



City of Lansing
800 First Terrace
Lansing, Kansas 66043

City Administrator's Report

April 15, 2021

Agenda Items:

Bids for mowing of City right of way were opened last week. The low bid came from Leintz Lawn & Construction for \$521/mow, not to exceed \$15,630. The mowing area totals 11.7 acres and is primarily along K7. Much of this property was previously mowed by the Kansas Department of Corrections until 2016.

There are two positions on the Planning Commission set to expire on April 30, 2021. Jerry Gies and Ron Barry have reapplied for the two three-year terms. These positions are set to expire in April 2024.

There are three positions on the Board of Zoning Appeals set to expire on April 30, 2021. Richard Hannon, Frank Campana, and Sean DeSouza have applied for the three open positions. These positions are set to expire in April 2024.

The quarterly Treasurer's Report for the period ending on 3-31-2021 is in the agenda materials. No action is required on this document.

We anticipate having a contract for the design of park improvements at our first meeting in May.

Community & Economic Development:

Harbor Freight now owns the 2.1 acre property at Main & Connie. All plans have been approved, and the final step is ensuring all contractors are licensed. Harbor Freight recently paid off the balance of the previous special assessment on the property, which paid for drainage and dirt work on the lot back in 2006. They also applied for Neighborhood Revitalization, which will rebate them the value of the improvement on their property taxes over the next ten years, de-escalating each subsequent year after the first six years. We anticipate a November opening. Inspection services on this project will be provided by IBTS.

The new Mutual Savings Association building on K7 is nearing completion! We are hopeful to see an opening in the near future. Inspection services are being provided by IBTS.

Work is progressing at the Club Carwash at 380 West Eisenhower. We are hopeful for a May opening.

Public Works:

Utility coordination permits have been submitted to KDOT for the K7/Eisenhower intersection project. Land acquisition discussions also began last week. To ensure there are no delays, Leavenworth and Lansing are looking to pre-bid the traffic signals to ensure they are on site



City of Lansing
800 First Terrace
Lansing, Kansas 66043

when needed by the contractor. The materials would be stored until needed in the Lansing or Leavenworth shop. The utility plans call for boring near TSC toward ShoeBox, placing the Evergy lines underground and decluttering the intersection a bit. The box culvert under Eisenhower will need to be extended, which was not part of the initial engineering scope. The additional work for the box culvert adds approximately \$11,000 in engineering fees to each Lansing and Leavenworth. We are anticipating a bid date this summer, with completion currently slated for mid-2022. Since this is a project where space is at a premium, KDOT gave approval to a slight lane shift along with lane narrowing from 12' to 11'. Recent construction estimates have the project coming in around \$1.5Million. Our KDOT grant will cover 80% of the construction, with Lansing covering the remaining 2/3 and Leavenworth covering the final 1/3. There will be other costs associated with the project, including land acquisition, utility relocation, and engineering, which KDOT will not contribute.

KDOT is calculating final quantities from the DeSoto Road project. While the engineer's asphalt calculations were underestimated resulting in increased costs for the City, other quantities were overestimated, so the amount we'd be responsible for should be less than we originally anticipated. We are also anticipating the asphalt subcontractor to do an asphalt sealer application in the next two months.

The street crew is 50% complete with street sweeping. The Street Department has also been working on patching potholes recently and will begin crack sealing in the near future.

We anticipate mill and overlay bids to be opened on April 27th with Council approval slated for the May 6th meeting.

Library:

On Wednesday, April 21, the library will hold the next Leavenworth County Area Library Zoom program. The program is about the COVID-19 virus and the vaccines. A panel of experts will discuss the latest information on the vaccine rollout in Kansas and medical concerns with the virus and the vaccine. The program will be moderated by Ken Miller, and will include medical panelists, including Dr. Lee Norman, Director of KDHE.

The Imagination Library program is up and running, with children registered by May 1st scheduled to receive their first book on June 1st.

To follow up on a question from the last council meeting; 70% of library card holders are Lansing residents.

Wastewater:

The Ward One Sewer Project reached substantial completion on March 11th. Asphalt pavement



City of Lansing
800 First Terrace
Lansing, Kansas 66043

was placed on March 24th, and the road was opened on March 25th. Seeding and final grading was completed two weeks ago and the grass is beginning to grow back.

Sales Tax Update:

	2020 YTD	2021 YTD	Difference
Local Sales & Use Tax (1.45%)	\$375,930	\$418,944	\$42,944 (11.42%)
County Sales Tax	\$229,794	\$237,635	\$7,841 (3.14%)
County Use Tax	\$60,758	\$69,020	\$8,261(13.5%)
Guest Tax	\$29,499	\$55,277	\$25,778 (87.39%)

The .45% sales tax has generated \$129,851 thus far in 2021, on pace for \$519,404 by the end of the year. DeSoto Road debt this year is slated for \$386,275.

Assuming a projected cost of \$5million for park improvements, we would anticipate annual debt payments over twenty years to be just over \$300,000/year, with slight variations based on the final bid and interest rates. Assuming conservative sales tax revenue growth over the next several years, we would anticipate utilizing approximately the remaining \$140,000-\$150,000/year from the .45% special sales tax and \$150,000-\$160,000 from the Debt Service Fund to fund the park improvement debt service.

Meetings & Announcements:

The City is planning on auctioning off surplus equipment on PurpleWave.com this spring. Items to be auctioned off include a nonfunctional Kubota mower, two 2011 Dodge Chargers (one PD, one P&R), a 2012 Dodge Charger, a 1992 F700 dump truck, a 2005 Ford Ranger, a box broom for skid loader, and a tailgate chemical sprayer.

We kicked off data submission for the public safety pay study last week. Our goal is to have this wrapped up in time for inclusion in the 2022 City Budget upon City Council approval.

The City has openings for the position of Parks & Recreation Maintenance, as well as the seasonal position of Parks Laborer. The City is also accepting volunteer applications for positions of Tree Board and Parks & Recreation Advisory Board (PRAB).

- Thursday, April 15th City Council Meeting, 7:00pm, City Hall
- Wednesday, April 21st Planning Commission Meeting, 7:00pm, City Hall
 - Discussion on Future Land Use Map
- Thursday, April 29th City Council Work Session, 7:00pm, City Hall
 - Special Assessments for Future Development



City of Lansing
800 First Terrace
Lansing, Kansas 66043

- Thursday, May 6th
 - Wednesday, May 19th
 - Update on Public Works Mill & Overlay Bids
 - Thursday, May 20th
 - Friday, May 21-May 22
 - Saturday, May 22nd
- City Council Meeting, 7:00pm, City Hall
Planning Commission Meeting, 7:00pm, City Hall
Potential Site Plan
City Council Meeting, 7:00pm, City Hall
Citywide Garage Sale
Fishing Derby, Bernard Park

Sincerely,

Tim Vandall