.

This appointment is to fulfill a Parks & Recreation Advisory Board term of two (2) years expiring on December 31, 2023. Applicants must be a resident of the Lansing School District (USD 469), be at least 18 years of age and a U.S. citizen. \*Applicants for the open positions will be considered on November 17, 2021, at the Parks & Recreation Advisory Board Meeting at 7:00 p.m. at the Lansing Activity Center.

All applications should be returned to Lansing City Hall, 800 First Terrace, marked to the "Attention of the City Clerk" by close of business on Friday, October 29, 2021.

RECEIVED

OCT 27 2021

CITY OF LANSING

**Casey Worrall – Application for Board Member position for Parks & Recreation**

**1. Qualifications for the position**

- Lifelong member of the Lansing community
- Post-graduate education – Masters in Health Education
- High school and college athlete
- One season of coaching in the recreational leagues
- Small business owner
- Well connected to the Lansing-Leavenworth community
- Fan of sports in general

**2. Personal philosophy of Parks and Recreation Activities**

Agree with promoting the idea of youth sports. I believe sports are an integral part of the youth athlete's early life and it's important for all kids to have a chance to play sports. Sports instill so many other qualities besides just competition. Recreational sports are important for overall health as well by staying active and decreasing obesity rates.

**3. Desired accomplishments as a Board Member**

To improve and grow the overall quality of the Parks & Recs program. To offer helpful and beneficial insight to a young athletes' childhood. To collaborate with other board members in recreational decision making that most benefits the youth in the community. Lastly, to increase and improve community relations as it relates to sports.

**4. Willingness to attend board meeting**

Very willing.

## **References**

### **CMOP**

James Miller  
15430 Andrews Road  
Suite D  
Kansas City, MO 64147  
Phone: 619-822-8459  
Email: [jmiller@ieinc.net](mailto:jmiller@ieinc.net)

### **Complete Storage**

Rob Jaccard  
120 Holiday Terrace  
Lansing, KS 66043  
Phone: 913-721-2567

### **Legacy Restaurant Group (Wendy's Store)**

Michelle Wilson  
2528 S 291 Highway  
Independence, MO 64055  
Phone: 913-217-8012  
Email: [michelle.wilson@legacywendys.com](mailto:michelle.wilson@legacywendys.com)

### **Senator Ed Reilly**

P.O. Box 9  
Leavenworth, KS 66048  
Phone: 301-275-3039

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## AGENDA ITEM

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TO: Tim Vandall, City Administrator  
FROM: Sarah Bodensteiner, City Clerk  
DATE: November 19, 2021  
SUBJECT: Lansing Planning Commission Appointment

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Due to a resignation on the Lansing Planning Commission, there is currently one (1) vacancy position with a term that will expire on April 30, 2024. This position was advertised and one (1) application was received.

Action: A motion to appoint Janette Labbee-Holdeman to the Lansing Planning Commission for a term that will expire on April 30, 2024.

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## AGENDA ITEM #

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800 First Terrace, Lansing, Kansas 66043 - Telephone: 913-727-3036  
Fax: 913-828-4579 - [www.lansingks.org](http://www.lansingks.org)

**APPLICATION FOR LANSING PLANNING COMMISSION**

Name: JANETE LABBEE - HOLDEMAN  
Lansing Address: 820 4th Rd. LANSING, KS 66043  
Home Phone: 816.918.7829  
~~Business Phone:~~ \_\_\_\_\_  
E-mail: Jlabbee@earthlink.net

Please attach a one to two page written statement expressing your interest in being appointed to the Lansing Planning Commission. Your written statement should address the following four topics:

1. Qualifications for the position.
2. Personal philosophy of the Lansing Planning Commission and development in Lansing.
3. Desired accomplishments as a Lansing Planning Commission member.
4. Willingness to attend meetings.

Also, attach the name, address, and telephone number of three personal references.

This volunteer position is for the Lansing Planning Commission to fill a vacancy for a term ending on April 30, 2024. Applicants must be 18 years of age and a U.S. Citizen. Applicants must also be a resident of the City of Lansing or live within the Urban Growth Management Area outside of city limits.

All applications should be returned to Lansing City Hall, 800 First Terrace, marked "Attention of the City Clerk".

RECEIVED  
NOV 19 2021  
CITY OF LANSING

I have lived in Lansing for the last 48 years and have seen it grow from a small quite town to a largely residential town, with fast food restaurants, new schools and future opportunities based on its location to the Legends and other amenities in the greater Kansas City area.

Over the years I have enjoyed its rural characteristics and although growth is inevitable, hope we can blend its agricultural heritage with modern day expectation. My personal philosophy is to continue development with an eye on green spaces and trails to add to the quality of life for all residents.

My qualifications are: Eight years on the Lansing Planning Committee 1997 until 2005. Member of the Lansing city council for 6 years, until 2011, and member of the Leavenworth County Planning Commission 2017 through 2019. In all cases I was very involved in the Comprehensive Planning for the City and the County and have a good understanding of what our neighbors expect from those representing them.

I am a retired Federal employee, from the U.S. Department of Commerce. A member of several local civic organizations to include the Lansing International Lions Club. A board member of the Leavenworth Lansing Chamber of Commerce and the League of Women Voters.

I am willing to attend meetings and participate as a member of the planning commission group.

The following people have agreed to provide a reference for me:

Gene Kirby, Lansing City Council.

913.240.9873

[gkirby@lansing.ks.us](mailto:gkirby@lansing.ks.us)

Andi Palowski, Board member and trustee of Fire district No.1.

913.683.0662

[Andi\\_P@earthlink.net](mailto:Andi_P@earthlink.net)

Mrs. Chris Aus, Chair person, Lansing Education Foundation.

913.915.7574

[garylaus@yahoo.com](mailto:garylaus@yahoo.com)



Sincerely: Janette Labbee-Holdeman

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## AGENDA ITEM

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TO: Tim Vandall, City Administrator  
FROM: Jason Crum, Parks and Recreation Director  
DATE: November 18, 2021  
SUBJECT: After hours use of the Activity Center

---

Matthew Blome with Lansing Boy Scout Troop 165 has requested to use the Lansing Activity Center after hours from early afternoon on January 29th until the morning of January 30th for the Boy Scout Anti Campout. Mr. Blome and I will be at the City Council meeting in order to answer any questions. The Special Event Application, Release of Liability and Agreement to Indemnify, facility request, fee waiver application, and the certificate of insurance are attached. A deposit of \$300.00 will be required if the request is approved.

Policy Consideration: N/A

Financial Consideration: N/A

Action:

A motion to approve or deny the request for Matthew Blome and Lansing Boy Scout Troop 165 to use the Lansing Activity Center from January 29th at 12:00 p.m. until January 30th at 11:00 a.m. for the Anti Campout event.

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## AGENDA ITEM #

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# CITY OF LANSING

## PARKS SPECIAL EVENT

### PERMIT APPLICATION

Individual's Name Applying for License: Matthew Blane Date: 2 November 2021

Daytime Phone Number: 706 587 1390 Evening Phone Number: NA

Business/Organization Name (if applicable): BSA Troop 165

Address: Lansing, KS

Event Location: ☐ Lost 80 Park, 1122 East Mary Street ☐ Woodland Gazebo, 150 Woodland ☐ Willow Park, 127 W. Gilman Road  
☐ Highland Playground, 217 Highland ☐ Kelly Grove Park, 320 East Gilman Road ☐ City Park, 400 N. 2nd Street  
☐ Kenneth W. Bernard Park, 15650 Gilman Road ☒ Lansing Activity Center (108 2nd St)

Description of Event: Troop anti-campout. Arrive Saturday afternoon. Stay overnight and perform service project. Depart Sunday morning.

Date(s) of Operation: 29-30 January Hours of Operation: 12:00 pm - 11:00 am

Anticipated Attendance: 15 State Tax Numbers: \_\_\_\_\_ Federal Tax Numbers: \_\_\_\_\_

Description of any structures to be used in conjunction with event: \_\_\_\_\_

All requests for exceptions to the regulations set forth in the Code of the City of Lansing, Chapter 13: Parks and Public Property, Article 1. Park Regulations, shall be referred to the Governing Body for approval or disapproval. Such permit may be subject to such conditions and safeguards as the Government Body may deem necessary to protect the public health, safety and welfare. These conditions may include but shall not be limited to:

- A. Restrictions on the hours of operation, duration of the event, size of the activity or other operational characteristic.
- B. The posting of a performance bond to help ensure that the operation of the event and subsequent restoration of the site are conducted according to Government Body expectations.
- C. The provision of traffic control or security personnel to increase the public safety and convenience.
- D. Obtaining liability and personal injury insurance in such form and amount as the Government Body may find necessary to protect the safety and general welfare of the community.

An application shall be accompanied by the following items as applicable:

- 1. Proof of liability insurance in the amount of \$1,000,000.00 and Liability Release and Indemnification Clause.
- 2. A certificate of insurance with Endorsement naming the City of Lansing as additionally insured.
- 3. A sketch plan showing to scale the location of the proposed activities and structures in relation to existing buildings, parking areas, streets and property lines as shown on the approved site plan. In no event shall structures or display areas be located any closer than 25 feet to public right-of-ways adjacent to the property.
- 4. A separate application will need to be made to the Community Development Division for any signs to be displayed in conjunction with the special event. In no event shall signs be displayed on the public right-of-way. Signs for commercial activities shall only be displayed during hours of operation.

Signature of Applicant: [Signature] Date: 2 November 2021

The following departments have reviewed this application for compliance with the Code of the City of Lansing, Chapter 13: Parks and Public Property, Article 1. Park Regulations.

Police Department Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
 Community Development Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
 Parks & Recreation Department Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
 City Clerk's Office Signature: \_\_\_\_\_ Date: \_\_\_\_\_



# RELEASE OF LIABILITY & AGREEMENT TO INDEMNIFY

The City of Lansing has authorized or granted permission to the "Sponsor" to conduct certain "Activities" at the "Location," all of which are identified as follows:

Sponsor:

**Boyscout Troop 165**

Activities, including all other conduct related thereto:

**Anti-campout indoor campout and associated activities**

Location:

**Lansing Activity Center**

For Sponsor, its staff, and any authorized participant attending and participating in the above-mentioned activity for the **Anti-campout indoor campout and associated activities** Sponsor acknowledges and accepts: (a) that participation in the listed Activity(ies) is voluntary; (b) that as Sponsor am aware, and am fully satisfied with the understanding, of the nature of the Activities, the abilities and limitations of any authorized participant with respect to the Activity(ies), and the nature of the involvement of participant in the Activity(ies), and (c) that there is an inherent risk that injuries, damages and even death may occur as a result of participation in the Activity(ies).

Nevertheless, in consideration for the City of Lansing's authorization and/or its grant of permission to utilize city-owned property or its facilities for the Sponsor's Activity(ies), I, as a duly-authorized agent for Sponsor, forever release, discharge and hold harmless the City of Lansing, its elected officials, any of its employees and agents (individually and collectively referred to herein as the "City of Lansing Released Parties") from any and all claims, demands, and causes of action, including without limitation those for personal or bodily injury or death, based on, arising out of, or related to participation in the Sponsor's Activity(ies).

In addition, Sponsor also agrees to supervise any minor child attending and participating in the above-mentioned activity(ies) for the **Anti-campout indoor campout and associated activities** and withdraw any Participant if he/she is unfit to safely participate in the Activity(ies) or if any actual or impending danger to his/her health or other well-being, and Sponsor agrees to indemnify and hold the City of Lansing Released Parties harmless from any and all liability, costs and damages, including attorney fees, if any participant, including Sponsor, of the sponsored activity(ies) asserts a claim, demand, and/or cause of action against the City of Lansing which is hereby released as set forth above.

**I have read, fully understand, and voluntarily agree to the foregoing.**

  
Sponsor & Authorized Agent

2 November 2021  
Date

# LANSING ACTIVITY CENTER

## Facility Request Form

NAME OF PERSON REQUESTING FACILITY: Matthew Blome  
*(The person named here must pay for the rental fees, will be refunded the damage deposit, if applicable, and will be held responsible for the facility.)*

Purpose of Function: Boy Scout Anti-campout

Address: \_\_\_\_\_ City: \_\_\_\_\_ State/Zip: \_\_\_\_\_

Telephone: (Home) NA (Work) \_\_\_\_\_

(Cell): 706 587 1390

Date(s) Requested	Day of Week	Time Requested
<u>29-30 January</u>	<u>Saturday Sunday</u>	<u>12:00pm To 11:00am</u>
_____	_____	To _____

Please check the category that applies to this reservation request:

- |  |  |
|--|--|
| <input type="checkbox"/> Lansing Resident  | <input type="checkbox"/> #101 Meeting Room (capacity up to 30) |
| <input checked="" type="checkbox"/> Lansing Civic Non-Profit or Senior Citizen Group | <input type="checkbox"/> #106 Meeting Room (capacity up to 25) |
| <input type="checkbox"/> City Function   | <input type="checkbox"/> #201 Meeting Room (capacity up to 30) |
| <input type="checkbox"/> Non-Resident  | <input type="checkbox"/> #205 Meeting Room (capacity up to 30) |
|  | <input type="checkbox"/> Gym (capacity up to 200)              |

Number of people attending: \_\_\_\_\_ How many tables? \_\_\_\_\_ How many chairs? \_\_\_\_\_  
*(Tables & chairs available: 14 rectangle tables 6' length-seats six / 46 chairs)*

Other Information: Request small service project for scouts

- Will food or refreshments be served? ☒ Yes ☐ No
- Is this a private party? ☐ Yes ☒ No
  - (A private party is a gathering where invitations are sent or given. Tickets may not be sold at the door or prior to the event.)*

### STATEMENT OF RESPONSIBILITY:

As a condition precedent to the issuance of a permit for the use of facility at the Lansing Activity Center, I, the undersigned, knowingly and voluntarily assume the responsibility to abide by any and all county, state, and federal laws, city ordinances, and rules and regulations governing the use of the rooms on this request. It is further understood that the City of Lansing, Kansas, its officials, officers, and employees, are not responsible for accidents, injuries, illness, disaster, or loss to group or individual property relating to the use of the Lansing Activity Center. Furthermore, I agree to pay any rental fees, cleaning/damage deposit, and setup fees at the time reservations are made and agree to comply with the rules and regulations as stated in the rental policy. Following is a partial list of rules and regulations that may result in loss of cleaning/damage deposit.

- Application will serve as reservation and must be made in person (no telephone reservations will be accepted.)
- Rental fees and cleaning/damage deposit must be paid at the time reservations are made.
- No adhering decorations on walls or ceilings. No loose glitter sparkles or sequins may be used for decorations.
- All trash, debris, decorations, etc. shall be removed at the conclusion of the room rental. All spills must be cleaned up. The City staff will remove tables and chairs and normal floor cleaning only. If, after an activity, additional custodial maintenance is required (other than the normal cleaning process) the applicant may be charged accordingly.
- Smoking is not permitted anywhere inside the building. Failure to comply will result in forfeiture of the deposit.
- Person named on facility request form shall be responsible for their guests and compliance with the rules and regulations.
- Any cancellation less than two weeks prior to the contracted function will result in forfeiture of all fees.
- Fee waivers are available upon request.
- Additional charges may be assessed if damage or cleaning requirements exceed the deposit.
- Reservations without an advanced notice of two (2) weeks will be considered based upon staff availability.

Applicant's Signature: [Signature] Date: 3 November 2021

(Attached are the Activity Center Diagram and Reservation Fees.)

ACTIVITY CENTER FEE SCHEDULE

Description	Resident Fee	Non-Resident Fee	Cleaning/Damage Deposit
Classroom	\$5.00 per hour	\$15.00 per hour	\$75.00
Gymnasium	\$15.00 per hour	\$30.00 per hour	\$150.00
Room(s) will be available one hour before the function.			

Room Set-up:

COMMENTS:

Room Set-up:

**STAFF USE ONLY:**

\_\_\_\_\_ hours x \$ \_\_\_\_\_ per hour = \$ \_\_\_\_\_

Cleaning/Damage Deposit \$ \_\_\_\_\_

Key # \_\_\_\_\_

**TOTAL DUE** \$ \_\_\_\_\_

Amount Paid \$ \_\_\_\_\_

Balance Due \$ \_\_\_\_\_

**ACCOUNT STATUS:**

Rental Receipt # \_\_\_\_\_ ☐ Cash ☐ Check

Deposit Receipt # \_\_\_\_\_ ☐ Cash ☐ Check

Staff Member Signature \_\_\_\_\_ Date \_\_\_\_\_

**Activity Center  
Fee Waiver Application**

Fee waiver applications must be received 10 working days  
Prior to the date of Activity Center room reservation.  
A cleaning / damage deposit is required for all reservations,  
Including approved fee waivers.

Name of Organization / Individual: BSA Troop 165

Address: Lansing, KS

Phone Number: 706 587 1390

Date of Activity Center Reservation: 29-30 January 2022

Room(s) Rented: #201, #205, Gym

Beginning and Ending Time of function: 12:00pm - 11:00am

Briefly describe the purpose of this function: Anti-campout activities

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

For Office Use Only

Approved \_\_\_\_\_

Disapproved \_\_\_\_\_

By: \_\_\_\_\_ Date: \_\_\_\_\_

Applicant informed by: \_\_\_\_\_ Date: \_\_\_\_\_

**CERTIFICATE OF LIABILITY INSURANCE**DATE (MM/DD/YYYY)  
11/04/2021

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

**PRODUCER**  
Marsh & McLennan Agency LLC  
8144 Walnut Hill Lane, 16th Floor  
Dallas TX 75231

**CONTACT**  
NAME: Laura Craig  
PHONE (A/C, No, Ext): 972-770-1402 FAX (A/C, No): 972-770-1699  
E-MAIL ADDRESS: laura.craig@marshmma.com

**INSURER(S) AFFORDING COVERAGE****NAIC #****INSURER A:** Evanston Insurance Company

35378

**INSURED**  
Boy Scouts of America, National Council and all of its affiliates and subsidiaries

Heart of America Council  
10210 Holmes Road  
Kansas City, MO 64131

**INSURER B:****INSURER C:****INSURER D:****INSURER E:****INSURER F:****COVERAGES****CERTIFICATE NUMBER:** 430155702**REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR  GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:		MKLV4PBC001681	3/1/2021	3/1/2022	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 1,000,000 MED EXP (Any one person) \$ PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 10,000,000 PRODUCTS - COM/OP AGG \$ \$ COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
	<b>AUTOMOBILE LIABILITY</b> <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY					EACH OCCURRENCE \$ AGGREGATE \$ \$
	<b>UMBRELLA LIAB</b> <input type="checkbox"/> OCCUR <b>EXCESS LIAB</b> <input type="checkbox"/> CLAIMS-MADE DED <input type="checkbox"/> RETENTION \$					EACH OCCURRENCE \$ AGGREGATE \$ \$
	<b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? <input type="checkbox"/> Y <input checked="" type="checkbox"/> N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N/A				PER STATUTE <input type="checkbox"/> OTH-ER <input type="checkbox"/> E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

**DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)**

Certificate holder is named as an additional insured by virtue of a written or oral contract or by the issuance/existence of a permit or certificate of insurance but only with respect to operations by or on behalf of the insured, or to facilities of, or facilities used by the insured and then only of the limits of liability specified in such contract for the event specified. Primary and Non-Contributory applies as required by written contract or agreement. Waiver of Subrogation applies when required by written contract or agreement. Sexual Molestation coverage is incorporated in the policy and addressed by endorsement and is subject to the policy period, terms, limits and conditions of the policy. Certificate holders include directors, officers, agents, owners, volunteers, mortgagees and landlords as required by written contract or agreement.

For: All Official Scout Activities

**CERTIFICATE HOLDER**

City of Lansing, KS  
108 S 2nd St  
Lansing, KS 66043

**CANCELLATION**

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

© 1988-2015 ACORD CORPORATION. All rights reserved.

## EVANSTON INSURANCE COMPANY

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

### ADDITIONAL INSURED

This endorsement modifies insurance provided under the following:

#### COMMERCIAL GENERAL LIABILITY POLICY

It is agreed that the Persons or Entities insured provision is amended to include:

Certificate holder, except a Chartered Organization and/or Participating Organization, is named as an additional insured by virtue of a written or oral contract or by the issuance/existence of a permit or certificate of insurance but only with respect to operations by or on behalf of the insured, or to facilities of, or facilities used by the insured and then only for the limits of liability specified in such contract for the event specified in the permit or certificate of insurance.

Nothing herein shall operate to increase the insurers per occurrence liability limit of \$1,000,000.

Policy Number:	MKLV4PBC001681
Insured:	Boy Scouts of America, National Council and all of its affiliates and subsidiaries and all Local Councils and all their affiliates and subsidiaries and Learning for Life
Effective Date:	03/01/2021
Expiration Date:	03/01/2022

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## AGENDA ITEM

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TO: Tim Vandall, City Administrator  
FROM: Sarah Bodensteiner, City Clerk  
DATE: November 18, 2021  
SUBJECT: Request for Cereal Malt Beverage License Renewals

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The following businesses have has applied for renewal of their cereal malt beverage licenses.

Aldi Inc. - 1217 North Main Street  
GMRG ACQ 1 LLC dba Pizza Hut – 407 North Main Street  
Lansing Quike Stop – 601 South Main Street  
QuikTrip #188 – 1205 North Main Street  
Shree Nivas Inc. dba Finish Line – 506 North Main Street  
Truman Town LLC dba Woody's Gas Express – 109 4-H Road

The City Clerk, Police Chief, and Community & Economic Development Director have reviewed and approved the applications. The licensing fee and Kansas State Stamp Tax have been paid.

Policy Consideration: N/A

Financial Consideration: The licensing fee and Kansas State Stamp Tax have been paid.

Action: Staff recommends a motion to approve the Cereal Malt Beverage License renewals for for Aldi Inc. at 1217 North Main Street, GMRG ACQ 1 LLC dba Pizza Hut at 407 North Main Street, Lansing Quike Stop at 601 South Main Street, QuikTrip #188 at 1205 North Main Street, Shree Nivas Inc. dba Finish Line at 506 North Main Street, and Truman Town LLC dba Woody's Gas Express at 109 4-H Road.

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## AGENDA ITEM #

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# CORPORATE APPLICATION FOR LICENSE TO SELL CEREAL MALT BEVERAGES

(This form has been prepared by the Attorney General's Office)

☒ City or ☐ County of **Lansing**

## SECTION 1 – LICENSE TYPE

Check One: ☐ New License ☒ Renew License ☐ Special Event Permit

Check One:

☐ License to sell cereal malt beverages for consumption on the premises.

☒ License to sell cereal malt beverages in original and unopened containers and not for consumption on the licensed premises.

## SECTION 2 – APPLICANT INFORMATION

Kansas Sales Tax Registration Number (required): 004-421112447-F01

I have registered as an Alcohol Dealer with the TTB. ☒ Yes (required for new application)

Name of Corporation ALDI, Inc. (Kansas)		Principal Place of Business	
Corporation Street Address 10505 S. K-7 Hwy		Corporation City Olathe	State Kansas
Date of Incorporation November 7, 1978		Articles of Incorporation are on file with the Secretary of State.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Resident Agent Name Sophia Ombaso - Real Estate Assistant		Phone No. 913-768-1119 x 136	
Residence Street Address 10505 S. K-7 Hwy		City Olathe	State Kansas
			Zip Code 66061

## SECTION 3 – LICENSED PREMISE

Licensed Premise (Business Location or Location of Special Event)			Mailing Address (If different from business address)		
DBA Name ALDI #98			Name ALDI, Inc. (Kansas)		
Business Location Address 1217 N. Main			Address 10505 S. K-7 Hwy.		
City Lansing	State Kansas	Zip 66043	City Olathe	State Kansas	Zip 66061
Business Phone No. 913-768-1119			<input checked="" type="checkbox"/> Applicant owns the proposed business location. <input type="checkbox"/> Applicant does not own the proposed business location.		
Business Location Owner Name(s) ALDI, Inc. (Kansas)					

## SECTION 4 – OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK

List each person and their spouse\*, if applicable. Attach additional pages if necessary.

Name	Position	Date of Birth
Residence Street Address	City	State
		Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State
		Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State
		Zip Code
Spouse Name	Position	Age
Residence Street Address	City	State
		Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State
		Zip Code
Spouse Name	Position	Age
Residence Street Address	City	State
		Zip Code



SECTION 4 -- OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK (CONTINUED)			
Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code

<b>SECTION 5 – MANAGER OR AGENT INFORMATION</b>		
My place of business or special event will be conducted by a manager or agent.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
If yes, provide the following:		
Manager/Agent Name Dominic Escobar	Phone No. 913-424-8522	Date of Birth 06/04/1988
Residence Street Address 2084 South 137th Street	City Bonner Springs, Kansas	Zip Code 66012
<b>Manager or Agent Spousal Information*</b>		
Spouse Name Kelly Escobar	Phone No. 636-352-7973	Date of Birth 01/15/1991
Residence Street Address 2084 South 137th Street	City Bonner Springs, Kansas	Zip Code 66012
<b>SECTION 6 – QUALIFICATIONS FOR LICENSURE</b>		
Within 2 years immediately preceding the date of this application, have any of the individuals identified in Sections 4 & 5 have been convicted of, released from incarceration for or released from probation or parole for any of the following crimes*: (1) Any felony; (2) a crime involving moral turpitude; (3) drunkenness; (4) driving a motor vehicle while under the influence of alcohol (DUI); or (5) violation of any state or federal intoxicating liquor law.		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Have any of the individuals identified in Sections 4 and 5 been managers, officers, directors or stockholders owning more than 25% of the stock of a corporation which: (1) had a cereal malt beverage license revoked; or (2) was convicted of violating the Club and Drinking Establishment Act or the CMB laws of Kansas.		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
All of the individuals identified in Sections 4 & 5 are at least 21 years of age*.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<b>SECTION 7 – DURATION OF SPECIAL EVENT</b>		
Start Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM
End Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM

Proceed to Section 8 on the next page.

## SECTION 8 – LICENSED PREMISE

In the space below, draw the area you wish to sell or deliver CMB. Include entrances, exits and storage areas. Do not include areas you do not wish to license. If you wish to attach a drawing, check the box: ☒ 8 1/2" by 11" drawing attached.



I declare under penalty of perjury under the laws of the State of Kansas that the foregoing is true and correct and that I am authorized by the corporation to complete this application. (K.S.A. 53-601)

SIGNATURE Mal Beath DATE 10/11/2021

### FOR CITY/COUNTY OFFICE USE ONLY:

- ☒ License Fee Received Amount \$ 50 Date 11/05/2021  
 (\$25 - \$50 for Off-Premise license or \$25-200 On-Premise license)
- ☒ \$25 CMB Stamp Fee Received Date 11/05/2021
- ☒ Background Investigation ☒ Completed Date 11/19/2021 ☒ Qualified ☐ Disqualified
- ☒ Verified applicant has registered with the TTb as an Alcohol Dealer
- ☐ New License Approved Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_
- ☐ License Renewed Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_
- ☐ Special Event Permit Approved Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_

A PHOTOCOPY OF THE COMPLETED FORM, TOGETHER WITH THE STAMP FEE REQUIRED BY K.S.A. 41-2702(e), MUST BE SUBMITTED WITH YOUR MONTHLY REPORT (ABC-307) TO THE ALCOHOLIC BEVERAGE CONTROL, 109 SW 9TH ST, 5TH FLOOR, PO BOX 3506, TOPEKA, KS 66601.

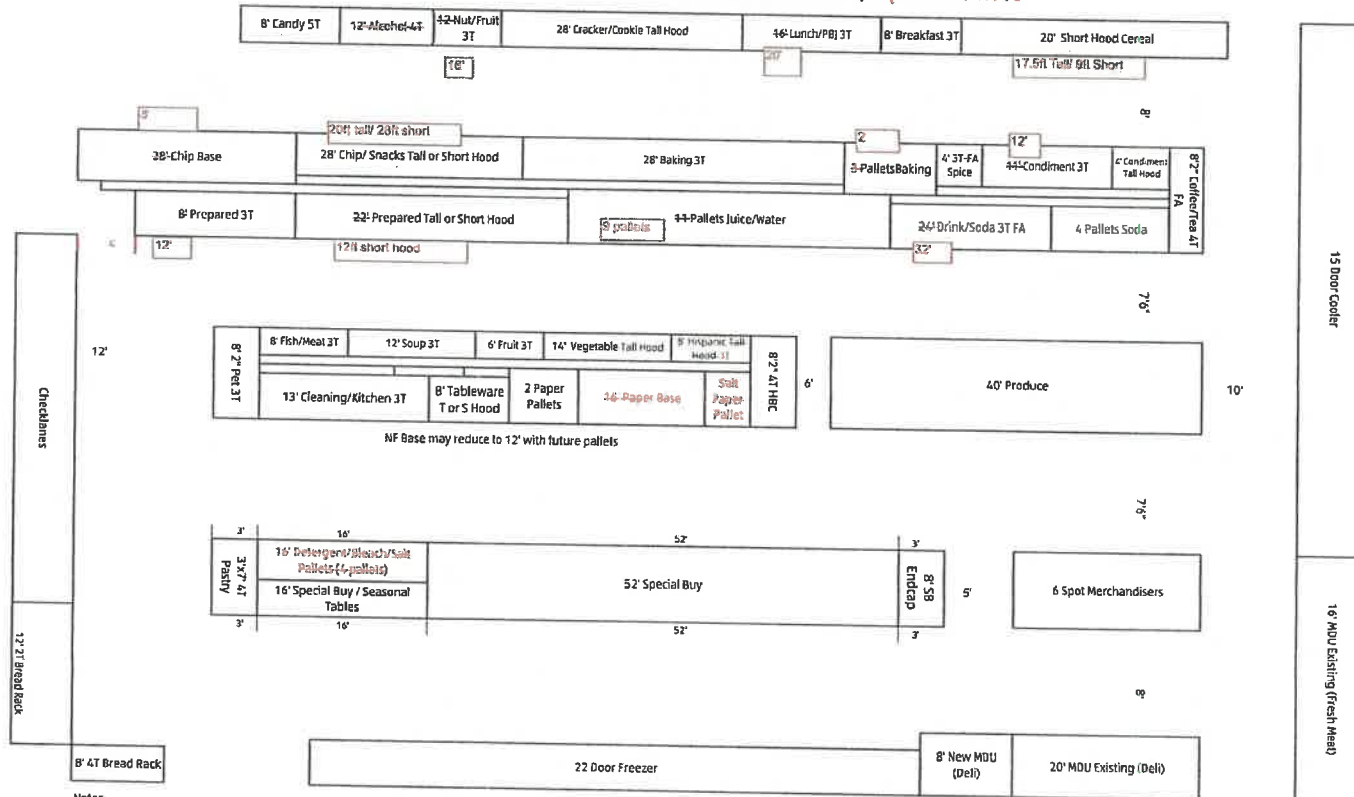
\* Applicant's spouse is not required to meet citizenship, residency or age requirements. If renewal application, applicant's spouse is not required to meet the no criminal history requirement. K.S.A. 41-2703(b)(9)

# Agenda Item 6.

98

No reset -  
2 mobile beer displays  
at checklanes

4 Aisle Layout, 22 Door Freezer (Not to Scale) (84' x 170') Updated 2/09/16



## Test Locations:

BAT #24 Wheaton, IL

## Notes:

The red font in this diagram indicates that shelving and product has been repositioned since the November 16th update. 4' of hood has been added to prepared food. There is excess 4' hood in existing stores. Therefore, no changes to shelving orders are required. Shelving near the checklane in Aisle 2 should start 4' from the end of the checklane. Baking 28' 3T can fluctuate as needed between 24'-28' from summer to winter

SB MERCHANDISING NOTES:  
PUSH SB TABLES TOGETHER LEAVING NO GAP IN  
MIDDLE. IN 7'-0" SB GONDOLA, 8'-0" SB END CAP

# CORPORATE APPLICATION FOR LICENSE TO SELL CEREAL MALT BEVERAGES

(This form has been prepared by the Attorney General's Office)

☒ City or ☐ County of Lansing, Kansas

## SECTION 1 – LICENSE TYPE

Check One: ☐ New License ☒ Renew License ☐ Special Event Permit

Check One:

- ☒ License to sell cereal malt beverages for consumption on the premises.  
☐ License to sell cereal malt beverages in original and unopened containers and not for consumption on the licensed premises.

## SECTION 2 – APPLICANT INFORMATION

Kansas Sales Tax Registration Number (required): 004-822381178F-01

I have registered as an Alcohol Dealer with the TTB. ☒ Yes (required for new application)

Name of Corporation GMRG ACQ 1, LLC		Principal Place of Business	
Corporation Street Address 10880 Benson, Suite 2320		Corporation City Overland Park	State KS Zip Code 66210
Date of Incorporation 8/3/17	Articles of Incorporation are on file with the Secretary of State.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Resident Agent Name Jen Seward		Phone No. 620-243-2955	
Residence Street Address 1695 N. Mayfield Rd		City Hutchinson	State KS Zip Code 67501

## SECTION 3 – LICENSED PREMISE

Licensed Premise (Business Location or Location of Special Event)			Mailing Address (If different from business address)		
DBA Name Pizza Hut #034976			Name Pizza Hut #034976		
Business Location Address 407 North Main Street			Address 10880 Benson, Suite 2320		
City Lansing	State KS	Zip 67046	City Overland Park	State KS	Zip 66210
Business Phone No. 913-727-3232			<input checked="" type="checkbox"/> Applicant owns the proposed business location. <input type="checkbox"/> Applicant does not own the proposed business location.		
Business Location Owner Name(s) Michael Cherney					

## SECTION 4 – OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK

List each person and their spouse\*, if applicable. Attach additional pages if necessary.

Name Michael Cherney	Position CEO	Date of Birth 1/23/1983
Residence Street Address 2223 W Lyndale St	City Chicago	State IL Zip Code 60647
Spouse Name Sara Cherney	Position N/A	Date of Birth 6/23/1981
Residence Street Address 2223 W Lyndale St	City Chicago	State IL Zip Code 60647
Name Tim Quinlan	Position Passive Investor	Date of Birth 10/4/1976
Residence Street Address 14 East 93rd Street	City New York	State NY Zip Code 10028
Spouse Name Courtney Quinlan	Position	Age 5/14/76
Residence Street Address 14 East 93rd Street	City New York	State NY Zip Code 10028
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Age
Residence Street Address	City	State Zip Code

**SECTION 4 – OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK (CONTINUED)**

Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
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Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code



<b>SECTION 5 – MANAGER OR AGENT INFORMATION</b>		
My place of business or special event will be conducted by a manager or agent.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
If yes, provide the following:		
Manager/Agent Name Teri Dean	Phone No. 913-240-9664	Date of Birth 12/03/1978
Residence Street Address 124 Continental Drive	City Lansing	Zip Code 67043
<b>Manager or Agent Spousal Information*</b>		
Spouse Name Ishi Dean	Phone No. 913-704-5528	Date of Birth 01/31/1979
Residence Street Address 124 Continental Drive	City Lansing	Zip Code 67043
<b>SECTION 6 – QUALIFICATIONS FOR LICENSURE</b>		
<p>Within 2 years immediately preceding the date of this application, have any of the individuals identified in Sections 4 &amp; 5 have been convicted of, released from incarceration for or released from probation or parole for any of the following crimes*:</p> <p>(1) Any felony; (2) a crime involving moral turpitude; (3) drunkenness; (4) driving a motor vehicle while under the influence of alcohol (DUI); or (5) violation of any state or federal intoxicating liquor law.</p>		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>Have any of the individuals identified in Sections 4 and 5 been managers, officers, directors or stockholders owning more than 25% of the stock of a corporation which:</p> <p>(1) had a cereal malt beverage license revoked; or (2) was convicted of violating the Club and Drinking Establishment Act or the CMB laws of Kansas.</p>		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
All of the individuals identified in Sections 4 & 5 are at least 21 years of age*.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<b>SECTION 7 – DURATION OF SPECIAL EVENT</b>		
Start Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM
End Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM

Proceed to Section 8 on the next page.

## SECTION 8 – LICENSED PREMISE

In the space below, draw the area you wish to sell or deliver CMB. Include entrances, exits and storage areas. Do not include areas you do not wish to license. If you wish to attach a drawing, check the box: ☒ 8 ½" by 11" drawing attached.



I declare under penalty of perjury under the laws of the State of Kansas that the foregoing is true and correct and that I am authorized by the corporation to complete this application. (K.S.A. 53-601)

SIGNATURE Minda Chung DATE 10/26/2021

### FOR CITY/COUNTY OFFICE USE ONLY:

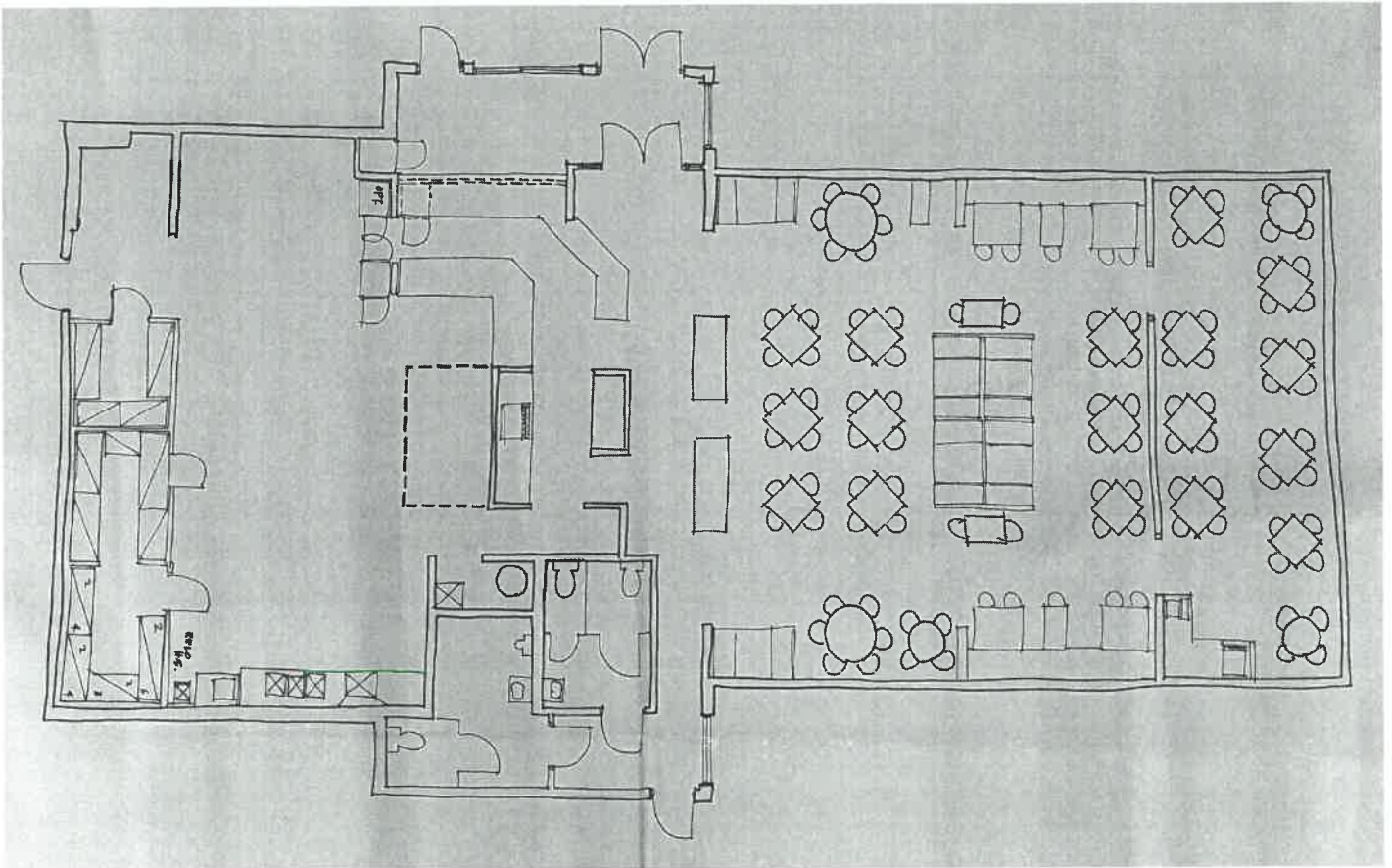
<input checked="" type="checkbox"/> License Fee Received Amount \$ <u>200</u> Date <u>11/05/2021</u> (\$25 - \$50 for Off-Premise license or \$25-200 On-Premise license)	
<input checked="" type="checkbox"/> \$25 CMB Stamp Fee Received Date <u>11/05/2021</u>	
<input checked="" type="checkbox"/> Background Investigation	<input checked="" type="checkbox"/> Completed Date <u>11/19/2021</u> <input checked="" type="checkbox"/> Qualified <input type="checkbox"/> Disqualified
<input checked="" type="checkbox"/> Verified applicant has registered with the TTB as an Alcohol Dealer	
<input type="checkbox"/> New License Approved	Valid From Date _____ to _____ By: _____
<input type="checkbox"/> License Renewed	Valid From Date _____ to _____ By: _____
<input type="checkbox"/> Special Event Permit Approved	Valid From Date _____ to _____ By: _____

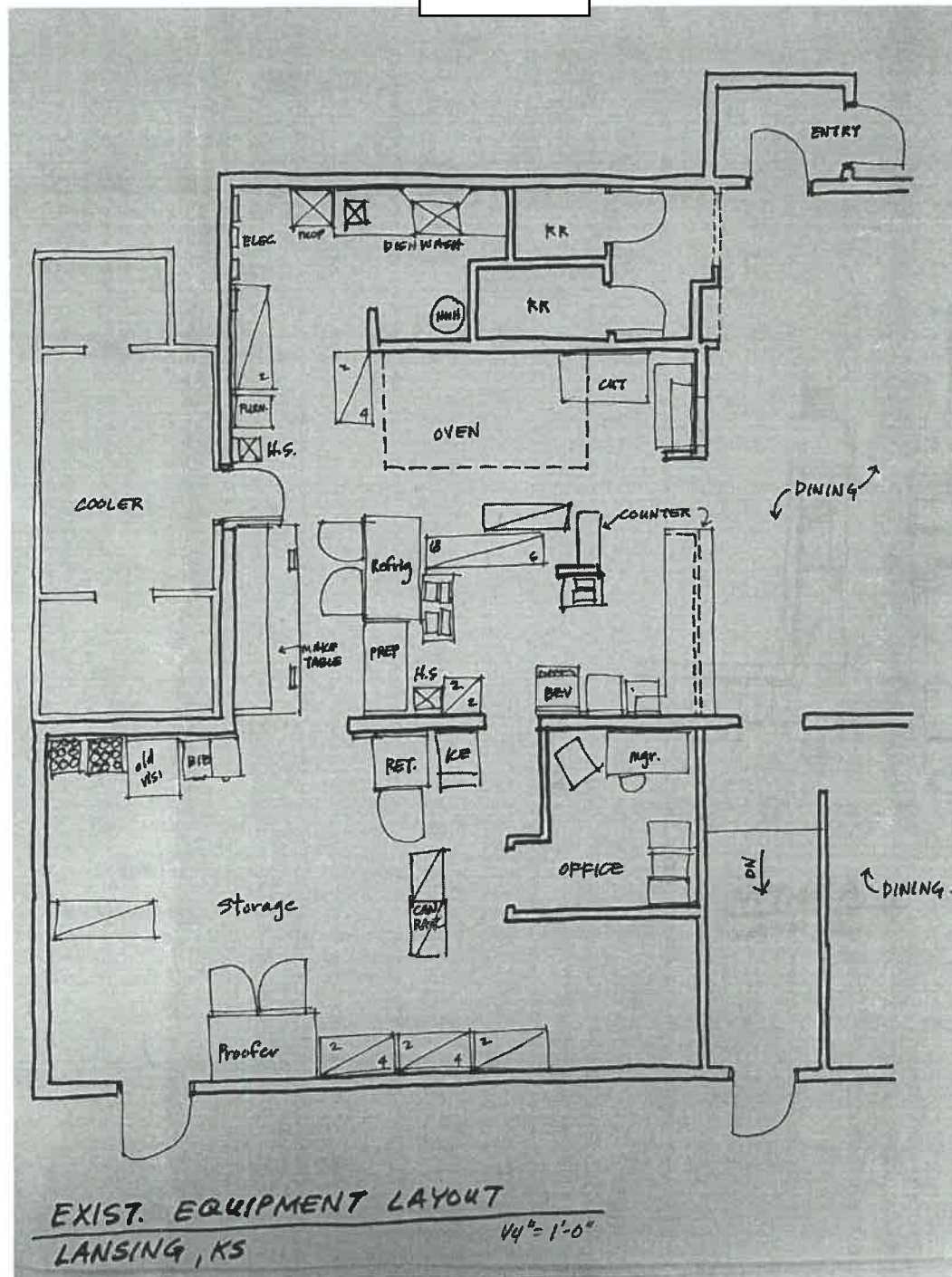
A PHOTOCOPY OF THE COMPLETED FORM, TOGETHER WITH THE STAMP FEE REQUIRED BY K.S.A. 41-2702(e), MUST BE SUBMITTED WITH YOUR MONTHLY REPORT (ABC-307) TO THE ALCOHOLIC BEVERAGE CONTROL, 915 SW HARRISON STREET, TOPEKA, KS 66612.

\* Applicant's spouse is not required to meet citizenship, residency or age requirements. If renewal application, applicant's spouse is not required to meet the no criminal history requirement. K.S.A. 41-2703(b)(9)



Pizza Hut 34976  
407 N Main St  
Lansing, KS 66046





**CORPORATE APPLICATION FOR LICENSE TO SELL CEREAL MALT BEVERAGES**

(This form has been prepared by the Attorney General's Office)

☒ City or ☐ County of **LANSING, KANSAS****SECTION 1 – LICENSE TYPE**Check One: ☐ New License ☒ Renew License ☐ Special Event Permit

Check One:

☐ License to sell cereal malt beverages for consumption on the premises.☒ License to sell cereal malt beverages in original and unopened containers and not for consumption on the licensed premises.**SECTION 2 – APPLICANT INFORMATION**

Kansas Sales Tax Registration Number (required): 004-844436354F-01

I have registered as an Alcohol Dealer with the TTB. ☒ Yes (required for new application)

Name of Corporation LANSING QUIKE STOP LLC		Principal Place of Business 601 S. MAIN STREET, LANSING, KS 66043	
Corporation Street Address 912 E. 63RD STREET, STE 202		Corporation City KANSAS CITY	State MO
Date of Incorporation 1/23/2020		Articles of Incorporation are on file with the Secretary of State.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Resident Agent Name ANDREW S. TALGE		Phone No. 8162219000	
Residence Street Address 3003 W. 89TH TERRACE		City LEAWOOD	State KS
		Zip Code 66206	

**SECTION 3 – LICENSED PREMISE**

Licensed Premise (Business Location or Location of Special Event)		Mailing Address (If different from business address)	
DBA Name LANSING QUIKE STOP		Name RICHARD T. BRYANT & ASSOCIATES, P.C.	
Business Location Address 601 S. MAIN STREET		Address 1111 MAIN STREET, SUITE 750	
City LANSING	State KS	City KANSAS CITY	State MO
Zip 66043		Zip 64105	
Business Phone No. 9137323459		<input type="checkbox"/> Applicant owns the proposed business location. <input checked="" type="checkbox"/> Applicant does not own the proposed business location.	
Business Location Owner Name(s) LANSING HOLDINGS LLC			

**SECTION 4 – OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK**

List each person and their spouse\*, if applicable. Attach additional pages if necessary.

Name ASIF SARFANI	Position MEMBER	Date of Birth 08/14/1980
Residence Street Address 13431 LYNDHURST DRIVE	City FRISCO	State TX
Zip Code 75035		
Spouse Name MUNIRA SARFANI	Position SPOUSE	Date of Birth 06/20/1980
Residence Street Address 13431 LYNDHURST DRIVE	City FRISCO	State TX
Zip Code 75035		
Name RAJAN SOOD	Position MEMBER	Date of Birth 09/03/1972
Residence Street Address 12939 S. HAGAN STREET	City OLATHE	State KS
Zip Code 66062		
Spouse Name SHIPRA SOOD	Position SPOUSE	Age 09/03/1976
Residence Street Address 12939 S. HAGAN STREET	City OLATHE	State KS
Zip Code 66062		
Name	Position	Date of Birth
Residence Street Address	City	State
Zip Code		
Spouse Name	Position	Age
Residence Street Address	City	State
Zip Code		

**SECTION 4 – OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK** (CONTINUED)

Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
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Spouse Name	Position	Date of Birth
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Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code



### SECTION 5 – MANAGER OR AGENT INFORMATION

My place of business or special event will be conducted by a manager or agent. ☐ Yes ☒ No

If yes, provide the following:

Manager/Agent Name	Phone No.	Date of Birth
Residence Street Address	City	Zip Code

#### Manager or Agent Spousal Information\*

Spouse Name	Phone No.	Date of Birth
Residence Street Address	City	Zip Code

### SECTION 6 – QUALIFICATIONS FOR LICENSURE

Within 2 years immediately preceding the date of this application, have any of the individuals identified in Sections 4 & 5 have been convicted of, released from incarceration for or released from probation or parole for any of the following crimes\*:  
 (1) Any felony; (2) a crime involving moral turpitude; (3) drunkenness; (4) driving a motor vehicle while under the influence of alcohol (DUI); or (5) violation of any state or federal intoxicating liquor law.

☐ Yes ☒ No

Have any of the individuals identified in Sections 4 and 5 been managers, officers, directors or stockholders owning more than 25% of the stock of a corporation which:  
 (1) had a cereal malt beverage license revoked; or (2) was convicted of violating the Club and Drinking Establishment Act or the CMB laws of Kansas.

☐ Yes ☒ No

All of the individuals identified in Sections 4 & 5 are at least 21 years of age\*.

☒ Yes ☐ No

### SECTION 7 – DURATION OF SPECIAL EVENT

Start Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM
End Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM

Proceed to Section 8 on the next page.

## SECTION 8 – LICENSED PREMISE

In the space below, draw the area you wish to sell or deliver CMB. Include entrances, exits and storage areas. Do not include areas you do not wish to license. If you wish to attach a drawing, check the box: ☒ 8 1/2" by 11" drawing attached.



I declare under penalty of perjury under the laws of the State of Kansas that the foregoing is true and correct and that I am authorized by the corporation to complete this application. (K.S.A. 53-601)

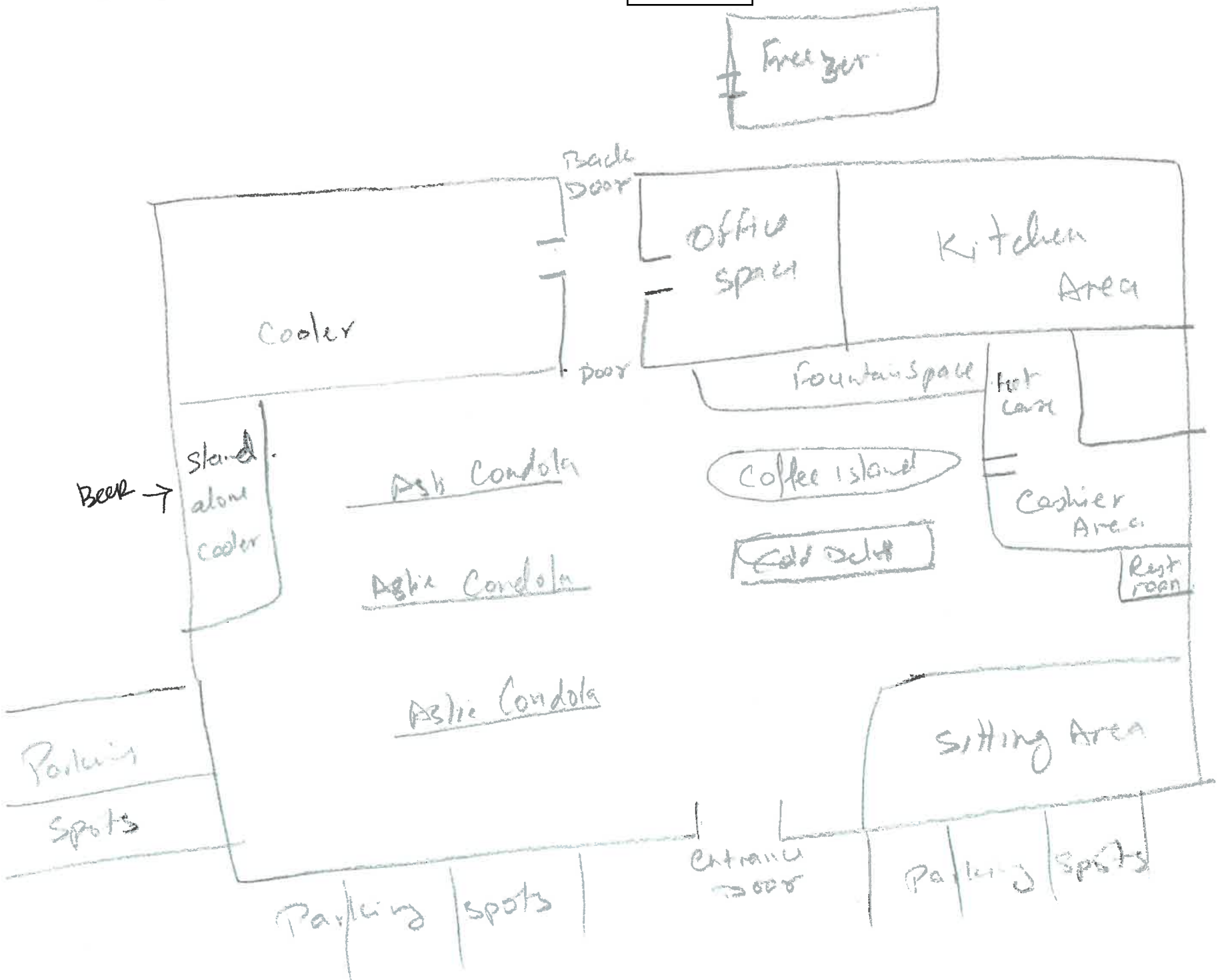
SIGNATURE Asif Sarfraz DATE 11/1/21

### FOR CITY/COUNTY OFFICE USE ONLY:

- ☒ License Fee Received Amount \$ 50 Date 11/05/2021  
(\$25 - \$50 for Off-Premise license or \$25-200 On-Premise license)
- ☒ \$25 CMB Stamp Fee Received Date 11/05/2021
- ☒ Background Investigation ☒ Completed Date 11/19/2021 ☒ Qualified ☐ Disqualified
- ☒ Verified applicant has registered with the TTB as an Alcohol Dealer
- ☐ New License Approved Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_
- ☐ License Renewed Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_
- ☐ Special Event Permit Approved Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_

A PHOTOCOPY OF THE COMPLETED FORM, TOGETHER WITH THE STAMP FEE REQUIRED BY K.S.A. 41-2702(e), MUST BE SUBMITTED WITH YOUR MONTHLY REPORT (ABC-307) TO THE ALCOHOLIC BEVERAGE CONTROL, 109 SW 9TH ST, 5TH FLOOR, PO BOX 3506, TOPEKA, KS 66601.

\* Applicant's spouse is not required to meet citizenship, residency or age requirements. If renewal application, applicant's spouse is not required to meet the no criminal history requirement. K.S.A. 41-2703(b)(9)



# CORPORATE APPLICATION FOR LICENSE TO SELL CEREAL MALT BEVERAGES

(This form has been prepared by the Attorney General's Office)

☒ City or ☐ County of Lansing

## SECTION 1 - LICENSE TYPE

Check One: ☐ New License ☒ Renew License ☐ Special Event Permit

Check One:

☐ License to sell cereal malt beverages for consumption on the premises.

☒ License to sell cereal malt beverages in original and unopened containers and not for consumption on the licensed premises.

## SECTION 2 - APPLICANT INFORMATION

Kansas Sales Tax Registration Number (required): 004-730675375 F-01

I have registered as an Alcohol Dealer with the TTB. ☒ Yes (required for new application)

Name of Corporation QuikTrip Corporation		Principal Place of Business QuikTrip Corporation	
Corporation Street Address 4705 S 129th E Ave		Corporation City Tulsa	State OK
Date of Incorporation 05-19-1958		Articles of Incorporation are on file with the Secretary of State.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Resident Agent Name Dustin Kerr		Phone No. (918) 615-7700	
Residence Street Address 22113 W 52nd St		City Shawnee	State KS
		Zip Code 66226	

## SECTION 3 - LICENSED PREMISE

Licensed Premise (Business Location or Location of Special Event)			Mailing Address (If different from business address)		
DBA Name QuikTrip #188			Name QuikTrip ATTN: Licensing		
Business Location Address 1205 N Main St			Address PO BOX 2927		
City Lansing	State KS	Zip 66043	City Tulsa	State OK	Zip 74101-2927
Business Phone No. 913-565-9147			<input checked="" type="checkbox"/> Applicant owns the proposed business location.		
			<input type="checkbox"/> Applicant does not own the proposed business location.		
Business Location Owner Name(s) QuikTrip Corporation					

## SECTION 4 - OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK

List each person and their spouse\*, if applicable. Attach additional pages if necessary.

Name None owning more than 25%	Position	Date of Birth
Residence Street Address	City	State
		Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State
		Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State
		Zip Code
Spouse Name	Position	Age
Residence Street Address	City	State
		Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State
		Zip Code
Spouse Name	Position	Age
Residence Street Address	City	State
		Zip Code



**SECTION 4 – OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK (CONTINUED)**

Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
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Residence Street Address	City	State Zip Code
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Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code

<b>SECTION 5 – MANAGER OR AGENT INFORMATION</b>		
My place of business or special event will be conducted by a manager or agent.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
If yes, provide the following:		
Manager/Agent Name Dustin Kerr	Phone No. 913-207-3642	Date of Birth 07-01-1980
Residence Street Address 22113 W 52nd St	City Shawnee	Zip Code 66226
<b>Manager or Agent Spousal Information*</b>		
Spouse Name Abby Kerr	Phone No. 913-749-7161	Date of Birth 03-11-1980
Residence Street Address 22113 W 52nd St	City Shawnee	Zip Code 66226
<b>SECTION 6 – QUALIFICATIONS FOR LICENSURE</b>		
Within 2 years immediately preceding the date of this application, have any of the individuals identified in Sections 4 & 5 have been convicted of, released from incarceration for or released from probation or parole for any of the following crimes*: (1) Any felony; (2) a crime involving moral turpitude; (3) drunkenness; (4) driving a motor vehicle while under the influence of alcohol (DUI); or (5) violation of any state or federal intoxicating liquor law.		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Have any of the individuals identified in Sections 4 and 5 been managers, officers, directors or stockholders owning more than 25% of the stock of a corporation which: (1) had a cereal malt beverage license revoked; or (2) was convicted of violating the Club and Drinking Establishment Act or the CMB laws of Kansas.		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
All of the individuals identified in Sections 4 & 5 are at least 21 years of age*.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<b>SECTION 7 – DURATION OF SPECIAL EVENT</b>		
Start Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM
End Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM

Proceed to Section 8 on the next page.

## SECTION 8 – LICENSED PREMISE

In the space below, draw the area you wish to sell or deliver CMB. Include entrances, exits and storage areas. Do not include areas you do not wish to license. If you wish to attach a drawing, check the box: ☒ 8 1/2" by 11" drawing attached.



I declare under penalty of perjury under the laws of the State of Kansas that the foregoing is true and correct and that I am authorized by the corporation to complete this application. (K.S.A. 53-601)

SIGNATURE \_\_\_\_\_

DATE 10/22/21

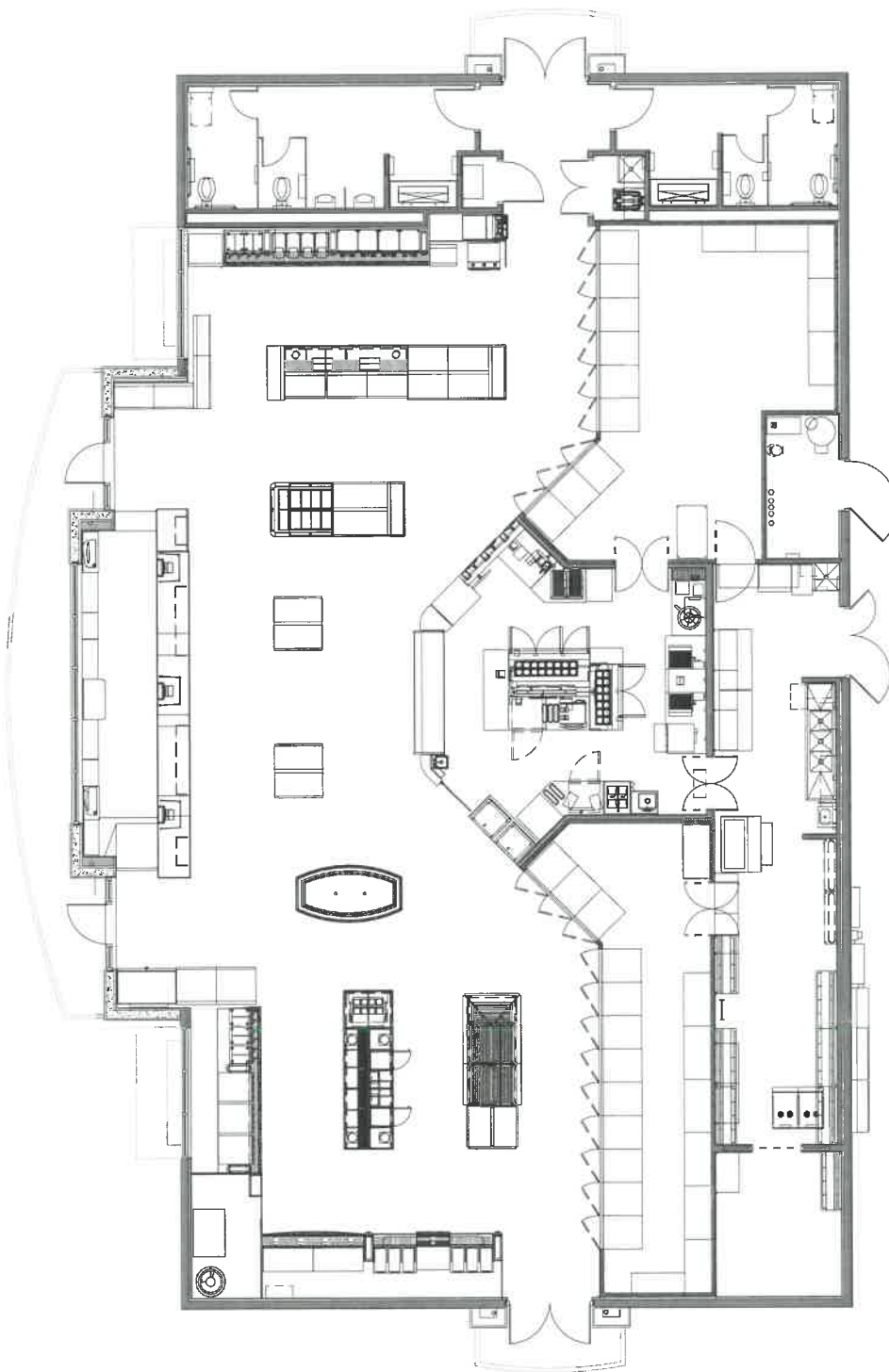
FOR CITY/COUNTY OFFICE-USE ONLY:

- ☒ License Fee Received Amount \$ 50 Date 11/05/2021  
(\$25 - \$50 for Off-Premise license or \$25-200 On-Premise license)
- ☒ \$25 CMB Stamp Fee Received Date 11/05/2021
- ☒ Background Investigation ☒ Completed Date 11/19/2021 ☒ Qualified ☐ Disqualified
- ☒ Verified applicant has registered with the TTB as an Alcohol Dealer
- ☐ New License Approved Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_
- ☐ License Renewed Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_
- ☐ Special Event Permit Approved Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_

A PHOTOCOPY OF THE COMPLETED FORM, TOGETHER WITH THE STAMP FEE REQUIRED BY K.S.A. 41-2702(e), MUST BE SUBMITTED WITH YOUR MONTHLY REPORT (ABC-307) TO THE ALCOHOLIC BEVERAGE CONTROL, 109 SW 9TH ST, 5TH FLOOR, PO BOX 3506, TOPEKA, KS 66601.

\* Applicant's spouse is not required to meet citizenship, residency or age requirements. If renewal application, applicant's spouse is not required to meet the no criminal history requirement. K.S.A. 41-2703(b)(9)

A1 STORE RECORD THUMBNAIL



A000

SHEET NUMBER:

STORE RECORD

FLOOR PLAN

SHEET TITLE:

STORE RECORD

FLOOR PLAN

DATE:

BY:

CHECKED BY:

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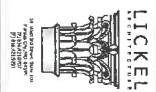
CHECKED BY:

DATE:

BY:

QuikTrip No. 0188

1205 NORTH MAIN STREET  
LANSHING, KANSAS



# CORPORATE APPLICATION FOR LICENSE TO SELL CEREAL MALT BEVERAGES

(This form has been prepared by the Attorney General's Office)

☒ City or ☐ County of Lansing

## SECTION 1 - LICENSE TYPE

Check One: ☐ New License ☒ Renew License ☐ Special Event Permit

Check One:

☐ License to sell cereal malt beverages for consumption on the premises.

☐ License to sell cereal malt beverages in original and unopened containers and not for consumption on the licensed premises.

## SECTION 2 - APPLICANT INFORMATION

Kansas Sales Tax Registration Number (required): 004-205679538F-01

I have registered as an Alcohol Dealer with the TTB. ☒ Yes (required for new application)

Name of Corporation <u>Shree Nivas Inc</u>		Principal Place of Business	
Corporation Street Address <u>603 Willow Court.</u>	Corporation City <u>Lansing</u>	State <u>KS</u>	Zip Code <u>66043</u>
Date of Incorporation <u>10/9/2006</u>	Articles of Incorporation are on file with the Secretary of State.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Resident Agent Name <u>Kishor Patel</u>	Phone No. <u>913-250-1175</u>		
Residence Street Address <u>603 Willow Court</u>	City <u>Lansing</u>	State <u>KS</u>	Zip Code <u>66043</u>

## SECTION 3 - LICENSED PREMISE

Licensed Premise (Business Location or Location of Special Event)		Mailing Address (If different from business address)	
DBA Name <u>Finish Line</u>	Name		
Business Location Address <u>506 W. Main St</u>	Address		
City <u>Lansing</u> State <u>KS</u> Zip <u>66043</u>	City	State	Zip
Business Phone No. <u>913-250-1175</u>	<input type="checkbox"/> Applicant owns the proposed business location. <input type="checkbox"/> Applicant does not own the proposed business location.		
Business Location Owner Name(s)			

## SECTION 4 - OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF

**STOCK** List each person and their spouse\*, if applicable. Attach additional pages if necessary.

Name <u>Kishor Patel</u>	Position <u>President</u>	Date of Birth <u>11/16/65</u>
Residence Street Address <u>603 Willow Ct</u>	City <u>Lansing</u> State <u>KS</u>	Zip Code <u>66043</u>
Spouse Name <u>Archana K. Patel</u>	Position <u>Secretary</u>	Date of Birth <u>8/11/74</u>
Residence Street Address <u>603 Willow Ct</u>	City <u>Lansing</u> State <u>KS</u>	Zip Code <u>66043</u>
Name	Position	Date of Birth
Residence Street Address	City	State
Zip Code		
Spouse Name	Position	Age
Residence Street Address	City	State
Zip Code		
Name	Position	Date of Birth
Residence Street Address	City	State
Zip Code		
Spouse Name	Position	Age
Residence Street Address	City	State
Zip Code		



**SECTION 4 – OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK (CONTINUED)**

Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
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Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State Zip Code
Spouse Name	Position	Date of Birth
Residence Street Address	City	State Zip Code

<b>SECTION 5 – MANAGER OR AGENT INFORMATION</b>			
My place of business or special event will be conducted by a manager or agent.			<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
If yes, provide the following:			
Manager/Agent Name	Phone No.	Date of Birth	
Kishor Patel	913-250-2125	11/2/65	
Residence Street Address	City	Zip Code	
603 Willow Ct	Jennsine	66023	
<b>Manager or Agent Spousal Information*</b>			
Spouse Name	Phone No.	Date of Birth	
Aruna Patel	913-250-1125	8/11/24	
Residence Street Address	City	Zip Code	
603 Willow Ct	Jennsine	66023	
<b>SECTION 6 – QUALIFICATIONS FOR LICENSURE</b>			
<p>Within 2 years immediately preceding the date of this application, have any of the individuals identified in Sections 4 &amp; 5 have been convicted of, released from incarceration for or released from probation or parole for any of the following crimes*:</p> <p>(1) Any felony; (2) a crime involving moral turpitude; (3) drunkenness; (4) driving a motor vehicle while under the influence of alcohol (DUI); or (5) violation of any state or federal intoxicating liquor law.</p>			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>Have any of the individuals identified in Sections 4 and 5 been managers, officers, directors or stockholders owning more than 25% of the stock of a corporation which:</p> <p>(1) had a cereal malt beverage license revoked; or (2) was convicted of violating the Club and Drinking Establishment Act or the CMB laws of Kansas.</p>			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
All of the individuals identified in Sections 4 & 5 are at least 21 years of age*.			<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<b>SECTION 7 – DURATION OF SPECIAL EVENT</b>			
Start Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM	
End Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM	

Proceed to Section 8 on the next page.

## SECTION 8 – LICENSED PREMISE

In the space below, draw the area you wish to sell or deliver CMB. Include entrances, exits and storage areas. Do not include areas you do not wish to license. If you wish to attach a drawing, check the box: ☒ 8 1/2" by 11" drawing attached.



I declare under penalty of perjury under the laws of the State of Kansas that the foregoing is true and correct and that I am authorized by the corporation to complete this application. (K.S.A. 53-601)

SIGNATURE *[Signature]* DATE 10/21/21

FOR CITY/COUNTY OFFICE USE ONLY:

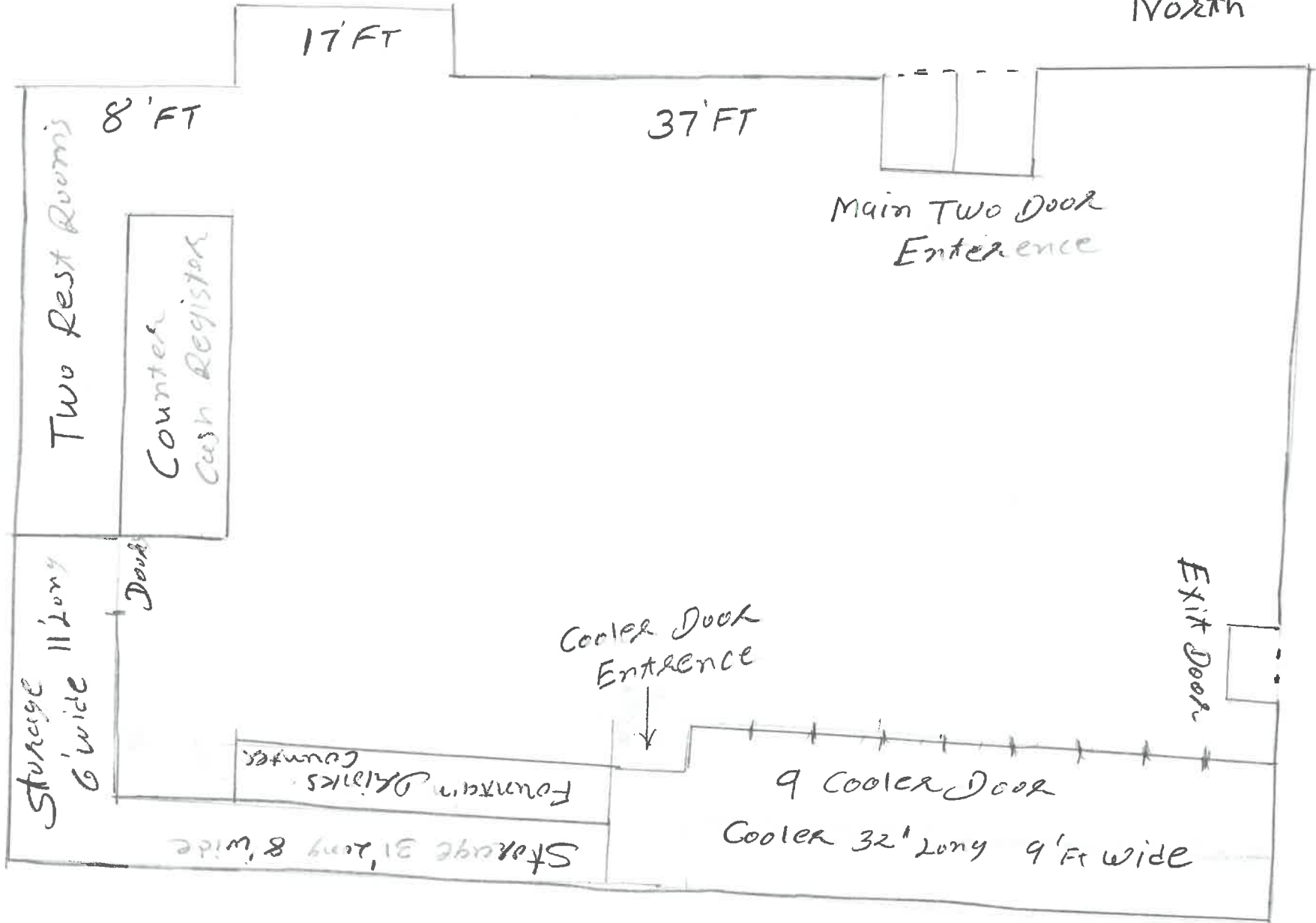
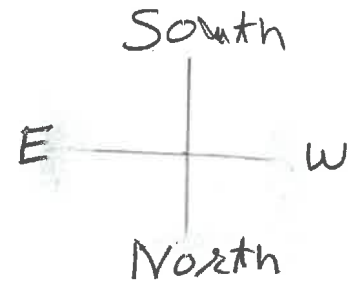
<input checked="" type="checkbox"/> License Fee Received Amount \$ <u>50</u>	Date <u>11/05/2021</u>
(\$25 - \$50 for Off-Premise license or \$25-200 On-Premise license)	
<input checked="" type="checkbox"/> \$25 CMB Stamp Fee Received Date <u>11/05/2021</u>	
<input checked="" type="checkbox"/> Background Investigation	<input checked="" type="checkbox"/> Completed Date <u>11/19/2021</u>
	<input checked="" type="checkbox"/> Qualified <input type="checkbox"/> Disqualified
<input checked="" type="checkbox"/> Verified applicant has registered with the TTB as an Alcohol Dealer	
<input type="checkbox"/> New License Approved	Valid From Date _____ to _____ By: _____
<input type="checkbox"/> License Renewed	Valid From Date _____ to _____ By: _____
<input type="checkbox"/> Special Event Permit Approved	Valid From Date _____ to _____ By: _____

A PHOTOCOPY OF THE COMPLETED FORM, TOGETHER WITH THE STAMP FEE REQUIRED BY K.S.A. 41-2702(e), MUST BE SUBMITTED WITH YOUR MONTHLY REPORT (ABC-307) TO THE ALCOHOLIC BEVERAGE CONTROL, 109 SW 9TH ST, 5TH FLOOR, PO BOX 3506, TOPEKA, KS 66601.

\* Applicant's spouse is not required to meet citizenship, residency or age requirements. If renewal application, applicant's spouse is not required to meet the no criminal history requirement. K.S.A. 41-2703(b)(9)



Line  
506 N. Main St  
Lansing Ks. 66043



# CORPORATE APPLICATION FOR LICENSE TO SELL CEREAL MALT BEVERAGES

(This form has been prepared by the Attorney General's Office)

☒ City or ☐ County of Lansing

## SECTION 1 - LICENSE TYPE

Check One: ☐ New License ☒ Renew License ☐ Special Event Permit

Check One:

☐ License to sell cereal malt beverages for consumption on the premises.

☐ License to sell cereal malt beverages in original and unopened containers and not for consumption on the licensed premises.

## SECTION 2 - APPLICANT INFORMATION

Kansas Sales Tax Registration Number (required): 004-273136963 F-01

I have registered as an Alcohol Dealer with the TTB. ☒ Yes (required for new application)

Name of Corporation

Trumantown LLC

Principal Place of Business

1094 H Road

Corporation Street Address

5708 merrier

Corporation City

Kansas City

State

KO

Zip Code

64118

Date of Incorporation

July 29 2010

Articles of Incorporation are on file with the

Secretary of State.

☒ Yes ☐ No

Resident Agent Name

Anuj Arora

Phone No.

913-980-0929

Residence Street Address

21014 W 60th

City

Shawnee

State

KS

Zip Code

66218

## SECTION 3 - LICENSED PREMISE

Licensed Premise

(Business Location or Location of Special Event)

DBA Name

Wood's Gas Express

Mailing Address

(If different from business address)

Name

Same

Business Location Address

1094 H Rd

Address

City

Lansing

State

KS

Zip

66043

City

Same

State

KS

Zip

66043

Business Phone No.

913-250-0844

☐ Applicant owns the proposed business location.

☐ Applicant does not own the proposed business location.

Business Location Owner Name(s)

Ali Atra + Rajan Arora

## SECTION 4 - OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK

List each person and their spouse\*, if applicable. Attach additional pages if necessary.

Name

Ali Atra

Position

Member

Date of Birth

3-19-75

Residence Street Address

3704 W 157th Pl

City

Overland Park

State

KS

Zip Code

66204

Spouse Name

Rania Atra

Position

Member

Date of Birth

6-6-80

Residence Street Address

Same as above

City

Overland Park

State

KS

Zip Code

66204

Name

Rajan Arora

Position

Member

Date of Birth

7/21/53

Residence Street Address

21014 W 60th

City

Shawnee

State

KS

Zip Code

66218

Spouse Name

Rashmi Arora

Position

Member

Age

9/23/56

Residence Street Address

Same as above

City

Shawnee

State

KS

Zip Code

66218

Name

Anuj Arora

Position

Managing Director

Date of Birth

7/31/78

Residence Street Address

21011 W 60th

City

Shawnee

State

KS

Zip Code

66218

Spouse Name

Sarah Arora

Position

Member

Age

10/19/89

Residence Street Address

Same as above

City

Shawnee

State

KS

Zip Code

66218

**SECTION 4 – OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK (CONTINUED)**

Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code
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Residence Street Address	City	State	Zip Code
Spouse Name	Position		Date of Birth
Residence Street Address	City	State	Zip Code

<b>SECTION 5 – MANAGER OR AGENT INFORMATION</b>			
My place of business or special event will be conducted by a manager or agent.			<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
If yes, provide the following:			
Manager/Agent Name	Phone No.	Date of Birth	
Anuj Arora	913-980-0927	7/31/78	
Residence Street Address	City	Zip Code	
21011 W 40 <sup>th</sup> St	Shawnee KS	66218	
<b>Manager or Agent Spousal Information*</b>			
Spouse Name	Phone No.	Date of Birth	
Sarah Arora		06/19/87	
Residence Street Address	City	Zip Code	
Same as above	Shawnee KS		
<b>SECTION 6 – QUALIFICATIONS FOR LICENSURE</b>			
Within 2 years immediately preceding the date of this application, have any of the individuals identified in Sections 4 & 5 have been convicted of, released from incarceration for or released from probation or parole for any of the following crimes*: (1) Any felony; (2) a crime involving moral turpitude; (3) drunkenness; (4) driving a motor vehicle while under the influence of alcohol (DUI); or (5) violation of any state or federal intoxicating liquor law.			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Have any of the individuals identified in Sections 4 and 5 been managers, officers, directors or stockholders owning more than 25% of the stock of a corporation which: (1) had a cereal malt beverage license revoked; or (2) was convicted of violating the Club and Drinking Establishment Act or the CMB laws of Kansas.			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
All of the individuals identified in Sections 4 & 5 are at least 21 years of age*.			<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<b>SECTION 7 – DURATION OF SPECIAL EVENT</b>			
Start Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM	
End Date	Time	<input type="checkbox"/> AM <input type="checkbox"/> PM	

Proceed to Section 8 on the next page.

Anuj Arora  
ANUJ ARORA  
MANAGING OFFICER



## SECTION 8 – LICENSED PREMISE

In the space below, draw the area you wish to sell or deliver CMB. Include entrances, exits and storage areas. Do not include areas you do not wish to license. If you wish to attach a drawing, check the box: ☒ 8 1/2" by 11" drawing attached.



I declare under penalty of perjury under the laws of the State of Kansas that the foregoing is true and correct and that I am authorized by the corporation to complete this application. (K.S.A. 53-601)

SIGNATURE

*[Handwritten Signature]*

DATE

10/21/2021

FOR CITY/COUNTY OFFICE USE ONLY:

☒ License Fee Received Amount \$ 50 Date 10/29/2021  
(\$25 - \$50 for Off-Premise license or \$25-200 On-Premise license)

☒ \$25 CMB Stamp Fee Received Date 10/29/2021

☒ Background Investigation ☒ Completed Date 11/19/2021 ☒ Qualified ☐ Disqualified

☒ Verified applicant has registered with the TTB as an Alcohol Dealer

☐ New License Approved Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_

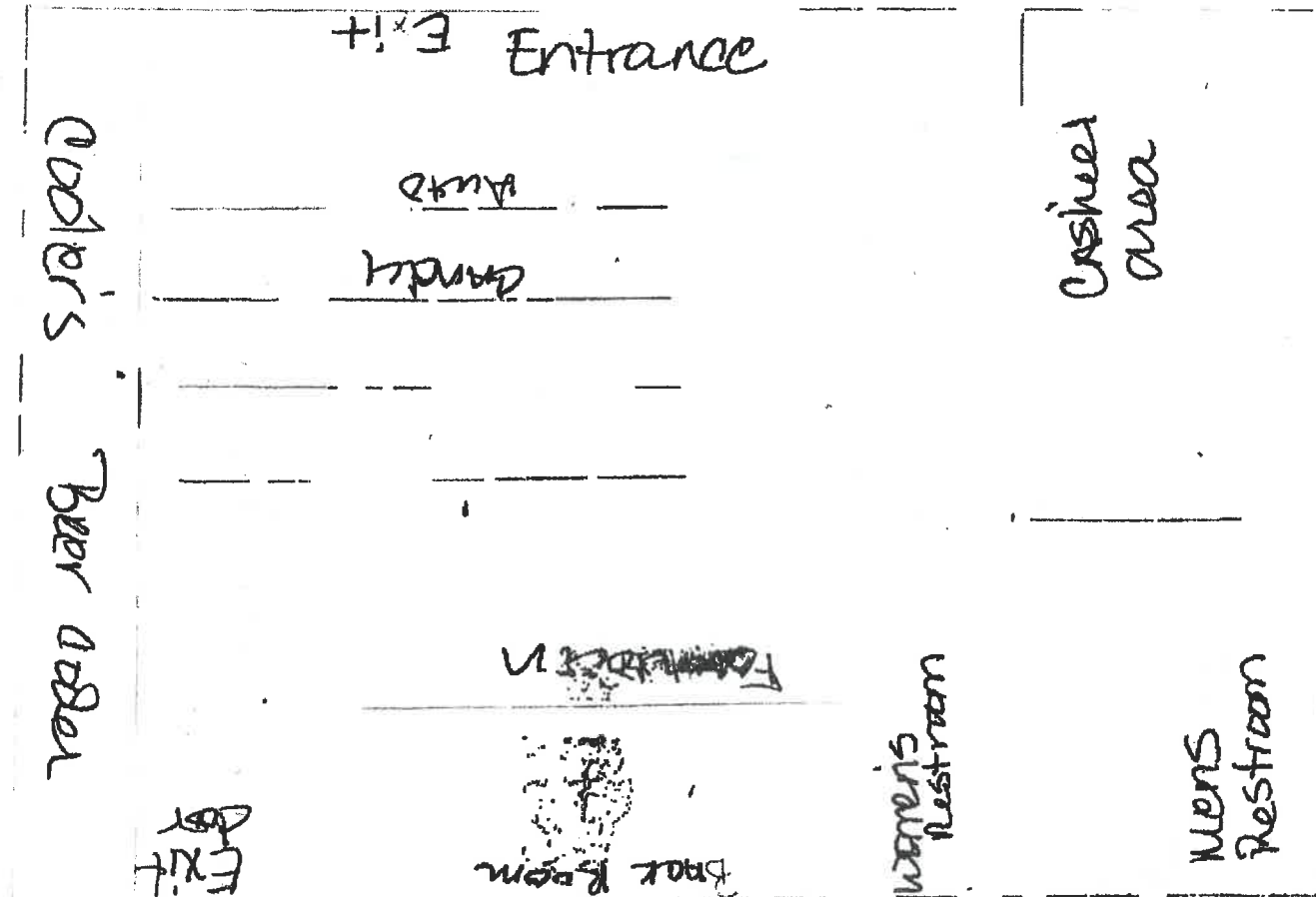
☐ License Renewed Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_

☐ Special Event Permit Approved Valid From Date \_\_\_\_\_ to \_\_\_\_\_ By: \_\_\_\_\_

A PHOTOCOPY OF THE COMPLETED FORM, TOGETHER WITH THE STAMP FEE REQUIRED BY K.S.A. 41-2702(e), MUST BE SUBMITTED WITH YOUR MONTHLY REPORT (ABC-307) TO THE ALCOHOLIC BEVERAGE CONTROL, 109 SW 9TH ST, 5TH FLOOR, PO BOX 3506, TOPEKA, KS 66601.

\* Applicant's spouse is not required to meet citizenship, residency or age requirements. If renewal application, applicant's spouse is not required to meet the no criminal history requirement. K.S.A. 41-2703(b)(9)

Wright's Gas Express  
1094 H road  
Lansing, MS 39043



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## AGENDA ITEM

---

TO: Tim Vandall, City Administrator  
FROM: Matthew R. Schmitz, Director, Community & Economic Development  
DATE: December 2, 2021  
SUBJECT: Ordinance No. 1076 – An ordinance annexing land to the City of Lansing, Kansas

---

Explanation: William R & Virginia L Runnebaum, owners of property as outlined in the attached recorded petition for annexation, generally located in the area of 26629 155<sup>th</sup> Street, have filed a petition for annexation for their property to the City Limits of Lansing, Kansas (Exhibit attached). This annexation of property is the last step of the process for what was originally a request to facilitate the division of the 73.2-acre tract located primarily in Leavenworth County into three tracts, two at roughly 2.5 acres for home sites, and the remainder as a 68.2-acre large tract. This is the annexation of one of the 2.5-acre tracts, which is a buildable tract. The property owners have signed voluntary annexation paperwork for this new 2.5-acre buildable tract to be annexed into Lansing, and that petition is attached for review.

A public hearing is not required for this item pursuant to the process outlined in K.S.A. 12-520(a)(7) for voluntary annexation of property that abuts an existing City boundary.

An exhibit showing the full tract to be annexed, as well as the petition for annexation and the ordinance are all attached for review.

Action: Staff recommends Council consider a motion to approve Ordinance No. 1076 – An ordinance annexing land to the City of Lansing, Kansas.

Doc #: 2021R14002  
TERRILOIS MASHBURN  
REGISTER OF DEEDS  
LEAVENWORTH COUNTY, KANSAS  
RECORDED ON:  
11/19/2021 03:43:55 PM  
RECORDING FEE: 38.00  
PAGES: 2

**PETITION FOR ANNEXATION**  
**(Annexation by Request)**

TO: The Governing Body of the City of Lansing, Kansas.

The undersigned owners of record of the following described land hereby petition the Governing Body of the City of Lansing, Kansas, to annex such land to said City, pursuant to K.S.A. Supp. 12-520(a)(7) and K.S.A. Supp. 12-520a(f), without further notice to the undersigned. The land to be annexed is described as follows:

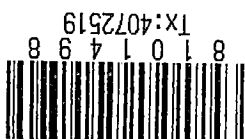
Tract of land in the Northeast Quarter of Section 22 and the Northwest Quarter of Section 23, Township 9 South, Range 22 East of the 6th P.M., Leavenworth County, Kansas, as written by Joseph A. Herring PS-1296 on July 9, 2021, more fully described as follows:

Commencing at the Northeast corner of said Northeast Quarter of Section 22; thence South 01 degrees 36'38" East for a distance of 606.88 feet along the West line of said Northwest Quarter to the TRUE POINT OF BEGINNING; thence North 88 degrees 39'15" East for a distance of 117.11 feet to the proposed Westerly right of way of 155th Street (said right of way being 30 feet each side of centerline as it exists today); thence along a non-tangent curve to the right having a radius of 695.00 feet and an arc length of 294.98 feet, being subtended by a chord bearing of South 05 degrees 29'17" West and a chord distance of 292.77 feet, along said right of way; thence North 76 degrees 42'07" West for a distance of 473.09 feet; thence North 13 degrees 30'27" East for a distance of 177.00 feet; thence North 88 degrees 39'15" East for a distance of 330.08 feet to the point of beginning.

Together with and subject to covenants, easements, and restrictions of record.

Said property contains 2.52 acres, more or less.

Such land lies upon or touches the City boundary line.





The undersigned further warrant and guarantee that they are the only owners of record of the land.

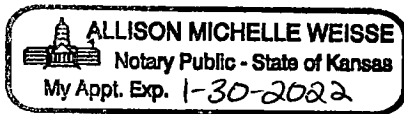
William R. Runnebaum  
William R. Runnebaum, Owner

Virginia L. Runnebaum  
Virginia L. Runnebaum, Owner

STATE OF KANSAS                     )  
   )ss.  
COUNTY OF LEAVENWORTH     )

On the 18 day of November, 2021, before me, the undersigned, notary public in and for the County and State aforesaid, came William R. Runnebaum and Virginia L. Runnebaum who are personally known to me to be the same person(s) who executed the foregoing instrument, and duly acknowledged the execution of the same.

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



Allison Michelle Weisse  
Notary Public

Allison Michelle Weisse  
Printed Name



**Ordinance annexing land pursuant to K.S.A. 12-520(a)(7)**

**ORDINANCE NO. 1076**

**AN ORDINANCE ANNEXING LAND TO THE CITY OF LANSING, KANSAS**

WHEREAS, the following described land adjoins the city of Lansing, Kansas, of which the entire eastern boundary of said parcel is contiguous with the city boundaries, and is located in the area of 26629 155<sup>th</sup> Street, Leavenworth, Kansas;

WHEREAS, a petition for annexation of the following described land, signed by all of the owners thereof, has been duly filed with the City Clerk of the City of Lansing, Kansas, pursuant to K.S.A. 12-520, as amended; and

WHEREAS, the Governing Body of the city of Lansing, Kansas, finds it advisable to annex such land.

**NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF LANSING, KANSAS:**

**SECTION 1.** That the following described land is hereby annexed and made a part of the city of Lansing, Kansas:

Tract of land in the Northeast Quarter of Section 22 and the Northwest Quarter of Section 23, Township 9 South, Range 22 East of the 6th P.M., Leavenworth County, Kansas, as written by Joseph A. Herring PS-1296 on July 9, 2021, more fully described as follows:

Commencing at the Northeast corner of said Northeast Quarter of Section 22; thence South 01 degrees 36'38" East for a distance of 606.88 feet along the West line of said Northwest Quarter to the TRUE POINT OF BEGINNING; thence North 88 degrees 39'15" East for a distance of 117.11 feet to the proposed Westerly right of way of 155th Street (said right of way being 30 feet each side of centerline as it exists today); thence along a non-tangent curve to the right having a radius of 695.00 feet and an arc length of 294.98 feet, being subtended by a chord bearing of South 05 degrees 29'17" West and a chord distance of 292.77 feet, along said right of way; thence North 76 degrees 42'07" West for a distance of 473.09 feet; thence North 13 degrees 30'27" East for a distance of 177.00 feet; thence North 88 degrees 39'15" East for a distance of 330.08 feet to the point of beginning.

Together with and subject to covenants, easements, and restrictions of record.

Said property contains 2.52 acres, more or less.

Such land lies upon or touches the City boundary line.

**SECTION 2.** That this ordinance shall take effect from and after its adoption by the Governing Body and upon publication in the official city newspaper as provided by law.

**PASSED AND APPROVED** by the Governing Body of the city of Lansing, Leavenworth County, State of Kansas, this 2<sup>nd</sup> day of December, 2021.

**CITY OF LANSING**

{SEAL}

\_\_\_\_\_  
Anthony R. McNeill, Mayor

**Attest:**

\_\_\_\_\_  
Sarah Bodensteiner, CMC, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Gregory Robinson, City Attorney

Published: *Leavenworth Times*  
Date Published:

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## AGENDA ITEM

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TO: Tim Vandall, City Administrator  
FROM: Matthew R. Schmitz, Director, Community & Economic Development  
DATE: December 2, 2021  
SUBJECT: License Agreement and Economic Development Incentive Agreement for deployment of RG Fiber within the City.

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**Explanation:** The City of Lansing is a recipient of \$1,812,742 in funding as a result of the American Rescue Plan Act (ARPA). In examining what the funds could be used for, the expansion of internet providers in town was focused on as a potential use of funds pursuant to the goals of the ARPA. City Staff has been in contact with RG Fiber – from Baldwin City, KS - to examine the possibility of them coming to town for multiple years now, and this funding makes it possible for RG Fiber to deploy immediately. In discussion with RG Fiber, their request was for an \$800,000 incentive to facilitate immediate deployment (once materials are in hand) of their network within the city. The two documents for review and approval with this memo are the Licensing Agreement (which allows them to build their facilities within the City in the public Right of Way, in front of homes along the street, and utility easements behind homes), and the Economic Development Incentive Agreement, which outlines how the \$800,000 will be distributed to RG Fiber. The total amount of homes to be served by this agreement is 1500, and if this milestone is not met, the incentive in this agreement must be repaid to the city.

**Policy Consideration:** The ARPA laid out many priorities for the funds it included, and Staff feels that pursuing improvements to broadband accessibility within the City is an appropriate use of funds pursuant to the guidance that has been published by the U.S. Treasury department for the ARPA.

**Financial Consideration:** The License Agreement does not have costs associated with it, other than the financial costs of administering Right of Way permits in the City. For the Economic Development Incentive Agreement, the \$800,000 will come from the ARPA funds of which the total disbursement to the City is \$1,812,742 and \$911,763.38 has already been received by the city. The initial payment of \$400,000 would be made immediately, and then two supplemental \$200,000 payments will be disbursed after major milestones are achieved during the deployment. Should those milestones not be met, the entire amount provided under the Economic Development Agreement is subject to repayment to the city per the agreement.

**Action:** Staff recommends Council consider a motion to approve the License Agreement and the Economic Development Incentive Agreement for deployment of RG Fiber within the City.



**LICENSE AGREEMENT**

This License Agreement is made this \_\_\_\_ day of \_\_\_\_\_, 2021 (the “**Effective Date**”), by and between the City of Lansing, Kansas, a municipal corporation (“**City**”), and RG Fiber, LLC., a Kansas limited liability company (“**RG Fiber**”).

**RECITALS**

- A. Pursuant to the laws of the State of Kansas and the ordinances of the City of Lansing, Kansas, City avers that the authority to use the public rights of way within the City of Lansing, Kansas, is vested in the City’s reasonable police powers;
- B. RG Fiber, LLC, a Kansas limited liability company, wishes to place and to install fiber optic lines in certain portions of the City’s rights of way;

**AGREEMENT**

**NOW, THEREFORE**, in light of the mutual promises and obligations contained herein, and in exchange for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

**SECTION 1. Adoption of Recitals.** The above recitals are incorporated herein by reference as if set forth in full.

**SECTION 2. Definitions.** For the purposes of this License Agreement, the following words and phrases shall have the meanings given herein:

- (a) “City” shall mean the City of Lansing, Kansas. References to the City shall also include, as appropriate, any and all successors and assigns.
- (b) “Facilities” shall mean fiber optic lines and all appurtenances and improvements thereto, whether existing above or below ground.
- (c) “RG Fiber” shall mean RG Fiber, LLC, a Kansas limited liability company. References to RG Fiber shall also include, as appropriate, any and all successors and assigns.
- (d) “Local Exchange Service” shall mean local switched telecommunications service within any local exchange service area approved by the Kansas Corporation Commission. The term local exchange service shall not include wireless communication services or voice over internet protocol (VoIP).
- (e) “Cable Service” is defined as the one-way transmission to subscribers of video programming or other programming services, and subscriber interaction, if any, which is required for the selection of such video programming or other programming service, or as otherwise defined under the federal Communications Act, as amended. “Cable Service” does not include video provided over the internet, also known as “Over-the-Top (OTT) Content.”

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- (f) "Public Improvement" shall mean any existing or contemplated public facility, building, or capital improvement project, including but not limited to streets, alleys, sidewalks, utility poles, sewers, water mains, drainage conduits, rights of way improvements, and other Public Projects.
- (g) "Public Project" shall mean any project planned or undertaken by the City or any other governmental entity for the construction, reconstruction, maintenance, or repair of public facilities or Public Improvements, or for any public purpose.
- (h) "Public Rights of Way" shall mean only those areas of real property in which the City has dedicated or acquired rights of way interests in the real property. It shall include the area on, below, or above the present and future streets, alleys, avenues, roads, highways, parkways, boulevards, or bridges dedicated or acquired as rights of way. The term does not include the airwaves above rights of way with regard to wireless telecommunications, other non-wire telecommunications, or broadcast service, easements obtained by utilities, or private easements in platted subdivisions or tracts.
- (i) "Telecommunications Local Exchange Service Provider" shall mean a local exchange carrier as defined at K.S.A. 66-1,187(h), and amendments thereto, and a telecommunications carrier as defined at K.S.A. 66-1,187(m), and amendments thereto, which does or in good faith intends to provide local exchange service. The term Telecommunications Local Exchange Service Provider does not include an interexchange carrier that does not provide local exchange service, a competitive access provider that does not provide local exchange service, or any wireless telecommunications local exchange service provider, or any provider of VoIP.
- (j) "Utility Easements" shall mean existing City utility easements as shown on recorded instruments and/or plats of records within the City corporate boundaries and which the City is permitted to allow use by RG Fiber in accordance with this License Agreement.

**SECTION 3. Grant of Limited License.**

- (a) For and in recognition of the mutual consideration set forth in this License Agreement, the satisfaction of which is hereby acknowledged by both parties, subject to the limitations set forth herein, RG Fiber is hereby granted a nonexclusive license to construct, place, replace, repair, maintain, extend, and operate its facilities along, across, upon, under, or in the City's Public Rights of Way, for the purpose of creating a fiber optic network to provide internet and related services.
- (b) This License Agreement also grants RG Fiber the authority or right to provide "Cable Service" or "Local Exchange Service" pursuant to K.S.A. 12-2001 et seq.
- (c) The grant of this License Agreement shall not convey title, equitable or legal, to RG Fiber in the Public Rights of Way or Utility Easements of the City and shall only give to RG Fiber the right to occupy the Public Rights of Way and Utility Easements of the City for the purposes and for the time stated in this License Agreement. The License Agreement does not:
  - (1) Grant RG Fiber the right to use facilities or any other property owned or controlled by the City or a third party, without the valid written consent of the City or the third party.

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- (2) Grant RG Fiber the authority to construct, to operate, or to maintain any Facilities and any related appurtenances and improvements thereto on any property owned by the City outside a Public Right of Way. The parties agree that the City and RG Fiber shall -- if it becomes necessary -- enter into separate lease agreements for the placement of Facilities and any related appurtenances and improvements thereto on any City-owned property not located in a Public Right of Way.
- (3) Excuse RG Fiber from obtaining appropriate access or attachment agreements before locating its Facilities and any related appurtenances and improvements thereto on any poles, ducts, or conduits or other property or facilities owned or controlled by the City or by any third party.
- (d) The City grants RG Fiber a revocable, nonexclusive license authorizing RG Fiber to install and maintain Attachments to Utility's Poles, subject to the Pole Owner agreeing to said attachment.
- (e) Subject to the terms and provisions of applicable instruments creating City Utility Easements, the City will permit RG Fiber to place RG Fiber's Facilities in existing City Utility Easements as reasonably needed by RG Fiber to extend RG Fiber's Facilities to end-users located with the City. Any use or occupancy of City Utility Easements by RG Fiber shall be subject to: (i) all rights, obligations, and responsibilities of RG Fiber's use of Public Rights of Way as provided in this Agreement; (ii) all applicable conditions and restrictions as otherwise exist related to such Utility Easements.

**SECTION 4. Use of Public Rights of Way.** In using Public Rights of Way under this License Agreement, RG Fiber shall be subject to all ordinances, resolutions, rules, regulations, and policies now or hereafter adopted or promulgated by the City in the reasonable exercise of its police powers and shall be subject to all applicable laws, statutes, ordinances, regulations, orders, and rules adopted or promulgated by any governing body now or hereafter having jurisdiction ("Subsequent Rules").

However, if any such Subsequent Rules materially diminish RG Fiber's rights under this License Agreement or its full use and enjoyment of the rights granted, without limitation, RG Fiber shall have the right, upon reasonable notice and after reasonable negotiations and failure of the City to cure, to terminate its obligations under this License Agreement.

RG Fiber shall also comply with the following:

- (a) RG Fiber's use of the Public Rights of Way shall in all matters be subject and subordinate to the City's use of the Public Rights of Way for any public purpose or for any purpose relating to the health, safety, and welfare of the City. RG Fiber shall coordinate the placement of its Facilities in a manner that minimizes adverse impact on Public Improvements. Where placement is not otherwise regulated, the Facilities shall be placed with adequate clearance from such Public Improvements so as not to impact or be impacted by such Public Improvements.
- (b) To the extent that RG Fiber uses above-ground markers, antennas, or support structures related to its use of the Public Rights of Way for the placement of its Facilities, RG Fiber agrees that it will seek City approval (such approval not to be unreasonably withheld) before placing any such markers, antennas, or support structures and that said markers, antennas, and support structures shall be unobtrusive.



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- (c) All earth, materials, sidewalks, paving, crossings, utilities, Public Improvements, or improvements of any kind, including lawn irrigation systems installed in public right of way regardless of permit issuance, that are injured, damaged, or removed by RG Fiber, while engaging in any activity under this License Agreement, shall be fully repaired or replaced to its original condition within a reasonable time by RG Fiber at its sole cost and expense and to the reasonable satisfaction of the City.
- (d) RG Fiber shall keep and maintain accurate records and as-built drawings depicting the accurate location of all Facilities constructed, reconstructed, located, or relocated in the Public Rights of Way of the City after the date hereof and shall provide that information to the City upon its written request. Where such information is available electronically, upon written request of the City, RG Fiber agrees to provide such information in an electronic format. Such location and identification shall be at the sole cost and expense of RG Fiber, without any such cost or expense to the City or its authorized agents and contractors.
- (e) As reasonably necessary based on a demonstrable need in accordance with the health, safety, or welfare interests of the City that was not otherwise known or available to be disclosed by the City prior to RG Fiber's installation of its Facilities ("Reasonable Basis"), RG Fiber shall relocate or adjust any of its Facilities located in a Public Right of Way for a Public Project with no less than 90 days prior written notice from the City. Such relocation or adjustment shall be performed by RG Fiber at its sole cost and expense, without any cost or expense to the City or its authorized agents and contractors.
- (f) It shall be the sole responsibility of RG Fiber, subject to the City's reasonable cooperation, to take adequate measures to protect and defend its Facilities in the Public Rights of Way from harm and damage. If RG Fiber fails to accurately or timely locate its Facilities when requested, in accordance with the Kansas Underground Utility Damage Prevention Act, K.S.A. 66-1801 *et seq.*, RG Fiber has no claim for costs or damages against the City or its authorized agents and contractors or any other party authorized to be in the Public Rights of Way, except to the extent that such harm or damage is caused by such party's negligence or intentional conduct. The City and its authorized agents and contractors agree to take reasonable precautionary measures, including but not limited to calling for utility locations and observing marker posts, when working near RG Fiber's Facilities.
- (g) Except in cases of emergency, RG Fiber shall notify the City not less than ten (10) days in advance of any construction, reconstruction, repair, location, or relocation of Facilities that would require any street closure or that would reduce the traffic flow to less than two lanes of moving traffic. The City shall follow its policies in the prompt approval or denial of such authority, neither of which shall be unreasonably denied nor delayed. Except in cases of emergency, no such closure shall take place without the prior authorization of the City.

In addition, all work performed in the traveled Public Rights of Way that, in any way, impacts vehicular or pedestrian traffic shall be properly signed, barricaded, and otherwise protected. For all work performed within the Public Rights of Way, RG Fiber shall comply with the Manual for Uniform Traffic Control Devices (MUTC) and the City's regulations regarding the placement of signs, barricades, and other safeguards.

#### SECTION 5. Compensation.

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**To the City.** As consideration for the grant of this License Agreement, RG Fiber shall ensure payment to the City, from any third party providing service via the use of RG Fiber's Facilities. Payment will be in the amount of 5% of the gross revenues generated from either Cable Service or Local Exchange Service, whichever is greater. The payment shall be made on or before March 31 of each year of the term of the License Agreement.

**SECTION 6. Indemnification.**

- (a) To the extent permitted by law, the City and RG Fiber, and their successors and assigns, agree to indemnify, defend, save, and hold harmless the other, their officers, commissioners, agents, employees, grantees, and assigns, from and against all claims, actions, liabilities, damages, costs, expenses, and judgment, including attorneys' fees, which relate to, arise out of, or are in any way associated with their respective activities in the Public Rights of Way on account of any injury to persons (including death) or damage to property. The indemnification obligation of the indemnifying party shall not apply to the extent that any injury or damage is caused by the indemnified party's own negligence or intentional conduct.
- (c) The City and RG Fiber shall promptly advise the other in writing of any known claim or demand against RG Fiber or the City related to or arising out of their respective activities in the Public Rights of Way.

**SECTION 7. Transfer and Assignment.**

- (a) RG Fiber shall have the right to assign this License Agreement and the rights and privileges hereby granted to any person, firm, or corporation, and any such assignee, who, by accepting such assignment, shall be bound by the terms and provisions of this License Agreement. If RG Fiber should seek approval to assign this License Agreement, RG Fiber shall notify the City in writing. All such assignments shall be in writing and authenticated copies thereof shall be filed with the City Clerk and the City Attorney. This License Agreement shall be assignable only in accordance with the laws of the State of Kansas.

**SECTION 8. Notice.** All notices, requests, demands, or other communications hereunder shall be in writing and shall be deemed given if personally delivered or mailed, certified mail, return receipt requested, or by a recognized overnight delivery service, as well as delivered electronically via e-mail, to the following addresses:

**If to City, to:**

City of Lansing, Kansas  
Attn: City Clerk  
800 First Terrace  
Lansing, Kansas 66043  
E-Mail: [cityclerk@lansingks.org](mailto:cityclerk@lansingks.org)  
E-Mail: [mschmitz@lansingks.org](mailto:mschmitz@lansingks.org)

**If to RG Fiber, to:**

RG Fiber, LLC  
Attn: Legal  
P O Box 815  
Baldwin City, Kansas 66006

Any such Notice shall be deemed effective upon actual receipt or refusal of receipt as shown on any return receipt obtained under this Section.

**SECTION 9. Term and Termination Date.**

- (a) This License Agreement shall be effective from the Effective Date of this License Agreement until midnight on December 31, 2041. Thereafter, this License Agreement will renew for one additional ten-year term and be effective until midnight on December 31, 2051, unless either party notifies the other party in writing of its intent to terminate or renegotiate this License Agreement, not less than 180 days before the termination of the initial 20-year term. The additional term shall be deemed a continuation of the License Agreement and not a new License Agreement or an amendment hereto.
- (b) Upon written request of the City or RG Fiber, this License Agreement shall be renegotiated at any time in accordance with the requirements of state law, upon any of the following events: (i) any change in federal, state, or local laws, ordinances, regulations, orders, or rules that materially affect any rights or obligations of either the City or RG Fiber under this License Agreement; or (ii) notice is given not less than 180 days before the termination of the then-current term.

**SECTION 10. Rights and Duties upon Termination of Agreement.** Upon termination of this License Agreement, whether by lapse of time, agreement by the parties, forfeiture, or voluntary termination, RG Fiber shall have the right to abandon in place or, at its option, to remove its Facilities from the Public Rights of Way within a reasonable time after such termination. In the case of the latter event, it shall be the duty of RG Fiber, immediately upon removal, to restore the Public Rights of Way from which said Facilities are removed to the same condition the Public Rights of Way were before said removal was effected and without any cost to the City.

**SECTION 11. Force Majeure.** No party shall be liable for any failure to perform its obligations where such failure is a result of acts of God, fire, strikes, riots, floods, war, and other disasters or events beyond the City's or RG Fiber's reasonable control.

**SECTION 12. Severability.** If any provision, section, or subsection of this License Agreement or the application thereof to any person or circumstance is declared invalid by a competent court of law, such invalidity shall not affect other provisions, sections, subsections, or applications of this License Agreement that can be given effect without the invalid provision, section, subsection, or application, and to this end the provisions, sections, subsection, or applications of this License Agreement are hereby declared to be severable.

**SECTION 13. Authority.** The parties executing this Agreement on behalf of RG Fiber and the City have actual authority to sign this Agreement on behalf of RG Fiber and the City and to bind the parties to this Agreement.

**SECTION 14. Governing Law.** The terms of this License Agreement shall be governed by the laws of the State of Kansas.

**SECTION 15. Jurisdiction.** The parties acknowledge and agree that any litigation whatsoever originating from this License Agreement shall be limited to the jurisdiction of Leavenworth County District Court, Leavenworth, Leavenworth County, Kansas.

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IN WITNESS WHEREOF, the undersigned have caused this License Agreement to be executed as of the date noted above.

**RG Fiber: RG Fiber, LLC, a Kansas limited liability company**



Mike Bosch  
Chief Executive Officer

STATE OF KANSAS                     )  
  )       ss:  
COUNTY OF DOUGLAS            )

On this 24<sup>th</sup> day of November, 2021, before me personally appeared, Mike Bosch, Founder/CEO, RG Fiber, LLC, a Kansas limited liability company personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in he authorized capacity, and that by his signature on the instrument he, or the entity in behalf of which he acted, executed the instrument.

*Rhonda K. Peterson*



*Agenda Item 8.*

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and affixed my official seal on the day and year last above written

My commission expires:

\_\_\_\_\_  
Notary Public

**CITY: CITY OF Lansing, KANSAS, a municipal corporation**

\_\_\_\_\_  
Anthony R. McNeill, Mayor

STATE OF KANSAS                    )  
  )  
COUNTY OF LEAVENWORTH )   ss:

On this \_\_\_\_ day of \_\_\_\_\_, 2021, before me personally appeared Anthony R. McNeill, Mayor, City of Lansing, Kansas, a municipal corporation, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument he, or entity in behalf of which he acted, executed the instrument.

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and affixed my official seal on the day and year last above written

\_\_\_\_\_  
Notary Public

My commission expires:

## ECONOMIC DEVELOPMENT INCENTIVE AGREEMENT

**THIS ECONOMIC DEVELOPMENT INCENTIVE AGREEMENT** ("Agreement") is made and entered into this \_\_\_\_\_ day of \_\_\_\_\_, 2021 ("Effective Date"), by and between the CITY OF LANSING, KANSAS, a Kansas municipal corporation (hereinafter "CITY") and RG FIBER, LLC, a Kansas limited liability corporation, its successors and assigns, (hereinafter "RG Fiber").

### RECITALS:

WHEREAS, the CITY finds that access to reliable, fast, affordable internet access is essential to full participation in modern life, economic competitiveness, and equitable distribution of essential public services, including health care and education. Increased competition among broadband providers has the potential to offer consumers more affordable, high-quality options for broadband service. The 2019 novel coronavirus pandemic has underscored the critical importance of affordable, high-speed broadband for individuals, families, and communities to be able to work, learn, and connect remotely while supporting social distancing; and

WHEREAS, RG FIBER has agreed to design, build, operate, and maintain it's all fiber internet access network capable of 10 gig speeds within the City of Lansing, Kansas, thereby creating broadband competition, local jobs, aiding in local business retention, supporting community health, enabling telehealth, work from home, and remote learning for both kids and adults; and

WHEREAS, the CITY desires to provide RG Fiber an incentive in furtherance of the municipal purpose of attracting RG Fiber as a major investor within the City of Lansing and expanding economic activity within its jurisdictional borders; and

WHEREAS, the CITY performed a study which shows there is a shortage of internet providers in Lansing and the lack of access has an adverse effect upon all aspects of the community in the CITY; and

WHEREAS, the parties recognize this Agreement is necessary to ensure that the incentive provided by the CITY to RG Fiber ultimately serve their intended municipal purpose; and

WHEREAS, the CITY has established terms and conditions herein whereby RG Fiber by complying with these terms and conditions, can receive the benefit outlined in this Agreement, while the CITY can fulfill the CITY'S desire to support investments which will create broadband competition, ensure a high quality of life for residents and significantly enhance the prospects of local economic development; and

WHEREAS, the City Council finds and declares that this Agreement serves a public purpose, which includes promotion of economic development, community health care, and education.

**NOW THEREFORE**, in consideration of the mutual promises and covenants herein, and other good and valuable consideration which the parties agree has been exchanged and received the parties agree as follows:

1. **Recitals.** The foregoing recitals are deemed to be true and accurate and are fully incorporated herein by reference.



2. **Definitions .** For purposes of this Agreement, the following terms and words shall have the meaning ascribed to them, unless the context clearly indicates otherwise:
  - (a) "Service Availability" shall mean internet access service is available at an address location within Lansing.
  - (b) "Symmetrical Gigabit Speeds" shall mean 1,000 Mbps download and 1,000 Mbps upload on a wired connection.
3. **Commitments by CITY.**
  - (a) The CITY agrees to provide an economic development incentive in the amount of EIGHT HUNDRED THOUSAND DOLLARS AND ZERO CENTS (\$800,000.00) which shall constitute the maximum amount due by the CITY to RG FIBER under this Agreement. Funds will be distributed in three payments. The first payment will be payable upon execution of this Agreement for FOUR HUNDRED THOUSAND DOLLARS AND ZERO CENTS (\$400,000.00). The second payment, in the amount of TWO HUNDRED THOUSAND DOLLARS AND ZERO CENTS (\$200,000.00), will be payable after RG FIBER certifies 750 addresses have Service Availability. The third payment and final payment, in the amount of TWO HUNDRED THOUSAND DOLLARS AND ZERO CENTS (\$200,000.00), will be payable after RG FIBER certifies an additional 750 addresses have Service Availability, for a total of 1,500 addresses.
  - (b) Notwithstanding the below mentioned time periods, should the failure of RG Fiber to certify Service Availability be delayed due to no fault of RG Fiber (i.e. Acts of God, supply chain issues, staffing shortages, etc.) the CITY may, at its sole discretion, grant an extension of time.
4. **Commitment by RG Fiber.**
  - (a) Within twelve (12) months of the Effective Date of this Agreement, RG Fiber shall certify that 1,500 addresses within Lansing have Service Availability at Symmetrical Gigabit Speeds. If this provision is not fulfilled, RG Fiber must return the initial payment outlined in item 3(a).
  - (b) RG Fiber will use its best good faith efforts to employ local residents, contractors, and suppliers.
5. **Compliance with Laws.** RG Fiber shall be responsible for complying with all applicable laws, ordinances, rules, regulations, and lawful orders of any public authority regarding the location and continued operation of its businesses within the City of Lansing, and any associated costs.
6. **Promotion of Economic Incentives.** Either party may issue news releases, public announcements, advertisements, or other form of publicity concerning its efforts in connection with this Agreement. However, unless otherwise agreed, the party publicizing its efforts shall provide a courtesy copy of any written material to the other party for review and comments prior to publication.



7. **Severability.** Should any paragraph or any part of any paragraph of this Agreement be rendered void, invalid, or unenforceable for any reason, the remaining paragraphs, or part of any paragraph, shall remain in full force and effect.
8. **Attorney's Fees.** The parties both acknowledge and recognize that in the event of litigation the parties bear their own attorney fees and legal costs.
9. **Headings.** All headings in this Agreement are for convenience only and shall not be used to interpret or constitute its provisions.
10. **Notices.** All notices, requests, demands, or other communications hereunder shall be in writing and shall be deemed given if personally delivered or mailed, certified mail, return receipt requested, or by a recognized overnight delivery service, as well as delivered electronically via e-mail, to the following addresses:

If to CITY, to:	If to RG Fiber, to:
City of Lansing, Kansas Attn: City Clerk 800 First Terrace Lansing, KS 66043 E-Mail: <a href="mailto:cityclerk@lansingsks.org">cityclerk@lansingsks.org</a> E-Mail: <a href="mailto:mschmitz@lansingsks.org">mschmitz@lansingsks.org</a>	RG Fiber, LLC Attn: Legal PO BOX 815 Baldwin City, Kansas 66006

Any such Notice shall be deemed effective upon actual receipt or refusal of receipt as shown on any return receipt obtained under this Section.

11. **Term; Termination; Termination by Parties.** Unless sooner terminated by the CITY or RG Fiber under this Agreement or terminated by mutual consent, the Agreement shall terminate two (2) years from the effective date of this Agreement.

The CITY may terminate this Agreement in the event of a material breach of any provision of this Agreement by RG Fiber. The CITY may also terminate this Agreement if: (i) RG Fiber is declared bankrupt or insolvent; (ii) RG Fiber engages in fraud or misleading compliance reporting against the CITY; or (iii) a receiver or trustee is appointed on behalf of RG Fiber for purposes of taking control of substantially all of RG Fiber's assets within the City of Lansing, Kansas or the said assets are judicially seized for any reasons, and possession of said assets are not released to RG Fiber within ninety (90) days.

RG Fiber may terminate the Agreement in the event of a material breach of any provision of this Agreement by the CITY.


Prior to exercising its right to terminate this Agreement, the terminating party shall provide the other party with written notice of termination setting forth the reason for termination ("Default") and at least a thirty (30) day opportunity to cure the Default.

12. **Assignment.** This Agreement and the grant provided hereunder shall not be assigned by RG Fiber without the prior written consent of the CITY.
13. **No CITY Obligation for Future Funds.** No provisions within this Agreement shall be construed as requiring the CITY to provide additional economic incentives of any kind, other than as specifically provided herein.
14. **Conflict of Interest.** RG Fiber represents and warrants, and this Agreement is being made by the CITY in reliance thereon, that RG Fiber and its officers, employees, and agents are neither officers nor employees of the CITY. Further, that no consideration of any kind is being paid, transferred, or conveyed directly to any CITY officer or employee, or indirectly to any CITY officer or employee through some other third party including a relative or legal entity, for the CITY'S commitment to enter into this Agreement.
15. **Representations of RG Fiber.** RG Fiber represents to the CITY that (i) RG Fiber is an entity organized in the State of Kansas and duly authorized to conduct business in Kansas; (ii) RG Fiber has the authority to enter into the Agreement and perform the requirements of this Agreement; (iii) to RG Fiber's best knowledge, RG Fiber's performance under this Agreement shall not violate any applicable judgment, order, law or regulation; (iv) to RG Fiber's best knowledge, RG Fiber's performance under this Agreement shall not result in the creation of any claims against the CITY for money or performance, any lien, charge, encumbrance or security interest upon any asset of the CITY; (v) RG Fiber shall have sufficient access to capital to perform its obligations under this Agreement; and (vi) RG Fiber does not require any third party consent to execute, deliver and perform its obligations under this Agreement unless otherwise stated in this Agreement.

Agenda Item 8.

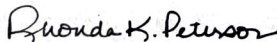
IN WITNESS WHEREOF, the undersigned have caused this License Agreement to be executed as of the date noted above.

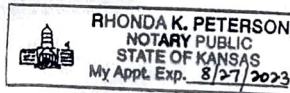
**RG Fiber: RG Fiber, LLC, a Kansas limited liability company**

  
Mike Bosch  
Chief Executive Officer

STATE OF KANSAS                    )  
  )  
COUNTY OF DOUGLAS            )    ss:

On this 24<sup>th</sup> day of November, 2021, before me personally appeared, Mike Bosch, Founder/CEO, RG Fiber, LLC, a Kansas limited liability company personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in he authorized capacity, and that by his signature on the instrument he, or the entity in behalf of which he acted, executed the instrument.





*Agenda Item 8.*

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and affixed my official seal on the day and year last above written.

\_\_\_\_\_  
Notary Public

My commission expires:

**CITY: CITY OF Lansing, KANSAS, a municipal corporation**

\_\_\_\_\_  
Anthony R. McNeill, Mayor

STATE OF KANSAS                    )  
  )  
COUNTY OF LEAVENWORTH )    ss:

On this \_\_\_\_ day of \_\_\_\_\_, 2021, before me personally appeared Anthony R. McNeill, Mayor, City of Lansing, Kansas, a municipal corporation, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument he, or entity in behalf of which he acted, executed the instrument.

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and affixed my official seal on the day and year last above written.

\_\_\_\_\_  
Notary Public

My commission expires:

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## AGENDA ITEM

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TO: Tim Vandall, City Administrator  
FROM: Matthew R. Schmitz, Director, Community & Economic Development  
DATE: December 2, 2021  
SUBJECT: Right of Way Permit Fee Moratorium for Internet Service Providers

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**Explanation:** In the discussion with RG Fiber about deploying internet services within the City, the request was made for the City to have a moratorium on right of way permit fees for internet service providers to assist with the deployment. Staff has discussed this and is agreeable to waiving our nominal permit fees in relation to internet service providers. Staff is recommending a moratorium for all internet service providers who deliver at minimum 1 Gigabyte Symmetrical Internet services and are net neutral (meaning they enable access to all content and applications regardless of the source, and do not favor or block particular products or websites). Staff recommends that this moratorium begin on December 6, 2021 and ending on December 31, 2023.

**Policy Consideration:** Right of Way users must be treated uniformly, so this moratorium would apply to any user that meets the requirements outlined above. This moratorium will not remove a Right of Way users bonding or insurance requirements when obtaining permits.

**Financial Consideration:** The fees generally incurred for Right of Way permits are minimal. While this moratorium will remove those fees, the expected impact by Staff is negligible in the overall operations of the city.

**Action:** Staff recommends Council consider a motion to approve a moratorium for all internet service providers who deliver at minimum 1 Gigabyte Symmetrical Internet services and are net neutral beginning on December 6, 2021 and ending on December 31, 2023.