



City of Bonner Springs

KANSAS

Monday, April 10, 2023

200 East Third Street, Bonner Springs, KS 66012
Bonner Springs City Hall
Council Chambers

WORKSHOP MEETING - 6:30 p.m.
REGULAR CITY COUNCIL MEETING - 7:30 p.m.

The meeting is open to the public.

WORKSHOP - 6:30 P.M.

1. Police Department Operations and Organizational Review

Action

Recommendation

Documents:

2. 2023 Street Program

Action

No action to be taken, informational only.

Recommendation

Documents:

1. 2023 Resurfacing Project Map
2. 2023 Proposed Street List 2

CITY COUNCIL MEETING - 7:30 P.M.

1. Proclamation - National Child Abuse Prevention Month

Action

Recommendation

Documents:

2. Proclamation - Eagle Scout Luke Carr

Action

Recommendation

Documents:

CITIZEN CONCERNS ABOUT ITEMS NOT ON TODAY'S AGENDA. (COPIES OF MATERIAL PRESENTED TO THE CITY COUNCIL MUST ALSO BE PROVIDED TO THE CITY CLERK.)

This item is for comments and questions from the audience about items that are not included on today's agenda.

CONSENT AGENDA

1. Minutes of the March 27, 2023 City Council Meeting

Action

Recommendation

Documents:

1. 03272023 CCM Minutes

2. Claims for City Operation

Action

Make a motion to approve the claims for City operations as presented.

Recommendation

Staff recommends approval.

Documents:

1. Supplement Check Register
2. Supplement Expense Approval Report
3. Refund Check Register
4. Main Check Register
5. Main Expense Approval Report

3. Appointments to Boards and Commissions

Action

Make a motion to approve appointments to boards and commissions as presented.

Recommendation

Documents:

4. License Renewal - Massage Therapy Business Establishment and Massage Therapist Licenses - Yang Lu, Back and Body Massage

Action Make a motion to approve the City Clerk to renew the business establishment and massage therapist licenses for Yang Lu at Back and Body Massage.

Recommendation

Documents:

OLD BUSINESS

NEW BUSINESS

1. KDOT Agreement - Highway K-32 Surfacing

Action Make a motion to approve the agreement with KDOT for funding and support to make surface improvements on Highway K-32 from the City limits to Nettleton Avenue.

Recommendation The Public Works Director recommends approval.

Documents:

1. U-2466-01 - CCLIP-SP (Bonner Springs) final
2. DOC000

2. Engineering Agreement - Highway K-32 Surfacing

Action Make a motion to approve the agreement with Wilson & Company, Inc., for professional engineering services related to Highway K-32 improvements, in the amount of \$27,000.

Recommendation The Public Works Director recommends approval.

Documents:

1. FY24 CCLIP Proposal

3. Special Use Permit for 212 W. Kump Avenue - SUP-01-23

Action Make a motion to adopt an ordinance approving the requested Special Use Permit for 212 W. Kump Avenue - SUP-01-23.

Recommendation The Community Development Director and Planning Commission recommend approval.

Documents:

1. Complete - Staff Report SUP-01-23- Salazar - 212 W. Kump Ave
2. Ord. 212 W. Kump Ave - Emerald Homes Inc.

4. Special Use Permit for 209 Shadyside Avenue - SUP-02-23

Action Make a motion to adopt an ordinance approving the requested Special Use Permit for 209 Shadyside Avenue - SUP-02-23.

Recommendation The Community Development Director and Planning Commission recommend approval.

Documents:

1. Complete - Staff Report SUP-02-23- Salazar - 209 Shadyside Ave
2. Ord. 209 Shadyside Ave - Emerald Homes Inc

5. Special Use Permit for 224 Coronado Road SUP-03-23

Action Make a motion to adopt an ordinance approving the requested Special Use Permit for 224 Coronado SUP-03-23

Recommendation The Community Development Director and Planning Commission recommend approval.

Documents:

1. Complete - Staff Report SUP-03-23- Salazar - 224 Coronado Road
2. Ord. 224 Coronado Rd - Emerald Homes Inc

6. Zoning Ordinance Amendment - Accessory Building Zoning Regulations - BSZO-01-23

Action Make a motion to adopt an ordinance amending the Accessory Building Regulations for the AG, A-1, R and R-S Zoning Districts.

Recommendation The Community Development Director and Planning Commission recommend approval.

Documents:

1. Complete - Accessory Building Agenda Item
2. Existing AG-R Zoning with Accessory Buildings
3. Revised Ord. Accessory Buildings

7. Ordinance Establishing the Recreation and Open Spaces Advisory Committee

Action Make a motion to adopt an ordinance establishing the Recreation and Open Spaces Advisory Committee.

Recommendation The Recreation Manager and City Clerk recommend approval

Documents:

1. ROSA Ordinance

REPORTS

1. City Manager's Report

Action

Recommendation

Documents:

1. City Managers Update 4-7-23
2. 4.3.23_Completed_Projects
3. 4.3.23_Pending_Project_List
4. InCode_Building_Permit_Report
5. InCode_Code_Enforcement_Report

2. City Council Items

3. Mayor's Report

Memorandum

Date: April 10, 2023
To: Mayor and City Council
From: Matt Beets

Subject: 2023 Street Program

Recommendation:

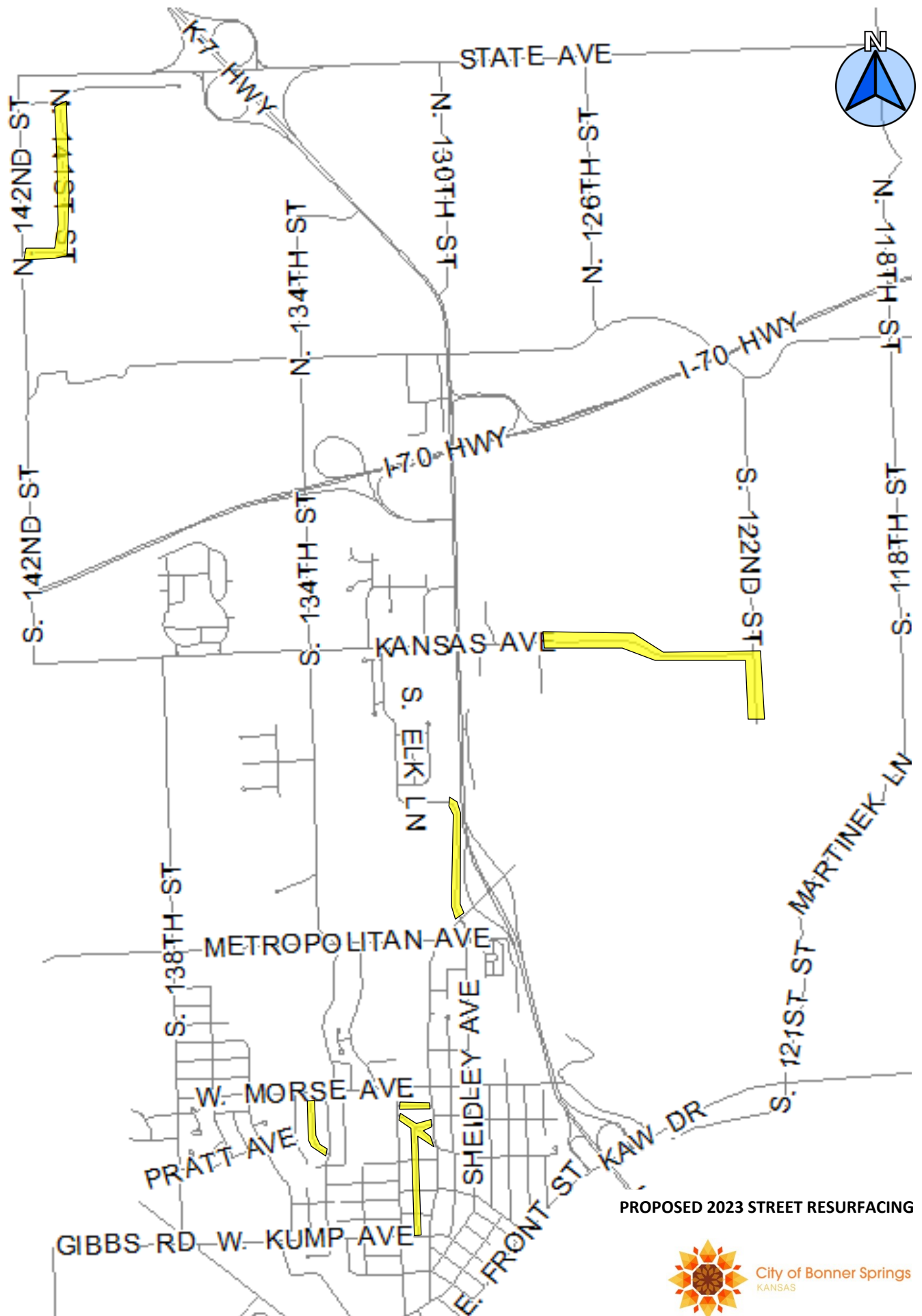
Action: No action to be taken, informational only.

Background: Bonner Springs established a roadway condition index system in 2017 with the support of a specialized contractor. Utilizing that information, a listing of road surface improvements is generated every year to pursue the best value for allocated resources.

Discussion: Funding in the amount of \$850,000 is included in the 2023 budget to support this annual roadway surface maintenance and pavement preservation activity. The City was also awarded CIFI funds from the County in the amount of \$150,000 which gives us a \$1,000,000 budget for additional roadway improvements.

The County plans to release a resurfacing project later this summer to include parts of the Loring Service Area. The City has requested to be included in that bid to resurface our share of Stillwell and S. 142nd Street. We intend to hold back enough funds in the street program to cover our share of the Loring project.

Financial Impact:



PROPOSED 2023 STREET RESURFACING



City of Bonner Springs
KANSAS

2023 PROPOSED STREET LIST						
Year Resurfaced	Street	From	To	Sq. Yds	2" Overlay Total Price	3" Overlay Total Price
Unknown	118th Street	Riverview	Naish Main Entrance	14556	\$ 189,222.22	\$ -
Unknown	141st Street	Minnesota	Sandusky	6949	\$ -	\$ 125,082.00
Unknown	Sandusky	141st Street	142nd Street	1784	\$ -	\$ 32,112.00
2012	Kansas Ave	Nettleton	122nd Street	9151	\$ -	\$ 164,718.00
Unknown	122nd Street	Kansas Avenue	Dead End	2758	\$ 35,854.00	\$ -
2005	Jamison	Garfield	W Morse Avenue	3643	\$ 47,359.00	\$ -
2005	W Spring	Nettleton	Neconi	2431	\$ 31,603.00	\$ -
2007	Oak Avenue	Nettleton	W Springs Avenue	1034	\$ 13,442.00	\$ -
2007	Grove Ave	Nettleton	Neconi	1893	\$ 24,609.00	\$ -
2006	Armour	Kump	W Springs Ave	5961	\$ 77,493.00	\$ -
2011	Lakewood	W Morse Avenue	Metropolitan	8505	\$ 110,565.00	\$ -
2011	Silverhill	Lakewood	Cul-D-Sac	2486	\$ 32,318.00	\$ -
2011	Tiblow Lane	Lakewood	Dead End	1591	\$ 20,683.00	\$ -
2006	130th Street	Nettleton	Swartz Avenue	5962	\$ -	\$ 107,316.00
HOLD BACK FOR UG STREET PROGRAM						
2014	142nd Street	Gibbs	City Limits	16629	\$ -	\$ 299,322.00
Unknown	Stillwell	S 142nd Street	City Limits	2477	\$ -	\$ 44,586.00

Note roads shaded in grey were cut from this years program for budgetary reasons.

Cut from the 2023 Program
\$ 352,788.22

PROGRAM TOTAL
\$ 659,588.00

HOLD BACK
\$ 343,908.00

BUDGET TOTAL
\$ 1,003,496.00

Memorandum

Date: April 10, 2023
To: Mayor and City Council
From:

Subject: Minutes of the March 27, 2023 City Council Meeting

Recommendation:

Action:

Background:

Discussion:

Financial Impact:

City Council Minutes – Regular Meeting – March 27, 2023

The Bonner Springs City Council met in Workshop session at 6:45 p.m.

Councilmembers present: Mayor Harrington, Shannon, McMahan, Wood, Gurley, Stephens and Reeves (arrived 7:04). Councilmembers Long and Kipp were absent.

City staff present: Sean Pederson, City Manager; Chris Brake, City Clerk; Amber Vogan, Assistant City Manager and Justine Spease, Recreation Manager.

1. Parks and Public Spaces Advisory Board – The Recreation Manager presented information on merging the Senior Center Advisory Committee, the Parks and Recreation Advisory Board, and the Cemetery Advisory Committee.
2. Policy for Naming and Renaming City-Owned Properties – The Recreation Manager presented information on a proposed policy for naming and renaming City-owned properties.

The Workshop session adjourned at 7:23 p.m.

The Bonner Springs City Council met in regular session at 7:30 p.m.

Councilmembers present: Mayor Harrington, Shannon, Long, McMahan, Wood, Gurley, Stephens and Reeves. Councilmember Kipp was absent.

City staff present: Sean Pederson, City Manager; Chris Brake, City Clerk; Amber Vogan, Assistant City Manager; Tillie LaPlante, Finance Director; Mark Lee, Community Development Director; Mark Stites, Codes Enforcement Officer and Frank Abart, Public Works Director. Hale Weirick, City Attorney, was also present.

The Mayor led the Pledge of Allegiance to the Flag of the United States of America, and Councilmember Shannon led the invocation.

PRESENTATIONS –

1. The Mayor presented a proclamation to Craig Laurion in recognition for National Transit Drivers' Day.
2. Matthew Willard and Janae Robbins, Unified Government Wyandotte County/KCK Treasurer's Office, presented information about the property valuation process in Wyandotte County.

Citizen Concerns about Items Not on Today's Agenda – Jordan Mackey, 120 Emerson, noted the appraised value of the property owned by Deffenbaugh Industries dropped by nearly half in 2022 after increasing in 2018, 2019 and 2020. He stated the valuation is much lower for that property than adjacent, similar properties and asked for a sitting Councilmember to request justification of the decrease from the County.

CONSENT AGENDA – The Mayor read the Consent Agenda items and asked the staff, audience or City Council if they wished to remove an item for separate consideration. No items were removed.

1. Minutes of the March 13, 2023 City Council Meeting
2. Claims for City Operations
3. Massage Therapist License for Jing Zhang at Back and Body Massage
4. Public Use Request – Bubble Run 5K

Reeves moved and Shannon seconded to approve the consent agenda as presented. Unanimous approval.

OLD BUSINESS – None presented.

NEW BUSINESS –

1. **Nettleton Seven Associates, LLC Funding Agreement** – Shannon moved and Stephens seconded to approve a funding agreement with Nettleton Seven Associates, LLC and Authorize the Mayor to execute the agreement. Unanimous approval.
2. **Resolution Setting Condemnation Hearing for 829 N. Nettleton** – Stephens moved and Gurley seconded to adopt a resolution setting a public hearing at 7:30 p.m. on May 8, 2023, to determine why

the structure located at 820 N. Nettleton Avenue should not be condemned and ordered repaired or demolished. Unanimous approval. Assigned Resolution No. 2023-05

3. **Resolution Setting Condemnation Hearing for 13103 Metropolitan** – Shannon moved and Gurley seconded to adopt a resolution setting a public hearing at 7:30 p.m. on May 8, 2023, to determine why the structure located at 13103 Metropolitan Avenue should not be condemned and ordered repaired or demolished. Unanimous approval. Assigned Resolution No. 2023-06
4. **Governing Body Policy for Nuisance Code Procedures** – Gurley moved and Stephens seconded to approve the updates to the policy for nuisance procedures. Unanimous approval.
5. **Final Plat Approval – FP-01-22 – Ensign Commercial 3rd Plat** – Stephens moved and Shannon seconded to approve the Final Plat FP-01-22- Ensign Commercial 3rd Replat as presented. Unanimous approval.
6. **Final Plat Approval – Replat – RP-01-23 – 542 Lake Forest Dr.** – Gurley moved and Stephens seconded to approve the Replat -RP-01-23 – 542 Lake Forest Drive. Unanimous approval.
7. **Water Treatment Plant Project – Property Acquisition at Lake of the Forest** – Shannon moved and Stephens seconded to approve the agreement with the Lake of the Forest Homeowners Association in the amount of \$3,000 for acquisition of permanent easements along Highway K-32 and authorize the City Manager to execute the documents. Unanimous approval.
8. **Drug and Alcohol Advisory Committee 2023 Funding Recommendations** – Wood moved and Reeves seconded to approve funding in the amount of \$28,135 for substance abuse programs and equipment as recommended by the Drug and Alcohol Advisory Committee. Unanimous approval.

REPORTS

Item No. 1: City Manager's Report:

- Bonner Springs High School is hosting a discussion on the dangers of fentanyl on April 12, 2023.
- The Water Treatment Plant groundbreaking is Thursday at 1p.m. at Public Works.

Item No. 2: City Council Items

- Shannon thanked the Police Department for all they do.
- Wood announced the Fraud Awareness Conversation at the Community Center was postponed until April 19th at 11:00 a.m.
- Wood states the rusted, empty sign at the old BP station on Front Street needs to be addressed.
- Gurley has received concerns about ventilation at the new cigar bar on Oak Street and wants to know if regulations exist to prevent the smoke from infiltrating attached businesses.
- Reeves agreed with Wood about the sign on Front Street.

Item No. 3: Mayor's Report

- The Mayor complimented City Staff on the new wayfinding signs and requested the posts be painted or wrapped.
- The Ministerial Alliance is starting a volunteer group called Bonner Builders to help less fortunate residents with home repairs. Please contact Reverend Bill Kerns at the First Christian Church for more information.
- Participated this morning in the welcoming of the New County Administrator, David Johnston. It looks like he will be a great addition to Wyandotte County.
- Asked the City Clerk to send out invitations to our future workshops to Mayor Garner, Administrator Johnston, the County Commissioners and the District Attorney.

The meeting adjourned at 8:23 p.m.

_____ Christina Brake, City Clerk

Memorandum

Date: April 10, 2023
To: Mayor and City Council
From: Sarah Frehe

Subject: Claims for City Operation

Recommendation: Staff recommends approval.

Action: Make a motion to approve the claims for City operations as presented.

Background: Staff enclosed the supplement claims for City operations in the amount of \$ 48,088.35, utility refunds in the amount of \$186.52 and the regular claims in the amount of \$293,156.82.

Discussion:

Financial Impact:



Bonner Springs, KS

Check Register

Packet: APPKT00559 - 3/31/2023 Payroll Check Run

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP BANK-AP BANK						
7913	AT&T	03/31/2023	Regular	0.00	69.55	150767
2470	ATMOS ENERGY	03/31/2023	Regular	0.00	111.84	150768
6536	BANKCARD PROCESSING CENTER	03/31/2023	Regular	0.00	9,425.09	150769
0117	BOARD OF PUBLIC UTILITIES ATTN: AC	03/31/2023	Regular	0.00	25.90	150770
12213	BRYAN LISBONA	03/31/2023	Regular	0.00	37,500.00	150771
11659	CAPITAL ONE/WALMART COMMUNIT'	03/31/2023	Regular	0.00	14.97	150772
10369	KENDRA ANTHONY	03/31/2023	Regular	0.00	96.00	150773
9879	MAINSTREET CREDIT UNION	03/31/2023	Regular	0.00	845.00	150774

Bank Code AP BANK Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	21	8	0.00	48,088.35
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	21	8	0.00	48,088.35



Bonner Springs, KS

Expense Approval Report

By Vendor Name

Post Dates 3/31/2023 - 3/31/2023

Vendor Name	Payable Number	Post Date	Description (Item)	Amount
Vendor: 7913 - AT&T				
AT&T	0002651	03/31/2023	AQUATIC PARK INTERNET 3/10 - 4/9	69.55
			Vendor 7913 - AT&T Total:	69.55
Vendor: 2470 - ATMOS ENERGY				
ATMOS ENERGY	0002653	03/31/2023	GAS SERVICE - 11115 KAW DR	55.92
ATMOS ENERGY	0002657	03/31/2023	GAS SERVICE - 210 S 134TH ST	55.92
			Vendor 2470 - ATMOS ENERGY Total:	111.84
Vendor: 6536 - BANKCARD PROCESSING CENTER				
BANKCARD PROCESSING CENTER	0002638	03/31/2023	REGISTER VID # 599	34.59
BANKCARD PROCESSING CENTER	0002638	03/31/2023	KRWA CONFERENCE V. FEDEN	210.00
BANKCARD PROCESSING CENTER	0002639	03/31/2023	WATER FOR MUNICIPAL COURT	9.30
BANKCARD PROCESSING CENTER	0002640	03/31/2023	TEST CREDIT CARD MACHINE	1.00
BANKCARD PROCESSING CENTER	0002641	03/31/2023	KTA TOLLS	18.20
BANKCARD PROCESSING CENTER	0002641	03/31/2023	OFFICE SUPPLIES	39.79
BANKCARD PROCESSING CENTER	0002641	03/31/2023	STATION SUPPLIES	67.96
BANKCARD PROCESSING CENTER	0002642	03/31/2023	PORTABLE STARTER BOX	252.98
BANKCARD PROCESSING CENTER	0002642	03/31/2023	FLOOD/WARNING COMBO LIGHT	159.98
BANKCARD PROCESSING CENTER	0002643	03/31/2023	REPLACEMENT LITHIUM CELL PACKS FOR RESCUE TOOLS	1,419.00
BANKCARD PROCESSING CENTER	0002644	03/31/2023	CLAUGH TRAINING	400.00
BANKCARD PROCESSING CENTER	0002644	03/31/2023	MCKEITHAN TRAINING	450.00
BANKCARD PROCESSING CENTER	0002644	03/31/2023	RYSTORM TRAINING REFUND	-295.00
BANKCARD PROCESSING CENTER	0002644	03/31/2023	RECTOR TRAINING	225.00
BANKCARD PROCESSING CENTER	0002644	03/31/2023	RECTOR TRAINING	199.00
BANKCARD PROCESSING CENTER	0002644	03/31/2023	CIKO VET	623.01
BANKCARD PROCESSING CENTER	0002644	03/31/2023	UNIT 72 REGISTRATION	29.47
BANKCARD PROCESSING CENTER	0002644	03/31/2023	UNIFORM ITEMS	304.98
BANKCARD PROCESSING CENTER	0002644	03/31/2023	UNIFORM ITEMS	164.99
BANKCARD PROCESSING CENTER	0002644	03/31/2023	RANGE SUPPLIES	84.10
BANKCARD PROCESSING CENTER	0002645	03/31/2023	REGISTRATION FOR FACILITIES & GROUNDS MGMT CERT	150.00
BANKCARD PROCESSING CENTER	0002645	03/31/2023	CHAIN LINK FENCE MATERIALS - DOG PARK/SOUTH PARK	966.48
BANKCARD PROCESSING CENTER	0002645	03/31/2023	CASE OF DOG WASTE BAGS	299.98
BANKCARD PROCESSING CENTER	0002645	03/31/2023	ROLLING TOOL STORAGE CABINET	498.00
BANKCARD PROCESSING CENTER	0002645	03/31/2023	PADS FOR AIR COMPRESSOR MOUNT/MAGNETIC TOOL TRAY	41.97
BANKCARD PROCESSING CENTER	0002645	03/31/2023	RETRACTABLE AIR HOSE REAL/PORTABLE CORDLESS WINCH	599.98
BANKCARD PROCESSING CENTER	0002646	03/31/2023	AC FACILITY INTERNET	53.50
BANKCARD PROCESSING CENTER	0002646	03/31/2023	CREDIT VOUCHER	-11.79
BANKCARD PROCESSING CENTER	0002646	03/31/2023	CABINETS FOR AC FACILITY	160.00
BANKCARD PROCESSING CENTER	0002647	03/31/2023	SHIPPING OF PHONE TO TX	9.65
BANKCARD PROCESSING CENTER	0002647	03/31/2023	TRAINING CLASS FOR HARRIS	259.00
BANKCARD PROCESSING CENTER	0002647	03/31/2023	TRAINING CLASS FOR MOSIER	259.00
BANKCARD PROCESSING CENTER	0002647	03/31/2023	CREDIT SCREENING OF MOSIER	30.00
BANKCARD PROCESSING CENTER	0002647	03/31/2023	BUSINESS CARDS FOR NEW OFFICES/MOSIER	69.79
BANKCARD PROCESSING CENTER	0002648	03/31/2023	PONY CABINET CLAW	45.99
BANKCARD PROCESSING CENTER	0002649	03/31/2023	REPLACEMENT MEMORIAL BENCH FOR LP	200.00

Expense Approval Report

Post Dates: 3/31/2023 - 3/31/2023

Vendor Name	Payable Number	Post Date	Description (Item)	Amount
BANKCARD PROCESSING CENTER	0002649	03/31/2023	REC CORDINATOR JOB POST ON KRPA	75.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	36.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	RETURN 1099-S FORMS	-21.24
BANKCARD PROCESSING CENTER	0002650	03/31/2023	JANUARY BILL	242.33
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	24.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	20.16
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	60.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	24.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMPLOYEE APPRECIATION	359.94
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	18.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	90.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	12.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	48.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	210.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	18.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	95.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	30.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	30.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	6.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	6.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	6.00
BANKCARD PROCESSING CENTER	0002650	03/31/2023	EMAILS	6.00
Vendor 6536 - BANKCARD PROCESSING CENTER Total:				9,425.09
Vendor: 0117 - BOARD OF PUBLIC UTILITIES ATTN: ACCOUNTS PAYABLE				
BOARD OF PUBLIC UTILITIES AT...	0002654	03/31/2023	WATER BILL 11600 KAW DR	25.90
Vendor 0117 - BOARD OF PUBLIC UTILITIES ATTN: ACCOUNTS PAYABLE Total:				25.90
Vendor: 12213 - BRYAN LISBONA				
BRYAN LISBONA	0002655	03/31/2023	HEAL GRANT 50% DISBURSEMENT	37,500.00
Vendor 12213 - BRYAN LISBONA Total:				37,500.00
Vendor: 11659 - CAPITAL ONE/WALMART COMMUNITY CARD				
CAPITAL ONE/WALMART COM...	0002658	03/31/2023	ANIMAL CONTROL DETERGET	14.97
Vendor 11659 - CAPITAL ONE/WALMART COMMUNITY CARD Total:				14.97
Vendor: 10369 - KENDRA ANTHONY				
KENDRA ANTHONY	0002652	03/31/2023	K ANTHONY ADV ANIMAL CRUELTY CONF REIMBURSEMENT	96.00
Vendor 10369 - KENDRA ANTHONY Total:				96.00
Vendor: 9879 - MAINSTREET CREDIT UNION				
MAINSTREET CREDIT UNION	0002659	03/31/2023	Payroll for 3/31/2023	845.00
Vendor 9879 - MAINSTREET CREDIT UNION Total:				845.00
Grand Total:				48,088.35



Bonner Springs, KS

Refund Check Register

Refund Check Detail

UBPKT01490 - 03-28-2023 ht Security Deposit Refunds Route 5 Feb-Marc

Account	Name	Date	Check #	Amount	Code	Receipt	Amount	Type
05-14228-11	Lowe, Katlyn Christine	3/31/2023	150775	46.48			46.48	Generated From Billing
05-14902-07	Goudie, Kimberly C	3/31/2023	150776	107.29			107.29	Generated From Billing
05-14976-03	Aslin, Reno Slade	3/31/2023	150777	32.75			32.75	Generated From Billing
Total Refunds: 3			Total Refunded Amount:	186.52				

Revenue Code Summary

Revenue Code	Amount
996 - UNAPPLIED CREDITS	186.52
Revenue Total:	186.52

General Ledger Distribution

Posting Date: 03/31/2023

	Account Number	Account Name	Posting Amount	IFT
Fund:	430 - Water Treat & Distribu			
	430-000-000-011999	Claim On Cash	-186.52	Yes
	430-000-000-021205	Unapplied Utility Credits	186.52	
	430 Total:		0.00	
Fund:	999 - POOLED CASH			
	999-000-000-011100	Cash In Bank	-186.52	
	999-000-000-021500	Due To Other Funds	186.52	Yes
	999 Total:		0.00	
	Distribution Total:		0.00	



Bonner Springs, KS

Check Register

Packet: APPKT00562 - 04/04/2023 Main Check Run

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP BANK-AP BANK						
7484	1138, INC	04/04/2023	Regular	0.00	40.00	150778
11999	ALL COPY PRODUCTS INC-POSTAGE LE	04/04/2023	Regular	0.00	236.51	150779
10078	AMAZON CAPITAL SERVICES, INC AMA	04/04/2023	Regular	0.00	912.25	150780
6656	ANCHOR SALES & SERVICE	04/04/2023	Regular	0.00	184.25	150781
12162	ANIMAL CARE CLINIC OF OAK VALLEY I	04/04/2023	Regular	0.00	449.27	150782
5184	AT & T MOBILITY	04/04/2023	Regular	0.00	3,188.08	150783
11698	AT&T 5019	04/04/2023	Regular	0.00	594.52	150784
12000	BAKER'S TOW SERVICE	04/04/2023	Regular	0.00	135.00	150785
0117	BOARD OF PUBLIC UTILITIES ATTN: AC	04/04/2023	Regular	0.00	1,821.54	150786
2798	BONNER SPRINGS AUTO REPAIR LLC	04/04/2023	Regular	0.00	279.31	150787
4172	BOUND TREE MEDICAL LLC	04/04/2023	Regular	0.00	1,098.14	150788
12215	BRENDA POTTER	04/04/2023	Regular	0.00	9,500.00	150789
2561	CDW-G	04/04/2023	Regular	0.00	3,396.38	150790
11793	CHARTER COMMUNICATIONS HOLDING	04/04/2023	Regular	0.00	273.56	150791
10027	CINTAS	04/04/2023	Regular	0.00	221.68	150792
2410	CITY TREASURER KCK	04/04/2023	Regular	0.00	66,968.76	150793
11908	CMRS-FP	04/04/2023	Regular	0.00	800.00	150794
7888	COGENT, INC	04/04/2023	Regular	0.00	3,063.67	150795
0213	COLEMAN EQUIPMENT INC	04/04/2023	Regular	0.00	2,519.55	150796
11409	CSE INC	04/04/2023	Regular	0.00	16.37	150797
11945	CXT INCORPORATED	04/04/2023	Regular	0.00	1,200.00	150798
0014	DEFFENBAUGH INDUSTRIES INC WM C	04/04/2023	Regular	0.00	527.23	150799
5710	DREXEL TECHNOLOGIES INC	04/04/2023	Regular	0.00	61.00	150800
12216	ELIZABETH WHITE	04/04/2023	Regular	0.00	100.00	150801
5420	EVERETT MILBERGER PEST CONTROL	04/04/2023	Regular	0.00	150.00	150802
10964	EVERGY FKA KCP&L	04/04/2023	Regular	0.00	183.28	150803
10220	EVERLASTING SIGN INC	04/04/2023	Regular	0.00	451.38	150804
4342	FELDMANS	04/04/2023	Regular	0.00	67.42	150805
1942	GRASS PAD INC	04/04/2023	Regular	0.00	2,471.70	150806
1532	GT DISTRIBUTORS	04/04/2023	Regular	0.00	2,032.49	150807
12160	GUARDIAN SECURITY SYSTEMS INC	04/04/2023	Regular	0.00	151.94	150808
4804	HASTY AWARDS	04/04/2023	Regular	0.00	115.63	150809
1089	HAWKINS, INC	04/04/2023	Regular	0.00	18,349.52	150810
4275	HAYNES EQUIPMENT CO INC	04/04/2023	Regular	0.00	4,879.61	150811
7720	IBEC, LLC	04/04/2023	Regular	0.00	60.00	150812
11590	IMAGEQUEST INC.	04/04/2023	Regular	0.00	170.82	150813
10304	INSTITUTE FOR BUILDING TECHNOLOC	04/04/2023	Regular	0.00	1,265.00	150814
12218	INTERNATIONAL ASSOCIATION OF CRIN	04/04/2023	Regular	0.00	25.00	150815
3289	J & D EQUIPMENT INC	04/04/2023	Regular	0.00	910.00	150816
12219	JILL KROH	04/04/2023	Regular	0.00	30.00	150817
0359	JIMS LOCK & SAFE SERVICE	04/04/2023	Regular	0.00	144.00	150818
5345	JOHNSON COUNTY WASTEWATER	04/04/2023	Regular	0.00	545.81	150819
1021	JSC	04/04/2023	Regular	0.00	203.50	150820
7376	KANSAS CITY CHAPTER OF YOUNG AUI	04/04/2023	Regular	0.00	410.00	150821
5308	KANSAS ONE-CALL SYSTEM, INC C/O M	04/04/2023	Regular	0.00	166.80	150822
12226	KANSAS STATE COUNCIL OF SHRM, INI	04/04/2023	Regular	0.00	600.00	150823
12211	KAW VALLEY COMPANIES, INC	04/04/2023	Regular	0.00	11,850.00	150824
3003	LAKE OF THE FOREST INC	04/04/2023	Regular	0.00	247.00	150825
3003	LAKE OF THE FOREST INC	04/04/2023	Regular	0.00	247.00	150826
3003	LAKE OF THE FOREST INC	04/04/2023	Regular	0.00	3,000.00	150827
12221	LEE TRIMBLE	04/04/2023	Regular	0.00	100.00	150828
11619	LESLIE LLOYD HAROLD	04/04/2023	Regular	0.00	1,895.00	150829
12189	LISA KRONE	04/04/2023	Regular	0.00	100.00	150830
12222	LORENA MENDOZA	04/04/2023	Regular	0.00	250.00	150831

Check Register

Packet: APPKT00562-04/04/2023 Main Check Run

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
7587	MCANANY OIL CO., INC.	04/04/2023	Regular	0.00	4,534.55	150832
12223	MELISSA FULLER	04/04/2023	Regular	0.00	100.00	150833
7774	METRO AIR CONDITIONING CO	04/04/2023	Regular	0.00	1,266.00	150834
6137	METRO COURIER INC	04/04/2023	Regular	0.00	65.52	150835
5912	MID AMERICA REGIONAL COUNCIL	04/04/2023	Regular	0.00	600.00	150836
7036	MIDWEST PUBLIC RISK OF KANSAS, IN	04/04/2023	Regular	0.00	90,240.00	150837
11389	MISSION COMMUNICATIONS, LLC	04/04/2023	Regular	0.00	2,901.47	150838
12192	NEW CONCEPT BONNER LLC	04/04/2023	Regular	0.00	4,954.09	150839
7482	OFFICE OF ACCOUNTS AND REPORTS	04/04/2023	Regular	0.00	75.00	150840
12227	OLATHE PARKS & RECREATION	04/04/2023	Regular	0.00	1,575.80	150841
0947	O'REILLY AUTO STORES INC	04/04/2023	Regular	0.00	877.05	150842
	Void	04/04/2023	Regular	0.00	0.00	150843
10494	OZARK KENWORTH INC	04/04/2023	Regular	0.00	3,958.63	150844
3393	PACE ANALYTICAL	04/04/2023	Regular	0.00	753.00	150845
11541	PEREGRINE CORPORATION	04/04/2023	Regular	0.00	1,488.51	150846
3531	PERRY & TRENT LLC	04/04/2023	Regular	0.00	8,162.78	150847
11867	PI MANAGED SERVICES LLC	04/04/2023	Regular	0.00	156.25	150848
7022	POSTMASTER	04/04/2023	Regular	0.00	50.00	150849
12224	RACHEL CLARREY	04/04/2023	Regular	0.00	29.82	150850
10641	REDISHRED KANSAS INC PROSHRED SE	04/04/2023	Regular	0.00	90.64	150851
8035	REEVES-WIEDEMAN COMPANY	04/04/2023	Regular	0.00	335.08	150852
6838	REJIS COMMISSION REGIONAL JUSTICI	04/04/2023	Regular	0.00	880.99	150853
11773	RONALD TILDEN	04/04/2023	Regular	0.00	650.80	150854
8822	SHAWNEE MISSION FORD INC	04/04/2023	Regular	0.00	100.00	150855
7730	SHOCKEY CONSULTING SERVICES, LLC	04/04/2023	Regular	0.00	4,500.00	150856
7934	SITEONE LANDSCAPE SUPPLY HOLDING	04/04/2023	Regular	0.00	1,612.24	150857
11869	SOUTHWEST ANSWERING SERVICE INC	04/04/2023	Regular	0.00	162.20	150858
7670	STAPLES CONTRACT & COMMERCIAL S	04/04/2023	Regular	0.00	1,156.07	150859
11823	STATE TRACTOR & EQUIPMENT, CO, IN	04/04/2023	Regular	0.00	605.60	150860
10854	THE JATH GROUP, INC	04/04/2023	Regular	0.00	3,851.73	150861
0591	TIRE TOWN	04/04/2023	Regular	0.00	1,989.50	150862
11556	U.S. BANK EQUIPMENT FINANCE	04/04/2023	Regular	0.00	568.63	150863
6819	UNIFIRST CORPORATION	04/04/2023	Regular	0.00	430.17	150864
4137	UNIVERSITY OF KS HOSPITAL AUTH	04/04/2023	Regular	0.00	127.00	150865
3078	USA BLUEBOOK	04/04/2023	Regular	0.00	173.68	150866
3088	VANCE BROTHERS, INC	04/04/2023	Regular	0.00	610.02	150867
7375	WATCHMEN SECURITY SERVICES	04/04/2023	Regular	0.00	191.29	150868
1321	WESTLAKE HARDWARE	04/04/2023	Regular	0.00	1,249.49	150869
	Void	04/04/2023	Regular	0.00	0.00	150870
12225	WILLIAM SICHKO	04/04/2023	Regular	0.00	67.00	150871
8411	WILSON & COMPANY ENGINEERS	04/04/2023	Regular	0.00	3,356.25	150872

Bank Code AP BANK Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	210	93	0.00	293,156.82
Manual Checks	0	0	0.00	0.00
Voided Checks	0	2	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	210	95	0.00	293,156.82



Bonner Springs, KS

Expense Approval Report

By Vendor Name

Post Dates 4/4/2023 - 4/4/2023

Vendor Name	Payable Number	Post Date	Description (Item)	Amount
Vendor: 7484 - 1138, INC				
1138, INC	229838	04/04/2023	BACKGROUND CHECKS YANG	40.00
Vendor 7484 - 1138, INC Total:				40.00
Vendor: 11999 - ALL COPY PRODUCTS INC-POSTAGE LEASE				
ALL COPY PRODUCTS INC-POST...	33679034	04/04/2023	METER RENTAL 3/14/23 - 4/14/23	236.51
Vendor 11999 - ALL COPY PRODUCTS INC-POSTAGE LEASE Total:				236.51
Vendor: 10078 - AMAZON CAPITAL SERVICES, INC AMAZON CAPITAL SERVICES				
AMAZON CAPITAL SERVICES, IN...	13VX-WLR7-K4NW	04/04/2023	STEP STOOL/GROWING POTS FOR CAMP	64.97
AMAZON CAPITAL SERVICES, IN...	14HQ-9WD1-HCXL	04/04/2023	CAMP GREAT ADV - KARAOKE MACHINE, SPEAKER, TOYS	245.05
AMAZON CAPITAL SERVICES, IN...	1DWH-QWD3-C79J	04/04/2023	COFFEE PODS	47.42
AMAZON CAPITAL SERVICES, IN...	1G9J-6G9X-C1N1	04/04/2023	CAMP GREAT ADVENTURE - THERMOMETER/CRAFT	38.79
AMAZON CAPITAL SERVICES, IN...	1JKT-9PR6-K3NM	04/04/2023	CPR VALVES FOR CAMP STAFF TRAINING	137.88
AMAZON CAPITAL SERVICES, IN...	1LDL-VVLD-C33R	04/04/2023	COFFEE SUPPLIES	46.19
AMAZON CAPITAL SERVICES, IN...	1M46-T9VW-3WT6	04/04/2023	STANDING DESK CONVERTER FOR TIBLOW DISPATCHER DESK	126.87
AMAZON CAPITAL SERVICES, IN...	1PX1-6TQM-1M9G	04/04/2023	FOLDERS/STICKERS	26.98
AMAZON CAPITAL SERVICES, IN...	1PX1-6TQM-1M9G	04/04/2023	ZIP TIES	14.66
AMAZON CAPITAL SERVICES, IN...	1RRW-RDY6-CXDX	04/04/2023	ACCESS BADGE HOLDERS	22.97
AMAZON CAPITAL SERVICES, IN...	1RRW-RDY6-CXDX	04/04/2023	FILE SORTER	19.51
AMAZON CAPITAL SERVICES, IN...	1TF9-PLR7-13GX	04/04/2023	FIRST AID KIT SUPPLIES	20.49
AMAZON CAPITAL SERVICES, IN...	1TF9-PLR7-13GX	04/04/2023	FIRST AID KIT SUPPLIES	20.49
AMAZON CAPITAL SERVICES, IN...	1TH9-FX4H-7FJH	04/04/2023	REPLACEMENT BATTERY FOR VAC	49.99
AMAZON CAPITAL SERVICES, IN...	1TH9-FX4H-7FJH	04/04/2023	LABEL MAKER	29.99
Vendor 10078 - AMAZON CAPITAL SERVICES, INC AMAZON CAPITAL SERVICES Total:				912.25
Vendor: 6656 - ANCHOR SALES & SERVICE				
ANCHOR SALES & SERVICE	115846	04/04/2023	REPAIR CRANE CONTROLLER	184.25
Vendor 6656 - ANCHOR SALES & SERVICE Total:				184.25
Vendor: 12162 - ANIMAL CARE CLINIC OF OAK VALLEY PA				
ANIMAL CARE CLINIC OF OAK V...	394775	04/04/2023	23-179/23-480 X-RAYS, SPLINTS, AMPUTATIONS	449.27
Vendor 12162 - ANIMAL CARE CLINIC OF OAK VALLEY PA Total:				449.27
Vendor: 5184 - AT & T MOBILITY				
AT & T MOBILITY	287288930469X03192023	04/04/2023	MOBILE PHONE SERVICE	135.54
AT & T MOBILITY	287288930469X03192023	04/04/2023	MOBILE PHONE SERVICE	50.23
AT & T MOBILITY	287288930469X03192023	04/04/2023	MOBILE PHONE SERVICE	813.12
AT & T MOBILITY	287288930469X03192023	04/04/2023	MOBILE PHONE SERVICE	135.54
AT & T MOBILITY	287288930469X03192023	04/04/2023	MOBILE PHONE SERVICE	1,135.28
AT & T MOBILITY	287288930469X03192023	04/04/2023	MOBILE PHONE SERVICE	187.90
AT & T MOBILITY	287288930469X03192023	04/04/2023	MOBILE PHONE SERVICE	274.32
AT & T MOBILITY	287288930469X03192023	04/04/2023	MOBILE PHONE SERVICE	369.73
AT & T MOBILITY	287288930469X03192023	04/04/2023	MOBILE PHONE SERVICE	45.18
AT & T MOBILITY	287288930469X03192023	04/04/2023	MOBILE PHONE SERVICE	41.24
Vendor 5184 - AT & T MOBILITY Total:				3,188.08
Vendor: 11698 - AT&T 5019				
AT&T 5019	0002695	04/04/2023	MONTHLY FIBOR OPTICS SERVICE 3/11/23 - 4/10/23	198.18
AT&T 5019	0002695	04/04/2023	MONTHLY FIBER OPTICS SERVICE 3/11/23 - 4/10/23	198.17

Expense Approval Report

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Vendor Name	Payable Number	Post Date	Description (Item)	Amount
AT&T 5019	0002695	04/04/2023	MONTHLY FIBER OPTICS SERVICE 3/11/23 - 4/10/23	198.17
Vendor 11698 - AT&T 5019 Total:				594.52
Vendor: 12000 - BAKER'S TOW SERVICE				
BAKER'S TOW SERVICE	23207	04/04/2023	TOW UNIT 68	135.00
Vendor 12000 - BAKER'S TOW SERVICE Total:				135.00
Vendor: 0117 - BOARD OF PUBLIC UTILITIES ATTN: ACCOUNTS PAYABLE				
BOARD OF PUBLIC UTILITIES AT...	0002661	04/04/2023	WATER USAGE 2/3/23 - 3/3/23	1,821.54
Vendor 0117 - BOARD OF PUBLIC UTILITIES ATTN: ACCOUNTS PAYABLE Total:				1,821.54
Vendor: 2798 - BONNER SPRINGS AUTO REPAIR LLC				
BONNER SPRINGS AUTO REPAIR...	23574	04/04/2023	OIL & FILTER CHANGE VID # 484	57.14
BONNER SPRINGS AUTO REPAIR...	23579	04/04/2023	OIL & FILTER CHANGE VID # 519	69.12
BONNER SPRINGS AUTO REPAIR...	23598	04/04/2023	OIL & FILTER CHANGE VID # 518	73.91
BONNER SPRINGS AUTO REPAIR...	23654	04/04/2023	OIL & FILTER CHANGE/TIRE ROTATION VID # 515	79.14
Vendor 2798 - BONNER SPRINGS AUTO REPAIR LLC Total:				279.31
Vendor: 4172 - BOUND TREE MEDICAL LLC				
BOUND TREE MEDICAL LLC	84893152	04/04/2023	MEDICAL SUPPLIES	147.50
BOUND TREE MEDICAL LLC	84893153	04/04/2023	MEDICAL SUPPLIES	500.93
BOUND TREE MEDICAL LLC	84894573	04/04/2023	MEDICAL SUPPLIES	20.00
BOUND TREE MEDICAL LLC	84897736	04/04/2023	MEDICAL SUPPLIES	244.70
BOUND TREE MEDICAL LLC	84901857	04/04/2023	MEDICAL SUPPLIES	129.58
BOUND TREE MEDICAL LLC	84905166	04/04/2023	MEDICAL SUPPLIES	55.43
Vendor 4172 - BOUND TREE MEDICAL LLC Total:				1,098.14
Vendor: 12215 - BRENDA POTTER				
BRENDA POTTER	0002662	04/04/2023	RIGHT-OF-WAY AND/OR EASEMENTS 416 CASTLE DR	9,500.00
Vendor 12215 - BRENDA POTTER Total:				9,500.00
Vendor: 2561 - CDW-G				
CDW-G	0002693	04/04/2023	Computer Replacements	3,396.38
Vendor 2561 - CDW-G Total:				3,396.38
Vendor: 11793 - CHARTER COMMUNICATIONS HOLDINGS, LLC				
CHARTER COMMUNICATIONS HO...	0097893031423	04/04/2023	STATION INTERNET	273.56
Vendor 11793 - CHARTER COMMUNICATIONS HOLDINGS, LLC Total:				273.56
Vendor: 10027 - CINTAS				
CINTAS	4150834428	04/04/2023	MATS/SCREENS - CITY HALL	221.68
Vendor 10027 - CINTAS Total:				221.68
Vendor: 2410 - CITY TREASURER KCK				
CITY TREASURER KCK	0002688	04/04/2023	REFUSE/TRASH COLLECTION FOR 2023	33,484.38
CITY TREASURER KCK	0002689	04/04/2023	REFUSE/TRASH COLLECTION FOR 2023	33,484.38
Vendor 2410 - CITY TREASURER KCK Total:				66,968.76
Vendor: 11908 - CMRS-FP				
CMRS-FP	0002683	04/04/2023	POSTAGE FOR METER	800.00
Vendor 11908 - CMRS-FP Total:				800.00
Vendor: 7888 - COGENT, INC				
COGENT, INC	5558015	04/04/2023	OIL CHANGE/PUMP INSPECTION LS #2	445.00
COGENT, INC	5560415	04/04/2023	CHLORINE BOOSTER PUMP	2,618.67
Vendor 7888 - COGENT, INC Total:				3,063.67
Vendor: 0213 - COLEMAN EQUIPMENT INC				
COLEMAN EQUIPMENT INC	0002691	04/04/2023	Fire Rescue 'Cutoff' saw	1,779.99
COLEMAN EQUIPMENT INC	100-32719	04/04/2023	AERATOR RENTAL FOR VARIOUS PARKS	627.00

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Vendor Name	Payable Number	Post Date	Description (Item)	Amount
COLEMAN EQUIPMENT INC	565029	04/04/2023	CHAINSAW CHAINS	104.76
COLEMAN EQUIPMENT INC	565990	04/04/2023	REPAIR PART FOR STIHL STRING TRIMMER	7.80
Vendor 0213 - COLEMAN EQUIPMENT INC Total:				2,519.55
Vendor: 11409 - CSE INC				
CSE INC	197745	04/04/2023	UNIFORM ITEMS	16.37
Vendor 11409 - CSE INC Total:				16.37
Vendor: 11945 - CXT INCORPORATED				
CXT INCORPORATED	0002692	04/04/2023	North Park Restroom - Prefab	1,200.00
Vendor 11945 - CXT INCORPORATED Total:				1,200.00
Vendor: 0014 - DEFFENBAUGH INDUSTRIES INC WM CORPORATE SERVICES INC				
DEFFENBAUGH INDUSTRIES INC...	27-80906-83003	04/04/2023	DUMPSTER RENTAL	527.23
Vendor 0014 - DEFFENBAUGH INDUSTRIES INC WM CORPORATE SERVICES INC Total:				527.23
Vendor: 5710 - DREXEL TECHNOLOGIES INC				
DREXEL TECHNOLOGIES INC	INV102743	04/04/2023	FITNESS COURT BIDS/PLANS POSTING	61.00
Vendor 5710 - DREXEL TECHNOLOGIES INC Total:				61.00
Vendor: 12216 - ELIZABETH WHITE				
ELIZABETH WHITE	0002665	04/04/2023	REFUND DEPOSIT SUNFLOWER ROOM 3/19/23	100.00
Vendor 12216 - ELIZABETH WHITE Total:				100.00
Vendor: 5420 - EVERETT MILBERGER PEST CONTROL				
EVERETT MILBERGER PEST CON...	1012940	04/04/2023	SENTRICON SEMI ANNUAL	150.00
Vendor 5420 - EVERETT MILBERGER PEST CONTROL Total:				150.00
Vendor: 10964 - EVERGY FKA KCP&L				
EVERGY FKA KCP&L	0002663	04/04/2023	SIREN 708 S 122ND ST 2/16/23 - 3/19/23	29.73
EVERGY FKA KCP&L	0002664	04/04/2023	SIREN 631 N 126TH ST	31.02
EVERGY FKA KCP&L	0002696	04/04/2023	12730 STATE 2/16/23 - 3/19/23	102.54
EVERGY FKA KCP&L	0002697	04/04/2023	949 N 142ND ST 2/16/23 - 3/16/23	19.99
Vendor 10964 - EVERGY FKA KCP&L Total:				183.28
Vendor: 10220 - EVERLASTING SIGN INC				
EVERLASTING SIGN INC	19263	04/04/2023	UNIT 67	451.38
Vendor 10220 - EVERLASTING SIGN INC Total:				451.38
Vendor: 4342 - FELDMANS				
FELDMANS	322814	04/04/2023	CAULK	37.45
FELDMANS	322887	04/04/2023	MARKING PAINT	29.97
Vendor 4342 - FELDMANS Total:				67.42
Vendor: 1942 - GRASS PAD INC				
GRASS PAD INC	541744	04/04/2023	WEED KILLER	2,379.90
GRASS PAD INC	541795	04/04/2023	TOP SOIL/GRASS SEED	91.80
Vendor 1942 - GRASS PAD INC Total:				2,471.70
Vendor: 1532 - GT DISTRIBUTORS				
GT DISTRIBUTORS	INV0945938	04/04/2023	UNIFORM ITEMS	346.49
GT DISTRIBUTORS	INV0946343	04/04/2023	FORTUNE BODY ARMOR	1,524.00
GT DISTRIBUTORS	UNIV0019840	04/04/2023	UNIFORM ITEMS	162.00
Vendor 1532 - GT DISTRIBUTORS Total:				2,032.49
Vendor: 12160 - GUARDIAN SECURITY SYSTEMS INC				
GUARDIAN SECURITY SYSTEMS ...	0002694	04/04/2023	ALARM SYSTEM 4/1/23 - 4/30/23	36.38
GUARDIAN SECURITY SYSTEMS ...	0002694	04/04/2023	ALARM SYSTEM 4/1/23 - 4/30/23	79.18
GUARDIAN SECURITY SYSTEMS ...	0002694	04/04/2023	ALARM SYSTEM 4/1/23 - 4/30/23	36.38
Vendor 12160 - GUARDIAN SECURITY SYSTEMS INC Total:				151.94

Expense Approval Report

Post Dates: 4/4/2023 - 4/4/2023

Vendor Name	Payable Number	Post Date	Description (Item)	Amount
Vendor: 4804 - HASTY AWARDS				
HASTY AWARDS	02232789	04/04/2023	PREK/K BASKETBALL MEDALS	115.63
Vendor 4804 - HASTY AWARDS Total:				115.63
Vendor: 1089 - HAWKINS, INC				
HAWKINS, INC	0002690	04/04/2023	Chemical cleanings of the Water Plant Filters	14,955.75
HAWKINS, INC	6402985	04/04/2023	CHLORINE CYLINDER RENTALS	150.00
HAWKINS, INC	6407276	04/04/2023	TREATMENT CHEMICALS	2,189.87
HAWKINS, INC	6414174	04/04/2023	EJECTOR/VACCUUM TUBING	1,053.90
Vendor 1089 - HAWKINS, INC Total:				18,349.52
Vendor: 4275 - HAYNES EQUIPMENT CO INC				
HAYNES EQUIPMENT CO INC	28230E	04/04/2023	REPAIR GRINDER PUMP 13532 POST DR	1,528.03
HAYNES EQUIPMENT CO INC	28245E	04/04/2023	REPLACE GRINDER PUMP 13749 BARBER	2,790.00
HAYNES EQUIPMENT CO INC	28262E	04/04/2023	BALL VALVE DISCHARGE ASSEMBLY 13531 HERITAGE DR	561.58
Vendor 4275 - HAYNES EQUIPMENT CO INC Total:				4,879.61
Vendor: 7720 - IBEC, LLC				
IBEC, LLC	7673913	04/04/2023	ALARM MONITORING 4/1/23 - 4/30/23	60.00
Vendor 7720 - IBEC, LLC Total:				60.00
Vendor: 11590 - IMAGEQUEST INC.				
IMAGEQUEST INC.	IN4243241	04/04/2023	QTRLY COPIER OVERAGE CHARGE 11/18/22 - 2/17/23	85.41
IMAGEQUEST INC.	IN4243241	04/04/2023	QTRLY COPIER OVERAGE CHARGE 11/18/22 - 2/17/23	85.41
Vendor 11590 - IMAGEQUEST INC. Total:				170.82
Vendor: 10304 - INSTITUTE FOR BUILDING TECHNOLOGY AND SAFETY				
INSTITUTE FOR BUILDING TECH...	R730-BK1-0223	04/04/2023	INSPECTION/PLAN REVIEW FEES FOR FEBRUARY 2023	1,265.00
Vendor 10304 - INSTITUTE FOR BUILDING TECHNOLOGY AND SAFETY Total:				1,265.00
Vendor: 12218 - INTERNATIONAL ASSOCIATION OF CRIME ANALYSTS				
INTERNATIONAL ASSOCIATION ...	4170	04/04/2023	HARRIS MEMBERSHIP	25.00
Vendor 12218 - INTERNATIONAL ASSOCIATION OF CRIME ANALYSTS Total:				25.00
Vendor: 3289 - J & D EQUIPMENT INC				
J & D EQUIPMENT INC	70407	04/04/2023	MOVE LIGHT BAR FROM CAB TO HEADACHE RACK	910.00
Vendor 3289 - J & D EQUIPMENT INC Total:				910.00
Vendor: 12219 - JILL KROH				
JILL KROH	0002668	04/04/2023	BOND REFUND - HOLLY MULLINS	30.00
Vendor 12219 - JILL KROH Total:				30.00
Vendor: 0359 - JIMS LOCK & SAFE SERVICE				
JIMS LOCK & SAFE SERVICE	114376	04/04/2023	12 MASTER LOCKS	144.00
Vendor 0359 - JIMS LOCK & SAFE SERVICE Total:				144.00
Vendor: 5345 - JOHNSON COUNTY WASTEWATER				
JOHNSON COUNTY WASTEWAT...	0002669	04/04/2023	WW CHARGES 2/1/23 - 2/28/23	545.81
Vendor 5345 - JOHNSON COUNTY WASTEWATER Total:				545.81
Vendor: 1021 - JSC				
JSC	202059	04/04/2023	PROPANE	203.50
Vendor 1021 - JSC Total:				203.50
Vendor: 7376 - KANSAS CITY CHAPTER OF YOUNG AUDIENCES INC				
KANSAS CITY CHAPTER OF YOU...	YA-38793	04/04/2023	ARBOR DAY CELEBRATION AT BSE	410.00
Vendor 7376 - KANSAS CITY CHAPTER OF YOUNG AUDIENCES INC Total:				410.00

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Vendor Name	Payable Number	Post Date	Description (Item)	Amount
Vendor: 5308 - KANSAS ONE-CALL SYSTEM, INC C/O MORGAN STANLEY WEALTH MGMT				
KANSAS ONE-CALL SYSTEM, INC...	3020166	04/04/2023	FEBRUARY LOCATES	166.80
Vendor 5308 - KANSAS ONE-CALL SYSTEM, INC C/O MORGAN STANLEY WEALTH MGMT Total:				166.80
Vendor: 12226 - KANSAS STATE COUNCIL OF SHRM, INC				
KANSAS STATE COUNCIL OF SH...	0002698	04/04/2023	KANSAS CONFERENCE REGISTRATION	600.00
Vendor 12226 - KANSAS STATE COUNCIL OF SHRM, INC Total:				600.00
Vendor: 12211 - KAW VALLEY COMPANIES, INC				
KAW VALLEY COMPANIES, INC	13552	04/04/2023	DEMOLITION OF 715 N 141ST ST	11,850.00
Vendor 12211 - KAW VALLEY COMPANIES, INC Total:				11,850.00
Vendor: 3003 - LAKE OF THE FOREST INC				
LAKE OF THE FOREST INC	0002681	04/04/2023	PERMANENT EASEMENT AT 11115 KAW DR FOR BOOSTER STA	3,000.00
LAKE OF THE FOREST INC	0002684	04/04/2023	LAKE OF THE FOREST-REFUSE PAYMENT	247.00
LAKE OF THE FOREST INC	0002687	04/04/2023	LAKE OF THE FOREST-REFUSE PAYMENT	247.00
Vendor 3003 - LAKE OF THE FOREST INC Total:				3,494.00
Vendor: 12221 - LEE TRIMBLE				
LEE TRIMBLE	0002671	04/04/2023	REFUND DEPOSIT SUNFLOWER ROOM 3/26/23	100.00
Vendor 12221 - LEE TRIMBLE Total:				100.00
Vendor: 11619 - LESLIE LLOYD HAROLD				
LESLIE LLOYD HAROLD	1760	04/04/2023	INSTALL PRESSURE SWITCHES TO ALL 3 PUMPS	1,895.00
Vendor 11619 - LESLIE LLOYD HAROLD Total:				1,895.00
Vendor: 12189 - LISA KRONE				
LISA KRONE	0002672	04/04/2023	REFUND DEPOSIT SUNFLOWER 3/17/23	100.00
Vendor 12189 - LISA KRONE Total:				100.00
Vendor: 12222 - LORENA MENDOZA				
LORENA MENDOZA	0002673	04/04/2023	REFUND DEPOSIT SUNFLOWER ROOM 3/25/23	250.00
Vendor 12222 - LORENA MENDOZA Total:				250.00
Vendor: 7587 - MCANANY OIL CO., INC.				
MCANANY OIL CO., INC.	10701	04/04/2023	DIESEL - FUEL TANKS	4,534.55
Vendor 7587 - MCANANY OIL CO., INC. Total:				4,534.55
Vendor: 12223 - MELISSA FULLER				
MELISSA FULLER	0002674	04/04/2023	REFUND DEPOSIT GYMNASIUM 3/26/23	100.00
Vendor 12223 - MELISSA FULLER Total:				100.00
Vendor: 7774 - METRO AIR CONDITIONING CO				
METRO AIR CONDITIONING CO	644301	04/04/2023	HVAC EVAL	1,266.00
Vendor 7774 - METRO AIR CONDITIONING CO Total:				1,266.00
Vendor: 6137 - METRO COURIER INC				
METRO COURIER INC	29816	04/04/2023	SAMPLE DELIVERIES 2/16/23 & 2/23/2023	43.80
METRO COURIER INC	30416	04/04/2023	SAMPLE DELIVERIES 3/8/23	21.72
Vendor 6137 - METRO COURIER INC Total:				65.52
Vendor: 5912 - MID AMERICA REGIONAL COUNCIL				
MID AMERICA REGIONAL COU...	D-I-0004566	04/04/2023	PSP GRANT PROJECT FEE	600.00
Vendor 5912 - MID AMERICA REGIONAL COUNCIL Total:				600.00
Vendor: 7036 - MIDWEST PUBLIC RISK OF KANSAS, INC				
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	1,575.00

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MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	11,807.37
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	998.74
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	138.80
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	5,227.24
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	1,336.20
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	1,317.20
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	6,717.35
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	8,882.28
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	1,968.60
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	3,338.60
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	25,565.81
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	6,898.33
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	4,518.31
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	4,518.31
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	698.60
MIDWEST PUBLIC RISK OF KAN...	APRIL 2023	04/04/2023	APRIL HEALTH, DENTAL & VISION INSURANCE	4,733.26
Vendor 7036 - MIDWEST PUBLIC RISK OF KANSAS, INC Total:				90,240.00
Vendor: 11389 - MISSION COMMUNICATIONS, LLC				
MISSION COMMUNICATIONS, L...	1073825	04/04/2023	ANNUAL COMM SERVICE 1/1/23 - 12/31/23	2,901.47
Vendor 11389 - MISSION COMMUNICATIONS, LLC Total:				2,901.47
Vendor: 12192 - NEW CONCEPT BONNER LLC				
NEW CONCEPT BONNER LLC	1202	04/04/2023	FRONT END/TURBO REPAIR	3,309.45
NEW CONCEPT BONNER LLC	1292	04/04/2023	UNIT 65	1,269.22
NEW CONCEPT BONNER LLC	1393	04/04/2023	UNIT 66	375.42
Vendor 12192 - NEW CONCEPT BONNER LLC Total:				4,954.09
Vendor: 7482 - OFFICE OF ACCOUNTS AND REPORTS				
OFFICE OF ACCOUNTS AND RE...	0002675	04/04/2023	T. LAPLANTE 5/18/23 BUDGET WORKSHOP WEBINAR	75.00
Vendor 7482 - OFFICE OF ACCOUNTS AND REPORTS Total:				75.00
Vendor: 12227 - OLATHE PARKS & RECREATION				
OLATHE PARKS & RECREATION	0002699	04/04/2023	NEBRASKA TRIP (OLATHE'S 3 PARTICIPANTS)	-1,183.50
OLATHE PARKS & RECREATION	0002699	04/04/2023	HAMILTON TRIP	2,576.00
OLATHE PARKS & RECREATION	0002699	04/04/2023	GOLDEN EAGLE CASINO TRIP	183.30
Vendor 12227 - OLATHE PARKS & RECREATION Total:				1,575.80
Vendor: 0947 - O'REILLY AUTO STORES INC				
O'REILLY AUTO STORES INC	0264-197974	04/04/2023	DIESEL TREATMENT	27.98
O'REILLY AUTO STORES INC	0264-205588	04/04/2023	WIPER BLADES VID # 480	25.58
O'REILLY AUTO STORES INC	0264-209298	04/04/2023	WIPER BLADES VID # 521	53.76
O'REILLY AUTO STORES INC	0264-209303	04/04/2023	COMPRESSION TESTER	31.99
O'REILLY AUTO STORES INC	0264-209305	04/04/2023	PARTS CLEANER	5.79
O'REILLY AUTO STORES INC	0264-209448	04/04/2023	WIPER BLADES/BATTERY MAINTAINER	102.91

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Vendor Name	Payable Number	Post Date	Description (Item)	Amount
O'REILLY AUTO STORES INC	0264-209555	04/04/2023	PARTS TO INSTALL LIGHT VID #550	12.97
O'REILLY AUTO STORES INC	0264-209838	04/04/2023	POWER SWITCH FOR GENERATOR ON VID # 528	9.49
O'REILLY AUTO STORES INC	0264-209947	04/04/2023	GASKET MAKER	13.99
O'REILLY AUTO STORES INC	0264-211195	04/04/2023	MUFFLER REPAIR ON AIR COMPRESSOR	57.28
O'REILLY AUTO STORES INC	0264-211198	04/04/2023	MUFFLER CLAMP	11.37
O'REILLY AUTO STORES INC	0264-211692	04/04/2023	OIL FOR MOBILE GENERATORS	89.91
O'REILLY AUTO STORES INC	0264-212201	04/04/2023	BATTERY TENDER LS #2 GENERATOR	37.99
O'REILLY AUTO STORES INC	0264-212483	04/04/2023	SOCKETS FOR PW SHOP	31.98
O'REILLY AUTO STORES INC	0264-212658	04/04/2023	DROP DOWN TOE HITCH FOR ALL TRUCKS	39.99
O'REILLY AUTO STORES INC	0264-213119	04/04/2023	COUPLER SET/TIRE GUAGE/AIR CHUCK	32.93
O'REILLY AUTO STORES INC	0264-214226	04/04/2023	CARBUEATOR CLEANER	11.97
O'REILLY AUTO STORES INC	0264-214412	04/04/2023	HOSE CLAMP VID # 568	4.26
O'REILLY AUTO STORES INC	0264-214756	04/04/2023	PAPER	4.49
O'REILLY AUTO STORES INC	0264-214756	04/04/2023	OIL FILTERS	52.26
O'REILLY AUTO STORES INC	0264-214771	04/04/2023	BACKUP LIGHT VID # 484	4.67
O'REILLY AUTO STORES INC	0264-215157	04/04/2023	VEHICLE CLEANING SUPPLIES	58.96
O'REILLY AUTO STORES INC	0264-215211	04/04/2023	WIPER FLUID/CARB CLEANER	12.51
O'REILLY AUTO STORES INC	0264-216018	04/04/2023	VEHICLE MAINTENANCE	22.65
O'REILLY AUTO STORES INC	0264-216502	04/04/2023	TIRE GAUGE	12.87
O'REILLY AUTO STORES INC	0264-216510	04/04/2023	AIR CHUCK/RETURNED TIRE GAUGE	0.72
O'REILLY AUTO STORES INC	0264-216893	04/04/2023	VEHICLE MAINTENANCE	14.32
O'REILLY AUTO STORES INC	0264-217247	04/04/2023	VEHICLE MAINTENANCE	18.98
O'REILLY AUTO STORES INC	0264-217895	04/04/2023	VEHICLE MAINTENANCE	6.00
O'REILLY AUTO STORES INC	20264-217052	04/04/2023	WIPER BLADES VID # 517	66.48
Vendor 0947 - O'REILLY AUTO STORES INC Total:				877.05
Vendor: 10494 - OZARK KENWORTH INC				
OZARK KENWORTH INC	R03003700007875	04/04/2023	2510 REPAIRS	3,958.63
Vendor 10494 - OZARK KENWORTH INC Total:				3,958.63
Vendor: 3393 - PACE ANALYTICAL				
PACE ANALYTICAL	2360177870	04/04/2023	MONTHLY WTP SAMPLES	250.00
PACE ANALYTICAL	2360179212	04/04/2023	MONTHLY WWTP SAMPLES	503.00
Vendor 3393 - PACE ANALYTICAL Total:				753.00
Vendor: 11541 - PEREGRINE CORPORATION				
PEREGRINE CORPORATION	510990	04/04/2023	SECT 2 MARCH UTIL BILLS (984/946)	545.67
PEREGRINE CORPORATION	511777	04/04/2023	SECT 4 MARCH UTIL BILLS (1020-988)	569.16
PEREGRINE CORPORATION	512745	04/04/2023	SECT 5 MARCH UTIL BILLS (678/647)	373.68
Vendor 11541 - PEREGRINE CORPORATION Total:				1,488.51
Vendor: 3531 - PERRY & TRENT LLC				
PERRY & TRENT LLC	03243	04/04/2023	MUNICIPAL COURT 1/11/23 - 1/31/23	6,986.00
PERRY & TRENT LLC	03310	04/04/2023	LEGAL PROFESSIONAL SERVICES	1,176.78
Vendor 3531 - PERRY & TRENT LLC Total:				8,162.78
Vendor: 11867 - PI MANAGED SERVICES LLC				
PI MANAGED SERVICES LLC	INV0011026	04/04/2023	CORRECT FOLDER PERMISSION ISSUES	125.00
PI MANAGED SERVICES LLC	INV0011284	04/04/2023	FIX COMPUTER CABLE/NEW CABLE	31.25
Vendor 11867 - PI MANAGED SERVICES LLC Total:				156.25

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Vendor Name	Payable Number	Post Date	Description (Item)	Amount
Vendor: 7022 - POSTMASTER				
POSTMASTER	0002678	04/04/2023	RESTITUTION - SAVANNAH SCHRODER	50.00
Vendor 7022 - POSTMASTER Total:				50.00
Vendor: 12224 - RACHEL CLARREY				
RACHEL CLARREY	0002676	04/04/2023	REFUND SETOFF COLL - CUSTOMER PAID CITY DIRRECTLY	36.82
RACHEL CLARREY	0002676	04/04/2023	SET OFF FEE	-7.00
Vendor 12224 - RACHEL CLARREY Total:				29.82
Vendor: 10641 - REDISHRED KANSAS INC PROSHRED SECURITY				
REDISHRED KANSAS INC PROSH...	1128676	04/04/2023	64 GALLON SECURITY SHRED BIN/64 GALL TEMP BIN	90.64
Vendor 10641 - REDISHRED KANSAS INC PROSHRED SECURITY Total:				90.64
Vendor: 8035 - REEVES-WIEDEMAN COMPANY				
REEVES-WIEDEMAN COMPANY	6140037	04/04/2023	URINAL KIT/FLUSH VALVE	304.90
REEVES-WIEDEMAN COMPANY	6140480	04/04/2023	PIPE THREAD/TEFLON TAPE	30.18
Vendor 8035 - REEVES-WIEDEMAN COMPANY Total:				335.08
Vendor: 6838 - REJIS COMMISSION REGIONAL JUSTICE INFORMATION				
REJIS COMMISSION REGIONAL ...	504407	04/04/2023	VPN CONNECTION SERVICE FEE 1/1/23 - 12/31/23	298.00
REJIS COMMISSION REGIONAL ...	504472	04/04/2023	MAIN AND SUPPORT - IMDSPLUS	582.99
Vendor 6838 - REJIS COMMISSION REGIONAL JUSTICE INFORMATION Total:				880.99
Vendor: 11773 - RONALD TILDEN				
RONALD TILDEN	105502	04/04/2023	TIRE REPAIR	20.00
RONALD TILDEN	105664	04/04/2023	FLAT REPAIR VID # 469	30.00
RONALD TILDEN	105705	04/04/2023	REPLACE DAMAGES TIRE VID # 515	234.55
RONALD TILDEN	105726	04/04/2023	NEW TIRE VID # 482	296.30
RONALD TILDEN	106092	04/04/2023	UNTI 52	69.95
Vendor 11773 - RONALD TILDEN Total:				650.80
Vendor: 8822 - SHAWNEE MISSION FORD INC				
SHAWNEE MISSION FORD INC	664790	04/04/2023	UNIT 67	50.00
SHAWNEE MISSION FORD INC	668269	04/04/2023	UNIT 67	50.00
Vendor 8822 - SHAWNEE MISSION FORD INC Total:				100.00
Vendor: 7730 - SHOCKEY CONSULTING SERVICES, LLC				
SHOCKEY CONSULTING SERVICE...	0002677	04/04/2023	FACILIATE MARCH 2023 COUNCIL RETREAT	4,500.00
Vendor 7730 - SHOCKEY CONSULTING SERVICES, LLC Total:				4,500.00
Vendor: 7934 - SITEONE LANDSCAPE SUPPLY HOLDING,LLC				
SITEONE LANDSCAPE SUPPLY H...	126735509-001	04/04/2023	SEED MAT/GRASS SEED/STARTER FERTILIZER	1,612.24
Vendor 7934 - SITEONE LANDSCAPE SUPPLY HOLDING,LLC Total:				1,612.24
Vendor: 11869 - SOUTHWEST ANSWERING SERVICE INC				
SOUTHWEST ANSWERING SERV...	287102242023	04/04/2023	AFTER HOURS ANSWERING SERVICE 1/27/23 - 2/23/23	162.20
Vendor 11869 - SOUTHWEST ANSWERING SERVICE INC Total:				162.20
Vendor: 7670 - STAPLES CONTRACT & COMMERCIAL STAPLES BUSINESS ADVANTAGE				
STAPLES CONTRACT & COMME...	8069557243	04/04/2023	MISC OFFICE SUPPLIES	92.47
STAPLES CONTRACT & COMME...	8069557243	04/04/2023	MISC OFFICE SUPPLIES	342.92
STAPLES CONTRACT & COMME...	8069633123	04/04/2023	TAPE	20.78
STAPLES CONTRACT & COMME...	8069707799	04/04/2023	MISC OFFICE SUPPLIES	38.48
STAPLES CONTRACT & COMME...	8069707799	04/04/2023	MISC OFFICE SUPPLIES	18.49
STAPLES CONTRACT & COMME...	8069707799	04/04/2023	MISC OFFICE SUPPLIES	107.38
STAPLES CONTRACT & COMME...	8069707799	04/04/2023	MISC OFFICE SUPPLIES	422.88
STAPLES CONTRACT & COMME...	8069707799	04/04/2023	MISC OFFICE SUPPLIES	112.67
Vendor 7670 - STAPLES CONTRACT & COMMERCIAL STAPLES BUSINESS ADVANTAGE Total:				1,156.07

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Vendor Name	Payable Number	Post Date	Description (Item)	Amount
Vendor: 11823 - STATE TRACTOR & EQUIPMENT, CO, INC.				
STATE TRACTOR & EQUIPMENT,...	16603K	04/04/2023	REPAIR SPREADER VID # 553	605.60
Vendor 11823 - STATE TRACTOR & EQUIPMENT, CO, INC. Total:				605.60
Vendor: 10854 - THE JATH GROUP, INC				
THE JATH GROUP, INC	71715	04/04/2023	JANITORIAL CLEANING 3/1/23 - 3/31/23	148.33
THE JATH GROUP, INC	71715	04/04/2023	JANITORIAL CLEANING 3/1/23 - 3/31/23	148.34
THE JATH GROUP, INC	71715	04/04/2023	JANITORIAL CLEANING 3/1/23 - 3/31/23	148.33
THE JATH GROUP, INC	72386	04/04/2023	EXTRA CLEANING AT SOUTH PARK 3/10/23 & 3/17/23	250.00
THE JATH GROUP, INC	72587	04/04/2023	REGULAR JANITORIAL SERVICE FROM 4/1/23 TO 4/30/23	1,870.00
THE JATH GROUP, INC	72592	04/04/2023	CLEANING SERVICE 4/1/23 - 4/30/23	1,155.00
THE JATH GROUP, INC	S-12462	04/04/2023	HAND TOWELS	131.73
Vendor 10854 - THE JATH GROUP, INC Total:				3,851.73
Vendor: 0591 - TIRE TOWN				
TIRE TOWN	310233	04/04/2023	NEW TIRE VID # 568	1,697.00
TIRE TOWN	310319	04/04/2023	NEW TIRES TRAILER #715	292.50
Vendor 0591 - TIRE TOWN Total:				1,989.50
Vendor: 11556 - U.S. BANK EQUIPMENT FINANCE				
U.S. BANK EQUIPMENT FINANCE	494821770	04/04/2023	COPIER RENTAL	142.78
U.S. BANK EQUIPMENT FINANCE	494821770	04/04/2023	COPIER RENTAL	142.79
U.S. BANK EQUIPMENT FINANCE	497568691	04/04/2023	PRINTER LEASE	283.06
Vendor 11556 - U.S. BANK EQUIPMENT FINANCE Total:				568.63
Vendor: 6819 - UNIFIRST CORPORATION				
UNIFIRST CORPORATION	3281019135	04/04/2023	BLDG MAINT/RESTROOM SUPPLIES	74.97
UNIFIRST CORPORATION	328101936	04/04/2023	BLDG MAINT/RESTROOM SUPPLIES - STREETS	42.73
UNIFIRST CORPORATION	328101936	04/04/2023	UNIFORM RENTALS	71.72
UNIFIRST CORPORATION	328101936	04/04/2023	BLDG MAINT/RESTROOM SUPPLIES - WATER	42.72
UNIFIRST CORPORATION	328101936	04/04/2023	UNIFORM RENTALS	49.28
UNIFIRST CORPORATION	3281021504	04/04/2023	BLDG MAINT/RESTROOM SUPPLIES - STREETS	13.87
UNIFIRST CORPORATION	3281021504	04/04/2023	UNIFORM RENTALS	71.72
UNIFIRST CORPORATION	3281021504	04/04/2023	BLDG MAINT/RESTROOM SUPPLIES - WATER	13.88
UNIFIRST CORPORATION	3281021504	04/04/2023	UNIFORM RENTALS	49.28
Vendor 6819 - UNIFIRST CORPORATION Total:				430.17
Vendor: 4137 - UNIVERSITY OF KS HOSPITAL AUTH				
UNIVERSITY OF KS HOSPITAL A...	00318155-00	04/04/2023	DOT PX CRAIG LAURION	66.00
UNIVERSITY OF KS HOSPITAL A...	00318417-00	04/04/2023	POST OFFER PX HEATHER TURNER	61.00
Vendor 4137 - UNIVERSITY OF KS HOSPITAL AUTH Total:				127.00
Vendor: 3078 - USA BLUEBOOK				
USA BLUEBOOK	270924	04/04/2023	FLOW CHARTS	173.68
Vendor 3078 - USA BLUEBOOK Total:				173.68
Vendor: 3088 - VANCE BROTHERS, INC				
VANCE BROTHERS, INC	IG00018793	04/04/2023	ASPHALT FOR STREET REPAIRS	610.02
Vendor 3088 - VANCE BROTHERS, INC Total:				610.02
Vendor: 7375 - WATCHMEN SECURITY SERVICES				
WATCHMEN SECURITY SERVICES	74759	04/04/2023	APRIL MONTHLY MONITORING - COMMUNITY CENTER	132.97

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WATCHMEN SECURITY SERVICES	75004	04/04/2023	APRIL MONTHLY MONITORING - AQUATIC PARK	58.32
Vendor 7375 - WATCHMEN SECURITY SERVICES Total:				191.29
Vendor: 1321 - WESTLAKE HARDWARE				
WESTLAKE HARDWARE	14004735	04/04/2023	HOSES VID # 480	33.98
WESTLAKE HARDWARE	14004748	04/04/2023	UTILITY KNIFE	8.59
WESTLAKE HARDWARE	14004783	04/04/2023	GLUE/TAPE/SPRAY BOTTLE/BALL VALVE	43.57
WESTLAKE HARDWARE	14004795	04/04/2023	TAPE MEASURE	5.99
WESTLAKE HARDWARE	14004799	04/04/2023	OUTDOOR TIMER/PROPANE CYLINDER	29.98
WESTLAKE HARDWARE	14004813	04/04/2023	CLEANING SUPPLIES FOR DO METER	13.99
WESTLAKE HARDWARE	14004820	04/04/2023	MISC HARDWARE FOR TARP FRAME VID # 522	9.18
WESTLAKE HARDWARE	14004831	04/04/2023	DRAINS PLUGS FOR JON BOAT	12.28
WESTLAKE HARDWARE	14004837	04/04/2023	16' VINYL TUBING	5.94
WESTLAKE HARDWARE	14004838	04/04/2023	SHOP VAC/DUCT TAPE	80.08
WESTLAKE HARDWARE	14004841	04/04/2023	MISC ELECTRICAL SUPPLIES	24.57
WESTLAKE HARDWARE	14004846	04/04/2023	VEHICLE SUPPLIES	29.95
WESTLAKE HARDWARE	14004851	04/04/2023	FITTINGS	17.94
WESTLAKE HARDWARE	14004857	04/04/2023	RANGE SUPPLIES	24.97
WESTLAKE HARDWARE	14004867	04/04/2023	DRILL BIT	3.99
WESTLAKE HARDWARE	14004871	04/04/2023	OIL FILTER VID # 130	16.99
WESTLAKE HARDWARE	14004874	04/04/2023	HARDWARE FOR SIGN BASE INSTALLATIONS	232.19
WESTLAKE HARDWARE	14004876	04/04/2023	MISC HARDWARE	69.61
WESTLAKE HARDWARE	14004877	04/04/2023	FITTINGS FOR AIR COMPRESSOR	35.57
WESTLAKE HARDWARE	14004885	04/04/2023	MISC REPAIR PARTS	34.55
WESTLAKE HARDWARE	14004886	04/04/2023	SPADE/CAULK GUN/CAULK	75.57
WESTLAKE HARDWARE	14004890	04/04/2023	5 GAL BUCKETS	14.97
WESTLAKE HARDWARE	14004895	04/04/2023	STORAGE BINS	95.96
WESTLAKE HARDWARE	14004898	04/04/2023	SHELVING UNIT	105.17
WESTLAKE HARDWARE	14004904	04/04/2023	MISC HARDWARE	18.98
WESTLAKE HARDWARE	14004910	04/04/2023	LOCATING STICKS FOR PAINT	151.96
WESTLAKE HARDWARE	14004938	04/04/2023	CONTAINER FOR GASKETS	16.99
WESTLAKE HARDWARE	14004953	04/04/2023	ZIP TIES	35.98
Vendor 1321 - WESTLAKE HARDWARE Total:				1,249.49
Vendor: 12225 - WILLIAM SICHKO				
WILLIAM SICHKO	0002679	04/04/2023	SEIZED EVIDENCE MONEY RETURN	67.00
Vendor 12225 - WILLIAM SICHKO Total:				67.00
Vendor: 8411 - WILSON & COMPANY ENGINEERS				
WILSON & COMPANY ENGINEER...	113375	04/04/2023	PLANNING 129TH ST & K7/NETTLETON	420.00
WILSON & COMPANY ENGINEER...	113375	04/04/2023	PROPERTY ACQUISITION FOR KANSAS AVE CULVERT REPLACE	210.00
WILSON & COMPANY ENGINEER...	113375	04/04/2023	CODE REVIEW - WATER/WTP	2,726.25
Vendor 8411 - WILSON & COMPANY ENGINEERS Total:				3,356.25
Grand Total:				293,156.82

Memorandum

Date: April 10, 2023
To: Mayor and City Council
From: Christina Brake

Subject: License Renewal - Massage Therapy Business Establishment and Massage Therapist Licenses - Yang Lu, Back and Body Massage

Recommendation:

Action: Make a motion to approve the City Clerk to renew the business establishment and massage therapist licenses for Yang Lu at Back and Body Massage.

Background: Yang Lu submitted an application and paid the fees to renew her Business Establishment and Massage Therapist licenses at Back and Body Massage. Staff did not include a copy of the application due to the confidential information it contains.

Discussion:

Financial Impact:

Memorandum

Date: April 10, 2023
To: Mayor and City Council
From: Frank Abart

Subject: KDOT Agreement - Highway K-32 Surfacing

Recommendation: The Public Works Director recommends approval.

Action: Make a motion to approve the agreement with KDOT for funding and support to make surface improvements on Highway K-32 from the City limits to Nettleton Avenue.

Background: Public Works staff submitted a funding participation request to KDOT in February of 2022. The eligible KDOT program is known as CCLIP (City Connecting Link Improvement Project). The City meets the requirements for segments of Highway K-32 that are inside the City Limits. KDOT notified the City of the award approval in a letter dated October 12, 2022.

Discussion: The segment of KDOT Highway K-32 involved in this project is recognized as Gibbs Road and Kump Avenue from the intersection of Nettleton Avenue to the City limits (142nd Street). The work will focus on milling and re-surfacing with compacted asphalt and will include updated pavement markings. The current schedule is subject to change, but will bid in the Fall of 2023 with construction in the spring of 2024.

Financial Impact: The Agreement with KDOT includes funding for 90% of the cost of construction and inspection services to a maximum of \$400,000. The most recent estimate for the project cost is \$512,680. The City is responsible for all costs over the \$400,000 threshold and the cost of any engineering services associated with the project design and approvals. Public Works staff will request funding for the City share of this project in the 2024 budget. The Engineering services request will come from the current year budget.

PROJECT NO. 105 U-2466-01
CCLIP (SP) RESURFACING PROJECT
CMS CONTRACT NO. _____
CITY OF BONNER SPRINGS, KANSAS

AGREEMENT

This Agreement is between the **Secretary of Transportation**, Kansas Department of Transportation (KDOT) (the “Secretary”) and the **City of Bonner Springs, Kansas** (“City”), **collectively**, the “Parties.”

RECITALS:

- A. The City has applied for and the Secretary has approved a CCLIP (SP) Resurfacing Project.
- B. The Secretary and the City are empowered by the laws of Kansas to enter into agreements for the construction and maintenance of city connecting links of the State Highway System through the City.
- C. The City desires to construct a street resurfacing Project on Gibbs Road/W Kump Avenue (K-32), a City Connecting Link for the State Highway System, in the City.
- D. The Secretary desires to enter into an Agreement with the City to participate in the cost of the Project by use of state and local funds.

NOW THEREFORE, the Parties agree as follows:

ARTICLE I

DEFINITIONS:

As used in this Agreement, the capitalized terms below have the following meanings:

- 1. **“Agreement”** means this written document, including all attachments and exhibits, evidencing the legally binding terms and conditions of the agreement between the Parties.
- 2. **“CCLIP (SP) Resurfacing Program”** means a City Connecting Link Improvement Program (CCLIP (SP)) that is a part of the KDOT Local Partnership Program with cities and counties. The state’s participation in the cost of construction and construction engineering will be one hundred percent (100%) for cities with a population between 0 to 2,499, ninety-five percent (95%) for cities with a population between 2,500 to 4,999, ninety percent (90%) for cities with a population between 5,000 to 24,999, eighty-five percent (85%) for cities with a population between 25,000 to 49,999, eighty percent (80%) for cities with a population between 50,000 to 99,999, and seventy-five percent (75%) for cities with a population equal to or greater than 100,000, up to a maximum of \$300,000.00 per fiscal year of state funds. The CCLIP (SP) Resurfacing Program is for contract maintenance only.
- 3. **“City”** means the city of Bonner Springs, Kansas, with its place of business at 200 E. 3rd Street, Bonner Springs, KS 66012.
- 4. **“City Connecting Link”** means a route inside the city limits of a city which: (1) connects a state highway through a city; (2) connects a state highway to a city connecting link of another state highway; CCLIP (SP) Master – City Let (Rev. 10.01.2021)

(3) is a state highway which terminates within such city; (4) connects a state highway with a road or highway under the jurisdiction of the Kansas Turnpike Authority; or (5) begins and ends within a city's limits and is designated as part of the national system of Interstate and defense highways.

5. **“Construction”** means the work done on the Project after Letting, consisting of building, altering, repairing, improving, or demolishing any structure, building or highway; any drainage, dredging, excavation, grading or similar work upon real property.

6. **“Construction Engineering” or “CE”** means inspection services, material testing, engineering consultation and other reengineering activities required during Construction of the Project.

7. **“Consultant”** means any engineering firm or other entity retained to perform services for the Project.

8. **“Contractor”** means the entity awarded the Construction contract for the Project and any subcontractors working for the Contractor with respect to the Project.

9. **“Design Plans”** mean design plans, specifications, estimates, surveys, and any necessary studies or investigations, including, but not limited to, environmental, hydraulic, and geological investigations or studies necessary for the Project under this Agreement.

10. **“Effective Date”** means the date this Agreement is signed by the Secretary or the Secretary's designee.

11. **“Eligible / Participating Bid Items”** means all bid items that pertain to Project resurfacing and striping along the connecting link only. Items eligible for CCLIP (SP) funding include manhole adjustments, milling, overlays, aggregate or paved shoulders (if already existing), concrete pavement, thin bonded concrete overlays, joint repair, slurry seals, bituminous seals, ultra-thin bonded overlay, concrete and asphalt pavement patching, subgrade improvement, reconstruction, traffic control, transporting of salvageable material (millings), striping, traffic signal loops on the state highway and that portion of the traffic signal loops that lie inside the return on side streets, and pavement marking on the connecting link. Video-detection systems are participating, except on side streets; however, such systems will require pre-approval, as well as additional details, and a bill of materials to be included in the final design plans. Resurfacing work is participating out to the curb returns on side streets.

12. **“Encroachment”** means any building, structure, vehicle, parking area, or other object or thing, including but not limited to signs, posters, billboards, roadside stands, fences, or other private installations, not authorized to be located within the Right of Way which may or may not require removal during Construction pursuant to the Design Plans.

13. **“Fiscal Year (FY)”** means the state's fiscal year which begins July 1 and ends on June 30 of the following calendar year.

14. **“KDOT”** means the Kansas Department of Transportation, an agency of the State of Kansas, with its principal place of business located at 700 SW Harrison Street, Topeka, KS, 66603-3745.

15. **“Letting” or “Let”** means the process of receiving bids prior to any award of a Construction contract for any portion of the Project.

16. **“Non-Eligible / Non-Participating Bid Items”** means items typically non-eligible for CCLIP (SP) funding including but not limited to: bridge deck patching, utility adjustments, curb and gutter, overlay of curb and gutter, adjustment or reestablishment of survey markers, drainage appurtenances, driveways, entrances, sidewalks, sidewalk ramps, construction warranties, traffic loop construction outside the return on a side street, video detection on side streets, and construction outside of the curb and gutter. Work performed outside the Project limits on side streets, or outside the city limits is non-eligible for state participation, items with unit price changes from the let price (other than items with price adjustment specification in the bid documents) and any other items deemed non-eligible by the Secretary.

17. **“Participating Costs”** means expenditures for items or services which are an integral part of highway, bridge, and road construction projects, as reasonably determined by the Secretary.

18. **“Preliminary Engineering” or “PE”** means pre-construction activities, including but not limited to design work, generally performed by a consulting engineering firm that takes place before Letting.

19. **“Project”** means mill and overlay, reconstruction, minor patching, joint repair, slurry seal, microsurfacing, and any other pre-approved resurfacing methods for the CCLIP (SP) Resurfacing Program for Gibbs Road/W Kump Avenue (K-32), from 142nd Street to Nettleton Avenue in Bonner Springs, Kansas, and is the subject of this Agreement.

20. **“Project Limits”** means that area of Construction for the Project, including all areas between and within the Right of Way boundaries as shown on the Design Plans.

21. **“Responsible Bidder”** means one who makes an offer to construct the Project in response to a request for bid with the technical capability, financial capacity, human resources, equipment, and performance record required to perform the contractual services.

22. **“Right of Way”** means the real property and interests therein necessary for Construction of the Project, including fee simple title, dedications, permanent and temporary easements, and access rights, as shown on the Design Plans.

23. **“Secretary”** means the Secretary of Transportation of the State of Kansas, and his or her successors and assigns.

24. **“Surface Preservation” or “SP”** means a fund category, previously known as KLINK, intended to address deficiencies in or extend the life of the driving surface.

25. **“Utilities” or “Utility”** means all privately, publicly, or cooperatively owned lines, facilities, and systems for producing, transmitting, or distributing communications, power, electricity, light, heat, gas, oil, crude products, water, steam, waste, storm water, and other similar commodities, including fire and police signal systems which directly or indirectly serve the public.

ARTICLE II

FUNDING:

1. **Funding.** The table below reflects the funding commitments of each Party. The Participating Costs of Construction include all Construction Contingency Items. The Parties agree estimated costs and contributions are to be used for encumbrance purposes and may be subject to change. The City agrees to notify the Bureau of Local Projects if costs increase more than 10% over the estimate.

Party	Responsibility
Secretary	90% of Participating Costs of Construction and Construction Engineering (CE), not to exceed \$400,000.00.
City	10% of Participating Costs of Construction and CE until Secretary's funding limit is reached. 100% of Participating Costs of Construction and CE after Secretary's funding limit is reached. 100% of Cost of Preliminary Engineering (PE), Right of Way, and Utility Adjustments 100% Non-Participating Costs.

ARTICLE III

SECRETARY RESPONSIBILITIES:

1. **Reimbursement Payments.** The Secretary will make such payment to the City as soon as reasonably possible after construction of the Project is completed, after receipt of proper billing, and attestation by a licensed professional engineer employed or retained by the City that the Project was constructed within substantial compliance of the final Design Plans and specifications.

ARTICLE IV

CITY RESPONSIBILITIES:

1. **Limited Scope.** The Project is limited to roadway resurfacing within the Project Limits. The Project roadway resurfacing may include all Eligible items as defined above. Roadway resurfacing does not include such Non-Eligible items as defined above and any other items deemed Non-Eligible or Non-Participating by the Secretary. The City will be responsible for construction of any traffic signal and/or sidewalk improvements that are necessary to comply with Public Right-of-Way Accessibility Guidelines (PROWAG), regardless of whether such improvements are deemed Non-Eligible/Non-Participating bid items by the Secretary for reimbursement purposes.

2. **Secretary Authorization.** The Secretary is authorized by the City to take such steps as are deemed by the Secretary to be necessary or advisable for the purpose of securing the benefits of the current CCLIP (SP) Resurfacing Program for this Project.

3. **General Indemnification.** To the extent permitted by law and subject to the maximum liability provisions of the Kansas Tort Claims Act (K.S.A. § 75-6101, *et seq.*) as applicable, the City will defend, indemnify, hold harmless, and save the Secretary and the Secretary's authorized representatives from any and all costs, liabilities, expenses, suits, judgments, damages to persons or property or claims of any nature whatsoever arising out of or in connection with the provisions or performance of this Agreement by the City, the City's employees, agents, or subcontractors. The City shall not be required to defend, indemnify, hold harmless, and save the Secretary for negligent acts or omissions of the Secretary or the Secretary's authorized representatives or employees.

4. **Indemnification by Contractors.** The City will require the Contractor to indemnify, hold harmless, and save the Secretary and the City from personal injury and property damage claims arising out of the act of omission of the Contractor, the Contractor's agent, subcontractors, or suppliers. If the Secretary or the City defends a third party's claim, the Contractor shall indemnify the Secretary and the City for damages paid to the third party and all related expenses either the Secretary or the City or both incur in defending the claim.

5. **Design and Specifications.** The City shall be responsible to make or contract to have made Design Plans for the Project in conformity with the current version of Section 13.0 CCLIP of the LPA Project Development Manual.

6. **Letting and Administration by City.** The City shall Let the contract for the Project and shall award the contract to the lowest Responsible Bidder upon concurrence in the award by the Secretary. The City further agrees to administer the Construction of the Project in accordance with the Design Plans, and the current version of the City's currently approved procedures, if applicable, and administer the payments due the Contractor, including the portion of the cost borne by the Secretary.

7. **Performance Bond.** The City will require the Contractor to provide a performance bond in a sum not less than the amount of the contract as awarded.

8. **Responsibility for Adequacy of Design.** The City, and any Consultant retained by the City, shall have sole responsibility for the adequacy and accuracy of the Design Plans, specifications, and estimates. Any review of these items that may be performed by the Secretary or the Secretary's representatives is not intended to and shall not be construed to be an undertaking of the City's and its Consultant's duty to provide adequate and accurate Design Plans, specifications, and estimates. Such reviews are not done for the benefit of the Consultant, the Contractor, the City, or other political subdivision, nor the traveling public. The Secretary makes no representation, or expressed or implied warranty, to any person or entity concerning the adequacy or accuracy of the Design Plans, specifications, and estimates or any other work performed by the Consultant or the City.

9. **Design Schedule and Submission to Secretary.** The City will follow a schedule for design and development of plans that will allow the Project to be Let to contract in the programmed fiscal year; otherwise, the Secretary has the right to withdraw the Secretary's participation in the Project. If the City's Project preliminary plans, specifications, and a cost estimate (PS&E) are submitted to KDOT's Bureau of Local Projects later than May 1 of the programmed fiscal year, at the Secretary's discretion, the Project may be moved into a future fiscal year.

10. **Movement of Utilities.** The City will move or adjust, or cause to be moved or adjusted, and will be responsible for such removal or adjustment of all existing structures, pole lines, pipelines, meters, and other Utilities, publicly or privately owned, which may be necessary for Construction of the Project in accordance with the final Design Plans. The expense of the removal or adjustment of the Utilities and Encroachments located on public right of way or easement shall be borne by the owner or the City.

11. **Future Encroachments.** The City will prohibit future erection, installation, or construction of encroachments either on or above the Right of Way, and it will not in the future permit the erection of fuel dispensing pumps upon the Right of Way of the City Connecting Link. The City will require any fuel dispensing pumps erected, moved, or installed along the City Connecting Link be placed a distance from the Right of Way line no less than the distance permitted by the National Fire Code.

12. **Legal Authority.** By his or her signature on this Agreement, the signatory certifies that he or she has legal and actual authority as representative and agent for the City to enter into this Agreement on its behalf. The City agrees to take any administrative and/or legal steps as may be required to give full effect to the terms of this Agreement.

13. **Temporary Traffic Control.** The City shall provide a temporary traffic control plan within the design plans, which includes the City's plan for handling multi-modal traffic during Construction, including detour routes and road closings, if necessary, and installation of alternate or temporary pedestrian accessible paths to pedestrian facilities in the public Right of Way within the Project Limits. The City's temporary traffic control plan must be in conformity with the latest version of the Manual on Uniform Traffic Control Devices (MUTCD), as adopted by the Secretary, and in compliance with PROWAG, and FHWA rules, regulations, and guidance pertaining to the same.

14. **Permanent Traffic Control.** The City must ensure the location, form, and character of informational, regulatory, and warning signs, of traffic signals and of curb and pavement or other markings installed or placed by any public authority, or other agency as authorized by K.S.A. § 8-2005, shall conform to the latest version of the MUTCD as adopted by the Secretary.

15. **Access Control.** The City will maintain control of access rights and prohibit the construction or use of any entrances or access points along the Project within the City other than those shown on the final Design Plans unless prior approval is obtained from the Secretary.

16. **Final Design Plans.** The final Design Plans will depict the Project Limits. The Eligible/Participating bid items must be shown separated and listed apart from the Non-Eligible/Non-Participating bid items on the final Design Plans, bid documents, and on the detailed billing provided by the City. The City shall have the final Design Plans signed and sealed by a licensed professional engineer. The City will furnish to KDOT's Bureau of Local Projects an electronic set of final Design Plans and specifications. All technical professionals involved in the Project are required to meet the applicable licensing and/or certification requirements as stated in K.S.A. § 74-7001, *et seq.*

17. **Program Administration.** In addition to complying with all requirements contained in Section 13.0 CCLIP of the LPA Project Development Manual:

(a) The City acknowledges that funding for the Project may be cancelled if the City proceeds to advertise, Let, or award a contract for the Project, prior to receipt of notification from

KDOT's Bureau of Local Projects of its completion of the final review of the plans, specifications, and estimates (PS&E).

(b) The City acknowledges that funding for the Project may be cancelled if the City awards the contract for the Project prior to its receipt of an "Authority to Award" notification from KDOT's Bureau of Local Projects.

(c) The City will provide to KDOT's Bureau of Local Projects an electronic copy of the executed contract, the completed tax exemption form (PR-76 or PR-74a) and the City's Notice of Award.

(d) After the contract for the Project is awarded, the City will promptly notify both the Project Manager of KDOT's Bureau of Local Projects and the KDOT Area Engineer to communicate the date the contractor is anticipated to begin work on the Project.

(e) The City acknowledges that any costs for work completed prior to receipt of a Notice of Actual Start Date from the KDOT Area Engineer are ineligible for participation in the Program, will be deemed non-participating costs, and shall be the responsibility of the City.

18. **Discrimination Laws.** The City will: (a) comply with the Kansas Act Against Discrimination (K.S.A. § 44-1001, *et seq.*) and the Kansas Age Discrimination in Employment Act (K.S.A. § 44-1111, *et seq.*) and the applicable provisions of the Americans With Disabilities Act (42 U.S.C. § 12101, *et seq.*)(ADA) and not discriminate against any person because of race, religion, color, sex, disability, national origin or ancestry, or age in the admission or access to, or treatment or employment in, its programs or activities; (b) include in all solicitations or advertisements for employees, the phrase "equal opportunity employer"; (c) comply with the reporting requirements set out at K.S.A. § 44-1031 and K.S.A. § 44-1116; and (d) include those provisions set forth in (a) through (c) in every contract, subcontract or purchase order so they are binding upon such Contractor, subcontractor or vendor. If the City fails to comply with any applicable requirements of (a) through (d) above or if the City is found guilty of any violation by federal or state agencies having enforcement jurisdiction for those Acts, such violation will constitute a breach of this Agreement. If the Secretary determines the City has violated applicable provisions of the ADA, the violation will constitute a breach of this Agreement. If any violation under this paragraph occurs, this Agreement may be cancelled, terminated, or suspended in whole or in part.

19. **Inspections.** The City will provide the Construction Engineering/inspection necessary to determine substantial compliance with the final Design Plans, specifications, and this Agreement. The City will require at a minimum all personnel, whether City or Consultant to comply with the high visibility requirements of the MUTCD, Chapter 6E.02, High-Visibility Safety Apparel. If the City executes an agreement for inspection, the agreement must contain this requirement as a minimum. The City may set additional clothing requirements for adequate visibility of personnel.

20. **Corrective Work.** Representatives of the Secretary may make periodic inspection of the Project and the records of the City as may be deemed necessary or desirable. The City will direct or cause its contractor to accomplish any corrective action or work required by the Secretary's representative as needed for a determination of the funding participation in the CCLIP (SP) Resurfacing Program. The Secretary does not undertake (for the benefit of the City, the Contractor, the Consultant, or any third party) the duty to perform day-to-day detailed inspection of the Project or to catch the Contractor's errors, omissions, or deviations from the final Design Plans and specifications.

21. **Attestation.** Upon completion of the Project the City shall have a licensed professional engineer employed or retained by the City attest in an email to the KDOT Area Engineer and the Project Manager for KDOT's Bureau of Local Projects, that the Project was completed in substantial compliance with the final Design Plans and specifications.

22. **Final Acceptance.** Prior to issuing final payment to the Contractor, the City must obtain final acceptance of the Project from the KDOT Area Engineer.

23. **Accounting.** Upon request by the Secretary, the City will provide the Secretary an accounting of all actual Non-Participating costs which are paid directly by the City to any party outside of KDOT and costs incurred by the City not to be reimbursed by KDOT for Preliminary Engineering, Utility adjustments, or any other major expense associated with the Project. This will enable the Secretary to report all costs of the Project to the legislature.

24. **Reimbursement Request.** The City will request payment from the Secretary after the City has paid the Contractor in full, and a licensed professional engineer has attested in writing the Project has been completed in substantial compliance with the final Design Plans and specifications.

25. **Audit.** The City will participate and cooperate with the Secretary in an annual audit of the Project. The City shall make its records and books available to representatives of the Secretary for audit for a period of five (5) years after date of final payment under this Agreement. If any such audits reveal payments have been made with state funds by the City for items considered Non-Participating, the City shall promptly reimburse the Secretary for such items upon notification by the Secretary.

ARTICLE V

GENERAL PROVISIONS:

1. **City Connecting Link Maintenance Agreement.** The Parties executed a City Connecting Link Maintenance Agreement regarding portions of K-32 existing within the Bonner Springs city limits which is still valid and in effect as of the Effective Date. Nothing in this Agreement modifies or invalidates the terms of the City Connecting Link Maintenance Agreement.

2. **Existing Right of Way.** The Project will be constructed within the limits of the existing right of way.

3. **Incorporation of Final Plans.** The final Design Plans and specifications are by this reference made a part of this Agreement.

4. **Compliance with Federal and State Laws.** The Parties agree to comply with all appropriate state and federal laws and regulations applicable to this Project.

5. **Project Modification.** Any of the following Project changes require the City to send a formal notice to the Secretary for approval:

- a. Fiscal year the Project is to be Let
- b. Project length
- c. Project location
- d. Project scope

Items b, c, and d require an attached map to scale.

It is further mutually agreed during Construction, the City shall notify the Secretary of any changes in the plans and specifications.

6. **Civil Rights Act.** The **Civil Rights Attachment, Rev. 01.24.2023** pertaining to the implementation of the Civil Rights Act of 1964, is attached and made a part of this Agreement.

7. **Contractual Provisions.** The Provisions found in the current version of the **Contractual Provisions Attachment (Form DA-146a)**, which is attached, are incorporated into, and made a part of this Agreement.

8. **Termination.** If, in the judgment of the Secretary, sufficient funds are not appropriated to continue the function performed in this Agreement and for the payment of the charges hereunder, the Secretary may terminate this Agreement at the end of its current fiscal year. The Secretary will participate in all costs approved by the Secretary incurred prior to the termination of the Agreement.

9. **Binding Agreement.** This Agreement and all contracts entered into under the provisions of this Agreement are binding upon the Secretary and the City and their successors in office.

10. **No Third-Party Beneficiaries.** No third-party beneficiaries are intended to be created by this Agreement and nothing in this Agreement authorizes third parties to maintain a suit for damages pursuant to the terms or provisions of this Agreement.

11. **Headings.** The captions of the various articles and sections of this Agreement are for convenience and ease of reference only, and do not alter the terms and conditions of any part or parts of this Agreement.

12. **Counterparts.** This Agreement may be executed in several counterparts, each of which shall be an original and all of which shall constitute but one and the same agreement.

13. **Severability.** If any provision of this Agreement is held invalid, the invalidity does not affect other provisions which can be given effect without the invalid provision, and to this end the provisions of this Agreement are severable.

The signature pages immediately follow this paragraph.

IN WITNESS WHEREOF, the Parties have caused this Agreement to be signed by their duly authorized officers.

ATTEST:

THE CITY OF BONNER SPRINGS, KANSAS

CITY CLERK (Date)

MAYOR

(SEAL)

Kansas Department of Transportation
Secretary of Transportation

By: _____
Greg M. Schieber, P.E. (Date)
Interim Deputy Secretary and
State Transportation Engineer

Approved as to form:

KANSAS DEPARTMENT OF TRANSPORTATION CIVIL RIGHTS ATTACHMENT

PREAMBLE

The Secretary of Transportation for the State of Kansas, in accordance with the provisions of Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. § 2000d to 2000d-4) and other nondiscrimination requirements and the Regulations, hereby notifies all contracting parties that it will affirmatively ensure that this contract will be implemented without discrimination on the grounds of race, color, national origin, sex, age, disability, income-level or Limited English Proficiency (“LEP”).

CLARIFICATION

Where the term “contractor” appears in the following “Nondiscrimination Clauses”, the term “contractor” is understood to include all parties to contracts or agreements with the Secretary of Transportation, Kansas Department of Transportation. This Attachment shall govern should this Attachment conflict with provisions of the Document to which it is attached.

ASSURANCE APPENDIX A

During the performance of this contract, the contractor, for itself, its assignees and successors in interest (hereinafter referred to as the “contractor”), agrees as follows:

1. **Compliance with Regulations:** The contractor (hereinafter includes consultants) will comply with the Acts and the Regulations relative to Non-discrimination in its Federally-assisted programs of the U.S. Department of Transportation, the Federal Highway Administration (FHWA), the Federal Transit Administration (“FTA”) or the Federal Aviation Administration (“FAA”) as they may be amended from time to time which are herein incorporated by reference and made a part of this contract.
2. **Nondiscrimination:** The contractor, with regard to the work performed by it during the contract, will not discriminate on the grounds of race, color, or national origin in the selection and retention of subcontractors, including procurements of materials and leases of equipment. The contractor will not participate directly or indirectly in the discrimination prohibited by the Acts and the Regulations, including employment practices when the contract covers any activity, project or program set forth in Appendix B of 49 CFR Part 21.
3. **Solicitations for Subcontractors, Including Procurements of Material and Equipment:** In all solicitations, either by competitive bidding or negotiation made by the contractor for work to be performed under a subcontract, including procurements of materials, or leases of equipment, each potential subcontractor will be notified by the contractor of the contractor’s obligations under this contract and the Acts and the Regulations relative to Non-discrimination on the grounds of race, color, or national origin.
4. **Information and Reports:** The contractor will provide all information and reports required by the Acts, the Regulations, and directives issued pursuant thereto and will permit access to its books, records, accounts, other sources of information, and its facilities as may be determined by the Recipient or the FHWA, Federal Transit Administration (“FTA”), or Federal Aviation Administration (“FAA”) to be pertinent to ascertain compliance with such Acts, Regulations, and instructions. Where any information required of a contractor is in the exclusive possession of another who fails or refuses to furnish the information, the contractor will so certify to the Recipient or, the FHWA, FTA, or FAA as appropriate, and shall set forth what efforts it has made to obtain the information.
5. **Sanctions for Noncompliance:** In the event of the contractor’s noncompliance with the Non-discrimination provisions of this contract, the Recipient will impose such contract sanctions as it or the FHWA, FTA, or FAA may determine to be appropriate, including, but not limited to:
 - a. withholding payments to the contractor under the contract until the contractor complies; and/or
 - b. cancelling, terminating or suspending a contract, in whole or in part.
6. **Incorporation of Provisions:** The contractor will include the provisions of the paragraphs one through six in every subcontract, including procurements of materials and leases of equipment, unless exempt by the Acts, the Regulations and directives issued pursuant thereto. The contractor will take action with respect to any

subcontract or procurement as the Recipient or the FHWA, FTA, or FAA may direct as a means of enforcing such provisions including sanctions for noncompliance. Provided, that if the contractor becomes involved in, or is threatened with litigation by a subcontractor, or supplier because of such direction, the contractor may request the Recipient to enter into any litigation to protect the interests of the Recipient. In addition, the contractor may request the United States to enter into the litigation to protect the interests of the United States.

ASSURANCE APPENDIX E

During the performance of this contract, the contractor, for itself, its assignees, and successors in interest (hereinafter referred to as the “contractor”) agrees to comply with the following non-discrimination statutes and authorities; including but not limited to:

- Title VI of the Civil Rights Act of 1964 (42 U.S.C. § 2000d et seq., 78 stat. 252), (prohibits discrimination on the basis of race, color, national origin); and 49 CFR Part 21.
- The Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (42 U.S.C. § 4601), (prohibits unfair treatment of persons displaced or whose property has been acquired because of Federal or Federal-aid programs and projects);
- The Federal Aid Highway Act of 1973 (23 U.S.C. § 324 et. seq.), (prohibits discrimination on the basis of sex);
- Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. § 794 et. seq.) as amended, (prohibits discrimination on the basis of disability); and 49 CFR Part 27;
- The Age Discrimination Act of 1975, as amended, (42 U.S.C. § 6101 et. seq.), prohibits discrimination on the basis of age);
- Airport and Airway Improvement Act of 1982, (49 U.S.C. § 471, Section 47123), as amended, (prohibits discrimination based on race, creed, color, national origin, or sex);
- The Civil Rights Restoration Act of 1987 (PL No. 100-259), (Broadened the scope, coverage and applicability of Title VI of the Civil Rights Act of 1964, The Age Discrimination Act of 1975 and Section 504 of the Rehabilitation Act of 1973, by expanding the definition of the terms “programs or activities” to include all of the programs or activities of the Federal-aid recipients, sub-recipients and contractors, whether such programs or activities are Federally funded or not);
- Titles II and III of the Americans with Disabilities Act, which prohibit discrimination on the basis of disability in the operation of public entities, public and private transportation systems, places of public accommodation, and certain testing entities (42 U.S.C. §§12131-12189) as implemented by Department of Transportation regulations at 49 C.F.R. parts 37 and 38;
- The Federal Aviation Administration’s Non-discrimination statute (49 U.S.C. § 47123) (prohibits discrimination on the basis of race, color, national origin, and sex);
- Executive Order 12898, Federal Actions to Address Environmental Justice in Minority Populations and Low-Income Populations, which ensures nondiscrimination against minority populations by discouraging programs, policies, and activities with disproportionately high and adverse human health or environmental effects on minority and low-income populations;
- Executive Order 13166, Improving Access to Services for Persons with LEP, and resulting agency guidance, national origin discrimination includes discrimination because of LEP. To ensure compliance with Title VI, you must take reasonable steps to ensure that LEP persons have meaningful access to your programs (70 Fed. Reg. at 74087 to 74100);
- Title IX of the Education Amendments of 1972, as amended, which prohibits you from discriminating because of sex in education programs or activities (20 U.S.C. § 1681)

CONTRACTUAL PROVISIONS ATTACHMENT

Important: This form contains mandatory contract provisions and must be attached to or incorporated in all copies of any contractual agreement. If it is attached to the vendor/contractor's standard contract form, then that form must be altered to contain the following provision:

The Provisions found in Contractual Provisions Attachment (Form DA-146a, Rev. 07-19), which is attached hereto, are hereby incorporated in this contract and made a part thereof.

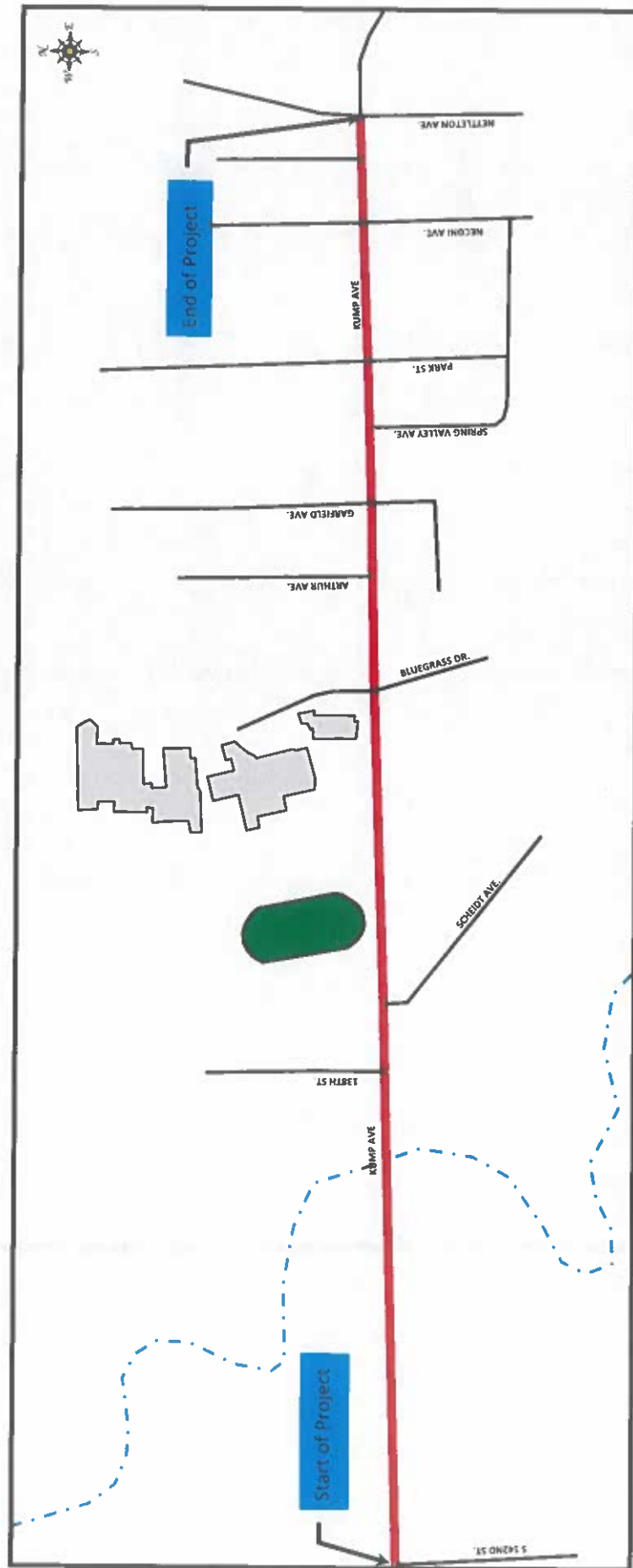
The parties agree that the following provisions are hereby incorporated into the contract to which it is attached and made a part thereof, said contract being the _____ day of _____, 20____.

1. **Terms Herein Controlling Provisions:** It is expressly agreed that the terms of each and every provision in this attachment shall prevail and control over the terms of any other conflicting provision in any other document relating to and a part of the contract in which this attachment is incorporated. Any terms that conflict or could be interpreted to conflict with this attachment are nullified.
2. **Kansas Law and Venue:** This contract shall be subject to, governed by, and construed according to the laws of the State of Kansas, and jurisdiction and venue of any suit in connection with this contract shall reside only in courts located in the State of Kansas.
3. **Termination Due To Lack Of Funding Appropriation:** If, in the judgment of the Director of Accounts and Reports, Department of Administration, sufficient funds are not appropriated to continue the function performed in this agreement and for the payment of the charges hereunder, State may terminate this agreement at the end of its current fiscal year. State agrees to give written notice of termination to contractor at least thirty (30) days prior to the end of its current fiscal year and shall give such notice for a greater period prior to the end of such fiscal year as may be provided in this contract, except that such notice shall not be required prior to ninety (90) days before the end of such fiscal year. Contractor shall have the right, at the end of such fiscal year, to take possession of any equipment provided State under the contract. State will pay to the contractor all regular contractual payments incurred through the end of such fiscal year, plus contractual charges incidental to the return of any such equipment. Upon termination of the agreement by State, title to any such equipment shall revert to contractor at the end of the State's current fiscal year. The termination of the contract pursuant to this paragraph shall not cause any penalty to be charged to the agency or the contractor.
4. **Disclaimer Of Liability:** No provision of this contract will be given effect that attempts to require the State of Kansas or its agencies to defend, hold harmless, or indemnify any contractor or third party for any acts or omissions. The liability of the State of Kansas is defined under the Kansas Tort Claims Act (K.S.A. 75-6101, *et seq.*).
5. **Anti-Discrimination Clause:** The contractor agrees: (a) to comply with the Kansas Act Against Discrimination (K.S.A. 44-1001, *et seq.*) and the Kansas Age Discrimination in Employment Act (K.S.A. 44-1111, *et seq.*) and the applicable provisions of the Americans With Disabilities Act (42 U.S.C. 12101, *et seq.*) (ADA), and Kansas Executive Order No. 19-02, and to not discriminate against any person because of race, color, gender, sexual orientation, gender identity or expression, religion, national origin, ancestry, age, military or veteran status, disability status, marital or family status, genetic information, or political affiliation that is unrelated to the person's ability to reasonably perform the duties of a particular job or position; (b) to include in all solicitations or advertisements for employees, the phrase "equal opportunity employer"; (c) to

comply with the reporting requirements set out at K.S.A. 44-1031 and K.S.A. 44-1116; (d) to include those provisions in every subcontract or purchase order so that they are binding upon such subcontractor or vendor; (e) that a failure to comply with the reporting requirements of (c) above or if the contractor is found guilty of any violation of such acts by the Kansas Human Rights Commission, such violation shall constitute a breach of contract and the contract may be cancelled, terminated or suspended, in whole or in part, by the contracting state agency or the Kansas Department of Administration; (f) Contractor agrees to comply with all applicable state and federal anti-discrimination laws and regulations; (g) Contractor agrees all hiring must be on the basis of individual merit and qualifications, and discrimination or harassment of persons for the reasons stated above is prohibited; and (h) if it is determined that the contractor has violated the provisions of any portion of this paragraph, such violation shall constitute a breach of contract and the contract may be canceled, terminated, or suspended, in whole or in part, by the contracting state agency or the Kansas Department of Administration.

6. **Acceptance of Contract:** This contract shall not be considered accepted, approved or otherwise effective until the statutorily required approvals and certifications have been given.
7. **Arbitration, Damages, Warranties:** Notwithstanding any language to the contrary, no interpretation of this contract shall find that the State or its agencies have agreed to binding arbitration, or the payment of damages or penalties. Further, the State of Kansas and its agencies do not agree to pay attorney fees, costs, or late payment charges beyond those available under the Kansas Prompt Payment Act (K.S.A. 75-6403), and no provision will be given effect that attempts to exclude, modify, disclaim or otherwise attempt to limit any damages available to the State of Kansas or its agencies at law, including but not limited to, the implied warranties of merchantability and fitness for a particular purpose.
8. **Representative's Authority to Contract:** By signing this contract, the representative of the contractor thereby represents that such person is duly authorized by the contractor to execute this contract on behalf of the contractor and that the contractor agrees to be bound by the provisions thereof.
9. **Responsibility for Taxes:** The State of Kansas and its agencies shall not be responsible for, nor indemnify a contractor for, any federal, state or local taxes which may be imposed or levied upon the subject matter of this contract.
10. **Insurance:** The State of Kansas and its agencies shall not be required to purchase any insurance against loss or damage to property or any other subject matter relating to this contract, nor shall this contract require them to establish a "self-insurance" fund to protect against any such loss or damage. Subject to the provisions of the Kansas Tort Claims Act (K.S.A. 75-6101, *et seq.*), the contractor shall bear the risk of any loss or damage to any property in which the contractor holds title.
11. **Information:** No provision of this contract shall be construed as limiting the Legislative Division of Post Audit from having access to information pursuant to K.S.A. 46-1101, *et seq.*
12. **The Eleventh Amendment:** "The Eleventh Amendment is an inherent and incumbent protection with the State of Kansas and need not be reserved, but prudence requires the State to reiterate that nothing related to this contract shall be deemed a waiver of the Eleventh Amendment."
13. **Campaign Contributions / Lobbying:** Funds provided through a grant award or contract shall not be given or received in exchange for the making of a campaign contribution. No part of the funds provided through this contract shall be used to influence or attempt to influence an officer or employee of any State of Kansas agency or a member of the Legislature regarding any pending legislation or the awarding, extension, continuation, renewal, amendment or modification of any government contract, grant, loan, or cooperative agreement.

BONNER SPRINGS K-32 (KUMP AVE.) OVERLAY PROJECT



Memorandum

Date: April 10, 2023
To: Mayor and City Council
From: Frank Abart

Subject: Engineering Agreement - Highway K-32 Surfacing

Recommendation: The Public Works Director recommends approval.

Action: Make a motion to approve the agreement with Wilson & Company, Inc., for professional engineering services related to Highway K-32 improvements, in the amount of \$27,000.

Background: Public Works staff submitted a funding participation request to KDOT in February of 2022. The eligible KDOT program is known as CCLIP (City Connecting Link Improvement Project). The City meets the requirements for segments of Highway K-32 that are inside the City Limits. KDOT notified the City of the award approval in a letter dated October 12, 2022

Discussion: The segment of KDOT Highway K-32 involved in this project is recognized as Gibbs Road and Kump Avenue from the intersection of Nettleton Avenue to the City Limits (142nd Street). The work will focus on milling and re-surfacing with compacted asphalt and will include updated pavement markings.

KDOT requires that formal design, plan development, and project inspections be performed by a licensed engineer in the State of Kansas. The Public Works Department utilizes the professional engineering services of Wilson & Company, Inc. to meet these requirements and to act as the City Engineer.

Financial Impact: The Agreement with KDOT includes funding for 90% of the cost of construction and inspection services to a maximum of \$400,000. The most recent estimate for the project cost is \$512,680. The City is responsible for all costs over the \$400,000 threshold and the cost of any engineering services associated with the project design and approvals. The Engineering services request will come from the current year budget. That amount includes \$12,000 for design work and \$15,000 for inspection and project completion work with the total of \$27,000.

EXHIBIT A
SCOPE OF SERVICES
FY 2024 CCLIP

DESIGN SERVICES

Task 1.1 – Field Check Plans

Plans will be prepared for the mill and overlay of K-32 from the west City Limits at 142nd Street, east to Nettleton Avenue. Plan sheets will be 50 scale with an aerial background. The following sheets will be prepared:

- Title Sheet (1 Sheet)
- General Notes (1 Sheet)
- General Layout (1 Sheet)
- Plan Sheets (5 Sheets)
- Summary of Quantities (3 Sheets)
- Traffic Control Sheets (2 Sheets)
- Detail Sheets (6 Sheets)

The Field Check Plans and Engineer's Opinion of Probable Construction Cost will be submitted to the City and KDOT for review.

Task 1.2 – FINAL CONSTRUCTION DOCUMENTS

Following the Field Check Review, comments will be addressed and Final Construction Documents will be submitted for review prior to bidding, including the following.

- Prepare a project manual using the City's standard front end documents and technical specifications.
- Prepare Engineer's Opinion of Probable Construction Cost
- Prepare and submit the KDOT Form 1307 – List of Permits and Status of Same
- Prepare and submit KDOT Environmental Exemption Certification.

CONSTRUCTION RELATED SERVICES

BASIC SERVICES

A. Construction Observation/Administration

A Fifteen (15) day construction schedule has been assumed for the development of this scope and fee. In the event that the CONTRACTOR exceeds this schedule, additional compensation will be negotiated. Should the construction contract not proceed in a normal schedule as described herein, said scope of services and estimated fee shall be subject to revision.

- 1.0 Wilson & Company, Inc. (WCI) will provide a designated Resident Project Representative (RPR) for the FY 2024 CCLIP. The RPR shall provide continuous observation to determine if the work is proceeding in accordance with the Contract Documents. The RPR shall keep the CITY informed of the progress and quality of the work. The RPR does not guarantee the performance of, and shall have no responsibility for, the acts or omissions of any contractor, subcontractor, supplier or any other entity furnishing materials or performing any work on the project. The duties and responsibilities of the RPR and assistants are set forth below:

- 1.1 Conferences and Meetings: Attend meetings with the CONTRACTOR, such as preconstruction conferences, progress meetings, job conferences and other project related meetings, and prepare and circulate copies of minutes thereof.
- 1.2 Liaison: Serve as the CITY's liaison with the CONTRACTOR to assist in understanding the intent of the Contract Documents; and serve as the CITY's liaison with the CONTRACTOR when the CONTRACTOR's operations affect the CITY's operations.
- 1.3 Shop Drawings and Samples:
 - 1.3.1 The ENGINEER is responsible for the review and approval of shop drawings and samples prior to submittal to the RPR. The RPR will record date of receipt of Shop Drawings and Samples and forward to the CITY for their records.
 - 1.3.2 Review product or material samples which are furnished at the site by the CONTRACTOR, and notify the CITY and the ENGINEER of availability of Samples for examination.
 - 1.3.3 Advise the CONTRACTOR of the commencement of any Work requiring a Shop Drawing or Sample if the submittal has not been approved.
- 1.4 Review of Work, Rejection of Defective Work, Observations and Tests:
 - 1.4.1 Conduct observations of the Work in progress to assist the CITY in determining if the Work is proceeding in accordance with the Contract Documents.
 - 1.4.2 Report to the CITY whenever the RPR believes that any Work is unsatisfactory, faulty or defective or does not conform to the Contract Documents, or has been damaged, or does not meet the requirements of any test or approval required to be made; and advise the CITY of Work that the RPR believes should be corrected or rejected or should be uncovered for observation, or requires special testing, or approval.
 - 1.4.3 Verify that tests, equipment and systems startups and operating and maintenance training are conducted in the presence of appropriate personnel, and that the CONTRACTOR maintains adequate records thereof; and observe, record and report to the CITY appropriate details relative to the test procedures and startups.
 - 1.4.4 Accompany visitors representing public or other agencies having jurisdiction over the Project, record any results of these visits and report to the CITY.
- 1.5 Interpretations of Contract Documents: Report to the ENGINEER and the CITY when clarifications and interpretations of the Contract Documents are needed and transmit to the CONTRACTOR and the CITY clarifications and interpretations as issued by the ENGINEER.
- 1.6 Modifications: Consider and evaluate the CONTRACTOR's suggestions for modifications in Drawings or specifications and report with the RPR's recommendations to the ENGINEER and the CITY. Transmit to the CONTRACTOR and the CITY decisions as issued by the ENGINEER.
- 1.7 Records:
 - 1.7.1 Maintain at the job site orderly files for correspondence, reports of job conferences, Shop Drawings and Samples, reproductions of original Contract Documents including all Work Directive Changes, Addenda, Change Orders, Field Orders, additional Drawings issued subsequent to the execution of the Agreement, ENGINEER's clarifications and interpretations of the Contract Documents, progress reports, and other Project related documents.

- 1.7.2 Keep a diary or log book, recording the CONTRACTOR hours on the job site, weather conditions, data relative to questions of Work Directive Changes, Change Orders, or changed conditions, list of job site visitors, daily activities, decisions, observations in general, and specific observations in more detail as in the case of observing test procedures; and send copies to the CITY.
- 1.7.3 Record names, addresses and telephone numbers of all CONTRACTORS, subcontractors and major suppliers of materials and equipment.
- 1.7.4 As-built drawings will be prepared by redlining field changes on the plans in coordination with the CONTRACTOR. The final as-built drawings will be color scanned into PDF format. The original marked-up drawings and the PDF files will be delivered to the CITY.
- 1.8 Reports:
 - 1.8.1 Furnish the CITY with weekly reports of progress of the Work and of the CONTRACTOR's compliance with the progress and Sample submittals.
 - 1.8.2 Notify the CITY in advance of scheduled major tests or start of important phases of the Work.
 - 1.8.3 Draft proposed Changed Orders and Work Directive Changes, obtaining backup material from the CONTRACTOR and recommend to the CITY Change Orders, Work Directive Changes, and Field Orders.
 - 1.8.4 Report immediately to the ENGINEER and the CITY the occurrence of any accident.
- 1.9 Payment Requests: Review CONTRACTOR payment requests and recommend approval or denial to the CITY.
- 1.10 Certificates, Maintenance and Operations Manuals: During the course of the Work, verifying that certificates, maintenance and operation manuals and other data required to be assembled and furnished by the CONTRACTOR are applicable to the items actually installed and in accordance with the Contract Documents and have this material delivered to the CITY prior to Final Acceptance.
- 1.11 Completion:
 - 1.11.1 Before the CITY issues a Certificate of Substantial Completion, submit to the CONTRACTOR, with copy to the CITY, a list of observed items requiring completion or correction.
 - 1.11.2 Participate in the final inspection in the company of the CITY, CONTRACTOR, and ENGINEER and prepare a final list of items to be completed or corrected.
 - 1.11.3 Observe that all items on final list have been completed or corrected and make recommendations to the CITY, concerning acceptance.
- 2.0 Limitations of Authority: The Resident Project Representative:
 - 2.1 Shall not authorize any deviation from the Contract Documents or substitution of materials or equipment, unless authorized by the Design Professional and approved by the CITY.
 - 2.2 Shall not undertake any of the responsibilities of the CONTRACTOR, subcontractors or CONTRACTOR's superintendent.
 - 2.3 Shall not advise on, issue directions relative to or assume control over any aspect of the means, methods, techniques, sequences or procedures of construction unless such advice

or directions are specifically required by the Contract Documents.

- 2.4 Shall not advise on, issue directions regarding or assume control over safety precautions and programs in connection with the Work.
- 2.5 Shall not authorize the CITY to occupy the Project in whole or in part.
- 2.6 Shall not participate in specialized field or laboratory tests conducted by others except as specifically authorized by the CITY.

**COMPENSATION
CONSTRUCTION RELATED SERVICES
FY 2024 CCLIP
March 30, 2023**

Task No.	Task Item	P4	P3	P1		
	Design Services					
1.1	Field Check Plans	8	40			
1.2	Final Construction Documents	12	40			
	Construction Related Services					
1.1	Pre-Construction Meeting	1		2		
1.2	Shop Drawing Review	1				
1.3	Construction Observation (15 working days @ 10 hrs per day)			150		
1.4	Project Management & Site Visits	6				
	Total Hours	28	80	152		
		Rate	Hours			Cost
	Project Manager (P4)	\$ 140.00	28			\$ 3,920
	Design Engineer (P3)	\$ 115.00	80			\$ 9,200
	Construction Observer (P1)	\$ 88.00	152			\$ 13,376
						\$ -
						\$ -
Direct Labor Subtotal						\$ 26,496
	Reimbursable Expenses					
	Reproduction & Plotting	\$ -				
	Copies	\$ -				
	Vehicle Miles	\$ 504.00				
	Miscellaneous	\$ -				
	Reimbursable Expenses Total	\$ 504				\$ 504.00
TOTAL				\$	27,000	

Memorandum

Date: April 10, 2023
To: Mayor and City Council
From: Mark Lee

Subject: Special Use Permit for 212 W. Kump Avenue - SUP-01-23

Recommendation: The Community Development Director and Planning Commission recommend approval.

Action: Make a motion to adopt an ordinance approving the requested Special Use Permit for 212 W. Kump Avenue - SUP-01-23.

Background: The applicant is requesting approval of a Special Use Permit to allow for the construction of one – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 212 W. Kump Avenue.

Narrative:

In the City's Zoning Ordinance, Article XXVII--SPECIAL USES--Sections 1 & 2, the Planning Commission and the Governing Body are authorized to recommend and to approve Special Use Permits in accordance with the Special Uses by Zoning District located in Appendices A & B.

The use of "Dwelling, Two-Family" is a Special Use that is allowed under the Zoning Regulations. The intent of the R-1A Zoning district is to provide for single-family residential development as well as appropriate multiple-family residential development at a higher density than the "R-S" District, including those uses which support and encourage residential neighborhoods. Staff has visited the area to assess what uses are in close proximity and if this use would fit amongst those. Within the block this is to be constructed are two different styles of residences, the majority of which are single-family, while there are two large multi-family residences located to the west fronting Kump. With the mix of uses within the immediate area, staff felt as though the two-family dwellings would fit in to the character of the neighborhood and provide more residential options.

The subject property is .245+/- acres, 10,655sqft +/- .

Staff Report attached

Discussion: Below is an excerpt from the minutes of the March 21st meeting.

Agenda Items 4, 5 and 6 were requests that required Public Hearings. The items were from the same applicant and within the same general vicinity; staff suggested one Public Hearing for all 3 agenda items but requested each be introduced and heard separately. This replaced opening and closing 3 separate Public Hearings of each item.

4. Agenda Item # 4 – PUBLIC HEARING: Special Use Permit - SUP-01-23 – 212 W. Kump Ave – Consider a request for the approval of a special use permit to allow for the construction of one – single-family attached dwelling unit (duplex) – as allowed for in the R-1A (Residential Special District) at the listed address. Chair Gebauer introduced Item #4 and asked for staff's

report.

Staff introduced the item, explained the location of the project and the project itself. Staff further explained the area in which this request was being made was intended to provide for a variety of housing options and styles within close proximity to downtown. Staff explained the language within the Zoning Regulations that would allow for the Planning Commission to recommend approval of the requested Special Use Permit. Staff further stated that information provided within the Commissioners' packets indicates the current number of multi-family residences and their location within the block, along with a site rendering showing the positioning of the dwelling on the lot.

Chair Gebauer requested a motion to open the Public Hearing – Commissioner Perica made a motion to **OPEN** the hearing; Commissioner Bombardier **SECONDED**.

The Public Hearing was opened at 7:05pm.

Chair Gebauer asked if there were members of the public wishing to speak in favor of the request; being none, Chair Gebauer asked if there were any members of the public that wished to speak against the request.

Mike Isabell (219 W. Kump) – Mr. Isabell stated he lived directly across Kump from the proposed site. He further stated there were two things wrong with the drawings provided. One was that the house located at 209 W. Kump was an abandoned house (the owner is deceased) that is full of nothing but feral cats and that they have been trying to get the City to do something about it for quite some time but nothing has ever been done about it. He further stated that if this was allowed to be constructed, that they would then have 13 of them within the area. He further spoke about the city's trash service and how they allow the trash to blow around when emptying trash cans along the street and then leave it. He went on to state that then he and his neighbor have to go pick it up, sometimes from the vacant lot in question. Mr. Isabell further spoke about the condition of the neighborhood and how it had "become a Class A dump". Further stating, he and his wife were against all three proposed sites and at one a large tree would need to be cut down and how the City has 'bragged' about being a Tree City for years and couldn't believe we would allow that to happen.

Nyoka Isabell (219 W. Kump) – Mrs. Isabell clarified her husband's comments regarding the number of units. She stated that the majority of properties around them currently, are rental properties and how they only know of one rental owner that actually cares about their property. She spoke of how the majority of rental owners in the area do little to care for their property and that they are more worried about getting people in and out when needed. Mrs. Isabell stated she felt as though the size of the lot was not adequate enough to support the construction of a duplex unit. Mrs. Isabell spoke about the speeding cars along Kump during school zones, and how if more families and more cars are allowed it could prove to be dangerous. She further stated that of the houses along their side of Kump (north) that there were only two homes that were owner occupied and they feel as though they are being squeezed out by rental properties.

Alex Loeffler (211 W. Kump) – Mr. Loeffler began by relaying some historical information about the lot, regarding how there was a single family home on the parcel that had caught fire around 2016 and burned to the ground. Although he did not know who's hands the ownership had fallen into after that time but that it had always been a struggle to have the parcel maintained. Mr. Isabell stated that he, for years, has reached out to the former and current Code Enforcement Officer asking why the lot is being maintained as it had grass one foot tall

on it, staff stated that by the Municipal Code it is not in violation until it is in excess of 12 inches. Mr. Loeffler stated that living directly across from the lot that it should be constructed as a single family home and not a duplex. He further agreed with the previous individuals that they feel as though there are too many multi-family residences currently in existence in the general area and no more should be allowed. Expressed concerns about 'another' rental not being maintained.

Lalo Salazar – Emerald Homes (Builder/Owner) – Mr. Salazar stated that he had grown up in this neighborhood, was from Bonner Springs and was still building homes within Bonner Springs up until recently. He expressed his joy in what he thought would bring something new to this area and neighborhood that he grew up in. He spoke to the fact that they pay an individual to mow that lot every two weeks and sometimes weather gets in the way of that happening. Mr. Salazar further spoke to the fact that builds a quality home and that these would be no different potentially bringing 'good neighbors' to the area. Their intent was to keep these structures up in appearance and make them a good addition to the area. Mr. Salazar brought a set of blueprints to indicate what the duplex would look like and showed them to the Commission and neighbors that were present.

Alex Loeffler – Asked if these were going to be low-income rentals.

Chair Gebauer stated some of the questions and concerns were not issues that the Planning Commission were tasked with and they were there today to determine if the request fit in to the Zoning District and if the request was applicable. But that the Commission sympathized with their concerns.

Staff explained that the intent behind the R-1A (Residential Special District) Zoning District was to provide for a wide variety of housing options, from single family detached, single family attached to multifamily. Staff presented a map and indicated where the differing housing styles were present currently, as well as the number of units in each.

Mr. Loeffler asked if we were not taking into consideration the number of low-income properties directly north of them on Insley Avenue.

Staff spoke to fact of what is required to be officially considered 'low-income' and how this owner had not proceeded down that path. Staff further stated that it was their understanding that these would be of moderate income rental potential.

Lesa Salazar – Emerald Homes (Owner) – Mrs. Salazar spoke to the fact they have three other rentals within Bonner Springs that have had the same tenants in them for many years (4-7) and that they did not want tenants in their units that were going to tear them up. She stated they run fairly thorough background checks as well. Mrs. Salazar stated to the neighbors that they should not be overly concerned with whom their tenants might be, because as the owners of the units they wanted them to remain a nice fixture for the neighborhood and not fall apart and become an issue.

Commissioner Zeps stated he was confused and needed some clarification – he asked if it was the applicants responsibility to have dealt with the burnt out house, the trash blowing around the neighborhood and the "cat urine house" and wondered if they (the applicants) were being blamed for these things? Commissioner Zeps further stated that the only reason he could see why these should not be allowed is if, in fact, the applicant was truly responsible for these items raised by the neighbors.

Staff stated these things are not the responsibility of the applicant. Staff further stated; he felt the neighbors were trying to express their concerns with the quality and condition of the

neighborhood currently but that these items were not caused by nor the responsibility of the applicant. There was follow up discussions whether the applicant had been cited for any code violations regarding tall grass, staff could not verify that the applicant had ever been cited.

Commissioner Zeps stated that he was attempting to tie the items the public was unhappy about to anything the applicant had done or was responsible for, but that he could not come to that conclusion.

Mrs. Isabell approached the podium and clarified the comments that had been made by herself, her husband and the other neighbors. She stated their main issue was that, the existing landlords do not appear to care about, nor care for their properties and they are concerned that a new landlord/owner will fall into the same category and they will left with more of the same issues they currently deal with.

Chair Gebauer asked if there was anyone else from the public that wished to speak or if any of the Commissioners had questions or comments.

Commissioner Mesmer stated that he felt the Planning Commission did not have the ability to turn down the application based on the comments made by the public, trash blowing around, the condition of the surrounding neighborhood and other comments were not the fault of the applicant and they could not be held responsible for these complaints.

Commissioner Perica stated if the city is made aware of existing problems, then the city needs to address them. He challenged the city to step up and rectify the violations in an appropriate manner.

Chair Gebauer called for a motion on the request. Commissioner Mesmer made a motion to **APPROVE** the requested Special Use Permit with staff recommendations. Commissioner Bombardier **SECONDED** the motion.

Chair Gebauer asked staff for a Roll Call vote

AYE – Zeps, Bombardier, Mesmer, Perica, Neff, Cruse, Gebauer

NAY –

ABSTAIN - None

MOTION PASSED 7 - 0

Financial Impact: NA

City of Bonner Springs

Agenda Item Cover Sheet

Agenda Item No. 4

CASE #: SUP-01-23

Topic: **PUBLIC HEARING-** The applicant is requesting approval of a Special Use Permit to allow for the construction of one – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 212 W. Kump Avenue.

Narrative:

In the City's Zoning Ordinance, Article XXVII--SPECIAL USES--Sections 1 & 2, the Planning Commission and the Governing Body are authorized to recommend and to approve Special Use Permits in accordance with the Special Uses by Zoning District located in Appendices A & B.

The use of "Dwelling, Two-Family" is a Special Use that is allowed under the Zoning Regulations. The intent of the R-1A Zoning district is to provide for single-family residential development as well as appropriate multiple-family residential development at a higher density than the "R-S" District, including those uses which support and encourage residential neighborhoods. Staff has visited the area to assess what uses are in close proximity and if this use would fit amongst those. Within the block this is to be constructed are two different styles of residences, the majority of which are single-family; while there are two large multi-family residences located to the west fronting Kump. With the mix of uses within the immediate area, staff felt as though the two-family dwellings would fit in to the character of the neighborhood and provide more residential options.

The subject property is .245+/- acres, 10,655sqft +/- .

Presented by: Mark Lee-Planning & Zoning Director

Staff Recommendation:

Staff recommends that the Planning Commission approve the Special Use Permit to allow for the construction of one (1) – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 212 W. Kump Avenue with staff recommendations.

Attachments:

Staff Report (4pgs)

Aerial Image (included within staff's report)

Application (2pgs)

Site Rendering (1pg)

CONSIDER SPECIAL USE PERMIT TO ALLOW FOR THE CONSTRUCTION OF ONE – SINGLE FAMILY ATTACHED DWELLING UNIT (TOWNHOME/DUPLEX), WITHIN THE R-1A ZONING DISTRICT.

MEETING DATE: March 21, 2023
REPORT WRITTEN: February 27, 2023
CASE NUMBER: SUP-01-23

APPLICANT:

- Emerald Homes, Inc
PO Box 493
Bonner Springs, KS 66012

SURVEYOR

- NA

REQUEST:

The applicant is requesting approval of a Special Use Permit to allow for the construction of one (1) – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 212 W. Kump Avenue.

ZONING:

The property is currently zoned “R-1A” Residential Special District

SURROUNDING ZONING:

North	“R-1A” Residential Special District
South	“R-1A” Residential Special District
East	“R-1A” Residential Special District
West	“R-1A” Residential Special District

BACKGROUND:

In the City’s Zoning Ordinance, Article XXVII--SPECIAL USES--Sections 1 & 2, the Planning Commission and the Governing Body are authorized to recommend and to approve Special Use Permits in accordance with the Special Uses by Zoning District located in Appendices A & B.

The use of “Dwelling, Two-Family” is a Special Use that is allowed under the Zoning Regulations. The intent of the R-1A Zoning district is to provide for single-family residential development as well as appropriate multiple-family residential development at a higher density than the "R-S" District, including those uses which support and encourage residential neighborhoods. Staff has visited the area to assess what uses are in close proximity and if this use would fit amongst those. Within the block this is to be constructed are two different styles of residences, the majority of which are single-family; while there are two large multi-family residences located to the west fronting Kump. With the mix of uses within the immediate area, staff felt as though the two-family dwellings would fit in to the character of the neighborhood and provide more residential options.

The subject property is .245+/- acres, 10,655sqft +/- .

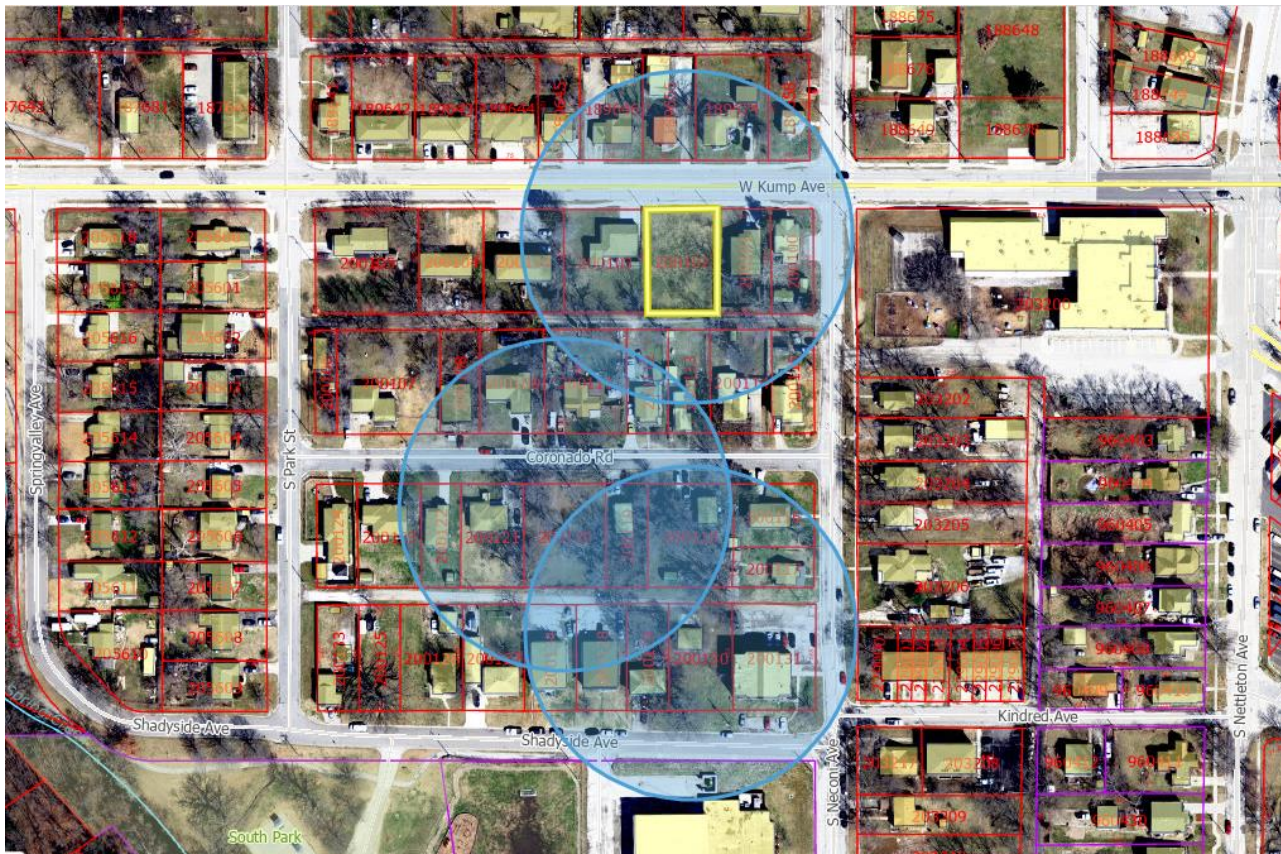
Article XXVII, Special Uses; state: *Special uses are those type of uses which, due to their nature, are dissimilar to the normal uses permitted within a given zoning district or where product, process, mode of operation, or nature of business may prove detrimental to the health, safety, welfare or property values of the immediate neighborhood and its environs.*

CONFORMANCE WITH THE COMPREHENSIVE PLAN:

The Comprehensive Plan states that the role of the Planning Commission is to serve as an advisory board to the City Council; by conducting public hearings to obtain public opinion regarding each special use permit application. The Commission shall adopt recommendations that are forwarded to the City Council on each special use permit application request. In viewing requested special use permits the Commission shall consider compatibility and compliance with the Comprehensive Plan.

No specific language within the Comprehensive Plan addresses locations of special uses.

While this does not mirror the current zoning district and development patterns, the Comprehensive Plan does indicate the area as being Low-Density Residential and states:



Low-Density Residential (Generally 2 to 4 dwelling units per acre): This category is appropriate for single-family detached dwellings. It may also include planned public and semi-public uses considered compatible with residential uses, such as schools, religious institutions, and civic uses. This district may be modified with cluster development and ‘PUD’ districts of the City Zoning Ordinance.

Requirements as enumerated in Article XXVII; Special Uses:

Special Uses produce unique and special impacts because of their location, design, life span, method of operation, traffic circulation, or other similar characteristics which may have an impact on available or provided public facilities so that each such use must be considered individually. A special use permit shall not be granted unless specific written findings of fact directly based upon the particular evidence presented support the following conclusions:

1. The proposed special use complies with all applicable provisions of these regulations, including intensity of use regulations, yard regulations and use limitations, unless specifically exempted by the provisions of these regulations;

The proposed use is indicated as an allowed special use in the R-1A, Residential Special District; Staff feels as though this use is aligned with other similar uses within the neighborhood. The proposed uses shall meet all zoning regulations regarding setbacks, yard regulations and use limitations.

2. The proposed special use at the specified location will contribute to and promote the welfare or convenience of the public;

The proposed special use will allow the applicant to construct one single-family attached dwelling unit (duplex) on the vacant parcel, thus allowing new or relocating families to join the Bonner Springs community.

3. The proposed special use will not cause substantial injury to the value of other property in the neighborhood in which it is to be located;

The proposed use will not cause injury to the value of the property in the neighborhood. The Residential Special District is meant to consist of a variety of housing options and act as an infill district.

4. The location and size of the special use, the nature and intensity of the operation involved in or conducted in connection with it, and the location of the site with respect to streets giving access to it are such that the special use will not dominate the immediate neighborhood so as to prevent development and use of neighboring property in accordance with the applicable zoning district regulations. In determining whether the special use will so dominate the immediate neighborhood, consideration shall be given to:

- a) The location, nature and height of buildings, structures walls and fences on the site,

The requested special use will not change the physical character of the neighborhood as there are currently several different styles of housing in the area including multifamily and single family residences.

- (b) The nature and extent of landscaping and screening on the site.

There are currently a few sporadic trees located on the lot and no landscaping. Per Article V; Section 10, the owner of properties in which a Special Use Permit has been issued are required to submit a site and landscape plan. Article XXX, Section 4 further states:

R, R-S, R-1, R-1A and R-2: Two trees per dwelling unit shall be required within the landscape setback abutting said street frontage. All residential subdivisions abutting collector or arterial streets shall be required to provide one tree per forty (40) feet or portion thereof of street frontage. Said trees may be clustered or arranged within the setback and need not be placed evenly at 40-foot intervals.

5. Off-street parking and loading areas will be provided in accordance with the standards set forth in these regulations, and such areas shall be screened from adjoining residential uses and located so as to protect such residential uses from any injurious effect;

All parking shall occur off-street and on areas that are concrete or asphalt per the Zoning Regulations.

6. Adequate utility, drainage, and other such necessary facilities have been or will be provided; and

Adequate site utilities are present. As infill development lots; drainage facilities will not be required of the lots but drainage shall not negatively impact nearby residents.

7. Adequate access roads or entrance and exit drives will be provided and shall be so designed to prevent traffic hazards and to minimize traffic congestion in public streets and alleys.

Adequate ingress and egress drives will be constructed with the units. The impact to traffic should be minimal.

STAFF RECOMMENDATIONS:

Staff recommends approval of the Special Use Permit; SUP-01-23 with the following conditions:

- 1) Developer/builder shall be responsible for all fees associated with building permits.
- 2) Special Use Permit shall be valid in perpetuity
- 3) Special Use Permit shall expire when the operation of the approved use is discontinued; and
- 4) Special Use Permit shall not transfer to another person without notification being sent to the Community Development Department or to a different location; and
- 5) Special Use Permit may be revoked by the Governing Body for violation of and/or non-compliance with the Municipal Code of Ordinances of the City of Bonner Springs, Kansas.
- 6) In addition to the recommendations/stipulations listed within this staff report, the developer/property owner agrees to abide by all Zoning Ordinances and Subdivision Regulations of the City of Bonner Springs.

COMMISSION OPTIONS

1. **Recommend approval to the City Council, with or without conditions.**
2. **Recommend denial to the City Council.**
3. **Continue the Public Hearing to another date, time and/or place.**

CITY OF BONNER SPRINGS, KS

Community and Economic Development Department

SPECIAL USE PERMIT (SUP) APPLICATION

Staff Use Only

SUP - 01-23

PC Date: 3/21

CC Date: 4/10

Date Rec'd: 4/13

Rec'd by: MJL

Date: 4-6-23

Subject Property Address: 212 W Kump Ave.

Project Name (if applicable): _____

Applicant Name: Emerald Homes Inc Phone: 816-830-3491

Address: PO Box 493 Bonner Springs Ks 66012

E-mail (required): emeraldhomesinc@yahoo.com

Record Property Owner: Ladislado + Lesa Salazar Phone: 816-830-3491

Parcel No.: 200102 Quarter Section: _____ Section/Township/Range: 532/T11/R23

Legal Description of the Tract: Coronado Sub to Saratoga, 532, T11, R23, Acres 0.240000, B&W

Tract Acreage: .24 General Location/Cross-streets: S Necon Ave.

Zoning: R-1A Present Use: Vacant Requested Use: Multi-family

I hereby certify that the information herein submitted is complete, true, and accurate. That I have been reviewed the development procedures and guidelines required, and I hereby grant the City permission to post a public notice sign on the subject property.

Applicant Signature: Les Salazar Date: 4-6-23

Applicant Name (Printed): Les Salazar

Does Applicant have Permission from the Owner(s) to Apply for an SUP and Authorize Permission to Post?

Yes X No _____

If Requested, Can the Applicant Provide a Letter of Consent from the Owner(s)?

Yes X No _____

Special Use Permit (SUP) Application Process

A pre-application meeting with the City Planner is required prior to application submittal. Call or email to set an appointment -- 913-667-1708

Applicants are encouraged to communicate with all adjacent property owners prior to beginning the special use permit process.

Submittal Requirements

_____ Completed and signed application – Signature of applicant and property owner's consent are required

_____ Digital renderings of a scaled site plan or survey of the area for a special use permit

Site plan must be:

- drawn to scale,
- contain the legal description, and
- indicate buildings, parking, north arrow, etc.

_____ Check for \$300.00 – made payable to the City of Bonner Springs for application fee

_____ PDF copy of all drawings must be emailed to the City Planner

Additional fees

City staff generates a list of property owners within the 200' radius of the exterior of the subject property and creates and mails notification of a public hearing for a Special Use Permit application.

- *Applicants will be billed \$12 for each unique property owner on the 200' mailing list.*

City staff submits the required notification to the City newspaper for publication not less than 20 days prior to the public hearing.

- *Applicants will be billed for the publishing costs.*

City staff will prepare and post a Notice of Public Hearing sign.

- *Applicants will be billed \$25 for the first sign and \$10 for each additional sign, if applicable.*

Meetings

The Planning Commission holds a public meeting and votes to recommend approval or denial of the application.

- *Planning Commission meetings are typically on the third (3rd) Tuesday of each month at 7:00 PM*

The Governing Body will review the application for consideration and action at a regular City Council meeting.

- *The City Council typically meets on the second (2nd) and fourth (4th) Monday of each month at 7:30 PM.*

Reference

Lists of all Special Uses are located in the Zoning Ordinance Appendix A or Appendix B

Additional information on Special Uses is located in the Zoning Ordinance Article XXVII

https://www.bonnerrsprings.org/DocumentCenter/View/92/zoning_ordinance?bidId=

Questions? -- Contact the City Planner at 913-667-1708

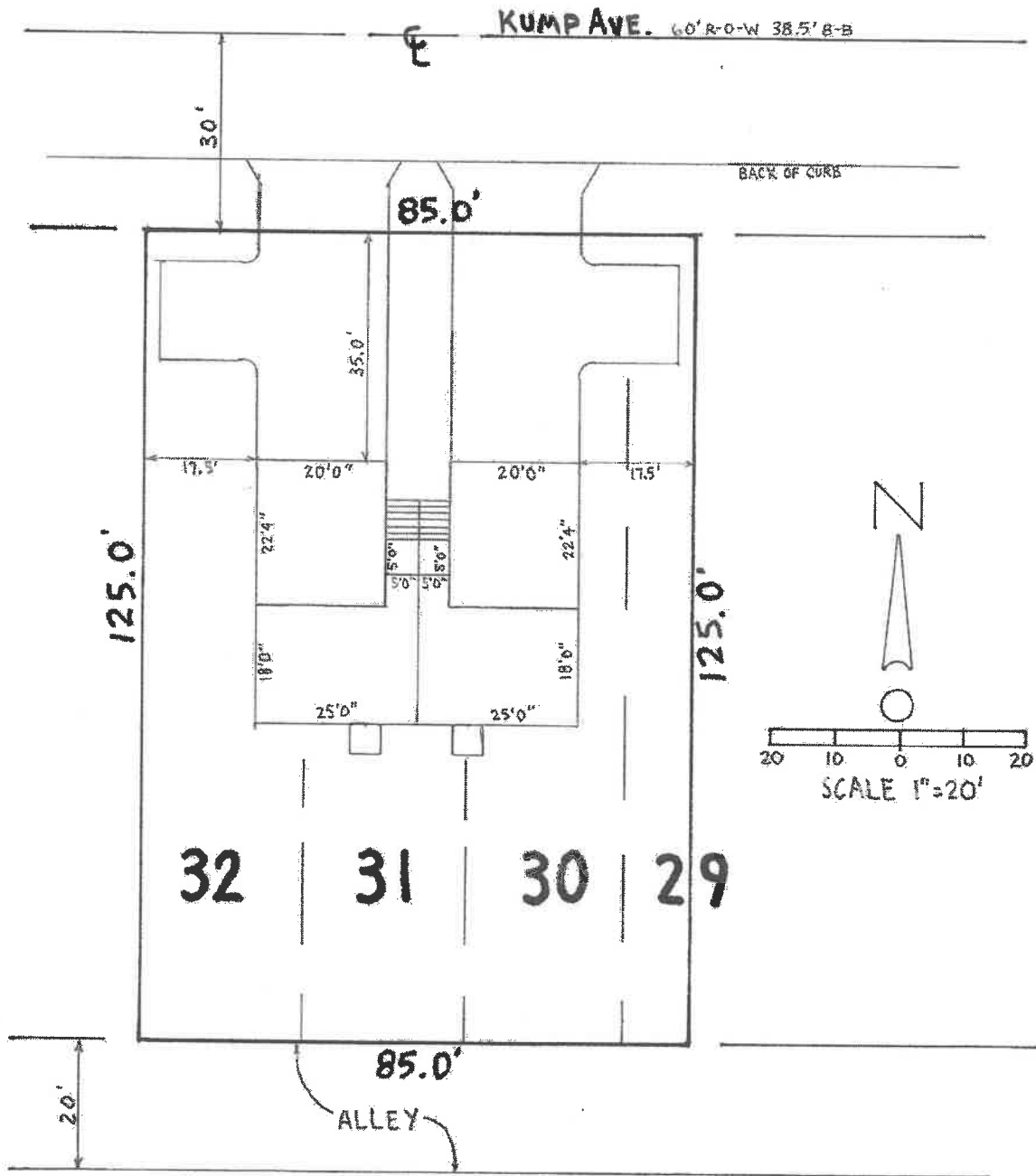
FEES

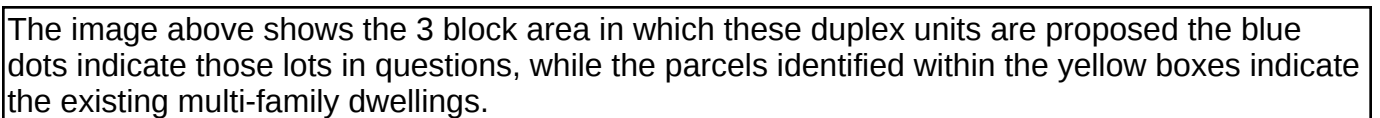
Application Fee: \$300 \$ *x → Pd 1/13*
Notification: _____ x \$12 = \$ _____
Publication: _____ \$ _____
Sign (first): \$25 \$ _____
Add'l Signs _____ x \$10 = \$ _____

Total Due: \$ _____

Invoice Date: _____
Payment Rec'd Date: _____
Check #: _____
Receipt #: _____

212w Kump





ORDINANCE NO. _____

An Ordinance to approve a Special Use Permit for Emerald Homes, Inc for the location of 212 W. Kump Ave; under SUP-01-23. This Special Use Permit is to allow for the construction of one, single family attached dwelling unit (duplex/townhome), as allowed in the R-1A Zoning District; by the Zoning regulations of the City of Bonner Springs.

Be it ordained by the Governing Body of the City of Bonner Springs, Kansas:

SECTION I: That the Official Zoning Map be amended to indicate issuance of a Special Use Permit to Emerald Homes, Inc.; approved under SUP-01-23 allowing for the construction of one – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 212 West Kump Avenue and allowed by the Zoning regulations of the City of Bonner Springs.

The approval of SUP-01-23 is subject to the following six (6) conditions:

- 1) Developer/builder shall be responsible for all fees associated with building permits.
- 2) Special Use Permit shall be valid in perpetuity
- 3) Special Use Permit shall expire when the operation of the approved use is discontinued; and
- 4) Special Use Permit shall not transfer to another person without notification being sent to the Community Development Department or to a different location; and
- 5) Special Use Permit may be revoked by the Governing Body for violation of and/or non-compliance with the Municipal Code of Ordinances of the City of Bonner Springs, Kansas.
- 6) In addition to the recommendations/stipulations listed within this staff report, the developer/property owner agrees to abide by all Zoning Ordinances and Subdivision Regulations of the City of Bonner Springs.

Section II: This ordinance shall be in full force and effect after passage and publication in the official city newspaper.

Approved by the Governing Body and signed by the Mayor on this ____ day of _____, 2023.

Jeff Harrington, Mayor

ATTEST:

Christina Brake, CMC, City Clerk
(SEAL)

Memorandum

Date: April 10, 2023
To: Mayor and City Council
From: Mark Lee

Subject: Special Use Permit for 209 Shadyside Avenue - SUP-02-23

Recommendation: The Community Development Director and Planning Commission recommend approval.

Action: Make a motion to adopt an ordinance approving the requested Special Use Permit for 209 Shadyside Avenue - SUP-02-23.

Background: The applicant is requesting approval of a Special Use Permit to allow for the construction of one – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 209 Shadyside Avenue.

Narrative:

In the City's Zoning Ordinance, Article XXVII--SPECIAL USES--Sections 1 & 2, the Planning Commission and the Governing Body are authorized to recommend and to approve Special Use Permits in accordance with the Special Uses by Zoning District located in Appendices A & B.

The use of "Dwelling, Two-Family" is a Special Use that is allowed under the Zoning Regulations. The intent of the R-1A Zoning district is to provide for single-family residential development as well as appropriate multiple-family residential development at a higher density than the "R-S" District, including those uses which support and encourage residential neighborhoods. Staff has visited the area to assess what uses are in close proximity and if this use would fit amongst those. Within the block this is to be constructed are multiple styles of residences, the majority of structures of which are single-family; while there are two large multi-family residences located to the south fronting Shadyside Avenue, and a larger multi-family complex on the corner of Shadyside and S. Neconi Ave. With the mix of uses within the immediate area, staff felt as though the two-family dwellings would fit in to the character of the neighborhood and provide more residential options.

Discussion: The public left after agenda item number 4 was recommended for approval by the Commission. There was no further discussion concerning the requested special use permits.

Below is an excerpt from the minutes of the March 21st meeting.

1. **Agenda Item # 5 - Special Use Permit – SUP-02-23 – 209 Shadyside Avenue - Consider a request** for the approval of a special use permit to allow for the construction of one – single-family attached dwelling unit (duplex) – as allowed for in the R-1A (Residential Special District) at the listed address.

Chair Gebauer introduced Item #5 and asked for staff's report.

Staff introduced the item, explained the location of the project and the project itself. Staff further explained that area in which this request was being made was intended to provide for a variety of housing options and styles within close proximity to downtown. Staff explained the language within the Zoning Regulations that would allow for the Planning Commission to recommend approval of the requested Special Use Permit. Staff further stated that information provided within the Commissioners packets indicates the current number of multi-family residences and their location within the block, along with a site rendering showing the positioning of the dwelling on the lot.

Chair Gebauer asked if there was anyone wishing to speak for or against the item. Staff stated to Commissioner Cruse and Commissioner Zeps that the public/neighbors had left and the only individuals left in the room were fellow Commissioners and the applicants.

Chair Gebauer called for a motion on the request. Commissioner Mesmer made a motion to **APPROVE** the requested Special Use Permit with staff recommendations. Commissioner Neff **SECONDED** the motion.

Chair Gebauer asked staff for a Roll Call vote

AYE – Zeps, Bombardier, Mesmer, Perica, Neff, Cruse, Gebauer

NAY –

ABSTAIN - None

MOTION PASSED 7 - 0

Financial Impact: NA

City of Bonner Springs

Agenda Item Cover Sheet

Agenda Item No. 5

CASE #: SUP-02-23

Topic: **PUBLIC HEARING-** The applicant is requesting approval of a Special Use Permit to allow for the construction of one – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 209 Shadyside Avenue.

Narrative:

In the City's Zoning Ordinance, Article XXVII--SPECIAL USES--Sections 1 & 2, the Planning Commission and the Governing Body are authorized to recommend and to approve Special Use Permits in accordance with the Special Uses by Zoning District located in Appendices A & B.

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The subject property is .226+/- acres, 9,861 sqft +/- .

Presented by: Mark Lee-Planning & Zoning Director

Staff Recommendation:

Staff recommends that the Planning Commission approve the Special Use Permit to allow for the construction of one (1) – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 209 Shadyside Avenue with staff recommendations.

Attachments:

Staff Report (4pgs)
Aerial Image (included within staff's report)
Application (2pgs)
Site Rendering (1pg)

CONSIDER SPECIAL USE PERMIT TO ALLOW FOR THE CONSTRUCTION OF ONE – SINGLE FAMILY ATTACHED DWELLING UNIT (TOWNHOME/DUPLEX), WITHIN THE R-1A ZONING DISTRICT.

MEETING DATE: March 21, 2023
REPORT WRITTEN: February 27, 2023
CASE NUMBER: SUP-02-23

APPLICANT:

- Emerald Homes, Inc
PO Box 493
Bonner Springs, KS 66012

SURVEYOR

- NA

REQUEST:

The applicant is requesting approval of a Special Use Permit to allow for the construction of one (1) – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 209 Shadyside Avenue.

ZONING:

The property is currently zoned “R-1A” Residential Special District

SURROUNDING ZONING:

North	“R-1A” Residential Special District
South	“R-1A” Residential Special District
East	“R-1A” Residential Special District
West	“R-1A” Residential Special District

BACKGROUND:

In the City’s Zoning Ordinance, Article XXVII--SPECIAL USES--Sections 1 & 2, the Planning Commission and the Governing Body are authorized to recommend and to approve Special Use Permits in accordance with the Special Uses by Zoning District located in Appendices A & B.

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The subject property is .226+/- acres, 9,861 sqft +/- .

Article XXVII, Special Uses; state: *Special uses are those type of uses which, due to their nature, are dissimilar to the normal uses permitted within a given zoning district or where product, process, mode of operation, or nature of business may prove detrimental to the health, safety, welfare or property values of the immediate neighborhood and its environs.*

CONFORMANCE WITH THE COMPREHENSIVE PLAN:

The Comprehensive Plan states that the role of the Planning Commission is to serve as an advisory board to the City Council; by conducting public hearings to obtain public opinion regarding each special use permit application. The Commission shall adopt recommendations that are forwarded to the City Council on each special use permit application request. In viewing requested special use permits the Commission shall consider compatibility and compliance with the Comprehensive Plan.

No specific language within the Comprehensive Plan addresses locations of special uses.

While this does not mirror the current zoning district and development patterns, the Comprehensive Plan does indicate the area as being Low-Density Residential and states:



Low-Density Residential (Generally 2 to 4 dwelling units per acre): This category is appropriate for single-family detached dwellings. It may also include planned public and semi-public uses considered compatible with residential uses, such as schools, religious institutions, and civic uses. This district may be modified with cluster development and ‘PUD’ districts of the City Zoning Ordinance.

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Special Uses produce unique and special impacts because of their location, design, life span, method of operation, traffic circulation, or other similar characteristics which may have an impact on available or provided public facilities so that each such use must be considered individually. A special use permit shall not be granted unless specific written findings of fact directly based upon the particular evidence presented support the following conclusions:

1. The proposed special use complies with all applicable provisions of these regulations, including intensity of use regulations, yard regulations and use limitations, unless specifically exempted by the provisions of these regulations;

The proposed use is indicated as an allowed special use in the R-1A, Residential Special District; Staff feels as though this use is aligned with other similar uses within the neighborhood. The proposed uses shall meet all zoning regulations regarding setbacks, yard regulations and use limitations.

2. The proposed special use at the specified location will contribute to and promote the welfare or convenience of the public;

The proposed special use will allow the applicant to construct one single-family attached dwelling unit (duplex) on the vacant parcel, thus allowing new or relocating families to join the Bonner Springs community.

3. The proposed special use will not cause substantial injury to the value of other property in the neighborhood in which it is to be located;

The proposed use will not cause injury to the value of the property in the neighborhood. The Residential Special District is meant to consist of a variety of housing options and act as an infill district.

4. The location and size of the special use, the nature and intensity of the operation involved in or conducted in connection with it, and the location of the site with respect to streets giving access to it are such that the special use will not dominate the immediate neighborhood so as to prevent development and use of neighboring property in accordance with the applicable zoning district regulations. In determining whether the special use will so dominate the immediate neighborhood, consideration shall be given to:

- a) The location, nature and height of buildings, structures walls and fences on the site,

The requested special use will not change the physical character of the neighborhood as there are currently several different styles of housing in the area including multifamily and single family residences.

- (b) The nature and extent of landscaping and screening on the site.

There are currently a few sporadic trees located on the lot and no landscaping. Per Article V; Section 10, the owner of properties in which a Special Use Permit has been issued are required to submit a site and landscape plan. Article XXX, Section 4 further states:

R, R-S, R-1, R-1A and R-2: Two trees per dwelling unit shall be required within the landscape setback abutting said street frontage. All residential subdivisions abutting collector or arterial streets shall be required to provide one tree per forty (40) feet or portion thereof of street frontage. Said trees may be clustered or arranged within the setback and need not be placed evenly at 40-foot intervals.

5. Off-street parking and loading areas will be provided in accordance with the standards set forth in these regulations, and such areas shall be screened from adjoining residential uses and located so as to protect such residential uses from any injurious effect;
All parking shall occur off-street and on areas that are concrete or asphalt per the Zoning Regulations.
6. Adequate utility, drainage, and other such necessary facilities have been or will be provided; and
Adequate site utilities are present. As infill development lots; drainage facilities will not be required of the lots but drainage shall not negatively impact nearby residents.
7. Adequate access roads or entrance and exit drives will be provided and shall be so designed to prevent traffic hazards and to minimize traffic congestion in public streets and alleys.
Adequate ingress and egress drives will be constructed with the units. The impact to traffic should be minimal.

STAFF RECOMMENDATIONS:

Staff recommends approval of the Special Use Permit; SUP-02-23 with the following conditions:

- 1) Developer/builder shall be responsible for all fees associated with building permits.
- 2) Special Use Permit shall be valid in perpetuity
- 3) Special Use Permit shall expire when the operation of the approved use is discontinued; and
- 4) Special Use Permit shall not transfer to another person without notification being sent to the Community Development Department or to a different location; and
- 5) Special Use Permit may be revoked by the Governing Body for violation of and/or non-compliance with the Municipal Code of Ordinances of the City of Bonner Springs, Kansas.
- 6) In addition to the recommendations/stipulations listed within this staff report, the developer/property owner agrees to abide by all Zoning Ordinances and Subdivision Regulations of the City of Bonner Springs.

COMMISSION OPTIONS

1. **Recommend approval to the City Council, with or without conditions.**
2. **Recommend denial to the City Council.**
3. **Continue the Public Hearing to another date, time and/or place.**

CITY OF BONNER SPRINGS, KS

Community and Economic Development Department

SPECIAL USE PERMIT (SUP) APPLICATION

Staff Use Only

SUP - 02-23

PC Date: 3/21

CC Date: 4/10

Date Rec'd: 4/13

Rec'd by: MSL

Date: 1-6-23

Subject Property Address: 209 Shadyside Ave

Project Name (if applicable):

Applicant Name: Emerald Homes, Inc Phone: 816-830-3491

Address: PO Box 493 Bonner Springs KS 66012

E-mail (required): emeraldhomesinc@yahoo.com

Record Property Owner: Ladislado Salazar Phone: 816-809-2282

Parcel No.: 200130 Quarter Section: Section/Township/Range: S32, T11, R23

Legal Description of the Tract: Coronado Sub to Saratoga, S32, T11, R23, Acres 0.230000, B7, L18 to L20

Tract Acreage: .23 General Location/Cross-streets: S Neconi Ave

Zoning: R-1A Present Use: Vacant Requested Use: multi-family

I hereby certify that the information herein submitted is complete, true, and accurate. That I have been reviewed the development procedures and guidelines required, and I hereby grant the City permission to post a public notice sign on the subject property.

Applicant Signature: Lesa Salazar Date: 1-6-23

Applicant Name (Printed): Lesa Salazar

Does Applicant have Permission from the Owner(s) to Apply for an SUP and Authorize Permission to Post?

Yes ☒ No ☐

If Requested, Can the Applicant Provide a Letter of Consent from the Owner(s)?

Yes ☒ No ☐

Special Use Permit (SUP) Application Process

A pre-application meeting with the City Planner is required prior to application submittal. Call or email to set an appointment -- 913-667-1708

Applicants are encouraged to communicate with all adjacent property owners prior to beginning the special use permit process.

Submittal Requirements

_____ Completed and signed application – Signature of applicant and property owner’s consent are required

_____ Digital renderings of a scaled site plan or survey of the area for a special use permit

Site plan must be:

- drawn to scale,
- contain the legal description, and
- indicate buildings, parking, north arrow, etc.

_____ Check for \$300.00 – made payable to the City of Bonner Springs for application fee

_____ PDF copy of all drawings must be emailed to the City Planner

Additional fees

City staff generates a list of property owners within the 200’ radius of the exterior of the subject property and creates and mails notification of a public hearing for a Special Use Permit application.

- *Applicants will be billed \$12 for each unique property owner on the 200’ mailing list.*

City staff submits the required notification to the City newspaper for publication not less than 20 days prior to the public hearing.

- *Applicants will be billed for the publishing costs.*

City staff will prepare and post a Notice of Public Hearing sign.

- *Applicants will be billed \$25 for the first sign and \$10 for each additional sign, if applicable.*

Meetings

The Planning Commission holds a public meeting and votes to recommend approval or denial of the application.

- *Planning Commission meetings are typically on the third (3rd) Tuesday of each month at 7:00 PM*

The Governing Body will review the application for consideration and action at a regular City Council meeting.

- *The City Council typically meets on the second (2nd) and fourth (4th) Monday of each month at 7:30 PM.*

Reference

Lists of all Special Uses are located in the Zoning Ordinance Appendix A or Appendix B

Additional information on Special Uses is located in the Zoning Ordinance Article XXVII

https://www.bonnerrsprings.org/DocumentCenter/View/92/zoning_ordinance?bidId=

Questions? -- Contact the City Planner at 913-667-1708

=====

FEES	
Application Fee: \$300	\$ <u> </u>
Notification: _____ x \$12 =	\$ <u> </u>
Publication:	\$ <u> </u>
Sign (first): \$25	\$ <u> </u>
Add'l Signs _____ x \$10 =	\$ <u> </u>
=====	
Total Due: \$ <u> </u>	

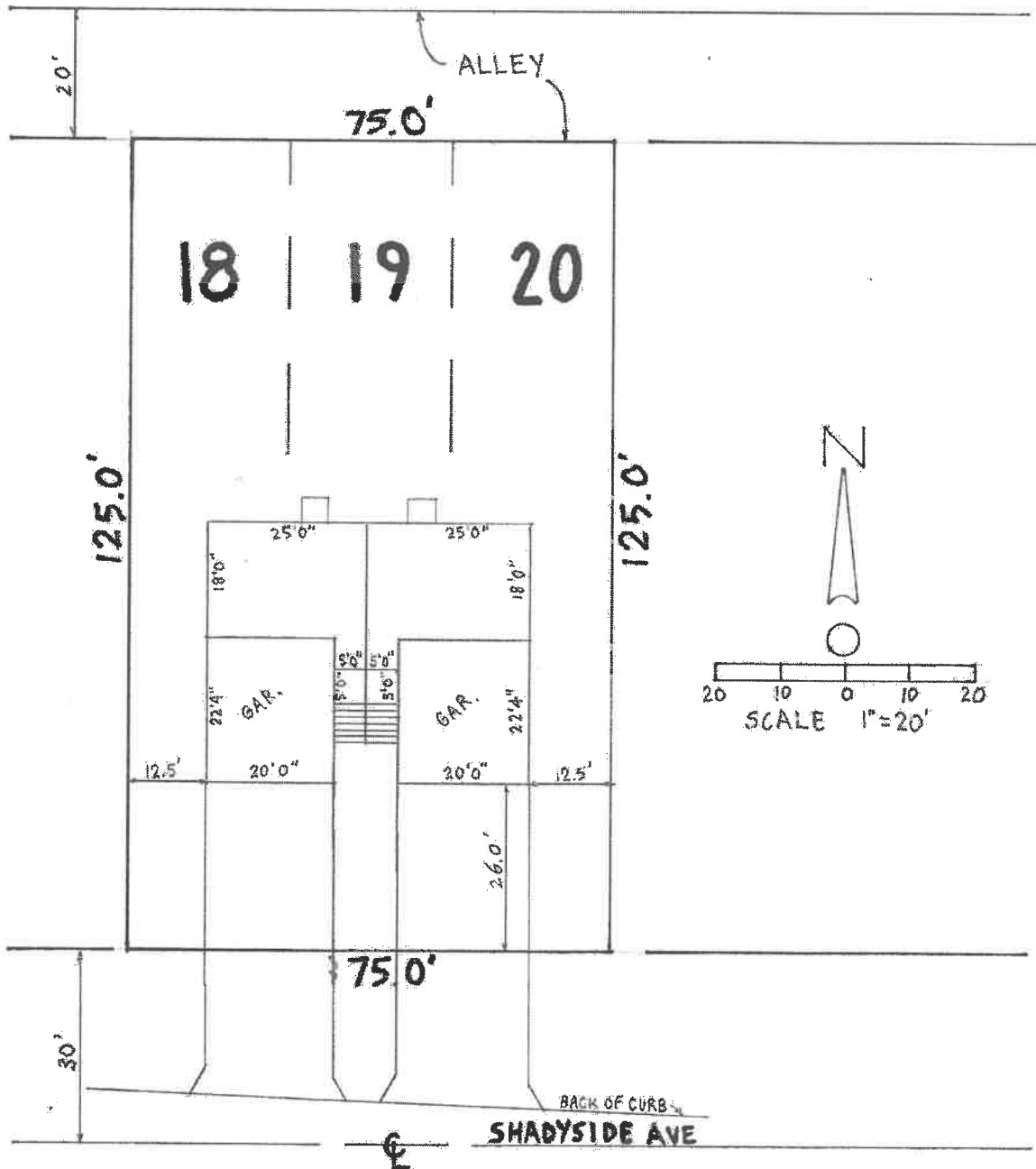
Invoice Date: _____

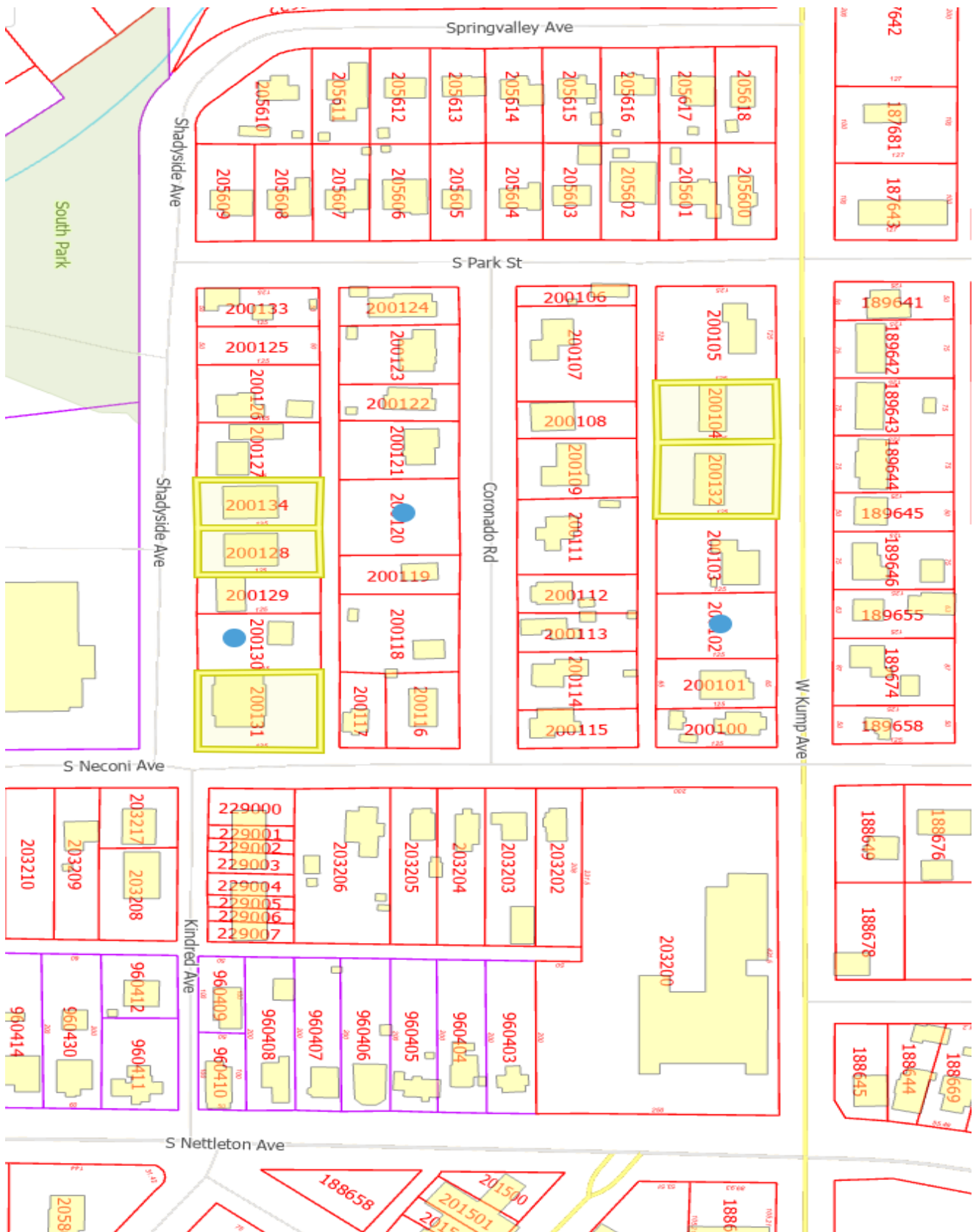
Payment Rec'd Date: _____

Check #: _____

Receipt #: _____

Proposed Duplex
209 Shadyside Ave.





The image above shows the 3 block area in which these duplex units are proposed the blue dots indicate those lots in questions, while the parcels identified within the yellow boxes indicate the existing multi-family dwellings.

ORDINANCE NO. _____

An Ordinance to approve a Special Use Permit for Emerald Homes, Inc for the location of 209 Shadyside Avenue; under SUP-02-23. This Special Use Permit is to allow for the construction of one, single family attached dwelling unit (duplex/townhome), as allowed in the R-1A Zoning District; by the Zoning regulations of the City of Bonner Springs.

Be it ordained by the Governing Body of the City of Bonner Springs, Kansas:

SECTION I: That the Official Zoning Map be amended to indicate issuance of a Special Use Permit to Emerald Homes, Inc.; approved under SUP-02-23 allowing for the construction of one – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 209 Shadyside Avenue and allowed by the Zoning regulations of the City of Bonner Springs.

The approval of SUP-02-23 is subject to the following six (6) conditions:

- 1) Developer/builder shall be responsible for all fees associated with building permits.
- 2) Special Use Permit shall be valid in perpetuity
- 3) Special Use Permit shall expire when the operation of the approved use is discontinued; and
- 4) Special Use Permit shall not transfer to another person without notification being sent to the Community Development Department or to a different location; and
- 5) Special Use Permit may be revoked by the Governing Body for violation of and/or non-compliance with the Municipal Code of Ordinances of the City of Bonner Springs, Kansas.
- 6) In addition to the recommendations/stipulations listed within this staff report, the developer/property owner agrees to abide by all Zoning Ordinances and Subdivision Regulations of the City of Bonner Springs.

Section II: This ordinance shall be in full force and effect after passage and publication in the official city newspaper.

Approved by the Governing Body and signed by the Mayor on this ____ day of _____, 2023.

Jeff Harrington, Mayor

ATTEST:

Christina Brake, CMC, City Clerk
(SEAL)

Memorandum

Date: April 10, 2023
To: Mayor and City Council
From: Mark Lee

Subject: Special Use Permit for 224 Coronado Road SUP-03-23

Recommendation: The Community Development Director and Planning Commission recommend approval.

Action: Make a motion to adopt an ordinance approving the requested Special Use Permit for 224 Coronado SUP-03-23

Background: The applicant is requesting approval of a Special Use Permit to allow for the construction of one – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 224 Coronado Road.

Narrative:

In the City's Zoning Ordinance, Article XXVII--SPECIAL USES--Sections 1 & 2, the Planning Commission and the Governing Body are authorized to recommend and to approve Special Use Permits in accordance with the Special Uses by Zoning District located in Appendices A & B.

The use of "Dwelling, Two-Family" is a Special Use that is allowed under the Zoning Regulations. The R-1A Zoning District is meant to provide a diversity of housing options, including those uses which support and encourage residential neighborhoods. Staff has visited the area to assess what uses are in close proximity and if this use would fit amongst those. Within the block this is to be constructed are multiple styles of residences. The majority of structures are single-family, while there are two large multi-family residences located to the south fronting Shadyside Avenue, and a larger multi-family complex on the corner of Shadyside and S. Neconi Ave. With the mix of uses within the immediate area, staff felt as though the two-family dwellings would fit in to the character of the neighborhood and provide more residential options.

The subject property is .284+/- acres, 12,382 sqft +/- .

Staff report included

Discussion: The public left after agenda item number 4 was recommended for approval by the Commission. There was no further discussion concerning the requested special use permits.

Below is an excerpt from the minutes of the March 21st meeting.

6. Agenda Item # 6 - Special Use Permit – SUP-03-23 – 224 Coronado Road - Consider a request for the approval of a special use permit to allow for the construction of one – single-family attached dwelling unit (duplex) – as allowed for in the R-1A (Residential Special District) at the listed address.

Chair Gebauer introduced Item #6 and asked for staff's report.

Staff introduced the item, explained the location of the project and the project itself. Staff further explained that area in which this request was being made was intended to provide for a variety of housing options and styles within close proximity to downtown. Staff explained the language within the Zoning Regulations that would allow for the Planning Commission to recommend approval of the requested Special Use Permit. Staff further stated that information provided within the Commissioners packets indicates the current number of multi-family residences and their location within the block, along with a site rendering showing the positioning of the dwelling on the lot.

Chair Gebauer asked if there was anyone wishing to speak for or against the item.

Chair Gebauer called for a motion on the request. Commissioner Mesmer made a motion to **APPROVE** the requested Special Use Permit with staff recommendations. Commissioner Bombardier **SECONDED** the motion.

Chair Gebauer asked staff for a Roll Call vote

AYE – Zeps, Bombardier, Mesmer, Perica, Neff, Cruse, Gebauer

NAY –

ABSTAIN - None

MOTION PASSED 7 - 0

Chair Gebauer asked for a **motion to close the Public Hearing** – Commissioner Mesmer made a motion to close the hearing, Commissioner Perica seconded. Public Hearing was closed at 7:55pm.

Financial Impact: NA

City of Bonner Springs

Agenda Item Cover Sheet

Agenda Item No. 6

CASE #: SUP-03-23

Topic: PUBLIC HEARING- The applicant is requesting approval of a Special Use Permit to allow for the construction of one – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 224 Coronado Road.

Narrative:

In the City's Zoning Ordinance, Article XXVII--SPECIAL USES--Sections 1 & 2, the Planning Commission and the Governing Body are authorized to recommend and to approve Special Use Permits in accordance with the Special Uses by Zoning District located in Appendices A & B.

The use of "Dwelling, Two-Family" is a Special Use that is allowed under the Zoning Regulations. The R-1A Zoning District is meant to provide a diversity of housing options, including those uses which support and encourage residential neighborhoods. Staff has visited the area to assess what uses are in close proximity and if this use would fit amongst those. Within the block this is to be constructed are multiple styles of residences, the majority of structures which are single-family; while there are two large multi-family residences located to the south fronting Shadyside Avenue, and a larger multi-family complex on the corner of Shadyside and S. Neconi Ave. With the mix of uses within the immediate area, staff felt as though the two-family dwellings would fit in to the character of the neighborhood and provide more residential options.

The subject property is .284+/- acres, 12,382 sqft +/- .

Presented by: Mark Lee-Planning & Zoning Director

Staff Recommendation:

Staff recommends that the Planning Commission approve the Special Use Permit to allow for the construction of one (1) – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 224 Coronado Road with staff recommendations.

Attachments:

Staff Report (4pgs)

Aerial Image (included within staff's report)

Application (2pgs)

Site Rendering (1pg)

CONSIDER SPECIAL USE PERMIT TO ALLOW FOR THE CONSTRUCTION OF ONE – SINGLE FAMILY ATTACHED DWELLING UNIT (TOWNHOME/DUPLEX), WITHIN THE R-1A ZONING DISTRICT.

MEETING DATE: March 21, 2023
REPORT WRITTEN: February 27, 2023
CASE NUMBER: SUP-03-23

APPLICANT:

- Emerald Homes, Inc
PO Box 493
Bonner Springs, KS 66012

SURVEYOR

- NA

REQUEST:

The applicant is requesting approval of a Special Use Permit to allow for the construction of one (1) – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 224 Coronado Road.

ZONING:

The property is currently zoned “R-1A” Residential Special District

SURROUNDING ZONING:

North	“R-1A” Residential Special District
South	“R-1A” Residential Special District
East	“R-1A” Residential Special District
West	“R-1A” Residential Special District

BACKGROUND:

In the City’s Zoning Ordinance, Article XXVII--SPECIAL USES--Sections 1 & 2, the Planning Commission and the Governing Body are authorized to recommend and to approve Special Use Permits in accordance with the Special Uses by Zoning District located in Appendices A & B.

The use of “Dwelling, Two-Family” is a Special Use that is allowed under the Zoning Regulations. The R-1A Zoning District is meant to provide a diversity of housing options, including those uses which support and encourage residential neighborhoods. Staff has visited the area to assess what uses are in close proximity and if this use would fit amongst those. Within the block this is to be constructed are multiple styles of residences, the majority of structures which are single-family; while there are two large multi-family residences located to the south fronting Shadyside Avenue, and a larger multi-family complex on the corner of Shadyside and S. Neconi Ave. With the mix of uses within the immediate area, staff felt as though the two-family dwellings would fit in to the character of the neighborhood and provide more residential options.

The subject property is .284+/- acres, 12,382 sqft +/- .

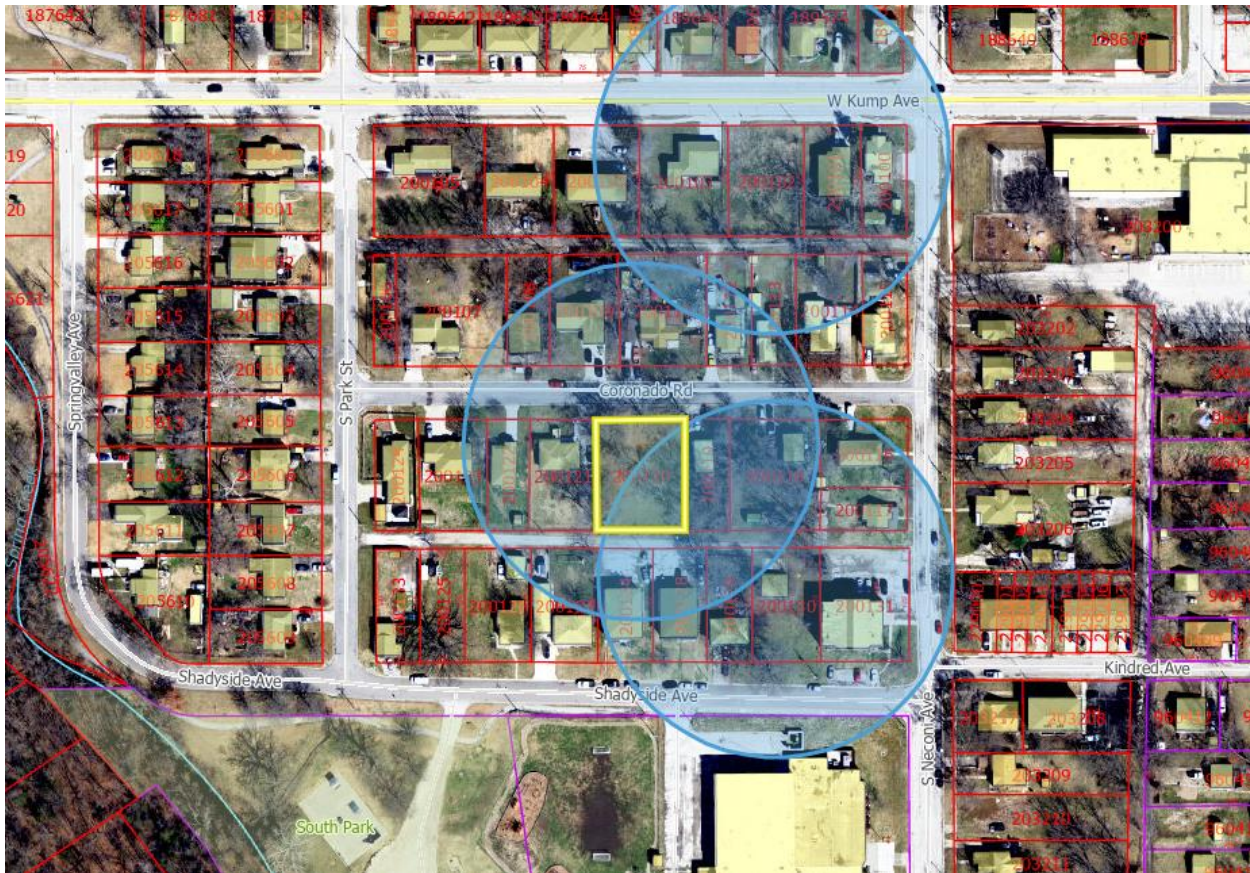
Article XXVII, Special Uses; state: *Special uses are those type of uses which, due to their nature, are dissimilar to the normal uses permitted within a given zoning district or where product, process, mode of operation, or nature of business may prove detrimental to the health, safety, welfare or property values of the immediate neighborhood and its environs.*

CONFORMANCE WITH THE COMPREHENSIVE PLAN:

The Comprehensive Plan states that the role of the Planning Commission is to serve as an advisory board to the City Council; by conducting public hearings to obtain public opinion regarding each special use permit application. The Commission shall adopt recommendations that are forwarded to the City Council on each special use permit application request. In viewing requested special use permits the Commission shall consider compatibility and compliance with the Comprehensive Plan.

No specific language within the Comprehensive Plan addresses locations of special uses.

While this does not mirror the current zoning district and development patterns, the Comprehensive Plan does indicate the area as being Low-Density Residential and states:



Low-Density Residential (Generally 2 to 4 dwelling units per acre): This category is appropriate for single-family detached dwellings. It may also include planned public and semi-public uses considered compatible with residential uses, such as schools, religious institutions, and civic uses. This district may be modified with cluster development and ‘PUD’ districts of the City Zoning Ordinance.

Requirements as enumerated in Article XXVII; Special Uses:

Special Uses produce unique and special impacts because of their location, design, life span, method of operation, traffic circulation, or other similar characteristics which may have an impact on available or provided public facilities so that each such use must be considered individually. A special use permit shall not be granted unless specific written findings of fact directly based upon the particular evidence presented support the following conclusions:

1. The proposed special use complies with all applicable provisions of these regulations, including intensity of use regulations, yard regulations and use limitations, unless specifically exempted by the provisions of these regulations;

The proposed use is indicated as an allowed special use in the R-1A, Residential Special District; Staff feels as though this use is aligned with other similar uses within the neighborhood. The proposed uses shall meet all zoning regulations regarding setbacks, yard regulations and use limitations.

2. The proposed special use at the specified location will contribute to and promote the welfare or convenience of the public;

The proposed special use will allow the applicant to construct one single-family attached dwelling unit (duplex) on the vacant parcel, thus allowing new or relocating families to join the Bonner Springs community.

3. The proposed special use will not cause substantial injury to the value of other property in the neighborhood in which it is to be located;

The proposed use will not cause injury to the value of the property in the neighborhood. The Residential Special District is meant to consist of a variety of housing options and act as an infill district.

4. The location and size of the special use, the nature and intensity of the operation involved in or conducted in connection with it, and the location of the site with respect to streets giving access to it are such that the special use will not dominate the immediate neighborhood so as to prevent development and use of neighboring property in accordance with the applicable zoning district regulations. In determining whether the special use will so dominate the immediate neighborhood, consideration shall be given to:

- a) The location, nature and height of buildings, structures walls and fences on the site,

The requested special use will not change the physical character of the neighborhood as there are currently several different styles of housing in the area including multifamily and single family residences.

- (b) The nature and extent of landscaping and screening on the site.

There are currently a few sporadic trees located on the lot and no landscaping. Per Article V; Section 10, the owner of properties in which a Special Use Permit has been issued are required to submit a site and landscape plan. Article XXX, Section 4 further states:

R, R-S, R-1, R-1A and R-2: Two trees per dwelling unit shall be required within the landscape setback abutting said street frontage. All residential subdivisions abutting collector or arterial streets shall be required to provide one tree per forty (40) feet or portion thereof of street frontage. Said trees may be clustered or arranged within the setback and need not be placed evenly at 40-foot intervals.

5. Off-street parking and loading areas will be provided in accordance with the standards set forth in these regulations, and such areas shall be screened from adjoining residential uses and located so as to protect such residential uses from any injurious effect;

All parking shall occur off-street and on areas that are concrete or asphalt per the Zoning Regulations.

6. Adequate utility, drainage, and other such necessary facilities have been or will be provided; and

Adequate site utilities are present. As infill development lots; drainage facilities will not be required of the lots but drainage shall not negatively impact nearby residents.

7. Adequate access roads or entrance and exit drives will be provided and shall be so designed to prevent traffic hazards and to minimize traffic congestion in public streets and alleys.

Adequate ingress and egress drives will be constructed with the units. The impact to traffic should be minimal.

STAFF RECOMMENDATIONS:

Staff recommends approval of the Special Use Permit; SUP-03-23 with the following conditions:

- 1) Developer/builder shall be responsible for all fees associated with building permits.
- 2) Special Use Permit shall be valid in perpetuity
- 3) Special Use Permit shall expire when the operation of the approved use is discontinued; and
- 4) Special Use Permit shall not transfer to another person without notification being sent to the Community Development Department or to a different location; and
- 5) Special Use Permit may be revoked by the Governing Body for violation of and/or non-compliance with the Municipal Code of Ordinances of the City of Bonner Springs, Kansas.
- 6) In addition to the recommendations/stipulations listed within this staff report, the developer/property owner agrees to abide by all Zoning Ordinances and Subdivision Regulations of the City of Bonner Springs.

COMMISSION OPTIONS

1. **Recommend approval to the City Council, with or without conditions.**
2. **Recommend denial to the City Council.**
3. **Continue the Public Hearing to another date, time and/or place.**

CITY OF BONNER SPRINGS, KS
Community and Economic Development Department

SPECIAL USE PERMIT (SUP) APPLICATION

Staff Use Only

SUP - 03-23

PC Date: 3/21

CC Date: 4/10

Date Rec'd: 4/13

Rec'd by: msc

Date: 1-6-23

Subject Property Address: 224 Coronado Road

Project Name (if applicable): _____

Applicant Name: Emerald Homes Inc Phone: 816-830-3491

Address: Po Box 493 Bonner Springs KS 66012

E-mail (required): emeraldhomesinc@yahoo.com

Record Property Owner: Lesia Salazar Phone: 816-830-3491

Parcel No.: 200120 Quarter Section: _____ Section/Township/Range: S32/T11/R23

Legal Description of the Tract: Coronado Sub to Saratoga, S32, T11, R23, Acres 0.280000, B7, L35 to L38

Tract Acreage: .28 General Location/Cross-streets: S Necon Ave

Zoning: R-1A Present Use: VACANT Requested Use: multi-family

I hereby certify that the information herein submitted is complete, true, and accurate. That I have been reviewed the development procedures and guidelines required, and I hereby grant the City permission to post a public notice sign on the subject property.

Applicant Signature: Lesia Salazar Date: 1-6-23

Applicant Name (Printed): Lesia Salazar

Does Applicant have Permission from the Owner(s) to Apply for an SUP and Authorize Permission to Post?

Yes X No _____

If Requested, Can the Applicant Provide a Letter of Consent from the Owner(s)?

Yes X No _____

Special Use Permit (SUP) Application Process

A pre-application meeting with the City Planner is required prior to application submittal. Call or email to set an appointment -- 913-667-1708

Applicants are encouraged to communicate with all adjacent property owners prior to beginning the special use permit process.

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_____ Completed and signed application – Signature of applicant and property owner's consent are required

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- *Applicants will be billed for the publishing costs.*

City staff will prepare and post a Notice of Public Hearing sign.

- *Applicants will be billed \$25 for the first sign and \$10 for each additional sign, if applicable.*

Meetings

The Planning Commission holds a public meeting and votes to recommend approval or denial of the application.

- *Planning Commission meetings are typically on the third (3rd) Tuesday of each month at 7:00 PM*

The Governing Body will review the application for consideration and action at a regular City Council meeting.

- *The City Council typically meets on the second (2nd) and fourth (4th) Monday of each month at 7:30 PM.*

Reference

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Additional information on Special Uses is located in the Zoning Ordinance Article XXVII

https://www.bonnerrsprings.org/DocumentCenter/View/92/zoning_ordinance?bidId=

Questions? -- Contact the City Planner at 913-667-1708

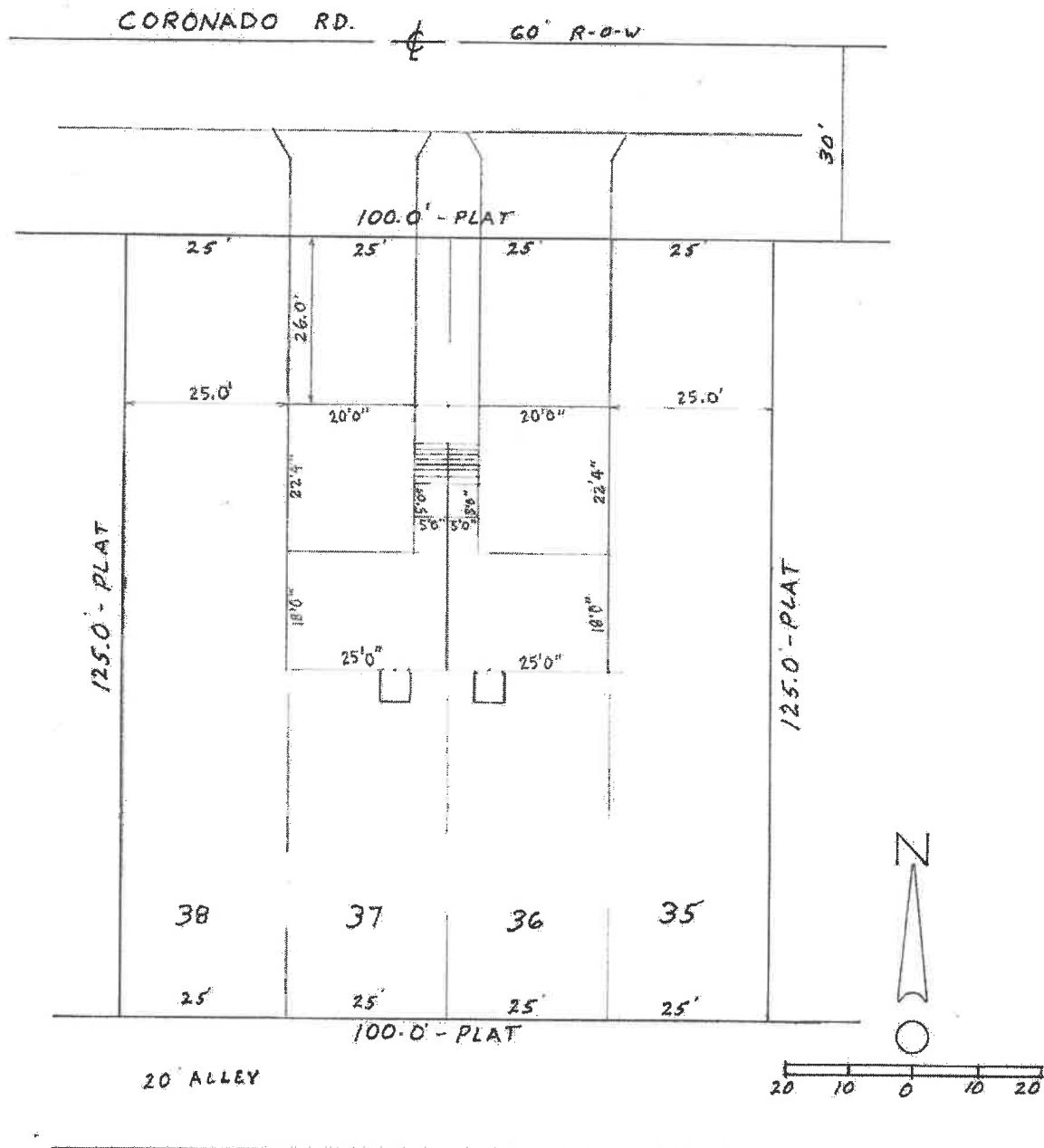
FEES

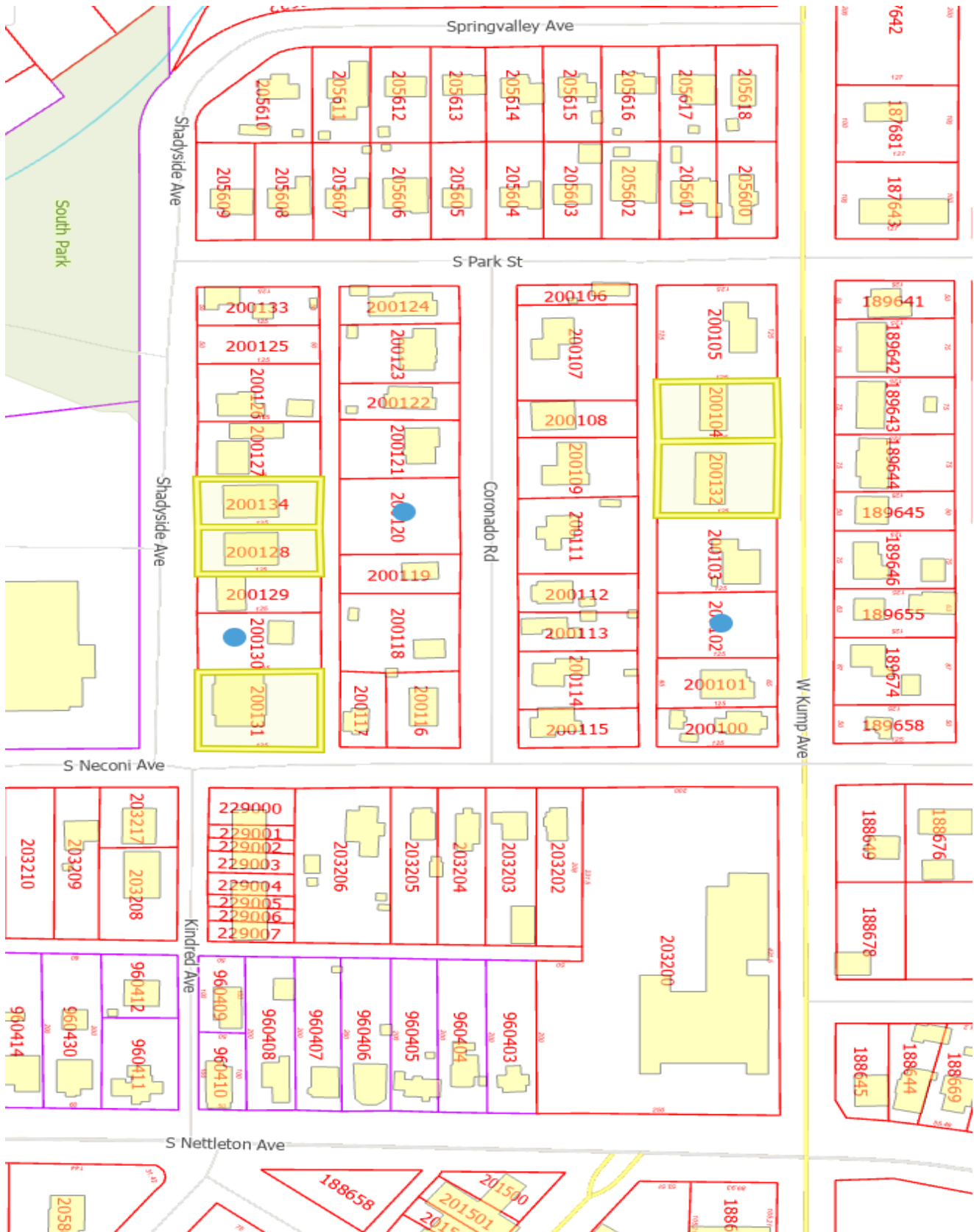
Application Fee: \$300 \$ 2 - 1/13pd
Notification: _____ x \$12 = \$ _____
Publication: _____ \$ _____
Sign (first): \$25 \$ _____
Add'l Signs _____ x \$10 = \$ _____

Total Due: \$ _____

Invoice Date: _____
Payment Rec'd Date: _____
Check #: _____
Receipt #: _____

Proposed Duplex
224 Coronado Rd.





The image above shows the 3 block area in which these duplex units are proposed the blue dots indicate those lots in questions, while the parcels identified within the yellow boxes indicate the existing multi-family dwellings.

ORDINANCE NO. _____

An Ordinance to approve a Special Use Permit for Emerald Homes, Inc for the location of 224 Coronado Road; under SUP-03-23. This Special Use Permit is to allow for the construction of one, single family attached dwelling unit (duplex/townhome), as allowed in the R-1A Zoning District; by the Zoning regulations of the City of Bonner Springs.

Be it ordained by the Governing Body of the City of Bonner Springs, Kansas:

SECTION I: That the Official Zoning Map be amended to indicate issuance of a Special Use Permit to Emerald Homes, Inc.; approved under SUP-03-23 allowing for the construction of one – single family attached dwelling unit (townhome/duplex) as allowed for in the R-1A (Residential Special District) at 224 Coronado Road and allowed by the Zoning regulations of the City of Bonner Springs.

The approval of SUP-03-23 is subject to the following six (6) conditions:

- 1) Developer/builder shall be responsible for all fees associated with building permits.
- 2) Special Use Permit shall be valid in perpetuity
- 3) Special Use Permit shall expire when the operation of the approved use is discontinued; and
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- 6) In addition to the recommendations/stipulations listed within this staff report, the developer/property owner agrees to abide by all Zoning Ordinances and Subdivision Regulations of the City of Bonner Springs.

Section II: This ordinance shall be in full force and effect after passage and publication in the official city newspaper.

Approved by the Governing Body and signed by the Mayor on this ____ day of _____, 2023.

Jeff Harrington, Mayor

ATTEST:

Christina Brake, CMC, City Clerk
(SEAL)

Memorandum

Date: April 10, 2023
To: Mayor and City Council
From: Mark Lee

Subject: Zoning Ordinance Amendment - Accessory Building Zoning Regulations - BSZO-01-23

Recommendation: The Community Development Director and Planning Commission recommend approval.

Action: Make a motion to adopt an ordinance amending the Accessory Building Regulations for the AG, A-1, R and R-S Zoning Districts.

Background: In January 2022, guidelines were put into effect regulating the size of accessory structures within all zoning districts. These regulations had unintended consequences for some of the large tract zoning districts; most notably the agricultural districts of A-1 and AG, along with the rural/suburban residential districts R and R-S.

Taking into consideration the agricultural areas of Bonner Springs, the Loring Service Area and large-lot, single-family residential districts, staff revised the guidelines that regulate building sizes in some areas, while allowing for larger-sized buildings where applicable.

Discussion: Staff and the Planning Commission discussed this agenda item over 2 separate work sessions. Staff had taken recommendations made by the Commission and incorporated them into the revised regulations.

Below is an excerpt of the minutes of the March 21st meeting.

8. Agenda Item # 8 - PUBLIC HEARING: Zoning Ordinance Amendment - BSZO-01-23 - Accessory building size restrictions in the AG, A-1, R and R-S Zoning Districts.
Chair Gebauer introduced Item #8 and asked for staff's report.

Staff explained the unintended consequences that were brought about from the most recent iteration of the regulations and how it could pose undue or unnecessary harm or hardships upon large acreage owners and agricultural use area. Staff spoke of the worksessions we had concerning the regulations and how staff had incorporated recommendations into the revised set of regulations.

Chair Gebauer asked for a motion to **OPEN** the public hearing; motion was made by Commissioner Perica and **SECONDED** by Commissioner Bombardier. Public Hearing was opened at 8:13pm.

Chair Gebauer asked if there were any members of the public that would like to speak in favor or against the proposed revisions or questions from the Commission. Being none, Chair Gebauer asked for a motion to close the hearing; motion to **CLOSE** the hearing was made by Commissioner Neff and **SECONDED** by Commissioner Perica.

Chair Gebauer called for a motion.

Motion to **APPROVE** the revisions to the Zoning Regulations regarding accessory buildings was made by Commissioner Perica and **SECONDED** by Commissioner Bombardier.

Chair Gebauer asked staff for a Roll Call vote

AYE – Zeps, Bombardier, Mesmer, Perica, Neff, Cruse, Gebauer

NAY –

ABSTAIN - None

MOTION PASSED 7 - 0

Financial Impact: NA

City of
Bonner Springs
Agenda Item Cover Sheet

Agenda Item No. 8

BSZO-01-23

Topic: Accessory building size allowances in the AG, A-1, R and R-S Zoning Districts.

Narrative: In January 2022, guidelines were put into effect regulating the size of accessory structures within all Zoning Districts. These regulations had unintended consequences for some of the large tract zoning districts; most notably the Agricultural districts of A-1 and AG, along with the Rural/Suburban residential districts R and R-S.

Taking from those regulations currently in place and taking into consideration agricultural areas of Bonner Springs, the Loring Service Area and large lot single family residential districts, staff has revised the set of guidelines that would regulate building sizes in some areas; while allowing for larger size buildings were applicable.

Presented by: Mark Lee – Community Development Director

Staff Recommendation:

Staff recommends the Planning Commission approve the amendments to the Zoning Ordinance zoning districts of AG (Agricultural District-Loring Service Area), A-1 (Agricultural District), R (Rural Residential District-Loring Service Area), R-S (Suburban Residential District).

Attachments:

Zoning Regulation Amendments (4pgs)

Existing AG, A-1, R and R-S Regulations (8pgs)

AG AGRICULTURAL ZONING DISTRICT – Loring District

Minimum lot size = twenty (20) acres

ARTICLE V-A “AG” AGRICULTURAL DISTRICT

SECTION 6. ACCESSORY BUILDINGS

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 15 feet if under 5,000 square feet

Rear yard – 25 feet if over 5,000 square feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.
3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning districts of AG:

- *No size restriction other than those stated*
- *All accessory structures in excess of 10,000 square feet shall require a Special Use Permit*
- In no instance shall an accessory structure occupy more than 30% of the "required yard" on a lot

A-1 AGRICULTURAL ZONING DISTRICT – Bonner Springs City Limits

Minimum lot size = three (3) acres

ARTICLE VI “AGRICULTURAL DISTRICT”

SECTION 6. ACCESSORY BUILDINGS

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 15 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.
3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning districts of A-1:

- *3 acres = 3,000 square feet of accessory structure(s), an additional 1,000 square feet per full acre of structure is allowed up to 5 acres or 5,000 square feet.*
- *On parcels in excess of 5 acres structures are limited to an additional 500 square feet per full acre.*
- *10-acre parcels are limited to 7,500 square feet*
- *15-acre parcels are limited to 10,000 square feet*
- *All accessory structures in excess of 10,000 square feet must obtain a Special Use Permit*
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

R – RURAL RESIDENTIAL ZONING DISTRICT – Loring Service Area

Minimum lot size = five (5) acres

ARTICLE VI-A “RURAL RESIDENTIAL DISTRICT”

SECTION 6. ACCESSORY BUILDINGS

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 15 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.
3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning district of R:

- *5 acres = 5,000 square feet of accessory structure(s),*
- *On parcels in excess of 5 acres structures are limited to an additional 500 square feet per full acre.*
- *10-acre parcels or larger are limited to 7,500 square feet*
- *All accessory structures in excess of 7,500 square feet must obtain a Special Use Permit*
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

R-S - SUBURBAN RESIDENTIAL DISTRICT – Bonner Springs City Limits

Minimum lot size = one (1) acre

ARTICLE VII “R-S” SUBURBAN RESIDENTIAL DISTRICT SECTION 6. ACCESSORY BUILDINGS

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 10 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

1. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.

No Changes were made to the size restrictions

Maximum size of an accessory structure located within the zoning district R-S:

- One thousand (1000) square feet, maximum
- An accessory structure may be larger than 1000 square feet in total floor area, provided the size may increase only 250 square feet for each full acre in lot size over one acre and up to three acres.
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

ARTICLE V-A
“AG” AGRICULTURAL DISTRICT

SECTION 1. PURPOSE: It is the purpose of this district to provide for agricultural and related uses, and to preserve and protect agricultural resources; and to provide a zoning district in which land not ready for development may be located. This zone is intended to retain a farming community environment. This zoning district applies to the Loring Service Area only as defined in Article V, General Provisions, Section 1, Jurisdictional Area. (Revised Ordinance No. 1636 and No. 1710)

SECTION 2. PERMITTED USES: Farms, single family residences, including residential-design manufactured homes and group homes as defined in these regulations and certain public and semi-public uses are permitted. For a specific listing of permitted uses and uses permitted by special use permit, see Appendices A & B of these regulations. (Revised Ordinance No. 1636).

SECTION 3. INTENSITY OF USE REGULATIONS:

1. Minimum Lot Area

- (a) Every lot of land upon which a residential building is to be erected shall have an area of not less than twenty (20) acres and a minimum road or street frontage of six-hundred sixty (660) feet.
- (b) Every lot or tract of land which is used for any other permitted use within the "AG" Agricultural District shall have a minimum area of not less than 80,000 square feet.

SECTION 4. HEIGHT REGULATIONS: Maximum structure height: Two and one-half (2 1/2) stories, or thirty-five (35) feet. (Revised ordinance No. 1636).

SECTION 5. YARD REGULATIONS: Except as modified by the provisions of Article XXII, minimum yard sizes shall be as follows: (Revised Ordinance No. 1636)

- 1. Front Yard: Fifty (50) feet for residential dwellings and one hundred (100) feet for all other permitted uses.
- 2. Side Yard: Thirty (30) feet for residential dwellings and one hundred (100) feet for all other permitted uses.
- 3. Rear Yard: Fifty (50) feet for residential dwellings and one hundred (100) feet for all other permitted uses.
- 4. Encroachments: Under no circumstances will structures encroach into easements, required yards or rights-of-way. Encroachments shall not include chimneys, balconies, roof overhangs, etc., two feet above grade and not extending more than three (3) feet into the setback. Structural retaining walls that are not part of a larger structure also shall not be considered as encroachments.

SECTION 6. ACCESSORY BUILDINGS:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:
 - Rear yard – 5 feet
 - Side Yard – as required by the zoning district in which it is located
 - No closer than 5 feet to another structure
2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.
3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning districts of AG:

- No size limit, other than, no one single structure shall be larger than the primary structure
- Total of all buildings shall not exceed 5,000sqft
- In no instance shall an accessory structure occupy more than 30% of the "required yard" on a lot

SECTION 7. MANUFACTURED HOME: All manufactured homes residential design shall meet all of the aesthetic requirements listed under Article XXII: Supplementary District Regulations, Section 10: Manufactured Home. (Revised Ordinance No. 2126)

ARTICLE VI

“A-1” AGRICULTURAL DISTRICT

SECTION 1. PURPOSE: It is the purpose of this district to provide for agricultural and related uses; and to preserve and protect agricultural resources; and to provide a zoning district in which land not yet ready for development may be located.

SECTION 2. PERMITTED USES: Farms, single-family residences, including residential-design manufactured homes and group homes and related public and semi-public uses are permitted. For a specific listing of permitted uses and uses permitted by special use permit, see Appendices A and B of these regulations. (Revised Ordinance No. 1636).

SECTION 3. INTENSITY OF USE REGULATIONS:

1. Minimum lot area: Three (3) acres for all uses.
2. Minimum lot width: Two hundred ten (210) feet

SECTION 4. HEIGHT REGULATIONS: Maximum structure height Two and one-half (2-1/2) stories, or thirty-five (35) feet.

SECTION 5. YARD REGULATIONS: Except as modified by the provisions of Article XXII, minimum yard sizes shall be as follows:

1. Front Yard: In agricultural districts the front yard shall be the minimum right-of-way required by the major street plan plus twenty- five (25) feet.
2. Side Yard: Fifteen (15) feet
3. Rear Yard: Forty (40) feet
4. Encroachments: Under no circumstances will structures encroach into easements, required yards or rights-of-way. Encroachments shall not include chimneys, balconies, roof overhangs, etc., two feet above grade and not extending more than three (3) feet into the setback. Structural retaining walls that are not part of a larger structure also shall not be considered as encroachments. (Revised, Ordinance No. 1884, 12/20/99)

SECTION 6. ACCESSORY BUILDINGS:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 5 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure
2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.

3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning districts of A-1:

- No size limit, other than, no one single structure shall be larger than the primary structure
- Total of all buildings shall not exceed 2000sqft
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

SECTION 7. MANUFACTURED HOME: All manufactured homes residential design shall meet all of the aesthetic requirements listed under Article XXII: Supplementary District Regulations, Section 10: Manufactured Home. (Revised Ordinance No. 2126)

ARTICLE VI-A

“R” RURAL RESIDENTIAL DISTRICT

SECTION 1. PURPOSE: The purpose of this district is to provide for very low density single-family residential development including those uses which reinforce residential neighborhoods at a density less than that of the R-S District. This zoning district applies to the Loring Service Area only as defined in Article V, General Provisions, Section 1, Jurisdictional Area. (Revised Ordinance No. 1636 and No. 1710, 12/5/94)

SECTION 2. PERMITTED USES: Single-family residences and those in the "AG" Agricultural District, except that a private stable shall not be erected or used on any lot containing less than one (1) acres, no raising of poultry or livestock shall be permitted upon any farm or truck garden of less than five (5) acres or on a scale that would be objectionable because of noise or odor to surrounding residences and any detached accessory building shall be located not less than sixty (60) feet from the front lot line. Such uses shall include residential-design manufactured homes and group homes as defined in these regulations. For a specific listing of permitted uses, and uses permitted by special use permit, see Appendices A & B of these regulations. (Revised Ordinance No. 1636).

SECTION 3. INTENSITY OF USE REGULATIONS:

1. Minimum lot area: Five Acres
2. Minimum lot width: Three Hundred Thirty (330) feet

SECTION 4. HEIGHT REGULATIONS: Minimum structure heights: Two and one- half (2 1/2) stories, or thirty-five (35) feet. (Revised ordinance No. 1636).

SECTION 5. YARD REGULATIONS: Except as modified by the provisions of ARTICLE XXII, minimum yard sizes shall be as follows: (Revised Ordinance No. 1636).

1. Front Yard: Fifty (50) feet
2. Side Yard: Ten (10) feet. A side yard fronting a street shall be feet thirty (30) feet.
3. Rear Yard: Thirty (30) feet. A rear yard fronting a street shall be fifty (50) feet.
4. Encroachments: Under no circumstances will structures encroach into easements, required yards or rights-of-way. Encroachments shall not include chimneys, balconies, roof overhangs, etc., two feet above grade and not extending more than three (3) feet into the setback. Structural retaining walls that are not part of a larger structure also shall not be considered as encroachments. (Revised, Ordinance No. 1884, 12/20/99)

SECTION 6. ACCESSORY BUILDINGS:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 5 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.
3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning district of R:

- No size limit, other than, no one single structure shall be larger than the primary structure
- Total of all buildings shall not exceed 3,000sqft
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

SECTION 7. MANUFACTURED HOME: All manufactured homes residential design shall meet all of the aesthetic requirements listed under Article XXII: Supplementary District Regulations, Section 10: Manufactured Home. (Revised Ordinance No. 2126)

ARTICLE VII

“R-S” SUBURBAN RESIDENTIAL DISTRICT

SECTION 1. PURPOSE: The purpose of this district is to provide for low density single-family residential development, including those uses which reinforce residential neighborhoods.

SECTION 2. PERMITTED USES: Single-family residences including residential- design manufactured homes and group homes as defined in these regulations, and related public and semi-public uses are permitted. For a specific listing of permitted uses, and uses permitted by special use permit, see Appendices A and B of these regulations. (Revised, Ordinance No. 1630)

SECTION 3. INTENSITY OF USE REGULATIONS:

1. Minimum lot area: One acre
2. Minimum lot width: One hundred sixty-five (165) feet.

SECTION 4. HEIGHT REGULATIONS: Maximum structure height: Two and one- half (2-1/2) stories, or thirty-five (35) feet.

SECTION 5. YARD REGULATIONS: Except as modified by the provisions of Article XXII, minimum yard sizes shall be as follows:

1. Front Yard: Twenty-five (25) feet
2. Side Yard: Ten (10) feet
3. Rear Yard: Twenty-five (25) feet
4. Encroachments: Under no circumstances will structures encroach into easements, required yards or rights-of-way. Encroachments shall not include chimneys, balconies, roof overhangs, etc., two feet above grade and not extending more than three (3) feet into the setback. Structural retaining walls that are not part of a larger structure also shall not be considered as encroachments. (Revised, Ordinance No. 1884, 12/20/99)

SECTION 6. ACCESSORY BUILDINGS:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 5 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure
2. Accessory buildings shall not be erected on properties where no primary structure exists, except in Agricultural zoning districts for the storage of agricultural products or equipment or for shelter of livestock.

3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning district R-S:

- One thousand (1000) square feet, maximum
- An accessory structure may be larger than 1000 square feet in total floor area, provided the size may increase only 250 square feet for each full acre in lot size over one acre and up to three acres.
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

SECTION 7. MANUFACTURED HOME: All manufactured homes residential design shall meet all of the aesthetic requirements listed under Article XXII: Supplementary District Regulations, Section 10: Manufactured Home. (Revised Ordinance No. 2126)

ARTICLE V-A
“AG” AGRICULTURAL DISTRICT

SECTION 1. PURPOSE: It is the purpose of this district to provide for agricultural and related uses, and to preserve and protect agricultural resources; and to provide a zoning district in which land not ready for development may be located. This zone is intended to retain a farming community environment. This zoning district applies to the Loring Service Area only as defined in Article V, General Provisions, Section 1, Jurisdictional Area. (Revised Ordinance No. 1636 and No. 1710)

SECTION 2. PERMITTED USES: Farms, single family residences, including residential-design manufactured homes and group homes as defined in these regulations and certain public and semi-public uses are permitted. For a specific listing of permitted uses and uses permitted by special use permit, see Appendices A & B of these regulations. (Revised Ordinance No. 1636).

SECTION 3. INTENSITY OF USE REGULATIONS:

1. Minimum Lot Area

- (a) Every lot of land upon which a residential building is to be erected shall have an area of not less than twenty (20) acres and a minimum road or street frontage of six-hundred sixty (660) feet.
- (b) Every lot or tract of land which is used for any other permitted use within the "AG" Agricultural District shall have a minimum area of not less than 80,000 square feet.

SECTION 4. HEIGHT REGULATIONS: Maximum structure height: Two and one-half (2 1/2) stories, or thirty-five (35) feet. (Revised ordinance No. 1636).

SECTION 5. YARD REGULATIONS: Except as modified by the provisions of Article XXII, minimum yard sizes shall be as follows: (Revised Ordinance No. 1636)

- 1. Front Yard: Fifty (50) feet for residential dwellings and one hundred (100) feet for all other permitted uses.
- 2. Side Yard: Thirty (30) feet for residential dwellings and one hundred (100) feet for all other permitted uses.
- 3. Rear Yard: Fifty (50) feet for residential dwellings and one hundred (100) feet for all other permitted uses.
- 4. Encroachments: Under no circumstances will structures encroach into easements, required yards or rights-of-way. Encroachments shall not include chimneys, balconies, roof overhangs, etc., two feet above grade and not extending more than three (3) feet into the setback. Structural retaining walls that are not part of a larger structure also shall not be considered as encroachments.

SECTION 6. ACCESSORY BUILDINGS:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:
 - Rear yard – 5 feet
 - Side Yard – as required by the zoning district in which it is located
 - No closer than 5 feet to another structure
2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.
3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning districts of AG:

- No size limit, other than, no one single structure shall be larger than the primary structure
- Total of all buildings shall not exceed 5,000sqft
- In no instance shall an accessory structure occupy more than 30% of the "required yard" on a lot

SECTION 7. MANUFACTURED HOME: All manufactured homes residential design shall meet all of the aesthetic requirements listed under Article XXII: Supplementary District Regulations, Section 10: Manufactured Home. (Revised Ordinance No. 2126)

ARTICLE VI

“A-1” AGRICULTURAL DISTRICT

SECTION 1. PURPOSE: It is the purpose of this district to provide for agricultural and related uses; and to preserve and protect agricultural resources; and to provide a zoning district in which land not yet ready for development may be located.

SECTION 2. PERMITTED USES: Farms, single-family residences, including residential-design manufactured homes and group homes and related public and semi-public uses are permitted. For a specific listing of permitted uses and uses permitted by special use permit, see Appendices A and B of these regulations. (Revised Ordinance No. 1636).

SECTION 3. INTENSITY OF USE REGULATIONS:

1. Minimum lot area: Three (3) acres for all uses.
2. Minimum lot width: Two hundred ten (210) feet

SECTION 4. HEIGHT REGULATIONS: Maximum structure height Two and one-half (2-1/2) stories, or thirty-five (35) feet.

SECTION 5. YARD REGULATIONS: Except as modified by the provisions of Article XXII, minimum yard sizes shall be as follows:

1. Front Yard: In agricultural districts the front yard shall be the minimum right-of-way required by the major street plan plus twenty- five (25) feet.
2. Side Yard: Fifteen (15) feet
3. Rear Yard: Forty (40) feet
4. Encroachments: Under no circumstances will structures encroach into easements, required yards or rights-of-way. Encroachments shall not include chimneys, balconies, roof overhangs, etc., two feet above grade and not extending more than three (3) feet into the setback. Structural retaining walls that are not part of a larger structure also shall not be considered as encroachments. (Revised, Ordinance No. 1884, 12/20/99)

SECTION 6. ACCESSORY BUILDINGS:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 5 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure
2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.

3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning districts of A-1:

- No size limit, other than, no one single structure shall be larger than the primary structure
- Total of all buildings shall not exceed 2000sqft
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

SECTION 7. MANUFACTURED HOME: All manufactured homes residential design shall meet all of the aesthetic requirements listed under Article XXII: Supplementary District Regulations, Section 10: Manufactured Home. (Revised Ordinance No. 2126)

ARTICLE VI-A

“R” RURAL RESIDENTIAL DISTRICT

SECTION 1. PURPOSE: The purpose of this district is to provide for very low density single-family residential development including those uses which reinforce residential neighborhoods at a density less than that of the R-S District. This zoning district applies to the Loring Service Area only as defined in Article V, General Provisions, Section 1, Jurisdictional Area. (Revised Ordinance No. 1636 and No. 1710, 12/5/94)

SECTION 2. PERMITTED USES: Single-family residences and those in the "AG" Agricultural District, except that a private stable shall not be erected or used on any lot containing less than one (1) acres, no raising of poultry or livestock shall be permitted upon any farm or truck garden of less than five (5) acres or on a scale that would be objectionable because of noise or odor to surrounding residences and any detached accessory building shall be located not less than sixty (60) feet from the front lot line. Such uses shall include residential-design manufactured homes and group homes as defined in these regulations. For a specific listing of permitted uses, and uses permitted by special use permit, see Appendices A & B of these regulations. (Revised Ordinance No. 1636).

SECTION 3. INTENSITY OF USE REGULATIONS:

1. Minimum lot area: Five Acres
2. Minimum lot width: Three Hundred Thirty (330) feet

SECTION 4. HEIGHT REGULATIONS: Minimum structure heights: Two and one-half (2 1/2) stories, or thirty-five (35) feet. (Revised ordinance No. 1636).

SECTION 5. YARD REGULATIONS: Except as modified by the provisions of ARTICLE XXII, minimum yard sizes shall be as follows: (Revised Ordinance No. 1636).

1. Front Yard: Fifty (50) feet
2. Side Yard: Ten (10) feet. A side yard fronting a street shall be feet thirty (30) feet.
3. Rear Yard: Thirty (30) feet. A rear yard fronting a street shall be fifty (50) feet.
4. Encroachments: Under no circumstances will structures encroach into easements, required yards or rights-of-way. Encroachments shall not include chimneys, balconies, roof overhangs, etc., two feet above grade and not extending more than three (3) feet into the setback. Structural retaining walls that are not part of a larger structure also shall not be considered as encroachments. (Revised, Ordinance No. 1884, 12/20/99)

SECTION 6. ACCESSORY BUILDINGS:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 5 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.
3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning district of R:

- No size limit, other than, no one single structure shall be larger than the primary structure
- Total of all buildings shall not exceed 3,000sqft
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

SECTION 7. MANUFACTURED HOME: All manufactured homes residential design shall meet all of the aesthetic requirements listed under Article XXII: Supplementary District Regulations, Section 10: Manufactured Home. (Revised Ordinance No. 2126)

ARTICLE VII

“R-S” SUBURBAN RESIDENTIAL DISTRICT

SECTION 1. PURPOSE: The purpose of this district is to provide for low density single-family residential development, including those uses which reinforce residential neighborhoods.

SECTION 2. PERMITTED USES: Single-family residences including residential- design manufactured homes and group homes as defined in these regulations, and related public and semi-public uses are permitted. For a specific listing of permitted uses, and uses permitted by special use permit, see Appendices A and B of these regulations. (Revised, Ordinance No. 1630)

SECTION 3. INTENSITY OF USE REGULATIONS:

1. Minimum lot area: One acre
2. Minimum lot width: One hundred sixty-five (165) feet.

SECTION 4. HEIGHT REGULATIONS: Maximum structure height: Two and one- half (2-1/2) stories, or thirty-five (35) feet.

SECTION 5. YARD REGULATIONS: Except as modified by the provisions of Article XXII, minimum yard sizes shall be as follows:

1. Front Yard: Twenty-five (25) feet
2. Side Yard: Ten (10) feet
3. Rear Yard: Twenty-five (25) feet
4. Encroachments: Under no circumstances will structures encroach into easements, required yards or rights-of-way. Encroachments shall not include chimneys, balconies, roof overhangs, etc., two feet above grade and not extending more than three (3) feet into the setback. Structural retaining walls that are not part of a larger structure also shall not be considered as encroachments. (Revised, Ordinance No. 1884, 12/20/99)

SECTION 6. ACCESSORY BUILDINGS:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 5 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

2. Accessory buildings shall not be erected on properties where no primary structure exists, except in Agricultural zoning districts for the storage of agricultural products or equipment or for shelter of livestock.

3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning district R-S:

- One thousand (1000) square feet, maximum
- An accessory structure may be larger than 1000 square feet in total floor area, provided the size may increase only 250 square feet for each full acre in lot size over one acre and up to three acres.
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

SECTION 7. MANUFACTURED HOME: All manufactured homes residential design shall meet all of the aesthetic requirements listed under Article XXII: Supplementary District Regulations, Section 10: Manufactured Home. (Revised Ordinance No. 2126)

An Ordinance of the Governing Body Amending Articles V-A, VI, VI-A, VII of the Zoning Ordinance of Bonner Springs, Kansas; by Amending Section 6: Accessory Buildings.

Be it ordained by the Governing Body of the City of Bonner Springs, Kansas:

SECTION I: The Zoning Ordinance, Articles V-A, VI, VI-1, VII, shall be amended by revising Article 6; Accessory Buildings and thus renumbering some Article sections to coincide.

Article V-A; Section 6 shall read:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 15 feet if under 5,000 square feet

Rear yard – 25 feet if over 5,000 square feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.
3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning districts of AG:

- No size restriction other than those stated
- All accessory structures in excess of 10,000 square feet shall require a Special Use Permit
- In no instance shall an accessory structure occupy more than 30% of the "required yard" on a lot

Article V; Section 6 shall read:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 15 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.
3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning districts of A-1:

- 3 acres = 3,000 square feet of accessory structure(s), an additional 1,000 square feet per full acre of structure is allowed up to 5 acres or 5,000 square feet.
- On parcels in excess of 5 acres structures are limited to an additional 500 square feet per full acre.
- 10-acre parcels are limited to 7,500 square feet
- 15-acre parcels are limited to 10,000 square feet
- All accessory structures in excess of 10,000 square feet must obtain a Special Use Permit
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

Article VI-A; Section 6 shall read:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 15 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.
3. Accessory buildings which are erected on property where no primary structure exists shall not have sewer facilities within the accessory structure.

Maximum size of an accessory structure located within the zoning district of R:

- 5 acres = 5,000 square feet of accessory structure(s),
- On parcels in excess of 5 acres structures are limited to an additional 500 square feet per full acre.
- 10-acre parcels or larger are limited to 7,500 square feet
- All accessory structures in excess of 7,500 square feet must obtain a Special Use Permit
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot.

Article VII; Section 6 shall read:

No one single accessory structure shall be greater in size than the primary structure.

1. No accessory structure shall be located within the required front yard except within the AG, A-1 and R zoning districts and shall maintain the same setbacks as required of the principal structure for the zoning district in which it is located or as stated below:

Rear yard – 10 feet

Side Yard – as required by the zoning district in which it is located

No closer than 5 feet to another structure

2. Accessory buildings shall not be erected on properties where no primary structure exists, except in agricultural zoning districts (AG and A-1) for the storage of agricultural products or equipment or for shelter of livestock.

Maximum size of an accessory structure located within the zoning district R-S:

- One thousand (1000) square feet, maximum
- An accessory structure may be larger than 1000 square feet in total floor area, provided the size may increase only 250 square feet for each full acre in lot size over one acre and up to three acres.
- In no instance shall an accessory structure occupy more than 30% of the "required rear yard" on a lot

Section III: This ordinance shall be in full force and effect after passage and publication in the official city newspaper.

Approved by the Governing Body and signed by the Mayor on this ____ day of _____, 2023.

Jeff Harrington, Mayor

ATTEST:

Christina Brake, CMC, City Clerk
(SEAL)

Memorandum

Date: April 10, 2023
To: Mayor and City Council
From: Christina Brake

Subject: Ordinance Establishing the Recreation and Open Spaces Advisory Committee

Recommendation: The Recreation Manager and City Clerk recommend approval

Action: Make a motion to adopt an ordinance establishing the Recreation and Open Spaces Advisory Committee.

Background: City Staff presented to the Council at the workshop on March 27th, the proposal to consolidate the Parks and Recreation Advisory Board, the Cemetery Advisory Committee and the Senior Center Advisory Committee.

The consolidation does not significantly change the expectations and goals of the committee from the previous committees, but it will help counter declining membership in the individual committees and eliminate duplicate efforts made by each of the current committees. Staff liaisons spoke with each of the committees and all are supportive of the consolidation. The City attorney reviewed the attached ordinance detailing the consolidation.

Discussion:

Financial Impact:

Ordinance No. 2542

An Ordinance to Amend the Code of the City of Bonner Springs, Kansas, Chapter I, Administration, Article 12. Cemetery Advisory Committee and repealing all Other Ordinances or Parts of Ordinances in Conflict with the Provisions of This Ordinance.

WHEREAS, certain changes have occurred requiring amendments to the Code of the City of Bonner Springs, Kansas; and

WHEREAS, such changes require the consolidation of the Parks and Recreation Advisory Board, the Senior Center Advisory Committee and the Cemetery Advisory Committee to provide oversight, recommend policy, and offer input on the operations of the Parks & Recreation Department and City cemeteries; and

WHEREAS, such amendments may conflict with other ordinances or parts of ordinances.

Now, Therefore, Be it ordained by the Governing Body of the City of Bonner Springs, Kansas:

Section I: Chapter I, Administration, Article 12. Cemetery Advisory Committee, of the Code of Ordinances shall be deleted in its entirety and amended to read as follows:

Article 12. Recreation and Open Spaces Advisory Committee

1-1201. Recreation and Open Spaces Advisory Committee.

There is hereby created and established the Recreation and Open Spaces Advisory (ROSA) Committee of the City.

1-1202. Membership.

The Recreation and Open Spaces Advisory Committee shall be a committee composed of no less than nine (9) voting members and may have at least one non-voting ex-officio member, all of whom shall be City residents. Inaugural members of the Recreation and Open Spaces Advisory Committee shall be comprised of representatives from the Cemetery Advisory Committee, representatives from the Parks and Recreation Advisory Board and representative from the Senior Center Advisory Board. Upon expiration of the terms of the inaugural membership, the Recreation and Open Spaces Advisory Committee shall be comprised of four representatives from the Cemetery Advisory Committee, four representatives from the Parks and Recreation Advisory Board and one representative from the Senior Center Advisory Board. All members of the ROSA Committee shall be appointed by the Mayor and confirmed by the Governing Body of the City for terms of three (3) years. Members shall continue to serve until their successor shall have been appointed and confirmed.

1-1203. Terms of members; vacancies; removal.

Inaugural members of the Committee shall hold office, two for one year, four for two years, and three for three years from the first day of the month following the effective date of this ordinance and annually thereafter the Mayor shall, on or before the first day of January of each year, appoint members to take the place of retiring members who shall hold office for a term of three years until their successors are appointed. The Mayor may, by and with the consent of the Governing Body, remove any member of the committee. Vacancies in the board occasioned by removal, resignation, or otherwise shall be filled in like manner as original appointments for unexpired terms.

1-1204. Attendance.

Any member that misses three (3) consecutive meetings may be deemed to have resigned from the Committee.

1-1205. Same; Duties.

(a) To the Governing Body and the City Manager, the Recreation and Open Spaces Advisory Committee may initiate, review and recommend proposals for City construction, reconstruction, improvements of public parks, recreational facilities and cemeteries, including the acquisition of land for park purposes, the acquisition of equipment and facilities for operation of parks and cemeteries, and the institution of new recreation programs.

(b) The Committee shall make reports and recommendations to the Governing Body and City Manager on all matters referred to it and such further recommendations as deemed advisable.

(c) The committee shall initiate recommendations to the Governing Body and City Manager concerning cemeteries, recreation, and/or parks as deemed desirable from time to time.

(d) The Committee shall conduct studies to advise the City concerning ways to increase recreational activities and revenue or to promote memorial events at the City cemetery.

(e) The Committee shall act as the primary resident planning committee for City functions taking place inside of parks, cemeteries, or other public spaces.

(f) The Committee shall perform any other duties as deemed necessary by the Governing Body pertaining to cemeteries, parks, and recreation programs and facilities.

1-1206. Same; Officers.

The committee shall annually select a chair and secretary and such other officers as may be deemed necessary for the conduct of its business.

1-1208. Same; City Employees.

Maintenance and operation of City facilities and programs shall be performed by such City employees assigned by and under the direction of the City Manager.

1-1209. Committee as successor to prior board; Prior acts ratified.

The Recreation and Open Spaces Committee is a continuation and successor to the Parks and Recreation Advisory Board created pursuant to K.S.A.12-1926, Cemetery Advisory Committee created pursuant to K.S.A.12-1420 and Senior Center Advisory Board, existing as of this date. All powers and duties of the existing boards shall continue as to members of the consolidated committee. All prior acts of the Parks and Recreation Advisory Board, The Cemetery Advisory Committee and the Senior Center Advisory Board existing as of this date and of its predecessors are hereby ratified and affirmed.

Section II: Article 16. Parks and Recreation Advisory Board shall be repealed.

Section IV: Article 17. Senior Center Advisory Committee shall be repealed.

Section V: All references to the Parks and Recreation Advisory Board, The Cemetery Advisory Committee and the Senior Center Advisory Committee shall be hereby amended to the Recreation and Open Spaces Advisory Committee.

Section VI: All other ordinances or parts of ordinances in conflict with the provisions of this ordinance shall be and are hereby repealed.

Section VII: This ordinance shall be in full force and effect after passage and publication in the official city newspaper.

Approved by the Governing Body and signed by the Mayor on this 10th day of April, 2023.

Attest:

Jeff Harrington, Mayor

Christina Brake, City Clerk

(Seal)

City Manager's Update

Date: April 7th, 2023

To: Mayor and City Council

General

- Apply for open City positions open, including pool and camp positions at www.bonnerrsprings.org/jobs
- Save the Date! Join us on April 22nd at 8am at South Park, 246 Shadyside as we celebrate Earth Day by participating in a **city wide clean up**. Free lunch will follow! You can register at: <https://bit.ly/3lca6c6>
- In partnership with local emergency personnel, the KCK Fire Department and the DEA, our district will host a community presentation on the **dangers of the rising Fentanyl crisis**. The presentation is tailored for all ages, and all students, parents and community members are invited to attend. Join us on Wednesday, April 12th at 7:00 PM in the Bonner Springs High School Auditorium.

The presentation will also be live streamed to <https://www.bravesbroadcast.live> and available for viewing after the event.

- **Kindergarten Information Night:** All three elementary schools will host a kindergarten information night on Thursday, April 20th. The event will be held at each of the elementary schools - Bonners Springs, Delaware Ridge, and Edwardsville. This is an opportunity to see the school where your child will attend, meet teachers, and receive information about kindergarten.

Public Works

- Ground breaking for the New Water Plant occurred on March 30, 2023. Thank you to all those who attended and help organize the event for this monumental undertaking.

Recreation

- Summer Athletics Opportunities (K-12): Click [HERE](#) to see the list of summer strength and conditioning opportunities offered through Bonner Springs High School. Registration must be completed by May 12th.
- Summer Ball
 - Registration deadline is April 10th
- Upcoming events and registration dates:
 - April 8-9 - Easter Egg QR Hunt - Still needing sponsors for the eggs
 - April 22 – Citywide Yard Sale – Register on the City website or at the Community Center to have your sale included in the map
 - Summer Camp registration is open
- Seniors Center:
 - Trips
 - Great Duets of Broadway, May 4th, \$116, Registration Deadline April 3rd
 - Excelsior Springs Wine Around, June 1st, \$167, Registration Deadline May 3rd
 - Sac & Fox Casino, July 19th, \$26, Registration Deadline July 12th



THE GREAT QR

EGG HUNT

15 EGGS HIDDEN IN DOWNTOWN BONNER
SPRINGS. FOR AGES 15 & UNDER

4/7/23-
4/9/23



SCAN ME

Rules and instructions
can be found on our
Facebook, the QR code,
or bonnersprings.org,



City of Bonner Springs
PARKS AND RECREATION

Case No.	Application Date	Project Name	Address	Project Type	Project Status	Board of Zoning Appeals	Approved/ Denied	Planning Commission	Approved/ Denied	Governing Body	Approved/ Denied	Applicant	Current Zoning or Future Land Use	Requested Zoning	No. Lots	Total Acres
NOVEMBER SUBMITTALS																
FDP-02-22	November 15, 2022	APAC	1800 S. 122nd Street	Floodplain Development Permit	PENDING							Dan Jones, APAC-Kansas, Inc	I-2	NA	1	745+/-
BSCP-02	November 14, 2022	Bonner Springs Industrial	720 N. 118th Street	Comp Plan Change	PC APPROVED			January 17, 2023	APPROVED	February 13, 2023	APPROVED	VanTrust Real Estates	MX	I-1	1	80+/-
BSRZ-03-22	November 14, 2022	Bonner Springs Industrial	720 N. 118th Street	Rezoning	PC APPROVED			January 17, 2023	APPROVED	February 13, 2023	APPROVED	VanTrust Real Estates	MX	I-1	1	80+/-
DECEMBER SUBMITTALS - CUT OFF DATE 12/19 FOR 2/21 PC MEETING																
FP-01-22	December 7, 2022	Ensign Storage	399 N. 130th St	Final Plat	APPROVED			February 28, 2023	APPROVED	March 27, 2023	APPROVED	Triangle Self Storage LLC	C-S and A-1	NA	1	13.11
RP- 01-23	January 6, 2023	LOF Lot 242	524 Lake Forest Drive	Replat	APPROVED			February 28, 2023	APPROVED	March 27, 2023	APPROVED	Atlas Land Consulting on behalf of Gayleene Sander	R-1	NA	1	0.35
ST-01-23	January 25, 2023	Built to Fit, Inc. - New Building	11733 Kaw drive	Site/Landscape Plan Review	APPROVED			March 21, 2023	APPROVED			Bond/Hoffine	C-S	NA	1	.554+/-

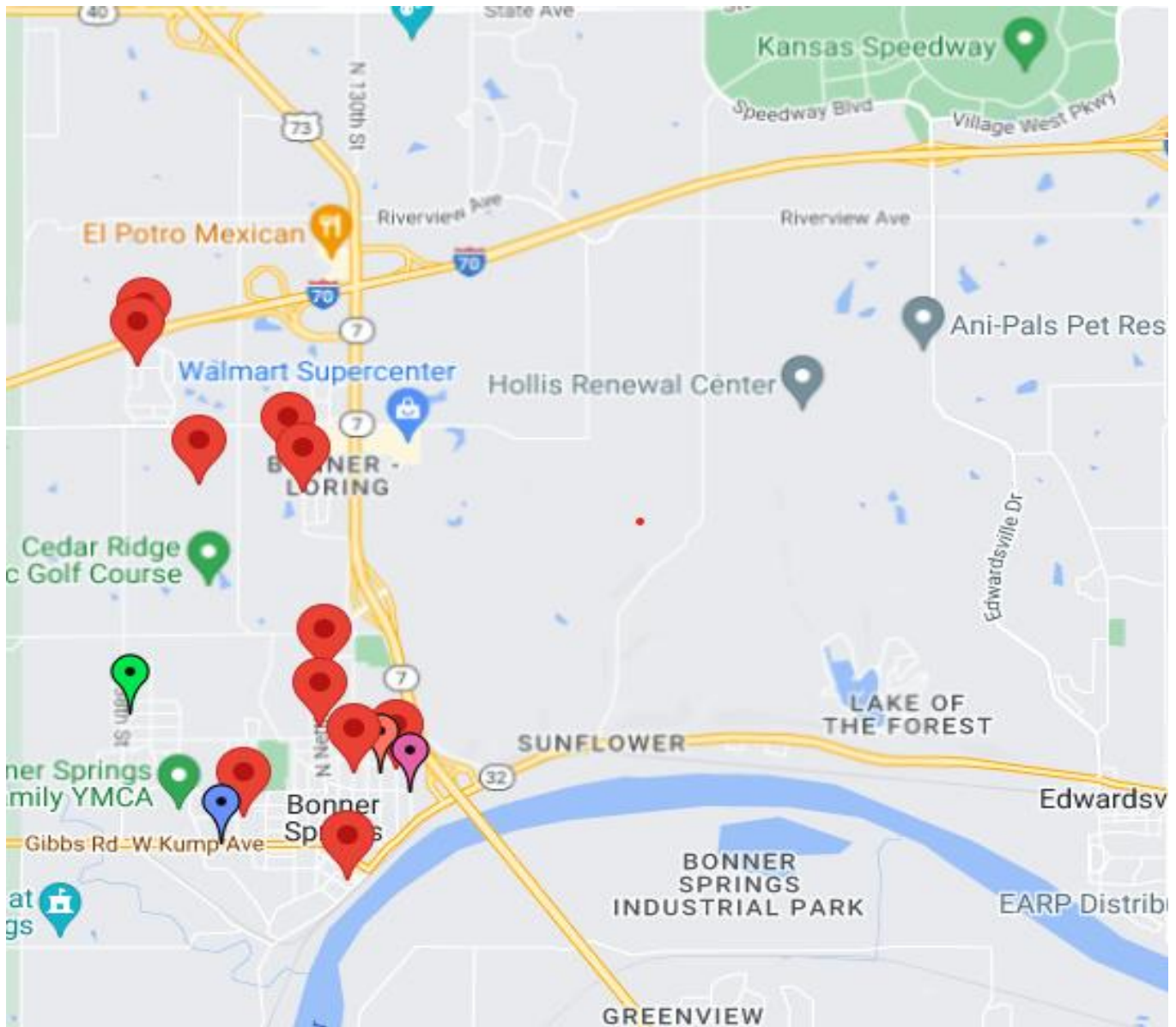
Case No.	Application Date	Project Name	Address	Project Type	Project Status	Board of Zoning Appeals	Approved/ Denied	Planning Commission	Approved/ Denied	Governing Body	Approved/ Denied	Applicant	Current Zoning or Future Land Use	Requested Zoning	No. Lots	Total Acres
Planning Pending Projects List																
JANUARY 2023 SUBMITTALS - CUT OFF DATE 1/16 FOR 3/21 PC MEETING																
SUP-01-23	January 13, 2023	Multifamily SUP - Emerald Homes	212 W. Kump Ave	Special Use Permit	PENDING CC			March 21, 2023	APPROVED	April 10, 2023	PENDING	Emerald Homes Inc	R-1A	NA	1	0.24
SUP-02-23	January 13, 2023	Multifamily SUP - Emerald Homes	209 Shadyside Ave	Special Use Permit	PENDING CC			March 21, 2023	APPROVED	April 10, 2023	PENDING	Emerald Homes Inc	R-1A	NA	1	0.23
SUP-03-23	January 13, 2023	Multifamily SUP - Emerald Homes	224 Coronado Rd	Special Use Permit	PENDING CC			March 21, 2023	APPROVED	April 10, 2023	PENDING	Emerald Homes Inc	R-1A	NA	1	0.28
BSZO-01-23	January 16, 2023	Accessory Building Zoning Ord. Amendment	City Wide	Zoning Ord. Amendment	PENDING CC			March 21, 2023	APPROVED	April 10, 2023	PENDING	City of Bonner Springs	NA	NA	NA	NA
FEBRUARY 2023 SUBMITTALS - CUT OFF DATE 2/13 FOR 4/18 PC MEETING																
LS-01-23	February 3, 2023	Spencer Lot Split	13901 Archer Road	Lot Split	PENDING			Aprli 18, 2023	PENDING			Sharon Spencer	AG	NA	2	20+/- each
SUP-04-23	February 10, 2023	Brian Walters	11845 Kaw Drive	Special Use Permit	PENDING			April 18, 2023	PENDING	May 8, 2023	PENDING	Redpoint Properties; Brian Walters	I-1	NA	1	4.8
MARCH 2023 SUBMITTALS - CUT OFF DATE 3/13 FOR 5/16 PC MEETING																
BZA-01-23	March 13, 2023	Jerry Lee Jarrett Life Center	143 W. Insley	Sign Variance	PENDING			May 16, 2023	PENDING	June 12, 2023	PENDING	Marti Palmer - View Sign and Light	R-1-A	NA	1	
EV-01-23	March 17, 2023		518 N. Nettleton Ave	Right of way vacation	PENDING			May 16, 2023		June 12, 2023		Guy Tiner	R-1	NA	1	

REPORT OF BUILDING PERMITS ISSUED

ISSUED DATES: 3/20/2023 THRU 4/2/2023

STATUS: OPENED, COMPLETED

TYPE OF PERMIT	NUMBER OF PERMITS
COMMERCIAL NEW/ADDITION.....	0
COMMERCIAL REMODEL.....	0
COMMERCIAL ROOF.....	0
DECK.....	3
DRIVEWAY.....	1
DEMOLITION.....	1
ELECTRICAL.....	1
FENCE.....	4
FIREWORKS.....	0
GENERAL INSPECTION.....	0
MECHANICAL.....	0
OPEN FLAME.....	0
PLUMBING.....	5
POOL, ABOVE GROUND.....	0
POOL, IN GROUND.....	0
RESIDENTIAL ACCESSORY STRUCTURE.....	1
RESIDENTIAL MANUFACTURED MOVE-IN.....	0
RESIDENTIAL NEW/ADDITION.....	0
RESIDENTIAL REMODEL.....	0
RESIDENTIAL ROOF.....	0
RIGHT OF WAY.....	0
SIGN.....	0
TENT.....	0
UTILITIES OFF.....	0
=====	
TOTAL NEW PERMITS.....	16
TOTAL ACTIVE PERMITS.....	92



CODE ENFORCEMENT INCIDENT ACTIVITY REPORT

INCIDENT CODE: *-All

USER: mstites

DATES: 3/20/2023 THRU 4/2/2023

	NEW INCIDENTS	RESOLVED/ CLOSED	CUMULATIVE ACTIVE CASES
BRUSH.....	0.....	8.....	6
GENERAL.....	0.....	98.....	44
INOPERABLE/UNLICENSED/ON-GRASS.....	5.....	128.....	116
OUTSIDE STORAGE.....	1.....	135.....	52
PERMIT CHECK.....	0.....	165.....	0
PROPERTY MAINTENANCE.....	0.....	66.....	15
SIGNS.....	0.....	339.....	0
SNOW & ICE.....	0.....	6.....	0
TALL GRASS/WEEDS.....	5.....	92.....	8
=====			
TOTALS.....	11.....	1037.....	241

Report shows number of locations with multiple violations at many locations; does not include site re-inspections.

