Unified Government of Wyandotte County and Kansas City, Kansas

Board of Commissioners

Commission Chambers
701 N. 7th Street Trafficway, Kansas City, KS 66101

Mayor Christal E. Watson
Commissioner At-Large Dist. 1 Melissa Bynum – Commissioner At-Large Dist. 2 Andrew Kump –
Commissioner Dist. 1 Jermaine Howard – Commissioner Dist. 2 Bill Burns –
Commissioner Dist. 3 Christian Ramirez – Commissioner Dist. 4 Evelyn Hill –
Commissioner Dist. 5 Carlos Pacheco – Commissioner Dist. 6 Phil Lopez –
Commissioner Dist. 7 Chuck Stites – Commissioner Dist. 8 Andrew Davis

AGENDA

Thursday, July 16, 2026
5:30 PM

1. **CALL TO ORDER/ROLL CALL**
2. **INVOCATION**
3. **PLEDGE OF ALLEGIANCE**
4. **REVISIONS TO AGENDA**
5. **EXECUTIVE SESSION**

   5.1 **EXECUTIVE SESSION REGARDING CONSULTATION WITH ATTORNEYS ON MATTERS THAT WOULD BE DEEMED PRIVILEGED IN AN ATTORNEY-CLIENT RELATIONSHIP. Executive sessions are closed to the public pursuant to the Kansas Open Meetings Act. The Executive Session will be conducted in the Fifth Floor Conference Room of the Municipal Office Building, 701 N. 7th Street, Kansas City, KS 66101**
   Tracking #: 21739

6. **PUBLIC ANNOUNCEMENTS**

<u>LAND BANK BOARD OF TRUSTEE (Estimated to begin at 6:10 p.m.)</u>

7. LAND BANK BOARD OF TRUSTEES' CONSENT AGENDA

7.1 LAND BANK PROPERTY TRANSFERS

Synopsis:
The Land Bank Manager respectfully requests that the Land Bank Board of Trustees review final consideration.

Please visit the site to review the applications below.

https://gisapp.wycokck.org/Landbank.html

3 Garden

11 Yard Extensions

*On June 29, 2026, the **Neighborhood and Community Development Standing Committee**, chaired by Commissioner Davis, voted unanimously to approve and forward to the Land Bank Board of Trustees.*
Tracking #: 21735

7.2 LAND BANK OPTIONS

Synopsis:
The Land Bank Manager respectfully requests that the Land Bank Board of Trustees review final consideration.

Please visit the site to review the applications below.

https://gisapp.wycokck.org/Landbank.html

23 Applications for Single Family Homes

*On June 29, 2026, the **Neighborhood and Community Development Standing Committee**, chaired by Commissioner Davis, voted unanimously to approve and forward to the Land Bank Board of Trustees.*
Tracking #: 21736

8. MAYOR'S AGENDA

8.1 PROCLAMATION: CARMELL JONES

Synopsis: A proclamation honors the life, achievements, and enduring legacy of Carmell Jones and encourages all residents to celebrate his remarkable contributions to jazz, music education, and the rich cultural history of our community.
Tracking #: 21593

8.2 **PROCLAMATION: NATIONAL PARK AND RECREATION MONTH**

Synopsis: A proclamation to celebrate the many benefits our parks and recreation system provides, to enjoy our parks and recreational spaces throughout the month, and to join us in recognizing the outstanding professionals whose dedication enhances the health, well-being, and quality of life of our entire community.

Tracking #: 21741

9. REGULAR CONSENT AGENDA

9.1 **RESOLUTION: SETTING A PUBLIC HEARING DATE FOR THE ESTABLISHMENT AND RENEWAL OF THE DOWNTOWN KANSAS CITY, KANSAS, SELF-SUPPORTED MUNICIPAL IMPROVEMENT DISTRICT**

Synopsis: Adopt a resolution to consider the establishment of a Self-Supported Municipal Improvement District (SSMID) for Downtown Kansas City, Kansas, and set September 3, 2026, for the public hearing.

*On June 29, 2026, the **Economic Development and Finance Standing Committee**, chaired by Commissioner Davis, voted unanimously to approve and forward to the Board of Commissioners meeting.*

Tracking #: 21708

9.2 **RESOLUTION: CREATE REINVESTMENT HOUSING INCENTIVE DISTRICT (RHID) POLICY**

Synopsis: Adopt a resolution approving the Reinvestment Housing Incentive District (RHID) Policy.

*On June 29, 2026, the **Economic Development and Finance Standing Committee**, chaired by Commissioner Davis, voted unanimously to approve and forward to the Board of Commissioners meeting.*

Tracking #: 21710

9.3 **ORDINANCE: REMOVING PROPERTY FROM RIVERFRONT REDEVELOPMENT DISTRICT**

Synopsis: Approve an ordinance removing property from the existing Riverfront Redevelopment District and amending ordinance Numbers O-47-20, O-96-20, O-60-21, AND O-92-21.

Tracking #: 21706

9.4 **RESOLUTION: 5-YEAR SOLID WASTE MANAGEMENT PLAN**

Synopsis: Adopt a resolution for the Public Works Department, Solid Waste Division, for the 5-Year Solid Waste Management Plan. This plan is required by the Kansas Department of Health and Environment and is updated every five years, with an annual review conducted to ensure continued compliance and effectiveness.

On July 13, 2026, the ***Public Works and Safety Standing Committee****, chaired by Commissioner Kump, voted unanimously to approve and forward to the Board of Commissioners meeting.*

Tracking #: 21549

9.5 **RESOLUTION: HEALTH RESOURCES AND SERVICES ADMINISTRATION (HRSA) -26-103 GRANT OPPORTUNITY**

Synopsis: Adopt a resolution granting the Health Department permission to submit a $500,000/year, 4-year grant to the Maternal Produce Prescription Program (MP3) from Health Resources and Services Administration (HRSA), Maternal and Child Health Bureau. No match required. The grant application is due July 17.

On July 13, 2026, the ***Administration and Human Services Standing Committee****, chaired by Commissioner Ramirez, voted unanimously to approve and forward to the Board of Commissioners meeting.*

Tracking #: 21707

9.6 **MINUTES**

Synopsis: Minutes from the Special Session meeting August 21, 2025.

Tracking #: MINUTES

9.7 **WEEKLY BUSINESS**

Synopsis: Weekly business materials dated June 18 and June 25, 2026.

Tracking #: WEEKLY BUSINESS

10. COMMISSIONERS' AGENDA

10.1 **RESOLUTION: APPROVING 2026 HOLLYWOOD CASINO GRANT AWARD RECOMMENDATIONS**

Synopsis: Adopt a resolution authorizing the 2026 Hollywood Casino Grant Recommendations from the Mayor and Commissioners.

Tracking #: 21665

11. PUBLIC HEARING AGENDA

12. STANDING COMMITTEES' AGENDA

13. ADMINISTRATOR'S AGENDA

13.1 **RESOLUTION: NOTICE OF INTENT TO EXCEED THE REVENUE NEUTRAL RATE, SET PUBLIC HEARING, AND MAXIMUM MILL LEVY/PROPOSED TAX RATE**

Synopsis: Adoption of a resolution for a Notice of Intent to exceed the Revenue Neutral Rate, set a public hearing for August 24, 2026 at 5:30 pm, and Maximum Mill Levy/Proposed Tax Rate for the City of Kansas City, Kansas, and for Wyandotte County, Kansas.

Tracking #: 21734

14. ADJOURN

The Unified Government of Wyandotte County and Kansas City, Kansas will provide necessary, reasonable auxiliary aids and services, such as ASL translators, machine-readable copies of meeting materials, or on-site language interpretation. Individuals requiring any auxiliary aids or services should contact the Unified Government Office of the Clerk by emailing or calling UGclerkrequest@wycokck.org or 913-573-5260 at least 48 hours in advance of the meeting. Persons may address the Commission during the time set aside for Public Comment on each item scheduled or at any time by suspension of the rules. All persons must address the commission and state their name and address for the record. Comments shall be limited to three (3) minutes for each participant. Disruptive comments and behavior are not permitted and may result in removal from the meeting.

Some commissioners, staff, and the public may attend remotely via Zoom or by phone. All participants joining by phone should mute their phones when not speaking to avoid background noise. During the meeting, all speakers are asked to please announce yourself by name and title every time you speak so the public that is observing knows who is speaking. This is critical given the number of remote participants and is current guidance from the Kansas Attorney General.

El Gobierno Unificado del Condado de Wyandotte y Kansas City, Kansas, proporcionará ayudas y servicios auxiliares necesarios y razonables, como traductores de ASL, copias legibles por máquina de los materiales de la reunión o interpretación de idiomas en el lugar. Las personas que requieran ayuda o servicios auxiliares deben comunicarse con la Oficina del Secretario del Gobierno Unificado enviando un correo electrónico o llamando al UGclerkrequest@wycokck.org o al 913-573-5260 al menos 48 horas antes de la reunión.

Join from PC, Mac, iPad, or Android:
https://wycokck.zoom.us/j/86971076459
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International numbers available: https://wycokck.zoom.us/u/kdKMmalufT

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To raise your digital hand from your PC or Mac, click the button labeled "Raise Hand" at the bottom of the window on the right side of the screen.

Tracking ID: 21735

Report to
Board of Commissioners

MEETING DATE	PRESENTER	DEPARTMENT
	Michael Sutton, Redevelopment Coordinator mjsutton@wycokck.org X5749	Land Bank Approvals

AGENDA ITEM #7.1.
LAND BANK PROPERTY TRANSFERS

BACKGROUND
The Land Bank Manager respectfully requests that the Land Bank Board of Trustees review final consideration. Please visit the site to review the applications below. https://gisapp.wycokck.org/Landbank.html 3 Garden 11 Yard Extensions *On June 29, 2026, the **Neighborhood and Community Development Standing Committee**, chaired by Commissioner Davis, voted unanimously to approve and forward to the Land Bank Board of Trustees.*

RECOMMENDATION
Approve

BUDGET IMPACTS / FINANCIAL CONSIDERATIONS

LEGAL/ POLICY CONSIDERATIONS

ATTACHMENTS
FC Memo Land Bank Property Transfers 07.16.26 No Opposition

Approved by Mayor/Administrator to add to agenda.

Wyandotte County Land Bank

Economic Development Department

Jud Knapp, Manager

701 North 7th St., 4th Floor
Kansas City, Kansas 66101

Phone: (913) 573-5472
Fax: (913) 573-5745
Email: jknapp@wycokck.org

MEMORANDUM

TO: Full Commission

FROM: Jud Knapp, Land Bank Manager

DATE: July 8, 2026

SUBJECT: **Land Bank Property Transfers - No Opposition (Grouped for Approval)**

This item includes all Land Bank applications that have been reviewed by staff and shared with neighborhood groups, and for which no opposition or concerns have been received. These applications will be grouped together and presented as a single agenda item for approval.
Commissioners will have the opportunity to request that any application be removed from this item and discussed separately, if needed.

Please visit the site to review the applications below https://gisapp.wycokck.org/Landbank.html

Item	Name	Type	Address	Parcel
PT 1	Dayton Loomis	Garden	1620 N 32ND ST	910721
PT 2	Jamar Caldwell	Garden	2646 N 21ST PL	160161
PT 3	Beatrice Michel	Garden	1938 TROUP AVE	68787
PT 4	MELANIE HERNANDEZ	Yard Extension	961 PACIFIC AVE	69269
PT 6	Darío Barojas	Yard Extension	2716 N 8TH ST	131806
PT 7	Juan Cisneros	Yard Extension	806 QUINDARO BLVD	131833
PT 8	Rodolfo Rodriguez	Yard Extension	335 N VALLEY ST	102522
PT10	Lillie Elder	Yard Extension	9335 GEORGIA AVE	938324
PT11	Sharon A. Turner	Yard Extension	2535 ALDEN ST	158210
PT12	Lokesh Nagpal	Yard Extension	1034 Garfield Ave	95620
PT13	Norma lisa Herrera-chavira	Yard Extension	807 N 10th ST	80627
PT14	Boland Waters LLC	Yard Extension	14 S James St	141324
PT15	Roberto Hernandez	Yard Extension	1865 N 29th St	195478
PT17	Pamela Martin	Yard Extension	2606 S 8TH ST	137043

Tracking ID: 21736

Report to
Board of Commissioners

MEETING DATE	PRESENTER	DEPARTMENT
	Michael Sutton, Redevelopment Coordinator mjsutton@wycokck.org X5749	Land Bank Approvals

AGENDA ITEM #7.2.
LAND BANK OPTIONS

BACKGROUND
The Land Bank Manager respectfully requests that the Land Bank Board of Trustees review final consideration. Please visit the site to review the applications below. https://gisapp.wycokck.org/Landbank.html 23 Applications for Single Family Homes *On June 29, 2026, the **Neighborhood and Community Development Standing Committee**, chaired by Commissioner Davis, voted unanimously to approve and forward to the Land Bank Board of Trustees.*

RECOMMENDATION
Approve

BUDGET IMPACTS / FINANCIAL CONSIDERATIONS

LEGAL/ POLICY CONSIDERATIONS

ATTACHMENTS
FC Memo Land Bank Options 07.16.26_No Opposition

Approved by Mayor/Administrator to add to agenda.

Wyandotte County Land Bank

Economic Development Department

Jud Knapp, Manager

701 North 7th St., 4th Floor
Kansas City, Kansas 66101

Phone: (913) 573-5472
Fax: (913) 573-5745
Email: jknapp@wycokck.org

M E M O R A N D U M

TO: Full Commission

FROM: Jud Knapp, Land Bank Manager

DATE: July 8, 2026

SUBJECT: **Land Bank Options - No Opposition (Grouped for Approval)**

This item includes all Land Bank applications that have been reviewed by staff and shared with neighborhood groups, and for which no opposition or concerns have been received. These applications will be grouped together and presented as a single agenda item for approval. Commissioners will have the opportunity to request that any application be removed from this item and discussed separately, if needed.

Please visit the site to review the applications below
https://gisapp.wycokck.org/Landbank.html

Item	Name	Type	Address	Parcel
A 1	Juan Cisneros	Single Family Home	6117 FARROW AVE	32008
A 2	Kayla Barr	Single Family Home	8824 Kansas Ave	934114
A 3	Magaly Duran	Single Family Home	1608 N 61ST TER	4520
A 4	Magaly Duran	Single Family Home	3300 BROWN AVE	165170
A 5	Luis Rocha	Single Family Home	1149 Ann Ave	80829
A 7	Alyvia Simmons	Single Family Home	2806 MERRIAM LN	149911
A 8	T&M General Construction LLC	Single Family Home	2829 S 8TH ST	136558
			2815 S 8TH ST	136509
A 9	Matos Group, LLC	Single Family Home	217 N 35TH ST	56719
A10	Powell Enterprises	Single Family Home	824 OHIO AVE	119024
A13	Tye Zehner	Single Family Home	6831 Webster Ave	19331
A14	Craig Sparks	Single Family Home	3510 LUST DR	79403

Item	Name	Type	Address	Parcel
			3530 LUST DR	79439
A15	Benjamin Walker	Single Family Home	1111 SHAWNEE AVE	72011
			1113 SHAWNEE AVE	72012
A16	RA ENGINEERING CORP	Single Family Home	7648 ROSWELL AVE	12317
A17	RA Engineering Corp	Single Family Home	805 Sandusky Ave	90453
			830 SANDUSKY AVE	90443
A18	RA ENGINEERING CORP	Single Family Home	6153 PARKVIEW AVE	31828
A19	RA ENGINEERING CORP	Single Family Home	816 N 12TH ST	80900
			818 N 12TH ST	80899
			814 N 12TH ST	80901
			815 N 12TH ST	80902
A20	PILLAR KC LLC	Single Family Home	747 SEMINARY ST	902318
A21	PILLAR KC LLC	Single Family Home	2233 S MILL ST	137258
A22	PILLAR KC LLC	Single Family Home	10740 MILLER LN	148906
A23	Chantelle Sims	Single Family Home	3610 HASKELL AVE	216806
B 1	Matos Group LLC	Multi-Family	2927 N 12TH ST	106508
			2931 N 12TH ST	106506
			2935 N 12TH ST	106507
			2943 N 12TH ST	106502
			2945 N 12TH ST	106501
			2918 N BETHANY ST	106517
B 2	Juan Cisneros	Multi-Family	1231 N 48TH TER	47572
C 1	RA Engineering Corp	Commercial	1129 N 49TH ST	47595

Unified Government of Wyandotte County/Kansas City, Kansas

PROCLAMATION

HONORING THE LIFE, LEGACY, AND MUSICAL CONTRIBUTIONS OF CARMELL JONES

WHEREAS, Carmell Jones was born on July 19, 1936, in Kansas City, Kansas, and emerged from our community to become one of the most respected jazz trumpeters of his generation, proudly representing both Wyandotte County and the State of Kansas throughout his distinguished career; and

WHEREAS, a graduate of Sumner High School and an early music student at the University of Kansas, Carmell Jones developed his extraordinary talent in the rich musical traditions of Kansas City, performing in the historic 18th and Vine Jazz District and contributing to a cultural legacy recognized throughout the world; and

WHEREAS, by his mid-twenties, Carmell Jones had recorded multiple albums as a bandleader and went on to perform and record with some of the most influential figures in American jazz, earning international acclaim while sharing his artistry across the United States and Europe; and

WHEREAS, during his years abroad from 1965 to 1980, Carmell Jones continued to elevate the reputation of Kansas City jazz, collaborating with renowned musicians and serving as a global ambassador for a uniquely American art form deeply rooted in our region; and

WHEREAS, upon returning to Kansas City in the 1980s, Carmell Jones continued to enrich the cultural life of our community through performance, teaching, mentoring, and public lectures, inspiring future generations of musicians and preserving the traditions of jazz excellence; and

WHEREAS, although Carmell Jones passed away on November 7, 1996, his music, influence, and legacy continue to resonate, and July 19, 2026, marks the celebration of what would have been his 90th birthday, providing an opportunity to honor his enduring contributions to the arts and to the cultural heritage of Kansas City, Kansas;

NOW, THEREFORE, I, Christal E. Watson, Mayor & CEO of the Unified Government of Wyandotte County and Kansas City, Kansas, do hereby recognize and honor the life, achievements, and enduring legacy of

CARMELL JONES

and encourage all residents to celebrate his remarkable contributions to jazz, music education, and the rich cultural history of our community.

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the Unified Government of Wyandotte County and Kansas City, Kansas to be affixed this 18th day of June 2026.

____

CHRISTAL E. WATSON, MAYOR/CEO

Intro to reading the Proclamation
Of Carmell (Car – Mell) Jones

Before we present this proclamation, I would like to recognize two individuals whose dedication to preserving and sharing the rich history of Kansas City jazz helped make this moment possible.

Vince Magers, a respected writer and historian of our region's jazz heritage, has spent considerable time researching and documenting the life and career of one of Kansas City, Kansas' most accomplished musicians, Carmell Jones. Through his work for JAM Magazine, published by the Kansas City Jazz Ambassadors, Vince helped shine a light on a remarkable artist whose contributions to jazz deserve to be remembered and celebrated.

I would also like to recognize David Basse, editor of JAM Magazine, longtime jazz advocate, broadcaster, and champion of Kansas City's musical legacy.

Together, their efforts helped bring renewed attention to the extraordinary life and career of Carmell Jones, a proud native of Kansas City, Kansas, Sumner High School graduate, educator, and cultural ambassador whose music carried the spirit of our community to audiences around the world.

As we approach what would have been Carmell Jones' 90th birthday on July 19, it is fitting that we honor his legacy and recognize the lasting impact he had on jazz, on Kansas City, and on all who had the privilege of hearing him perform.

At this time, it is my honor to present this proclamation recognizing the life, achievements, and enduring legacy of Carmell Jones.

Kansas City, Kansas has produced many remarkable individuals, but few have carried the name of our community across the world through music as beautifully as Carmell Jones. Today, we proudly welcome him home once again.

STEREO STEREO STEREO STEREO
Amidst the well-meaning press-agentry of overstated virtues there occasionally emerges a new jazz musician worthy of the words whose playing clearly demonstrates an immediately recognizable natural talent endowed with great warmth together with a highly developed sensitivity and skill / it is our judgement that the young trumpet player presented here is so endowed / you are invited to hear the remarkable Carmell Jones / also featuring Harold Land with Frank Strazzeri, Gary Peacock and Leon Pettis / Pacific Jazz Records
Pacific Jazz
STEREO
THE REMARKABLE CARMELL JONES
CARMELL JONES, trumpet; HAROLD LAND, tenor; FRANK STRAZZERI, piano; GARY PEACOCK, bass; LEON PETTIS, drums
SIDE 1
1. I'M GONNA GO FISHING – 11:06
(Duke Ellington)
2. COME RAIN OR COME SHINE – 4:29
(Arlen-Mercer)
3. NIGHT TIDE – 4:05
(Jimmy Bond)
(A-4001)

Unified Government of Wyandotte County/Kansas City, Kansas

PROCLAMATION

NATIONAL PARK AND RECREATION MONTH

WHEREAS, parks, trails, green spaces, and recreation programs enrich the quality of life for residents of all ages by promoting health, wellness, environmental stewardship, and opportunities for recreation, learning, and community connection; and

WHEREAS, the parks and recreation system of Wyandotte County and Kansas City, Kansas provides welcoming spaces where families gather, children play, neighbors connect, and residents experience the many physical, mental, social, and economic benefits of outdoor recreation; and

WHEREAS, the dedicated professionals, maintenance crews, natural resource specialists, recreation leaders, volunteers, and community partners who care for our parks and deliver high-quality programs help build a stronger, healthier, and more resilient community every day; and

WHEREAS, the National Recreation and Park Association has designated July as National Park and Recreation Month, celebrating "The Power Of..." parks and recreation to strengthen well-being, foster belonging, connect communities, and improve the quality of life for all; and

WHEREAS, July 17, 2026, is recognized as Park and Recreation Professionals Day, providing an opportunity to express our gratitude to the individuals whose dedication and service ensure that our parks, recreational facilities, and programs remain safe, accessible, and welcoming for everyone;

NOW, THEREFORE, I, Christal E. Watson, Mayor & CEO of the Unified Government of Wyandotte County and Kansas City, Kansas, do hereby proclaim July 2026 as

NATIONAL PARK AND RECREATION MONTH

in Wyandotte County and Kansas City, Kansas, and encourage all residents to celebrate the many benefits our parks and recreation system provides, to enjoy our parks and recreational spaces throughout the month, and to join us in recognizing the outstanding professionals whose dedication enhances the health, well-being, and quality of life of our entire community.

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the Unified Government of Wyandotte County and Kansas City, Kansas to be affixed this 16th day of July 2026.

Christal Watson

CHRISTAL E. WATSON, MAYOR/CEO

Tracking ID: 21708

Report to
Board of Commissioners

MEETING DATE	PRESENTER	DEPARTMENT
	Jeffrey Conway, Assistant Counsel jconway@wycokck.org x5075	Legal

AGENDA ITEM #9.1.
RESOLUTION: SETTING A PUBLIC HEARING DATE FOR THE ESTABLISHMENT AND RENEWAL OF THE DOWNTOWN KANSAS CITY, KANSAS, SELF-SUPPORTED MUNICIPAL IMPROVEMENT DISTRICT
BACKGROUND
Adopt a resolution to consider the establishment of A Self-Supported Municipal Improvement District (SSMID) for Downtown Kansas City, Kansas, and set September 3, 2026, for the public hearing.
RECOMMENDATION
Approve
BUDGET IMPACTS / FINANCIAL CONSIDERATIONS
N/A
LEGAL/ POLICY CONSIDERATIONS
ATTACHMENTS
Resolution setting SSMID public hearing (2), Ordinance creating SSMID 2026 (2), 2026 SSMID Timeline (6-29)

Approved by Mayor/Administrator to add to agenda.

(Published: August 6, 2026; August 13, 2026; August 20, 2026)

RESOLUTION NO. R-____-26

A RESOLUTION EXPRESSING CONSIDERATION OF THE ESTABLISHMENT OF A SELF-SUPPORTED MUNICIPAL IMPROVEMENT DISTRICT

WHEREAS, pursuant to K.S.A. 12-1796, the governing body of the Unified Government of Wyandotte County/Kansas City, Kansas ("Unified Government"), may initiate proceedings for consideration of the establishment of a Self-Supported Municipal Improvement District ("SSMID") on its own motion;

WHEREAS, a description of the boundaries of the proposed district is contained in Exhibit 1, attached to this Resolution.

WHEREAS, the name of the proposed district shall be the Downtown Kansas City, Kansas Self-Supported Municipal Improvement District ("the District");

WHEREAS, the purpose of the District is to provide improvements and services as allowed by law, within and for the benefit of the District, including, but not limited to, safety services, maintenance services, landscape enhancements, marketing and promotions, program management and reserve funds for the District;

WHEREAS, the proposed method by which to raise revenues to finance such improvements and services as through an ad valorem tax levied upon the property within the District. The maximum combined rate of ad valorem tax, for both services and operations, which may be levied upon the property within the District, shall not exceed 11.000 mills per annum;

WHEREAS, the proposed term of the existence of the District shall be from January 1, 2027, and terminating on December 31, 2036, unless sooner dissolved pursuant to K.S.A. 12-1799;

WHEREAS, there shall be an Advisory Board for the District consisting of eleven (11) voting members; and

WHEREAS, a public hearing to discuss consideration of the establishment and renewal of the District and on the advisability of said improvements and services for the District shall be held as part of the regularly scheduled meeting of the Unified Government Board of Commissioners on Thursday, September 3, 2026, at 5:30 pm, in the Commission Chambers, lobby level of the Municipal Office Building, 701 N. 7th St., Kansas City, Kansas.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS, AS FOLLOWS:

Section 1. Action to be taken. The statutory requirements set forth in K.S.A. 12-1796 and K.S.A. 12-17,101a, having been met, consideration of the establishment and renewal of the Downtown Kansas City, Kansas Self-Supported Municipal Improvement District and on the advisability of said improvements and services for the District, as described in this Resolution and Exhibits attached thereto, shall be taken up at the public hearing on September 3, 2026, at 5:30 pm, in the Commission Chambers on the First Floor of City Hall.

Section 2. Notice of Public Hearing. The Unified Government Clerk is hereby authorized, ordered and directed to give notice of said public hearing by publishing a copy of this Resolution, along with the date, time, and location of said public hearing, in the official city newspaper once each week for three consecutive weeks, beginning on August 6, 2026.

The Unified Government Clerk is further authorized, ordered and directed to mail a copy of this Resolution to the Unified Government Planning Commission. Pursuant to K.S.A. 12-1796(e), and prior to the September 3, 2026, public hearing, the Unified Government Planning Commission shall make a finding stating whether the District is consistent with the Unified Government of Wyandotte County/Kansas City, Kansas City-Wide Master Plan, and shall direct a copy of its finding to the Unified Government Board of Commissioners.

The Unified Government, through its officials and employees, is authorized, ordered and directed to mail a copy of this Resolution by certified mail to each owner of land within the District not less than 15 days prior to the September 3, 2026, public hearing.

Section 3. Further Action. The Mayor/CEO, County Administrator, Unified Government Clerk and other officials and employees of the Unified Government, including the County Attorney, are hereby further authorized and directed to take such other actions as may be appropriate or desirable to accomplish the purposes of this Resolution.

Section 4. Effective Date. This Resolution shall be effective upon adoption by the Governing Body of the Unified Government.

ADOPTED BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 16th DAY OF JULY, 2026.

____

Christal E. Watson, Mayor/CEO

Attest:

____
Monica Sparks, Unified Government Clerk

Approved as to Form:

____
Angela J. Lawson, Chief Counsel

(Published: __________________)

ORDINANCE NO. O-____-26

AN ORDINANCE AUTHORIZING AND PROVIDING FOR THE ESTABLISHMENT OF THE DOWNTOWN KANSAS CITY, KANSAS SELF-SUPPORTED MUNICIPAL IMPROVEMENT DISTRICT

WHEREAS, on October 2, 2008, the Board of Commissioners of the Unified Government of Wyandotte County/Kansas City, Kansas ("Unified Government") passed Ordinance 0-72-08, which authorized the establishment of the Downtown Kansas City, Kansas Self-Supported Municipal Improvement District ("SSMID");

WHEREAS, the SSMID was initially given a term of existence of eight (8) years, until December 31, 2016;

WHEREAS, on July 28, 2016, the Board of Commissioners of the Unified Government passed Ordinance No. O-52-16, and the ordinance took effect upon publication on August 4, 2016, authorizing and providing for the establishment of the SSMID for a term of ten years, from January 1, 2017, through December 31, 2026;

WHEREAS, on June 4, 2026, the SSMID Advisory Board recommended that the Unified Government initiate proceedings to renew the SSMID for a term of ten (10) years, subject to certain boundary revisions as detailed in the official legal description;

WHEREAS, pursuant to K.S.A. 12-1796, the governing body of a city may, on its own motion, initiate proceedings to establish a self-supported municipal improvement district ("SSMID");

WHEREAS, on July 16, 2026, pursuant to K.S.A. 12-1796(b), the governing body of the Unified Government adopted Resolution R-___-26, stating that the governing body is considering establishing the proposed SSMID, as described in said resolution, and setting a public hearing date of September 3, 2026;

WHEREAS, pursuant to K.S.A. 12-1796(d), Resolution R-__-26 was published in the official city paper once each week for three consecutive weeks, on August 6, 2026; August 13, 2026; and August 20, 2026; the last date being not less than one week nor more than two weeks preceding the date fixed for public hearing;

WHEREAS, pursuant to K.S.A. 12-1796(d), Resolution R-___-26 was mailed by certified mail to each owner of land within the proposed SSMID not less than 15 days prior to the date fixed for the public hearing;

WHEREAS, pursuant to K.S.A. 12-1796(e), on August 10, 2026, the Unified Government Planning Commission found, upon consideration, that the proposed SSMID is consistent with the comprehensive plan for the development of Kansas City, Kansas. The Planning Commission's finding was forwarded to the governing body on _________, 2026;

WHEREAS, a public hearing to discuss consideration of the establishment of the SSMID was held as part of the regularly scheduled meeting of the Unified Government Board of Commissioners on September 3, 2026;

WHEREAS, pursuant to K.S.A. 12-l 796(e), more than thirty (30) days have passed since the September 3, 2026, public hearing;

WHEREAS, the governing body of the Unified Government, having considered and reviewed the proposed SSMID, finds that the establishment of the proposed SSMID is advisable and in the best interest of the city of Kansas City, Kansas.

NOW, THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS, AS FOLLOWS:

Section 1. Establishment. The Board of Commissioners of the Unified Government of Wyandotte County/Kansas City, Kansas, having considered and reviewed the proposed SSMID, hereby approves and establishes the Downtown Kansas City, Kansas Self-Supported Municipal Improvement District (the "SSMID") as provided by K.S.A. 12-1794, et seq.

Section 2. Boundaries. The boundaries of the SSMID are set forth in the legal description contained in Exhibit I attached to this Ordinance.

Section 3. Purpose. The purpose of the SSMID is to provide improvements and services as allowed by law, within and for the benefit of the SSMID, including, but not limited to, safety services, maintenance services, landscape enhancements, marketing and promotions, program management and reserve funds for the SSMID.

Section 4. Term. The term of the existence of the SSMID shall be from the January 1, 2027, and terminating on December 31, 2036, unless sooner dissolved pursuant to K.S.A. 12-1799.

Section 5. Taxes. The maximum combined rate of ad valorem tax for both services and operations which may be levied upon the property within the SSMID shall not exceed 11.000 mills per annum.

Section 6. Powers. The SSMID shall be a body corporate and politic and shall be vested with all the power and authority necessary to effectuate the purposes of the Self-Supported Municipal Improvement District Act, K.S.A 12-1794, et seq., including without limitation the power to levy taxes, to order and authorize services and improvements for the SSMID, to issue bonds, and to acquire real and personal property.

Section 7. Governing Body. The governing body of the Unified Government shall be the governing body of the SSMID. The officers of the Unified Government shall be the officers of the SSMID as appropriate and shall have such duties and authority as provided by law and directed by the governing body of the SSMID.

Section 8. Advisory Board. The governing body of the Unified Government does hereby establish and create an Advisory Board for the SSMID. The Advisory Board shall consist of eleven (11) voting members, and shall be appointed and replaced pursuant to Division 1 of Article VIII of Chapter 2 of the Kansas City, Kansas Code of Ordinances (Section 2-381 *et seq*.) The terms of the current Advisory Board members shall carry over and continue at the start of the new SSMID term on January 1, 2027.

Section 9. Advisory Board Duties. The Advisory Board shall make recommendations to the governing body on assessments, budgets, and policies for the SSMID, the programs, improvements and services to be provided by or for the SSMID, and any amendment, modification, or addition to the Business Plan.

Not later than May 15 of each year, the Advisory Board shall submit to the governing body a report on the SSMlD's activities and a proposed budget to accomplish the objectives of the SSMID. Additionally, the Advisory Board shall submit an official recommendation to the governing body each year before the annual levy of taxes is made pursuant to K.S.A. 12-17,102(b).

No improvements or services for the SSMID shall be ordered or authorized by the governing body without compliance with the public hearing requirements of K.S.A. 12-17,101a. Prior to any such public hearing by the governing body and before authorizing or ordering any improvements or services that are to be paid for from the budget of the SSMID, the recommendation of the Advisory Board shall be obtained. Such recommendation shall specifically include the information required by K.S.A. 12-17,101a. To the extent permitted by law, if the information required by K.S.A. 12-17,101a is submitted for consideration during the public hearing on the SSMID's annual budget, such hearing shall be deemed to satisfy the public hearing requirements of K.S.A. 12-17,101a with respect to any improvements or services proposed to be paid for within the next budgetary year.

Section 10. Fiscal Agent for SSMID. The Unified Government shall issue a Request for Proposals ("RFP") for a consultant to serve as the fiscal agent and contracting entity for the SSMID. The fiscal agent shall be responsible for making all purchases of improvements and services necessary for the SSMID, and shall be responsible for providing statements of incomes and expenses for the SSMID. Such consultant shall be chosen pursuant to the RFP process set forth in the Unified Government's Procurement Code, 29-152, *et seq.*

Section 11. The Mayor/CEO, County Administrator and other officials and employees of the Unified Government are hereby further authorized and directed to take such other actions as may be appropriate or desirable to accomplish the purposes of this Ordinance.

Section 12. This ordinance shall be in full force and take effect from and after its passage, approval, and publication in *The Wyandotte Echo*.

ADOPTED BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS 15th DAY OF OCTOBER, 2026.

____
Christal E. Watson, Mayor/CEO

Attest:

____
Monica Sparks, Unified Government Clerk

Approved as to Form:

____
Angela J. Lawson, Chief Counsel

2026 SSMID Timeline

June 29 ED/F

2026

June 4, 2026

SSMID Board recommended that the BOC renew SSMID for 10 years

June 29 ED/F

July 16 BOC

2026

July 16, 2026

BOC adopts R-__-26, setting the public hearing for Sept. 3, 2026, and with 3 publication dates:

August 6

August 13

August 20 (last pub must be no more than 2 weeks nor less than 1 week before public hearing)

2026

August 10, 2026

City Planning Commission deems the district is consistent with the comprehensive plan and notifies BOC

R-__-26 mailed to all property owners more than 15 days before the public hearing (by Aug 19)

2026

Sept. 3, 2026

Public hearing in BOC on SSMID

2026

Oct. 15, 2026

More than 30 days after public hearing, BOC adopts O-__-26, creating the SSMID for a term of 1/1/27 to 12/31/36

Tracking ID: 21710

Report to
Board of Commissioners

MEETING DATE	PRESENTER	DEPARTMENT
	Chelsee Chism, Director cchism@wycokck.org X8046	Economic Development

AGENDA ITEM #9.2.
RESOLUTION: CREATE REINVESTMENT HOUSING INCENTIVE DISTRICT (RHID) POLICY
BACKGROUND
RECOMMENDATION
Approve
BUDGET IMPACTS / FINANCIAL CONSIDERATIONS
N/A
LEGAL/ POLICY CONSIDERATIONS
ATTACHMENTS
Resolution Approving RHID Policy, RHID Policy , RHID policy 6.29.26

Approved by Mayor/Administrator to add to agenda.

RESOLUTION NO. _____________

A RESOLUTION ADOPTING A REINVESTMENT HOUSING INCENTIVE DISTRICT POLICY

WHEREAS, the State of Kansas has provided for the Kansas Reinvestment Housing Incentive District Act in K.S.A. 12-5241 – 12-5256; and

WHEREAS, the Act is designed to aid developers in building housing in communities by assisting in the financing of public infrastructure improvements; and

WHEREAS, based on the Countywide Market Analysis performed for Wyandotte County in September 2023, the County is projected to have a housing shortfall of 6,000 units by the year 2030; and

WHEREAS, the Unified Government would benefit by adopting a policy that would allow for clear and concise uniform application of the strategic use of this incentive.

NOW, THEREFORE BE IT RESOLVED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/ KANSAS CITY, KANSAS:

1. The proposed Reinvestment Housing Incentive District Policy is hereby adopted.

2. The County Administrator, and the Unified Government's other officers, agents, and employees are hereby authorized and directed to take such further action, and execute such other documents, certificates, and instruments, as may be necessary or desirable to carry out and comply with the intent of this Resolution.

3. This Resolution will take effect and be in full force from and after its passage by the Board of Commissioners.

ADOPTED BY THE BOARD OF COMMISSIONERS OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS, THIS _________ DAY OF JULY 2026.

____
Crystal E. Watson, Mayor/CEO

Attest:

____
Monica Sparks
Unified Government Clerk

Approved as to form:

____
Wendy M. Green
Deputy Chief Counsel

Reinvestment Housing Incentive District Policy (RHID)

Approved: 07/18/2026

Commission Resolution: 2026 - __

Table of Contents

Reinvestment Housing Incentive District Policy

Section 1 - Authority

(A) This policy is adopted pursuant to the Kansas Reinvestment Housing Incentive District Act (K.S.A. 12-5241 through K.S.A. 12-5256, as amended), for the purpose of establishing local standards governing the consideration and approval of Reinvestment Housing Incentive Districts (RHID) within the City of Kansas City, Kansas ("City").

Section 2 - Purpose

(A) The purpose of the RHID program is to encourage the construction, redevelopment, and rehabilitation of residential housing and supporting public infrastructure in a manner that addresses local housing shortages, advances Commission goals, strengthens the local tax base, supports housing opportunities, promotes reinvestment, and provides a measurable public benefit.

Section 3 - Eligible Projects

(A) Eligible RHID projects may include single-family residential development, multi-family residential development, duplexes, townhomes, mixed residential developments, upper-story residential redevelopment, infill residential development, existing lot residential construction or renovation, and redevelopment projects involving obsolete or underutilized property.

(B) Eligible projects may include the renovation or conversion of upper-story areas within buildings more than 25 years old for residential use where authorized under Kansas law. Eligible projects may also include residential construction or redevelopment located on existing lots served by existing infrastructure or within previously improved areas.

(C) Mixed-use developments may be considered eligible when the primary purpose of the project is residential housing development and when commercial components are secondary and supportive to the residential use. Projects primarily consisting of commercial development shall not be eligible unless otherwise authorized by state law.

(D) Projects shall be consistent with infrastructure capacity planning, and applicable zoning and land use regulations.

(E) Pursuant to applicable Kansas law, the City may designate no more than 100 for-sale housing units or 100 rental housing units within a calendar year unless otherwise authorized by state statute. No individual RHID project shall exceed 50 housing units per year unless otherwise authorized by state law. Multi-phase residential developments may be considered eligible provided each phase complies with applicable statutory requirements and approved development agreements.

Section 4 - Ineligible Projects

(A) Projects shall generally be considered ineligible for RHID assistance when the applicant fails to demonstrate financial feasibility, lacks sufficient site control, has unresolved code violations or delinquent taxes, or proposes development primarily for speculative land holding purposes. Projects that fail to demonstrate a measurable public benefit or that are inconsistent with the intent and objectives of the RHID program may also be determined ineligible.

(B) Projects consisting primarily of commercial or non-residential development shall not be eligible for RHID assistance unless otherwise specifically authorized under Kansas law. Projects in which commercial uses constitute the primary component of the development, or in which proposed improvements are not primarily residential in character, shall likewise be considered ineligible.

(C) Projects in which the average residence size exceeds 1,650 square feet, where such limitation is required by state law, shall be considered ineligible. Projects building more than 50 housing units within a calendar year, where such limitation is required by state law, shall also be considered ineligible.

(D) Upper-story redevelopment projects involving buildings less than 25 years old, or projects in which the proposed improvements are primarily commercial rather than residential, shall not qualify for RHID assistance.

(E) Residential redevelopment projects located in areas where supporting infrastructure is less than 10 years old shall generally be considered ineligible unless otherwise authorized under Kansas law.

(F) The Governing Body reserves the authority to determine whether a proposed project satisfies the intent, objectives, and statutory requirements of the RHID program and this policy.

Section 5 - Housing Need Findings

(A) The Unified Government's 2023 Wyandotte County Housing Market Analysis shall serve as the official Housing Needs Analysis for purposes of the Reinvestment Housing Incentive District (RHID) program.

(B) Based upon the findings of the Housing Market Analysis, the Unified Government finds that housing production within Wyandotte County has not kept pace with regional housing demand, resulting in continued pressure on housing availability and affordability. The Unified Government further finds that rental housing costs have increased significantly over time, development patterns within the community remain geographically imbalanced, and there is a lack of modern and diverse housing product types necessary to support the current and future housing needs of the community.

(C) The Unified Government further finds that these conditions negatively impact housing availability, neighborhood stability, workforce attraction and retention, economic competitiveness, and long-term community growth.

(D) The RHID program shall be utilized to encourage residential housing development, redevelopment, reinvestment, and public infrastructure improvements intended to address the housing conditions identified within the Housing Market Analysis and advance the housing and redevelopment goals of the Unified Government.

Section 6 - Public Benefit

(A) All projects requesting RHID assistance shall demonstrate a measurable public benefit consistent with the purposes of the Kansas Reinvestment Housing Incentive District Act and the goals of the City. Applicants shall provide sufficient information demonstrating that the proposed project advances residential housing development or redevelopment objectives and that the anticipated public benefits justify the use of public incentives.

(B) Public benefits may include, but shall not be limited to, the expansion of housing supply, redevelopment of underutilized property, reinvestment within existing neighborhoods, utilization of existing infrastructure, neighborhood stabilization, infrastructure improvements supporting residential development, and expansion of the local tax base.

(C) Projects shall demonstrate that RHID assistance is reasonably necessary to support project feasibility and that the proposed public investment supports a legitimate public purpose authorized under Kansas law. The Governing Body may consider the overall economic impact of the project, consistency with adopted plans and housing goals, long-term community benefit, and the extent to which the project addresses identified housing needs or redevelopment objectives.

(D) The Governing Body reserves the authority to determine whether a proposed project provides sufficient public benefit to justify RHID assistance and whether the project satisfies the intent and objectives of this policy and applicable Kansas law.

Section 7 - Financial Standards

(A) Applicants shall provide a comprehensive feasibility analysis identifying all project costs, funding sources, projected revenues, financing assumptions, and other information necessary to evaluate the financial viability of the proposed project. Applicants shall disclose all public and private funding sources associated with the project, including all requested local, state, federal, and private financing assistance.

(B) Applicants shall demonstrate that the project is not financially feasible without RHID assistance or that the project would not occur in substantially the same manner or timeframe without the requested incentive. RHID assistance shall be limited to the minimum amount reasonably necessary to address demonstrated financial gaps and support project feasibility.

(C) All financial projections, market assumptions, construction estimates, revenue projections, and operating assumptions shall utilize reasonable and supportable methodologies acceptable to the City. The City may require independent financial review, market analysis, cost verification, underwriting analysis, engineering review, or other third-party consultant review at the applicant's expense as necessary to evaluate project feasibility and financial risk.

(D) RHID assistance shall be limited to eligible project costs authorized under Kansas law and approved by the Governing Body. The City reserves the authority to establish reimbursement limitations, financing conditions, performance requirements, repayment terms, reimbursement schedules, or incentive caps as part of any development agreement.

(E) RHID assistance may be approved for up to seventy-five percent (75%) of eligible project costs for a term not to exceed twenty-five (25) years, consistent with applicable Kansas law. The preference of the City is for RHID assistance to remain at or below sixty percent (60%) of eligible project costs and for reimbursement terms to remain at or below twenty (20) years unless extraordinary public benefits or unique project circumstances justify additional assistance as determined by the Governing Body.

(F) The preference of the City is for RHID reimbursement to occur on a Pay-As-You-Go (PAYGO) basis. Bond financing or other financing mechanisms authorized under Kansas law may be considered when necessary to support project feasibility, public infrastructure delivery, or other public purposes authorized by the Governing Body.

(G) RHID assistance shall be subject to a maximum reimbursement amount established within the approved development agreement. The development agreement shall identify the maximum amount of RHID revenues eligible for reimbursement to the project. Should the approved reimbursement amount be reached prior to the expiration of the approved reimbursement term, the RHID reimbursement obligation shall terminate upon satisfaction of the approved maximum reimbursement amount.

(H) The City may require minimum developer equity contributions, financial guarantees, letters of credit, completion assurances, personal guarantees, reserve requirements, or other security measures necessary to reduce public financial risk and ensure project completion.

Section 8 - Developer Qualifications

(A) Applicants and development entities requesting RHID assistance shall demonstrate the financial, managerial, and organizational capacity necessary to successfully complete, operate, and maintain the proposed project.

(B) The City may evaluate the qualifications and capabilities of the applicant, development team, ownership entities, contractors, and affiliated parties when determining whether a project satisfies the objectives of this policy and applicable Kansas law.

(C) In evaluating developer qualifications, the City may consider factors including, but not limited to, prior development experience, successful completion of comparable projects, financial capacity, project management capability, history of compliance with development agreements or public incentive programs, litigation history, bankruptcy history, unresolved code violations, delinquent taxes, and overall reputation and track record associated with prior development activity.

(D) Separate evaluation criteria may be applied based upon positive or negative developer reputations, prior performance, demonstrated experience, financial stability, or prior compliance history with public incentive programs or development agreements.

(E) Applicants shall disclose ownership information, development partners, affiliated entities, pending litigation materially affecting the project, and any prior defaults associated with public financing, public incentives, or development agreements.

(F) The City may require financial statements, organizational documents, evidence of financing commitments, construction schedules, project references, market studies, cost estimates, operating pro formas, or other documentation reasonably necessary to evaluate developer qualifications and project feasibility.

(G) The City reserves the authority to require performance guarantees, completion assurances, letters of credit, personal guarantees, reserve requirements, reimbursement conditions, or other financial security measures necessary to reduce public financial risk and ensure project completion.

(H) Applicants shall continue to comply with all applicable development agreements, reporting obligations, financial commitments, and performance requirements throughout the duration of the RHID district and any associated reimbursement period.

(I) The Governing Body reserves the authority to deny, modify, suspend, terminate, or recapture RHID assistance when an applicant or project fails to maintain compliance with approved agreements, financial obligations, performance requirements, or other conditions associated with RHID approval.

(J) The Governing Body reserves the authority to determine whether an applicant possesses the qualifications, experience, financial capacity, and overall capability necessary to successfully complete and operate the proposed project in a manner consistent with the intent and objectives of this policy.

Section 9 - Applications

(A) The RHID Application Filing Fee is $2,500.

(B) RHID Applications must be received no later than sixty (60) days prior to Committee consideration.

Section 10 - Development Agreements

(A) All approved RHID projects shall be governed by a written development agreement approved by the Governing Body. No RHID assistance, reimbursement, or financing authorization shall occur until all required agreements and supporting documents have been fully executed.

(B) The development agreement shall establish the rights, responsibilities, obligations, and performance requirements of the applicant and the City and may include provisions related to project scope, approved land uses, construction schedules, project timelines, reimbursement procedures, reporting requirements, infrastructure obligations, and other conditions necessary to protect the public interest.

(C) Development agreements may establish project milestones, completion deadlines, occupancy requirements, infrastructure completion standards, reimbursement conditions, and other performance measures necessary to ensure timely project completion and continued compliance with approved project plans.

(D) The development agreement may require documentation sufficient to verify reimbursable expenses and compliance with eligible cost requirements authorized under Kansas law.

(E) Applicants shall remain subject to ongoing compliance review throughout the duration of the RHID district and any reimbursement period. The City reserves the authority to review project performance, financial information, construction progress, operating conditions, and compliance with all approved agreements and obligations.

(F) Development agreements shall contain provisions addressing amendment procedures, default, noncompliance, suspension, termination, repayment obligations, recapture remedies, and other enforcement measures deemed necessary by the City to protect the public interest.

(G) Material changes to an approved project, financing structure, development plan, ownership structure, or reimbursement request may require amendment of the development agreement and additional approval by the Governing Body.

(H) RHID approvals and development agreements may expire if substantial progress toward project commencement or completion is not achieved within timelines established by the development agreement or approved by the Governing Body.

Section 11 - Eligible Costs

(A) RHID assistance shall be limited to eligible project costs authorized under the Kansas Reinvestment Housing Incentive District Act, including K.S.A. 12-5249, and approved by the Governing Body.

(B) Eligible costs may include public infrastructure improvements and public improvements necessary to support approved residential housing development or redevelopment projects, including streets, sidewalks, curbs, gutters, water systems, sanitary sewer systems, stormwater improvements, drainage facilities, utility improvements, site preparation, grading, lighting, and other improvements authorized under Kansas law.

(C) Eligible costs may also include authorized residential redevelopment costs associated with upper-story residential redevelopment projects, redevelopment of existing residential lots, renovation of qualifying older structures, and other residential redevelopment activities specifically authorized under K.S.A. 12-5249.

(D) Upper-story residential redevelopment costs may be eligible where authorized by state law for buildings more than 25 years old and where residential improvements are located on the second floor or higher within qualifying districts authorized under Kansas law.

(E) Existing lot residential redevelopment costs may be eligible where the project is located on an existing lot served by infrastructure at least 10 years old or otherwise meeting statutory eligibility requirements under K.S.A. 12-5249.

(F) All eligible costs shall be directly related to and necessary for the approved RHID project and shall comply with applicable Kansas law and the approved development agreement.

Section 12 – Development Plan Requirements

(A) Applicants seeking RHID assistance shall submit a development or redevelopment plan containing the information required under K.S.A. 12-5245.

(B) The development plan shall include, as applicable, a legal description of the proposed district boundaries, project maps, existing property uses, proposed land uses, project descriptions, proposed public improvements, estimated project costs, financing information, development schedules, ownership information, developer identification, and supporting feasibility information.

(C) The development plan shall identify proposed public and private improvements, estimated infrastructure costs, anticipated project timelines, proposed financing structures, and other information necessary to evaluate project feasibility and public benefit.

Section 13 - Evaluation

(A) In evaluating RHID applications, the City will consider the extent to which the proposed project advances the purposes of the Kansas Reinvestment Housing Incentive District Act, supports adopted housing and redevelopment goals, and provides a measurable public benefit consistent with K.S.A. 12-5244 and K.S.A. 12-5245.

(B) The Governing Body will evaluate the overall financial feasibility of the project, the reasonableness of project costs and financial assumptions, and whether the requested

RHID assistance is proportional to the anticipated public benefits associated with the project.

(C) The City will evaluate the anticipated impact of the project on the local tax base, property values, public infrastructure, municipal revenues, housing supply, neighborhood revitalization efforts, and other economic development objectives of the community.

(D) The City will consider the extent to which the proposed project supports reinvestment within existing developed areas, utilizes existing infrastructure, addresses local housing shortages, promotes housing opportunities, or redevelops underutilized property.

(E) The Governing Body will evaluate potential impacts of the project on surrounding properties, existing businesses, infrastructure systems, public services, and overall community development patterns.

(F) The City will also consider whether the proposed project would reasonably proceed in substantially the same manner or timeframe without RHID assistance and whether the requested incentive is necessary to address demonstrated financial gaps or redevelopment obstacles.

Section 14 - Authority of UG Commission

(A) The Board of Commissioners reserves the right to deviate from this policy, but not any procedure set forth in the Policy or any other procedural requirements of State law, when it considers such action to be of exceptional benefit to the Unified Government or extraordinary circumstances prevail that the Commission believes such deviation is in the best interests of the Unified Government

Reinvestment Housing Incentive District - RHID

Policy Adoption

WHY DO WE NEED RHID

Housing Needs

- Housing production has not kept pace with demand
- Housing shortfall of 6,000 units projected by 2030

Infrastructure

- Costs prevent residential development

RHID allows future property tax revenue generated by the project to help fund the infrastructure needed to make the development possible.

WHAT IS RHID

- State authorized incentive program (policy mirrors state statues)
- Similar to a TIF district
- Focused on residential housing
- Can reimburse eligible infrastructure costs
- Maximum term 25 years at 75%
    - Proposed UG Policy – 20 years at 60%
- Uses future property tax growth generated by the project to pay for infrastructure.

RHID ELIGIBLE COSTS

HOW RHID WORKS

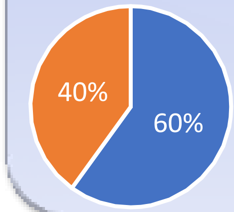
Before Development
Vacant Lots

Current Property Tax (50 lots)
$3,000 / Year (non-Land Bank lots)

- Vacant Property
- No New Housing
- No Infrastructure Improvements

During RHID Term (20 years)
Homes Built – Tax Increment Generated

Post Development Property Tax
$130,000 / Year (50 New Homes @ $300 K)



- Developer Reimbursement
- UG Share

After RHID Term
UG Receives 100% of Taxes

City Receives
$130,000 / Year (50 New Homes @ $300 K)

- RHID reimbursement has ended
- UG retains 100% of taxes
- Housing and infrastructure remain

Results:

New homes

Better Infrastructure

Stronger Community

Increased Tax Revenue

RHID PROCESS

Developer Application

- RHID Application
- Financial information
- Funding Agreement

Internal Review

- Project eligibility
- Infrastructure plan
- Feasibility study

UG & State Approval

- UG passes resolution to create RHID district
- Resolution submitted to Secretary of Commerce

Public Hearing / District Approval

- Development Agreement
- Ordinance creating district
- Development plan

Project Construction

Reimbursement

- Tax increment generated

LESSONS LEARNED FROM PREVIOUS INCENTIVES

Past challenges	What is different today?
Projects did not fully build out	Pay-as-you-go (Pay-Go) preferred
UG assumed financial risk	Developer carries financing risk
Infrastructure	Feasibility analysis required
	Developer qualifications reviewed
	RHID assistance generally limited to 20% of project costs
	Preference for 60% reimbursement rather than 75%
	Preference for 20 years rather than 25 years

HOW WILL WE EVALUATE PROJECTS

Proposed Evaluation Standards	Key questions we will ask
Financial Feasibility (But-for analysis)	Can the project proceed without RHID?
Developer qualifications	Does the developer have a successful track record? Does developer having funding or financing available to complete the project?
Public benefit	What is the population increase? Impact on housing inventory?
Infrastructure need	Are the infrastructure improvements needed?
Housing impact	Does the project address a housing need?
Tax base growth	How much does the UG receive now vs future?
Long term community benefit	Will taxpayers benefit?

HOW OTHERS ARE USING RHID

The Hutch - Topeka

- $50 million mixed-use housing development
- 192 market-rate apartments
- 2,500 SF ground-floor commercial space
- RHID approved as part of financing package
- Estimated RHID reimbursement: ~$5.8 million over 25 years
- Demonstrates RHID's use for large-scale urban infill housing projects rather than traditional subdivisions.

Union at Tower District - Topeka

- 250 income-qualified apartment units
- Affordable housing development by Annex Group
- RHID reimbursement initially requested at $7.6 million
- Final RHID agreement capped at $12 million with clawback provisions
- Illustrates RHID's ability to support workforce and affordable housing while maintaining public protections.

QUESTIONS?

RHID uses future tax revenue generated by new development to help fund the infrastructure necessary to make housing projects possible

Transforming Infrastructure Investment into Housing, Tax Base Growth, and Long-Term Community Benefit

Tracking ID: 21706

Report to
Board of Commissioners

MEETING DATE	PRESENTER	DEPARTMENT
	Shelley Kneuvean, Chief Financial Officer Chelsee Chism, Director Alyse Villarreal, Fiscal Officer skneuvean@wycokck.org, cchism@wycokck.org, avillarreal@wycokck.org x5849, X8046, x5273	Finance

AGENDA ITEM #9.3.

ORDINANCE: REMOVING PROPERTY FROM RIVERFRONT REDEVELOPMENT DISTRICT

BACKGROUND

This ordinance amends Ordinance Nos. O-47-20, O-96-20, O-60-21, and O-92-21 to correct inconsistencies between the legal descriptions and maps associated with the Riverfront Redevelopment District and its project areas. These amendments ensure that the district boundary maps and legal descriptions accurately reflect the intended boundaries.

The amendment removes a portion of the property associated with Parcel No. 901401 (American Crane & Tractor Parts Inc.) from both the Riverfront Redevelopment District boundary and Project Area 4. This removal constitutes less than a *de minimis* change and does not represent a substantial amendment to the adopted Project Plan for Project Area 4, as the property was not intended to contribute to the redevelopment district and was inadvertently included in the original legal description.
Approval of this ordinance will align the governing ordinances, maps, and legal descriptions, while formally removing the identified property from the Riverfront Redevelopment District and Project Area 4.

RECOMMENDATION

Approve

Requesting Item be added for the 7/16 Full Commission without ED&F because this is primarily administrative/correct. Requesting approval.

BUDGET IMPACTS / FINANCIAL CONSIDERATIONS

None

LEGAL/ POLICY CONSIDERATIONS

This ordinance corrects the Riverfront Redevelopment District and Project Area boundaries by aligning the legal descriptions with the adopted maps. These corrections also update the allocation of the Tax Increment Financing (TIF) district base among the project areas. Because the base value is apportioned based on the acreage within each project area, these boundary adjustments affect how the district's $164,209 base valuation is allocated and, in turn, how future TIF increment is calculated for each project area. Approval of this ordinance prior to the distribution of TIF revenues will ensure that tax increment is accurately calculated and allocated based on the corrected boundaries.

ATTACHMENTS
Ordinance Amending Riverfront TIF District (Removing Portion of PA4 and Legal Description Correction)

Approved by Mayor/Administrator to add to agenda.

(Published in ***The Wyandotte Echo*** on _______________, 2026)

ORDINANCE NO. O-____-26

AN ORDINANCE OF THE GOVERNING BODY OF UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS, REMOVING PROPERTY FROM THE EXISTING RIVERFRONT REDEVELOPMENT DISTRICT AND AMENDING ORDINANCE NOS. O-47-20, O-96-20, O-60-21, AND O-92-21.

WHEREAS, pursuant to the provisions of K.S.A. 12-1770 *et seq.*, as amended (the "Act"), the Unified Government of Wyandotte County/Kansas City, Kansas (the "UG") is authorized to establish redevelopment districts within a defined area of the UG that was designated as an enterprise zone prior to July 1, 1992 and is therefore an "eligible area" as defined in the Act;

WHEREAS, on August 13, 2020, the UG's Board of Commissioners (the "Governing Body") passed Ordinance No. O-47-20 to establish the Riverfront Redevelopment District (the "District") within defined areas of the UG that were found to be within an "enterprise zone" as defined in the Act;

WHEREAS, on August 20, 2020, Ordinance No. O-47-20 was published in *The Wyandotte Echo*;

WHEREAS, the District consists of four (4) separate project areas, including Project Area 1 (The Yards II), Project Area 2 (Levee Park), Project Area 3 (Haw Development), and Project Area 4 (Rock Island Bridge);

WHEREAS, on October 29, 2020, the Governing Body passed Ordinance No. O-96-20 to approve that certain Redevelopment Project Plan for Project Area 1 of Riverfront Redevelopment District (the "Project Area 1 Plan");

WHEREAS, on November 5, 2020, Ordinance No. O-96-20 was published in *The Wyandotte Echo*;

WHEREAS, the legal description of the District, contained in **Exhibit B** of Ordinance No. O-47-20, unintentionally omitted the legal description of the property contained in Project Area 4 (Rock Island Bridge);

WHEREAS, on May 13, 2021, the Governing Body passed Ordinance No. O-60-21 to add the missing property of Project Area 4 to the District, pursuant to K.S.A. 12-1771(e);

WHEREAS, on May 20, 2021, Ordinance No. O-60-21 was published in *The Wyandotte Echo*;

WHEREAS, on July 1, 2021, the Governing Body passed Ordinance No. O-92-21 to approve that certain Kaw Bridge Redevelopment Project Plan for Project Area 4 of Riverfront Redevelopment District (the "Project Area 4 Plan");

WHEREAS, Ordinance No. O-92-21 was published on July 8, 2021 in *The Wyandotte Echo*;

WHEREAS, the UG has identified certain inconsistencies between the maps in **Exhibit A** and the legal descriptions in **Exhibit B** of Ordinance Nos. O-60-21, O-96-20 and O-92-21, and the UG has further identified a certain portion of real property within Project Area 4 that should not be included in the District (the "Removed Property"); and

WHEREAS, the Governing Body desires to amend Ordinance Nos. O-47-20, O-60-21, O-96-20 and O-92-21 to correct the maps and legal descriptions, and remove the Removed Property from the District.

NOW, THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS:

Section 1. **Removal of Real Property**.

(a) Pursuant to K.S.A. 12-1771(g), the Governing Body hereby removes from the District (and Project Area 4) the Removed Property, as depicted on **Exhibit A** and legally described on **Exhibit B** attached hereto. The revised District (including revised Project Area 4) are depicted on **Exhibit C** and legally described on **Exhibit D** attached hereto, and are referred to herein, respectively, as the "Revised District" and the "Revised Project Area 4".

(b) The Governing Body hereby finds that (i) the Removed Property constitutes less than a de minimus amount of real property (as defined in the Act) within the District as depicted and legally described in Ordinance No. O-60-21; and (ii) removing the Removed Property from the District is not a substantial change (as defined in the Act) to the district plan adopted pursuant to Ordinance No. O-47-20.

Section 2. **Revised Map and Legal Description**. The Governing Body hereby approves the Revised District as depicted on **Exhibit C** and legally described on **Exhibit D** attached hereto and finds that the revised map and legal description are not a substantial change to the district plan adopted pursuant to Ordinance No. O-47-20.

Section 3. **Ordinances Amended**. The Governing Body hereby amends **Exhibit A** and **Exhibit B** attached to each of Ordinance Nos. O-47-20, O-60-21, O-96-20 and O-92-21 by substituting the map attached hereto as **Exhibit C** and the legal description attached hereto as **Exhibit D**.

Section 4. **Further Authorization**. The Mayor/CEO, County Administrator, and other officers, agents and employees of the UG, including special counsel, are hereby further authorized and directed to take such further actions as may be appropriate or desirable to accomplish the purpose of this Ordinance.

Section 5. **Effectiveness**. This Ordinance shall take effect and be in force from and after its passage and publication as provided by law.

[Remainder of page intentionally blank; signature page and exhibits follow.]

PASSED BY THE UNIFIED GOVERNMENT BOARD OF COMMISSIONERS ON _______________, 2026.

____
Christal E. Watson, Mayor/CEO

(SEAL)

____
Monica L. Sparks, Unified Government Clerk

Approved as to form:

____
Angela J. Lawson, Office of Chief Counsel

EXHIBIT A

MAP OF REMOVED PROPERTY

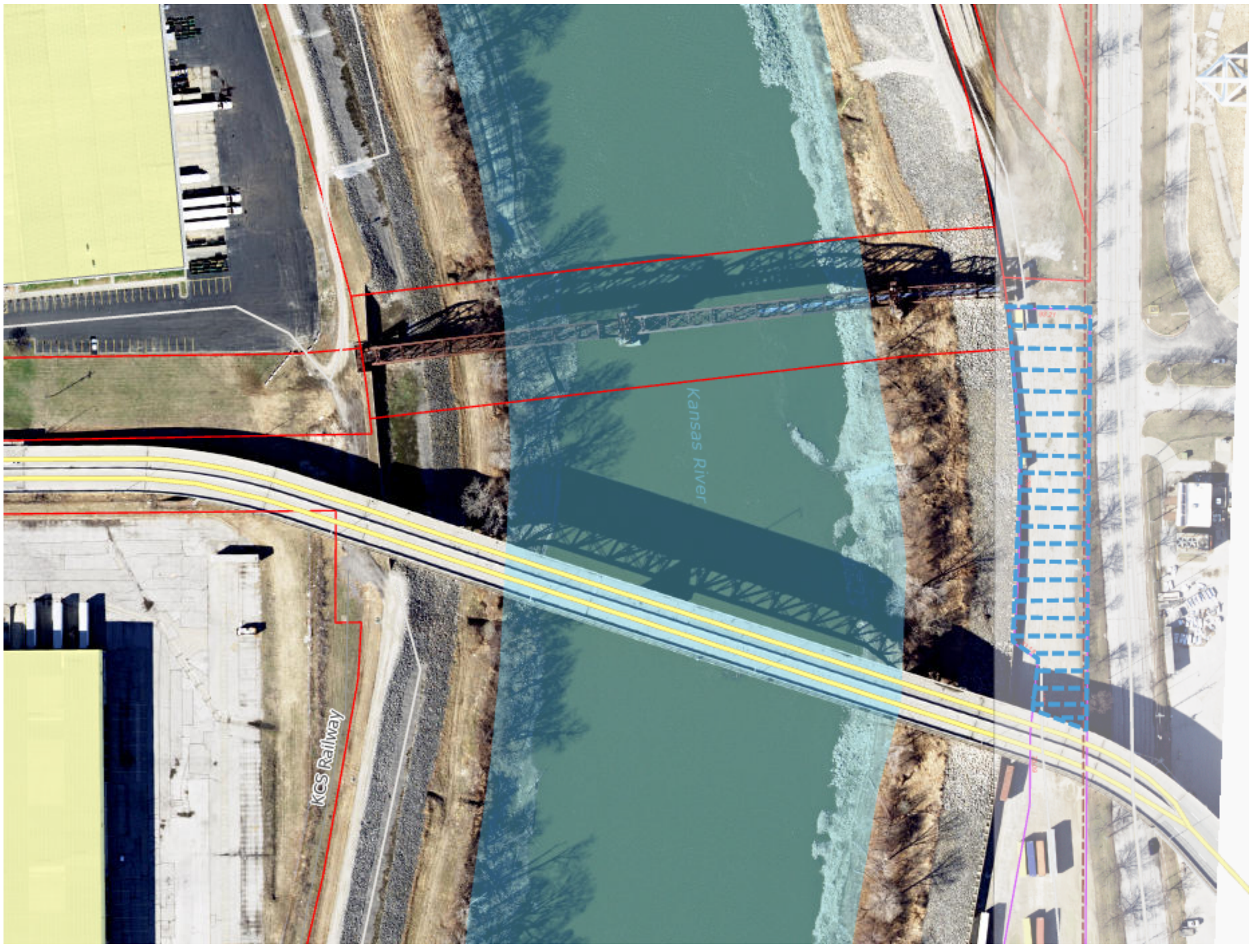


Exhibit A

EXHIBIT B

LEGAL DESCRIPTION OF REMOVED PROPERTY

A Tract of land in the Southeast Quarter of Fractional Section 14, Township 11 South, Range 25 East, of the Sixth Principal Meridian in Kansas City, Wyandotte County, Kansas, said Tract being more particularly described as follows:

(Note: For course orientation the bearings in this description are based on Grid North, Kansas State Plane Coordinate System, North Zone, NAD83, on the State Line between Kansas and Missouri in the Northwest Quarter of Section 7, Township 49 North, Range 33 West, of the Fifth Principal Meridian having a bearing of South 1° 56' 53" East.)

COMMENCING at the Northwest corner of Section 7, Township 49 North, Range 33 West, of the Fifth Principal Meridian, monumented by a 1/2-inch reinforcing rod with a 3-inch disk, on the State Line between Kansas and Missouri;

Thence South 1° 56' 53" East, 884.20 feet, on said State Line and the East line of said Southeast Quarter of Fractional Section 14, to the POINT OF BEGINNING of said Tract herein described;

Thence South 1° 56' 53" East, 474.97 feet, on said State Line and said East line, to its intersection with a point below the North face of the Kansas Avenue bridge over the Kansas River;

Thence North 74° 12' 00" West, 92.55 feet, along said North face, to a point on the East Harbor Line of the Kansas River, and the beginning of a non-tangent curve, concave to the West, having a radius of 1910.08 feet;

Thence Northerly on said East Harbor line and on said curve to the left, an arc length of 451.55 feet, said curve having a chord bearing North 2° 41' 54" West, a chord distance of 450.50 feet;

Thence South 89°41'27" East, 94.12 feet, the POINT OF BEGINNING, Said tract containing 38,098 square feet or 0.8746 acres more or less.

EXHIBIT C

MAP OF REVISED DISTRICT

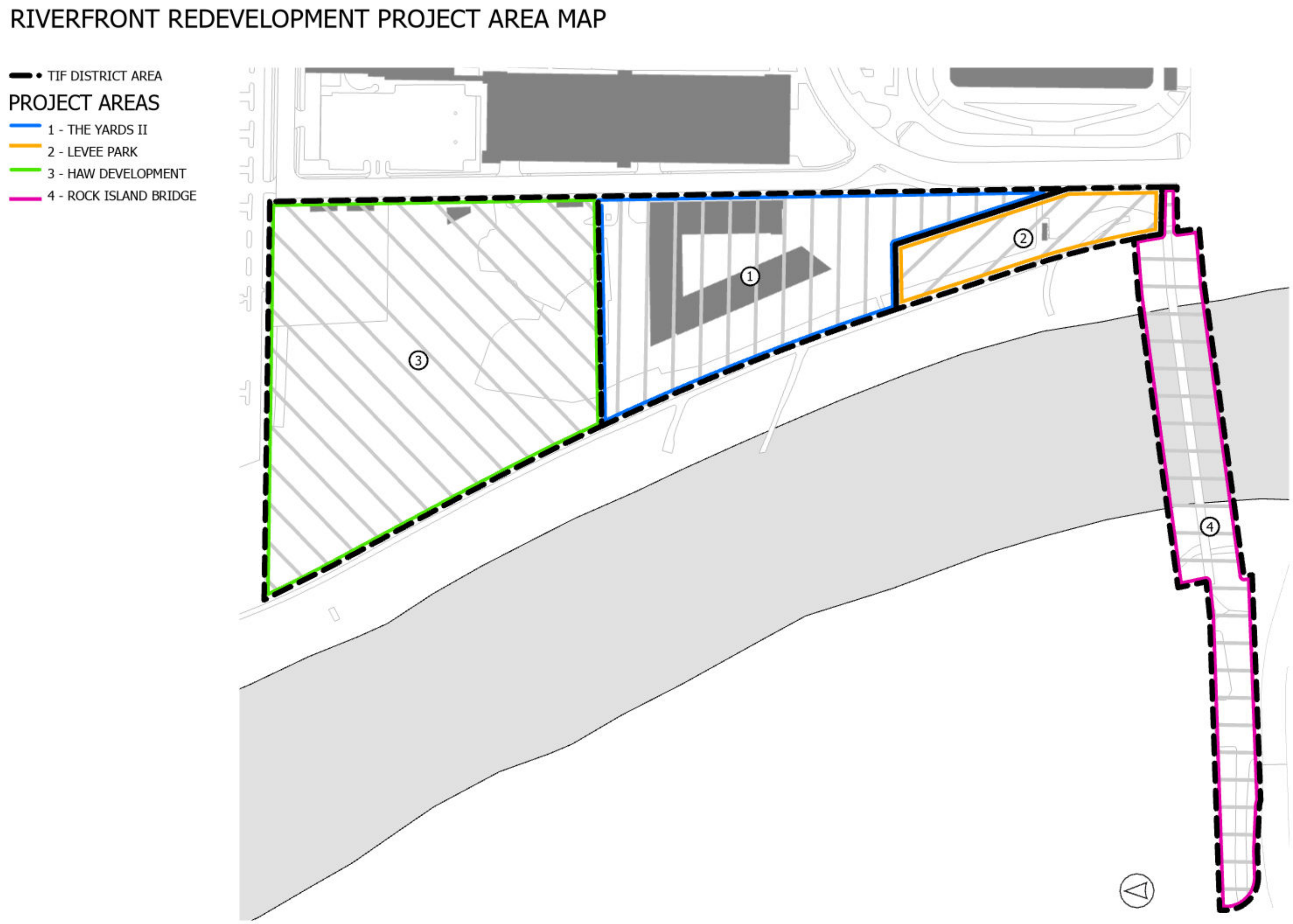


Exhibit C

EXHIBIT D

LEGAL DESCRIPTION OF REVISED DISTRICT

Project Area 1 – Yards II

Parcel 42600 (400 State Line Road)
Lot 1, The Helm, a subdivision of Part of Fractional Section 14, Township 11 South, Range 25 East of the Sixth Principal Meridian in Kansas City, Wyandotte County, Kansas.

And

Parcel 426004 (390 State Line Road)
Tract C, The Helm, a subdivision of a portion of Lot 1 of Fractional Section 14, Township 11 South, Range 25 East of the Sixth Principal Meridian in Kansas City, Wyandotte County, Kansas.

Project Area 2 – Levee Park

Parcel 426005 (550 State Line Road)
Tract D, The Helm, a subdivision of a portion of Lot 1 of Fractional Section 14, Township 11 South, Range 25 East of the Sixth Principal Meridian in Kansas City, Wyandotte County, Kansas.

And

Parcel 426001 (500 State Line Road)
Lot 2, The Helm, a subdivision of a portion of Lot 1 of Fractional Section 14, Township 11 South, Range 25 East of the Sixth Principal Meridian in Kansas City, Wyandotte County, Kansas.

Project Area 3 – Haw Development

Parcel 426002 (300 State Line Road)
Tract A, The Helm, a subdivision of a portion of Lot 1 of Fractional Section 14, Township 11 South, Range 25 East of the Sixth Principal Meridian in Kansas City, Wyandotte County, Kansas.

And

Parcel 426003 (240 State Line Road)
Tract B, The Helm, a subdivision of a portion of Lot 1 of Fractional Section 14, Township 11 South, Range 25 East of the Sixth Principal Meridian in Kansas City, Wyandotte County, Kansas.

Project Area 4 – Rock Island Bridge

Parcel 258200 (557 River Park Drive)
Lot 1A, River Park, a subdivision of land in Kansas City, Wyandotte County, Kansas.

And

Parcel 426700 (0 Kansas Avenue)
Lot 1, Final Plat of Rock Island Bridge on Kaw, Part of Fractional Section 14, Township 11 South, Range 25 East, a subdivision in Kansas City, Wyandotte County, Kansas.

And

Unnumbered Parcel (adjacent parcel east of Parcel 426700)
A tract of land in Fractional Section 14, Township 11 South, Range 25 East of the 6th Principal Meridian in Kansas City, Wyandotte County, Kansas. Said tract being the same as transferred by a Quit Claim Deed from the Stockyards Preservation Company to the City of Kansas City, Missouri as recorded in Book 3324 at Page 102 at the Register of Deeds Office in Wyandotte County, Kansas. Said parcel being more particularly described by Steven C Shafer, PLS 852, with BHC, CLS 175, by metes and bounds as follows:

(Note: For course orientation the bearings in this description are based on Grid North Kansas State Plane Coordinate System North Zone, the State Line between Kansas and Missouri in the Northwest Quarter of Section 7, Township 49 North, Range 33 West of the 5th Principal Meridian having a bearing of South 1°56'53" East.)

Commencing at the Northwest corner of Fractional Section 7, Township 49 North, Range 33 West, of the 5th Principal Meridian, monumented by a reinforcing bar and disk on the State Line between Kansas and Missouri;

Thence South 01°56'53" East, 854.18 feet, on said State Line, to a point on the North Right of Way line of the Chicago, Rock Island and Pacific Railroad and the Point of Beginning of said tract;

Thence South 01°56'53" East, 30.02 feet, on said State Line, to a point on the South Right of Way line of said railroad and the South line of said Quit Claim Deed in Book 3324 at Page 102;

Thence North 89°41'27" West, 94.12 feet, on the South Right of Way line of said railroad, to a point the Easterly U.S Harbor Line for the Kaw River and the Easterly line of the description of Tract A;

Thence Northerly on said U.S. Harbor Line, on a curve concave to the West, having a radius of 1910.08 feet, an arc distance of 30.49 feet, said curve having a chord bearing North 09°55'42" West, 30.49 feet;

Thence South 89°41'27" East, 98.36 feet, on the North Right of Way line of said railroad and said Quit Claim Deed, to the Point of Beginning;

Said tract containing 2,887 square feet or 0.0663 acres more or less. Subject to all easements and restrictions of record.

Tracking ID: 21549

Report to
Board of Commissioners

MEETING DATE	PRESENTER	DEPARTMENT
	Troy Shaw, County Engineer/ Director of Public Works tshaw@wycokck.org x5416	Public Works

AGENDA ITEM #9.4.

RESOLUTION: 5-YEAR SOLID WASTE MANAGEMENT PLAN

BACKGROUND

The Public Works Department, Solid Waste Division, will present the 5-Year Solid Waste Management Plan. This plan is required by the Kansas Department of Health and Environment and is updated every five years, with an annual review conducted to ensure continued compliance and effectiveness.

The plan was originally due on May 24; however, an extension was granted through the end of June. The delay was due to the transition in administration and the need to establish a new committee.

RECOMMENDATION

Approve
Fast Track

Request to fast track for approval.

BUDGET IMPACTS / FINANCIAL CONSIDERATIONS

N/A

LEGAL/ POLICY CONSIDERATIONS

ATTACHMENTS

five-year plan reso, UG 2026 SWMP_Final_05.11.26, UG_SWMP_Presentation_2026

Approved by Mayor/Administrator to add to agenda.

RESOLUTION NO. ______________________

WHEREAS, the Solid Waste Management Committee (the "Committee") was created as required by state statute, K.S.A. 65-3405, by Resolution No. R-94-03, adopted by the Unified Government Board of Commissioners November 6, 2003, and codified at Section 2-511, et seq.; and

WHEREAS, state statute requires the Committee to (1) be responsible for the preparation of the solid waste management plan of the county, (2) review the plan at least annually, and (3) provide to the county commissioners a report containing the results of the annual plan reviews, including recommendations for revisions to the plan; and

WHEREAS, state statute requires that every five years the annual review of the solid waste management plan the Committee shall comprehensively evaluate the adequacy of the plan with respect to the criteria established in the statute, and

WHEREAS, the Wyandotte County Solid Waste Management Plan (the "Plan") was last updated in 2020; and

WHEREAS, the Committee met on May 21, 2026, and voted to make revisions to the 2020 plan and to approve and accept the 2026 Solid Waste Management Plan as revised; and

WHEREAS, the Board of Commissioners wishes to adopt the 2026 Solid Waste Management Plan as revised and recommended by the Committee.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THAT:

The Board of Commissioners hereby accepts and adopts the 2026 Solid Waste Management Annual Plan as revised and approved by the Wyandotte County Solid Waste Management Committee.

ADOPTED BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS THIS ___ DAY OF ___________, 2026.

____

Christal E. Watson, Mayor/CEO

ATTEST:

Unified Government Clerk

Approved as to Form:

Angela Lawson
Chief Counsel

UNIFIED GOVERNMENT OF WYANDOTTE COUNTY AND KANSAS CITY, KS

Solid Waste Management Plan, 2026

Solid Waste Management Plan Update

Project No. 191696
Revision 1
May 11, 2026

Contents

Figures

Tables

List of Abbreviations

Abbreviation	Term/Phrase/Name
ACS	American Community Survey
BOC	Unified Government Board of Commissioners
Burns & McDonnell	Burns & McDonnell Engineering Company, Inc.
C&D	Construction and Demolition
CAA	Clean Air Act
CERCLA	Comprehensive Environmental Response, Compensation and Liability Act
CFC	Chlorofluorocarbon
County	Wyandotte County, Kansas
CY	Cubic yards
EPR	Extended Producer Responsibility
EREF	Environmental Research & Education Foundation
HHW	Household Hazardous Waste
IRA	Inflation Reduction Act
JCDHE	Johnson County Department of Health and Environment
K.A.R.	Kansas Administrative Regulations
K.S.A.	Kansas Statutes Annotated
KCK	Kansas City, Kansas
KCMO	Kansas City, Missouri
KDHE	Kansas Department of Health and Environment
LEED	Leadership in Energy and Environmental Design
MARC	Mid-America Regional Council
MOU	Memorandum of Understanding
MRF	Material Recovery Facility
MSW	Municipal Solid Waste
OSWER	Office of Solid Waste Emergency Response
PAYT	Pay-as-You-Throw
PCB	Polychlorinated biphenyl
PCC	Post-Closure Care
PFAS	Per- and Polyfluoroalkyl Substances
PPP	Paper and Packaging Products

Abbreviation	Term/Phrase/Name
RCRA	Resource Conservation & Recovery Act
SARA	Superfund Amendments and Reauthorization Act of 1986
SMM	Sustainable Materials Management
SMP	Secondary Materials Pricing
SWDA	Solid Waste Disposal Act
SWIFR	Solid Waste Infrastructure for Recycling
SWMC	Solid Waste Management Committee
SWMP	Solid Waste Management Plan
TRP	The Recycling Partnership
U.S. EPA	United States Environmental Protection Agency
Unified Government	Unified Government of Wyandotte County/Kansas City, Kansas
USDA	U.S. Department of Agriculture and Food and Drug Administration
WARM	Waste Reduction Model

Executive Summary

PURPOSE

The Unified Government of Wyandotte County and Kansas City, Kansas (Unified Government) has prepared this Solid Waste Management Plan (SWMP) to establish a strategic framework for managing the solid waste generated within Wyandotte County (County). As the County anticipates continued growth in population and economic development, this SWMP provides a guide for evaluating existing solid waste and recycling systems, assessing future needs, and identifying practical strategies for a safe, efficient, and environmentally responsible materials management system. This SWMP update fulfills the Kansas Department of Health and Environment (KDHE) requirement for a comprehensive review and update every 5 years and sets a course for the next planning period.

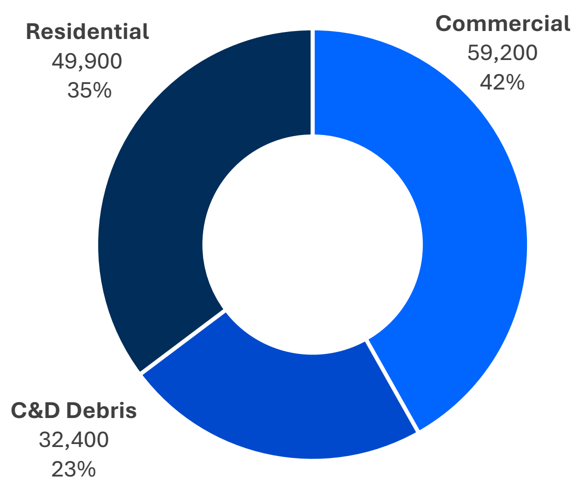
COMMUNITY ENGAGEMENT

The Unified Government developed the SWMP with guidance from the Solid Waste Management Committee (SWMC). Committee members include representatives from the Unified Government Board of Commissioners (BOC), Cities of Bonner Springs, Edwardsville, and Kansas City (KCK), and the solid waste private sector.

GENERATION

In 2024, the County generated an estimated 141,600 tons of solid waste. This includes approximately 109,100 tons of municipal solid waste (MSW) from residential and commercial sources and an estimated 32,400 tons of C&D, as shown in ES 1. The residential sector, which generated about 49,900 tons of MSW in 2024, has a recycling rate of 4.1 percent, significantly below the national average of 32 percent. A waste characterization study that evaluated the County's waste indicates that a large portion of landfilled materials, particularly paper, food waste, and plastics, have the potential for diversion.

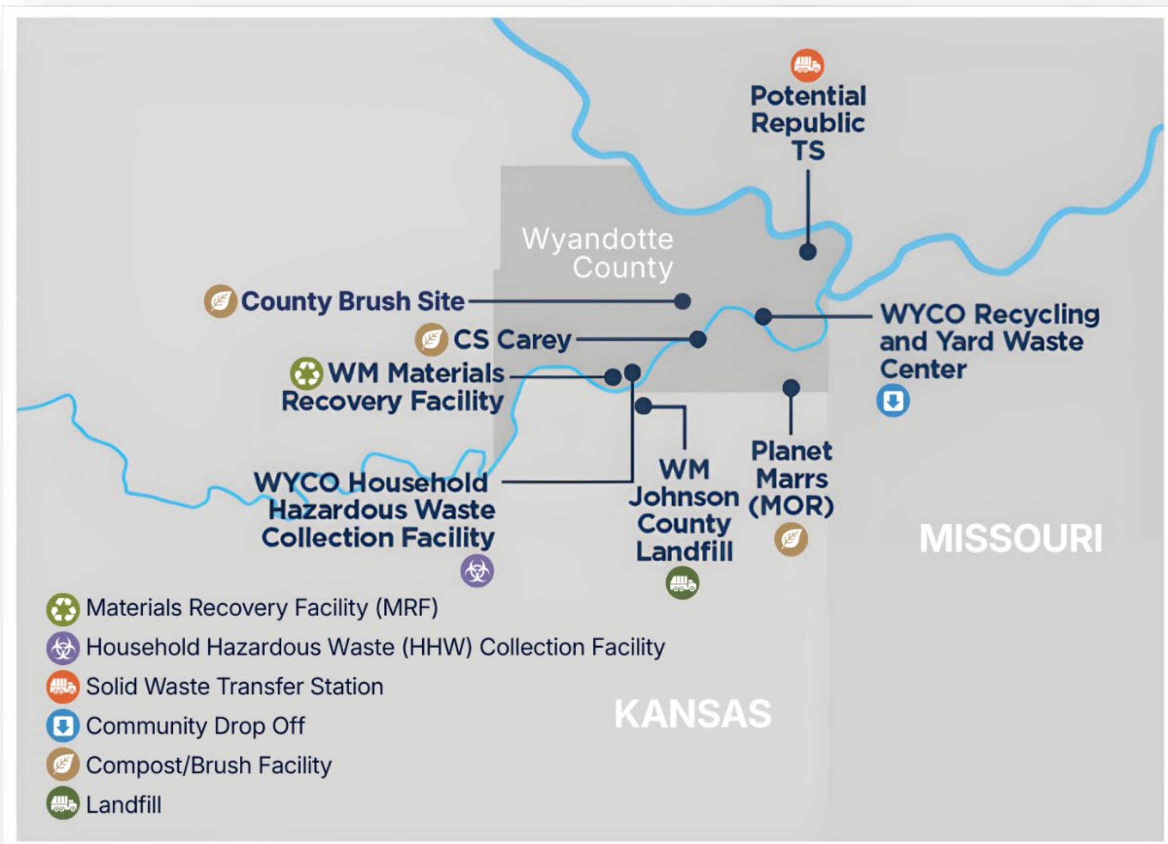
ES-1: Solid Waste Generation by Sector (Tons), 2024



FACILITIES & PROGRAMS

The County relies on a network of regional facilities for disposal and processing, including MSW landfills, construction and demolition (C&D) landfills, material recovery facilities (MRFs), and organics processors, as there are no active landfills within the County. The City of Kansas City, KS (KCK) directly operates several key diversion programs for its residents, including the Recycling and Yard Waste Drop-Off Center, the KCK Household Hazardous Waste (HHW) facility, and popular Dumpster Days community collection events. These programs are also available to residents of Bonner Springs and Edwardsville through inter-local agreements. A map of facilities located in the County is presented in ES-2.

ES-2: Solid Waste Facilities in and around Wyandotte County



LANDFILL CAPACITY

The County, along with the broader region, faces a future of diminishing landfill capacity. A recent Mid-America Regional Council (MARC) study indicates the region has between 19 and 37 years of remaining landfill capacity. Numerous scenarios were considered, each with factors that could impact capacity, such as population growth, expansion of capacity at existing landfills, development of a new landfill, additional waste diversion, and per capita waste generation growth. The Johnson County Landfill, the primary disposal site for Wyandotte County's waste, is projected to reach its capacity between 2037 and 2042. This timeline underscores the urgency for the County to pursue waste reduction and diversion strategies to preserve regional landfill assets and manage future costs.

RESIDENTIAL CURBSIDE COLLECTION

Residential curbside collection services vary across the County, as each municipality independently contracts with a private hauler. In KCK, a phased pilot program was initiated in 2025, introducing a cart-based system for trash and recycling collection. This was a significant shift from the previous system in which trash and recycling was collected weekly through containers provided by residents. The cart pilot program, initiated in two phases, provides approximately half of KCK residents with 96-gallon carts for both trash and recycling, as well as a call-in service for bulky items. The cart pilot is intended to be rolled out city-wide. The cities of Bonner Springs and Edwardsville already utilize cart-based trash and recycling collection and yard waste diversion through their respective haulers, WM and KC Disposal.

COMMERCIAL AND MULTIFAMILY COLLECTION

In the County, waste from commercial and multifamily residences is serviced by private haulers in an unregulated, open-market system. Recycling services are optional for these properties and are not consistently provided, with barriers such as space limitations and cost hindering implementation. The commercial sector offers a substantial opportunity to increase waste diversion. Additionally, the potential development of a new Chiefs stadium in KCK could result in sustained changes in commercial waste generation, presenting an opportunity for the county to implement waste diversion policies and encourage access to recycling as part of the new development.

RESIDENTIAL DROP OFF PROGRAMS

Residential drop-off programs supplement curbside collection by providing residents with outlets to manage recyclables, yard waste, bulky items and household hazardous waste. The Unified Government operates several key programs for KCK, including the Recycling and Yard Waste Drop-Off Center, which diverted approximately 479 tons of material in 2024; twice-annual Dumpster Days events for bulky items and e-waste; and a monthly household hazardous waste facility that collected nearly 104,000 pounds of material in 2024. These programs are available to the cities of Bonner Springs and Edwardsville through inter-local agreements. While these programs are well-used and considered effective for waste diversion and preventing illegal dumping, they also face operational challenges, including staffing issues and infrequent service.

CONSTRUCTION AND DEMOLITION

Construction and demolition (C&D) debris represents approximately a quarter of all material generated, with an estimated 32,400 tons generated in 2024. There are no C&D landfills in the County and no reporting requirements, so actual disposal and diversion tonnages are unknown. While some recycling occurs, the lack of local C&D recovery facilities and weak end markets for recovered materials are primary barriers to increasing diversion.

PUBLIC EDUCATION AND OUTREACH

Effective public education and outreach are critical to the success of the County's solid waste management system. The municipalities currently employ a variety of communication methods, including websites, newsletters, social media, and community partnerships. Communication strategies are categorized into two types: initial outreach, which supports new programs and service changes, and ongoing communication, which maintains long-term program engagement and ensures residents have easy access to information.

SUMMARY OF RECOMMENDATIONS

This SWMP recommends actions to strengthen the County's solid waste management system, enhance services, and increase waste diversion. The key recommendations provided in the SWMP for the next planning period are as follows.

RESIDENTIAL CURBSIDE COLLECTION		
PRIORITY HIGH	ROLL THE CARTS PILOT PROGRAM OUT CITYWIDE IN KCK	Based on the successful carts pilot program, create a formal, phased timeline to roll out cart-based collection across the entire city of KCK. Additionally, maintain the call-in service for bulky items and yard waste collection limits. This standardized service increases worker safety, improves collection efficiency, and maintains a cleaner environment.

COMMERCIAL AND MULTIFAMILY RESIDENTIAL		
PRIORITY HIGH	COMMERCIAL HAULER LICENSE	License commercial MSW haulers and require specifications for reporting waste and recycling haul data. Further requirements can be established through a licensing program, such as mandatory service provisions for specific types of waste (i.e., recyclables, organics). These measures will enhance transparency in waste management practices. A licensing program requires administrative and enforcement support to be successful.
PRIORITY HIGH	DIVERSION REQUIREMENTS AT CHIEFS' STADIUM COMPLEX.	Engage in conversations with leadership and stakeholders to identify and encourage policy for waste diversion at the future Chiefs stadium complex.
PRIORITY MEDIUM	BUSINESS LICENSE REQUIREMENT FOR SOLID WASTE REMOVAL	Require, as a provision of the current business licensing program, that waste removal services are provided. All businesses that operate in a physical commercial building must include the removal of solid waste in their base level of utilities. Enforcement can be added to the Building Inspection, which is already a function of the License Division's process.
PRIORITY LOW	IMPROVE BUILDING PERMITS TO INCLUDE ENCLOSURES	Require new or renovated commercial and multifamily properties to construct enclosures that will accommodate recycling containers.

RESIDENTIAL DROP-OFF PROGRAMS

RECYCLING & YARD WASTE DROP-OFF CENTER

PRIORITY HIGH	MODIFY ACCEPTANCE CRITERIA AT THE YARD WASTE DROP-OFF	To prevent abuse by landscapers or non-residential entities, consider implementing a policy to limit frequency of visits per month and volume of material accepted per visit/per month at the drop-off.
PRIORITY HIGH	ENHANCE SITE SAFETY & EFFICIENCY	Consider installing a dedicated phone line and an emergency panic button for staff safety. Implement clear, permanent signage for traffic flow and material drop-off points to reduce confusion and the need for active staff direction. Work to foster a relationship with adjacent County facility workers and establish a sense of security for staff working on their own at the recycling & yard waste drop-off. Potential options include creating an open-door policy or shared breakroom, meet and greet, etc.
PRIORITY MEDIUM	CONSIDER INCREASING HOURS OF OPERATION AT RECYCLING/YARD WASTE DROP-OFF	Consider increasing the hours of operation at the drop-off center to improve resident convenience, alleviate significant traffic congestion during peak periods, and provide more opportunities for proper disposal, which can help reduce illegal dumping. This recommendation will require additional staffing and County resources and could be considered a long-term recommendation.
PRIORITY LOW	CONTINUE TO CONSIDER LONG-TERM POTENTIAL FOR FOOD SCRAPS DIVERSION	Continue to consider diverting food scraps, depending on market development, local processing options, and residential demand. These should be used as factors in determining if, when, and how the provision of food scraps collection may be financially feasible for the County.
PRIORITY LOW	CONTINUE TO EXPLORE BUILDING AN ORGANICS COMPOST FACILITY	Continue to consider building a County compost facility to serve as a regional asset for the community. Continue to seek funding to support the development of this facility.

DUMPSTER DAYS EVENTS

PRIORITY HIGH	CONTINUE PROVIDING DUMPSTER DAY EVENTS	Dumpster Days are open to all County residents and are held periodically throughout the year. This recommendation includes continuing to offer these events, providing residents with a reliable bulky item and e-waste disposal option.

HHW FACILITY

PRIORITY HIGH	CONTINUE MONTHLY COLLECTION EVENTS	In the immediate future, the County should continue to provide monthly collection events as established April through October. It is important that residents continue to have options for proper HHW disposal. Monthly collection events may be replaced in the future by an alternative program if it is in the residents' and the County's best interest.
PRIORITY MEDIUM	PURSUE GRANT FUNDING OPPORTUNITIES	Additionally, the County should explore options to secure grant funding from KDHE to offset program costs.
PRIORITY MEDIUM	IMPROVEMENTS TO FACILITY OPERATIONS	Enhance operational efficiency across the facility, including traffic flow systems and signage.
PRIORITY LOW	CONSIDER MORE FREQUENT HOURS OF OPERATION	If financially feasible, consider expanding service to include year-round weekly hours of operation with a permanent facility and staffing.

CONSTRUCTION AND DEMOLITION

PRIORITY LOW	LEAD BY EXAMPLE	The Unified Government and cities should adopt a policy to require minimum standards for C&D recycling on all publicly funded projects and support end-use markets by requiring recycled material (i.e., crushed concrete) for all applicable projects. This could include adopting Leadership in Energy and Environmental Design (LEED), Envision, or similar sustainability standards for projects.
PRIORITY LOW	C&D DIVERSION REQUIREMENTS	The Unified Government and cities should adopt requirements for C&D recycling/reuse in a C&D ordinance or building permit. This could include methods such as buy-recycled programs, green building and LEED ordinances, and mandatory C&D recycling.

PUBLIC EDUCATION AND OUTREACH

PRIORITY HIGH	CONTINUE CURRENT EDUCATION AND OUTREACH EFFORTS	Unified Government and city governments should continue their current public education and outreach efforts, continue to commit resources to staff, continue to utilize clear and simple consistent messaging for all communication efforts, and continue to leverage existing resources and partnerships such as websites, newsletters, social media, emails, Unified Government TV, and the current service contractor.
PRIORITY HIGH	ADDRESS ILLEGAL DUMPING THROUGH A PUBLIC CAMPAIGN	Create a public awareness campaign (such as "Report-A-Dumper") that educates residents on the high costs of illegal dumping and provides a simple, streamlined way to report it via the existing 311 system.

1.0 Introduction

1.1 Purpose

The purpose of this Solid Waste Management Plan (SWMP) is to guide how Wyandotte County (County) will manage the solid waste generated over time as the County's growth continues and market factors evolve. The Kansas Department of Health and Environment (KDHE) requires counties in the state to develop a comprehensive update to the SWMP every 5 years, as described in the Kansas Statutes Annotated (K.S.A.) 65-3405. The purpose of the SWMP is to provide a framework to guide the County's future materials management system and to develop infrastructure, programs, and policies necessary to manage materials in alignment with the goals and objectives. The Unified Government of Wyandotte County and Kansas City Kansas (Unified Government) and its consultant, Burns & McDonnell Engineering Company, Inc. (Burns & McDonnell), developed this SWMP to meet KDHE requirements, with a focus on implementation over the next 5 years, understanding that it will be updated every 5 years.

1.2 KDHE Plan Requirements

The County's SWMP must be updated by KDHE, as described in K.S.A 65-3405. Additional plan requirements are described in Kansas Administrative Regulations (K.A.R.) 28-29-75 through 28-29-82. Meeting such plan requirements was central to the development of this SWMP. Plan requirements and required components are primarily addressed and included in the body of the SWMP. Additional requirements and background information are included in Appendix A, Supporting Plan Information.

1.3 Stakeholder Engagement

The SWMP has been developed in coordination with Unified Government staff and approved by the County Solid Waste Management Committee (SWMC). Committee members include representatives from the Unified Government Board of Commissioners (BOC), Cities of Bonner Springs, Edwardsville, Lake Quivira, and Kansas City (KCK), and the solid waste private sector. The current members of the SWMC membership as of 2026 are provided in Table 1-1.

Table 1-1: SWMC Members, 2026

Name	Representing Position
Kori Hall	Unincorporated - Northeast
Angela Markley	City of the First Class - Turner
Brian McKiernan	City of the First Class - Central
Amanda DeVriese-Sebilla	City of the First Class - Argentine
Monica Mendez	City of the First Class - Armourdale
Nick Moreno	City Representative - BPU
John Blessing	Contractor Representative - WM
John McConnell	Landfill Representative
Vacant	City of the Second Class – Edwardsville and Lake Quivira
Christina Brake	City of the Second Class – Bonner Springs

1.4 Guidance for Reading of SWMP

This SWMP is comprehensive, and the following provides guidance for where to find the various content.

- Section 2.0 provides a description of applicable planning studies and regulations, the roles of government entities in solid waste management, and current trends in the solid waste management industry.
- Section 3.0 highlights the planning area characteristics such as population and economic projections, current and projected solid waste generation, and the methodology utilized.
- Section 4.0 provides an overview of existing municipal solid waste (MSW) processing and disposal facilities in the County and the surrounding region, including landfills, material recovery facilities (MRFs), transfer stations, organics processing facilities, and household hazardous waste (HHW) processing facilities.
- Sections 5.0 through 9.0 each address a specific sector or material type for which solid waste needs to be managed within the County. Sections 5.0 through 9.0 address the following sectors: residential curbside collection, commercial and multifamily residential, residential drop-off programs, construction and demolition (C&D), and education and outreach. Each sector has unique characteristics requiring a customized approach to solid waste management for its customers and material types. Sections include a review of current systems, a review of previous recommendations, and an evaluation of implementation options. These sections then present proposed recommendations and associated action items.
- Section 10.0 details the implementation plan for each recommendation discussed in the sections, including the specific roles, responsibilities, schedules, costs, and other organizational issues associated with each plan.

1.5 Key Terms

This section defines key terms used throughout the SWMP, necessary for a comprehensive understanding of current solid waste management systems and future strategies.

1.5.1 Sectors

MSW is broadly categorized into two primary sectors: residential and commercial. C&D debris is not considered MSW and is handled and disposed of separately from residential and commercial MSW material. The total waste generation forecast was developed based on residential MSW, commercial MSW, and C&D debris categories.

- **Residential Sector.** The residential sector includes only material generated by single-family households.[1]
- **Commercial Sector.** The commercial sector includes material generated by commercial (offices, retail and wholesale establishments, restaurants, etc.) and institutional (schools, libraries, hospitals, etc.) entities, as well as by residents living in multifamily structures. Multifamily solid waste is collected, processed, and reported alongside other commercial materials and was therefore included in the commercial sector. Generally, solid waste data specific to multifamily households was not available.
- **C&D Debris.** C&D debris is excluded from residential and commercial sector MSW quantities and is therefore addressed in Section 8.0, of this SWMP. C&D debris is generated by the construction, renovation, and demolition of residential and non-residential structures as well as city, county, and state road and bridge projects and is further defined in the Materials portion of this section.

1.5.2 Generation, Recycling, and Disposal

This section provides definitions for the total amount of solid waste generated within the County and the material disposal or processing streams that comprise those total generation quantities.

- **Generation.** Solid waste generation is the total quantity of material disposed of in landfills plus the quantity recovered through recycling and composting operations. Total generation is the quantity of material that the County must manage through various disposal and recycling programs and services. Reuse material quantities are not included in the generation because the quantities are unknown.
- **Recycling.** Recycling includes MSW collected and processed through single-stream recycling programs and MRFs, as well as yard waste and organic material that is mulched, composted, or otherwise diverted from landfill disposal. Recycling does not include materials diverted from landfill disposal through reuse activities. Quantities of reused MSW and C&D materials are difficult to measure.
- **Disposal.** Disposal refers to all remaining material placed in landfills that has not been recycled, composted, or otherwise diverted. Disposed materials include quantities of materials that were not recovered prior to disposal but could be recovered through improved recycling programs, infrastructure, or education. Potential for additional recyclable material recovery from disposed materials is discussed further in Section 3.6, Waste Characterization.

1.5.3 Materials

MSW is composed of several categories of solid waste and recyclables that are handled through various collection, disposal, and processing methods and facilities, depending on the material category. This section

[1] Single-family households are defined as traditional single-family homes and structures containing 1-4 individual housing units (e.g., duplexes, townhomes).

provides definitions for the primary categories of MSW addressed in this SWMP and defines C&D debris separately, as it is not considered a component of MSW.

- **MSW.** MSW refers to the entire waste stream generated by everyday activities in residential and commercial sectors. MSW can be further categorized by material types, including trash, single-stream recyclables, organics, and HHW. Different MSW material types require different methods for best management practices. Trash is disposed of in MSW landfills. Much of the MSW generated can be recycled or composted at various processing facilities. MSW does not include commercial hazardous waste or industrial, agricultural, mining, or sewage sludge waste.
    - **Trash.** Trash is the portion of MSW that cannot be recycled, reused, or otherwise diverted from disposal. True trash has no viable handling methods other than disposal in an MSW landfill. However, in most communities, a portion of the material disposed of as trash can be recycled. Waste characterization and potential for increased recovery of recyclable materials from materials currently disposed of in landfills are further addressed in Section 3.6.
    - **Single-Stream Recyclables.** Single-stream recyclables are materials typically accepted through municipal curbside recycling programs or drop-off locations, processed through MRFs, and sold as commodities to markets where they are repurposed. Single-stream recyclables include, but are not limited to, plastic containers, aluminum and steel cans, cardboard, and various paper products. The full range of materials accepted through a municipality's single-stream recycling program can vary by community or by hauler.
    - **Organics.** Organics are plant or animal-based materials. Organics can be diverted from landfill disposal through composting or mulching. Within the category of organics, there are two sub-categories of yard waste and food waste. Vegetative material generated from the residential sector, commercial sector, or parks maintenance is categorized as yard waste, including materials such as leaves, grass clippings, limbs, brush, and other plant trimmings. Food waste includes materials such as fruits and vegetables, meats, eggs and dairy, coffee grounds, and food-soiled paper products such as napkins, pizza boxes, and various types of cardboard and paper food containers. Depending on available processing options, yard waste and food waste may be processed together or separately.
    - **Bulky Items.** Bulky items are too large to fit inside a trash cart and cannot be collected with any other curbside service (e.g., single-stream recycling, yard trimmings). Standard bulky collection includes items such as furniture and large appliances, with some cities choosing to accept a wider range of materials.
    - **HHW.** HHW refers to common household chemicals or other materials that should not be disposed of in MSW landfills due to their potential for adverse environmental and health impacts. They require special processing by an entity permitted by KDHE. HHW includes, but is not limited to, materials such as paints, fertilizers, pesticides and poisons, pool chemicals, household cleaners, automotive fluids, batteries, light bulbs, and e-waste. Section 7.0 addresses additional types of HHW and other special waste, as well as management options for these wastes within the County. HHW generally does not include chemicals generated by commercial or industrial entities, though some processors may accept materials from small commercial facilities.
- **C&D Debris (as a material).** C&D debris is not included in the category of MSW. C&D debris is defined as solid waste resulting from the construction, remodeling, repair, and demolition of structures, roads, sidewalks, and utilities. Material is generated from residential, commercial, and public sector (e.g., municipal, state, or federal) projects. It includes, but is not limited to, materials

such as brick, roofing materials, wood, flooring, drywall, non-asbestos insulation, concrete, and asphalt. Most C&D debris is disposed of in separate C&D permitted landfills. Smaller amounts may be recycled or reused.

2.0 Planning Studies, Regulatory, and Trends Review

This section provides a broad perspective of the historic and current state of the solid waste management environment in the County. It provides a review of existing planning studies, a summary of relevant laws and regulations, and summarizes recent key trends in solid waste management.

2.1 Review of Prior Planning Documents

Understanding prior solid waste and community planning projects completed at the local, regional, and state levels is a critical step in effectively and efficiently developing the County's SWMP. To inform the development of this SWMP, the following studies and plans were reviewed.

Kansas Solid Waste Management Plan, 2021. The State Solid Waste Management Plan developed by the Kansas Department of Health and Environment (KDHE) outlines the state's strategy for managing solid waste. As the sixth iteration of a plan updated every five years, it provides an overview of the current conditions of waste disposal, recycling, and facilities in Kansas as of 2020. The plan also details the program's funding, which comes primarily from solid waste tonnage fees, and sets forth specific goals for the 2021-2025 period. These goals focus on key areas such as permitting, inspections and compliance, local planning assistance, public education and outreach, and grant administration, all while maintaining the core philosophy that local governments are responsible for their own solid waste management decisions with state support. The State has not set any specific statewide waste reduction goals.

Wyandotte County Solid Waste Management Plans and Annual Updates, Various Reports. The first County SWMP was developed in 1997. It was reviewed and comprehensively updated in 2004, 2010, 2015, and 2020. The SWMP was also reviewed annually to document implementation progress and any changes. The 2020 SWMP focuses on transitioning the County to a cart-based collection system, increasing the diversion of recyclables and organics, and promoting waste reduction through education and outreach. Successful implementation efforts from the 2020 SWMP are documented throughout this report.

Unified Government Organic Materials Compost Feasibility Study, 2022. The Unified Government received the U.S. EPA grant to conduct an Organic Materials Compost Facility Feasibility Study. The purpose of the study was to evaluate the feasibility of developing a sustainable organic materials management system that addresses multiple waste streams, including tree and yard trimmings, food waste, and biosolids. The study evaluated potential feedstocks and technologies and included a site evaluation, concept design, and financial evaluation. The study found that a compost facility would provide an environmentally beneficial and cost-effective solution for managing a variety of organic materials currently landfilled. The potential site has sufficient space for the proposed technology and operations.

Unified Government Residential Solid Waste Collection Services Review, 2019. Burns and McDonnell performed a review of the residential solid waste collection services contracted to Waste Management. The study provided recommendations to improve collection service through continued coordination with Waste Management, contract optimization efforts and community engagement.

Unified Government Tree Management System. The Unified Government developed a tree management plan to address tree debris generated from private and public property. Policies and programs addressing storm debris, public utility maintenance debris, emerald ash borer debris, and debris from trees in public parks are thoroughly reviewed and assessed for efficient handling and disposal.

Johnson County Waste Characterization Study, 2015/2016. Johnson County conducted a waste characterization study at the Johnson County Landfill. The purpose of the study was to analyze waste stream composition in detail. Representative samples were evaluated from each community, including Wyandotte County, which then allowed that information to guide future solid waste planning efforts. Waste characterization results provide insight into the types and quantities of recyclable materials currently disposed of in landfills, and therefore the potential for increased material recovery and recycling rates.

Mid-America Regional Council, Various Reports. The Mid-America Regional Council (MARC) has developed multiple reports assessing the state of the solid waste system within the Kansas City metro area and providing strategic recommendations. The following reports were reviewed in the development of this SWMP:

- MARC Regional Landfill Capacity Study, 2024.
- MARC Food Loss and Waste Reduction Action Plan, 2023.

2.2 Regulatory and Policy Review

Prior solid waste regulations and policies, as well as the current regulatory climate and trends, have largely shaped the state of solid waste management at various levels and define the environment in which this SWMP was developed. This section provides a summary of federal, state, and local regulations, policies, and trends.

2.2.1 Role of the State Government in Regulating Solid Waste

The state regulates solid waste disposal through a comprehensive framework administered by the KDHE. Under Kansas Administrative Regulations (K.A.R.) Chapter 65, Article 34, codifies regulations outlining requirements for landfill operations, permitting, inspections, and compliance monitoring for solid waste management and disposal.[2] The KDHE enforces these rules through annual inspections, permitting processes, and penalties for non-compliance.

2.2.2 Role of the City/County Government in Regulating Solid Waste

The Unified Government regulates solid waste in its Code of Ordinances Chapter 31: Solid Waste. Additionally, municipalities regulate solid waste through their respective municipal code of regulations. The Unified Government oversees a collection contract for weekly trash and recycling services for KCK residents. The Public Works Department is responsible for the management of the KCK HHW Facility, the Recycling and Yard Waste Drop-Off Center, and post-closure care (PCC) for multiple closed MSW landfills located within the County. The cities of Edwardsville, Bonner Springs, and Lake Quivira each oversee their own respective municipal residential collection contracts.

As required by K.S.A. 65-3405, the County has a SWMC that includes representatives from cities, unincorporated areas, citizen organizations, private industry, and the public. The committee members are appointed by the Unified Government Board of Commissioners (BOC). With the support of Unified Government staff, the SWMC is responsible for developing the SWMP, conducting the annual review of the

[2] KDHE Bureau of Waste Management. (Updated 2015). Solid-Waste-Statutes-and-Regulations-PDF.

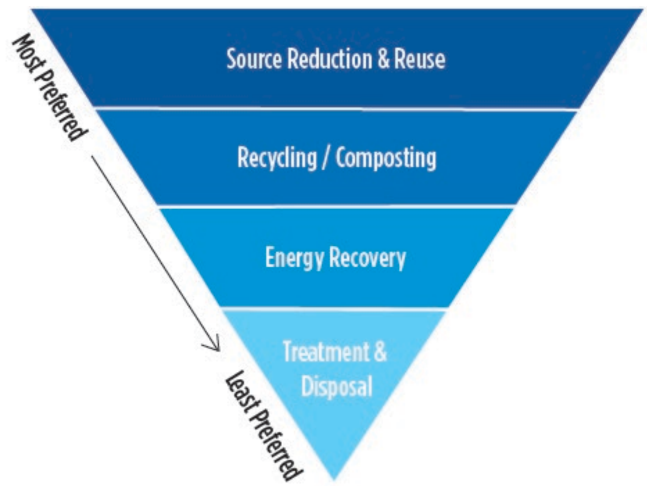
SWMP, and providing a report containing the results of the annual SWMP review to the BOC. The SWMP is then implemented by staff under the direction of the BOC.

2.3 Solid Waste Management Industry Trends

This section provides a perspective on solid waste management trends that may influence the development of the SWMP and the industry moving forward.

2.3.1 Waste Management Hierarchy

Figure 2-1: Waste Management Hierarchy



The waste management hierarchy developed by the U.S. EPA, as shown in Figure 2-1 has also been adopted by many communities as a guide in managing municipal solid waste. This hierarchy is used to implement a sustainable materials management (SMM) approach to waste management. The hierarchy was developed in recognition that no single waste management approach is suitable for managing all materials and waste streams in all circumstances. The hierarchy ranks the various management strategies from most to least environmentally preferred. It emphasizes reducing, reusing, and recycling as key to SMM.[3] The Waste Reduction Model (WARM), also developed by the U.S. EPA, complements the waste management hierarchy. It quantifies the environmental impacts of different waste management strategies, providing data that can inform decisions within the hierarchy's framework.

2.3.2 Sustainable Materials Management

SMM is a systematic approach to using and reusing materials more productively over their entire lifecycles. SMM represents a shift in how communities think about the use of natural resources and environmental protection, and goes beyond traditional approaches to waste reduction, reuse, recycling, and disposal. SMM emphasizes consideration of a product or material's entire lifecycle, from manufacturing to disposal, and the need to make sustainable choices throughout the lifecycle. An SMM approach seeks to do the following.

- Use materials in the most productive way with an emphasis on using less
- Reduce toxic chemicals and environmental impacts throughout the material life cycle
- Provide sufficient resources to meet today's needs and those of the future

2.3.3 Circular Economy

Like an SMM approach to planning for a community's future, a circular economy considers environmentally and economically sustainable decision-making throughout a material's lifecycle.[4] Contrary to the traditional linear concept of manufacture-use-dispose, a circular economy keeps resources in use for as long as possible and maximizes the life and value of materials. This process recovers and regenerates materials for

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[3] U.S. EPA. (2019). *Sustainable Materials Management: Non-Hazardous Materials and Waste Management Hierarchy*. Sustainable Materials Management: Non-Hazardous Materials and Waste Management Hierarchy | US EPA

[4] U. S. EPA. (2023). *What is a Circular Economy?* What is a Circular Economy? | US EPA

other uses, allowing the cycle to begin again while minimizing material disposal. This approach reduces waste and pollution, conserves natural resources, and creates new economic opportunities.

2.3.4 Pay-As-You-Throw

Municipal Pay-As-You-Throw (PAYT) programs encourage residents to recycle and reduce waste. These programs make households see and feel the cost of waste disposal services by charging for trash collection based on the amount of waste they generate.[5]

2.3.5 Food Waste Reduction

The management and diversion of food waste and organics have become a growing focus in the solid waste industry, driven by a growing awareness of environmental impacts and the potential for resource recovery and reduced waste disposed of in landfills. At a national level, the National Strategy for Reducing Food Loss and Waste and Recycling Organics was jointly developed by the U.S. Department of Agriculture, U.S. EPA, and U.S. Food & Drug Administration. This strategy aims to reduce food loss and waste by 50 percent by 2030 and emphasizes increasing the recycling rate for all organic waste. Key aspects include preventing food loss, waste prevention, and supporting policies that incentivize organics recycling.[6]

2.3.6 Landfill Tipping Fees

As regulations become more restrictive and it becomes increasingly more challenging to obtain permits for new landfills, the solid waste industry is seeing an increase in the expansion of landfills by going higher (vertical expansion) and/or wider (horizontal expansion). Landfill owners are seeking to extend facilities' useful lives by expanding the footprint, improving operations, or using technologies, such as enhanced leachate recirculation (a process in which liquids or air are added to a landfill to accelerate waste degradation, prolonging site life). Landfill owners and regulators are also looking beyond the prescriptive 30-year post-closure care (PCC) period and recognizing that additional long-term management costs and liabilities may be incurred by landfill facilities after the 30-year PCC period.

Based on a 2024 study conducted by the Environmental Research & Education Fund (EREF)[7], the average per-ton landfill tipping fees in Kansas are lower than the national average in 2024, and lower than average landfill tipping fees in the Midwest region (Minnesota, Illinois, Missouri, Wisconsin, Iowa, Indiana, Ohio, Nebraska, Kansas, and Michigan). The rates shown in Table 2-1 reflect the average posted gate rates at surveyed landfills. Negotiated tipping fees between a landfill and individual haulers may be lower.

Table 2-1: Average Per Ton Landfill Tipping Fees

Geographic Area	Per Ton
Kansas	$46.33
Midwest Region	$57.24
United States	$57.63

[5] U.S. EPA Conservation Tools. (2003). *Pay-As-You-Throw and Climate Change*. PAYT and Climate Change Fact Sheet | Pay-As-You-Throw | US EPA
[6] U.S. EPA. (2024). *National Strategy for Reducing Food Loss and Waste and recycling Organics*. National Strategy for Reducing Food Loss and Waste and recycling Organics | US EPA
[7] Environmental Research & Education Foundation. (2024). *Analysis of MSW Tipping Fees – 2024*. erefdn.org

2.3.7 Use of Transfer Stations

Transfer stations are facilities that consolidate material from multiple collection vehicles into larger, high-volume transfer vehicles for more economical shipment to distant disposal or processing facilities. Transfer stations can be used for material destined for landfilling, recycling and/or composting. With a nationwide trend towards larger disposal and processing facilities, there has been an enhanced need for transfer facilities. When longer transport distances are required to send materials to facilities, transfer stations allow collection vehicles to be more productive by maximizing the amount of time spent collecting material rather than driving to a facility. Key factors that affect the financial feasibility of transfer stations include the following:

- Collection cost
- Disposal/processing cost
- Distance/travel time to landfill or processing facility
- Fuel costs
- Annual tonnage hauled
- Payload of transfer trailers versus collection vehicles

2.3.8 Curbside Recycling Collection

Curbside recycling collection is typically offered in more urban or densely populated areas to achieve routing efficiency and is often collected on a single-stream or commingled basis. Single-stream recycling programs allow generators to place multiple types of materials (e.g., cardboard, paper, plastic) in a single container for automated collection. Other types of curbside recycling programs, such as source-separated recycling (e.g., multiple containers for individual materials), exist but are less common because they require manual collection and multiple collection vehicles or compartments. The benefit of single-stream recycling is that there are typically greater economies of scale in processing the material, but it contains more contaminants due to the commingling of materials. Source-separated programs may generate fewer tons of material and require more effort to collect, but are typically a cleaner stream that requires less effort to process for sale on the secondary materials market.

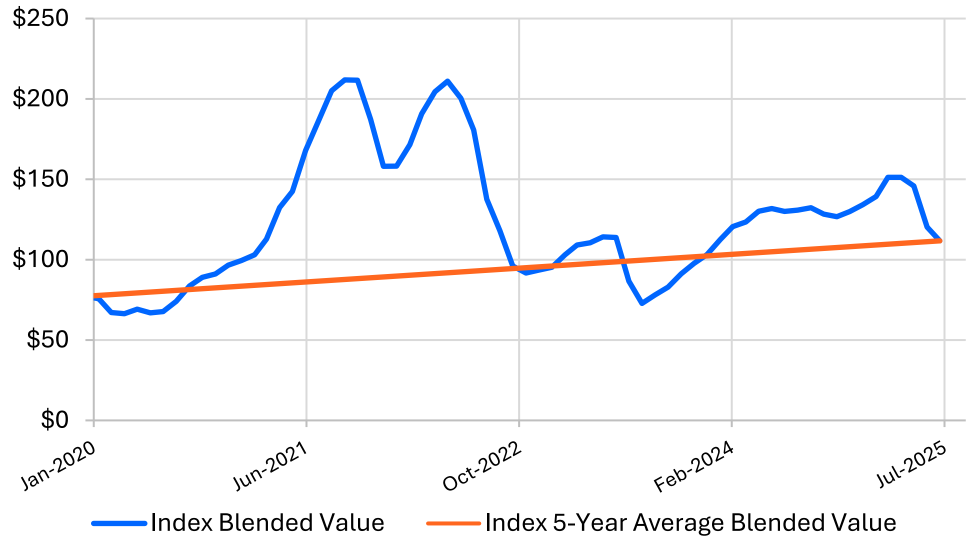
2.3.9 Recycling Processing Fees

The cost per ton for processing commingled recyclable materials is influenced by factors such as the market value of recovered materials and the level of contamination. Over the past 10 years, changes in the market value of recovered materials have significantly impacted the processing costs of single-stream material (commingled collection of paper, plastics, metal, and glass). Because of the variability in market values of recovered materials, many MRFs charge a processing fee to recover all processing costs and provide a share of material revenues.

The average blended market value of processed recyclable materials collected as single-stream (paper, plastics, metal, and glass) in the Midwest over the last 5 years was $121 per ton.[8] In addition to commodity values, the value of single-stream materials varies based on the composition of the materials (i.e., quantity of paper, plastics, metal, and glass) and quality of the materials. Figure 2-3 illustrates the changes in the average value of single-stream materials from 2020 to 2025.

[8] Secondary Materials Pricing (SMP). (2025). *Recovered Materials Prices*. RecyclingMarkets.net | Secondary Materials Pricing

Figure 2-2: Single-Stream Recycling Material Value



2.3.10 Recycling Measurement

Efforts to measure recycling have traditionally focused on calculating a recycling rate. A recycling rate indicates the percentage of waste generated that is recycled and is typically calculated using the formula:

$$\frac{total\ recycled}{total\ recycled + total\ disposed} \times 100\% = recycling\ rate\ percentage$$

Over the past decade, there have been several changes in the weights and composition of materials in the waste stream. For example, there is typically less newspaper, but more cardboard. Plastic bottles and aluminum cans weigh less, according to The Recycling Partnership.[9] Some consumer packaging contains multiple materials, making recycling more challenging. For these reasons, some communities are considering alternative methods to measure recycling. Some alternative measurement options include:

- **Single-Stream Recycling Collected.** The amount of residential recyclables collected annually on a per-household basis.
- **Capture Rate.** The percentage of recyclable material that is recycled versus disposed.
- **Disposal Rate.** Based on per capita disposal quantities.
- **Contamination Rate.** The amount of contamination (e.g., material not accepted by a recycling program) that is present in the residential recycling program on a percentage basis. Contamination includes non-recyclable contaminants and MRF process residue.
- **Participation Rate.** Based on how often a resident or business recycles over a defined time period (e.g., monthly).
- **Life-Cycle Analysis**. Analysis of the total environmental impacts associated with a product or process, and evaluation of opportunities to reduce impacts throughout the life cycle, through methods such as using recycled rather than virgin materials for inputs.

[9] The Recycling Partnership. (2024). *State of Recycling, The Present and Future of Residential Recycling in the U.S., 2024.* Residential Recycling Report | The Recycling Partnership

- **Greenhouse Gases.** Quantification of greenhouse gas reductions through both increased use of recycled materials as product inputs (life-cycle analysis) and reduction of material landfilled, which reduces the generation of greenhouse gases due to decomposition.

2.3.11 Yard Waste Diversion

Composting is a common, environmentally sound way to manage yard waste. Yard waste includes materials such as leaves, grass clippings, brush and tree limbs. Composting diverts material from the landfill and effectively converts yard waste into a useful soil additive or mulch.

The single most effective source-reduction measure is on-site management of yard waste. Leaving grass clippings and leaves on lawns with a mulching mower and using backyard compost bins reduce MSW generation for disposal. Education programs are commonly used to promote on-site yard waste management.

Landfill disposal bans or composting mandates are also effective tools to drive yard waste composting. Many communities and states have yard waste landfill bans, including the state of Missouri and Johnson County, Kansas (The Unified Government has an agreement with Johnson County to send residential MSW commingled with yard waste to the Waste Management Johnson County Landfill).

Curbside collection of residential yard waste for composting is particularly limited in the County. Residents can self-haul to one of two drop off sites for free.

A challenge facing the composting industry is identifying viable end markets for the processed materials. To market the material, facilities must generate a high value finished product which can incur high processing costs. Lower quality compost may instead be used as landfill alternative daily cover, as is the case at the Johnson County Landfill.

2.3.12 Extended Producer Responsibility

Extended Producer Responsibility (EPR) is a growing trend in the solid waste industry that aims to shift the responsibility of waste management towards producers. EPR is a policy mechanism that decreases the total environmental impact of a product by making the manufacturer responsible for the entire life cycle of the product and especially for takeback, recycling and final disposal. EPR has shown potential to significantly increase recycling rates, even in states that already perform relatively well. The policy has been successful in the United States for certain challenging items such as electronics, and more recently, states have begun adopting EPR laws for Paper and Packaging Products (PPP). 10 states have begun deliberations towards broad EPR programs, but it is too soon to understand how successful these programs might be.

2.3.13 PFAS in the Solid Waste Industry

Per- and Polyfluoroalkyl Substances (PFAS) have emerged as a significant concern in the solid waste and wastewater industries due to their persistence in the environment and potential health risks. PFAS, often called "forever chemicals," are widely used for their water- and stain-resistant properties in products such as cookware, clothing, and firefighting foams. Their ability to repel water has made them ubiquitous in consumer and industrial products. Legislation regarding PFAS is evolving rapidly. The U.S. EPA is actively working on PFAS regulation using existing authorities and has focused on data gathering, establishing drinking water standards, and establishing Comprehensive Environmental Response, Compensation and Liability Act hazardous substance designation. In April 2025, the U.S. EPA announced that it is working with

Congress and industry to establish a clear liability framework that ensures the polluter pays and passive receptors are protected. Several states have enacted or are considering legislation to limit the use and disposal of PFAS-containing products, impacting how the solid waste industry handles these materials.

2.3.14 Funding Opportunities

Solid Waste Infrastructure for Recycling Grant Program. The U.S. EPA Solid Waste Infrastructure for Recycling grant program, authorized by the Save Our Seas 2.0 Act, is funded through the Infrastructure Investment and Jobs Act. This provides $275 million for grants to states, territories, local governments and Tribes, with funding allocated at $55 million per year from fiscal years 2022 to 2026. The program also received additional funds for implementation. The purpose of these grants is to implement the National Recycling Strategy by improving post-consumer materials management and infrastructure, supporting local recycling programs, and assisting local waste management authorities in making improvements to their waste management systems.[10]

The Recycling Partnership. The Recycling Partnership (TRP) offers grants to U.S. communities and recycling facilities aiming to improve recycling access, operations, and processing. These funding opportunities are designed to support the enhancement of single-family and multifamily recycling programs, providing a range of resources from financial assistance to educational support and technical guidance for optimizing recycling efforts.

[10] U.S. EPA. Solid Waste Infrastructure for Recycling Grant Program. https://www.epa.gov/circulareconomy/solid-waste-infrastructure-recycling-grant-program

3.0 Planning Area Characteristics

Planning for the County's future solid waste management needs requires an understanding of projected growth that will impact the quantities of waste generated, disposed of, and recycled within the County. Population and economic growth will largely determine the level of growth in solid waste generation that will occur within the County over the next 20 years (through 2045). This section describes the County's historic, current and projected residential population, as well as its current and projected employment-based economic growth. It describes how these characteristics were applied to develop the County's current solid waste generation profile and future solid waste generation projections.

3.1 Demographic Characteristics

This section describes the County's historic, current, and projected demographic characteristics, including population and household distributions.

3.1.1 Historic and Current Population

The County is the fourth most populous county in the state of Kansas, with a 2023 total population of approximately 167,300, according to estimates from the U.S. Census Bureau's American Community Survey (ACS), which is the most current available year of data.[11] Historically, the County experienced modest population decline from 1960s through 2000s. In recent decades, the County has experienced renewed population growth. The County covers 151 square miles and includes four incorporated cities (Bonner Springs, Edwardsville, KCK, and a small portion of Lake Quivira) and one township (Delaware) and unincorporated communities (e.g., Loring). Nearly all of the County's population resides within the incorporated cities. Approximately 93 percent of County residents live in KCK, the third-most populous city in Kansas. Table 3-1 provides selected historic populations by city from 2010 through 2023.

Table 3-1: Wyandotte County Population by City, 2010-2023

City	Population		
	2010	2020	2023
Bonner Springs	7,110	7,850	7,740
Edwardsville	4,250	4,510	4,720
KCK	144,030	153,010	154,780
Portions of Lake Quivira and Unincorporated Townships	70	80	50
County Total	155,460	165,450	167,290

Household Distribution by Residential Sector. Many municipal planning efforts, including solid waste management, categorize residential populations into two general categories – single-family and multifamily. For the County, the single-family population is defined as people living in single-family (1-unit) homes or structures with four or fewer housing units. The multifamily population is defined as people living in

[11] U.S. Census Bureau's ACS, 5-year Estimate. Retrieved January 2026 from: https://data.census.gov/table/ACSDP5Y2018.DP05?q=DP05:+ACS+DEMOGRAPHIC+AND+HOUSING+ESTIMATES&g=050XX00US20209_160XX00US2007975,2020000,2036000,2037975

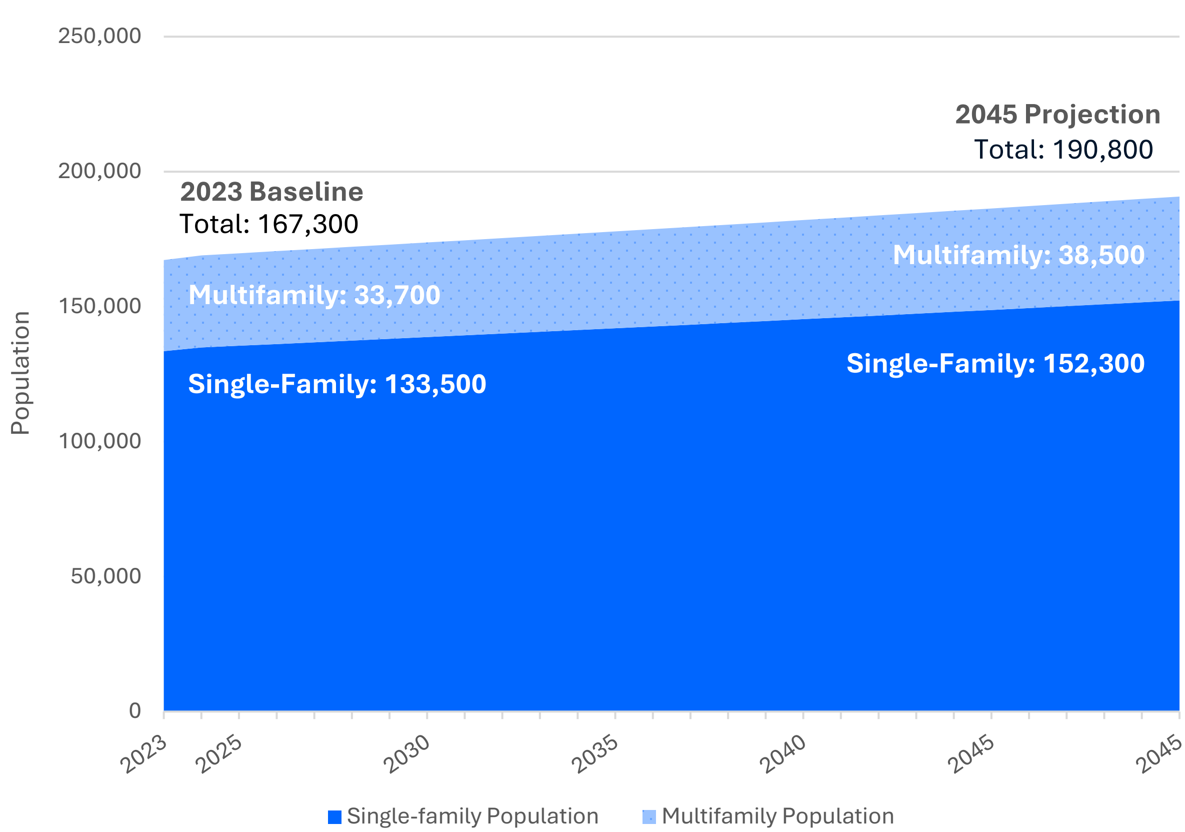
structures with five or more housing units, or in mobile units. An estimated 80 percent of the County's residents lived in single-family households and an estimated 20 percent lived in multifamily households, per the 2020 U.S. Census Bureau.

This distinction is important because multifamily MSW requires separate planning and management than that of the single-family sector. Generation and recycling patterns differ from single-family, and multifamily material is typically collected and managed in combination with commercial material. For purposes of current and projected waste generation estimates, the residential sector includes only MSW generated by single-family residents. Commercial sector solid waste estimates and projections are inclusive of multifamily and commercially generated MSW.

3.1.2 Population projections

An average growth rate was calculated from the average year over year population percentage change between 2010 and 2023 from the U.S. Census Bureau. The annual growth rate of 0.57 percent was used to project the County's population from 2023 through 2045. This population distribution between single and multifamily households was held consistent through the projection. The projected single-family and multifamily population growth for the County through 2045 is presented in Figure 3-1.

Figure 3-1: Wyandotte County Population Projections, 2023-2045



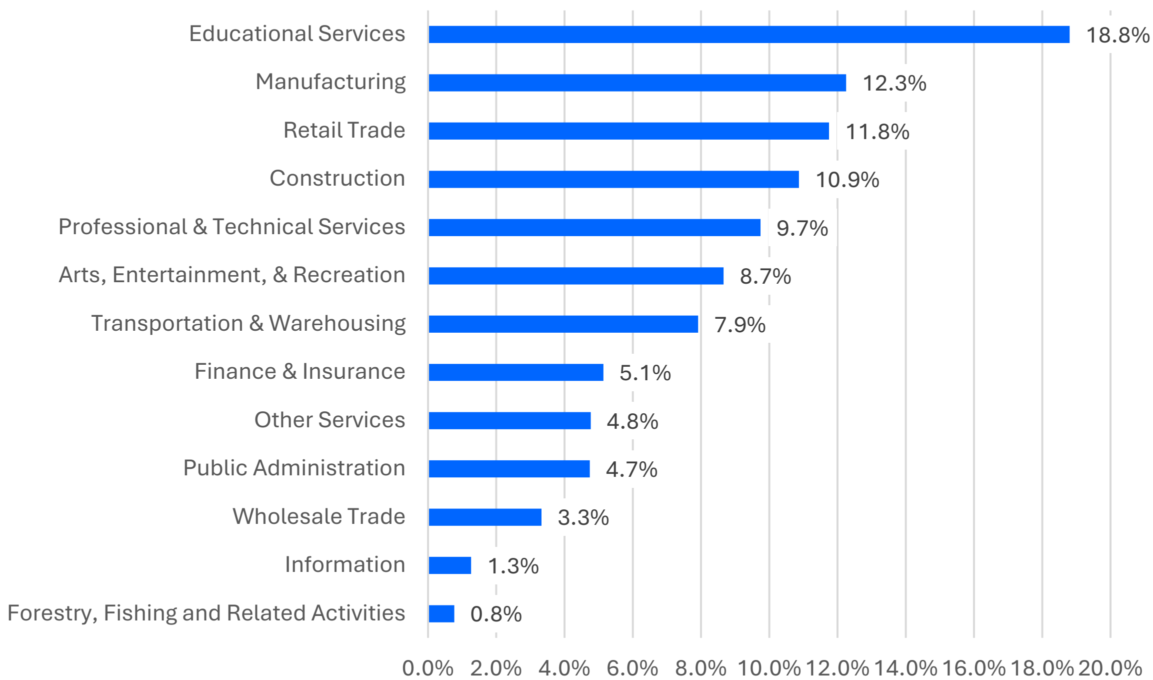
3.2 Economic Characteristics

This section describes the County's current and projected employment levels, utilized as an indicator of economic growth.

3.2.1 Current Employment and Industry Characteristics

Approximately 78,000 people were employed within the County in 2023.[12] This is a 15 percent increase over the past decade. Of the total number of people employed, 19 percent work in educational services; more than any other industry. Figure 3-2 illustrates the distribution of employees amongst industries within the County in 2023.

Figure 3-2: County Employment Distribution by Industry, 2023

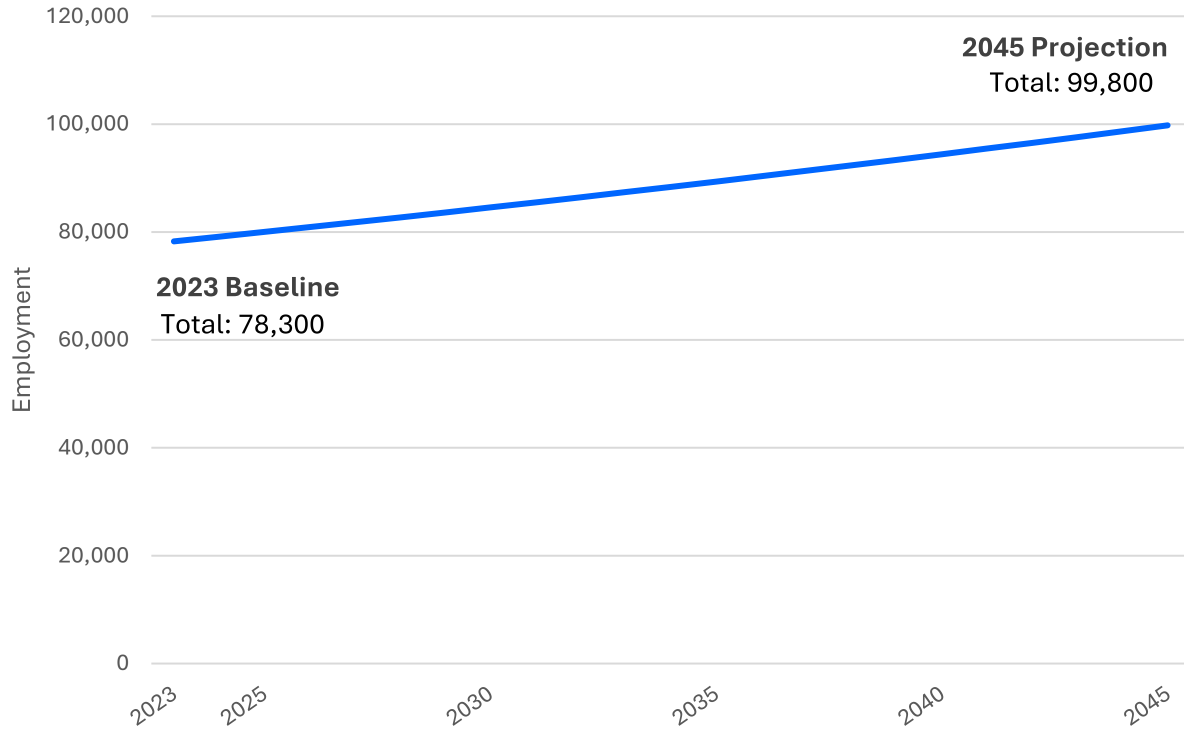


3.2.2 Employment Projections

Between 2010 and 2023, the total employed population in the County grew an average of 1.11 percent annually. This percentage was used to project employment in the County from 2023 through 2045, as presented in Figure 3-3.

[12] U.S. Census Bureau. (2023). *ACS 5-Year Estimates, Selected Economic Characteristics*. Retrieved January 2026 from: https://data.census.gov/table/ACSDP5Y2010.DP03?q=DP03&g=050XX00US20209

Figure 3-3: County Employment Projections, 2023-2045



3.3 Methodology for Current and Forecasted Solid Waste Generation

Understanding current and projected solid waste generation, disposal, and recycling rates allows the County to appropriately plan for the types and quantities of material it will need to manage moving forward. This section provides an understanding of the methodology utilized to develop current and projected quantities of generated, disposed, and recycled material for the residential and commercial sectors. Methodology utilized in estimating MSW generation rates may not be consistent between prior versions and this SWMP update.

3.3.1 Single-Family Residential Methodology

Current single-family residential MSW generation quantities are based on annual tonnage reports provided by Waste Management (WM) for collection contracts in KCK and Bonner Springs. Tonnage reports for Edwardsville were provided by its hauler, KC Disposal. Hauler reports represent all reported materials collected curbside from single-family residential customers, including trash and curbside recycling (i.e., paper, plastic, and metal). Additional smaller quantities of material generated by the County single-family households, but which are not collected curbside, were obtained from the KCK's Recycling & Yard Waste Center and HHW Facility, and Ripple Glass.

3.3.2 Commercial Methodology

Haulers of commercial solid waste, including multifamily, are not subject to the same reporting requirements as single-family residential haulers. Commercial hauled tonnage data was not sufficiently available from haulers or facilities receiving this waste to directly estimate commercial MSW tonnages. The U.S. EPA estimates that 54 percent of total MSW generation on average is generated by the commercial sector.[13] To estimate the commercial sector generation, the residential generation data was assumed to comprise 46 percent and commercial sector generation at 54 percent. Commercial recycling data was unavailable, and no recycling activity was assumed in this sector to produce a conservatively high estimate for landfill disposal needs.

3.3.3 C&D Debris Methodology

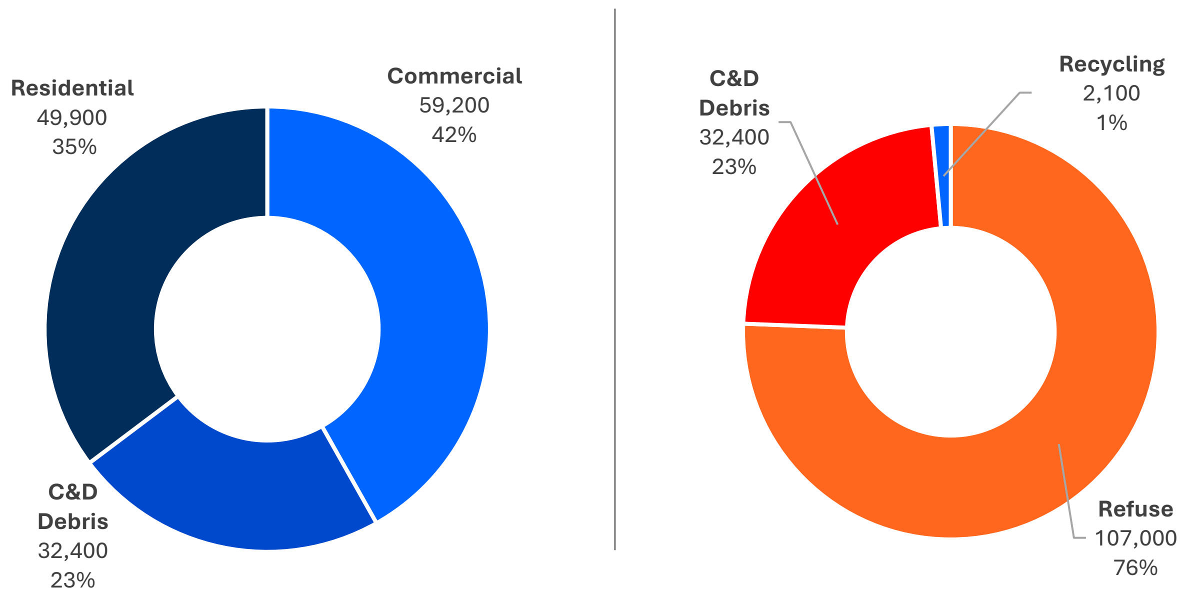
C&D debris recycling and disposal quantities could not be obtained from haulers or facilities. C&D quantities vary widely because generation is based on economic activity and growth. There is no national standard or U.S. EPA recommended methodology for estimating C&D generation. For this plan, C&D generation was estimated utilizing a pounds per person factor from the City of Lawrence, Kansas (KS). This community was selected due to the City being the exclusive provider of all waste removal services within the city, having recent reported data specific to C&D, and being a neighboring Kansas community. A factor of 0.41 tons per employee was reported in 2024 for the City of Lawrence and applied to the employee count for the County. C&D diversion data was unavailable, and no diversion activity was assumed in this sector to produce a conservatively high estimate for landfill disposal needs.

3.4 Solid Waste Generation, Recycling, and Disposal

In 2024, an estimated total of approximately 141,600 tons of solid waste were generated in the County, including 109,100 tons of MSW (residential and commercial) and 32,400 tons of C&D. Commercial recycling data was unavailable, and no recycling activity was assumed in this sector to produce a conservative projection for landfill disposal needs. Of the total estimated waste generation in the County, 1 percent of material was recycled through residential and drop-off recycling programs, including 1,700 tons of traditional recyclables (i.e., paper, plastic, metals, and glass), 300 tons of organics and 100 tons of HHW and electronics. Figure 3-4 illustrates the distribution of the County's current solid waste generation by sector and material type.

[13] U.S. EPA. (July 2013). *MSW Residential/Commercial Percentage Allocation*. https://www.epa.gov/sites/default/files/2016-01/documents/rev_10-24-14_msw_residential_commercial_memorandum_7-30-13_508_fnl.pdf

Figure 3-4: Current Solid Waste Generation by Sector and Material Type, 2024 (Tons)[1]

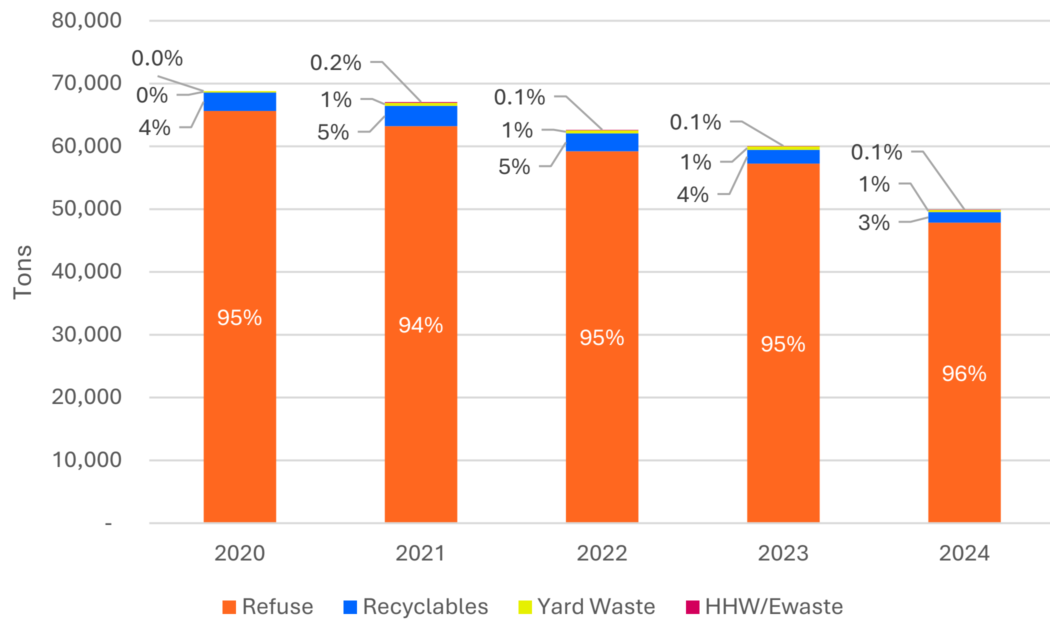


[1] *Sum of values may not equal total due to rounding*

3.4.1 Single-family Residential MSW Generation, Recycling, and Disposal

In 2024, the County's residential sector generated approximately 49,900 tons of MSW. Approximately 96 percent of residential MSW is disposed of in landfills, with 3 percent recycled through curbside programs, 1 percent through drop-off (recycling and yard waste), and small quantities (less than 1 percent) through HHW and e-waste programs. Residential MSW generation has steadily declined over this period, with a significant decrease from 2023 to 2024 of over 10,000 tons. WM reported and verified this unusual decrease in disposal tonnage. The cause of the decrease is unknown. Recycling and yard waste diversion have remained relatively constant over the same period. Figure 3-5 shows the trends in generation and management of residential MSW from 2020 to 2024.

Figure 3-5: Residential MSW Generation Trends, 2020-2024 (Tons)[1]



[1] Data primarily from the Wyandotte County Solid Waste Committee 2024 Annual Meeting, with supplemental facility data (e.g., Ripple Glass).

On average, each single-family resident of the County generates a total of 740 pounds of residential MSW per year. This includes 710 pounds of material disposed of in landfills and 25 pounds of material recycled through curbside collection and drop-off programs. Based on 2024 data, the County's residential recycling rate is 4.1 percent, including HHW and e-waste. Table 3-2 provides a breakdown of the current residential disposal and recycling quantities on a total and per-capita basis.

Table 3-2: Residential MSW Generation, 2024

MSW Type	Total Tons	Pounds per Capita	Percentage
Disposal			
Trash	47,852	710	96%
Recycling[1]			
Recyclables	1,694	25	3.4%
Yard Waste	317	5	0.6%
HHW	52	0.7	0.1%
Total Recycling	**2,063**	**31**	**4.1%**
Total Generation	**49,915**	**740**	

[1.] Sum of values may not equal total due to rounding

Various charitable entities, such as Goodwill, the Salvation Army, and religious institutions within the County, accept clothing and household items for donation and reuse, which would otherwise be disposed of in landfills with residential trash. The quantities of residential reuse materials are unknown, but are likely currently a small proportion of total MSW generation.

3.4.2 Commercial MSW Generation, Diversion and Disposal

The County's commercial sector generated an estimated 59,200 tons of MSW in 2024, accounting for 54 percent of total MSW. As previously described, commercial recycling data were unavailable, and no recycling activity was assumed in this sector to produce a conservatively high estimate for landfill disposal needs.

3.4.3 C&D Debris Generation, Diversion and Disposal

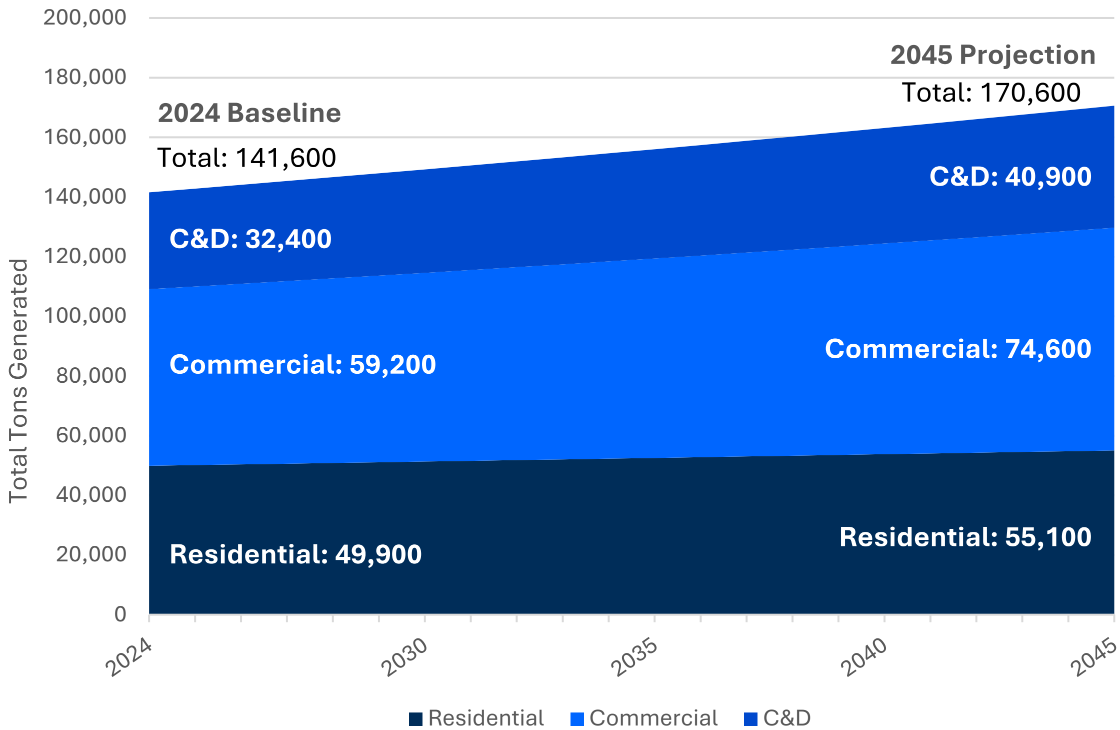
The County generated an estimated 32,400 tons of C&D debris in 2024. Recycling C&D debris is a challenge due to factors such as the commingled nature of material generated by projects, special collection or hauling requirements, and specialized equipment needed to separate or process materials. Available data on quantities of recycled C&D debris are limited, and nearly all material is assumed to be disposed of in landfills.

3.5 Projected MSW Generation, Recycling, and Disposal

Population and economic growth typically drive the increase in MSW quantities the County will see over the planning period. Per-capita and per-employee material generation estimates were applied to the single-family population projections to develop the total County residential MSW generation forecast through 2045. Generation, diversion, and disposal rates were assumed to remain constant throughout the planning period to provide conservative total quantity estimates for management purposes. The County could see decreased per-capita and per-employee generation rates and/or increased recycling rates if continued solid waste reduction and recycling initiatives are impactful.

Figure 3-6 presents the projected solid waste generation for the residential, commercial, and C&D sectors through 2045, based on current generation levels and population and employment projections.

Figure 3-6: County Solid Waste Generation Forecast by Sector, 2024-2045 (Tons)[1]



[1.] *Sum of values may not equal total due to rounding*

3.6 Waste Characterization

Waste characterization is the analysis of the composition of a waste stream on a detailed level. A waste characterization study includes sorting trash into material types to identify the amounts of paper, glass, plastic, food waste, etc. that make up the material disposed of in landfills. This information is valuable for identifying and targeting material types and other challenges in future planning efforts, and for informing the development of recycling programs and educational campaigns. Waste characterization results can provide insight into the types and quantities of recyclable materials currently disposed of in landfills, and therefore the potential for increased material recovery and recycling rates.

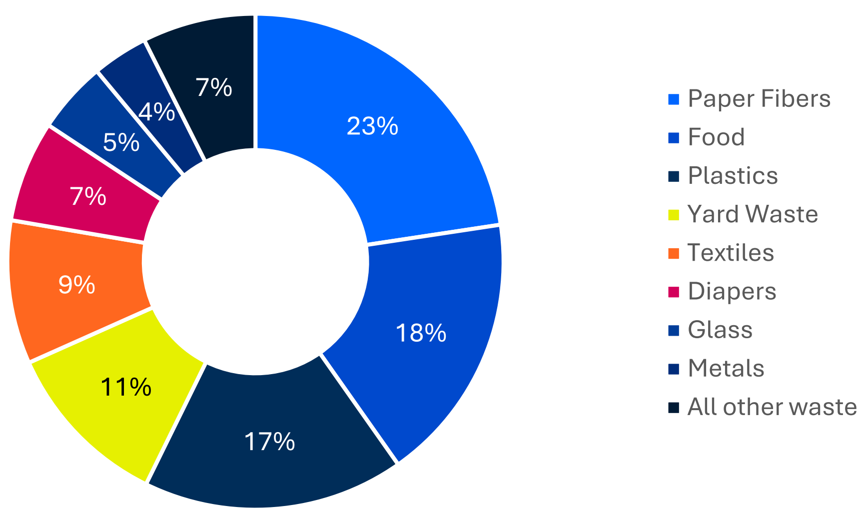
The composition of MSW material disposed of in landfills (including recyclable and non-recyclable material) varies from region to region, influenced by factors such as the ratio of residential to commercial sectors, access to recycling programs, and vegetation. The materials currently disposed of include both recyclable and non-recyclable materials, but the proportions of material that could be recycled versus that which would continue to be disposed of are unknown. It is important to recognize that there are challenges in capturing all recyclable material. Even if a material has the potential to be recycled or diverted, it may be impractical from a cost and/or environmental perspective for all materials to be recycled due to factors such as:

- Lack of recycling infrastructure;
- Contamination of recyclable materials;
- Access to end markets; and
- Need for additional public education and outreach.

In 2015 and 2016, the Johnson County Department of Health and Environment (JCDHE) commissioned a series of waste characterization studies at three of Johnson County's largest waste disposal and management facilities, including Johnson County Landfill, the City of Olathe Transfer Station, and the Hamm Olathe C&D Debris Landfill.[14] The study included an analysis of MSW loads generated within Wyandotte County and disposed of at Johnson County facilities. This section presents the results of these waste characterizations for MSW material generated in Wyandotte County by sector (residential and commercial), based on detailed material type distribution data.

Residential Waste Characterization. Figure 3-7 presents the residential waste characterization for Wyandotte County. Paper fibers (23 percent) and food waste (18 percent) are the two most abundant material types, together comprising approximately 40 percent of all residential MSW disposed of in landfills. Plastics account for another 17 percent of disposed residential MSW. Yard waste is the next most prominent component, accounting for 11 percent of landfilled residential MSW.

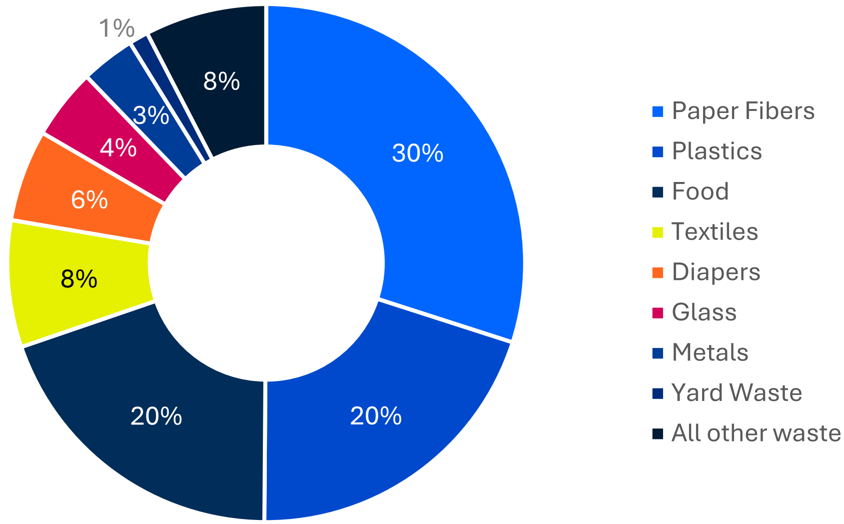
Figure 3-7: Residential MSW Waste Characterization, Wyandotte County



Commercial Waste Characterization. Figure 3-8 presents the commercial waste characterization of Wyandotte County. The three most abundant types of disposed commercial MSW are the same as for residential MSW, with paper fibers comprising 30 percent of the stream, followed by food waste and plastics, each making up 20 percent. The high percentage of paper fibers can likely be attributed to the large volumes of cardboard and office paper generated by many businesses.

[14] Engineering Solutions & Design, Inc. (September 30, 2016). *Johnson County Solid Waste Characterization Study*. Johnson County Solid Waste Characterization Study, 2016.

Figure 3-8: Commercial MSW Waste Characterization, Wyandotte County



3.7 Generation, Recycling, and Diversion Analysis

The County's diversion rate lags behind the state and national averages. The State of Kansas has a diversion rate of 31 percent, and the national average is 32 percent.[15] This represents opportunity to increase the diversion in the County by increasing participation in recycling and yard waste diversion. Based on the Waste Characterization Study, County residents are throwing away recyclable materials. The potential materials that could be diverted through recycling could increase the diversion by 30 percent. While it is not likely that all potential material will be captured through recycling, there is a significant opportunity to divert more recyclables.

Yard trimmings accounted for 11 percent of total residential MSW generation and food waste accounted for 18 percent. These organic materials have the potential to be diverted from the landfill, presenting a significant opportunity to increase diversion through composting.

[15] U.S. EPA. (December 2020). *Advancing Sustainable Materials Management: 2018 Fact Sheet.* Advancing Sustainable Materials Management: 2018 Fact Sheet, Assessing Trends in Materials Generation and Management in the United States, December 2020.

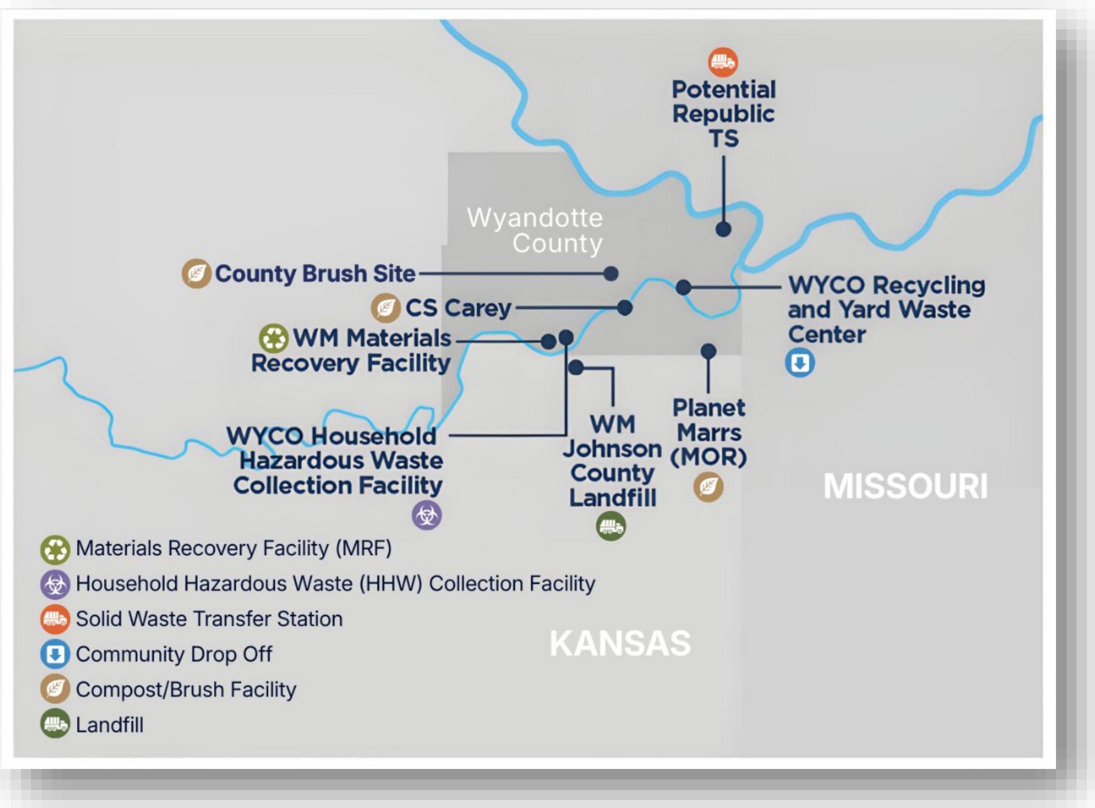
4.0 Facilities

This section provides an overview of existing solid waste processing and disposal facilities located within the County and the surrounding region, including MSW and C&D landfills, MRFs, transfer stations, organics processing facilities, and HHW facilities. The availability of local processing and disposal facilities will impact many of the County's decisions regarding MSW management, the structure by which residents and commercial establishments provide solid waste services, and the timing of implementation for various recommendations.

4.1 Current System Review

Figure 4-1 identifies locations of solid waste facilities in and around the County. Additional regional facilities and their remaining life are discussed within this section.

Figure 4-1: Solid Waste Facilities in and Around Wyandotte County



4.1.1 MSW Landfills

There are currently no operational Subtitle-D (permitted to accept MSW) landfills within the County. However, several MSW landfills serve the County through regional disposal services. The majority of residential waste is sent to the Johnson County Landfill, and commercial waste is likely disposed of at a number of regional facilities used by commercial waste haulers. Table 4-1 identifies regional MSW landfills currently in operation within the surrounding area.

Table 4-1: Regional MSW Landfills

State	Facility	Owner	Location
KS	Johnson County Landfill	WM	Shawnee, Johnson County
KS	Hamm Landfill	N.R. HAMM	Lawrence, Jefferson County
MO	Courtney Ridge Landfill	Republic	Sugar Creek, Jackson County
MO	Central Missouri Landfill	GFL	Sedalia, Pettis County

Johnson County Landfill. The Johnson County Landfill, located at 17955 Holliday Dr, is owned and operated by WM. The landfill is the primary location for disposal of solid waste generated in the County. The 850-acre property includes 500 acres permitted for MSW and C&D waste disposal.

Hamm Landfill. The Hamm Landfill, located at 16984 3rd St, is owned and operated by Hamm Companies. At the time of this SWMP development, Hamm Landfill was purchased by Republic Services. The landfill accepts waste from both Kansas and Missouri and serves as a regional landfill resource.

Courtney Ridge Landfill. The Courtney Ridge Landfill, located at 1701 N State Route 291, is owned and operated by Republic Services. The landfill accepts waste from both Missouri and Kansas and serves as a regional landfill resource.

Central Missouri Landfill. The Central Missouri Landfill, located at 24461 Oak Grove Lane, is owned and operated by GFL. The landfill accepts waste from both Missouri and Kansas and serves as a regional landfill resource.

4.1.2 C&D landfills

There are currently no active, permitted C&D landfills in the County. All material generated within the County is hauled out of the County for disposal. Table 4-2 identifies the regional C&D landfills currently in operation in the surrounding area. Additionally, all MSW landfills accept C&D waste.

Table 4-2: Regional C&D Landfills

State	Facility	Owner	Location
KS	APAC-Stanley C&D Landfill	APAC-Stanley	Overland Park, Johnson County
KS	Hamm Olathe C&D Landfill	N.R. Hamm	Olathe, Johnson County
KS	Asphalt Sales Company C&D Landfill	Asphalt Sales Company	Olathe, Johnson County
KS	Lone Elm C&D Landfill	N.R. Hamm	Olathe, Johnson County

APAC-Stanley C&D Landfill. The APAC-Stanley C&D Landfill, located at 7100 W 167th St, is owned and operated by Holliday Sand & Stone Company. The landfill accepts the greatest amount of C&D material among the surrounding C&D landfills.

Hamm Olathe C&D Landfill. The Hamm Olathe C&D Landfill, located at 23775 159th St, is owned and operated by Hamm Companies. The landfill accepts lower amounts of material than other surrounding C&D landfills, though the facility's accepted tonnages have remained constant each year.

Asphalt Sales Company C&D Landfill. The Asphalt Sales Company C&D Landfill, located at 2717 S 88th St, is owned and operated by Asphalt Sales Company. The landfill accepts the second most amount of C&D material compared to surrounding C&D landfills.

Lone Elm C&D Landfill. The Lone Elm C&D Landfill, located in Olathe, KS, was purchased from APAC in 2018 and no longer accepts waste. The landfill has the potential to serve as a valuable regional resource as landfill capacity decreases.

4.1.3 MRFs

There are several MRFs serving the County, with only one, WM MRF, located within the County. Some facilities operate in a manner typical of large MRFs, using a combination of large processing equipment and manual labor to sort and process recyclable materials, and accept the typical range of materials seen in most single-stream recycling programs, while other facilities focus on specific materials such as paper and cardboard. Generally, they accept material from both commercial and municipal collection and hauling operations, as well as from residential and commercial sources. Table 4-3 identifies the local and regional MRFs in the County and the surrounding area.

Table 4-3: Local and Regional MRFs

State	Facility	Owner	Location
KS	WM MRF	WM	KCK, Wyandotte County
KS	MARCK MRF	MARCK	Gardner, Johnson County
KS	Hamm MRF	N.R. Hamm	Lawrence, Jefferson County
MO	Midwest Shredding MRF	Midwest Shredding	KCK, Jackson County
MO	GFL MRF	GFL	Harrisonville, Cass County

WM MRF. The WM MRF, located at 17955 Holliday Dr, is owned and operated by WM. The facility is the largest MRF in the metropolitan area, with a capacity of 120,000 tons annually.

MARCK MRF. The MARCK MRF, located at 800 N Center St, is owned and operated by MARCK. The facility focuses on source-separated material specific to industrial sources and does not accept commingled material.

Hamm MRF. The Hamm MRF, located at 16984 3rd St, is owned and operated by Hamm. The facility is comparable to the WM MRF in that it is a large facility that processes commingled material and serves much of its surrounding County.

Midwest Shredding MRF. The Midwest Shredding MRF, located at 501 Atlantic St, is owned and operated by Midwest Shredding Service. The facility focuses on source-separated material specific to commercial and industrial sources and does not accept commingled material.

GFL MRF. The Green For Life Environmental (GFL) MRF, located at 19212 E 231st St, is owned and operated by GFL. The facility is the second largest MRF serving the County and processes large volumes of material.

4.1.4 Transfer Stations

There are currently no operational transfer stations within the County; however, the role of transfer stations may grow as regional landfill capacity decreases.

Republic Transfer Station. The Republic Transfer Station, located at 3150 N 7th Street Trafficway, is owned by Republic Services. The facility previously operated as a transfer station but has been closed for over 20 years. Republic Services has decided to delay the reopening of this facility indefinitely. It is currently used for solid waste collection, fleet maintenance and storage for dumpsters and roll-off containers. It would undergo significant site improvements prior to reopening to meet current regulatory standards.

4.1.5 Organics Processing Facilities

There are several organics facilities both within the County and in the surrounding region. All of the noted facilities process solely yard waste, except for Missouri Organic Recycling, which also processes food waste. Table 4-4 identifies the local and regional organics processing facilities in the County and the surrounding area.

Table 4-4: Regional Organics Processing Facilities

State	Facility	Owner	Location
KS	Woodland Lawn and Tree, Inc.	Woodland Lawn and Tree, Inc.	KCK, Wyandotte County
KS	Planet Marrs Recycling	Missouri Organic Recycling	KCK, Wyandotte County
KS	CS Carey	CS Carey, Inc.	KCK, Wyandotte County
KS	UG Brush Site	UG	KCK, Wyandotte County
KS	Johnson County Landfill	WM	Shawnee, Johnson County
MO	Missouri Organic Recycling	Missouri Organic Recycling	KCMO, Jackson County

Woodland Lawn and Tree, Inc. Woodland Lawn and Tree, Inc., located at 301 S 59th Ln, is owned and operated by Woodland Lawn and Tree, Inc. The facility exclusively handles yard waste generated by its internal operations.

Planet Marrs Recycling. Planet Marrs Recycling, located at 2701 Roe Lane, is leased by Missouri Organic Recycling. The facility exclusively handles yard waste and is open to the public for drop-off at a fee. Products may also be purchased from this location.

CS Carey, Inc. CS Carey, Inc., located at 6319 Kansas Ave, is owned and operated by CS Carey, Inc. The facility is a land-clearing and mulching company that exclusively handles yard waste. Ground mulch material is processed and available for purchase.

County Brush Site. The County Brush Site, located at 82nd and Riverview, is owned and operated by the County. The site serves as a drop-off location for yard waste generated in the County and partners with CS Carey to process the material and return mulch to the community.

Johnson County Landfill. The Johnson County Landfill, located at 17955 Holliday Dr, is owned and operated by WM. The Landfill operates a permitted composting facility within the Johnson County Landfill boundaries. Materials received at this location include yard trimmings and tree brush. The materials are primarily generated from residential haul routes in Johnson County, as well as from regional commercial landscaping companies and from residential drop-off through their customer convenience center.

Missouri Organic Recycling. Missouri Organic Recycling, located at 2827 S 12th St, is owned and operated by Missouri Organic Recycling. The facility is the only regional facility permitted to accept and compost food waste in addition to yard waste. The facility collects food waste from commercial entities, yard waste from the City of KCMO, residential drop-off locations, and other suppliers. They produce basic and enhanced compost as well as grounded and colored mulch.

4.1.6 HHW Facilities

There is currently only one HHW facility within the County, the KCK HHW Facility.

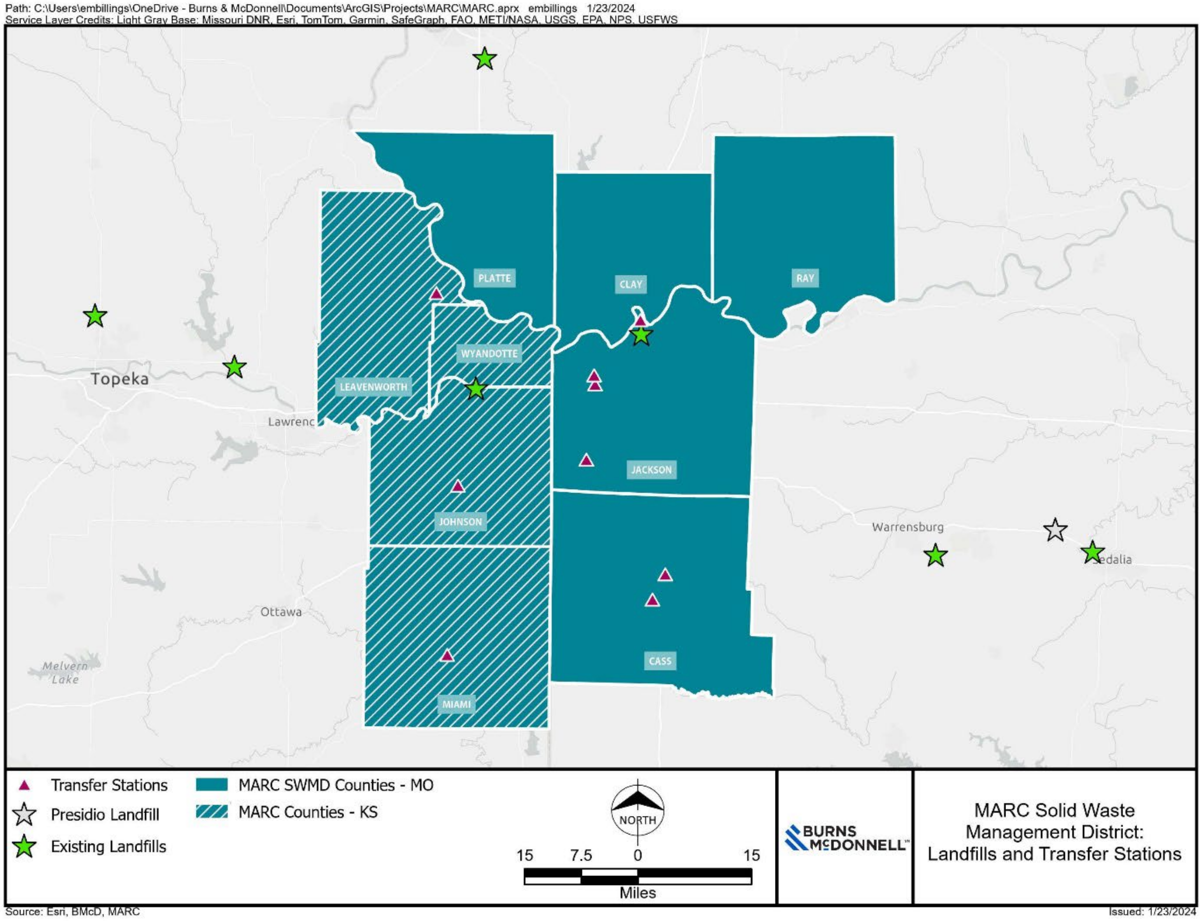
KCK HHW Facility. The KCK HHW Facility, located at 2443 S. 88th Street, is owned and operated by UG. The facility serves as the location for HHW drop-off events, held once a month and open to County residents.

4.2 Landfill Capacity Analysis

MARC recently completed a regional landfill capacity study to inform local solid waste planning. This was not an evaluation of any specific landfill; seven active MSW landfills serving the region were evaluated to develop a forecast of regional landfill capacity. The study considered the population of an eight-county region across Kansas and Missouri as depicted in Figure 4-2. Eleven potential scenarios were considered, each with factors that could impact capacity, such as population growth, expansion of capacity at existing landfills, development of a new landfill, additional waste diversion, and per capita waste generation growth. The results indicated the region has anywhere from 19 to 37 complete years of landfill capacity remaining[16].

[16] Mid-America Regional Council. (2024). *Regional Landfill Capacity Study, 2024*.

Figure 4-2: Landfill Capacity Study, Study Area and Infrastructure



There are three active MSW landfills in Kansas with approximately 95,800,000 cubic yards (CY) of remaining capacity and four active MSW landfills in Missouri with approximately 37,000,000 CY of remaining capacity (as of 2021). The total annual fill rates of Kansas and Missouri landfills are similar at 2.6 million CY and 2.1 million CY, respectively. Table 4-5 provides the total remaining capacity and annual fill rates for both states in the study area. Landfills in Kansas account for approximately 72 percent of the remaining capacity serving the region. Therefore, as Missouri landfills reach capacity and close, the region will become more reliant on Kansas landfills, particularly the Johnson County Landfill and Hamm Landfill.

Table 4-5: State Fill Rate and Capacity Comparisons

State	Annual Fill Rate (CY)	Remaining Capacity (CY)	Percent of total Remaining Capacity
Kansas	2,600,000	95,800,000	72%
Missouri	2,100,000	37,000,000	28%

WM has publicly stated that it is evaluating multiple options for a future landfill to serve the region. WM has provided no specific information about the location or timeline, but has indicated that they are pursuing options as the Johnson County Landfill closure approaches.

5.0 Residential Curbside Collection

Residential curbside collection services apply to single-family homes or structures with one to four housing units. While multifamily properties such as apartment buildings, condos, and assisted living facilities are occupied by County residents, waste from these properties is typically collected and commingled with commercial sector waste and therefore discussed as commercial waste. This section reviews single-family residential curbside collection services established through each city within the County.

5.1 Current System Review

Each municipality in the County contracts for residential solid waste services independently with a single private-sector provider. Each city charges residents through monthly utility bills which includes the cost of solid waste and recycling services. An overview of each municipality's services is described below. Services vary by contract and are outlined in Table 5-1.

Table 5-1: Residential Curbside Collection Services by Municipality

Municipality	Service Provider	Trash	Recyclables	Yard Waste	Bulky Items
KCK *Non-Pilot Program Current System*	WM	Weekly collection, no carts provided (personal carts/containers of residents)	Weekly collection, no carts provided (personal carts/containers of residents)	Commingled with trash for landfill disposal	Weekly collection
KCK *Cart Pilot Program Current System*	WM	Weekly Collection, 96-gallon carts	Weekly Collection, 96-gallon carts	Weekly collection, compostable bags and/or bundles (10 bags/bundle limit)	Collected by the provider upon request, up to 3 items per week
Bonner Springs	WM	Weekly Collection, 96-gallon carts	Bi-weekly collection, 96-gallon carts	Weekly collection (Mar.-Dec.) (10 bags/bundle limit)	Collected by the provider upon request for a fee
Edwardsville	KC Disposal	Weekly Collection, 95-gallon carts	Weekly Collection, 95-gallon carts	No service included	Collected by the provider upon request for a fee

5.1.1 City of KCK

The City of KCK is serviced under a contract agreement with WM for residential curbside collection through 2032. WM's services were updated in 2025 as part of a Memorandum of Understanding (MOU) between WM and the Unified Government for services in KCK. Under the MOU, a pilot program was initiated to provide weekly residential trash and recycling collection in 96-gallon carts provided by WM. Yard waste is also collected weekly in no more than 10 bags/bundles per week. Bulky items can be collected weekly upon request, with a limit of 3 per week. Changes to services were implemented as part of a two-phase pilot program. Phase I, initiated in August 2025, implemented service changes in a portion of the City. Phase II was then initiated in March 2026 to implement service changes to additional homes in the City. In preparation for the service transitions, the Unified Government completed numerous education and outreach efforts in KCK, including sending postcards/mailers to residents, posting pilot program information on the solid waste webpage, and publishing an article on the County's main webpage to introduce the program.

Residences not included in the pilot program receive curbside service pursuant to the existing solid waste collection agreement with WM. Under the terms of this agreement, residents receive weekly trash collection in personal containers; weekly recycling collection in personal containers; weekly yard waste collection commingled with trash; and weekly bulky item collection at the curb with no set-out quantity or frequency limits.

5.1.2 City of Bonner Springs

The City of Bonner Springs was historically under the same contract as KCK. In 2024, the City of Bonner Springs went out to bid and is now serviced under its own contract agreement with WM for residential curbside collection. Under this contract, residential trash is collected weekly, and recycling is collected biweekly, both in 96-gallon carts provided by WM. Yard waste is also collected weekly on a seasonal basis in no more than 10 bags/bundles per week. Bulky item collection is not part of regular collection service; however, residents can request a bulky item pickup from WM for an additional fee.

5.1.3 City of Edwardsville

The City of Edwardsville is serviced under a contract agreement with KC Disposal for residential curbside collection. Under this contract, residential trash and recycling are collected weekly in 95-gallon carts. Yard waste and bulky item collection is not part of the contract agreement; however, residents can request a bulky item pickup from KC Disposal for an additional fee.

5.1.4 Illegal Dumping and Litter Prevention

Each city is responsible for responding to illegal dumping and developing strategies to decrease its occurrence. The City of KCK currently responds to illegal dumping through the Unified Government Building & Logistics Division, in coordination with both the Parks & Recreation and Street Maintenance Departments. The primary offenders of illegal dumping are believed to be commercial generators. The City of KCK initiated dumpster days to provide an alternative free disposal opportunity for bulky items and is more thoroughly discussed in Section 7.0. Further discussion regarding options for addressing Illegal dumping is included in Section 6.0 and Section 9.0 respectively.

5.2 SWMP Implementation Progress

The previous SWMP, published in 2020, established a series of recommendations intended to advance SWMP goals. Evaluating progress toward each of these recommendations provides a baseline for developing updated recommendations through current planning efforts. Recommendations made in the previous 2020 SWMP as well as the status of progress achieved to date, are summarized below in Table 5-2.

Table 5-2: Residential Curbside Collection Implementation Progress

2020 SWMP Recommendations	SWMP Implementation Progress through 2025
Residential Trash Collection	
Transition to cart-based trash service	• KCK established an MOU agreement to provide cart-based curbside collection; first as a pilot program, then anticipated to be implemented over the entire service area. 96-gallon trash carts are provided to residents included in the MOU pilot program. • Bonner Springs entered into its own contract with WM starting in 2025. This is a cart-based system that includes trash and recycling. • Edwardsville contracts with KC Disposal for the cart-based collection of trash and recycling.
Residential Recycling Collection	
Provide all customers with a collection container / Transition to a cart-based service	• KCK established an MOU agreement to provide cart-based curbside collection; first as a pilot program, then anticipated to be implemented over the entire service area. 96-gallon recycling carts are provided to residents included in the MOU pilot program. • Bonner Springs entered into its own contract with WM starting in 2025. This is a cart-based system that includes trash and recycling. Residents may request additional recycling containers at no additional fee. • Edwardsville contracts with KC Disposal for the cart-based collection of trash and recycling.
Seek a variety of options in the procurement of services	• Bonner Springs conducted a procurement of services in 2024 and entered into a contract with WM starting in 2025. • KCK's contract is set to expire in 2032.
Residential Bulky Item Collection	
Reduce bulky item collection frequency	• KCK established an MOU agreement to provide cart-based curbside collection; first as a pilot program, then anticipated to be implemented over the entire service area. Bulky Item collection is now restricted in the pilot area to 3 items per week upon pickup request. • Bonner Springs entered into a contract with WM starting in 2025. Bulky item collection must be requested for pickup. • Edwardsville contracts with KC Disposal for the cart-based collection of trash and recycling. Bulky item collection must be requested for pickup.
Illegal dumping prevention	• Implementation of "Dumpster Days" events for the drop off of bulky items.
Residential Organics Collection	
Provide separate yard trimmings collection	• KCK established an MOU agreement to provide cart-based curbside collection; first as a pilot program, then anticipated to be implemented over the entire service area. Yard waste in the pilot area is now set out in paper bags with the intent of future separate collection. • Bonner Springs entered into a contract with WM starting in 2025. This is a cart-based system that includes trash and recycling. Yard waste is now set out in paper bags and collected weekly, with a limit of 10 bags/bundles.

5.3 Options and Recommendations

A range of options and recommendations related to residential curbside collection were evaluated to maintain efficient and effective solid waste services while increasing diversion. Based on the current system review and evaluation of options, the following options and recommendations are provided for the residential curbside collection sector. No specific options are evaluated for the City of Edwardsville and the City of Bonner Springs. The following options are evaluated for KCK.

Options

- **Current System.** KCK is actively piloting a cart-based curbside collection service through an MOU with WM. This service is not yet permanent. As a pilot initiative, the program is being evaluated to assess potential long-term implementation. Residents receive cart-based trash and recycling collection weekly, yard waste collection weekly in bundles, and bulky item collection up to three times per week after call-in.
- **Roll the carts pilot program out Citywide.** The carts pilot program does not establish permanent cart-based curbside collection. Upon its completion, the Unified Government and KCK must determine whether to formally transition to a permanent cart-based collection system for KCK or revert to the previous collection system. Operationally, a permanent transition would standardize service delivery, improve route efficiency through automated collection, and enhance worker safety by reducing manual handling. Maintaining the pilot program call-in service for bulky items and established yard waste setout limits would preserve service flexibility while managing operational costs and setout volumes. Changes to the bulky item collection program should be thoroughly communicated with the public to prevent any resulting illegal dumping. Overall, the transition represents low operational challenges with long-term efficiency, safety, and service consistency benefits once integrated into standard collection practices.
- **Return to the previous system – return carts.** Upon the completion of the pilot program, the Unified Government and KCK have the option to resume the practice of prior curbside collection which included no set out limits, and no cart-based collection. This option would decrease operational efficiency and diversion and reinstate prior negative environmental and aesthetic impacts.

Recommendations

1. **Roll the carts pilot program out Citywide in KCK.** Based on the successful carts pilot program, create a formal, phased timeline to roll out cart-based collection across the entire city of KCK. Additionally, maintain the call-in service for bulky items and yard waste collection limits. This standardized service, increases worker safety, improves collection efficiency, and maintains a cleaner environment.

6.0 Commercial and Multifamily Residential

The commercial sector includes material generated by commercial, institutional, and multifamily properties. Examples of these commercial properties include restaurants, retail, offices, schools, hospitals, industrial facilities, and apartment complexes.

6.1 Current System Review

While multifamily properties are occupied by the residential sector, waste from these properties is commingled with commercial sector upon collection and therefore considered commercial waste. There is significant diversity in the amounts and types of waste collected, collection frequencies, container types, and the collection vehicles that service various generator types.

Commercial. The County's commercial properties contract for trash and recycling collection services through private haulers under an open-market system. Services are typically provided via dumpsters, roll-off containers, or compactors and vary by hauler. There are no County or City solid waste regulations pertaining to commercial entities or commercial MSW haulers.

Multifamily. Multifamily residential refers to residential properties within the County that do not receive curbside service under the County's residential solid waste and recycling program. This includes properties with more than four individual housing units (e.g., apartment complexes, condominiums, assisted living facilities, etc.) and select trailer courts.

Recycling for both commercial and multifamily properties is an optional additional service and is not provided by all commercial haulers. There are currently no requirements for the provision of recycling services to commercial or multifamily properties, although some properties choose to offer them. Limited space or an inconvenient configuration can be restrictive for properties looking to provide recycling collection. The recycling drop-off facilities are free, and use by commercial and multifamily generators is encouraged; however, ease of service and convenience are important factors that affect participation in any program.

The commercial sector presents a significant opportunity for waste diversion. However, because there is no current requirement to report commercial generation data, there are limitations in understanding quantities, diversion, generators, and material types. Reporting requirements would assist in future efforts to promote diversion and waste minimization.

6.2 SWMP Implementation Progress

The previous SWMP, published in 2020, established a series of implementable recommendations intended to advance SWMP goals. Evaluating progress toward each of these recommendations provides a baseline for developing updated recommendations as part of current planning efforts. Recommendations made in the previous 2020 SWMP, as well as the status of progress achieved to date, are summarized below in Table 6-1.

Table 6-1: Commercial and Multifamily Residential Implementation Progress

2020 SWMP Recommendations	SWMP Implementation Progress through 2025
License haulers	• No progress to date.
Business license requirements for solid waste removal	• No progress to date.
Provide education and outreach	• No progress to date.

6.3 FIFA World Cup and Chiefs Stadium

The 2026 FIFA World Cup will occur within the timeframe of this 5-year SWMP update. While KCK is not designated as a host city, KCMO is expected to serve as an official host location and is anticipated to generate increased regional activity. Additionally, several World Cup teams are confirmed or expected to use facilities in the Kansas City area as base-camp training sites for the 2026 FIFA World Cup, including the Sporting Kansas City Training Centre in KCK. These base camps will be used by teams to prepare for matches, including practice sessions, player workouts, team meetings, and staff operations. These activities may result in localized, temporary increases in solid waste generation associated with tourism, hospitality, and event-related operations.

KCK has experience hosting major sporting and entertainment events that generate short-term surges in waste generation. Historically, these increases have been managed through private contracts between facilities and their respective private haulers. The County does not own or directly manage waste generated at private event venues or commercial establishments and does not anticipate operational changes to its publicly managed residential collection systems as a result of World Cup-related activities. No capital improvements or new infrastructure development are anticipated to be required to manage waste associated with the event.

Private sector disposal and processing facilities serving the region, as described in this SWMP, are accustomed to managing fluctuating volumes associated with major regional events. Additional disposal costs associated with World Cup-related activities are expected to be addressed through private contractual arrangements between generators and haulers.

Looking beyond 2026, potential future development of a new Chiefs stadium within KCK, could result in sustained changes in commercial waste generation patterns in the County. The new stadium site will feature mixed-use development that could include sports, entertainment, dining, shopping, offices, hotels, and residential properties.[17] At this time, no specific modifications to solid waste infrastructure are anticipated; however, continued coordination with regional stakeholders will be necessary should large-scale development occur during the planning horizon. The County has the opportunity to implement waste diversion policy requirements as part of the special use permit or other regulatory means, and encourage and support access to recycling within the development and ongoing use.

[17] Kansas Office of the Governor. (December 2025). *Gov. Kelly and Kansas City Chiefs Announce Agreement On Plans for State-of-the-Art Domed Stadium in Kansas*. Kansas Office of the Governor | Newsroom.

6.4 Options and Recommendations

A variety of strategic options and recommendations were considered based on the review of the current system. Options were evaluated at a high level based on impacts on diversion, illegal dumping, operational efficiency, administrative resources, and other pertinent variables, as applicable. This section will evaluate each option and provide recommendations for the commercial and multifamily residential sectors.

Options

- **Current system.** The County's commercial properties contract for trash and recycling collection through private haulers under an open-market system. Services are typically provided via dumpsters, roll-off containers, or compactors and vary by hauler. There are no County or City solid waste regulations pertaining to commercial entities or commercial MSW haulers. This option would include making no changes to the current system and, therefore, no impact on diversion or administrative burdens.
- **Commercial hauler license.** The County does not currently maintain a formal registration or monitoring system for companies providing commercial solid waste collection services, limiting visibility into commercial waste generation data, verification of recycling service availability, and enforcement of future solid waste ordinances. This option would include establishing a commercial hauler licensing program that requires all entities collecting commercial solid waste within County boundaries to register annually, pay a licensing fee, and report the tonnage of waste and recyclables collected. While the anticipated near-term diversion impact is modest, the program would improve hauler accountability and is projected to contribute to reductions in illegal dumping. Implementation would require administrative procedures for registration, reporting, compliance monitoring, and fee collection, representing a moderate administrative effort. Program costs are expected to be modest to moderate and could be partially or fully offset through licensing fee revenue.
- **Diversion requirements at Chiefs stadium complex.** The Unified Government and KCK could evaluate comprehensive strategies for waste diversion, including policy and regulatory requirements for a zero-waste action plan, mandatory diversion minimums, and strict procurement policies. Coordination with key policymakers is critical early on to secure inclusion in any special-use permits or similar regulatory authorities.
- **Business license requirement for solid waste removal.** Inadequate subscription to solid waste services among commercial establishments can create public health concerns, including overflowing containers and increased risk of illegal dumping. This option would include amending the County's business licensing process to require applicants to provide documentation of active solid waste and recycling service with a licensed hauler as a condition of issuance or renewal. The strategy is projected to positively affect diversion by expanding service coverage and improving recycling access, while also reducing illegal dumping by minimizing unserved or underserved businesses. Implementation would require coordination between business licensing and solid waste oversight functions, representing a moderate administrative effort. Direct new program costs to the County are anticipated to be minimal.
- **Improve building permits to include enclosures.** A persistent barrier to recycling in commercial and multifamily developments is the lack of adequately sized and accessible space for both trash and recycling containers, limiting long-term diversion potential. This option would include updating the County's building code and development standards to require applicable new construction and substantial renovations to incorporate dedicated, appropriately sized, and accessible enclosures

for both material streams as part of the development review process. Integrating these requirements into standard plan review procedures would ensure new development is designed to accommodate recycling, generating significant long-term diversion benefits with a limited but positive effect on illegal dumping. Following initial implementation, ongoing administrative burden and associated County costs are expected to be minimal.

Recommendations

1. **Commercial hauler license.** License commercial MSW haulers and require specifications for reporting waste and recycling haul data. Further requirements can be established through a licensing program, such as mandatory service provisions for specific types of waste (i.e., recyclables, organics). These measures will enhance transparency in waste management practices. A licensing program requires administrative and enforcement support to be successful.
2. **Diversion requirements at Chiefs' stadium complex.** Engage in conversations with leadership and stakeholders to identify and encourage policy for waste diversion at the future Chiefs stadium complex.
3. **Business license requirement for solid waste removal.** Require as a provision of the current business licensing program, that waste removal services are provided. All businesses that operate in a physical commercial building must include solid waste removal as part of their base level of utilities. Enforcement can be added to the Building Inspection, which is already a function of the License Division's process.
4. **Improve building permits to include enclosures.** Require new or renovated commercial and multifamily properties to construct enclosures that will accommodate recycling containers.

7.0 Residential Drop-Off Programs

Residential drop-off programs are essential services that supplement standard curbside collection by providing residents with designated locations to properly manage specific types of waste. These programs are a vital strategy for diverting recoverable materials from landfills, ensuring the safe disposal of HHW, and providing a responsible outlet for bulky items and electronics. By offering accessible disposal solutions for materials not accepted at the curb, drop-off programs also function as an effective deterrent to illegal dumping. This section outlines the framework of existing drop-off services available to residents across the County and specifically evaluates the KCK-owned/operated solid waste diversion programs. The following program summaries are informed by available participation and tonnage data, as well as qualitative insights from interviews with staff on operational practices and trends.

7.1 Current System Review

There are several drop-off diversion opportunities within the County. Some locations are owned and operated by KCK, while others are run privately. The Cities of Bonner Springs and Edwardsville do not own or operate any drop-off facilities, but residents can use the KCK facilities through interlocal agreements. Table 7-1 provides a list of residential drop-off opportunities throughout the County.

Table 7-1: Residential Drop-Off Opportunities in the County

Program/Site	Owner/ Operator	Location	Accepted Materials
Recycling			
Recycling & Yard Waste Center	KCK/UG	KCK	• Glass and common recyclables
WM Recycling Drop-Off Center	WM	Shawnee, KS	• Common recyclables
Ripple Glass Drop-Off Locations	Ripple	Multiple, Kansas City Metro Area	• Glass only
Yard Waste			
Recycling & Yard Waste Center	KCK/UG	KCK	• Grass clippings, trimmings, leaves, branches, and stumps
WM Yard Waste Drop-Off Center	WM	Shawnee, KS	• Grass clippings, trimmings, leaves, branches, and stumps
Bulky Items			
Dumpster Days Events	KCK/UG	KCK	• General bulky items and electronic waste
HHW			
HHW Facility	KCK/UG	KCK	• Common household hazardous materials

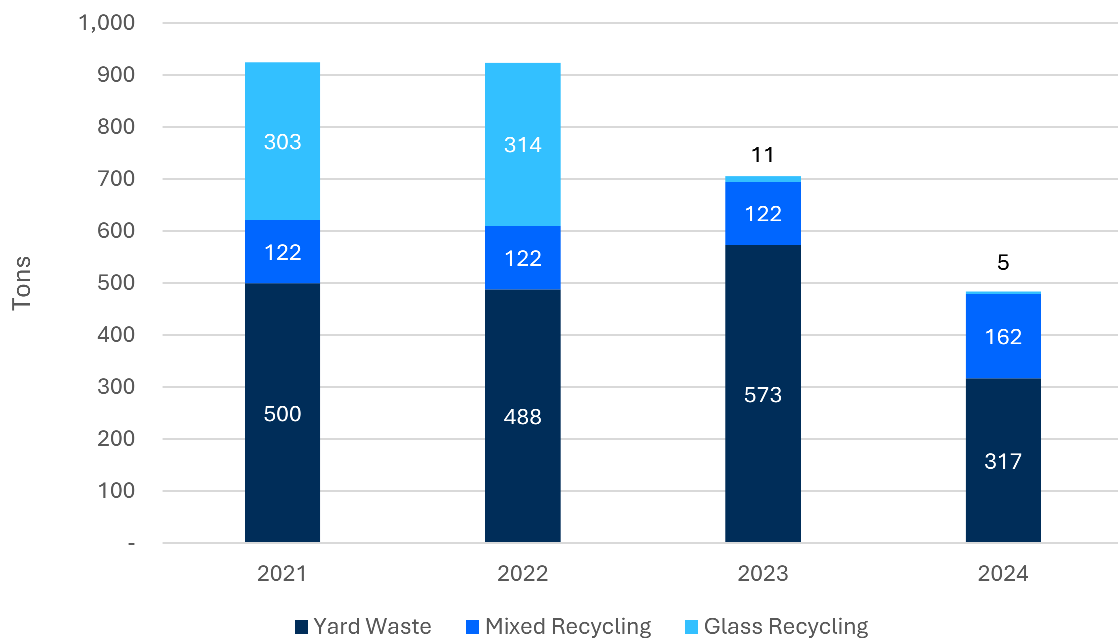
7.1.1 Recycling & Yard Waste Drop-Off Center

The Unified Government, on behalf of KCK, operates a permanent Recycling & Yard Waste Drop-Off Center (Center) located at 3241 Park Drive, available at no charge to residents. It is open year-round, three days per week (Thursday through Saturday). The Center accepts common recyclables, glass, and yard waste (grass clippings, trimmings, leaves, branches, and stumps). Yard waste material is ground into mulch and made available to residents at no cost through the Free Mulch Pilot Program.

Diversion tonnage

In 2024, the Center diverted approximately 317 tons of yard waste and 162 tons of recyclables, respectively. Recyclables collected at the Center have increased slightly since 2020; however, yard waste has decreased during the same time period. Yard waste tonnage varies annually due to seasonal conditions, including storm events, drought periods, and extended growing seasons, all of which influence the volume of vegetative material generated. Fluctuations in reported tonnage may also reflect operational factors, such as the implementation of policies that limit or restrict “contractor-generated” yard waste. It is also important to note that reported glass tonnage for 2023 and 2024 represents material collected from one active drop-off site, whereas tonnage reported in prior years reflects collection across seven sites. Figure 7-1 shows the breakdown of material collected at the facility over the last 4 years.

Figure 7-1: Recycling & Yard Waste Drop-Off Center Accepted Material (Tons)



Participation Data

The Center hosted approximately 6,600 total participants in 2024. 99 percent of those participants were residents of KCK, followed by 0.5 percent from Bonner Springs, and 0.5 percent from Edwardsville. Most participants utilized the Center for yard waste drop-off (71 percent), followed by 28 percent for recycling drop-off, and 1 percent for picking up mulch. According to discussions with Unified Government staff, most residents use the Center on Saturdays. Table 7-2 shows the number of participants by city and by material type.

Table 7-2: Recycling & Yard Waste Drop-Off Center Participation, 2024

Material Type	KCK	Bonner Springs	Edwardsville	Total Participants
Recycling	1,869	5	6	1,880
Yard Waste	4,627	25	27	4,679
Mulch	55	0	0	55
Total Participants	6,551	30	33	6,614

Operations and Evaluation

Program operations employ a half-time position; it is a struggle to keep the position filled; therefore, the program frequently relies on Solid Waste staff or personnel temporarily reassigned from other Unified Government departments. The one staff person is responsible for managing all on-site activities, including traffic control, material tracking, and general site supervision. The facility is secured by perimeter fencing and a main gate, with designated areas for yard waste and recycling collection. A security camera is in place to monitor site activity; however, there is no dedicated phone line available for staff communication, and staff typically work alone. Commingled recyclables are collected in four large roll-off containers before being serviced by WM. Yard waste is consolidated on-site before being transported by the Unified Government Street Department to a separate facility for processing into mulch by a third-party partner.

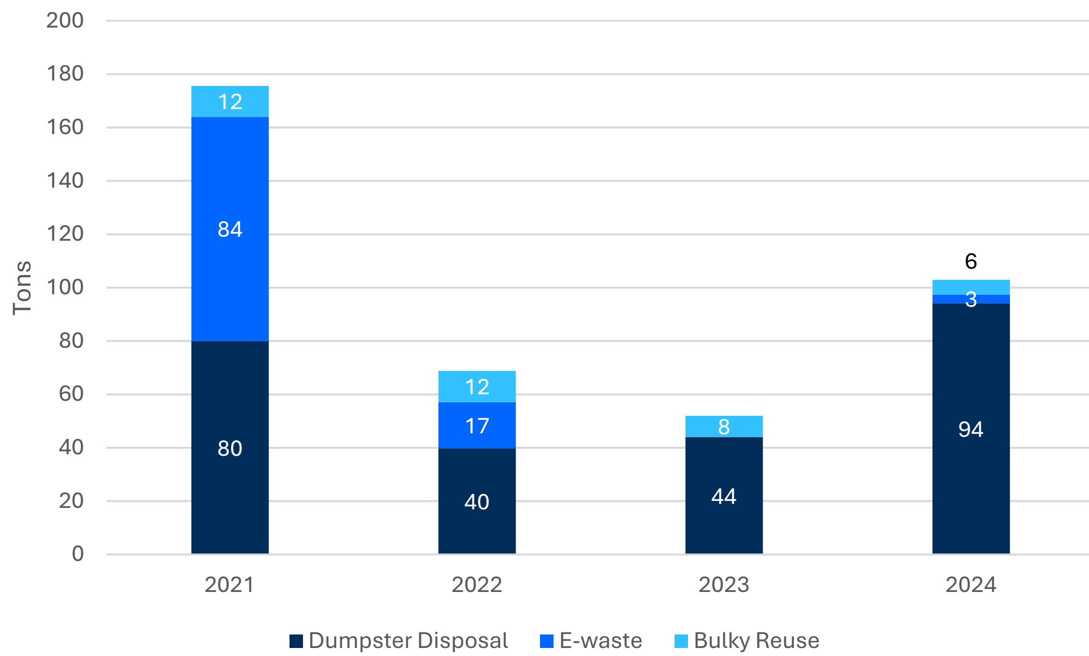
7.1.2 Dumpster Days Events

The Unified Government, on behalf of KCK, administers twice-annual Dumpster Days, providing residents with free drop-off for bulky waste and a fee for electronic waste. These events are reportedly heavily used by the community and are considered an effective strategy to prevent illegal dumping. Accepted materials include general bulky items and electronic waste.

Diversion tonnage

In 2024, the Dumpster Days Events collected approximately 3 tons of e-waste, 6 tons of bulky reuse, and 94 tons for disposal, respectively. This is up from previous years of 2022 and 2023, however, down from 2021, which saw the most material accepted at a Dumpster Days event. 2021 was the start of Dumpster Days events. Figure 7-2 provides an overview of accepted material at Dumpster Days since 2021.

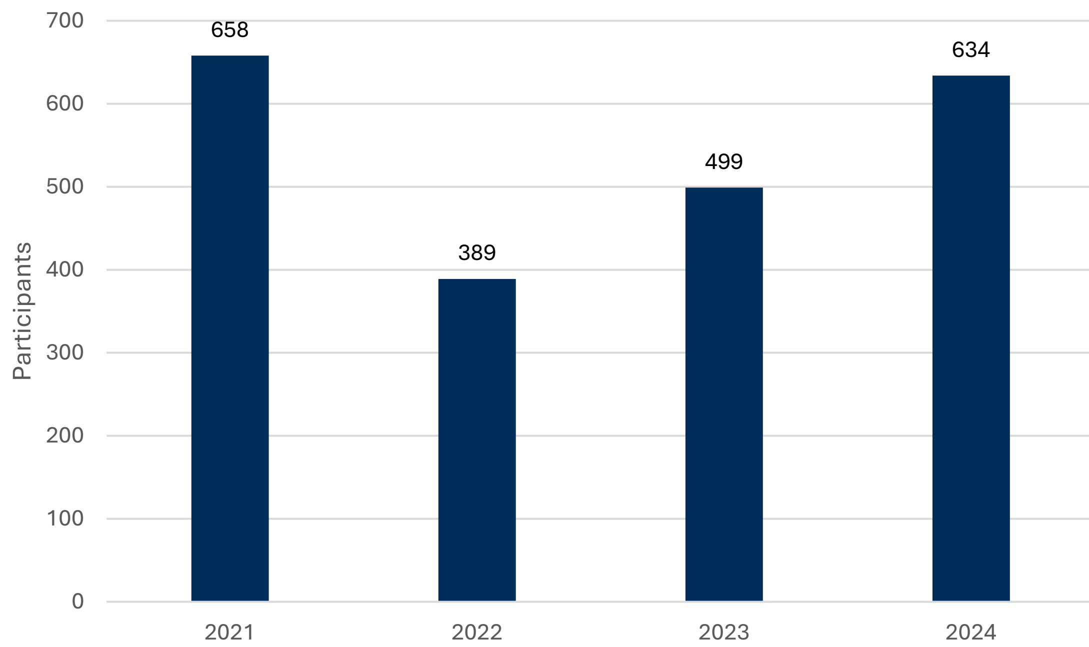
Figure 7-2: Dumpster Days Accepted Material (Tons)



Participation Data

Dumpster Days events hosted approximately 634 participants in 2024, representing a continued increase in attendance over the past three years. The inaugural event in 2021 saw strong participation, likely driven by extensive promotional efforts and increased residential cleanout activity associated with the COVID-19 pandemic. While participation has continued to grow, observations indicate that individual attendees are bringing smaller quantities of material per visit, suggesting a shift toward higher event awareness and broader community engagement rather than larger one-time disposal volumes. Figure 7-3 provides an overview of participation at Dumpster Days events since 2021.

Figure 7-3: Dumpster Days Participation



Operations and Evaluation

In conversations with Unified Government staff, no prominent operational challenges were identified. The program is successful at diverting waste, popular with participants, and is contributing to the prevention of illegal dumping. This program is particularly important as bulky-item services at the curb are transitioning from a take-all system to a call-in system.

7.1.3 HHW Facility

The Unified Government owns and operates a HHW Facility located at 2443 S 88th Street. It is open to residents on one Saturday each month, April through October. The program provides for the safe and proper disposal of common household hazardous materials, which are managed by the designated vendor. There are no specified limits on the quantities of material a resident may drop off, but all waste must be of residential origin. Home business, small business, commercial, and industrial waste are not accepted.

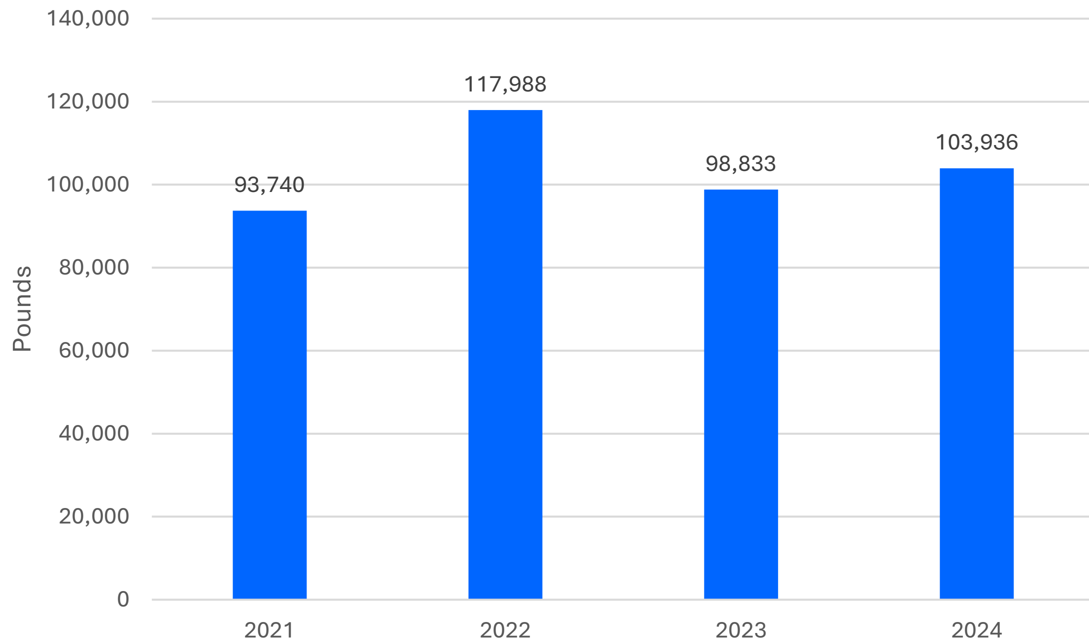
HHW materials accepted at the monthly events are typical of large HHW collection events and permanent collection and disposal programs. Traditional HHW materials accepted include, but are not limited to, the following:

- Automotive fluids
- Paints
- Solvents
- Household cleaners
- Lawn and garden chemicals (herbicides and pesticides)
- Pool chemicals
- Other household chemicals with caution, warning, or poison labels

Diversion Tonnage

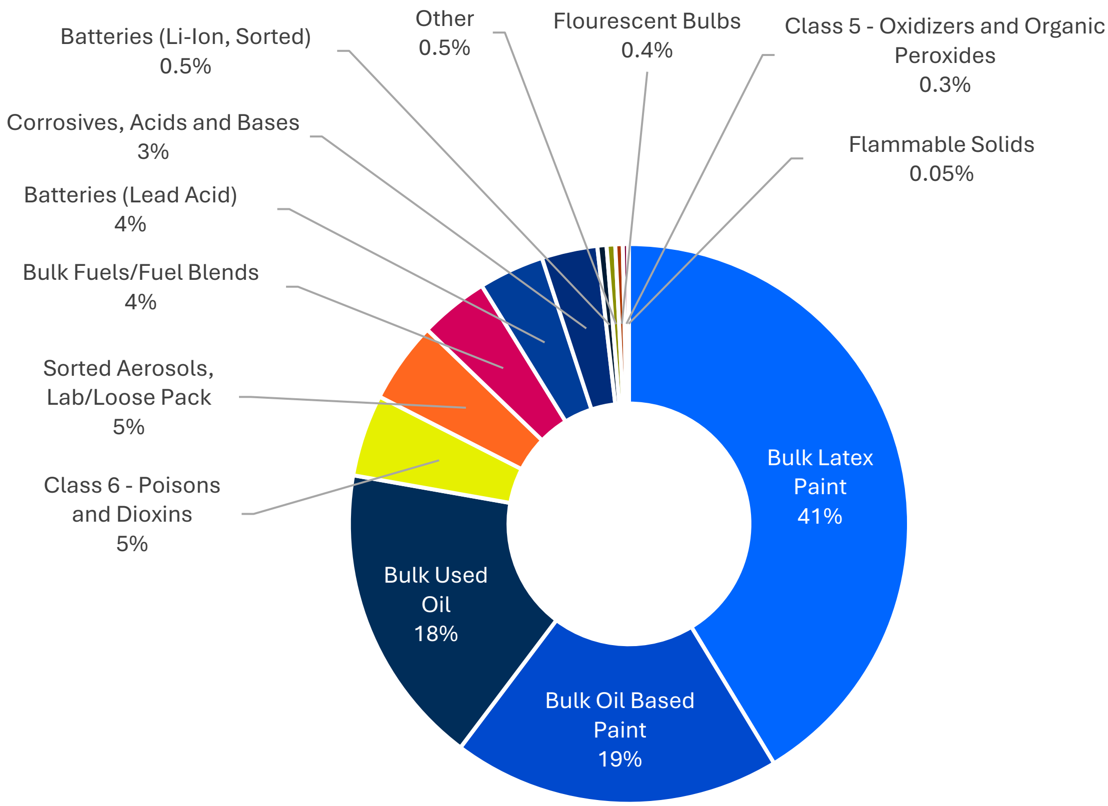
The HHW program tracks metrics on material quantities processed at the facility. The HHW Facility accepted almost 104,000 pounds of material in 2024, an increase in total accepted material compared to the previous year. Figure 7-4 shows accepted material at the facility since 2021.

Figure 7-4: HHW Facility Accepted Materials (Pounds)



The five most prominent materials collected in FY 2024 were bulk latex paint at 41 percent, bulk oil-based paint at 19 percent, bulk used oil at 18 percent, poisons and dioxins at 5 percent, and sorted aerosols and lab/loose pack at 5 percent. Figure 7-5 shows these, along with the remaining materials generated at the HHW Facility in FY 2024.

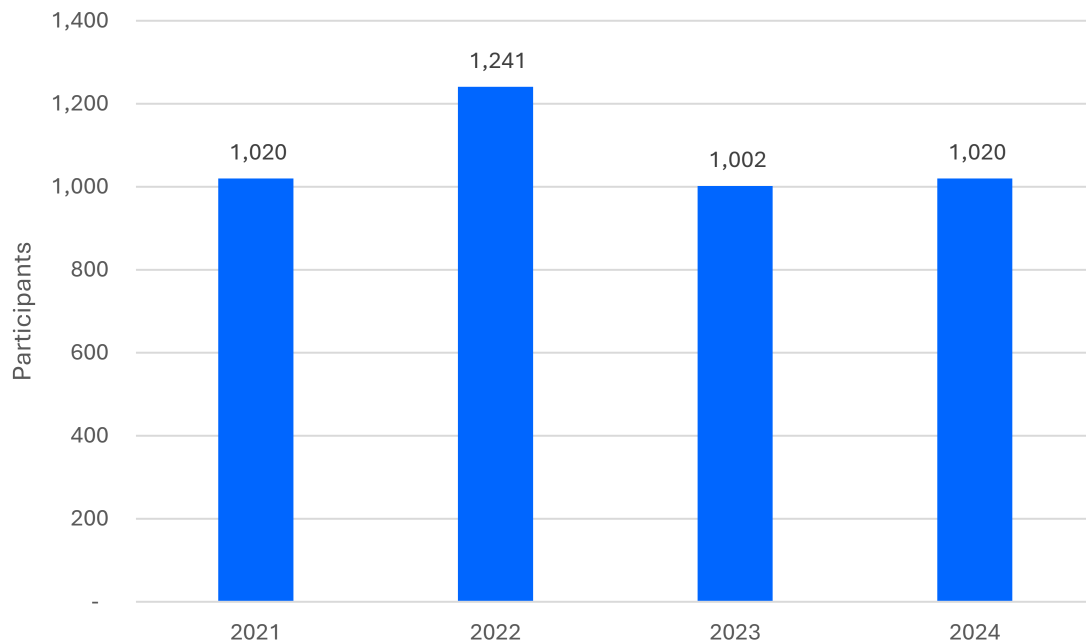
Figure 7-5: HHW Facility Material Generation, 2024 (Pounds)



Participation Data

In 2024, the HHW Facility served 1,020 participants. Participation at the HHW Facility has remained fairly consistent with a slight uptick in 2022, correlating with material accepted at the facility. This overall suggests a consistent and steady demand for HHW services in the County. Figure 7-6 presents the historical participation at the HHW Facility over the last 4 years.

Figure 7-6: HHW Facility Participation



Operations and Evaluation

The HHW program provides convenient, affordable, and environmentally sound disposal options for potentially harmful residential wastes. Effective public education and outreach has led to well-attended events. Because events occur only once per month, customers may have to store unwanted and potentially hazardous chemicals for long periods, unless they are willing to use other, less convenient options outside the County. Infrequent events also lead to a high demand for services among residents when they occur, causing long lines and wait times. Events are well-attended, but some residents may find that these inconveniences prevent them from attending.

The industry recommendation is for any population of over 100,000 to have a permanent HHW facility with regular year-round operating hours. Compared with surrounding communities, the current HHW program offers a low service frequency. Additional events or collection opportunities would increase customer convenience and likely improve customer satisfaction.

7.1.4 Management of Other Wastes as Required by KDHE

Per K.S.A. 65-3405, the County is responsible for ensuring the management of the following wastes not covered in previous sections of the SWMP.

Small quantities of hazardous waste. Commercially generated hazardous waste is regulated by KDHE unless it meets specific standards that qualify it as small-quantity hazardous waste. This is usually incidental material, such as building maintenance. The HHW Facility only accepts material from residential customers. Commercial generators of small quantities of hazardous waste must contract directly with hazardous waste management companies for safe, legal disposal.

Lead-acid batteries. Lead-acid batteries are not considered hazardous waste if they are intact and recycled. Split or broken batteries must be handled as hazardous waste. Automotive facilities recycle batteries through their operations and often provide recycling to County residents free of charge. The HHW Facility also accepts automotive batteries from residents.

White goods containing chlorofluorocarbons. White goods are major household appliances such as refrigerators, washing machines, and water heaters. Appliances containing chlorofluorocarbons (CFCs) must have the coolant evacuated before disposal by a certified recycler using certified equipment. Currently, white goods are treated as bulky waste and managed through each city's hauler contracts in accordance with the law.

Pesticides and pesticide containers. Pesticides and herbicides are accepted at the HHW Facility and are disposed of as hazardous waste through a hazardous waste contractor.

Motor oil. Automotive facilities recycle motor oil through their operations and often provide recycling to County residents free of charge. The HHW Facility also accepts waste oil from residents.

Consumer electronics. Consumer electronics are permissible in the landfill; however, the recycling of electronic waste is encouraged. E-waste is accepted at Dumpster Days events. In addition, the following businesses accept electronic waste year-round in the County and surrounding region.

- Secure e-cycle
- Best Buy
- Staples
- Office Depot
- Office Max

Medical waste. Medical waste is waste that can cause infections in humans upon exposure, including human blood and blood products, isolation waste, pathological waste, and discarded sharps. Medical waste is collected by licensed medical waste haulers. There are multiple processing facilities and transfer stations for medical waste within the County, including Stericycle, MedAssure Heartland, LLC and Wellbeing Midwest, located in Johnson County.

Sharps. The following guidance has been provided by KDHE regarding the management of sharps:

> In Kansas, it is currently legal to place sharps in a sealed, puncture-resistant bottle and dispose of it in household trash or municipal solid waste generated at any location that is not a regulated health care provider. Special rigid sharps containers can be purchased from pharmacies and other medical supply companies that are suitable for disposal with other trash. Prior to placing any sharps container in the trash, write "DO NOT RECYCLE - SHARPS" on the container. Examples of other containers that may be used for medical sharps include bleach, liquid soap, laundry soap, or a metal container with a screw-on lid.[18]

Tires. Automotive facilities recycle tires through their operations and often provide recycling to County residents for a fee. The HHW Facility also accepts tires. Tires collected are transported to regional waste tire facilities for recycling or processing. There is a waste tire facility permitted by KDHE within the County, Kaw Valley Companies.

[18] KDHE Division of the Environment, Waste, Solid Waste Programs. (2024). *Safe Disposal of Medical Sharps.* Safe Disposal of Medical Sharps | KDHE, KS

Beneficial use of scrap tires is included in K.A.R. 28-29-29a and includes bumpers, playground equipment, windbreaks, erosion control, and stabilization of soil or sand. Tires which are disposed of in a landfill facility must be processed by any of the following means per K.A.R. 28-29-29: shredding, cutting in half along the circumference, cutting into at least four parts (with no part being greater than 1/3 of the original tire size, chipping, crumbling, baling in a manner that reduces the volume of the waste tires by at least 50 percent, or using an equivalent volume-reduction process that has received prior approval, in writing, from the secretary.

Natural disaster waste. The Unified Government Department of Emergency Management coordinates the activities in all phases of emergency management. The Department has developed a plan to address disaster mitigation, planning and preparedness, response to, and recovery from large-scale emergencies and disasters. The current contract with WM includes the collection and disposal of vegetative storm debris generated from natural disasters.

Non-hazardous industrial process waste. Non-hazardous industrial process waste is disposed of in Subtitle-D landfills. Quantities and types of waste are disposed of, recorded and reported by the facility.

7.2 SWMP Implementation Progress

The previous SWMP, published in 2020, established a series of implementable recommendations intended to advance SWMP goals. Evaluating progress toward each of these recommendations provides a baseline for developing updated recommendations as part of current planning efforts. Recommendations made in the previous 2020 SWMP, as well as the status of progress achieved to date, are summarized below in Table 7-3.

Table 7-3: Residential Drop-Off Programs Implementation Progress

2020 SWMP Recommendations	SWMP Implementation Progress through 2025
Organics	
Continue to consider long-term potential for food scraps diversion	• Completed Compost Feasibility Study in 2021.[19]
County composting facility	• Completed Compost Feasibility Study in 2021.
Bulky Items	
Bulky item drop-off options	• Implementation of “Dumpster Days” events for the drop off of bulky items.
HHW	
Continue monthly collection events	• County continues to provide monthly collection events on a seasonal basis.
Consider more frequent hours of operation	• No progress to date.
Grant funding opportunities	• No progress to date.

7.3 Options and Recommendations

A variety of strategic options and recommendations were considered based on the review of the current system. Options were evaluated at a high-level based on impacts to diversion, illegal dumping, operational efficiency, administrative resources, and other pertinent variables if applicable. This section will evaluate

[19] Burns & McDonnell. (2022). *Organic Materials Compost Facility Feasibility Study – Prepared for the Unified Government of Wyandotte County & Kansas City, Kansas.*

each option and provide a list of recommendations pertaining to residential drop-off programs operated by the County.

Options

- **Recycling & Yard Waste Drop-Off**
  - **Modify acceptance criteria at the yard waste drop-off to prohibit overuse of landscapers.** The Center currently experiences overuse by small landscape businesses that dually qualify as County residents. These small businesses use the Center multiple times per week, although commercial businesses are prohibited from using it. The County could consider implementing acceptance criteria at the Center in order to discourage overuse by these small businesses. This could alleviate operational efficiency challenges on site, but may have a negative impact on diversion, as these entities contribute significant tonnage received at the Center.
  - **Enhance site safety & efficiency.** The Center is currently operated by a single on-site staff member. To improve operational efficiency and safety at the Center, the Unified Government could consider implementing additional safety measures and operational signage to guide users. These changes in the short term would require resources to implement, but those in the long term would improve operational efficiency and reduce administrative burden at the Center.
  - **Consider increasing hours of operation at the recycling/yard waste drop-off site.** It is understood that the Center's peak hours of operation are characterized by traffic congestion. Adding hours to operate the Center may alleviate these challenges and provide more frequent opportunities for residents to divert material. This option could be considered long-term as demand for drop-off at the Recycling & Yard Waste Drop-Off Center increases and staffing resources become more readily accessible.
  - **Continue to consider long-term potential for food scraps diversion.** Significant quantities of food scraps that could be diverted through composting are currently being landfilled. However, there are limited options available for food scraps collection and processing. In the long term, the County could support diverting food scraps through engaging in conversations with public and private collection and facility operators and local organizations working on food policy.
  - **Continue to explore building an organics/compost facility**. The Unified Government could continue to consider building a compost facility per the results of the feasibility study. An compost facility could handle many organic material streams such as yard waste, brush, food waste, and biosolids. Processed material could be used by departments such as Parks and Recreation or Public Works as mulch or compost for landscaping or building projects. This option would require a considerable number of staff and resources to implement and operate; however, it could yield a significant increase in diversion.
- **Dumpster Days**
  - **Continue providing Dumpster Days events.** Dumpster Days are open to KCK residents and Bonner Springs and Edwardsville residents through inter-local agreements and are held periodically throughout the year. Continuing these events will allow for increased diversion and reduced illegal dumping, which would save operational resources.
- **HHW Facility**
  - **Continue monthly collection events.** HHW drop-off events occur once per month on a seasonal basis and are readily attended by residents in the County. These events provide valuable service to residents and help prevent illegal dumping.

- **Pursue grant funding opportunities.** The Unified Government could consider pursuing grant funding opportunities to help support program operations. Pursuing grant opportunities would require staff time and resources to apply for/implement grant funding, but could yield high rewards and resources to increase diversion, decrease illegal dumping, and/or increase operational efficiency at the HHW Facility.
- **Improvements to facility operations.** The Unified Government could consider improving operations at the HHW Facility, including traffic flow systems and signage. This option would require initial funding to implement, but minimal administrative resources in the long term and would improve operational efficiency at the HHW Facility.
- **Consider more frequent hours of operation.** The Unified Government could consider increasing service hours at the HHW facility from the monthly collection events to a more consistent service level throughout the month. This option would require additional costs and staff resources but could further increase diversion, reduce illegal dumping, and provide more service to County residents.

Recommendations

1. **Recycling & Yard Waste Drop-Off**
    - **Modify acceptance criteria at the yard waste drop-off to prohibit overuse of landscapers.** To prevent abuse by landscapers or non-residential entities, consider implementing a policy to limit the frequency of visits per month and the volume of material accepted per visit/per month at the drop-off.
    - **Enhance site safety & efficiency.** Consider installing a dedicated phone line and an emergency panic button for staff safety. Implement clear, permanent signage for traffic flow and material drop-off points to reduce confusion and the need for active staff direction. Work to foster a relationship with adjacent facility workers and establish a sense of security for staff working on their own at the recycling & yard waste drop-off. Potential options include creating an open-door policy, a shared breakroom, a meet-and-greet, etc.
    - **Consider increasing hours of operation at the recycling/yard waste drop-off site.** Consider increasing the hours of operation at the drop-off center to improve resident convenience, alleviate significant traffic congestion during peak periods, and provide more opportunities for proper disposal, thereby helping reduce illegal dumping. This recommendation will require additional staffing and resources and could be considered a long-term recommendation.
    - **Continue to consider long-term potential for food scraps diversion.** Continue to engage in conversations with private, public, and non-profit organizations on the topic of expanding services for food scraps diversion and promoting voluntary participation.
    - **Continue to explore building an organics/compost facility.** Continue to consider building a compost facility as a regional asset for the community. Continue to seek funding to support the development of this facility.
2. **Dumpster Days**
    - **Continue providing Dumpster Days events.** Continuing to offer these events, providing residents with a reliable bulky item and e-waste disposal option.
3. **HHW Facility**
    - **Continue monthly collection events.** Continue to provide monthly HHW collection events on the established seasonal basis. It is important that residents continue to have options for

proper HHW disposal. Monthly collection events may be replaced in the future by an alternative program if it is in the residents' and the County's best interest.

- **Pursue grant funding opportunities.** Explore securing grant funding from KDHE to offset program costs.
- **Improvements to facility operations.** Enhance operational efficiency across the facility, including traffic flow systems and signage.
- **Consider more frequent hours of operation.** If financially feasible, consider expanding service to include year-round weekly hours of operations and staffing.

8.0 Construction and Demolition

C&D is defined as materials generated by construction, demolition, or renovation projects and includes, but is not limited to, brick, roofing materials, wood, flooring, drywall, insulation, concrete, and asphalt. C&D debris is generated from residential, commercial, and public sector projects.

8.1 Current System Review

There are no C&D landfills in the County, so all generated material is hauled out of the County for disposal. There is no reporting requirement for hauling C&D waste, so the actual quantities generated within the County are unknown. Analysis based on employment-based estimates assumed 32,400 tons of C&D debris were generated in the County in 2024 (see Section 3.4). This represents approximately a quarter of the County's total material generation. Some portions of C&D debris generated within the County are diverted from landfill disposal through C&D recycling processing, but the quantities are unknown. The potential for increased C&D recycling presents an opportunity to increase the County's landfill diversion rate.

C&D recycling and recovery. The largest driver of C&D recycling is through sustainable building program efforts led by contractors and building owners (e.g., Leadership in Energy and Environmental Design (LEED) certified). C&D landfills may also crush limited quantities of building materials for reuse on-site, but the quantities are unknown. Higher proportions of asphalt debris from road and bridge construction may be recycled because it is typically a less-mixed, less-contaminated waste stream than other C&D debris. Road asphalt debris may be milled, crushed, and re-melted for use in new asphalt.

There are limited recovery facilities for handling C&D debris throughout the metro. It is unknown if the existing recovery facilities have the capacity to handle additional material. Further, markets for the end use of recoverable materials must be enhanced to absorb any additional materials. A more in-depth study would be required to better understand the C&D recovery system. Small quantities of C&D debris have been diverted through reuse programs, such as the Kansas City Habitat for Humanity ReStore and other local partners, but only a small portion of the total C&D waste stream is diverted.

8.2 SWMP Implementation Progress

The previous SWMP established a series of implementable recommendations intended to advance SWMP goals. Evaluating progress toward each of these recommendations provides a baseline for developing updated recommendations as part of current planning efforts. Recommendations made in the previous 2020 SWMP, as well as the status of progress achieved to date, are summarized below in Table 8-1.

Table 8-1: Construction and Demolition Implementation Progress

2020 SWMP Recommendations	SWMP Implementation Progress through 2025
Lead by example	• No progress to date.

8.3 Options and Recommendations

A variety of strategic options and recommendations were considered based on the review of the current system. Options were evaluated at a high-level based on impacts to diversion, illegal dumping, operational efficiency, administrative resources, and other pertinent variables if applicable. This section will evaluate each option and provide recommendations for the C&D sector.

Options

- **Lead by example**. There are no city or county regulatory or policy requirements for C&D recycling or recycled-content material standards for publicly funded projects. This option would include adopting minimum C&D recycling requirements for all County or city-funded projects and requiring the use of recycled materials where technically feasible. This option represents a moderate administrative undertaking with long-term diversion and market development benefits.
- **C&D diversion requirements**. The County or cities doe not have regulatory mandatory C&D recycling or reuse requirements applicable to private development. This option would include adopting C&D diversion requirements through ordinance or building permit conditions. This approach is projected to have a more substantial impact on overall C&D diversion, increase material recovery, and support local processing and end-use markets.

Recommendations

1. **Lead by example**. The County and its cities should adopt policies that require minimum standards for C&D recycling on all publicly-funded projects, and support end-use markets by requiring recycled material (i.e., crushed concrete) for all applicable projects. This could be an adoption of Leadership in Energy and Environmental Design (LEED), Envision, or similar sustainability standards or Envision for projects.
2. **C&D diversion requirements**. The County should adopt requirements for C&D recycling/reuse in a C&D ordinance or building permit. This could include methods such as buy-recycled programs, green building and LEED ordinances, and mandatory C&D recycling.

9.0 Public Education & Outreach

Providing effective public education and outreach to residents is critical for the ongoing success of the County's solid waste management system. Guidance and support through public education can foster proper participation and positive program engagement among residents, increasing customer satisfaction and enabling progress toward the County's goals. This section describes key points of customer engagement, potential communication methods, key messaging, and strategies and recommendations.

9.1 Current System Review

The Unified Government and the cities have provided education and outreach on waste reduction, recycling, and composting. The messaging is typically broad in topic unless the messaging is geared toward promoting city-specific services and time-specific event. A variety of communication methods have been utilized to promote the messaging.

- **Website.** The Unified Government, Bonner Springs, and Edwardsville provide detailed, up-to-date information on its respective websites as a resource for residents on the types of services provided, the types of materials accepted with each service, guidance for participation, and service schedules.
- **Newsletters.** Information is distributed through local print and online periodicals, including the Livable Neighborhoods Newsletter, Livable Neighborhoods e-Newsletter and the Unified Government e-Newsletter.
- **Social media.** The Unified Government, Bonner Springs, and Edwardsville utilize its social media channels periodically to provide residents with information and reminders about topics such as service delays and special collection events.
- **Educational programming.** The Unified Government has networked with the Mr. & Mrs. F.L. Schlagle Library in KCK for numerous years. They are one of two environmental libraries in the United States. They provide recycling-related programs to area schools. Additionally, the County Extension provides numerous composting classes each year, reaching thousands of participants.

Categories of Communication

There are two primary categories of customer engagement for residential MSW services. These include initial education and outreach for new programs and changes to existing programs, as well as ongoing communications, and both are critical for the long-term success of the County's MSW management system.

- **Initial education and outreach.** This SWMP includes several programmatic changes that the County may consider implementing. If key or substantial changes to services result from the SWMP, the County would need to develop education, and outreach plans specific to each program. When existing services change or new services are implemented, it is the County's responsibility to provide adequate education, guidance, and resources to enable residents and the County to transition successfully. Outreach and education should begin before implementation and continue through a specified transition period after initial implementation. The appropriate length of a transition period will depend on the specific changes being made to the MSW system.
- **Ongoing communications**. In addition to developing specific, targeted public education and outreach plans for program changes, the County should ensure it has an effective plan for ongoing

customer communications. Ongoing, regular communication will help maintain strong customer engagement and proper participation habits, and is important for long-term system success. Residents should have access to key information about services (e.g., collection times, collection days, accepted materials) when they need it, in the form of an up-to-date, clear website and an accessible customer service telephone number. Easy access to information will support proper participation and customer satisfaction. The County may use other methods to deliver periodic communications as needed, such as direct mail, email, flyers, etc.

9.2 SWMP Implementation Progress

The previous SWMP, published in 2020, established a series of implementable recommendations intended to advance SWMP goals. Evaluating progress toward each of these recommendations provides a baseline for developing updated recommendations as part of current planning efforts. Recommendations made in the previous 2020 SWMP, as well as the status of progress achieved to date, are summarized below in Table 9-1.

Table 9-1: Public Education & Outreach Implementation Progress

2020 SWMP Recommendations	SWMP Implementation Progress through 2025
Overall Education & Outreach	
Continue current public education and outreach efforts	• Ongoing education and outreach are conducted. • Updated web content for the Unified Government Solid Waste Division webpage, updated FAQ content for trash and recycling, launched Community Recycling Challenge, administered social media posts regarding service days and events, partnered with internal and external stakeholders to discuss solid waste efforts (illegal dumping, recycling rates, customer service operations, and future opportunities and needs), participated in solid waste presentations, and engaged K12 schools in proactive discussions related to recycling.
Commit resources	• Dedicated resources and staff are allocated to support the Solid Waste Division on communication and outreach efforts.
Utilize clear, simple, consistent messaging	• Clear and simple graphic-based messaging is employed through the centralized communications office to be consistent and clear across outreach efforts and service types. Consistent branding, messaging, graphics, etc., that are distributed among websites and outreach materials through regular newsletters, event promotion, website content, and more.
Leverage existing resources and partnerships	• Unified Government leveraged existing partnership with WM to deliver messaging related to the pilot MOU program. WM served as the provider of mailing postcards and hosting multiple open houses. • Unified Government utilized pre-existing communications methods including current websites, newsletters, social media, etc.
Material/Sector Specific Education & Outreach	
Recycling education & outreach	• Unified Government partnered with Re.Use.Full to launch the Community Recycling Challenge. Provided educational handouts to inform residents about recycling and drop-off sites. • Unified Government updated FAQ documents to help address questions related to trash and recycling. • Unified Government updated web content for the Solid Waste Division webpage.

2020 SWMP Recommendations	SWMP Implementation Progress through 2025
Bulky item collection education & outreach	• Unified Government updated FAQ documents to help address questions related to trash and recycling. • Unified Government updated web content for the Solid Waste Division webpage. • Unified Government administered social media posts and TV/radio ads relating to HHW and Dumpster Days events.
Organics education & outreach	• No progress to date.
Commercial and multifamily education & outreach	• No progress to date.
C&D education & outreach	• No progress to date.

9.3 Options and Recommendations

A variety of strategic options and recommendations were considered based on the review of the current system. Options were evaluated at a high-level based on impacts to diversion, illegal dumping, operational efficiency, administrative resources, and other pertinent variables, if applicable. This section will evaluate each option and provide recommendations for public education & outreach.

Options

- **Continue current public education and outreach efforts.** The Unified Government, Bonner Springs and Edwardsville currently conducts public education and outreach activities related to solid waste services, including informational materials, website resources, and program-specific communications. This option would include maintaining existing outreach efforts and applying those established communication practices to any new service or policy changes adopted as part of this SWMP. Continued education and outreach would support resident awareness, reinforce proper service utilization, and enhance participation in newly implemented programs. The anticipated administrative burden is low, and when implemented alongside recommended service improvements, the diversion potential is moderate through sustained behavior reinforcement and increased program participation.
- **Expand recycling education & outreach.** Recycling participation and material quality are influenced by residents' understanding of program requirements and accepted materials. This option would expand targeted recycling education and outreach efforts to increase participation, reduce contamination, and raise awareness of available recycling opportunities. The anticipated administrative burden is moderate, while the diversion potential and material quality improvements are expected to be moderate to significant.
- **Address illegal dumping through a public campaign.** Illegal dumping contributes to environmental degradation, public health concerns, and increased cleanup costs. This option would include developing and implementing a public awareness campaign focused on proper disposal options, available services, and the legal consequences of illegal dumping. Messaging could emphasize existing bulky item collection programs, disposal facilities, and reporting mechanisms. The anticipated administrative burden is moderate, and the primary benefit would be a reduction in illegal dumping incidents.

Recommendations

1. **Continue current public education and outreach efforts.** Unified Government and city governments should continue their current public education and outreach efforts, continue to commit resources to staff, continue to utilize clear and simple consistent messaging for all communication efforts, and continue to leverage existing resources and partnerships such as websites, newsletters, social media, emails, Unified Government TV, and the current service contractor.
2. **Address illegal dumping through a public campaign.** Create a public awareness campaign (such as "Report-A-Dumper") that educates residents about the high costs of illegal dumping and provides a simple, streamlined way to report it via the existing 311 system.

10.0 Summary of Recommendations and Implementation Plan

This section provides an overview of all SWMP recommendations outlined throughout the SWMP. For this SWMP update, recommendations focus on continuing the pursuit of a cart-based collection system through the contracted hauler, licensing commercial haulers to increase data transparency, and modifying drop-off programs to increase efficiency and safety. Recommendations address the next 10 years of SWMP implementation. Table 10-1 provides the implementation plan for associated recommendations including corresponding action items, and priority levels.

Table 10-1: Implementation Plan

ID	Sector	Recommendations	Description & Action Items	Priority
5.0	**Residential Curbside Collection - (Recommendations only for KCK)**			
5.1	Residential Curbside Collection	Roll the carts pilot program out Citywide in KCK	Based on the successful carts pilot program, create a formal, phased timeline to roll out cart-based collection across the entire city of KCK. Additionally, maintain the call-in service for bulky items and yard waste collection limits. This standardized service increases worker safety, improves collection efficiency, and maintains a cleaner environment.	High
6.0	**Commercial and Multifamily Residential**			
6.1	Commercial and Multifamily Residential	Commercial hauler license	License commercial MSW haulers and require specifications for reporting waste and recycling haul data. Further requirements can be established through a licensing program, such as mandatory service provisions for specific types of waste (i.e., recyclables, organics). These measures will enhance transparency in waste management practices. A licensing program requires administrative and enforcement support to be successful. The license fee can be set to cover the cost of administration.	High
6.2	Commercial and Multifamily Residential	Diversion requirements at Chiefs' stadium complex.	Engage in conversations with leadership and stakeholders to identify and encourage policy for waste diversion at the future Chiefs stadium complex.	High
6.3	Commercial and Multifamily Residential	Business license requirement for solid waste removal.	Require, as a provision of the current business licensing program, that waste removal services are provided. All businesses that operate in a physical commercial building must include solid waste removal as part of their base level of utilities. Enforcement can be added to the Building Inspection, which is already a function of the License Division's process.	Medium
6.4	Commercial and Multifamily Residential	Improve building permits to include enclosures	Require new or renovated commercial and multifamily properties to construct enclosures that will accommodate recycling containers.	Low
7.0	**Residential Drop-Off Programs**			
7.1.1	**Recycling & Yard Waste Drop-Off Center**			
7.1	Residential Drop-Off Programs (Recycling & Yard Waste Drop-Off)	Modify acceptance criteria at the yard waste drop-off to prohibit the overuse of landscapers	To prevent abuse by landscapers or non-residential entities, consider implementing a policy to limit the frequency of visits per month and the volume of material accepted per visit/per month at the drop-off.	High
7.2	Residential Drop-Off Programs (Recycling & Yard Waste Drop-Off)	Enhance site safety & efficiency	Consider installing a dedicated phone line and an emergency panic button for staff safety. Implement clear, permanent signage for traffic flow and material drop-off points to reduce confusion and the need for active staff direction. Work to foster a relationship with adjacent facility workers and establish a sense of security for staff working on their own at the recycling & yard waste drop-off. Potential options include creating an open-door policy, a shared breakroom, a meet-and-greet, etc.	High
7.3	Residential Drop-Off Programs (Recycling & Yard Waste Drop-Off)	Consider increasing hours of operation at the recycling/yard waste drop-off site	Consider increasing the hours of operation at the drop-off center to improve resident convenience, alleviate significant traffic congestion during peak periods, and provide more opportunities for proper disposal, thereby reducing illegal dumping. This recommendation will require additional staffing and resources and could be considered a long-term recommendation.	Medium
7.4	Residential Drop-Off Programs (Recycling & Yard Waste Drop-Off)	Continue to consider long-term potential for food scraps diversion	Continue to engage in conversations with private, public, and non-profit organizations on the topic of expanding services for food scraps diversion in the region and promoting voluntary participation.	Low
7.5	Residential Drop-Off Programs (Recycling & Yard Waste Drop-Off)	Continue to explore building an organics/compost facility	Continue to consider building a compost facility as a regional asset for the community. Continue to seek funding to support the development of this facility.	Low

ID	Sector	Recommendations	Description & Action Items	Priority
7.1.2	**Dumpster Days Events**			
7.6	Residential Drop-Off Programs (Dumpster Days)	Continue providing Dumpster Days events	Continue hosting Dumpster Days events, providing residents with a reliable bulky item and e-waste disposal option.	High
7.1.3	**HHW Facility**			
7.7	Residential Drop-Off Programs (HHW Facility)	Continue monthly collection events	Continue to provide monthly HHW collection events on the established seasonal basis. It is important that residents continue to have options for proper HHW disposal. Monthly collection events may be replaced in the future by an alternative program if it is in the residents' and the County's best interest.	High
7.8	Residential Drop-Off Programs (HHW Facility)	Pursue grant funding opportunities	Explore and apply for grant funding from KDHE to offset program costs.	Medium
7.9	Residential Drop-Off Programs (HHW Facility)	Improvements to facility operations	Enhance operational efficiency across the facility, including traffic flow systems and signage.	Medium
7.10	Residential Drop-Off Programs (HHW Facility)	Consider more frequent hours of operation	If financially feasible, consider expanding service to include year-round weekly hours of operation with a permanent facility and staffing.	Low
8.0	**Construction and Demolition**			
8.1	Construction and Demolition	Lead by example	The County should require minimum standards for C&D recycling on all County-funded projects, and support end-use markets by requiring recycled material (i.e., crushed concrete) for all applicable County projects. This could be an adoption of Leadership in Energy and Environmental Design (LEED), Envision, or similar sustainability standards or Envision for all County projects.	Low
8.2	Construction and Demolition	C&D diversion requirements	The County should adopt requirements for C&D recycling/reuse in a C&D ordinance or building permit. This could include methods such as buy-recycled programs, green building and LEED ordinances, and mandatory C&D recycling.	Low
9.0	**Public Education & Outreach**			
9.1	Public Education & Outreach	Continue current education and outreach efforts	County and city governments should continue their current public education and outreach efforts, continue to commit resources to staff, continue to utilize clear and simple consistent messaging for all communication efforts, and continue to leverage existing resources and partnerships such as websites, newsletters, social media, emails, Unified Government TV, and the current service contractor.	High
9.2	Public Education & Outreach	Address illegal dumping through a public campaign	Create a public awareness campaign (such as "Report-A-Dumper") that educates residents on the high costs of illegal dumping and provides a simple, streamlined way to report it via the existing 311 system.	High

Appendix A - Supporting SWMP Information

Appendix A - Supporting SWMP Information

1.1 Soils

The latest soil survey of Wyandotte County, Kansas was conducted by the US Department of Agriculture Soil Conservation Service in cooperation with the Kansas Agricultural Experiment Station published in 1977. The full report describes the acreage and proportionate extent of the soils in the County and can be accessed at https://archive.org/details/usda-general-soil-map-of-leavenworth-and-wyandotte-counties-kansas.

1.1.1 Geology and Hydrogeology

The following description was obtained from the Jewett and Newell, "The geology of Wyandotte County, Kansas: Kansas Geological Survey" [1]:

> The topographic features of Wyandotte County are produced by the two major streams, Missouri and Kansas rivers, and their tributaries, the surface being deeply dissected. The rocks of this region, as in adjoining parts of the state, consist of beds of limestone, shale, and sandstone, dipping gently to the northwest. The relief is not unlike that of adjacent areas, the maximum difference of elevation being approximately 320 feet, ranging from less than 740 feet above sea level at Missouri river on the east to about 1,060 feet on the upland of the western part. of the county. The stream pattern is typically a dendritic one, with occasionally a suggestion of a trellis pattern in the tributaries of Kansas river. The course of Kansas river across the county appears to be controlled largely by the attitude of the underlying rocks, as can be seen by referring to the accompanying structural map of Wyandotte County.
>
> The land surface consists of rolling upland occupying the divide between the two rivers, and a relatively large area occupied by the stream valleys. The county lies just within the boundary of the Glaciated Plains and presents the topographic features of early maturity, modified but slightly by the Pleistocene glaciation.
>
> Part of the uplands are modified by thick deposits of loess and drift, especially in the eastern and northern parts of the county adjoining Missouri river, where the surface presents the rolling aspect typical of many loess-covered regions.
>
> The exposed strata control the configuration of the valley walls, the limestone beds forming terraces and the shale beds producing more or less gentle slopes. In general, the distinct benches are formed by the Dennis, Westerville, Drum, Argentine (in particular), Plattsburg and Stanton limestones. The remainder of the limestone and sandstone beds are either too thin or not sufficiently resistant to produce distinct terraces.
>
> In a few places alluvial terraces occur along tributaries of Kansas and Missouri rivers, principally along those of Kansas river. The tributaries to Missouri river within the area are relatively short and have correspondingly high gradients. The streams following into Kansas river may be divided into two

[1] Jewett, J.M., and Newell, N.D., 1935, The geology of Wyandotte County, Kansas: Kansas Geological Survey, Bulletin 21, pt. 2, pp. 151-205.

categories, those having a low gradient, a wide open valley, and a broad plain; and those having a relatively high gradient, narrow, steep valley, and no flood plain. Streams of the former class include Big Stranger creek, Wolf creek, and Little Turkey creek on the north side of Kansas river, and Wakarusa creek, Kill creek, Cedar creek and Mill creek on the south side of the river. These streams have terraced valley walls in places and wide flood plains, into which in some cases' the streams are now actively cutting. Kill creek, for example, near De Soto, Johnson County, is now cutting its bed for a considerable distance in solid rock, whereas the alluvial terraces indicate that the valley was previously filled to a considerable depth and is now being excavated again.

1.1.2 Climate and Rainfall

Climate in Wyandotte County is typical of the humid continental Midwestern United States. Summers are hot and humid with mild nights; falls are mild with cool nights; winters are cold. Spring can bring frequent weather changes with severe storms possible. Average temperatures in January are a high of 38 F and low of 18 F. Average temperatures in July are a high of 89 and a low of 66.[2]

Average annual precipitation is comprised of about 34 inches of and 20 inches of snow. Nearly two-thirds of the precipitation falls between May and August. Winters are generally dry.

1.1.3 Transportation

Wyandotte County is served by five Interstate highways: I-70, I-35, I-670, I-635, and I-435; and five designated US federal highway routes: 24, 40, 69, 73, and 169. Three Kansas State highway routes traverse the county: K-5, K-7, and K-32. There is a total of over 1,300 miles of federal, state, and local roads in the county. Three major railroads – Burlington Northern-Santa Fe, Union Pacific, and Southern Pacific– operate on a total of about 285 miles of tracks (including all rail yards and main lines).[3]

1.1.4 Air Pollution

The Wyandotte County Air Quality Program is responsible for operating an extensive ambient air quality monitoring network. This program monitors the ambient levels of pollutants such as ozone (O3), carbon monoxide (CO), sulfur dioxide (SO2), nitrogen oxides (NOx) and particulate matter (PM). It also operates a complex weather station. Federal health levels, or National Ambient Air Quality Standards (NAAQS), are set for each of six major pollutants. This program monitors these six pollutants to ensure that their levels do not increase above the NAAQS. Wyandotte County coordinates closely with the Mid America Regional Council and the other state and local agencies in the region to ensure that good data is collected and reported.

The greater Kansas City metropolitan area has struggled for decades to maintain attainment with the ozone pollution standards. The State of Kansas developed a State Implementation Plan for achieving attainment and a regional effort has been ongoing.

[2] U.S. Climate Data. www.usclimatedata.com.

[3] Unified Government of Wyandotte County/Kansas City, KS, GeoSpatial Services, “Wyandotte County, KS Geographic Fact Sheet” 2014.

1.1.5 Sewage

Wyandotte County and its municipalities are responsible for the safe collection, transportation, and treatment of wastewater generated by residential, industrial, and commercial customers. They provide wastewater and stormwater services for residents across Wyandotte County which includes the maintenance and operation of wastewater and stormwater sewers, six wastewater treatment plants, wastewater pump stations, flood pump stations, miles of flood control levees. The wastewater system is made up of both combined and separate sewer systems.

1.1.6 Water Resources and Public Water Supply

The majority of Wyandotte County water services are provided by the Kansas City Board of Public Utilities (BPU), a not-for-profit municipal utility. BPU serves over 51,000 water customers in a service area of approximately 152 square miles. This service area includes Kansas City, Kansas, Edwardsville, southern Leavenworth County, parts of Bonner Springs and a small section of northern Johnson County. BPU's state-of-the art water system has the capacity to pump 72 million gallons of water a day (MGD), including one water treatment facility; three major pump stations; 1,000 miles of water pipes and two of the nation's largest horizontal collector wells.[4]

BPU's water comes from the Missouri River watershed, which represents nearly one-sixth of the area of the continental United States. The Missouri River carries runoff from predominantly rural, non-industrialized regions. BPU water is collected and filtered through two horizontal collector wells in an aquifer deep below the Missouri River.

Before this "raw" water turns into drinking water, it is cleaned, treated and tested at BPU's Nearman Water Treatment Plant. The plant opened in 2000 and offers the latest treatment and technology methods available. Once the water meets or surpasses all regulations, it is then distributed through underground pipes to customers.

1.1.7 Local and Regional Land-Use Development Plans

Each municipality in the County oversees a local planning department responsible for land use planning. The Unified Government Planning and Urban Design Department has developed a variety of comprehensive planning documents. The mission of the department is to enhance the long-term value and livability of Wyandotte County through the design of a regenerative community that is socially just, economically accessible, culturally diverse and environmentally sustainable.

The Plans and resources are available on the County website and include the following:

- City-Wide Master Plan
- Area Plans
- Community Plans
- Historical surveys and resources

Additionally, the Mid-America Regional Council develops regional plans for the Kansas City Metropolitan Area which includes Wyandotte County and eight other local counties. One of these plans includes the

[4] Kansas City Board of Public Utilities, www.bpu.com.

Creating Sustainable Places – A Regional Plan for Sustainable Development, updated as of March 2014, is a compilation of key regional plans and strategies with common goals and themes.[5]

[5] Mid-America Regional Council. *Creating Sustainable Places – A Regional Plan for Sustainable Development in Greater Kansas City*. (March 2014). https://www.marc.org/sites/default/files/2022-05/Regional-Plan-for-Sustainable-Development.pdf

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Solid Waste Management Plan

Public Works Standing Committee

June 15, 2026

Solid Waste Management Plan

Purpose:

Required by KDHE

County Responsibilities:

- Develop a Solid Waste Management Plan and update it every five years (May 2026)
- Annual review of the Solid Waste Management Plan

Plan Requirements:

- Population, economics, and projections.
- Generation, disposal, and diversion data.
- Identify facilities, capacity, and services.
- Changes to solid waste system.
- Plan for recycling, composting, source reduction.
- Method for financing the selected system.
- Goals and implementation strategy.

2026 Solid Waste Management Plan Overview

Wyandotte County

- Kansas City, KS (KCK)
- Bonner Springs
- Edwardsville
- Lake Quivira

Materials

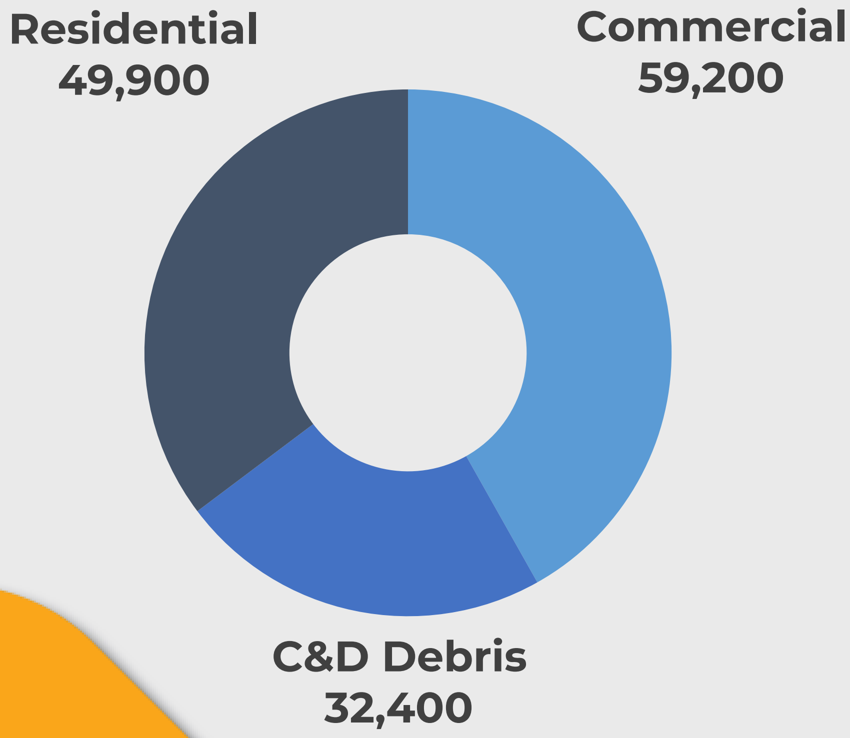
- Trash
- Recycling
- Composting
- Bulky Items

Services and Programs

- Residential Curbside
- Commercial / Multifamily
- Construction & Demolition (C&D)
- Drop off Programs
- Education and Outreach

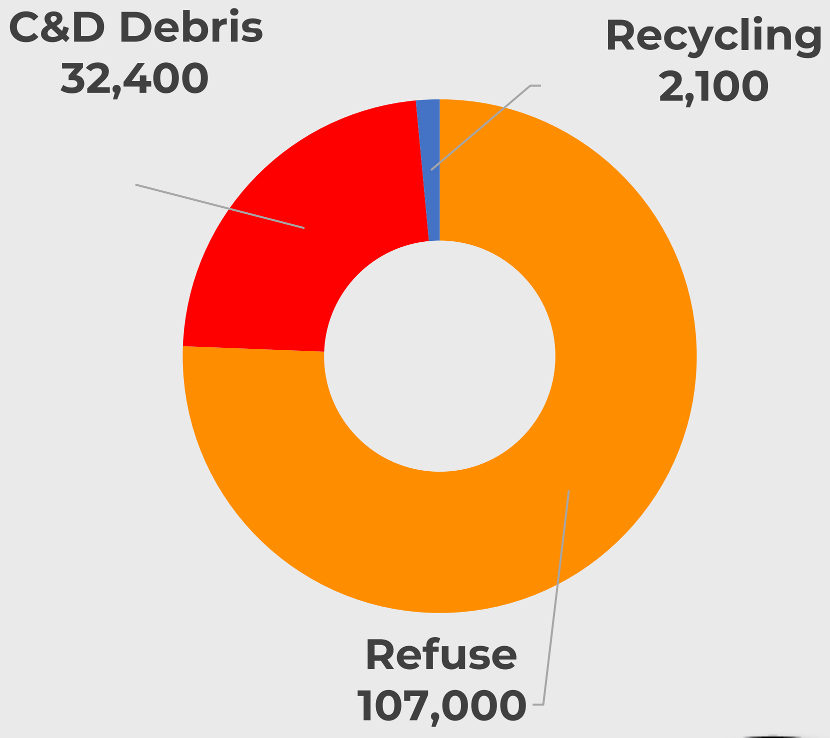
Current System | Generation and Diversion

Total Generation, 2024 (Tons)



Recycling Rate

Total Diversion, 2024 (Tons)



Residential Curbside Collection

Municipality	Refuse	Recyclables	Yard Waste	Bulky Items
KCK *Non-Cart Pilot Program*	Weekly collection, no carts provided *(personal carts/containers of residents)*	Weekly collection, no carts provided *(personal carts/containers of residents)*	Commingled with refuse for landfill disposal	Weekly collection
KCK *Cart Pilot Program*	Weekly Collection, 96-gallon carts	Weekly Collection, 96-gallon carts	Weekly collection, compostable bags and/or bundles *(10 bags/bundle limit)*	Collected by the provider upon request, up to 3 items per week
Bonner Springs	Weekly Collection, 96-gallon carts	Bi-weekly collection, 96-gallon carts	Weekly collection (Mar.-Dec.) *(10 bags/bundle limit)*	Collected by the provider upon request for a fee
Edwardsville	Weekly Collection, 95-gallon carts	Weekly Collection, 95-gallon carts	No service included	Collected by the provider upon request for a fee

2020 Plan Implementation Success

- Establishment of an Enterprise Fund
- KCK Establishment of Cart Pilot Program
  - Transition to carts
  - Yard waste collection in paper bags
  - Call in system for bulky item collection
- Bonner Springs new contract
  - Cart-based system
  - Yard Waste collection in paper bags

Commercial and Multifamily Collection

Commercial

- Open Market
- No regulations
- Limited or unknown recycling access

Multifamily

- Waste is considered "commercial" rather than residential
- Same as commercial

2020 Plan Implementation Success

- No Progress
- Recommendations included licensing haulers, requiring businesses have trash service, providing education and outreach

Current System | County Drop-Off Programs

UG/KCK Programs

- Recycling and Yard Waste Center
- HHW Facility
- Dumpster Days

Bonner Springs and Edwardsville

- Participation through interlocal agreements

2020 Plan Implementation Success

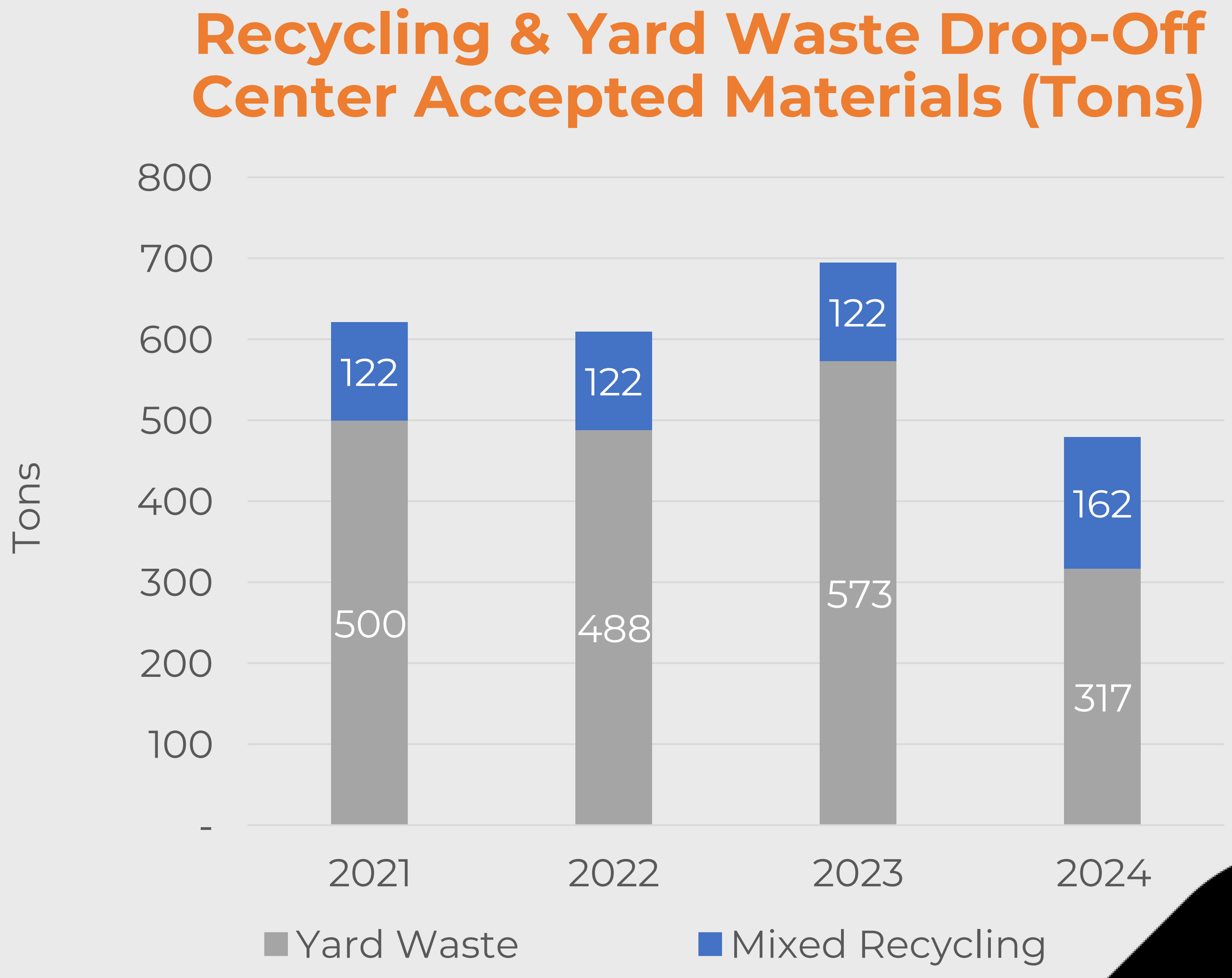
- Completion of Compost Feasibility Study in 2021
- Implementation of Dumpster Days for drop-off bulky items
- Continuation of Monthly HHW collection events

Recycling & Yard Waste Drop-Off

Participation

- 6,614 participants in 2024
  - 28% recycling participants
  - 71% yard waste participants
  - <1% mulch participants

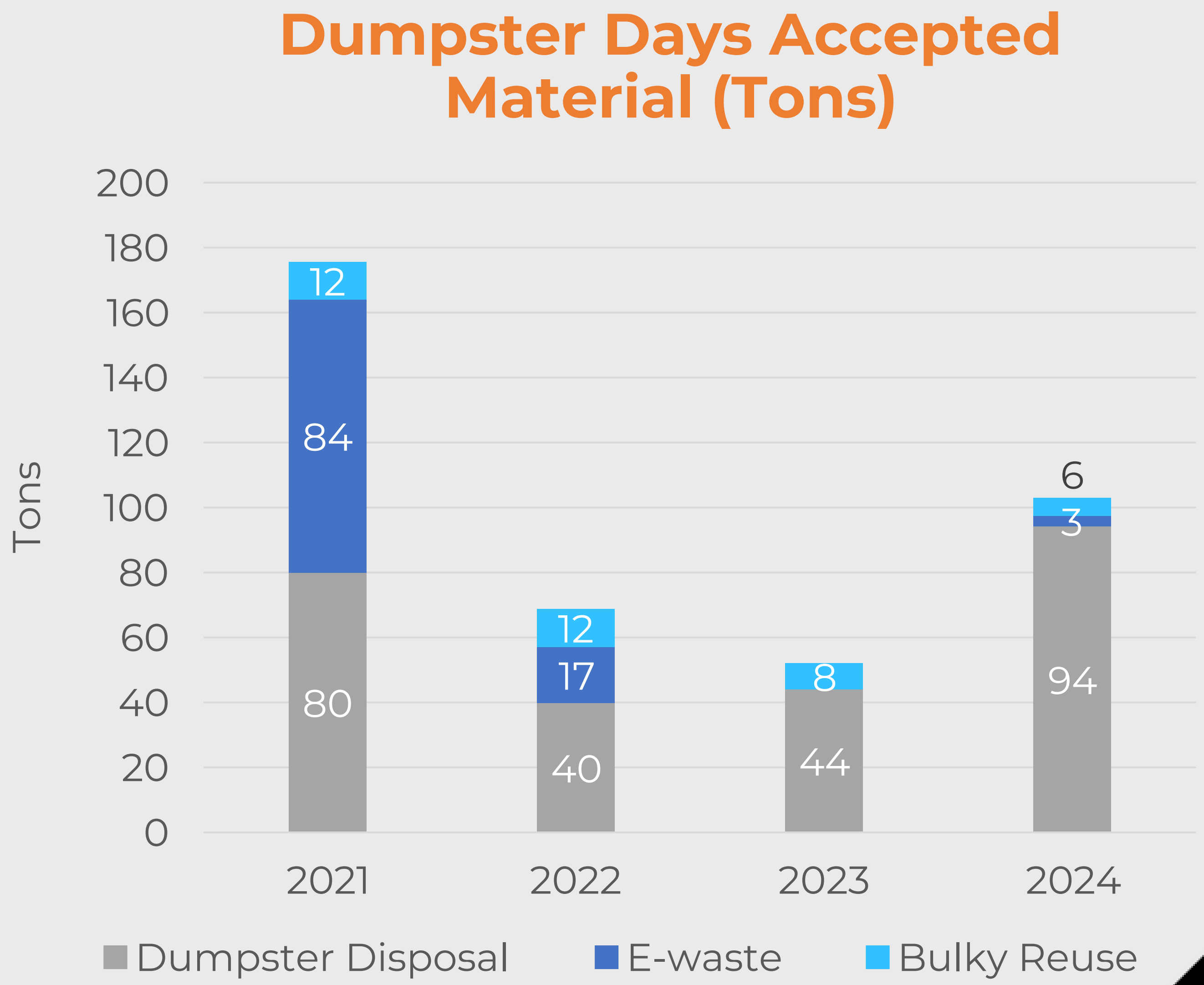
  - 99% of participants from KCK
  - <1% Bonner Springs
  - <1% Edwardsville



Dumpster Days

Participation

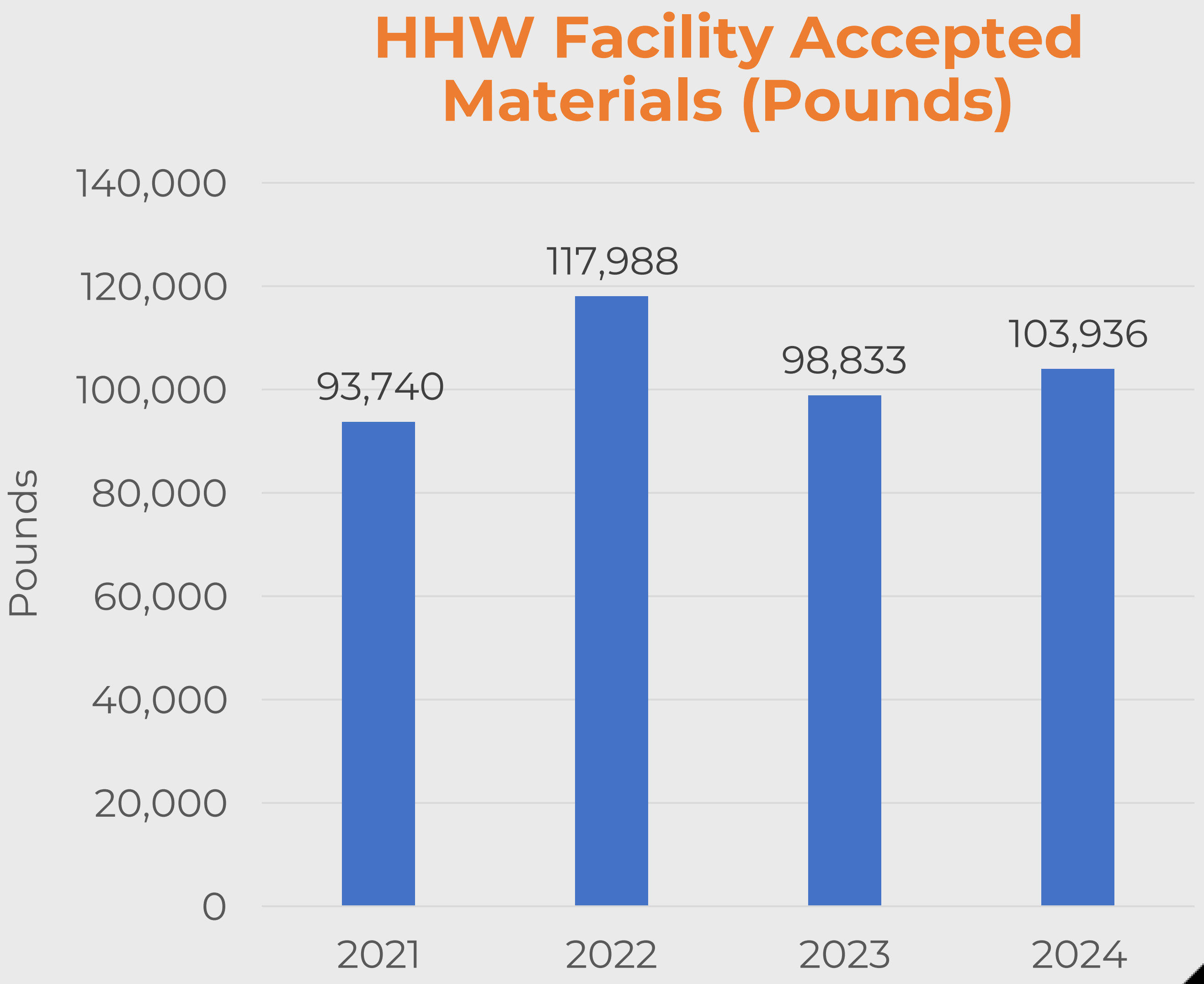
- 634 participants in 2024



Household Hazardous Waste Drop-Off

Participation

- 1,020 participants in 2024



Recommendations

Residential Curbside Collection

- Roll the carts pilot program out Citywide in KCK

Construction and Demolition

- Lead by example
- C&D diversion requirements

Commercial and Multifamily Residential

- Commercial hauler license
- Diversion requirements at Chiefs' stadium complex
- Business license requirement for solid waste removal
- Improve building permits to include enclosures

Public Education & Outreach

- Continue current education and outreach efforts
- Address illegal dumping through a public campaign

Recommendations

Recycling & Yard Waste Drop-Off Center

- Modify acceptance criteria to prohibit overuse of landscapers
- Enhance site safety & efficiency
- Consider increasing hours of operation
- Continue to consider food scrap diversion
- Continue to explore building an organics/compost facility

Dumpster Days Events

- Continue events

HHW Facility

- Continue monthly collection events
- Pursue grant funding opportunities
- Improvements to facility operations
- Consider more frequent hours of operation

Tracking ID: 21707

Report to
Board of Commissioners

MEETING DATE	PRESENTER	DEPARTMENT
	Terrie Garrison, Interim Director tgarrison@wycokck.org x6726	Health Department

AGENDA ITEM #9.5.

RESOLUTION: HEALTH RESOURCES AND SERVICES ADMINISTRATION (HRSA) -26-103 GRANT OPPORTUNITY

BACKGROUND

HRSA-26-103 Maternal Produce Prescription Program (MP3) grant through the HRSA Maternal and Child Health Bureau is due on July 17, 2026. This grant was posted on June 17, 2026.

Grant opportunity is Maternal Produce Prescription Program (MP3) from Health Resources and Services Administration (HRSA), Maternal and Child Health Bureau.
The application deadline is July 17, 2026, expected award date is August 30, 2026, with a September 30, 2026, start date.
The maximum available to apply for is $500,000/year for a four-year performance period, 9/30/2026 through 9/29/2030.
This grant has no required match/cost-sharing.
The purpose of the Maternal Produce Prescription Program (MP3) is to support communities to develop produce prescription intervention programs that promote access to healthy foods for pregnant and post-partum women and their families in low-income and underserved areas; Provide nutrition education to maternal populations; Build and strengthen community partnerships to increase access to healthy foods; To demonstrate improvements in fruits and vegetable intake, household food security, and health outcomes.

Here is a link to the full HRSA-26-103 grant announcement - https://www.grants.gov/search-results-detail/dpp/1/oppPkgId/293341

RECOMMENDATION

Approve
Fast Track

BUDGET IMPACTS / FINANCIAL CONSIDERATIONS

N/A

LEGAL/ POLICY CONSIDERATIONS

N/A

ATTACHMENTS

Resolution Approving HD application for Maternal Produce Prescription Program grant CLEAN copy

Approved by Mayor/Administrator to add to agenda.

RESOLUTION NO. ________________

A RESOLUTION FOR THE WYANDOTTE COUNTY PUBLIC HEALTH DEPARTMENT'S APPLICATION FOR THE MATERNAL PRODUCE PRESCRIPTION PROGRAM GRANT, AND ALLOCATION OF FUNDS FOR ELIGIBLE USES

WHEREAS, the Wyandotte County Public Health Department ("the Health Department") has an opportunity to apply for the Maternal Produce Prescription Program (MP3) grant from Health Resources and Services Administration (HRSA), Maternal and Child Health Bureau; and

WHEREAS, the purpose of the MP3 grant is to support communities to develop produce prescription intervention programs that promote access to healthy foods for pregnant and post-partum women and their families in low-income and underserved areas; provide nutrition education to maternal populations; build and strengthen community partnerships to increase access to healthy foods; and demonstrate improvements in fruits and vegetable intake, household food security, and health outcomes; and

WHEREAS, the maximum available grant is $500,000.00 per year for a four-year performance period, 9/30/2026 through 9/29/2030; and

WHEREAS, this grant has no required match or cost-sharing; and

WHEREAS, the grant was posted on June 17, 2026, with a deadline to apply of July 17, 2026; and

WHEREAS, because of the short timeline, the Health Department asked for this item to be fast-tracked from Standing Committee to the first available meeting of the Board of Commissioners;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/ KANSAS CITY, KANSAS AS FOLLOWS:

Section 1. The Unified Government Board of Commissioners hereby approves the application for and, should the grant be awarded to the Health Department, its acceptance of the MP3 grant for a term of four years for a total grant amount of up to $500,000.00 per year.

Section 2. If the Health Department is awarded the MP3 grant, the Unified Government Board of Commissioners hereby approves the allocation of the award amount to develop produce prescription intervention programs that promote access to healthy foods for pregnant and post-partum women and their families in low-income and underserved areas; provide nutrition education to maternal populations; build and strengthen community partnerships to increase access to healthy foods; and demonstrate improvements in fruits and vegetable intake, household food security, and health outcomes;

Section 3. If the Health Department is awarded the MP3 grant, the County Administrator and other officers, agents, and employees of the Unified Government are hereby authorized and directed to take such further action as may be appropriate or desirable to accomplish the purpose of this Resolution.

Section 4. This Resolution shall take effect and be in full force immediately after its adoption by the Governing Body of the Unified Government.

APPROVED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS, THIS ________ DAY OF ______________________________, 2026.

____
Christal E. Watson, Mayor/CEO

Attest:

____
Unified Government Clerk

Approved as to Form:

____

CONSENT AGENDA ITEM NO. 9.6

Unified Government of Wyandotte County and Kansas City, Kansas

BOARD OF COMMISSIONERS

Commission Chambers
701 N. 7th Street Trafficway, Kansas City, KS 66101

Mayor Tyrone Garner
Commissioner At-Large Dist. 1 Melissa Bynum – Commissioner At-Large Dist. 2 Tom Burroughs –
Commissioner Dist. 1 Gayle E. Townsend – Commissioner Dist. 2 Bill Burns –
Commissioner Dist. 3 Christian Ramirez – Commissioner Dist. 4 Dr. Evelyn Hill –
Commissioner Dist. 5 Mike Kane – Commissioner Dist. 6 Phil Lopez –
Commissioner Dist. 7 Chuck Stites – Commissioner Dist. 8 Andrew Davis

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MINUTES
SPECIAL MEETING

Thursday, August 21, 2025
5:02 PM – 10:33 PM

Attendance:

Commissioners Present:

- Mayor Tyrone Garner
- Commissioner Burroughs
- Commissioner Bynum
- Commissioner Burns
- Commissioner Townsend
- Commissioner Kane
- Commissioner Hill
- Commissioner Stites
- Commissioner Davis

Commissioners Absent:

- Commissioner Ramirez
- Commissioner Lopez

Staff Present:

- Monica L. Sparks, Unified Government Clerk
- David Johnston, County Administrator
- Angela Lawson, Acting Chief Legal Counsel
- Reginald Linsdey, Budget Director
- Michael Peterson, Deputy Budget Director
- Sam Her, Lead Budget Analyst
- J. Renee Ramirez, Director of Human Resources
- Troy Shaw, Executive Director of Public Works
- Christian Cooley, GIS Director
- Russ Owens, Fleet Manager in Public Works
- Jeff Miles, Director of Environmental Services
- Diana Miles, Solid Waste Recycling Director
- Krystal McFeders, Interim Strategic Communications Director
- Ruth Jones, Director Area Aging on Agency
- Betty Yule, Nutrition Manager
- Phyllis Wallace, Human Services Director
- Kay Sharp, Community Development Director
- Deasiray Bush, Director of Public Transportation
- Chelsee Chism, Economic Development Director
- Rodney Lucas, Interim ACA and Interim Planning Director
- Randy Greene, Historic Preservation
- Matthew Willard, County Appraiser
- Kevin Bibbs, Information Technology Director
- Crystal Sprague, Director of 311 and Performance Innovation
- Theresa Duke, Legal Department
- Shelley Kneuvean, Chief Financial Officer
- Adrian Alemifar, Senior Analyst Budget Department

Call to Order:

Mayor Tyrone Garner called the meeting to order at 5:02 PM.

<u>Notice and Consent to Meeting:</u>

NOTICE OF SPECIAL MEETING of the Unified Government of Wyandotte County/Kansas City, Kansas, is scheduled to be conducted in a hybrid format on Thursday, August 21, 2025, at 5:00 p.m. for a budget workshop in the Fifth-floor conference room of the Municipal Office Building, 701 N. 7th Street, Kansas City, Kansas.

CONSENT TO MEETING of the governing body of Wyandotte County/Kansas City, Kansas, accepting service of the foregoing notice, waiving all and any irregularities in such service and in such notice, and consent and agree that we, the governing body, shall meet at the time and place therein specified and for the purpose therein stated.

Mayor Garner stated this was a continuation of budget workshops for the 2026 budget, following up on the previous workshop to allow the commission to make an informed decision on the 2026 budget recommendation from the County Administrator.

David Johnston, County Administrator, turned the meeting over to continue Public Works Department presentations.

GEOSPATIAL SERVICES DIVISON (Discussion Begins 04:05)

Reginald Lindsey, Budget Director, presented the Geospatial Services budget:

- 82% of the budget is personnel costs
- 17% of contractual services including aerial photography ($20,000),
- ESRI software ($170,000)
- Oblique aerial photography ($60,000)
- Cloud computing services ($60,000)

Discussion:

Christian Cooley, GIS Director, explained the division serves as enterprise GIS support for all Unified Government departments, providing software support, aerial photography data, real estate parcel mapping for tax assessment, and street/address data for 911 services.

Commissioner Burroughs asked about the difference between aerial photography and oblique aerial photography.

Christian Cooley explained that aerial photography is corrected for precise mapping measurements, while oblique photography provides side views of buildings and structures at higher resolution, useful for utilities, appraisers, and code enforcement.

FLEET SERVICES DIVISION (Discussion Begins 09:40)

Budget Director Lindsey presented Fleet Services with a $5.4 million budget and 27 FTEs, funded through an internal service fund. The division maintains 1,300 vehicles, with 54% personnel costs and 36% operating costs.

Russ Owens, Fleet Manager, reported 25 current FTE positions with 17 technicians maintaining 1,300 UG vehicles. He noted implementation of a new parts salvage program from totaled vehicles to reduce costs.

Commissioner Bynum praised the department's efficiency in keeping repairs in-house, saving significant labor costs.

Commissioner Townsend complimented the cleanliness and organization of the fleet facility.

Mayor Garner commended the professionalization of the fleet operation under Owens' leadership, noting the efficiency and professional appearance of the facility.

ENVIRONMENTAL SERVICES DIVISION (Discussion Begins 18:00)

Budget Director Lindsey presented Environmental Services with a $58 million budget (58% of Public Works total), 129.5 FTEs, and a proposed 4% rate increase. The division operates as an enterprise fund with no tax levy funding.

Mr. Miles, Director of Environmental Services, reported participation in over 30 community outreach events with a goal of 50 for the year. He emphasized the division operates without general fund support and contributes $5.8 million annually in pilot payments (10% of budget) to the city general fund.

Mr. Miles highlighted significant staffing challenges, operating at 129 positions compared to a previous peak of 184, with a 20% overall vacancy rate and 40% vacancy in the collections group. He noted $380,000 spent in overtime, mostly forced overtime. Mr. Miles explained the consent decree compliance efforts and thanked Mayor Garner for a recent facility tour.

Commissioner Bynum asked about consent decree compliance status.

Jeff Miles reported substantial compliance with one minor project issue and noted potential need to reassess the decree due to inflation impacts.

Commissioner Kane inquired about staffing shortages.

Jeff Miles confirmed 20% vacancy rate and expressed readiness to resume hiring after budget approval.

Commissioner Davis asked about recruitment challenges.

Jeff Miles explained innovative approaches including department rebranding from "Water Pollution Control" to "Environmental Services" and job title improvements, plus partnerships with IBEW and community colleges.

ILLEGAL DUMPING DISCUSSION (Discussion Begins 38:21)

Mayor Garner reported on a successful cleanup of K-32 area following Commissioner Burns' earlier complaint, with 34 dump trucks of debris removed in one day.

David Johnston, County Administrator, apologized for the delay in addressing the dumping issue and announced appointment of John Kelly as blight control coordinator with authority to direct departments.

Commissioner Davis requested specific budget proposals for blight control resources, emphasizing the urgency during budget season.

Multiple commissioners discussed need for cameras, enhanced penalties, and enforcement measures for illegal dumping.

Mayor Garner requested legal research on maximum fines for illegal dumping and potential enhanced penalties for offenses against UG employees and property.

SOLID WASTE MANAGEMENT DIVISION (Discussion Begins 1:07:57)

Reginald Lindsey, Budget Director, presented Solid Waste Management with a $13 million enterprise fund budget, 4.5 FTEs, and proposed $1.14 monthly rate increase (6%).

Diana Miles, Solid Waste Director, explained the division funds residential trash/recycling services, household hazardous waste, dumpster days, graffiti removal, and landfill maintenance through resident fees, not general funds.

Commissioner Bynum asked about feedback on the cart program.

Diana Miles reported the pilot program is exceeding expectations, with recycling nearly doubling and minimal complaints.

Commissioner Burns asked about resident access to landfill disposal.

Diana Miles confirmed residents can dispose of items at the landfill for a fee, also noting that dumpster day is on September 5 at no charge.

Angela Lawson, Acting Chief Counsel, reported current illegal dumping ordinance allows fines of $1,000-$2,500 per day with up to 12 months' jail time.

Commissioner Davis asked about timeline for citywide cart implementation.

Diana Miles projected phase two beginning no later than March 2026.

BUDGET OVERVIEW AND ANALYSIS (Discussion Begins 1:30:53)

Reginald Lindsey, Budget Director, presented budget growth analysis from 2020-2026, showing total budget growth from $394 million to $509 million, averaging 4.3% annual increase.

Reginald Lindsey detailed cost category growth, with personnel costs growing to $55 million (49% of total growth) and contractual services growing $23 million.

Mayor Garner raised concerns about sustainability of personnel cost growth and requested information on strategies other municipalities use to control costs.

Shelley Kneuvean, Chief Financial Officer, explained implementation of fully funded position budgeting rather than trend-based budgeting to control overspending, and elimination of unfilled positions.

J. Renee Ramirez, Human Resources Director, recommended workforce planning assessment with third-party assistance to right-size the organization.

COMMUNITY SERVICES DEPARTMENTS

STRATEGIC COMMUNICATIONS (Discussion Begins 1:48:54)

Adrian Alemifar, Senior Budget Analyst, presented Strategic Communications with an $800,000+ budget and 4 FTEs (currently 2 filled positions).

Krystal McFeders, Interim Strategic Communications Director, reported significant social media growth: Facebook has increased from 12,000 to 17,000 followers, newsletter subscribers to 38,000, and YouTube approaching 3,000 subscribers.

Krystal McFeders discussed need for broadcast system replacement, citing audio/video quality issues and end-of-life equipment.

Commissioner Bynum praised the department's exceptional work with limited staff.

Commissioner Burns raised audio volume issues with Unified Government TV broadcasts. Krystal McFeders confirmed this is a known equipment problem to be addressed in system replacement.

Unified Government Clerk, Monica L. Sparks, reported legal notice publication costs: $189,000 in 2023 and $236,000 in 2024.

AGING DEPARTMENT (Discussion Begins 2:13:30)

Adrian Alemifar presented Aging Department with 1.3 tax-levy funded FTEs out of 12 total positions (most grant-funded).

Ruth Jones, Director Area Aging on Agency, and Betty Yule, Nutrition Manager, reported serving 330 Meals on Wheels recipients and 225 congregate meal participants across 9 sites with no mandatory fees.

Betty Yule introduced the CHAMPS (Choosing Healthy Appetizing Meal Plans for Seniors) program, noting that it has been well received and is particularly popular among younger senior citizens (cost is $3.50 per meal).

Mayor Garner praised the comprehensive senior services and highlighted the importance of affordable senior housing development.

HUMAN SERVICES (Discussion Begins 2:30:27)

Adrian Alemifar presented Human Services with $800,000+ budget and 3.45 tax-levy funded FTE positions.

Phyllis Wallace, Human Services Director, reported managing a 10-year wait list for developmental disability services with approximately 230 Wyandotte County residents waiting**.**

TRANSIT DEPARTMENT (Discussion Begins 2:40:53)

Samuel Her, Senior Analyst Budget Department, presented Transit Department with $7.7 million city budget (33.2 FTEs) and $1.2 million county budget (11.8 FTEs) for senior paratransit.

Deasiray Bush, Director of Public Transportation, reported budget challenges including loss of federal ARPA funding and KC ATA contract increases. She highlighted the successful Iris program serving over 10,000 riders with 4.8 rating but noted it will end in February 2026 without additional funding.

Deasiray Bush described safety challenges on bus routes including fights, substance abuse incidents, and property damage, requesting security officer position.

David Johnston, County Administrator, confirmed IRIS (Integrated Referral and Intake System) was a pilot program that ended with expectation of continued local funding consideration.

Commissioner Bynum suggested dedicating Wyandotte fare box revenue to fund Iris program.

ECONOMIC DEVELOPMENT (Discussion Begins 3:22:50)

Samuel Her presented Economic Development with $1.9 million budget and 6 FTEs, including increases for small business grants ($50,000), redevelopment consultants ($50,000), marketing studies ($50,000), and pre-approved building plans ($30,000).

Chelsee Chism, Economic Development Director, reported high demand from developers and businesses, noting three land bank positions and significant mowing budget transfer from Parks Department.

Mayor Garner asked about coordination with Wyandotte Economic Development Council. Chelsee Chism explained collaborative approach with joint developer meetings and complementary services.

Commissioner Townsend praised Chelsee Chism work on northeast development projects and stressed need for twice-monthly land bank lot mowing.

Commissioner Davis supported mowing budget increase, noting current $690,000 budget versus $1.3 million needed for twice-monthly service.

PLANNING AND URBAN DESIGN (Discussion Begins 3:46:16)

Samuel Her presented Planning Department with $1.5 million budget and 12 FTEs (currently 6 filled), focusing on zoning code reform and historic preservation.

Rodney Lucas, Interim Assistant County Administrator and Interim Planning Director, reported goals to fill four immediate positions: Director, Planner, Planning Tech, and Inspector.

Mayor Garner commended Rodney Lucas for eliminating bureaucratic complaints from developers and improving customer service.

Commissioner Davis confirmed continued progress on zoning code rewrite with MARC grant funding.

COUNTY ADMINISTRATOR'S BUDGET PRESENTATION (Discussion Begins 3:56:57)

David Johnston, County Administrator, presented the administration budget overview. The County Administrator's office consists of himself, three Assistant County Administrators (ACA), and two administrative assistants. The office oversees 44 Unified Government departments with 2,300 employees and manages close to a half billion-dollar budget.

Water Tower Signage

The Administrator reported a $75,000 budget increase for a special project regarding the water tower at the Legends. The tower signage was changed from "Welcome to Kansas City, Kansas" to a BPU sign without consultation with the Unified Government. After meeting with new BPU management, Jeremy Ash, a 50/50 cost share agreement of $75,000 for each agency was proposed to restore the "Welcome to Kansas City, Kansas" signage.

Discussion:

Commissioner Stites asked whether the Unified Government shared costs when BPU originally painted the tower to change the signage. The Administrator confirmed they did not, as it is BPU's asset and the Unified Government was not informed of the change.

Mayor Garner clarified the ownership structure, stating that BPU is an administrative agency of the Unified Government, and the water towers are technically the people's assets through the Unified Government.

Angela Lawson confirmed that BPU is an administrative agency of the Unified Government, with the Unified Government reserving certain powers including debt approval, real property sales, legal representation, and legal counsel services.

Commissioner Burns stated that BPU needs to be reminded that "we don't work for them" and emphasized its Unified Government property.

Commissioner Davis expressed concern about the $150,000 total cost and suggested exploring alternative funding sources such as transient guest sales tax dollars, and recommended negotiating to reduce the cost.

Commissioner Stites questioned the priority of the water tower project when taxpayers are facing high property taxes, stating that people are more concerned about lowering taxes than water tower signage.

Commissioner Burns suggested adding "a subsidiary of Kansas City, Kansas Unified Government" under the BPU signage as a cheaper alternative.

Mayor Garner noted the tower's importance as an iconic symbol for the community and the number one tourist destination in Kansas, visible from I-435 and I-70.

HUMAN RESOURCES DEPARTMENT BUDGET (Discussion Begins 4:09:39)

Michael Peterson, Deputy Budget Director, introduced the Human Resources budget of approximately $2.5 million, funding 16 FTEs, with 85% for personnel and 14% for contractual services. The department represents less than 1% of the tax levy budget.

J. Renee Ramirez, Director of Human Resources, presented with HR Manager, Shakeva Christian and HR Partner, Stasha Ferguson. The department serves 2,300 employees with responsibilities including employee relations, labor relations, recruitment, compensation, benefits, risk management, safety, workers compensation, and training.

Mrs. Ramirez noted that with 16 staff members for 2,300 employees, the HR ratio is 0.7 per 100 employees, significantly below the industry standard of 1.7, which would require 39 full-time employees. This staffing level causes heavy workloads, extended working hours, and employee burnout, but she commended her staff for their dedication.

Mayor Garner thanked the HR team for their service and inquired about debt reduction revenues from incentive businesses that had come online, referencing a previously approved 10% and 50% revenue allocation toward debt reduction. The Administrator stated they are finalizing those calculations and will provide them to the Commission the following week.

APPRAISER'S OFFICE BUDGET (Discussion Begins 4:14:13)

The Appraiser's Office budget was presented at just under $3 million, entirely county funded as a state-mandated office. The office will have 27 FTEs in 2026, reducing two administrative FTEs. Matt Willard, County Appraiser, explained they discover, list, and value approximately 68,000 real estate parcels and 5,700 personal property accounts annually.

Mr. Willard highlighted the planned implementation of an updated tax management system, expressing excitement about increased efficiencies and elimination of duplicate processes.

Property Valuation Process Discussion:

Mayor Garner requested an explanation of the appraisal process.

Mr. Willard explained that state statute mandates annual appraisal at fair market value, using three approaches: sales comparison, multiple regression analysis, and cost approach, all calibrated from local market transactions in Wyandotte County.

The Kansas Department of Revenue conducts annual compliance audits. For 2024, residential properties had a median ratio of 93% (within the acceptable 90-110% range), and commercial properties achieved 85% compliance. Mr. Willard reported achieving full statistical and procedural compliance for the first time in several years.

Property Tax Discussion:

Mayor Garner asked about factors in driving property appraisal increases.

Mr. Willard attributed increases to buyers and sellers agreeing on higher sales prices, primarily due to housing supply shortages. He noted that price appreciation has slowed, reflected in 2025 values.

When asked whether increased housing stock could lower appraisals, Mr. Willard stated it would require a massive amount of new housing to cause price decreases and resulting valuation decreases, but additional supply could help bring market balance.

Policy Recommendations:

Mr. Willard discussed potential legislative solutions, including a 3% cap on valuations that passed the Senate but not the House, and expansion of circuit breaker provisions (homestead exemptions) for seniors and disabled veterans. He noted the impact of the Kansas Board of Tax Appeals' interpretation of big box retail valuation statutes, which has shifted tax burden from commercial to residential owners.

Mr. Willard also mentioned that commercial machinery and equipment purchased after June 30, 2006, is exempt from taxation, representing millions of dollars annually no longer on tax rolls, effectively raising mill levies for other taxpayers.

Commissioner Burns commended Matt Willard for following state law rather than making personal decisions, and recommended residents contact state legislators about property tax concerns.

Monica L. Sparks, Unified Government Clerk, clarified that revenue neutral notices are mailed to all taxpayers when any of the 17 taxing entities in the county exceed revenue neutral, not just the Unified Government.

Commissioner Burns suggested printing future notices in red ink to indicate they are state mandated to avoid local government blame.

TECHNOLOGY DEPARTMENT BUDGET (Discussion Begins 4:34:34)

The Technology Department budget of $11.4 million funding 33.75 FTEs was presented. The budget includes 311 call center, enterprise system support, and performance and innovation divisions. Technology Director, Kevin Bibbs appeared with Crystal Sprague, Director of 311 and Performance Innovation, and AJ Montes for cybersecurity.

Budget increases included telecommunications ($337,000), software ($331,000), cybersecurity insurance ($200,000), normal software increases ($155,000), and Adobe licenses ($40,000 for annual subscription model).

311 Call Center Discussion:

Commissioner Davis asked about 311 service improvements.

Crystal Sprague explained that only 18.6% of calls dialing 311 reach 311 operators, with 81% going directly to other departments. The 311 operators handle approximately 70,000 calls annually with five call takers and one manager using an antiquated free system.

Mrs. Sprague reported that waste management calls (30% of volume) were redirected to the vendor, freeing staff to assist other departments like Treasury, which handles 70,000 calls annually. She mentioned a $500,000 request for system updates that was not included in the current Capital Improvement Program.

Technology Innovation:

Mayor Garner asked about emerging technologies and AI implementation. Kevin Bibbs confirmed they are looking ahead with pilot programs, including one with the Clerk's office for automated meeting transcription to replace manual processes.

LEGAL DEPARTMENT BUDGET (Discussion Begins 4:44:36)

The Legal Department budget of $2.6 million funding 17.8 FTEs was presented. Angela Lawson detailed the department's wide range of responsibilities including legislative support, litigation, contract review, prosecution, and BPU representation.

The department reviewed over 4,000 KORA requests last year and 191 federal executive orders to date in 2025. Currently staffed with 12 attorneys and 5 support staff, with two open approved positions. Since 2020, the department has lost 18 attorneys due to turnover.

Discussion:

Commissioner Burns asked about starting salaries for new attorneys.

Legal Department representative Theresa Duke stated new law school graduates traditionally start under $80,000 (typically $77,000-$79,000), compared to the District Attorney's office starting salary of $83,000. Commissioner Burns recommended matching the DA's salary for competitive hiring.

Commissioner Davis inquired about settlement budget increases given litigation volume. Staff indicated no increase was included and would provide historical settlement data for the past five years.

Mayor Garner asked about outside counsel expenses.

Angela Lawson clarified that outside counsel costs are contained in the liability fund, not the Legal Department budget, and fluctuate based on departmental risk exposure. Deputy Budget Director, Michael Peterson reported $1.3 million budgeted across city and county general funds for attorneys and claims/judgments.

Commissioner Bynum and **Commissioner Davis** commended the Legal Department for their responsiveness and professionalism.

Mayor Garner thanked the legal team for their support of mayoral policy recommendations and professional collaboration despite occasional disagreements.

CLERK'S OFFICE BUDGET (Discussion Begins 4:54:11)

The Clerk's Office budget of just under $1.5 million funding 10 FTEs was presented. Monica L. Sparks, Unified Government Clerk, described the office as "the heartbeat of this organization," interacting with every Unified Government department.

Key Statistics and Responsibilities:

- Manages 22,000 boxes of records from 30 Unified Government departments
- 176 hours of commission meetings in 2024; 100 hours by July 2025
- Responsible for 37 boards, committees, and task forces
- Manages 17 taxing entities and revenue neutral notices
- Processes 100,000 pieces of incoming US Postal Service mail annually
- Two record center locations requiring consolidation for efficiency

Discussion:

Mrs. Sparks emphasized the critical need for a new tax management system, noting the current system is nearly 20 years old and showing failure signs. Revenue neutral notices that should take one day required assistance from the software company and 19 files for one taxing unit. Budget Director, Reginald Lindsay confirmed $200,000 allocated for 2026 to start the process, with an estimated total cost of $1.2-1.5 million and additional $1 million budgeted for 2027.

Mayor Garner asked about consolidating scattered departmental records under the Clerk's office to achieve cost savings from eliminating external storage rental costs. The Administrator agreed to examine this with the CFO and building/logistics staff.

The Clerk manages rebate programs that returned $933,000 to citizens in the current year ($465,000 in UG utility/sales rebates and $468,000 in state property tax rebates), falling short of the $1 million goal. Recipients of utility rebates also qualify for BPU pilot charge removal for the entire year.

Mrs. Sparks announced that the current meeting was being recorded by AI as part of a pilot program to address the minutes backlog, noting that every hour of meeting requires eight hours of transcription time.

Commissioners Kane, Bynum, and Townsend commended the Clerk's office for their dedication and service. **Commissioner Bynum** noted the Clerk's detailed presentation to the Administration and Human Services Committee on July 28, 2025.

BUDGET DEPARTMENT (Discussion Begins 5:12:11)

Reginald Lindsay, Budget Director, presented the Budget, Strategy and Research Department budget of $1.3 million funding 9 FTEs. The department is funded by city, county, and enterprise funds.

Budget increases included $54,000 for Questica budget software upgrades (behind since 2022), $25,000 for Priority-Based Budgeting director contract, staff development funding restoration, and $4,000 for publication cost increases.

Mayor Garner and **Commissioner Townsend** praised the budget team for their detailed work, late hours, and clear explanations of complex financial matters.

FINANCE DEPARTMENT BUDGET (Discussion Begins 5:15:22)

The Finance Department budget of $7.3 million funding for 64 FTEs was presented by Chief Financial Officer, Dr. Shelley Kneuvean. The department includes finance administration, accounting, delinquent tax sales, payroll, purchasing, and treasury operations.

Key Performance Metrics:

Dr. Kneuvean provided a comprehensive data sheet showing the department's annual workload:

- 56,104 paychecks issued
- 99,190 benefit payments processed
- Over 100,000 motor vehicle transactions annually
- 23 employees at two DMV locations

Discussion:

Commissioner Burns asked about payroll staffing.

Dr. Kneuvean reported the department reduced from five to three payroll employees due to Workday system efficiencies, processing bi-weekly civilian payroll and weekly police/fire payroll.

Mayor Garner addressed citizen complaints about DMV service, including long lines and limited hours.

Dr. Kneuvean reported a performance audit is nearing completion with recommendations for operational improvements. Plans include a Bonner Springs satellite location for renewals only (delayed to September pending state system changes).

Issues identified include:

- State retention of $34.25 per $35 transaction fee (UG keeps only $0.75)
- Heavy local subsidization of operations
- Security requirements limiting extended hours
- Previous reduction to four-day operations (since restored to five days per Administrator's direction)

Commissioner Davis asked about grant writer positions. Dr. Kneuvean explained no dedicated grant writer is currently funded, but departments work with finance to identify opportunities and prepare applications. The department has access to federal grant systems and iParametrics consulting services when needed. Monthly grant reporting will be implemented to track applications and awards.

Mayor Garner and **Commissioner Bynum** and **Commissioner Davis** commended the Finance team for their comprehensive information and service quality improvements.

Adjournment (Discussion Begins 5:30:55)

Commissioner Kane made a motion to adjourn. The motion was seconded by Commissioner Davis.

Vote: Motion carries 8/0

- Ayes: Burroughs, Townsend, Burns, Hill, Kane, Stites, Davis, Bynum
- Nays: None
- Absent: Ramirez, Lopez

MAYOR GARNER ADJOURNED

THE MEETING AT 10:33 P.M.

____

Monica L. Sparks, CMC

Unified Government Clerk

SLH

CONSENT AGENDA NO. _____

Unified Government Clerk's Office

Monica Sparks, CMC
Unified Government Clerk

701 North 7th Street, Suite 323
Kansas City, Kansas 66101-3070

Phone: 913-573-5260
Fax: 913-573-5299
http://www.wycokck.org

Memorandum

To: David Johnston
County Administrator

From: Monica L. Sparks
UG Clerk

Date: June 18, 2026

Re: Weekly Business Material

Attached is a listing of weekly business items presented to the Unified Government of Wyandotte County/Kansas City, Kansas, for informational purposes.

In addition to the listing of the items, we have indicated the action taken by the Unified Government Clerk.

Attachments

BJS

Weekly Business Material for June 12, 2026 – June 18, 2026

1. **CLAIMS:**
   - LaTanya Carlock, Kansas City, KS, alleging harassment on 06/09/2026.
   - Jeff Gardner, Kansas City, KS, alleging damage to personal property on 06/17/2026..

   Action: Received and filed. Copies previously forwarded to Legal.

2. **TRAVEL REQUESTS:**
   - Kent Anderson, Kansas City, Kansas, Police Department, travel to Osage Beach, MO, from 09/08/2026 through 09/11/2026, to attend FBINA Conference, Employee Training and Travel.
   - Nancy Laughin, Public Works/KCKES, travel to Milwaukee, WI, from 06/22/2026 through 06/24/2026, to attend Sequencing Batch Reactor (SBR) and Aerobic Sludge Densification Wastewater Technologies Short Course, Employee Training and Travel.

   Action: Approved by Administrator's Office and received and filed.

3. **APPLICATION FOR DRINK EST/PUBLIC VENUE:**
   - El Chalateco Inc, Jose Quintanilla, d/b/a Jade Dragon Express, 1005 Osage Ave, Kansas City, KS 66105.
   - Stix Legends Inc, William W. Hutton, d/b/a Stix Restaurant, 1847 Village West Pkwy, K101, Kansas City, KS 66111.

   Action: Referred to License.

CONSENT AGENDA NO. ______

Unified Government Clerk's Office

Monica Sparks, CMC
Unified Government Clerk

701 North 7th Street, Suite 323
Kansas City, Kansas 66101-3070

Phone: 913-573-5260
Fax: 913-573-5299
http://www.wycokck.org

Memorandum

To: David Johnston
County Administrator

From: Monica L. Sparks
UG Clerk

Date: June 25, 2026

Re: Weekly Business Material

Attached is a listing of weekly business items presented to the Unified Government of Wyandotte County/Kansas City, Kansas, for informational purposes.

In addition to the listing of the items, we have indicated the action taken by the Unified Government Clerk.

Attachments

BJS

1. **PUBLIC NOTICE:**
   - Alandon Tow Service, 6224 Kansas Ave., Kansas City, KS 66111, held a public auto auction on June 2, 2026, at Alandon Tow Service.

   Action: Received and filed.

2. **CLAIMS:**
   - Pamela Mitchell, Kansas City, KS, alleging personal injury on 06/10/2026.

   Action: Received and filed. Copies previously forwarded to Legal.

3. **TRAVEL REQUESTS:**
   - Fabian Carlon, Wyandotte County Sheriff's Office, travel to Wichita, KS, from 06/21/2026 through 06/26/2026, to attend Basic Narcotics Investigators Course, Employee Training and Travel.
   - Thomas Gripp, Scott Schaunaman, and Chad Womble, Kansas City, Kansas, Fire Department, travel to Emmitsburg, MD, from 07/12/2026 through 07/17/2026, to attend Fire Grants Program Peer Review Panel, Covered by FEMA.
   - Dennis Rubin, Kansas City, Kansas, Fire Department, travel to Racine, WI, from 08/02/2026 through 08/06/2026, to attend 60 Year's Fire-Rescue Wingspread, Funded by Fire Administration.
   - Daniel Soptic, Wyandotte County Sheriff's Office, travel to Osage Beach, MO, from 09/08/2026 through 09/11/2026, to attend 2026 Fall FBINAA Retrainer, Employee Training and Travel.

   Action: Approved by Administrator's Office and received and filed.

4. **APPLICATIONS FOR PRIVATE SECURITY:**
   - VendTech-SGI, LLC, d/b/a VendTech-SGI, LLC, 250 North Rock Rd., Ste. 360, Wichita, KS 67206.

   Action: Referred to License.

Tracking ID: 21665

Report to
Board of Commissioners

MEETING DATE	PRESENTER	DEPARTMENT
	Lesley Strohschein, Deputy Finance Officer lstrohschein@wycokck.org X5824	Finance

AGENDA ITEM #10.1.
RESOLUTION: APPROVING 2026 HOLLYWOOD CASINO GRANT AWARD RECOMMENDATIONS
BACKGROUND
Adopt a resolution authorizing the 2026 Hollywood Casino Grant Recommendations from the Mayor and Commissioners.
RECOMMENDATION
Approve
BUDGET IMPACTS / FINANCIAL CONSIDERATIONS
LEGAL/ POLICY CONSIDERATIONS
ATTACHMENTS
Casino Grant Reso 2026 FINAL

Approved by Mayor/Administrator to add to agenda.

RESOLUTION NO. ___________

WHEREAS, beginning in 2013, Kansas Entertainment, LLC, which operates the Hollywood Casino at Kansas Speedway, has disbursed a lump sum payment of $500,000.00 in January of each year to the Unified Government ("the funds"); and

WHEREAS, under the Development Agreement between the Unified Government and Kansas Entertainment, the funds are to be disbursed at the Unified Government's sole discretion to fund "Wyandotte County social services and charitable community activities"; and

WHEREAS, on January 22, 2015, the Unified Government Board of Commissioners ("the Board of Commissioners") adopted guidelines for the disbursement of the funds; and

WHEREAS, under the 2015 guidelines, the Greater Kansas City Community Foundation has reviewed all grant applications for eligibility and submitted the list of eligible applications to the Board of Commissioners, which serves as the Selection Committee for disbursement of the funds; and

WHEREAS, the total grant amount to be disbursed for 2026 after allowance for grant administration is $473,000.00; and

WHEREAS, each Commissioner and the Mayor has designated in writing how they wish to allocate their share of the total funds ($43,000.00 each);

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY AND KANSAS CITY, KANSAS:

That the Board of Commissioners hereby ratifies and adopts the 2026 grant awards attached hereto; directs the County Administrator and the Fund Administrator to communicate with the grant recipients and to disburse the funds; directs the County Administrator to execute any grant assurances necessary to fulfill the intent of the Commission; directs the County Administrator and the Fund Administrator to review the annual report of each recipient agency regarding outcomes of the grant program; and directs the County Administrator to take such other action as necessary to effectuate the intent of this resolution.

APPROVED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY AND KANSAS CITY, KANSAS THIS ____ DAY OF JULY, 2026.

____

Christal E. Watson, Mayor/CEO

Attest:

Unified Government Clerk

Approved as to Form:

Tracking ID: 21734

Report to
Board of Commissioners

MEETING DATE	PRESENTER	DEPARTMENT
	Reginald Lindsey, Director rlindsey@wycokck.org x5292	Budget

AGENDA ITEM #13.1.
RESOLUTION: NOTICE OF INTENT TO EXCEED THE REVENUE NEUTRAL RATE, SET PUBLIC HEARING, AND MAXIMUM MILL LEVY/PROPOSED TAX RATE
BACKGROUND
Adoption of a resolution for a Notice of Intent to exceed the Revenue Neutral Rate, set a public hearing for August 24, 2026 at 5:30 pm, and Maximum Mill Levy/Proposed Tax Rate for the City of Kansas City, Kansas, and for Wyandotte County, Kansas.
RECOMMENDATION
BUDGET IMPACTS / FINANCIAL CONSIDERATIONS
LEGAL/ POLICY CONSIDERATIONS
ATTACHMENTS
Resolution of intent to exceed RNR 2027 (2)

Approved by Mayor/Administrator to add to agenda.

RESOLUTION NO. R-___-26

A RESOLUTION OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/ KANSAS CITY, KANSAS REGARDING THE GOVERNING BODY'S INTENT TO LEVY A PROPERTY TAX EXCEEDING THE REVENUE NEUTRAL RATE.

WHEREAS, the Unified Government of Wyandotte County/ Kansas City, Kansas is the consolidated government for Wyandotte County, Kansas and Kansas City, Kansas;

WHEREAS, the Unified Government is statutorily required to notify the Unified Government Clerk by July 20, 2026, of its intent to exceed the revenue-neutral rate and to provide the date, time, and location of the public hearing and to provide its proposed tax rate;

WHEREAS, the budget proposed by the Governing Body of the Unified Government of Wyandotte County/ Kansas City, Kansas will require the levy of a property tax rate exceeding the Revenue Neutral Rate; and

WHEREAS, the Governing Body intends to hold a hearing and hear testimony from all interested taxpayers desiring to be heard as required by state law.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/ KANSAS CITY, KANSAS:

Section 1. The Governing Body of the Unified Government of Wyandotte County/ Kansas City, Kansas hereby sets a public hearing regarding its intention to exceed the Revenue Neutral Rate for August 24, 2026, at 5:30 pm to be held in the Commission Chambers on the 1st Floor of City Hall at 701 N. 7th St., Kansas City, Kansas and directs that notice of the public hearing be given as required by state law.

Section 2. The Governing Body of the Unified Government of Wyandotte County/ Kansas City, Kansas expresses its intention to exceed the Revenue Neutral Rate with a proposed tax rate and maximum mill levy for the City of Kansas City, Kansas of ____________ mills.

Section 3. The Governing Body of the Unified Government of Wyandotte County/ Kansas City, Kansas expresses its intention to exceed the Revenue Neutral Rate with a proposed tax rate and maximum mill levy for Wyandotte County, Kansas of ____________ mills.

Section 4. The Governing Body of the Unified Government of Wyandotte County/ Kansas City, Kansas directs that a copy of this Resolution be sent to the Unified Government Clerk as notice of the Unified Government's proposed intent to exceed the

Revenue Neutral Rate.

Section 5. This resolution shall take effect and be in force immediately upon its adoption and shall remain in effect until future action is taken by the Governing Body.

ADOPTED BY THE BOARD OF COMMISIONERS OF THE UNIFIED GOVERNMENT OF WYANDOTTE COUNTY/KANSAS CITY, KANSAS, THIS 16th DAY OF JULY 2026.

____
Christal E. Watson, Mayor/CEO

ATTEST:

____
Monica Sparks
Unified Government Clerk

Approved As To Form:

____

Angela J. Lawson
Chief Counsel