STATE OF KANSAS)
WYANDOTTE COUNTY)) SS **SPECIAL MEETING, THURSDAY, MAY 16, 2024**
CITY OF KANSAS CITY, KS)

The Unified Government Commission of Wyandotte County/Kansas City, Kansas, met in Special Meeting, Thursday, May 16, 2024, with eight members present: Bynum, Commissioner At-Large First District; Burroughs, Commissioner At-Large Second District; Townsend, Commissioner First District; Burns, Commissioner Second District; Ramirez, Commissioner Third District; Hill, Commissioner Fourth District; Kane, Commissioner Fifth District; Lopez, Commissioner Sixth District; Stites, Commissioner Seventh District; Davis, Commissioner Eighth District (left at 5:56); and Garner, Mayor/CEO; presiding. Ramirez, Commissioner Third District; Kane, Commissioner Fifth District; and Lopez, Commissioner Sixth District; were absent. The following officials were also in attendance: David Johnston, County Administrator; Angela Lawson, Interim Chief Counsel; Reginald Lindsey, Budget Director; Shelley Kneuvean, Chief Financial Officer; Troy Shaw, Interim Public Works Director; Greg Wooten, Building & Logistics Manager; Angel Ferrara; Director of Parks & Recreation; and Monica L. Sparks, Interim Unified Government Clerk.

Mayor Garner said before I call the meeting to order I want to announce that we do have individuals attending remotely as well as on-site. All participants joining by phone, should please mute your phones when not speaking to avoid background noise. During the meeting, make sure you announce yourself by name and title every time you speak so the public that is participating knows exactly who is speaking. This is critical given the number of remote participants and is also current guidance from the Kansas Attorney General's Office. Please make sure to speak clearly and at an audible level into the microphone to ensure that your comments are heard and an accurate record of the meeting can be made.

Mayor Garner called the meeting to order.

NOTICE OF SPECIAL MEETING of the Unified Government of Wyandotte County/Kansas City, Kansas, to be conducted in a hybrid format on Thursday, May 16, 2024, at 5:00 p.m. in the Fifth Floor Conference Room of the Municipal Office Building for a Budget Workshop. Roll call was taken and there were eight "Ayes," Stites, Davis, Bynum, Burroughs, Townsend, Burns, Hill, Garner.

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 said tonight we're continuing our series of budget workshops. This session will be discussing the CIP process as well as projects related to that. I'll ask our County Administrator, David Johnston, to take it from here.

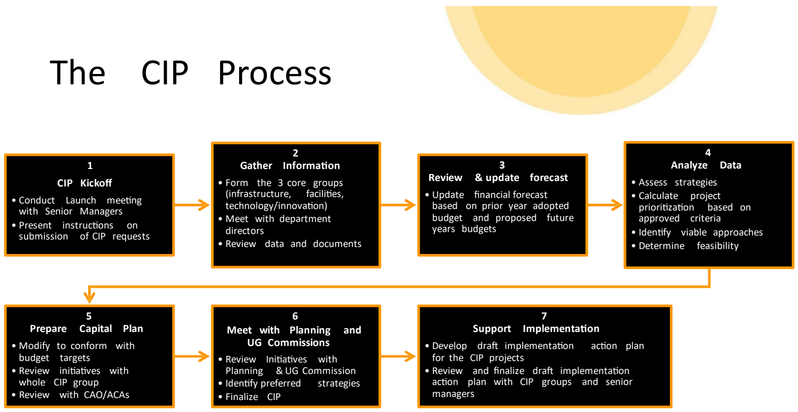
David Johnston, County Administrator, said as always we have in the budget process, early in the budget process, a review of the Capital Improvement Program and I'm going to now recognize Reggie Lindsey, our Budget Director, to take the microphone and proceed.

Reggie Lindsey, Budget Director, said what we're here to do today is provide some insight on the 2024 through 2029 Capital Improvement process. What we plan to do is give an overview of the process and also an overview of some of the projects that we have been looking to get into the budget. So, we'll provide an overview on the funding. Our CFO, Shelley Kneuvean, will provide an overview on the funding and then Public Works, Troy Shaw and Greg Wooten, will provide an overview on infrastructure and also facilities. Also, Angel Ferrara is going to provide an overview of Parks & Rec Capital needs and then we're going to discuss some of the technology needs that we also have within the organization as they relate to projects.

Immediate Commission Priorities

To kind of get started out as far as just kind of reexamining our goals that were kind of set forward by the Commission for our 2025 Budget. We have Uphold Fiscal Sustainability, Improve Infrastructure, Focus on Service & Communication, and Foster Economic Development. Tonight we're going to be focusing in on improving infrastructure and our CFO is going to discuss making sure that we uphold physical sustainability, which is priority number one. Then, as we work through the presentation, we'll see that infrastructure also impacts foster economic development.

CIP Process & Overview

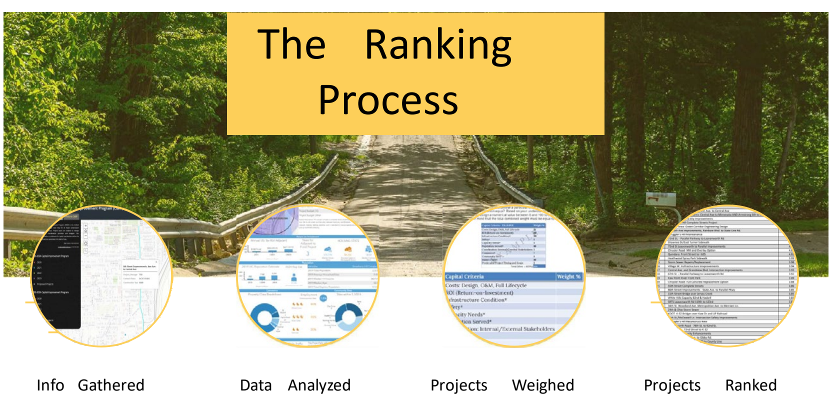


Here in the Unified Government we start our CIP process in February. Departments start to look at their needs and those needs are cross-examined by core groups that we have. We have a Technology Core Group. We also have an Infrastructure Core Group, and then we have a Facility Core Group. These core groups look at needs based on rankings and our asset databases and we prioritize from there based on what we'll try to work into our budget and look at what funding mechanisms we have to get those needs into our budget. Core groups and Budget and Finance meet quarterly to look at what's going on with the Capital within the organization, outside the budget process, but within the budget process we meet weekly to look at affordability for core groups and also across the organization and then we start to prioritize and look at assets in our different asset databases and look at the organization priority.

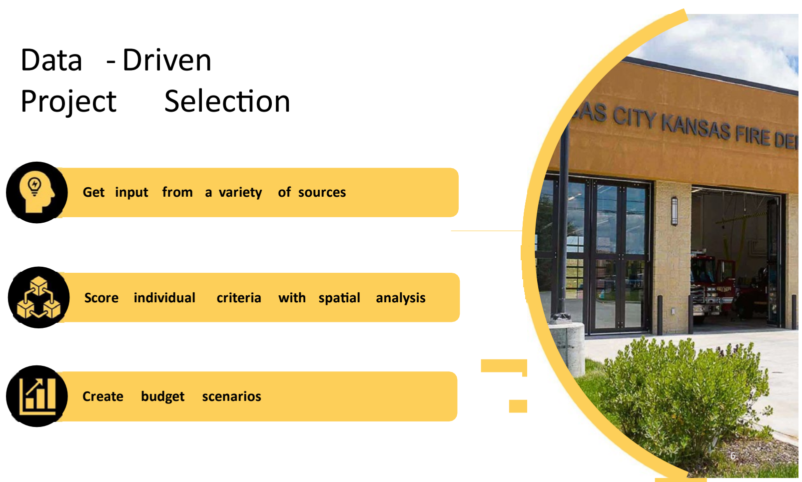
Within Public Works there's an infrastructure asset database that they utilize. Then they also have a facilities database that they utilize where we can look at the needs of the community from those databases and know what we have in those databases. Once we pull together all the data, we meet with a larger group of departments of Capital users to show those Capital users what the overall picture is of our Capital process and also all the needs that have come in and we take that information to them to show them that there's a lot of needs within the organization and that we can't afford them all. We show them what our financial picture looks like, then we have all the needs that have come in during the Capital process to show them and get them to understand that they are going to have to work with other departments to get things into the budget. We will have to prioritize and may not be able to get certain things into the budget.

One of the things that we have found out is that departments, after going through those processes, they definitely do understand that they won't be able to get everything into the budget that they need and we find that some departments actually come back and say we can push this off after seeing what the financial picture is and hearing about what the other needs are for the departments.

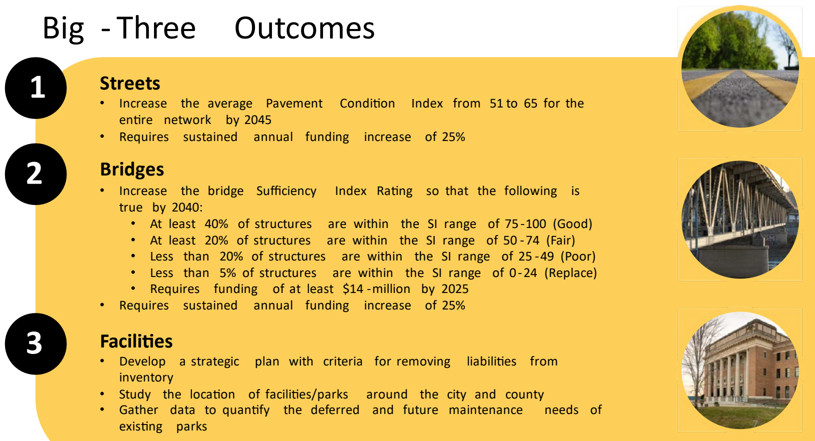
After we start doing all that and have worked through their process, we start to meet with the County Administrator's Office and then we come through this process where we bring information to you as a Commission and then we'll also take information to our UG Planning Commission. We meet with them twice within the budget process. One of the things is they have to approve the Capital Project schedule before our budget is approved. We'll take a preliminary look to the UG Planning Commission in July so they can see it and then after we propose the budget to you all on August 8th, we'll take another schedule to them so they can see what we're proposing to pass and then they'll pass that and then you all will approve the budget at that point.



There is a ranking process that we go through. I talked about a little bit earlier Public Works has a ranking system for streets and bridges and also facilities, so what they have done in those ranking processes, they have inventoried and gathered all the data on all their facilities and all the streets and bridges and then that data is analyzed. Once it's analyzed from being inventory, we go through and analyze that data to see what projects we're going to be looking at and based on where the needs are and so projects are weighed and those projects are weighed on certain criteria such as safety and the condition and the population that it services. Then, we look at the projects after they run through being inventoried and the data is analyzed and the projects are ranked and that's where we kind of start to pull the data together and look at it.



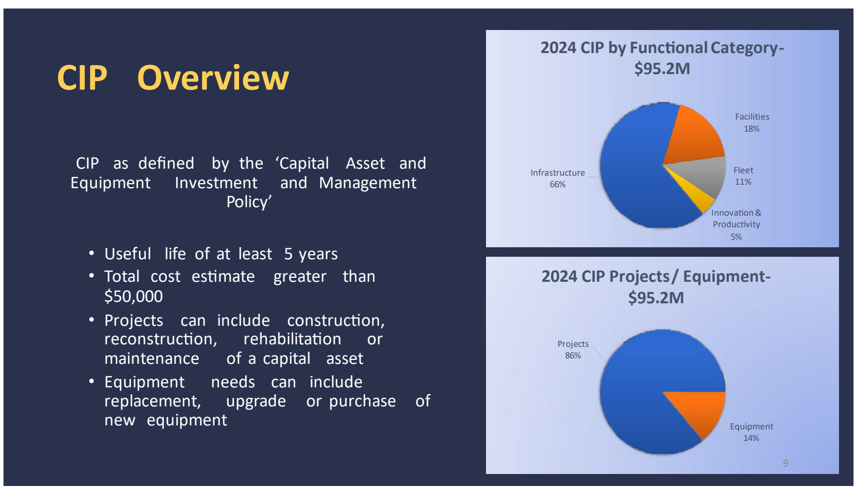
We have multiple data points that we examine throughout the process and we're getting input from a variety of sources and we score the individual criteria and then we create budget scenarios based on the needs of the departments. We know we can't fund everything that's needed, so we start to do things like build different budget scenarios looking at what the priority would be and then also looking at what we can afford.



We have the Big-Three Outcomes which consist of streets, bridges and facilities. What we have that fit into here, we have definitely Public Works that fits into this with their facilities and also with their streets and bridges. Also, parks facilities fits into this and some of our roads and bridges within some of our parks that needs to be replaced.

Looking at some of the streets, we see that we have a required—we're looking to pavement preservation to build it up to 65 by 2045 and that requires sustained funding increase of 25%. We know we may not be able to afford 25% each year, but that is a need if we want to get to that PCI condition index by 2045.

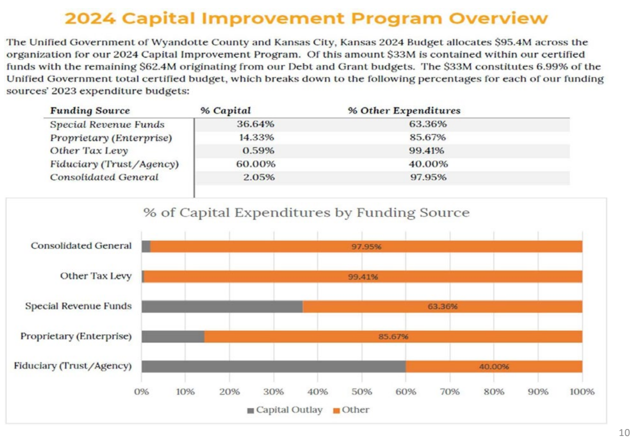
Bridges, by 2040 if we wanted to improve the sufficiency index there, we do also need 25% additional funding to improve by 2040 and then Facilities, we would like to look at a strategic plan of removing liabilities from our inventory and that is something that we're already in the process of doing as far as when we opened up Turner Fire Station, we were able to take some facilities off of our inventory. Then, we have some stabilization projects going on within City Hall and then you have a rehabilitation project going on in the Court House, which will allow us to possibly move other departments into both of those buildings which would help us get out of some leases in the future.



I just want to give an overview of how CIP is as far as what the definition of it is. It's defined as a Capital Asset and Equipment Investment Management Policy and the useful life of a Capital Equipment or Capital Projects is at least five years and the total amount is $50,000 and projects can include construction, reconstruction, rehabilitation or maintenance of a Capital Asset. Equipment Needs can include replacement, upgrade, and purchase of new equipment.

Off to the side we have some pie charts to kind of break down the CIP functional area and I talked about Facilities Core Group and also Infrastructure Core Group and then our Technology Core Group which is innovation and productivity. So, we see our Infrastructure Core

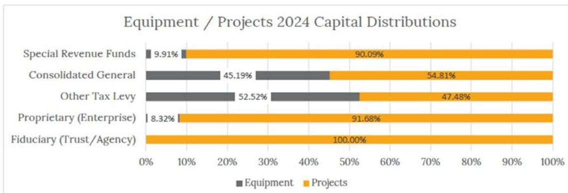
Group has the most funding being 66% and then facilities is the next largest one at 18%. The total amount of our CIP is $95M and then the pie chart below is a breakdown of our Projects and Equipment. We see Projects is 86% of our Capital and Equipment is 14%.



The current slide is a breakdown of Capital across our different funds. Our different fund categories are Special Revenue Funds, our Enterprise Funds, and then Other Tax Levy Funds, and our Fiduciary Funds and then our Consolidated General Funds. Shelley is going to drill down into those funds a little bit more. I just kind of wanted to break down that and give you all a view of Capital as a total of our budget so we can see the Capital Outlay within our Special Revenue Funds are like 36% of the budget. When we get into our Consolidated General Funds and that would be like our City and County funds, Capital spending is only 2% of that and the rest of the spending goes to Personnel and Operating costs.

2024 Capital Improvement Program Overview

Funding Source	Equipment	Projects
Special Revenue Funds	9.91%	90.09%
Consolidated General	45.19%	54.81%
Other Tax Levy	52.52%	47.48%
Proprietary (Enterprise)	8.32%	91.68%
Fiduciary (Trust/Agency)	0%	100%



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The 2024 Capital Improvement Program, this particular slide is breaking down the difference between Equipment and Projects as far as showing the percentages and we see we spent a lot more on Projects than we do on Equipment. We can see in Special Revenue Funds we're spending 90% on Projects and across our General Funds which would be the City and the County, it's almost about half and half because we do purchase a lot of equipment from our Cash Funds. When we get to the Enterprise Funds we can see that 90% of the funding goes toward projects.

- **Operating Funds** – pay-as-you go projects funded from the appropriate fund (General Fund, Park Fund, Health Fund, Special Street and Highway, etc.)
- **Debt Fund** – general obligation, revenue bonds, special enterprise funds, building commission
- **Enterprise Operating Funds** (User Fees)- Storm Water Fund, Wastewater Fund, Golf Course Fund
- **Grant Fund** – Federal and state funding as awarded
- Private contributions

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Now I'm going to turn it over to Shelley.

Shelley Kneuvean, Chief Financial Officer, said in a broad sense there are a couple of key different funding sources for Capital Projects. There's the Operating Funds, which include our General Fund, Park Fund, Health Fund, and the Street & Highway Fund. There's the Debt Fund which is for our debt service payments, which is our principal and interest and it pays for all of our debt. Our Enterprise Funds which are paid for by user fees. Our Grant Funds which include federal and state and on occasion we have private contributions. That's typically going to be over in the Parks & Recreation category. So, we have kind of broad bases. These are the ways that we fund all of the projects that we just kind of talked about.

Kansas City, KS Capital Funding Sources

- General Fund
  - City General Fund
- Other Tax Levy Funds
  - City Bond and Interest
- Special Revenue Funds
  - Special Alcohol
  - Dedicated Sales Tax
  - Special Parks and Recreation
  - Special Street and Highway
  - Tourism
  - Special Assets
  - Wyandotte County 911
- Enterprise Funds
  - Emergency Medical Services
  - Public Levee
  - Sewer System
  - Stadium
  - Stormwater Enterprise
  - Sunflower Hills Golf
- Fiduciary
  - Environmental Trust

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For the City, this is an illustration. It's just a good reference point for you of the different funds that have the ability to pay for Capital Projects. You can see that we have a variety of funds here. I would note that second bullet, the Tax Levy Funds, a portion of our property tax is automatically dedicated to debt, so it's in its own fund. It's not a transfer from the General Fund over to the Debt Fund, but it's actually dedicated when you all set the tax levy for debt and then the other part of it is for Operations. The money that's captured in the Debt Fund is the portion of the property tax that is captured for debt and then there's some transfers that do come in from the Enterprise Funds to pay for their share of the debts. So, an Enterprise Fund, a good example would be wastewater and so those debts are paid for with the customer account user fees and so then their debt payment, the money for the debt payment for those projects specifically are then put into this particular fund.

If you look at the details in the budget, you'll see that there's tax money in there directly from the Tax Levy. You'll see transfers that come from other funds and then you'll see the expenditures which is to pay the debt service.

Wyandotte County Capital Funding Sources

- General Fund
  - County General Fund
- Other Tax Levy
  - Parks and Recreation Fund
  - Aging
  - Elections
  - Developmental Disability
  - Health Department
  - Mental Health
  - County Bond and Interest
- Special Revenue
  - Special Parks & Recreation
  - Special Alcohol – County
  - Court Trustee
  - Register of Deeds Tech Fund
  - Clerk's Tech Fund
  - Treasurer's Tech Fund
  - County Jail Commissary

On the County side, it's similar, but a little bit different, a list of fund that are available for Capital Projects. I should note that these are not just for Capital Projects. This is what pays for all of our operations, but like the City side the County General Fund has a portion of that that goes towards dedicated property tax that goes toward debt and, obviously, it has to be used for facilities or capital projects that are categorized as County facilities. I thought this would just be a good reference sheet for you as to where all the different funding sources come from.

Current Status

General Obligation Debt Portfolio (paid by general fund property tax)

City of Kansas City, Kansas

- $262.6 million in outstanding principal * not including authorized but not issued debt
- $33.7 million annual debt service payment
- 2024 debt levy 17.046 mills per $1,000 assessed value

Wyandotte County

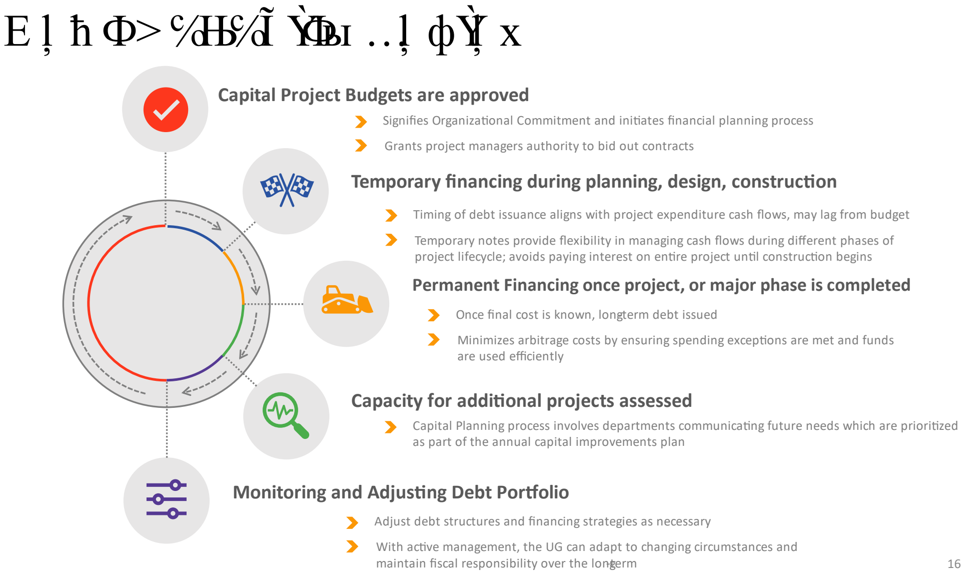
- $13.3 million in outstanding principal * not including authorized but not issued debt
- $6.3 million annual debt service payment
- 2024 debt levy 2.220 mills per $1,000 assessed value

Does not include wastewater and storm sewer debt

On the next slide, the area that we tend to focus on a lot is our General Obligation Debt portfolio which is paid for in the General Fund through that Debt Fund I was just talking about, so it's paid for by that portion of that dedicated property tax and this gives you an illustration of where we are today. So, we have about $263M in outstanding principal and that doesn't include some authorized, but not yet issued debt, so things that have been approved by you all in the past, but the project's not far enough along in order for it to make sense to issue the debt and I'll talk more about life cycle here in a minute, but this is actually the debt that we have outstanding, this is our principal.

On an annual basis we spend about $34M on debt service out of the City budget and our debt levy and this is that dedicated portion I was talking about of the property tax is 17.046 mills per $1,000 assessed value. You may have heard the County Administrator talk about 44% of our property taxes going straight into debt payments, that's what this number represents. It's that 17.046 mills per $1,000 assessed value.

On the County side we have about $13.3M in outstanding principal. Our annual debt service is $6.3M and then the debt levy is 2.22, so it's substantially lower and that's mostly because the things that are funded out of the County side of the budget are more service related less physical, less Capital related and so more of the money is going towards Operating type costs or programs as opposed to more construction or Capital Projects.

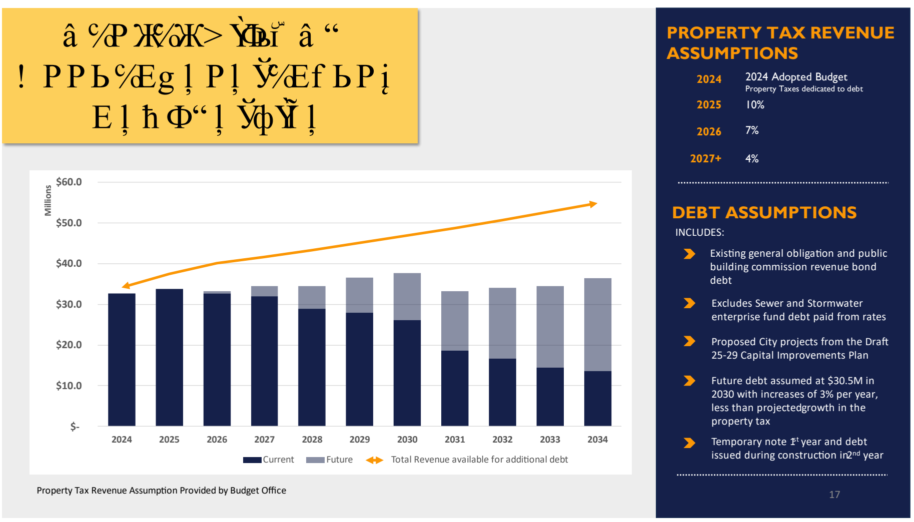


So, how do we decide when it makes sense to issue debt. This is the life cycle that we go through on an annual basis and really even throughout the year. The Capital Projects are budgeted, so part of that process is what we're doing tonight which is to just talk about what is the Capital Improvement Planning process and what's that process we go through. Once the budget is adopted, there'll be projects specifically approved in that process and then we work with the departments to figure out how shovel-ready is that project. Have we started design, are we done with design, how ready are we to issue the debt and from that area we look at a couple of options. Sometimes we cash finance the design of the project, we have enough money in the funds to do that or you know that we issue temporary notes and we do that for a very specific reason.

If a project, for example, is going to cost $100M, but you're not ready for the $100M, that's when you start constructing the project and you're going to be paying the contractor. So, you're doing the design part of it, which might be $7M, so we'll do a temporary note so we're not paying interest on the whole $100M before we need to because we don't need that cash quite yet. So, we do a temporary note which allows the project to get going and you know to proceed and we time when we do the actual debt issuance to when we're ready to move into construction and we need the actual bond proceeds to then start paying for the major construction.

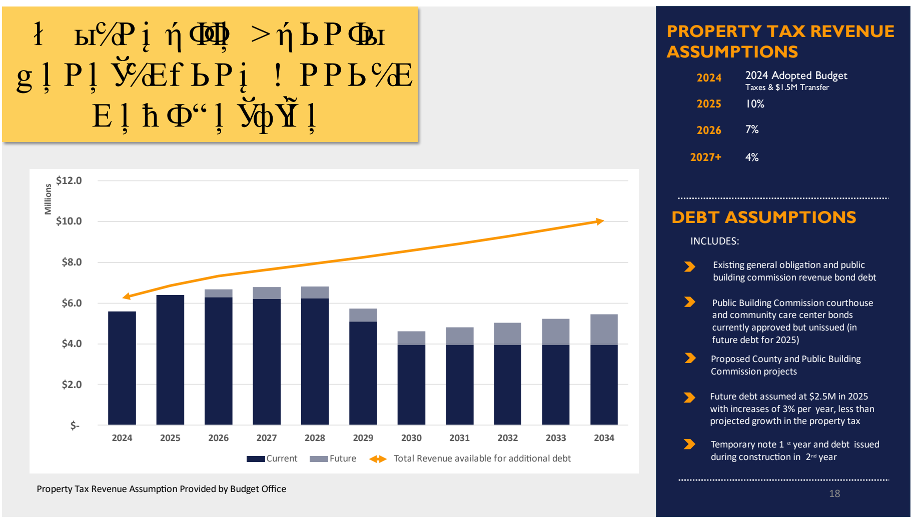
Through that process we know the final cost. We have a design so we know what the engineer's estimate is, we can reassess, do we have the capacity to do additional projects, is there—was there a cost savings or the scope changed and that's when we reengage in a conversation about that with the Commission and the Mayor. Then we monitor and adjust really throughout the year because we want to make sure that we're timing that in a way that we're not paying interest before we need to, but also we need to tighten up on getting to where we actually spend down the money from the bonds that we issue in a timely manner.

You may have heard the word arbitrage before, and that's if you don't spend down your bond proceeds within three years, you can't make money on money that you borrow. Okay, you can't start earning interest and so there's a whole calculation you have to go through and return that money back to the bondholders because that's not what it's intended for. You don't issue debt, pay interest, and then just sit on money. You issue debt, you pay interest to do a project, so we're going to tighten up on that because we have had to pay arbitrage and we don't ever want to do that. That doesn't look good for our creditworthiness either, but that timing is really important.



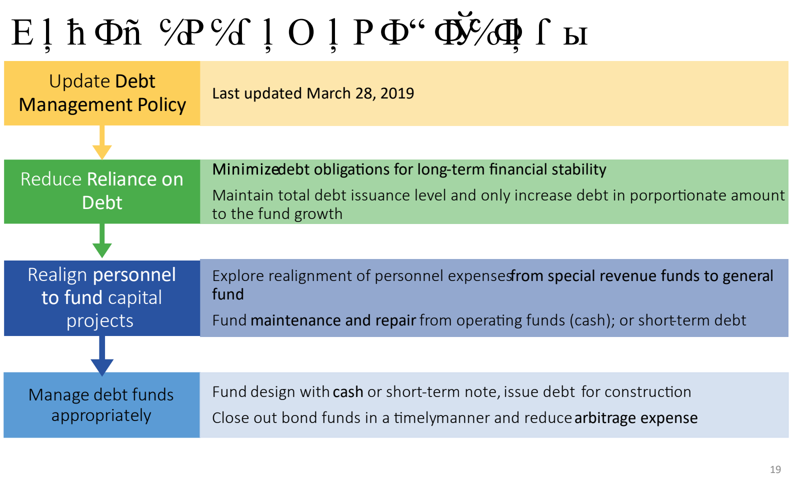
As we're kind of assessing each year, what can we afford to do out of debt. Here's an illustration of a couple of things. There's a couple things going on in this chart, so it's a little confusing, but on the darker part of the chart, the bar chart, you see the darker part. That's the current debt payments that we have each year and you'll see that we start getting a gray part to that which is—and you see the blue part starts going down lower, that's because we're paying off debt. The gray part is what we're anticipating in order to keep supporting our Capital needs that we would reissue. It's not exactly flat, but you'll see that it's relatively an attempt to kind of keep that debt, not to be keep ratcheting up, but it's trying to keep that debt at a somewhat level basis. The orange line is a line that forecast that the Budget Office has put together in terms of the property taxes and how they believe they will increase over time. It's just a forecast, but that kind of shows you—the orange line between the orange and the gray bar charts, that's opportunity. That's opportunity that you could issue more debt or you can use that money for Operations or you can look at other things to fit into that gap between the two.

When it comes to debt issuance, it's not to say that we have to issue the debt at that level. This is just a forecast with the attempt to try and not continue to be so overly reliant on debt, but to better manage that, so we're trying to keep that relatively flat with the known needs that we have now. That just kind of illustrates for you what we're attempting to do.



The next slide is the same illustration, but for the County side of debt service. You can see there—really on both of these charts for the next couple of years there's not a lot retiring off. I mean it's pretty much—we still have our annual debt payments, but when you look at the gray part that's where you see we're going to have some debt coming off. We're going to be retiring some debt over time and then there's policy decisions that need to be made with regard to the gray part of the bar. If you think of it this way, the blue part of the bar is a commitment we've already made. We have to pay that principle and interest. The gray part of the bar is discretionary and we've just tried to forecast it at this point based on the long-term needs that have been identified as of now and those could change.

The orange is the growth in the property tax and totals. So, if you kept the same ratio of debt to operating in the property tax, then you would be able to issue more debt, which means to accomplish more Capital projects. But, again, that's a policy decision because there's no shortage of needs in terms of those limited tax dollars and whether or not you put those into Operations or you put them into paying for Capital projects with cash. This has been a big priority that the County Administrator has raised. We have been issuing debt for maintenance type projects, so pavement maintenance in our parking lots or elevator maintenance is one of them that's on the list. Those are not debt worthy expenses. Those are things that we've got to kind of turn ourselves around and get that off of debt and into Operations because it's an annual expense. It's not really a Capital project. It is by definition, but it isn't the best funding source. You're paying—it's almost like imagine you needed somebody to come and repair your driveway at your house, so you're going to take out a second mortgage. Well, that doesn't make sense. You need to figure out a way to try to do that in a way that you're not going to be paying on a 30-year note for a pavement repair that's going to last five to seven years. That just doesn't make sense, so we're really starting to take a hard look at that.



The next slide goes along those lines. So, the last time we updated the UG Debt Management Policy was in March of 2019, so we're going to get that back out and dust it off and take a look at it and look at the best practices around the country as to what should be our Debt Management Policy. We do want to reduce the reliance on long-term debt. We really want to realign our maintenance type expenses with cash operating money versus our Capital expenses and those are going to be reconstruction of roads, reconstruction of bridges because they have a life that extends beyond 20 years and those do make sense to be debt financed.

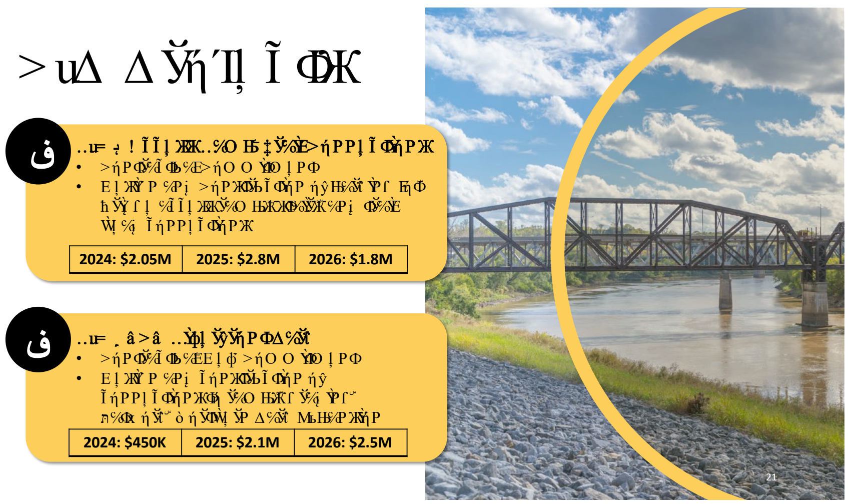
Then, we want to also explore trying to realign where we have personnel costs that are currently funded in some of—a good example is the Street & Highway Fund where we have

Capital money and we have personnel and try to realign so that we can segment off some of these funds so that personnel are all over here in the General Fund and then the Street & Highway Fund is all for pay-as-you-go cash basis maintenance projects. That's going to take time. That's not going to be something we can just flip a switch because those are pretty big swings in dollars, but we're starting to explore what would those options look like, what could we suggest to you all as a strategy to implement something like that. That would free up actual cash to do those maintenance projects so we're not issuing debt for that.

Again, looking at how we manage our debt funds. We do a very good job actually in terms of don't issue the long-term debt, issue just the short-term debt until you're ready for construction. I would say probably 90% of the time we do that well. There's a few times that we've sat on money and bond funds that are just sitting there way too long and we need to tighten that up and that'll be a priority and those bond funds need to be closed out. They're authorized for a specific purpose. When that purpose is accomplished, that bond fund should close out. Any proceeds that are still there, then go back to the bondholders. It goes to pay the debt early and so we need to get into a better process to do that in a more timely manner and then that will also reduce our arbitrage because we will be spending down those funds because we're timing when we issue them. We'll spend them down within that three-year period.

So, that's just a high level where do we find money to do Capital projects and then a little bit on the strategies that we hope to bring forward. We'll do a lot more conversation on the Debt Management Policy with the Mayor and the Commission so that we can get a better handle on what's the best approach for the long term to be financially sustainable.

I'm going to turn it over to, I think, Troy is next. He's going to highlight some of the projects for you.



Troy Shaw, Interim Public Works Director, said I'm going to go over a few of the Public Works projects you'll see in the budget. We'll start with the Rock Island Bridge Projects. There's a couple related to that that you've seen in the past. The first one is the Access Ramp & Trail Connections. This one really talks about—there's a parking lot on the west side of the bridge that is under this as well as the trail connection to the bridge from the parking lot and tied to the levee trail on the west side as well as the connection on the east side or the stairs and the ramp connection to that on the east side.

That's under that part, so what we've done is broke out the cost over a three-year period. As Shelley noted, during this period we'll work with Finance and Budget to when we actually bond those projects so that we don't debt them all and then sit there for three years and not build a project. But one of the complications with all the Rock Island Bridge stuff is the fact that the Corps is currently working on the levee right now, so we're kind of at their mercy and they're changing schedule that they update monthly with their contract. We work pretty closely with them. We think we have a current schedule as to when we're going to do stuff, but their schedule could update in the month depending on where their contractor wants to go to work next. So, their contractor ultimately has control over anything that goes along on the levee through 2026 or when that's completed. So, us working there—being able to work there, they're granting us access to it when they're not there. It's spread out based on their current schedule, but like I said, we would definitely work with Budget and Finance if this is approved to not overdraw an account that we're not going to use based on the Corps changing schedule.

The second project is another RIB, Rock Island Bridge Project. That's on the east side of the bridge basically, so that includes more of the connection from the parking areas on that side, the KCMO side, connection to the bridge and also to the Yards II which is the apartments that are getting built over there. Then there is a chunk of this that covers the additional. I believe it's a three acre park that's going to get turned over to the UG and managed by Parks & Rec, but a chunk of that is to establish the basics of that park, the grading, the utilities that go into it and prep that site so that Parks can take it and expand on in the future.

I haven't mentioned it and we probably know in the past, these projects are contractual obligations of contracts that were done with the Rock Island Bridge. We can go into detail on those. I can't go into detail on those. We can get Legal to help go into detail on those if we need to, but we're just running through the projects that were contractually obligated by the UG on those.

The next one you'll see, it's a new one on there, the Northeast KCK Heritage Trail. We received a grant for $1.2M to extend the Heritage Trail up 3rd Street, down 3rd Street to the north, roughly to—or to start to get to Jersey Creek to connect to the Jersey Creek Trail and what's going through there. We'll take it as far as this grant will get us. We're hoping it gets us all the way down 3rd Street and then we'll just need to do the connection between the two. That's a new one that's in there. That'll be a nice project to work on as we move forward.

Salt Dome Expansion: I think that's an important one. We've talked about it for a while. We need to improve the size and also the condition of our Salt Dome so that we can store enough for the winter, we can buy in bulk. When we buy more at a time when they're cheap, we can store that and keep it safe and not let it get wet so that we can save money in the future and always have that there when we need it for the Street Department.

The big one you see and we talk about this one all the time, our Pavement Preservation Projects. It's approximately $15M, lumped a few categories together. Pavement Preservation Concrete Repair, which is our curb and gutter that we do at the same time with this as well as ADA ramps that are required to do when you do any pavement maintenance, so I kind of lumped all those together just to get a big number. This number reflects another 25% increase. The last two years the Commission has increased that program by 25%, so we just continue to reflect that in here currently.

Then, 55th & Metropolitan is another grant received. We received $1.5M from KDOT to make intersection improvements. They're basically adding turn lanes and upgrading the signal system which is old through that whole intersection. The remainder of the funds will be just used—

we programmed that in our priority Traffic Signal budget so that no additional needs for funding on that other than the grant.

We'll finish off this one to real quick talk about the bridges. We've talked about it plenty of times before. So, Kansas Avenue, as you know, we submitted a MEGA Grant last year. We did not get that grant. We met with the FHWA after the grant was submitted and got some information on them. Started to improve. The grant helped us for the opportunity to submit again. At this point we haven't received a commitment from KCMO that is necessary for them to approve that grant. I believe we're still working on that through that process. We're updating the grant from our perspective, so if we can get that commitment from KCMO, we can move forward with submitting that for a second opportunity.

Central Avenue Bridge, we did submit a grant on that one. Application for Planning and Design, we just submitted that first quarter of '24. We haven't heard back on that one yet, so we're waiting on that one.

We also submitted a grant that covers all of our legal bridge structures. We have approximately 80 of those. What that does, it's planning and design for that to help us better define what we need for a long-term strategy for every one of those major structures we have. You know we talked about our outcomes of strategy to document that we work with Commission on is once a bridge—as a bridge goes through its life cycle, having different milestones of once it hits a certain percentage, we need to have a long-term plan for that bridge so we don't end up like we're at with Kansas Avenue and Central Avenue right now.

That's all I have. I think it's going to Greg next.

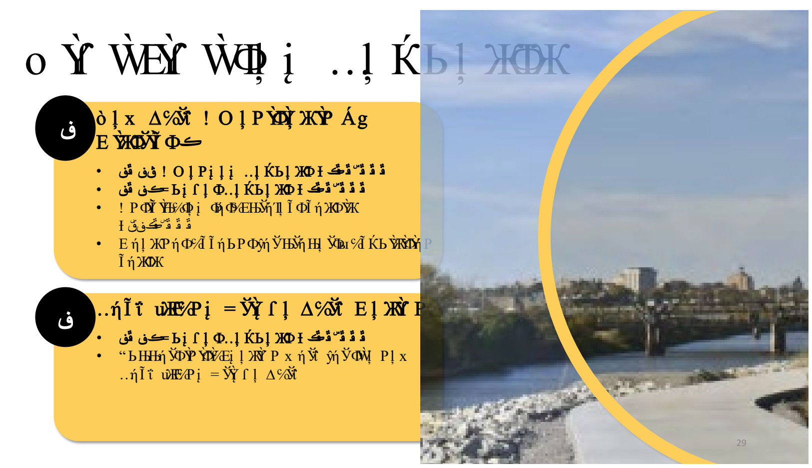
Greg Wooten, Manager of Buildings & Logistics, said I'm sitting in tonight for John Kelly, the Director of our Division, and it is our pleasure to share with you the status of some of our high-profile big-ticket items. We'll start with the City Hall Stabilization. Work continues successfully towards this completion. Long-standing issues of water infiltration are being eliminated and results are already being realized. The project deadline has been pushed out to May of 2025 to address previously unrealized deterioration of concrete. Project total is estimated to come in at $6.5M.

The next subject we'll talk about is the Courthouse Rehabilitation Project. That will consist of the replacement of roof, HVAC, and electrical systems. This includes supply transformers and is an extensive program. Upgrades will be made to masonry, elevators, which the function of the elevators are completed and interiors are soon to come, fire detection system, plumbing, doors and windows. That's a long anticipated project ready to launch very soon. Total project costs estimated to be at $14.9M.

A new project on the horizon is KCKPD West Patrol. It's a new construction event and the total project cost with land acquisition is estimated to be approximately $10M. Of course, it's assumed in the name of it that this is West Patrol and will serve that portion of the community.

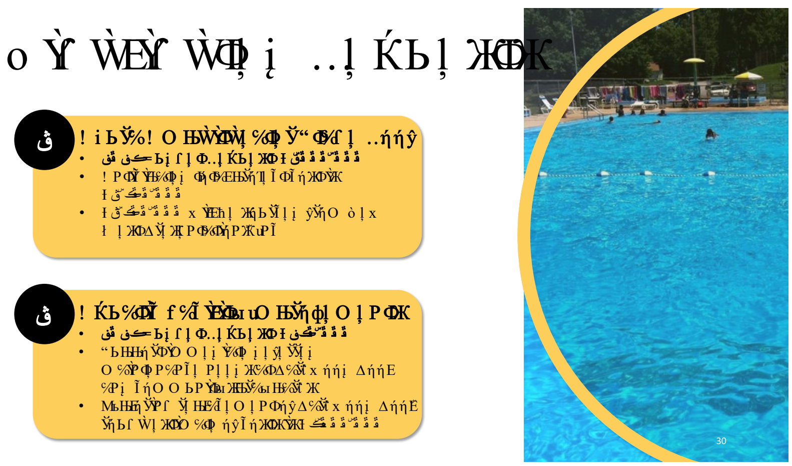
Next is the KCKPD Headquarter Chiller System. We're going to replace the current chiller system and this will include a state-of-the-art command and control system currently being employed throughout the Unified Government structures as standardized equipment. We've been doing this as of late and it gives us a great deal of flexibility and command and control offsite, reduces overtime and gives a lot more flexibility for acute climate control in all areas. The objective of this is to optimize complete area climate control with an improved level of energy consumption. Total project cost is estimated to be approximately $1.9M.

Last on the horizon, which is currently under review, Fire Station #20. The project cost is estimated to come in at about $13M for this project. This unit will be located at 72nd & Kansas Avenue and is designed with safety and comfort in mind as our template approach to fire station construction continues. This unit will house four fire apparatuses and personnel will have access to decontamination gear, lockers, EMS storage, kitchen, dining, fitness, and day rooms. This will also, if completed, be the third in a series of stations in the last few years.



Angel Ferrara, Director of Parks & Recreation, said I'll be going over our highlighted requests for this year's Capital Improvement projects. Our first request is additional funding for a new park out in District 5. As many of you remember, in 2021 we were given $250K of seed money for a park. The initial site was intended to be at the new fire station at Hutton & Leavenworth Road; however, after further exploration it's not a feasible site. It has a lot of challenges and many reasons. So, we are requesting an additional $500K in the Amended and then an additional $500K in 2025. We've done some preliminary conceptual design work with the landscape architect and we have had some preliminary discussions with USD 203 out in Piper on some potential partnerships with some land usage. We're still exploring those conversations, but the anticipated total project cost is about $1.2M and that is if we're able to partner on some land. However, if we're not, we'll have to re-evaluate and see about maybe acquiring some land.

The second project would be the Rock Island Bridge Project, so a request for $500K in 2025 to support some initial design work for the infrastructure that will go above ground at this new park that we'll be acquiring. We'll be working really closely internally with Public Works and Engineering and I'm sure a lot of additional internal and external partners as well for that project.

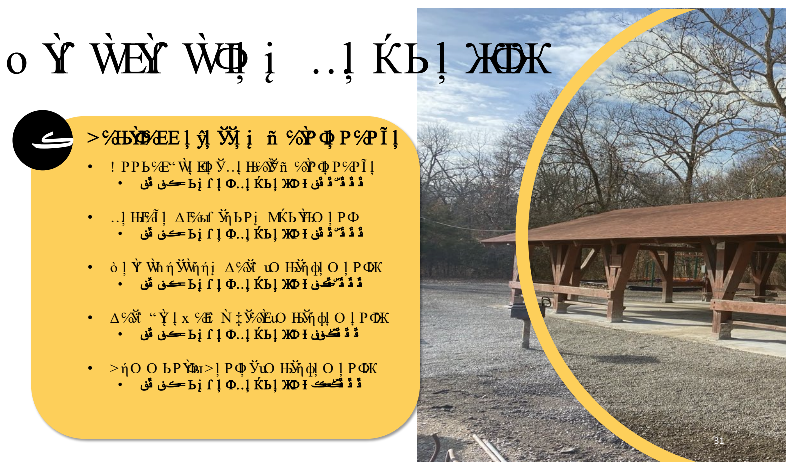


The third project is a million dollar request in 2025 for upgrades to Azura Amphitheater. We have been in discussions with New West Management as well as our County Administrator on the need to raise the roof at Azura. Azura is moreless a landmark in Kansas. It's seen over a thousand shows in the last 40 years. The current state of the facility and the stage—the stage is about 30 feet tall from the floor of the stage to the top of the roof with the riggings. The artists that they are starting to see are requiring a lot taller of a stage for production. It's also important to note that the rigging system is almost obsolete. It's very old. It's from the 90s, so a lot of improvements need to be made at Azura to stay competitive and to keep the artists coming in.

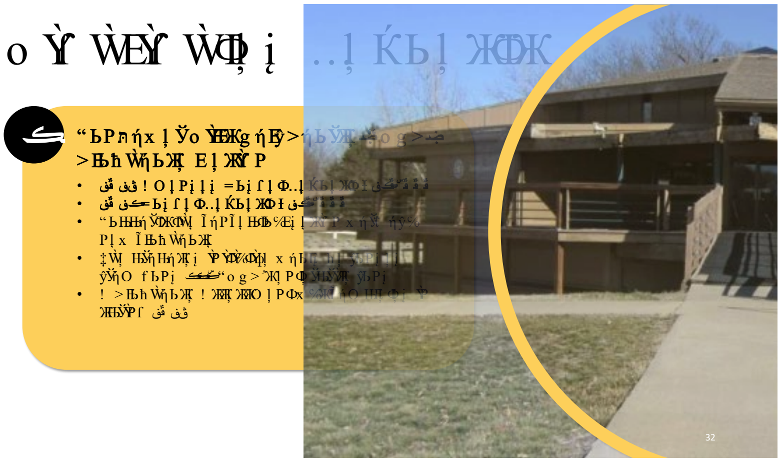
The request is for $1M; however, the anticipated total project cost is anywhere between $4M-$4.5M. New West Management is working actively with the state of Kansas as well as some private funders to come up with the additional funding to be able to fund the improvements to Azura.

The fourth project is Aquatic Facility Improvements. The request for 2025 is $250K and this would be to support some immediate deferred maintenance needs at Parkwood Pool and also the community's three existing spray parks. We've done some preliminary research with Parkwood Pool and completed an assessment in 2023 that you can expect for our department staff to come before you in the near future at a Special Session to go over that information. We are experiencing some challenges as it relates to maintenance at Parkwood Pool and a few of our spray parks that are seeing 20 plus years of life.

I do want to say, though, that this is an example. I know often we hear, let's take care of what we have. Parkwood Pool is that example. Considering the age of Parkwood Pool, it's actually been really well maintained and we want to make sure that we're taking a proactive approach to continue to do that and have those conversations of what we need to be doing to either expand the life of Parkwood Pool or to do some major improvements. So, it's good to see that maintenance being maintained at a high level.

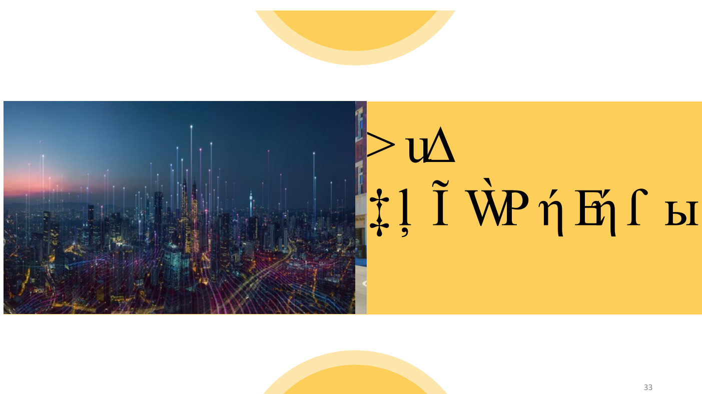


The next slate of projects we have is really the department's Capital Deferred Maintenance. These are our top five priority deferred maintenance programs within the department. The first one being the Annual Shelter Repair Maintenance Program with the continued budget request of $200K. The department's Playground Replacement Program in the amount of $200K, Neighborhood Park Improvements in the amount of $250K, the department's Sidewalk & Trail Improvements for maintenance for $125K and then also Community Center Improvements in the amount of $575K.

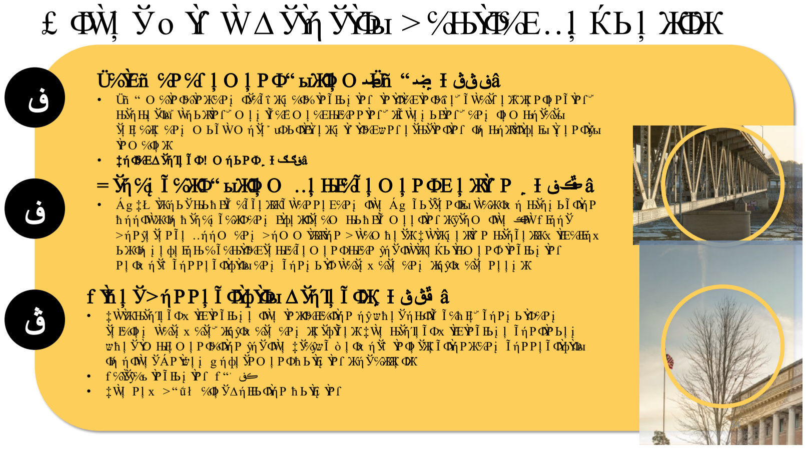


Lastly, we have the Sunflower Hills Golf Course Clubhouse Design. The golf course is an Enterprise Fund, so these funds would be requested through the Enterprise account, \$250K in the Amended and then \$250K in 2025 to support some conceptual design work on the feasibility of an upgraded clubhouse. We did do a clubhouse assessment earlier in 2024 that was completed that has a lot of good data existing and a little bit of information there. That report did identify \$305K roughly of—I wouldn't even really say deferred maintenance, but pretty immediate repairs that would need to be made just to maintain the current usage.

I believe that's the last request from Parks & Recreation.



Mr. Lindsey said the next Core Group that we're going to look at is the CIP for technology.



There are some high priority Capital requests under Technology. With this particular Core group one of the new approaches they're taking is we used to have where departments put in for their own software applications across the organization. Now we're making all applications across the organization come through this Core group so they can be vetted and scoped correctly. One thing we found in the past is that with applications that were getting implemented, we had departments that were kind of running and implementing their own software applications across the organization. They did not talk to all other applications, so with getting Technology involved, we're making sure any applications that we have coming on board are able to talk to each other or if they have the right software that is needed. Also, that we're moving to more of a cloud-based system so making sure that they're also in the cloud and then also helping protect us from cyber-attacks.

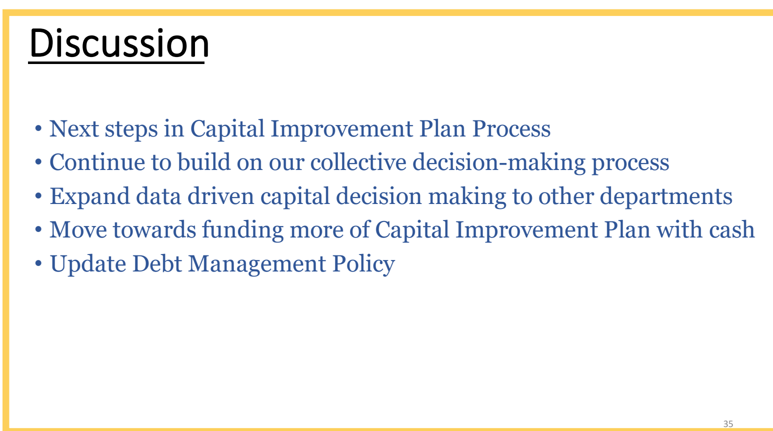
That is one of the things that this particular Core group is taking on and taking pretty seriously and also one of the things that Technology is taking on as far as—we have 170 applications across the organization and they want to monitor the amount of applications that we have in the organization. So, that is one thing that they are also keeping an eye on. Once you do get all these applications running, there is a lot of maintenance costs that's associated with it. Before we were a Unified Government we didn't have as many applications, so as we've become Unified and gone more into the future, we definitely have a lot of maintenance cost as far as with these applications that do have impact on our budget year after year that are recurring costs.

Some of the high priority Capital requests in Technology is the Jail Management System and this is an upgrade for the Sheriff's Department. It is a system that will talk to Police

Department, Municipal Court, District Court, and also Community Corrections. There's additional $342K in the 2025 Budget for this. Total project cost is going to be $992K.

We also have the Broadcast System Replacement Design. This is to replace our broadcast system here in this room and also down in the Commission Chambers. This is to study to see what exactly we need and to bring it up to date. The system at this point is going on 11 years old.

Then we have Fiber Connectivity Projects across the whole county and this is $430K. This is to get all our traffic network intersections connected fiber wise and any new construction that we have. We talked about some of the new fire stations, so this is putting fiber where it needs to be run. We also have a new CSI building and Water Pollution building that this fiber will be run to.



We would kind of like to open up this presentation for discussion. Some of the next steps in the process are that we're going to be working this Capital internally within the organization. We'll be working with the County Administrator's Office as far as getting Capital balanced out. Again, we'll be taking it to the Planning Commission so they can review the Capital also. We'll continue to build a collective decision-making process as far as what we do with departments as far as getting them to recognize what we have in the Capital budget, prioritize what we'll put into it and then we'll also expand on data driven Capital decisions and getting decisions made by our departments.

Shelley, I know we had talked about moving towards funding a more Capital Improvement Plan with cash and update Management Policy, Debt Management Policy. I don't know if there's anything you would like to say related to that. **Ms. Kneuvean** was inaudible. **Mr. Lindsey** said all right.

We would like to open it up and get discussion from you all on the Capital process.

Commissioner Davis said I will have to leave after this for some day job stuff, but great presentation. I don't necessarily need an answer now because I don't want to leave and ask you a question that may take more time, but I did have a question about the Rock Island Bridge, the Riverfront Park. We had some expenditures that were for Public Works for the park and then there was cost for UG Parks & Rec for the design. If somebody has a quick bit of like what the difference between those two are, that would kind of help me understand what those two expenditures are and why they can't be combined together.

Mr. Shaw said what we've got right now from a Public Works side is—I kind of hinted at the three acres that's all the way to the north side of that. Everything but that chunk has already been—we've got designed and the majority of it is really a parking lot and connections to the bridge, so sidewalks, grass basically and parking lot moreless on the other stuff. The three acre chunk I kind of mentioned, Public Works currently has in this budget to grade that out, get utilities to the site, set it up so that it can come in and Angel and Parks & Rec can design what it needs to look like. Public Works isn't in the business of making stuff—designing parks. It's the infrastructure base side of that portion that gets it prepped, grading, utilities, gets it set up so that there is a blank slate for parks and then Parks side is to design it from there.

Commissioner Davis said that makes a lot of sense. You all kind of make it to where a park can be possible to be placed there and then Parks is going to come in and actually design and put the park there. **Mr. Shaw** said it made it efficient for us to do it. We're already out there doing this work on that, so extending it while we're out there grading already, it's a lot cheaper for us to do that now with what we're already doing as opposed to, oh, Angel, you and Parks do everything, well then, we've got another contractor coming back and forth. So, that's why we're proposing it that way. **Commissioner Davis** said that makes sense.

Commissioner Bynum said a couple of questions. Dr. Kneuvean, as we were paging through, I kind of tried to jot my couple of questions down on the slides that they pertain to and one of them is right there. Let me see if that's my first question if you don't mind. So, both on the City and the County side, as we look at the graph that you've given us, the gold bar represents a future revenue projection. **Ms. Kneuvean** said that's right. The question that comes to my mind is down at the bottom it says property tax revenue assumption, but is the gold bar—the gold line like all revenues that would fund? **Ms. Kneuvean** said that's the property tax. This is just an illustration of the property tax. **Commissioner Bynum** said okay. What does that bar look like if we adopt a revenue neutral budget on the City or County side or both? You don't have to answer tonight.

Mr. Lindsey said there wouldn't be any growth, so the assumptions up there in the corner where it says 2024, 2025, 2026 and 2027, so those are the assumptions for the growth that would happen. So, in 2025 we're looking at like a 10% growth, 2026 a 7% growth, in 2027 a 4% growth. In 2025 we wouldn't have a 10% growth. It would be flat. **Commissioner Bynum** said okay. I just wanted to make sure I was understanding that, but it's only property tax. So, there could be growth in other revenue forms like sales tax collections. **Ms. Kneuvean** said yes, there could be growth in other forms of revenue projections. **Commissioner Bynum** said I just wanted to make sure I was understanding that.

The CIP Projects, three or four more slides, really I think this is just where I wrote my note. Troy, we had at one time within Public Works online an active live project map. Is that still in existence or do we have a person dedicated to keeping that updated? **Mr. Shaw** said we have not. Until a couple weeks ago Public Works, Engineering repositioned one of our old positions to hire someone to do specifically that. However, to get to that point, it takes some work to get to that point now because we've had two Asset Managers turnover, so it's gotten a little bit behind, but our goal is by the end of the year to have that map up live running and right now that map is kind of all merged together. There's still links out there, it still works, but it's a bunch of different things. It's kind of confusing right now, so we're actually meeting weekly with the Asset Management team to help start breaking that out and figuring it out so it makes it easier and clearer for the public, but yes, by the end of the year our goal is to have that map up and running and maintained weekly. **Commissioner Bynum** said that's excellent news.

The next slide is where I wrote my next question. The Bridge Grants. At one time, Mayor, I thought like a budget cycle or two ago that we had allocated money to reopen one lane of Kansas Avenue. Is that still a real project? **Mr. Shaw** said not at that price. What we've got is the bridge that collapsed in Pittsburgh I think a couple years ago, that basically happened right after we closed Kansas Avenue Bridge, so once that happened what they found when they started looking at that bridge is a lot of issues that the structural engineers didn't really used to look at because individually those issues aren't a problem. Once they all got compounded together, they realized that's what caused that bridge to collapse. As we were going through this process we were called by our structural engineers that we work with to look at our bridge and they're like, hey, I just want to give you an update on this thing. All the issues we see with Kansas Avenue Bridge are what caused the bridge in Pittsburgh to collapse, so that repair got very, very expensive. It's a lot of structural members come out and get removed. We kind of held off on that and working with others because we were hopeful we would get the grant if that happened and then we move forward. I'm certainly glad to take a deeper look at that if we want to and come up with a true estimate as to what that would cost. I would be glad to do that.

Commissioner Bynum said if we are pursuing the large grants and I understand we're resubmitting or have resubmitted. You know maybe we don't want to spend—I mean I guess we have to decide do we want a lane of that bridge open and if so, at what cost. I guess we'll have to decide, but if we're pursuing the large grant for replacement, I mean ultimately I would think—anyway, I just was curious. **Mr. Shaw** said I would be glad to look into that further and get a better cost for that and come back to Standing Committee if you want later, and we can talk about it if that's what you want to do. **Commissioner Bynum** said I just wanted to know because that's what we had hoped could happen. **Mr. Shaw** said yeah.

Commissioner Bynum said, Angel, as far as the parks things I'm really sorry to ask, but you met me out at the lake and we met with the engineer and we looked at the wall and we know it's expensive, but he was also suggesting that he could kind of look at all the walls out there to see like what kind of mitigation could be done, not only with the one that has fallen, but in general. Are there things we can do to keep that from happening in other places. I was just curious, two things, is that ongoing and then that particular wall, is it in a prior budget or is it in this current budget request or what's going to happen there because one of the other—again, non-engineer me, the other thing he said was almost that you could possibly sort of shave off the hill enough, that you didn't need a big wall. That's what my non-engineer ears heard. Anyway, do you have an update on that.

Ms. Ferrara said so update on the rock wall. You're right, we did have a—we consulted with Terracon, some geotech services to go out and actually take a look at the land around there just to make sure that moving forward working with an engineer, we do build the repair, whatever the wall looks like appropriately. We got good information back. It was a natural fail. It wasn't that the earth was moving, so that was great news. Terracon did provide what they believe to be three options for design, so now we are currently working with Engineered Services with Benish to design a few options for what that could look like. I will say the most cost-effective, obviously, looks like stamped concrete; however, we do think it is really important to preserve the aesthetics of the lake, so we are trying to push to have at least two options to consider. You know it kind of really is that one time cost, if we build it right, hopefully, it lasts another 50 years and so I think it is really important to staff and I think also the community and some members of Commission to maintain that aesthetic. We are working towards that. We do have money in the budget and I do believe we put in a request in the Amended for some additional. I don't have that number actually in front of me, but I can get it for you.

Then, to answer your next question, staff has also considered and I know we had it as maybe an operating item to maybe set some money aside to do some sort of lake either restoration plan or master plan so that we can be proactive on some of these areas. We do have some preliminary reports done on some of those other areas.

Another area that I will kind of bring up that you might see come before Commission in a budget request in the next few years is what I'm kind of referring to as the Marshall Creek Bridge. So, that bridge at the front entrance of the lake that crosses Marshall Creek we have identified that with Mr. Shaw's help and his team that it's something that we do need to get on our radar and be probably looking at in the near future. So, we're starting to do some preliminary work on that as well.

Commissioner Bynum said good. I think that's mostly good news. I don't know if there's any sense of a timeline on the wall. We don't know really what other options we're going to look at. I know you said the stamped concrete's the most cost-effective, but we might go another way that's more aesthetically pleasing with the surrounding area of the lake. **Ms. Ferrara** said they're actively working and gathering the research to submit a proposal to staff to execute services. That's kind of where we're at with that process. Once we have that, of course, it's full steam ahead on trying to develop those design options.

Commissioner Bynum said the next page is Azura wherever Azura is. I'm just curious, it's a county-owned asset, correct? **Ms. Ferrara** said correct. **Commissioner Bynum** said we're looking at—it looks like maybe a partnership with New West as far as them helping to identify some private dollars. **Ms. Ferrara** said yes, correct. **Commissioner Bynum** said the actual performance area. **Ms. Ferrara** said yeah, the roof. It needs to be raised about 15 feet and that's because a lot of the acts now are bringing in larger productions. They're not able to accommodate. They've provided some performas on the economic impact that Azura and the concert do bring to the area. I'm happy to share that, maybe separately if that's of interest, but that is what they would project the project to be, upgrading the rigging system. They've been working preliminary with J.E. Dunn, so they do have some pretty hard numbers of what that project would look like and then just if anyone's interested and it was funded, a timeline would be October 1, 2025. A very aggressive completion date of mid-April of '26, ahead of the World Cup. **Commissioner Bynum** said yeah, okay, well World Cup's coming.

Commissioner Bynum said in general I don't know, Mr. Johnston, if this is the time, but is there a notion of like the total CIP dollar amount for '25 yet or am I a little ahead of that game? **Mr. Johnston** said if I recall, during our meetings that we have a good idea of the needs. We just need to come up with a recommendation in the face of the rest of the budget and then that's how much do we ask for use of debt, how much are we going to do by cash and then, of course, the other fund contributions, all that.

Commissioner Bynum said next question was then we'll bring this is debt, this is cash? **Mr. Johnston** said yeah, every other budget document that you've had when it came to that we're going to probably modify some of the presentation. But when we identify the project it'll be easily to see how those projects are going to be paid for, what fund and how much, so it's very easy for you to use a communication tool, communication tool to the public to say x amount is coming out of debt, cash, other; however that's defined.

Commissioner Burns said you know I represent the good people down in Armourdale and I'm asked all the time about the Rock Island Bridge. Could you just tell me the approximate parking spaces that's going to be available on that side of the bridge? **Mr. Shaw** said I can't remember off the top of my head. I can get back to you. I've got the plans, but I really don't know. **Commissioner Burns** said you don't know. **Mr. Shaw** said staff is working on that project, but

I don’t know that number off the top of my head. I can get it for you though. **Commissioner Burns** said okay.

As far as the Central Avenue Bridge, did you say that project was denied? **Mr. Shaw** said the Central Avenue Bridge we submitted a request for planning and design first quarter of this year, so we haven’t heard back from that. **Commissioner Burns** said we have not heard back, okay. Are you in contact with them? **Mr. Shaw** said not the agency. No, we submit the grant and we’re waiting to hear back from it. **Commissioner Burns** asked, will they just contact you if they’re—**Mr. Shaw** said they’ll contact, yes.

Commissioner Burns said as far as the Courthouse improvements, Greg, you did a nice job. I spent 45 years in that building. I know it. I knew what happened over there and since consolidation that building was neglected. I don’t care what anybody says. I was there. I saw the neglect that was going on. It was ridiculous. We had jury boxes. We had jurors going in there, water coming down in the jury box at the same time because of the rain. There was a lot of patching going on. Jurors would come up to me and ask me why does that look like that or why is that wall not painted or this and that. I’m glad that things are going to get done because it’s more than necessary and even the outside of the building I think needs improvement. That’s a limestone building I think if I’m not mistaken. We don’t want to lose that. That is a gem over there. That building was built in two years with no power tools or anything else back then, horses, everything. We just can’t lose a project like that. I’m glad you’re doing the internal improvements this year. It’s more than needed.

Again, I was in the building all those years. I even had a whole head of blonde hair at the time and since you did—**Mr. Wooten** said well, we’re all reaching a point where the blonde hair is escaping us, but I will tell you that your concerns have not gone unnoticed by this division. We’ve been greatly concerned about that. We love that building. It’s an architectural staple of the community. It’s coming up on 100 years, as you know, and has long been anticipated need of these repairs. I will tell you the concept of these repairs date back to our predecessors time and we’ve been discussing this quite a bit. One thing that we really have been—besides the COVID experience kind of derailing our anticipations, we wanted to be very careful about how we approach that building because there’s an overlap and assuming all these intricacies that we want to do, we don’t want to be like sometimes you get your road done and then six months later your road gets torn back up or some other work.

When we put in the new air-conditioning system we don't want to drill holes in a brand new roof that we just put in place, so there's a systematic process to integrate all of these rehabilitations at the same time. Now some can standalone, but a lot of these really need to work together in a very seamless sequence fashion. On top of that, when you mention masonry, I speak of masonry rehabilitation. Of course you can't replace the masonry. We have to preserve what's there and we have identified quite a bit, but there's been a lot of discussion about what do we do for that type of work. We need to preserve it. We've identified certain areas that must be done and then other aesthetic applications of service that we hope to do. In the end we're hoping to kind of uplift the façade of that, not just structurally, but aesthetically, so that's going to be something that's yet to be determined, but I could tell you it's part of the equation and we're happy and excited to do this more than you could probably understand.

I've got roots back in that building as you know that go way back many, many decades as myself, so I kind of grew up in that environment. I love that building, so we're going to make sure that it gets the treatment that it's long been desired.

Commissioner Burns said also, we need to preserve the golf course facility. It's in dire need of repair as far as putting some type of clubhouse or whatever in there. Other public golf courses have it. You know you go out there and you don't know if it's going to fall down or not, so I think we really need to make an effort to improve that facility. I think it's necessary because, you know, the golfers, they're not going away. They're playing and they like that facility. They like the golf course, but they complain once they golf they just have to go home, there's nothing to do. I think it's very important because I think it reflects on all of us if we don't keep up the facility like that.

Commissioner Hill said I just have a couple questions around the Aquatic Facility Improvements. The budget is $250K for this year and all of that is at Parkwood, correct? **Ms. Ferrara** said not necessarily. We did put in that description to probably try to address some maintenance. We've got three existing spray parks and then we anticipate to have the fourth one at Clifton coming on line very soon. It would probably be between Parkwood and then some of the spray parks. **Commissioner Hill** asked, were you able to acquire any grants for any of that work? **Ms. Ferrara** said we are working on that currently. We do have a few requests out there, so we are trying to be proactive in getting some grants to help with some of that funding.

Commissioner Hill said the Exploring Replacement of Parkwood Pool $6M. What have you discovered so far in that process? **Ms. Ferrara** said yeah, so again, we're really excited to share the report. There's a lot of good information in there that kind of supports the existing—or the data of the existing facility. We've kind of taken just a preliminary look at what it would take to fully replace Parkwood in the existing footprint to kind of get some of those upgrades, meet some if those ADA requirements and some of those other things. So, just a very rough number is about $6M. Like I said, we do have data and numbers on what we need to be doing that's been broken out into three categories; immediate needs, basic needs, and then some enhancements, but that is not a full repair or full replacement. **Commissioner Hill** said so does that mean you're anticipating gutting the whole system now, the whole swimming pool system, gutting that and then starting from scratch? **Ms. Ferrara** said if that was the decision to move forward with a full replacement, it would be totally removing the existing basin, the pump room, modernizing that area, utilizing some of the existing locker rooms, but then also trying to incorporate a more ADA friendly access point. But, yeah, that's kind of where we're at right now, just preliminary looking at it.

Commissioner Hill said okay, and does it also include the showers and the bathrooms and all that as part of the improvement process also, included in that estimate of $6M? **Ms. Ferrara** said I don't want to say definitely because it's pretty preliminary. That number is more so addressing the actual swimming area and some of the ADA issues, probably a little bit of the locker room areas, but I think that further discussion and exploration would need to happen before I can give a true answer, but it is—that number is with the intent to fully modernize that area.

Commissioner Townsend said had I known my colleague was going to ask about that, I would have said hold her off and let me speak. One of the comments I want to make is don't get tied to the $6M yet. That's why Ms. Ferrara was hesitant and rightfully so. Probably about two years ago there was a commissioning of an evaluation of Parkwood Pool and it was done in two parts. One to assess its current needs and the condition and the other would be what would it take to totally redo Parkwood, should it still be at Parkwood.

The idea, the goal, was to have an aquatic center. A term some of you all have heard recently, but this was two or three years ago, so the Administrator is putting that on the schedule so there will be—look forward to a presentation just on Parkwood. Not only what it takes just to maintain it from year to year, but what would a pool that's been there almost 60 years now should look like. Should it be there, it's not ADA compliant. This came up about 2016, can we put slides there, can we put spray, you know, in the pool and the short answer was no because of its age and it's not ADA compliant. Once you start one thing, you'd have to go down the whole row, so the real inquiry is what would a new pool look like with a lot more amenities there. If you've been to Parkwood, you know it's landlocked in a way. You go north, there's a tremendous slope downward, so don't get hooked on to the $6M, presentation to come. So we'll start there.

I would have to commend all the presenters. It's amazing how many times you can hear it, but just the way someone says it, this time with our new CFO the presentation on debt and the comparison here to the payoff and what we can do for looking at an opportunity as we pay off debt, but not to turn around and get back into more debt. I know that's what was going. Mr. Lindsey always makes things crystal clear as did the other presenters.

Commissioner Townsend said I'm going to ask Mr. Shaw who took me to the bridge as some visual, so I appreciated that. The Kansas Avenue Bridge, I know there was a grant attempted. There would be a retry or has been a retry attempted. Do we have any idea of when we may hear back on that? **Mr. Shaw** said for the Kansas Avenue one this year, we were not able to resubmit the grant. We updated the stuff from our side. We never were able to receive the necessary support from KCMO. We had basically two parts of our grant when we submitted it after meeting with the feds and they went over the grant and saying where we could improve. One of them was from our financial model that we provided them. We updated that with some of their comments. The next one, the big chunk was, we're not convinced that KCMO has full support. They didn't—at that time we did not have a resolution. Like our Commission passed a resolution authorizing up to $30M for a matching share of that, of our portion of it. KCMO just provided a letter basically and the fed's said that's really not enough, so we're working with KCMO to try to get a firm commitment on their side.

If you don't know, anybody that's out there, that bridge is basically half in Kansas and half in Missouri. The part over the river of the bridge is mostly owned by us, the UG. After that it goes over railyard and others and until it ties in its owned by Missouri or KCMO.

Commissioner Townsend said to make our application look more appealing, those persons or entities that would say yes or no need to see more of a buy-in from KCMO. **Mr. Shaw**

said yeah, so basically I'm going to butcher this because I don't understand the whole federal process, but talking with the representative, there's a couple stages you got to pass like all right, you do this, you meet the minimum qualifications, you move on to the next set of reviewers, you do this and you move on to the next set. The first set we passed. We had a couple—you get scores one two three on different areas. We passed the first one, second set they got to a couple things on the financial thing caused some concern and part of that was the commitment from KCMO was not firm enough. So, without a firmer commitment on the final dollar, the matching dollars, we wouldn't even made it to step three anyway without that commitment.

Commissioner Townsend said one more question for you. This is slide 22, the Northeast KCK Heritage Trail. Can you identify for me, if not, I think I can go back to Mr. Hands group, from where to where that trail will extend? **Mr. Shaw** said it'll go from—on 3rd Street it will connect to the Heritage Trail that kind of comes underneath the bridge and ties in there and then it'll go up 3rd Street to basically—ultimately connect to Jersey Creek, but there's kind of a lot between 3rd Street and what's 5th Street, maybe 4th Street that's open, kind of vacant. I can send you a map. It will be a lot easier than me trying to describe it, but it basically runs down 3rd Street until it gets to that—it will ultimately tie into Jersey Creek and the trails that are in Jersey Creek Park.

Commissioner Townsend said the estimated cost will really be used to do what with regard to the trail, the infrastructure, the design, what exactly? **Mr. Shaw** said it will be to build a sidewalk, basically a trail. So, it'll be a concrete trail. **Commissioner Townsend** said okay.

Commissioner Burroughs said I have a few questions. First, I just want to say I really like the debt management strategy aspect. That is extremely important that we reduce our debt and it improves our overall financial rating and allows us to really be more prudent with tax dollars if we see the cash going out versus having a bond setting out here that we don't see an end to until it comes online, so I do like that strategy.

Will someone be coming forward with a policy recommendation in reference on how we can do that, so I assume that would be coming forward. **Someone** was inaudible. **Commissioner Burroughs** said wonderful. I didn't know if you would need input from us on that or if you would be giving us a blueprint as to what we need to examine.

The next thing is, the Wyandotte County funding sources and the City funding sources, there are some in there that I believe, if I remember correctly, a couple budgets we've been supplementing funds to some of those sources because they didn't meet their fiduciary commitment that we had put in as a budget and so we had to supplement them and go back and pick them up. If I remember, I think one of them might have been Emergency Medical Services and we were supplementing it by about, I want to say $900K a year and if that's the case, we may want to look at how we do that. That's just one of them that comes forward and I know the stadium we bumped up the price of the tickets I believe to deal with the parking issue that we found ourselves under water with on that one.

The Special Revenue Funds on the County side; the Aging, Elections, Developmental Disability, we went in and looked at those—the mill levies that we had associated to those to make sure that they were providing enough money to provide the services necessary because we had large amounts of reserves in those accounts and when you have that much reserve, it kind of makes me wonder what services were not providing or if the mill levy needs to be adjusted. If we can lower those mills or move them around to ensure that we're not having to supplement anything else, that would help us free up additional money within the budget to work forward. I really like that aspect and those are levy funds I've kind of been watching ever since I've been here.

The temporary notes and flexibility, again, I really like that, reducing debt capacity review. The other one I wanted to talk about, and bear with me, I'm running through all of this real quick, realign the personnel to fund Capital projects and, Mr. Administrator, I don't need an answer today, I'm just really pleased to see us put the personnel into General Fund budget versus having a special fund out there to pay for payroll. I really think that's a more transparent, more concise way in which to budget for personnel, so I really do appreciate seeing that in there.

One other item that I wanted to talk about was the 55th & Metropolitan. If I heard you correctly, Troy, you said that was KDOT money. **Mr. Shaw** said yes. **Commissioner Burroughs** said is it 55th & Met or—**Mr. Shaw** said 55th. **Mr. Shaw** said 55th & Metropolitan. It's an Intersection Safety Grant that we received money from KDOT, so yes, I think it was $1.5M from KDOT and it will basically replace all the old signals that are out there, upgrade all the cabinets and everything as well as add turn lanes in all four corners. **Commissioner Burroughs** said that's great. That's a school safety issue, walkability between the three schools that are right through that entire neighborhood, so I'm glad to see KDOT stepped up to that.

City Hall Stabilization budget, we talked about this when we passed the Downtown Revitalization Policy. It was the Landmarks—is it the Landmarks—you might have to help me with this one, the Landmarks or the historical designation of downtown. Had we held off starting the renovation of City Hall, we would have fallen under that category and 40% of it would have been reimbursed through this because we were within that designated historical district. Am I correct? I think we heard that from Grimes and Gunner, but anyway, I'll follow up with that one myself to find out if that's accurate, but if there was a way—if that total project $6.5M, if we could be reimbursed 40% of that, that's a tremendous savings. I just don't know if we'd have to stop and restart with a different proposal. I don't know how we could qualify. If I remember correctly, they said if we had waited a few more months, we would have been within that process to do that and I think that was waiting for state approval for us to utilize local approval for that designation for downtown.

The last one is the—I'm really pleased to see that my colleague, Mr. Burns, and I know Commissioner Stites has talked about the golf course clubhouse. It's just a matter of time we're going to have an issue out there. It is really in bad shape and it's a facility that I believe if it was modernized, replaced, that it would pay for itself in a matter of probably 5 to 10 years because of the growth in the golf game out there, the condition of the course, the amount of people that are out there. If the clubhouse was designed in a certain way, there would be a lot better usage and rental capability of that facility out there. It's underutilized now because of the condition it's in and I'm not so sure we couldn't raise the rates to go right along with the new clubhouse. So, I'm pleased to see—and thank you for mentioning that.

The last one is the Fiber Connectivity Project. That is the one between all of the buildings. There was a group of us that met here a while back with the state fiber optic group to see what we can do about creating a—I don't want to call it like a STAR Bond, but a certificated area that we would be able to utilize state and federal funds to do just this project right here. I know that we will probably reconvene again with the state's guidance, but if that is a project that needs to be done, I believe we can have some financial assistance with that and maybe even be able to grow that project further out than just our government buildings.

Other than that, I look forward to doing whatever I can to help and I do sincerely appreciate the thoroughness of the presentation this evening.

Commissioner Townsend said I don't recall which slide this was on, but with regard to the connectivity, I saw that the fire station in Fairfax, what if anything essential that needs to be done is not being done because the lack of fiber optics connectivity that we're talking about. That's not impacting any essential service, but can somebody explain to me what is not maybe being done? **Mr. Lindsey** said one of the things that's happening down there as far as—they're updating the fiber connectivity there, so there's already some connectivity there, so they're updating it and bringing it up to speed where there's more broadband width.

Commissioner Townsend said what would that really allow? **Mr. Lindsey** said one of the things like the fire stations, they do have where 911 runs calls from there as far as getting the data from calls that are run through there. That's how the fire station is helped out and then just everything down in the Fairfax area, it will improve the fiber connectivity there and it's an old part of town, so it's improving it there. **Commissioner Townsend** asked, do we have—it would decrease like dead spots, better reception, those types of things. **Mr. Lindsey** said it's more so like internet delivery going to those buildings.

Mayor Garner said I have some questions and I know I've been gone and thank you. This is a good presentation. Just looking and I know I've missed some of that. I know you all are going to meet with me later and bring me up to speed on what I've missed as far as the presentations up to this point, but I guess this is for both Commission and staff. When we talk about those slides and it's an awesome laundry list of asks from this Commission and ultimately from our taxpayers, the biggest thing that comes to mind and I get that everything could be defined as something that's needed, but are we positioning our Commission to prioritize what is essential, that word that Commissioner Townsend just used, what are wants and what are actual needs. What are critical needs today and needs that can be put off tomorrow and correct me if I'm wrong, but I know the last budget slide I observed from Finance was that come '26, '28, whenever, around that time, we're in the red both in the county and the city budget. Is that still the case? **Mr. Lindsey** said no. That is not the case. I mean out to 2028 we're definitely on the city and the county side. When we started the budget season last season we were in the red, but when we got through the budget season last year we had removed the deficit as far as being in the red. There is still some work we need to do to be—as far as being structurally balanced and that is something we will be working towards, but as far as having fund balance that is recommended by GFOA and our rating agencies, that is something we did achieve.

Mayor Garner said so there's a new map that doesn't show us being in the red in '26, '27, '28. **Mr. Lindsey** said yes and that was something like when we got to the end of last year's budget season that we had improved to. **Mayor Garner** said I know that. I still have those slides. I just remember everything—but that's predicated on tax increases, correct? **Mr. Lindsey** said looking into like what—when we were in 2024—like going in from 2023 to 2024, what we're forecasting how we end this year is not based on property tax increases, just what we built into the budget last year. Looking out into the future to the 2028 and 2029 budget we do have growing modestly property tax-wise.

Mayor Garner said well, if you pull that slide back up, I mean there's one of the slides that actually shows a line of property tax going up. I'm just going off what you all are showing me and I'm going off the slides that have been presented in the past. I haven't seen anything new. It's unfortunate that if that's changed, that I haven't been brought up to speed on that because the last information I received is that we will be in the red '26, '28 unless there are substantial property tax increases to bridge that deficit that's projected. I mean that's what I see.

I don't know if anybody else sees, so where I'm going with this is I know there's a lot of wants and they're great. I want all these things for our community, but I also want to make sure that we're taking into account the thing I hear everywhere I go in this community and I don't want that to be lost on anybody in this room, is that our residents because that's what matters to me most and that's who put me here. They want substantial tax relief in both property taxes and the BPU PILOT and to get there it's fine, but I'm hearing all these things, and there's a good question that came up, I'm just not picking on Parks, but I'll just use that example. There's a theater. I know that there's a million dollars and I think of $4.5M or something to bring it up to speed, but have we looked at a return on that investment and a cost of benefit analysis to see that if we spend that type of money, are we going to get the type of entertainment venues to get a return on that investment. I haven't seen that and if we're not and there's no guarantees of that, of bookings, that are going to return investments that are spent on that, why would we spend it and where I'm going with that also is this Commission needs to prioritize, again, what are the wants and what are the needs. What are essential services and what can we live without and what do we absolutely need today and tomorrow?

Also, I haven't heard anything about streamlining, I haven't heard about cutting, I haven't heard about efficiencies and I really haven't had a strong conversation about how do we talk about getting tax relief to our residents as well as BPU PILOT relief. Those are the biggest things that I hear the residents saying they want and their voice resonates more to me than anybody else in this room because that's who we're supposed to be working for.

So, I just ask respectfully, is that we take the time to at least have a conversation about that, how do we broaden that tax base. I can tell you, we've all heard it. We've got to bring in people to anchor themselves in Wyandotte County, but to do that we have to provide the goods and services and resources and amenities that are going to draw people here to make it favorable to want to live here while also reducing the tax burden and the BPU burden that's going to keep people here. Those are types of things that I'm hearing, but then we also have to look at our policies.

If we're going to broaden that tax base and we look developers, we get a lot of complaints about how hard it is to do business here in Wyandotte County with our current process, so we've got to look at streamlining that process and cutting out the flak and the bureaucracy so people that want to do business here and pay property taxes that could expand our tax base and pay for all these great and wonderful things that I know we would all love to see here, we can get the tax base to be able to do that.

What I see on this screen is, I see revenues future and then I see debt, which is great but I don't see anything about how we expand our tax base to improve that dynamic so we don't have to depend solely on property taxes, somewhat on sales taxes and the PILOT to be able to accomplish a lot of these things that we know are necessary, at least some of them. I'd really like to see things divide up in a way to where—and really we get feedback from the community best we can. I know Ashley Hand has done a real good job with Dotte Talks trying to get out and get that information, but really bridging that information to your department to kind of see what the priorities really should be as opposed to what we may want as far as our pet projects and I'm not saying they're all pet projects, but better align the wants with the needs that reflect the values of our community. That's what I ask as we move forward.

I heard Commissioner Bynum talk about revenue neutral. I believe I missed that presentation. I don't know what that would look like. I'm not even saying I'm advocating for revenue neutral, but what I am advocating for is how can we provide tax relief in a way that allows this government to hit the basic essential service for us to function and run a government that meets the reasonable expectations that our residents have for us. I know we want a lot of different things, but I think where we're at, and correct me if I'm wrong Administrator, and if these maps or slides have changed to show that we're not in the red anymore moving forward, then we need to market that to our residents a little better and say, hey, all is great. You don't have to worry about going in the red no more, we fixed it, you don't have to worry about your taxes going up; those types of things if that's the case. But I think we need to be transparent, we need to make it absolutely clear of where we're going with our budget because when I talk to folks and I go back off the last information I had, it says we're in the red. Now I'm being told we're not. I don't see anything that says any different, but I think if that's the case, I know there's a lot of inquiring minds in our community that are really concerned about making it from day to day, paying their bills.

I've had people show me their tax bills and they've used a lot of colorful language with me and they're not happy and they said they had enough. I don't know if you all been paying attention to houses going up for sale around here, but I'm starting to pay attention and I've got people telling me that if this Unified Government doesn't change course, they're not only not going to pay the taxes, they're going to move out of here. They just want to see a return on their investment of those tax dollars.

I challenge this Commission, I challenge staff to look at all these wants and asks and identify number one what are essential services and then what are the things that we actually need to function as a municipality to provide basic essential services to our residents and then build off that and make sure that it fits a model that is more community-driven as opposed to anything else. But, thank you. I think that information—but I would love to see those new slides if you all have them that really show that we're not in the red anymore because that's information I want to show, not only to the people I talk to, but I'd like to share with the media and the public to show that we have dug ourselves out somehow within a year.

Mr. Lindsey said also, Mayor, I will share with you that we are in the middle of a process called priority based budgeting that we did reintroduce and some of our biggest priorities within priority based budgeting is to be able to shift expenses so that we can have PILOT relief and also property tax relief. That is definitely something that we are in the process of working.

Mr. Johnston said I guess to our staff, the Mayor asked a fundamental question, because while we started this budget process while he was in rehabilitation, physical rehabilitation, you want to make sure that's stated, so Reggie can you make a point to contact his office and show him those other slides that we used in the early budget year. However, when we finished last year's budget process and we had finished the debate of revenue neutral to where the Commission adopted the budget that took advantage of all the valuation, the new budget model that was shown to you last year showed what I promised is we were pushing out the challenge years out past the '26 years. It then kind of looked like it might have been around '33 in our minds, but I think that one year really—and then we changed our assumptions where we were hearing about property tax relief, we were talking about the demand for BPU reduction, we went through an exercise with the Commission on Commission discretionary funding that was around $22M. At the time, because lack of dialogue, you couldn't make an informed decision on that. There is and has been discussion about the very things you identified Mayor, getting back to the basics, getting back to what we can afford and continually informing the public of the challenges that we face and services that they are actually demanding as well. Any demand of services always has a price tag attached to it.

So, it's all this idea of providing balance of what are the basic services that government has to provide. The priority based budgeting model that we talked about is being driven a lot by what we talked about in the last budget process. What can we do—what must we do by federal, state law, what then contractual obligations we have that then can be maybe modified or are they mandatory for a number of years and then there's the discretionary spending, so we're continuing down this process in the next few weeks. But, Reggie, maybe Shelley as well, meet with the Mayor to review the previous work that had been presented to the Commission in previous budget sessions that he could not attend.

Mayor Garner said thank you and I'll close with this and I've said it before, I just think the model that I've seen over the years of tax spend, borrow, deplete the reserve funds and raise taxes hasn't worked good not just for this organization, but it's really been a detriment to our hardworking families, especially our seniors on fixed incomes and those that are just trying to make it from day to day and those that want to live here and want to see a return on their investment as far as if you're going to pay that type of money to this Unified Government. I get a lot of complaints on, especially east of 78th Street, 55th Street it gets worse of parts of pockets of 635, the blight, the trash. I mean it's just the urban decay and I know we've got plans to work on those types of things, but I just think that we really need to take a hard look at not just who we are, but whether who we should be as an organization and really factor in and put the community, our residents and what they want as priority one and what they want as priority one is I need tax relief. I don't know what that looks like, I don't know how to get us there, you all are the professionals, we pay you well, but I think that's the number one and number two issues of BPU and property tax relief for our residents while also maintaining our essential services.

I think we ought to make that a number one priority and look at some of these things and say okay, I know we want a lot of stuff, but let's kind of scale that, kind of like what Troy talked about with the bridge when they look at our grants. They rate us number one and number two. Okay, we can't have everything, but I believe we can have the essential things to make this place a livable community for our residents while also providing the relief they've come to demand.

Another big thing, and since I've been Mayor, I've asked and I really haven't got a handle on it and I don't know how long it would take staff to get this. I've had people ask me, we get a lot of generalizations when we look at the numbers, a lot of general numbers, but the biggest number and I should say the financial picture that people would want to see is where is every penny of every tax dollar going. I don't know what that looks like. I've asked for it. I can tell you when I worked on the Police Department and I was given my budget I could tell you that. I could tell you down to the penny what I spent for my budget and where that went and I did that because I didn't want anybody to say you misused government funds and all that crap. I was really responsible and intentional about that and so there's a lot of questions that come up, especially when we go back a year and a half ago and we look at the P-Card situation where $23M just kind of evaporated and to this day nobody can account for it.

I get questions about ARPA Funds and I know Commissioner Bynum and it's coming up and Commissioner Burroughs, I brought that up I think initially as well, we need to take a hard look at these ARPA Funds; where have they been spent, what does our audit look like because I can tell you between the Trump administration and the Biden administration due to COVID, it's probably almost $100M and I had some residents tell me they don't see $100M of nothing around here as far as investment on top of the property taxes and the other things that increases they've seen. So, I just think, again, we need to take a hard look at some of these things and I'm not saying this is as the Mayor because I want to say them. I'm relaying to you all what people in this community are telling me because that's my job.

I'm just requesting and advocating and urging staff and Commission to let's start number one prioritizing, but the top priority should always be what are the main issues for our residents and then we start from there.

So, thank you very much. This is the end of the business for today. Thank you all for the presentation. There is no further business. I'll take a motion to adjourn.

Commissioner Burroughs made a motion, seconded by Commissioner Burns, to adjourn. Roll call was taken and there were six "Ayes," Stites, Bynum, Burroughs, Townsend, Burns, Hill.

MAYOR GARNER AJOURNED
THE MEETING AT 6:50 p.m.

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Monica L. Sparks
Interim Unified Government Clerk

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