



# CITY COMMISSION AGENDA

## MONDAY, NOVEMBER 20, 2023

204 W. 11<sup>TH</sup> ST. – 5:00 P.M.

AARON THOMPSON – MAYOR  
JJ HOWARD – VICE MAYOR  
JASON SHOWALTER – COMMISSIONER  
BROOK REDLIN – COMMISSIONER  
ANN MYERS – COMMISSIONER

1. **CALL TO ORDER**
  - A. Roll Call
  - B. Pledge of Allegiance
2. **PUBLIC HEARING**
  - A. Unfit Structure: 122 W. 14<sup>th</sup> St.
3. **PUBLIC COMMENT**

(Members of the audience will have five minutes to present any matter of concern to the Commission. No official action may be taken at this time.)
4. **CONSENT AGENDA**
  - A. 11/06/2023 Commission Meeting Minutes
  - B. Appropriation Ordinances 2023-22; 2023-22A; , 2023-P22
5. **PRESENTATIONS & PROCLAMATIONS**
  - A. Sherman County Community Foundation – Playground Shade Grant Award
6. **ORDINANCES AND RESOLUTIONS**
  - A. Ordinance 1768- Amendments to Chapter 9, Zoning Regulations Definitions
  - B. Resolution 1618-Stop Sign Main & 11th
7. **FORMAL ACTIONS**
  - A. Request to purchase playground shade structure
  - B. Request for plan approval to set up nativity scenes in Rosewood Park
8. **DISCUSSION ITEMS**
  - A. Request to extend utilities to a parcel outside city limits
  - B. NRP Renewal 2023
9. **REPORTS**
  - A. City Manager
    - (1) Manager Memo
    - (2) Police monthly activity report
    - (3) Lockbox request – follow up
    - (4) Standpipe roof project
    - (5) MOU – NWKTC use of leased property – not feasible
- (6) Community Matters, Inc. interviews completed – summary report forthcoming
- (7) Joint meeting in January with Planning Commission
  - B. City Commissioners
  - C. Mayor
10. **EXECUTIVE SESSION**
  - A. Under the authority of KSA 75-4319 (b)(1) for personnel matters for nonelected personnel.
  - B. Action from Executive Session, if any.
11. **ADJOURNMENT**
  - A. Next Regular Meeting is Monday December 04, 2023.

NOTE: Background information is available for review in the office of the City Clerk prior to the meeting. The Public Comment section is to allow members of the public to address the Commission on matters pertaining to any business within the scope of Commission authority and not appearing on the Agenda. Ordinance No. 1730 requires anyone who wishes to address the Commission on a non-agenda item to sign up in advance of the meeting and to provide their name, address, and the subject matter of their comments.



City of Goodland  
204 W. 11<sup>th</sup> Street  
Goodland, KS 67735

## MEMORANDUM

TO: Mayor Thompson and City Commissioners  
FROM: Kent Brown, City Manager  
DATE: November 20, 2023  
SUBJECT: Agenda Report

### Consent Agenda:

- A. 11-6-2023 Commission Meeting Minutes
  - B. Appropriation Ordinances 2023-22; 2023-22A; 2023-P22;
- RECOMMENDED MOTION: "I move that we approve Consent Agenda items A and B."

### Public Hearing

- A. Unfit Structure: 122 W. 14th St.

Property was originally brought to the Commission's attention at the August 15, 2023 meeting. At the October 2, 2023 City Commission meeting, Commissioners set this public hearing date when they approved Resolution 1617. The public hearing date is the opportunity for "the owner, his or her agent, or any lien holders of record, any occupant and any other parties in interest, as that term is defined by law ... may appear and show cause why such structure should not be condemned as an unsafe or dangerous structure and ordered repaired or demolished." Mayor will open the public hearing, receive all input, and then close the public hearing. Per the CCCF – Owner contacted Building Official Hildebrand on Wednesday, November 15. He stated that he will appear at the public hearing through zoom and has also presented a letter to be given to the City Commission. Building Official Hildebrand will report the current status of the property.

### Presentations & Proclamations

- A. Sherman County Community Foundation – Playground Shade Grant Award  
Stephanie Kling from the Sherman County Community Foundation will present check for \$15,000 that is the grant award for the playground shade project in Steever Park.

## **Ordinances and Resolutions:**

### A. Ordinance 1768- Amendments to Chapter 9, Zoning Regulations Definitions

The language in Chapter 9 did not match the language in the Zoning Regulations causing difficulties during a Site Plan Review. Chapter 9 defined it as a Trailer Camp while the Zoning Regulations defined it as an RV park. This ordinance clarifies and revises the language to only one term. Planning Commission reviewed and recommended the ordinance for approval at their meeting on November 7.

RECOMMENDED MOTION: "I move that we approve Ordinance #1768, an Ordinance amending the text for Chapter 9 and Sections 19-501 and 19-502 of the Zoning Regulations for the City of Goodland, Kansas and make the appropriate changes to the Goodland City Code."

### B. Resolution 1618-Stop Sign Main & 11<sup>th</sup>

At the November 6 City Commission meeting, the City Commission requested staff return with a resolution providing for placement of stop signs at the 11<sup>th</sup>/Main St. intersection.

RECOMMENDED MOTION: "I move that we approve Resolution #1618, a Resolution providing for and authorizing the placement of stop signs at the southwest quadrant and the northeast quadrant of the intersection of 11<sup>th</sup> St. and Main St. in the city of Goodland, Kansas."

## **Formal Actions**

### A. Request to purchase playground shade structure

All Inclusive Recreation (which is the designated vendor in Kansas/Missouri area for USA Shade) has presented the quote for \$27,123.68 for a shade structure to cover the large playground equipment set at Steever Park. Staff recommendation is for approval.

RECOMMENDED MOTION: "I move that we approve the quote from All Inclusive Rec for \$27,123.68."

### B. Authorization to set up nativity scenes in Rosewood Park

John Mosbarger and a citizens group is requesting approval of the plan for the scenes to be set up in Rosewood Park from now until early January.

RECOMMENDED MOTION: "I move that we approve the plan for the nativity scenes to be set up in Rosewood Park until early January in coordination with city staff."

## **Discussion Items**

### **A. Request to extend utilities to outside city limits.**

Per Section 17-105 of the city code – “If the governing body of the city shall deem it in the best interest of the city and its inhabitants and economically feasible, utility service from the city may be furnished to any tract of real estate situated outside the city's corporate limits upon terms and conditions as set forth herein.” Bryce and Jessica Cole at 621 Eustis Av. have requested city utilities for a new residence that they are building. Staff has reviewed extending utilities, city code, annexation and/or deferred annexation with the property owner. Staff will review variables including water and sewer utilities, additional properties that could be served and development costs.

### **B. NRP Renewal 2023**

County Clerk Ashley Mannis has requested the City to review the current Neighborhood Revitalization Plan agreement and advise of any changes. The current plan extension lasts until December 31, 2023. The County would like to renew the plan for 3 years until the end of 2026. Resolution 1569 approved the amendments and extended the agreement until the end of 2023 is included in your packet.

## **Reports:**

### **A. City Manager**

- Manager Memo
- Police monthly activity report
- Lockbox request – follow up
- Standpipe roof project
- MOU – NWKTC use of leased property – not feasible
- Community Matters, Inc. interviews completed – summary report forthcoming
- Joint meeting in January with Planning Commission

### **B. City Commissioners**

The Mayor will ask each City Commissioner for their comments or questions for staff on any other topic not on the agenda at this time.

### **C. Mayor**

Mayor will present any comments or questions for staff at this time.



**AGENDA ITEM #**  
CITY COMMISSION COMMUNICATION FORM

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**FROM:** Zach Hildebrand, Building Official  
Kent Brown, City Manager

**DATE:** November 20, 2023

**ITEM:** Public Hearing: Unfit Structure 122 W. 14<sup>th</sup> Street

**NEXT STEP:** Public Hearing

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ORDINANCE  
 MOTION  
 INFORMATION

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**I. REQUEST OR ISSUE:**

Resolution 1617 set the hearing date for this property at this meeting. Property was originally brought to the Commission's attention at the August 15, 2022 meeting. Commission will be asked whether to declare the structures unfit as a formal action item later in the meeting.

**II. RECOMMENDED ACTION / NEXT STEP:**

Conduct the public hearing. Recommend the Commission take action later in the meeting to declare the status of the structures identified and pass resolution to direct staff to implement clean up or removal of the properties if the evidence is conclusive as a result of the public hearing.

**III. FISCAL IMPACTS:**

If structure is declared unfit, there will be additional costs for the city to clean up or remove the unfit structure.

**IV. BACKGROUND INFORMATION:**

**April 2023 – The city manager drove me around and showed me some of the problem properties in town.**

**May 11, 2023 - Sent the owner a letter letting them know this property is becoming a major concern to the health and welfare of the community. I informed them of being in violation of multiple codes from the 1997 UHC.**

**Around May 22, 2023 – The owner reached out to me stating that due to covid it slowed them down in the process of demolishing the property and rebuilding a new apartment building in its place. Said they were unaware of the current state of the building, not knowing of all the broken windows and mold growing on the ceiling of the 2<sup>nd</sup> story ceiling.**

**July 27, 2023 – I spoke with the owner, but it was addressing a different property in town that is a rental. It doesn't seem as if this property is a priority and the issues at hand have not been addressed.**

**July 31, 2023—Title report was received. The only thing this uncovered was the delinquency of taxes from the years of 2020, 2021, and 2022.**

**August 3<sup>rd</sup> – Nothing has been done to this property with no further contact made on it. To ensure the budget is there for this project it will be brought up at the beginning of 2024 to start the process of having bids put in and the building demolished to remove the hazards this building is causing.**

**August 10, 2023— Around 8:00pm I received a phone call from the Assistant Chief of Police stating that there were a few minor individuals who were throwing rocks at the windows. He also stated that the doors on the bottom of the house were left wide open as if people had gotten inside of it. The windows appeared to be more broken in areas that you could fit through to climb in to unlock the doors. We cleared the upstairs apartment that the door was left unlocked and it didn't appear anyone had been up there since I took pictures on the August 1, 2023.**

**August 24, 2023— I Sent out the final notice telling them the structure needs to be secured and demolished.**

**October 02, 2023— I have still not had any communication from the property owners and the conditions of the structure are worsening. Presenting to the City Commissioners for approval to move forward in the process and set a time for a public hearing. Public hearing date set for November 20, 2023.**

**October 4, 2023-- Letter was sent to the property owner via certified mail informing them of the public hearing notice.**

**October 7, 2023— Letter was picked up from the postal service and signed for by the owner.**

**October 11, 2023— Receipt of pick-up was delivered to me.**

**November 2, 2023— I received a call from a local contractor who was asking about this structure. He informed me the property owners had contacted him to set up a meeting to receive a bid for demolishing it on their own.**

**November 13, 2023— The local contractor reached out to me to inform me the owner has hired a company out of Wichita, KS to come and demo the building. The messages between the owner and contractor were forwarded to me. No contact has been made to me during this process after the initial conversations during May of 2023. No demolition permits have been pulled nor any contractor's licenses applied for.**

**November 15, 2023— The owner of this property came into the City Hall to speak to me about the properties. They have had a structural engineer come and look at the building and they have stated that it is fine structurally just in a dilapidated state. The owner understands it is his responsibility and wants to take care of it. He asked if I could forward an email to the City Commissioners just in case the zoom link**

**does not work so he can explain his plan and establish a timeline to get the work completed.**

Excerpt of minutes from the August 7<sup>th</sup> meeting:

**122 W. 14<sup>th</sup> St.: Building Official Report** – Zach stated, this property has been vacant for a period of time and has delinquent taxes since 2020. I spoke with property owner and they indicated plan is to remove building and build new apartment building. I have received no response to date. There was an open door on property so it is open to animals and kids. There is a lot of mold and graffiti inside. We will have to wait until next year as we do not have funds available in budget for demolition. Mayor Thompson stated, this property has been brought to my attention and it will take a lot to demolish. I do not like to see our entire budget go toward one property. Zach stated, I agree but this is right across from our park so people see it. Commissioner Showalter stated, I agree this is not a good sight for people visiting our community in the park. Kent stated, it is a process so we can begin to be ready next year.

Excerpt of minutes from the October 2<sup>nd</sup> meeting:

**Resolution 1617: Unfit Structure 122 W. 14<sup>th</sup>** – Zach stated, property was presented to Commission at August 7<sup>th</sup> meeting. Three days later the police department contacted me because people were breaking into property. Original letter to property owner was May 11<sup>th</sup> and they indicated their plan was to demolish property and build new apartments, but there has been no further contact or progress to date. After being contacted by police I sent final notice to property owner and would ask commission to set hearing for the property. Mayor Thompson stated, this property has been dilapidated a long time and in a prime location next to the park and downtown. I would like to see what can be done with property. **ON A MOTION by Mayor Thompson** to approve Resolution 1617: Unfit Structure 122 W. 14<sup>th</sup> seconded by **Commissioner Showalter**. **MOTION carried on a VOTE of 4-0.**

From: "Ed Banda" <ed@floridolesmarketplace.com>

To: zach.hildebrand@goodlandks.gov

Sent: November 16, 2023 at 1:47 PM

Subject: 122 W 14th Street

Hello,

Thank you for taking the time to meet with me yesterday. Once again I apologize for the condition of the property. Unfortunately the individual that I hired to keep up the maintenance of the property was not doing that. I had the property inspected by a structural engineer. As I mentioned to you yesterday the structure is still good. Therefore I had a team there yesterday that cut branches, covered the roof, and secured all the windows and doors. This will ensure the property is no longer a safety hazard. I hope to have a detailed blueprint for the property by the end of March, no later than the first week of April, with the intent to start construction in the Summer of 2024. As you know with construction, this coordination takes time. I will let you know if there is any issue with the link for Monday evening's conference.

Kindly

Ed banda

Floridoles marketplace

1435 Vine Street

Cincinnati Ohio 45202

Office : (513) 709 -7408

Mobile: (316) 871-0960



**GOODLAND CITY COMMISSION**  
**Regular Meeting**

**November 6, 2023**

**5:00 P.M.**

Mayor Aaron Thompson called the meeting to order with Vice-Mayor J. J. Howard, Commissioner Ann Myers and Commissioner Brook Redlin responding to roll call. Commissioner Jason Showalter was reported absent.

Also present were Dustin Bedore – Director of Electric Utilities, Jason Erhart – Chief of Police, Joshua Jordan – IT Director, Neal Thornburg – Director of Water and Wastewater, Danny Krayca – Director of Parks, Zach Hildebrand – Code Enforcement/Building Official, Jake Kling – City Attorney, Mary Volk - City Clerk and Kent Brown - City Manager.

**Mayor Thompson led Pledge of Allegiance**

**PUBLIC COMMENT**

**CONSENT AGENDA**

**A. 10/16/23 Commission Meeting Minutes**

**B. 10/30/2023 Special Commission Meeting Minutes**

**C. Appropriation Ordinances: 2023-21, 2023-21A and 2023-P21**

**D. Public Transportation Assistance Grant Approval**

**ON A MOTION** by Commissioner Redlin to approve Consent Agenda **seconded** by Commissioner Myers. **MOTION carried on a VOTE of 4-0.**

**PRESENTATIONS**

**A. Daycare** – Donna Swager, Hope’s Place Director stated, our concern through community organizing to promote equity (COPE) is the inequity of people being able to receive childcare. The desire seems to be that we have a childcare facility that accepts Medicaid and for people that would like to have childcare but there is none available. In 2023, state statistics we have thirteen licensed childcare homes in Sherman County and one head start program serving 116 children. We have the need to provide service for more. We do not want to run in home daycares out of business but to create space for additional children. We would like to pattern our program after Plainville’s project. We can build two facilities like a home daycare that will provide up to twelve children in each. The count in each will depend of the number of infants. We have received CCKS budget grant for \$45,000 to be used for the facility, utilities, maintenance and upkeep. We also received a supports grant from the Patterson Foundation in the amount of \$39,000 for cubby’s, tables and chairs. We have funding available to outfit facilities but do not have resources to do this at Hope’s Place. We are in process of forming S4C Corporation for accountability. By having two facilities, we would be able to float people between facilities or operate in one facility if needed. We are evaluating what we can do to make it financially secure. Providing daycare does not pay for itself. We have a couple providers that would like to help get the daycare out of their home. The college has a program to license providers. We have the plans and funding but no place to operate. The daycare floorplan we looked at has been approved by Hansen Foundation. They pay for the building then it is placed locally with utilities. We would like to ask for assistance with the location and utilities. We would like to stay north of railroad tracks. We are asking for whatever help City can provide. Each facility requires 1,500 square feet for building and 750 square feet for play space. Today the potential need for daycare children 6 and under in Sherman County is 243. Mayor Thompson asked, how did you start with this idea to get to this point? Donna stated, Hope’s Place was asked to host a meeting for the COPE foundation, the director then resigned so I took over the organization. COPE looks at everything in Sherman County that seems to be inequitable for people to access. Daycare was number one, transportation was number two and healthcare number three. Mayor Thompson asked, who would be responsible for the facility? Donna stated, we have a board forming an SC4 Corporation that is directing at this point. We will hire a director to oversee operation of facilities. We went with smaller units because a lot less regulation and

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employee requirements. We cannot write a grant for buildings until we have an address. Our finances are on a short timeline as we have to spend grant money by May 1<sup>st</sup>. Mayor Thompson asked, is grant money available annually? Donna stated, I have asked same question. Patterson Foundation is known to support projects like this. CCKS have hired teams to get daycares operating and keep them running. Sustainability is the issue but I assume would be annual. If all else fails, the buildings could be sold as homes if it does not work. Commissioner Myers asked, are grant amounts per unit or for both units? Donna stated, for both units. Mayor Thompson asked, what is S4C Corporation? Donna stated, it is a nonprofit organization. Mayor Thompson stated, so money beyond paying staff will go back into facility. Vice-Mayor Howard asked, how many employees are required to run each unit? Donna stated, each unit has to have one employee for the children that are there. You have to have two adults available so you have a backup plan if one needs to step away. Two for each unit is ideal. Commissioner Myers stated, the number of infants guides number of adults needed. Vice-Mayor Howard asked, what about fencing for around play area? Donna stated, I do not see that in either grant, but could fall under grant money from Hansen Foundation. The Hansen Foundation hired someone to help write these grants. Mayor Thompson stated, so your highest priority is a location to have an address. Have you looked at other options? Donna stated, we looked at a lot of properties but none meet physical requirements without major remodeling. Mayor Thompson stated, we appreciate you coming back to provide additional information. Commission will think it over and discuss next meeting. We commend you for what you are trying to accomplish.

- B. Lockboxes/Vial for Life** – Melody Knudson and Adrian Springer from Sherman County EMS and Jason were present. Jason stated, this idea started by EMS at Flatlanders Festival with a call they were not able to get to the individual to provide services. Melody stated, the project is both lockboxes and vials for life. We could not get to citizen because door was locked but she knew we were there. There are a lot of elderly and disabled citizens that have hidden a rock by door with spare key or leave their door unlocked, which is unsafe. We need to make use of our time by having access to a key to save time for lifesaving skills. If we have a lockbox at the house to gain access, dispatch would have the lockbox code to get to the key and get in house. We want to keep our community safe. We are looking at having three levels for a lockbox. Level three being the citizens with the least need based on age and functionality. We have a citizen in town that has life alert but leaves door unlocked if needed, he would be a level one. Others at level one would be those in wheel chairs, disabled or cannot get around easily, needing 911 services. We are working on how to code the lockboxes so we do not have to have numerous different codes. Would like to start with 300 lockboxes in community. I have applied for funding from COPE and applied to match day for assistance. We do not know what funds we will receive, but if we do not have quite enough, we are asking City and County for donations. We are trying to save money where we can. We are working with County Attorney on the lockbox contract for liability of the box. Asking the City assistance when a citizen with a lockbox moves or passes they can contact us. Mayor Thompson asked, how did you come up with the levels? Melody stated, everyone will have to complete an application showing needs. Everyone needs to complete a vial of life so that can go to everyone in the community. That is a higher priority than the lockbox. Citizens can complete the application for the vial of life, lockbox or both. We want to help people in our community. Jason stated, there are specific questions for EMS that will determine level needed. Mayor Thompson asked, is EMS overseeing project? Melody stated, the three of us are overseeing the project. Mayor Thompson stated, we just need to make sure we do due diligence so questions place citizens at right level. Melody stated, that is why we are working with legal to stay within bounds. Adrian stated, the vial of life is a form the citizen lists their medications, DNR, allergies and other pertinent information for EMS. Because of medical information we have to follow HIPPA guidelines. Vial of life is not kept at EMS station so people do not access to information. Citizens will complete and put on refrigerator so we know where to look for information. We will know they have the vial of life by a sticker placed on residence. Project works hand in hand with someone having an emergency crisis. Mayor Thompson asked, where do they place stickers? Adrian

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stated, on the door or window, then one on folder on refrigerator. I am making up a user friendly instruction sheet for citizens that I would like to hand out at the health fair and other events. We will help citizen's complete information. Mayor Thompson asked, are you raising funds for both projects? Melody stated, yes. Adrian stated, we would like to get information out for the citizens. We are trying to work with them so we have access to information, but they can get their own kit. We would like to see if we can put information in the City newsletter. Melody stated, we have to rely on each other; we cannot just go through EMS files because of HIPPA. Mayor Thompson stated, it seems like a simple process for lifesaving events. Adrian stated, it does not just benefit health care; but also law enforcement who do welfare checks. All information will be logged into dispatch so that when we are called to the address they can provide it to us. The information will not be announced over the radio. Melody stated, the lockbox is not for personal use if someone is checking your house. Only emergency use so not shared with anyone but emergency services. Donna asked, when will you know if you get grant money? Adrian stated we are part of match day in November. Melody stated, the sooner we get a list the sooner we can get the boxes and information out to the public.

**ORDINANCES AND RESOLUTIONS**

- A. Ordinance 1766: 2018 IBC and 2018 IEBC** – Zach stated, the first ordinance is for building code. The IBC is for commercial type buildings. IEBC allows for remodels and repairs which makes it easier for citizens. The Construction Board and I have reviewed the books to determine what we need to enforce without putting citizen lives in danger. The current code is from 1997. Mayor Thompson stated, the changes look minimal. Zach stated, most changes are specific to add your information and fee schedule. Vice-Mayor Howard stated, it is about time this is updated. **ON A MOTION by Mayor Thompson to approve Ordinance 1766: 2018 IBC and 2018 IEBC seconded by Commissioner Redlin. MOTION carried on a VOTE of 4-0.**
- B. Ordinance 1767: 2018 IPMC** - Zach stated, this is property maintenance code which replaces 1997 housing code to keep slum houses from being operated. It gives me the ability to enforce regulations on these properties. **ON A MOTION by Vice-Mayor Howard to approve Ordinance 1767: 2018 IPMC seconded by Commissioner Myers. MOTION carried on a VOTE of 4-0.**

**FORMAL ACTIONS**

- A. Construction Board Application: Aimee Kendrick** - Kent stated, last meeting we had the realtor member on the board that moved out of community. The realtor adds a different viewpoint. Aimee is willing to become member of the board. Mayor Thompson stated, I appreciate she is willing to volunteer. **ON A MOTION by Commissioner Redlin to approve the appointment of Aimee Kendrick to the Construction Board seconded by Vice-Mayor Howard. MOTION carried on a VOTE of 4-0.**
- B. Art Center Lease Renewal** - Kent stated, arts council leases the Carnegie Library building on a five year cycle. There is a letter in packet indicating the Council's desire to continue lease. Mayor Thompson stated, the original contract is pretty old. Are the minimum amounts for liability insurance adequate or does it need to be updated? Jake stated, this is for their inventory inside the building so it is their decision. That is a minimum requirement, they can increase it as they feel the need. **ON A MOTION by Commissioner Redlin to approve the renewal of the Art Center Lease seconded by Commissioner Myers. MOTION carried on a VOTE of 4-0.**
- C. Electric Department Pole Purchase** – Dustin stated, these are 35' poles for the distribution system throughout town. The crew has been changing out older poles. I solicited bids and only two responded. The difference between the bids is one pole. With Brown Wood Preserving Company, we would have to unload poles, where Thomasson Company will unload their poles. Our inventory is running low. Commissioner Redlin stated, there are two different prices in the information. Dustin stated, the quote is without tax. Vice-Mayor Howard stated, Brown Wood is \$775 per pole. Dustin stated, which is double what we used to pay. **ON A MOTION by Commissioner Redlin to approve**

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the purchase of poles from Thomasson Company in the amount of \$27,751.40 **seconded by** Vice-Mayor Howard. **MOTION carried on a VOTE of 4-0.**

## DISCUSSION

A. **TEAP Study Recommendations follow up** - Kent stated, in August the Commission reviewed the traffic study for 11<sup>th</sup> and 12<sup>th</sup> and Main Street traffic signals. The base recommendation for the study is to remove both signals. An alternate recommendation is to keep the signals at both intersections, but must be updated to current day standards. We also did a public survey and staff has discussed signals. Dustin got a quote from Gades Sales to upgrade signal at 12<sup>th</sup> Street intersection so we know cost to upgrade. We will have to update signal at intersection of Highway 24 and 27. Staff recommendation is to remove signal at 11<sup>th</sup> Street intersection and for 12<sup>th</sup> Street intersections there are arguments both ways. If that signal is removed, I feel we need a 4-way stop. Dustin stated, the poles at that intersection would stay because we have lights on them, but the cross arms would be removed. Mayor Thompson stated, the quote to update signal is \$21,500, what is life span? Dustin stated, we are running on borrowed time with existing equipment. They say fifteen year life and we are running close to twenty-five years with existing equipment. They indicated the radar drove up the price, so quoted a fish eye camera which is better at Highway 24 and 27 intersection. Mayor Thompson stated, if we take down the cross bars and leave the poles, then change our mind, it would be a simple process to put cross arms back up. Study shows we do not need them and I feel should remove both signals. Then if we find we need them we can put them back up easily. Commissioner Redlin stated, I agree but if we remove signal at 12<sup>th</sup> Street intersection I recommend a 4-way stop with the next block being the early childhood center. That will slow traffic in that area. Mayor Thompson stated, I disagree. I know if you have long stretch of road people will drive faster. There is already a long stretch of road from the other direction without a stop sign. Vice-Mayor Howard stated, I feel the 4-way stop will cause more confusion. Mayor Thompson stated, if we have people speeding we have options like digital signs to alert people of their speed. Jason stated, Main Street has needed speed limit signs for a long time. I feel posting signs will help. The current signs are hidden. In my opinion, I feel one stop light is beneficial. The problem with stop signs is seeing around parked cars. There is a lot at the intersection of 12<sup>th</sup> and Main. Mayor Thompson stated, I considered that because it is difficult to see past the parked cars, but you have same thing at 10<sup>th</sup> Street intersection. Jason stated, at the 12<sup>th</sup> Street intersection the businesses are busier and there are cars parked there more often, but I understand both sides. Commissioner Redlin stated, I feel the consensus is to remove signal at 11<sup>th</sup> Street intersection. Vice-Mayor Howard stated, we can remove the signal at 11<sup>th</sup> Street intersection then come back and make a decision on 12<sup>th</sup> Street intersection later. Mayor Thompson asked, when will we need to update the signals? Dustin stated, there is no timeline but if a controller fails, you would have to update. If we remove the signal at 11<sup>th</sup> Street intersection, we can use it for parts. Mayor Thompson asked, do we want a resolution for change? Kent stated, we could have a resolution to put in the stop signs. Mayor Thompson stated, please bring a resolution back for 11<sup>th</sup> Street intersection.

## REPORTS

A. **City Manager - 1.** Manager memo is in the packet. **2.** October month end financial report is in the packet. **3.** This past week I appointed Jason Erhart as Chief of Police. He was appointed interim and after going through some things with Jason, I appointed him Chief. Commission congratulated Jason on promotion. **4.** Chief appointed Tim Wright as Assistant Chief of Police. He has been serving as Sargent and will do a good job. **5.** Zach stated, Lot 509 in Meadowlark has been cleaned up on outside and are in process of moving trailer out. They are working on the trailer on 8<sup>th</sup> Street, progress is slow but it is progressing. We are in process of contacting property owners for 122 W 14<sup>th</sup> Street. The hearing for this property is on the November 20<sup>th</sup>. **6.** The NWKTC has received funding and regulatory approval to start a CDL Program. They have requested use of the property south of hotels on K-27. After discussing request with Jake, we have had trouble receiving a proper response from

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Yellow Freight who was previously using property but is going through bankruptcy. Since it was used by an over the road carrier, a good use of property is to train people for over the road carriers. He indicated we can have a MOU for the college to use property unless Yellow freight comes back with a response. Consensus of Commission is this is a good location for program. 7. There is an example for a Land Bank Program in your packet from another community in Kansas. It has been brought up to have a tool for properties that are dilapidated and we have had one property donated to the city. Program allows a method for property to go through the bank and to another property owner to update the property. This example has been in operation for eight years. We have the housing committee looking at incentives for housing. I would like to present to the committee for review, then for consideration. It is more of a structured program that we can revise to fit Goodland needs.

**B. City Commissioners**

**Vice-Mayor Howard – 1.** All city crews are staying busy. I appreciate the employees. **2.** I would like to ask everyone to get out and vote.

**Commissioner Showalter – 1.** Absent No report

**Commissioner Myers - 1.** No report

**Commissioner Redlin – 1.** Encourage people to vote. **2.** I have received a lot of compliments on the work street crews did at library.

**C. Mayor Thompson– 1.** No report

**ADJOURNMENT WAS HAD ON A MOTION BY Commissioner Redlin seconded by Vice-Mayor Howard. Motion carried by unanimous VOTE, meeting adjourned at 6:25 p.m. Next meeting is scheduled for November 20, 2023.**

ATTEST:

\_\_\_\_\_  
**Aaron Thompson, Mayor**

\_\_\_\_\_  
**Mary P. Volk, City Clerk**

INVOICE NO	LN	DATE	PO NO	REFERENCE	TRACK		1099	NET	CHECK	PD DATE
					CD	GL ACCOUNT				
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2299 1000 BULBS.COM										
W03805038	1	10/25/23	20350	LED LIGHTS/EAGLEMED HANGAR		11-13-3030		300.16	67350	11/20/23
W03824521	1	11/08/23	20352	C7 CHRISTMAS BULBS		36-01-4010		154.36	67350	11/20/23
								-----		
								454.52		
2871 AMERICAN FAMILY LIFE										
PR20231103	1	11/03/23		AFLAC CANCER		11-00-0012	N	33.18	3045825	11/10/23 E
PR20231103	2	11/03/23		AFLAC CANCER		15-00-0012	N	16.02	3045825	11/10/23 E
PR20231103	3	11/03/23		AFLAC ACCIDENT		11-00-0012	N	85.02	3045825	11/10/23 E
PR20231103	4	11/03/23		AFLAC ACCIDENT		15-00-0012	N	83.34	3045825	11/10/23 E
PR20231103	5	11/03/23		AFLAC DENTAL		15-00-0012	N	34.44	3045825	11/10/23 E
PR20231103	6	11/03/23		AFLAC ST DISB		11-00-0012	N	43.08	3045825	11/10/23 E
PR20231103	7	11/03/23		AFLAC ST DISB		15-00-0012	N	43.20	3045825	11/10/23 E
PR20231103	8	11/03/23		AFLAC LIFE RIDR		15-00-0012	N	2.76	3045825	11/10/23 E
PR20231103	9	11/03/23		AFLAC LIFE		11-00-0012	N	36.33	3045825	11/10/23 E
PR20231103	10	11/03/23		AFLAC LIFE		21-00-0012	N	12.51	3045825	11/10/23 E
PR20231103	11	11/03/23		SPEC HLTH EVENT		11-00-0012	N	20.10	3045825	11/10/23 E
PR20231103	12	11/03/23		SPEC HLTH EVENT		23-00-0012	N	13.62	3045825	11/10/23 E
PR20231103	13	11/03/23		AFLAC HOSP CONF		11-00-0012	N	51.96	3045825	11/10/23 E
								-----		
								475.56		
1389 AMERICAN FID										
PR20231103	1	11/03/23		AF CANCER AT		11-00-0012	N	29.35	3045822	11/10/23 E
PR20231103	2	11/03/23		AF CANCER AT		15-00-0012	N	21.85	3045822	11/10/23 E
PR20231103	3	11/03/23		AF CANCER AT		21-00-0012	N	9.90	3045822	11/10/23 E
PR20231103	4	11/03/23		AMER FID CANCER		11-00-0012	N	116.84	3045822	11/10/23 E
PR20231103	5	11/03/23		AMER FID CANCER		15-00-0012	N	137.85	3045822	11/10/23 E
PR20231103	6	11/03/23		AMER FID CANCER		21-00-0012	N	26.95	3045822	11/10/23 E
PR20231103	7	11/03/23		AMER FID LIFE		11-00-0012	N	241.72	3045822	11/10/23 E
PR20231103	8	11/03/23		AMER FID LIFE		15-00-0012	N	229.78	3045822	11/10/23 E
PR20231103	9	11/03/23		AMER FID LIFE		21-00-0012	N	114.75	3045822	11/10/23 E
PR20231103	10	11/03/23		AM FID ACCIDENT		11-00-0012	N	67.85	3045822	11/10/23 E
PR20231103	11	11/03/23		AM FID ACCIDENT		15-00-0012	N	84.75	3045822	11/10/23 E
PR20231103	12	11/03/23		AM FID HOSPITAL		11-00-0012	N	26.99	3045822	11/10/23 E
PR20231103	13	11/03/23		AM FID HOSPITAL		15-00-0012	N	26.99	3045822	11/10/23 E
PR20231103	14	11/03/23		AM FID HOSPITAL		21-00-0012	N	15.93	3045822	11/10/23 E
PR20231103	15	11/03/23		AM FD DISABILTY		11-00-0012	N	112.72	3045822	11/10/23 E
PR20231103	16	11/03/23		AF CRITICAL CR		11-00-0012	N	13.94	3045822	11/10/23 E
PR20231103	17	11/03/23		AF CRITICAL CR		15-00-0012	N	8.77	3045822	11/10/23 E
								-----		
								1286.93		
1390 AMERICAN FIDELITY										
PR20231103	1	11/03/23		AF MED REIMBURS		11-00-0012	N	320.83	3045823	11/10/23 E
PR20231103	2	11/03/23		AF MED REIMBURS		15-00-0012	N	274.17	3045823	11/10/23 E
PR20231103	3	11/03/23		AF MED REIMBURS		21-00-0012	N	114.59	3045823	11/10/23 E
								-----		
								709.59		
2809 AMERICAN MUNICIPAL SERVIC										
58432	1	11/02/23		COLLECTIONS		15-44-2140		86.31	67351	11/20/23
								-----		

INVOICE NO	LN	DATE	PO NO	REFERENCE	TRACK		1099	NET	CHECK	PD DATE
					CD	GL ACCOUNT				
				AMERICAN MUNICIPAL SERVIC			86.31			
				509 BENAVIDES, IRMA						
GEN23-487	1	11/08/23		INTERPRPT/CAGAL-TOTO		11-04-2140		50.00	67352	11/20/23
				BENAVIDES, IRMA				50.00		
				374 BLACK HILLS ENERGY						
GEN23-497	1	11/08/23		GAS CHARGES/WATER TREATMENT		21-40-2100		248.48	67353	11/20/23
GEN23-498	1	11/03/23		GAS CHARGES/MUSEUM		11-17-2100		222.43	67353	11/20/23
GEN23-499	1	11/02/23		GAS CHARGES/PARKS		11-15-2100		61.19	67353	11/20/23
GEN23-499	2	11/02/23		GAS CHARGES/AIRPORT		11-13-2100		29.82	67353	11/20/23
GEN23-499	3	11/02/23		GAS CHARGES/AIRPORT		11-13-2100		58.10	67353	11/20/23
GEN23-500	1	11/03/23		GAS CHARGES/NORTH SHOP		11-11-2100		127.81	67353	11/20/23
GEN23-501	1	11/08/23		GAS CHARGES/CITY BUILDING		15-44-2100		54.84	67353	11/20/23
GEN23-501	2	11/08/23		GAS CHARGES/CITY BUILDING		21-40-2100		54.84	67353	11/20/23
GEN23-502	1	11/03/23		GAS CHARGES/SOUTH SHOP		21-42-2100		83.67	67353	11/20/23
GEN23-503	1	11/03/23		GAS CHARGES/POWER PLANT		15-40-2100		82.17	67353	11/20/23
GEN23-504	1	11/02/23		GAS CHARGES/FAA		11-13-2100		57.06	67353	11/20/23
GEN23-505	1	11/03/23		GAS CHARGES/WELCOME CENTER		11-21-2100		54.66	67353	11/20/23
GEN23-506	1	11/08/23		GAS CHARGES/ARTS CENTER		11-02-2100		48.89	67353	11/20/23
				BLACK HILLS ENERGY				1183.96		
				71 BLUE CROSS - BLUE SHIELD						
PR20231103	1	11/03/23		BCBS S300/SHIP		11-00-0012	N	9.27	3045818	11/10/23 E
PR20231103	2	11/03/23		BCBS S300/SHIP		15-00-0012	N	23.25	3045818	11/10/23 E
				BLUE CROSS - BLUE SHIELD				32.52		
				4041 BLUE TO GOLD, LLC						
GOL-1106-8568	1	11/06/23	19088	TRAINING/TRAFFIC STOPS/ANGELOS		25-01-2170		225.00	67354	11/20/23
				BLUE TO GOLD, LLC				225.00		
				1708 BLUEGLOBES, INC						
GLD-60967	1	11/07/23	20354	6.6AMP 120WBIPIN BULB/RUNWAY		11-13-3060		715.45	67355	11/20/23
				BLUEGLOBES, INC				715.45		
				1331 CASHIER'S CHECK						
GEN23-486	1	11/09/23		INVEST/FNB		03-00-0003		7000.00	67348	11/09/23
GEN23-486	2	11/09/23		INVEST/FNB		05-00-0003		22000.00	67348	11/09/23
GEN23-486	3	11/09/23		INVEST/FNB		09-00-0003		125000.00	67348	11/09/23
GEN23-486	4	11/09/23		INVEST/FNB		18-00-0003		6500.00	67348	11/09/23
GEN23-486	5	11/09/23		INVEST/FNB		22-00-0003		33000.00	67348	11/09/23
GEN23-486	6	11/09/23		INVEST/FNB		23-00-0003		60000.00	67348	11/09/23
GEN23-486	7	11/09/23		INVEST/FNB		25-00-0003		5000.00	67348	11/09/23
GEN23-486	8	11/09/23		INVEST/FNB		27-00-0003		10900.00	67348	11/09/23
GEN23-486	9	11/09/23		INVEST/FNB		32-00-0003		86000.00	67348	11/09/23
GEN23-486	10	11/09/23		INVEST/FNB		33-00-0003		14000.00	67348	11/09/23
GEN23-486	11	11/09/23		INVEST/FNB		37-00-0003		87000.00	67348	11/09/23
GEN23-486	12	11/09/23		INVEST/FNB		38-00-0003		1435000.00	67348	11/09/23
GEN23-486	13	11/09/23		INVEST/FNB		45-00-0003		100000.00	67348	11/09/23

INVOICE NO	LN	DATE	PO NO	REFERENCE	TRACK		1099	NET	CHECK	PD DATE
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1331 CASHIER'S CHECK										
GEN23-486	14	11/09/23		INVEST/WSB		06-00-0003		60000.00	67348	11/09/23
GEN23-486	15	11/09/23		INVEST/WSB		07-00-0003		160000.00	67348	11/09/23
GEN23-486	16	11/09/23		INVEST/WSB		11-00-0003		100000.00	67348	11/09/23
GEN23-486	17	11/09/23		INVEST/WSB		12-00-0003		6700.00	67348	11/09/23
GEN23-486	18	11/09/23		INVEST/WSB		15-00-0003		100000.00	67348	11/09/23
GEN23-486	19	11/09/23		INVEST/WSB		19-00-0003		7000.00	67348	11/09/23
GEN23-486	20	11/09/23		INVEST/WSB		20-00-0003		34000.00	67348	11/09/23
GEN23-486	21	11/09/23		INVEST/WSB		21-00-0003		245900.00	67348	11/09/23
GEN23-486	22	11/09/23		INVEST/WSB		36-00-0003		1175000.00	67348	11/09/23
								-----		
CASHIER'S CHECK								3880000.00		
519 CITY OF GOODLAN										
PR20231103	1	11/03/23		TECHNOLOGY		15-00-0012	N	15.00	3045819	11/10/23 E
								-----		
CITY OF GOODLAN								15.00		
515 CITY OF GOODLAND, FUEL										
GEN23-488	1	11/01/23		DIESEL		15-42-3070		974.05	67357	11/20/23
GEN23-488	2	11/01/23		DIESEL		11-15-3070		144.20	67357	11/20/23
GEN23-488	3	11/01/23		DIESEL		11-23-3070		34.30	67357	11/20/23
GEN23-488	4	11/01/23		DIESEL		11-11-3070		1044.40	67357	11/20/23
GEN23-488	5	11/01/23		DIESEL		21-42-3070		532.00	67357	11/20/23
GEN23-488	6	11/01/23		GAS		11-09-3070		93.57	67357	11/20/23
GEN23-488	7	11/01/23		GAS		15-44-3070		33.63	67357	11/20/23
GEN23-488	8	11/01/23		GAS		15-42-3070		231.10	67357	11/20/23
GEN23-488	9	11/01/23		GAS		15-40-3070		281.05	67357	11/20/23
GEN23-488	10	11/01/23		GAS		11-15-3070		468.86	67357	11/20/23
GEN23-488	11	11/01/23		GAS		11-03-3070		2647.35	67357	11/20/23
GEN23-488	12	11/01/23		GAS		11-11-3070		536.13	67357	11/20/23
GEN23-488	13	11/01/23		GAS		23-41-3070		166.17	67357	11/20/23
GEN23-488	14	11/01/23		GAS		11-06-3070		407.59	67357	11/20/23
GEN23-488	15	11/01/23		GAS		21-42-3070		207.79	67357	11/20/23
GEN23-488	16	11/01/23		GAS		21-40-3070		332.33	67357	11/20/23
								-----		
CITY OF GOODLAND, FUEL								8134.52		
1880 CITY OF GOODLAND-REFUND A										
GEN23-489	1	11/06/23		ELECTRIC DEPOSIT REFUND		20-01-5060		1950.00	67358	11/20/23
GEN23-489	2	11/06/23		WATER DEPOSIT REFUND		22-01-5070		750.00	67358	11/20/23
								-----		
CITY OF GOODLAND-REFUND A								2700.00		
122 COMMERCIAL SIGN COMPANY I										
33231	1	11/03/23		MUV DECALS 2024		11-02-3120		40.00	67359	11/20/23
								-----		
COMMERCIAL SIGN COMPANY I								40.00		
891 DAN BRENNER FORD-MERCURY,										
100681	1	10/20/23		HOSE/WINDSHIELD		11-03-3170		24.54	67360	11/20/23
								-----		
DAN BRENNER FORD-MERCURY,								24.54		



INVOICE NO	LN	DATE	PO NO	REFERENCE	TRACK		1099	NET	CHECK	PD DATE
					CD	GL ACCOUNT				
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				3720 DCF-LIEAP						
GEN23-490	1	11/06/23		OVERPAYMENT/B OSBORN		15-44-3180		1814.23	67361	11/20/23
				DCF-LIEAP				----- 1814.23		
				1867 DEMARS PENSION CONSULTING						
0779017	1	11/02/23		FIXED PARTICIPANT FEE		11-02-2140		75.00	67362	11/20/23
				DEMARS PENSION CONSULTING				----- 75.00		
				2433 DPC ENTERPRISES, L.P.						
DE28000446-23	1	10/31/23		CHLORINE CYLINDERS		21-40-3040		140.00	67363	11/20/23
				DPC ENTERPRISES, L.P.				----- 140.00		
				2254 EAGLE COMMUNICATIONS						
GEN23-491	1	11/01/23		TELEPHONE/INTERNET		11-02-2180		281.96	67365	11/20/23
GEN23-491	2	11/01/23		TELEPHONE/INTERNET		11-03-2180		413.95	67365	11/20/23
GEN23-491	3	11/01/23		TELEPHONE/INTERNET		11-04-2180		124.31	67365	11/20/23
GEN23-491	4	11/01/23		TELEPHONE/INTERNET		11-06-2180		52.95	67365	11/20/23
GEN23-491	5	11/01/23		TELEPHONE/INTERNET		11-09-2180		153.05	67365	11/20/23
GEN23-491	6	11/01/23		TELEPHONE/INTERNET		11-11-2100		181.84	67365	11/20/23
GEN23-491	7	11/01/23		TELEPHONE/INTERNET		11-15-2100		124.31	67365	11/20/23
GEN23-491	8	11/01/23		TELEPHONE/INTERNET		11-17-2180		124.31	67365	11/20/23
GEN23-491	9	11/01/23		TELEPHONE/INTERNET		11-25-2180		181.84	67365	11/20/23
GEN23-491	10	11/01/23		TELEPHONE/INTERNET		15-40-2100		210.60	67365	11/20/23
GEN23-491	11	11/01/23		TELEPHONE/INTERNET		15-42-2100		181.84	67365	11/20/23
GEN23-491	12	11/01/23		TELEPHONE/INTERNET		15-44-2180		268.13	67365	11/20/23
GEN23-491	13	11/01/23		TELEPHONE/INTERNET		21-40-2180		124.31	67365	11/20/23
GEN23-491	14	11/01/23		TELEPHONE/INTERNET		21-42-2100		153.06	67365	11/20/23
GEN23-491	15	11/01/23		TELEPHONE/INTERNET		23-41-2180		124.32	67365	11/20/23
				EAGLE COMMUNICATIONS				----- 2700.78		
				3800 EMC INSURANCE COMPANIES						
7001031040	1	11/06/23		PREMIUM		21-40-2060		668.24	67366	11/20/23
7001031040	2	11/06/23		PREMIUM		21-42-2060		668.24	67366	11/20/23
7001031040	3	11/06/23		PREMIUM		23-41-2060		668.24	67366	11/20/23
7001031040	4	11/06/23		PREMIUM		23-43-2060		668.24	67366	11/20/23
7001031040	5	11/06/23		PREMIUM		15-40-2060		9021.28	67366	11/20/23
7001031040	6	11/06/23		PREMIUM		15-42-2060		9021.28	67366	11/20/23
7001031040	7	11/06/23		PREMIUM		15-44-2060		1336.49	67366	11/20/23
7001031040	8	11/06/23		PREMIUM		11-02-2060		11360.14	67366	11/20/23
				EMC INSURANCE COMPANIES				----- 33412.15		
				3884 EMPLOYEE BENEFITS CORP						
4240901	1	11/15/23		COBRA ELIGIBILITY		45-01-1050		60.00	67367	11/20/23
				EMPLOYEE BENEFITS CORP				----- 60.00		
				517 EVANS, BIERLY, HUTCHISON &						
14860	1	10/31/23		CALDWELL STREET		04-01-2150	M	5000.00	67368	11/20/23
R4389.1	1	10/31/23		INDUSTRIAL PARK		04-01-2140	M	20000.00	67368	11/20/23

INVOICE NO	LN	DATE	PO NO	REFERENCE	TRACK		1099	NET	CHECK	PD DATE
					CD	GL ACCOUNT				
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517 EVANS, BIERLY, HUTCHISON &										
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EVANS, BIERLY, HUTCHISON &								25000.00		
205 FRONTIER AG										
032674	1	10/25/23		SHIPPING		21-40-3130		20.62	67369	11/20/23
032678	1	10/25/23		SHIPPING		21-40-3130		12.14	67369	11/20/23
115414	1	9/26/23		15X6.00-6 TIRE/MOWER 2006-02		11-15-3060		57.24	67369	11/20/23
115415	1	9/26/23		15X6.00-6 TUBE/MOWER 2006-02		11-15-3060		7.99	67369	11/20/23
115819	1	10/13/23		ALIGNMENT/UNIT 9		11-03-3170		102.67	67369	11/20/23
115820	1	10/13/23		245/55R18 FIREHAWK TIRES/#9		11-03-3170		678.56	67369	11/20/23
227529	1	10/05/23		BULK OIL		11-11-3070		2262.94	67369	11/20/23
32671	1	10/25/23		SHIPPING		21-40-3130		16.55	67369	11/20/23
32677	1	10/25/23		SHIPPING		21-40-3130		13.87	67369	11/20/23
370098	1	10/16/23		PROPANE		15-40-3120		30.52	67369	11/20/23
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FRONTIER AG								3203.10		
3721 GOODLAND AUTOMOTIVE LLC										
384812	1	10/09/23		BATTERIES/STORM SIRENS		15-42-3060		379.71	67370	11/20/23
384930	1	10/12/23		INTERIOR DOOR HANDLE/PINS #9		11-11-3170		61.04	67370	11/20/23
384940	1	10/12/23		DOOR HINGE PIN/#9		11-11-3170		18.24	67370	11/20/23
385005	1	10/13/23		BATTERY/#75		11-11-3170		140.69	67370	11/20/23
385550	1	10/27/23		LUBE/#81 & #82		11-11-3060		62.98	67370	11/20/23
								-----		
GOODLAND AUTOMOTIVE LLC								662.66		
206 GOODLAND STAR-NEWS										
031699	1	10/03/23		VAN AD/OCTOBER 2023		11-06-2130		42.90	67371	11/20/23
032306	1	10/27/23		VAN/PUBLIC TRANS NOTICE/KDOT		11-06-2130		88.56	67371	11/20/23
032373	1	10/17/23		FINANCIAL STATEMENT		11-02-2130		383.76	67371	11/20/23
31842	1	10/06/23		RESOLUTION 1617		11-09-2130		157.44	67371	11/20/23
32361	1	10/13/23		RESOLUTION 1617		11-09-2130		157.44	67371	11/20/23
								-----		
GOODLAND STAR-NEWS								830.10		
167 GOODLAND YOST FARM SUPPLY										
11664	1	9/26/23		LOADER REPAIR		11-11-3060		1630.14	67372	11/20/23
11777	1	10/02/23		WEED EATER HEADS		11-15-3060		42.98	67372	11/20/23
11809	1	10/04/23		PULLEY & HUB		15-40-3060		540.99	67372	11/20/23
11970	1	10/12/23		CHAIN FOR CHAIN SAW		11-15-3120		48.64	67372	11/20/23
11971	1	10/12/23		SAW & CHAIN		11-11-3020		398.63	67372	11/20/23
11994	1	10/13/23		MUFFLER		11-11-3060		132.00	67372	11/20/23
								-----		
GOODLAND YOST FARM SUPPLY								2793.38		
3100 GRAINGER										
9899145065	1	11/08/23	20265	FULL BODY HARNESS/ANTI FOG LEN		15-40-2310		456.64	67373	11/20/23
9899190814	1	11/08/23	20265	FACESHIELD, EARPLUGS, GLASSES		15-40-2310		604.48	67373	11/20/23
								-----		
GRAINGER								1061.12		
3855 HAM TOOLS										
D28155	1	10/30/23		20V BATTERIES/2 PACK		11-11-3020		720.00	67374	11/20/23

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				3855 HAM TOOLS						
D28378	1	11/06/23		20V BRUSHLESS L-SHAPE ROTARY		11-11-3020		424.99	67374	11/20/23
				HAM TOOLS				1144.99		
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				4035 HUANG, KIN						
GEN23-492	1	11/01/23		T-SHIRT/MUSEUM SALES		11-00-0893		15.00	67375	11/20/23
				HUANG, KIN				15.00		
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				2052 KANSAS ONE-CALL SYSTEM, I						
3100273-2023	1	10/31/23		23 LOCATES		15-42-2140		13.80	67376	11/20/23
3100273-2023	2	10/31/23		23 LOCATES		21-42-2140		13.80	67376	11/20/23
				KANSAS ONE-CALL SYSTEM, I				27.60		
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				1072 KANSAS PAYMENT CENTER						
PR20231103	1	11/03/23		INCOME WITHOLD		11-00-0012	N	96.46	3045821	11/10/23 E
				KANSAS PAYMENT CENTER				96.46		
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				773 KANSAS TRUCK EQUIPMENT CO						
24916	1	10/31/23		BRAUN BUSINGS/WHEEL CHAIR RAMP		11-06-3170		46.95	67377	11/20/23
				KANSAS TRUCK EQUIPMENT CO				46.95		
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				225 KANSASLAND TIRE-GOODLAND						
33800	1	10/09/23		TPMS SENSOR/#38		23-41-3170		64.99	67378	11/20/23
33955	1	10/16/23		FLAT REPAIR/AIR COMPRESSOR		11-15-3060		20.00	67378	11/20/23
				KANSASLAND TIRE-GOODLAND				84.99		
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				1246 KMEA-WAPA						
WAPA-GOOD-2023-11	1	11/03/23		WAPA/OCTOBER 2023		15-40-2120		8350.00	67379	11/20/23
				KMEA-WAPA				8350.00		
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				523 KS PUBLIC EMP. RETIREMENT						
PR20231103	1	11/03/23		KPERS		11-00-0012	N	2189.08	3045820	11/10/23 E
PR20231103	2	11/03/23		KPERS		15-00-0012	N	1954.10	3045820	11/10/23 E
PR20231103	3	11/03/23		KPERS		21-00-0012	N	372.53	3045820	11/10/23 E
PR20231103	4	11/03/23		KPERS		23-00-0012	N	290.31	3045820	11/10/23 E
PR20231103	5	11/03/23		OPTIONAL KPERS		11-00-0012	N	279.10	3045820	11/10/23 E
PR20231103	6	11/03/23		OPTIONAL KPERS		15-00-0012	N	46.95	3045820	11/10/23 E
PR20231103	7	11/03/23		KPERS II		11-00-0012	N	1656.03	3045820	11/10/23 E
PR20231103	8	11/03/23		KPERS II		15-00-0012	N	1263.14	3045820	11/10/23 E
PR20231103	9	11/03/23		KPERS II		21-00-0012	N	87.76	3045820	11/10/23 E
PR20231103	10	11/03/23		KPERS II		23-00-0012	N	87.76	3045820	11/10/23 E
PR20231103	11	11/03/23		KPERS III		11-00-0012	N	3381.89	3045820	11/10/23 E
PR20231103	12	11/03/23		KPERS III		15-00-0012	N	1387.97	3045820	11/10/23 E
PR20231103	13	11/03/23		KPERS III		21-00-0012	N	434.51	3045820	11/10/23 E
PR20231103	14	11/03/23		KPERS III		23-00-0012	N	204.45	3045820	11/10/23 E
PR20231103	15	11/03/23		KPERS D&D		11-00-0012	N	500.84	3045820	11/10/23 E
PR20231103	16	11/03/23		KPERS D&D		15-00-0012	N	319.14	3045820	11/10/23 E

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				523 KS PUBLIC EMP. RETIREMENT							
PR20231103	17	11/03/23		KPERS D&D		21-00-0012	N	62.01	3045820	11/10/23	E
PR20231103	18	11/03/23		KPERS D&D		23-00-0012	N	40.37	3045820	11/10/23	E
				KS PUBLIC EMP. RETIREMENT				14557.94			
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				3998 MASA							
PR20231103	1	11/03/23		MEDICAL TRANSP		11-00-0012	N	165.00	67346	11/10/23	
PR20231103	2	11/03/23		MEDICAL TRANSP		15-00-0012	N	112.00	67346	11/10/23	
PR20231103	3	11/03/23		MEDICAL TRANSP		21-00-0012	N	28.00	67346	11/10/23	
				MASA				305.00			
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				333 MCMaster-CARR							
16949990	1	11/02/23	20262	ALUMINUM SQUARE TUBE & PLATE		15-40-3060		283.89	67380	11/20/23	
				MCMaster-CARR				283.89			
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				2104 NATIONWIDE TRUST CO. FSB							
PR20231103	1	11/03/23		NATIONWIDE TRST		11-00-0012	N	325.00	3045824	11/10/23	E
PR20231103	2	11/03/23		NATIONWIDE TRST		15-00-0012	N	265.00	3045824	11/10/23	E
				NATIONWIDE TRUST CO. FSB				590.00			
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				2940 NEBRASKA CHILD SUPPORT							
PR20231103	1	11/03/23		NEB CHILD SUP		15-00-0012	N	76.85	3045826	11/10/23	E
				NEBRASKA CHILD SUPPORT				76.85			
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				3502 O'REILLY AUTO PARTS							
5617-232400	1	10/24/23		WASH & WAX		11-11-3120		61.10	67381	11/20/23	
5617-232637	1	10/30/23		DISCONNECT/TOOLS		11-11-3020		68.99	67381	11/20/23	
				O'REILLY AUTO PARTS				130.09			
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				3085 OFFICE WORKS & HOME FURNI							
1769-2310	1	10/28/23		COPY COUNT/B&W		11-02-3120		57.63	67382	11/20/23	
1770-2310	1	10/28/23		COPY COUNT/COLOR		11-02-3120		69.16	67382	11/20/23	
				OFFICE WORKS & HOME FURNI				126.79			
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				3003 OVERHEAD DOOR CO. OF NW K							
3113	1	11/07/23	19084	INSTALL RSX & 16'DRAWBAR		11-03-3030		1650.00	67383	11/20/23	
				OVERHEAD DOOR CO. OF NW K				1650.00			
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				3403 PEST AWAY LLC							
19601	1	10/05/23		PEST CONTROL/OCTOBER 2023		11-02-2140		30.00	67384	11/20/23	
19601	2	10/05/23		PEST CONTROL/OCTOBER 2023		23-41-2140		55.00	67384	11/20/23	
19601	3	10/05/23		PEST CONTROL/OCTOBER 2023		11-13-2140		15.00	67384	11/20/23	
19601	4	10/05/23		PEST CONTROL/OCTOBER 2023		11-17-2140		30.00	67384	11/20/23	
19601	5	10/05/23		PEST CONTROL/OCTOBER 2023		21-40-2140		35.00	67384	11/20/23	
19601	6	10/05/23		PEST CONTROL/OCTOBER 2023		11-11-2140		50.00	67384	11/20/23	
19601	7	10/05/23		PEST CONTROL/OCTOBER 2023		15-40-2140		54.50	67384	11/20/23	

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3403 PEST AWAY LLC										
19601	8	10/05/23		PEST CONTROL/OCTOBER 2023		11-03-2140		35.00	67384	11/20/23
19601	9	10/05/23		PEST CONTROL/OCTOBER 2023		11-21-2140		10.00	67384	11/20/23
19601	10	10/05/23		PEST CONTROL/OCTOBER 2023		11-15-2140		35.00	67384	11/20/23
19601	11	10/05/23		PEST CONTROL/OCTOBER 2023		11-23-2140		20.00	67384	11/20/23
19601	12	10/05/23		PEST CONTROL/OCTOBER 2023		11-02-2140		120.00	67384	11/20/23
								-----		
PEST AWAY LLC								489.50		
1924 PRAIRIE LAND ELECTRIC										
5340	1	11/09/23		POWER BILL/OCTOBER 2023		15-40-2120		175416.95	67385	11/20/23
								-----		
PRAIRIE LAND ELECTRIC								175416.95		
3462 REPUBLICAN VALLEY VETERIN										
214495	1	4/25/23		EUTHANASIA/15TH & BROADWAY		11-05-2140		46.64	67386	11/20/23
214928	1	4/25/23		RABIES/KNITIG		11-05-2140		25.00	67386	11/20/23
217713	1	8/02/23		RABIES/LOVINS		11-05-2140		25.00	67386	11/20/23
218337	1	8/28/23		RABIES/ALANIS		11-05-2140		25.00	67386	11/20/23
218443	1	9/21/23		EUTHANASIA/BENNETT		11-05-2140		214.25	67386	11/20/23
218922	1	9/21/23		RABIES/MCCLUNG		11-05-2140		25.00	67386	11/20/23
219629	1	10/19/23		RABIES/BELSHE		11-05-2140		25.00	67386	11/20/23
								-----		
REPUBLICAN VALLEY VETERIN								385.89		
262 ROCKING M MEDIA										
32949-1	1	10/15/23		HOLIDAY GREETINGS 2023		11-17-2130		245.00	67387	11/20/23
32983-1	1	10/15/23		HOLIDAY GREETINGS 2023		11-02-2130		245.00	67387	11/20/23
								-----		
ROCKING M MEDIA								490.00		
3368 SAFARILAND, LLC										
I23-145175	1	10/26/23	19087	UNIVERSAL BELT LOOP		19-01-4020		21.24	67388	11/20/23
I23-145771	1	10/27/23	19087	HOLSTERS		19-01-4020		1772.26	67388	11/20/23
								-----		
SAFARILAND, LLC								1793.50		
924 SCHEOPNER'S WATER CONDITI										
52095	1	11/01/23		COOLER RENT		11-03-3120		12.50	67389	11/20/23
53509	1	10/16/23		WATER		11-03-3120		10.00	67389	11/20/23
								-----		
SCHEOPNER'S WATER CONDITI								22.50		
418 SELF INSURANCE FUND										
GEN23-493	1	11/01/23		EMPR/GENERAL		45-01-1050		20953.87	67390	11/20/23
GEN23-493	2	11/01/23		EMPR/ELEC PROD		15-40-1050		3789.99	67390	11/20/23
GEN23-493	3	11/01/23		EMPR/ELEC DIST		15-42-1050		6318.06	67390	11/20/23
GEN23-493	4	11/01/23		EMPR/ELEC COMM		15-44-1050		3409.19	67390	11/20/23
GEN23-493	5	11/01/23		EMPR/WATER PROD		21-40-1050		977.68	67390	11/20/23
GEN23-493	6	11/01/23		EMPR/WATER DIST		21-42-1050		1381.00	67390	11/20/23
GEN23-493	7	11/01/23		EMPR/SEWER TREAT		23-41-1050		977.68	67390	11/20/23
GEN23-493	8	11/01/23		EMPR/SEWER COLL		23-43-1050		1048.98	67390	11/20/23
								-----		
SELF INSURANCE FUND								38856.45		

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1577 SH COUNTY COMMUNITY FOUND										
GEN23-496	1	11/20/23		MATCH DAY		11-02-2200	M	1000.00	67391	11/20/23
GEN23-507	1	11/20/23		MATCH DAY DONATION/ENDOWMENT		38-01-4010	M	250.00	67391	11/20/23
								-----		
								1250.00		
421 SHARE CORPORATION										
250871	1	11/02/23	20374	GOOD GRAPE DEGRESSER		23-41-3040		1588.71	67392	11/20/23
								-----		
								1588.71		
3851 SHERMAN CO COMM DEVELOP										
GEN23-494	1	11/01/23		MAGNET/MUSEUM SALES		11-00-0893	M	2.00	67393	11/20/23
								-----		
								2.00		
872 SHERMAN CO. HISTORICAL SO										
GEN23-495	1	11/01/23		VOLUME 1 BOOK		11-00-0893		18.00	67394	11/20/23
								-----		
								18.00		
428 SHERMAN COUNTY LANDFILL										
002-00033754	1	10/03/23		MSW		11-11-3120		1.92	67395	11/20/23
002-00034046	1	10/16/23		C&D		21-40-3120		1.10	67395	11/20/23
002-00034357	1	10/27/23		C&D		15-40-3120		.55	67395	11/20/23
002-00034385	1	10/30/23		C&D		11-15-3120		.22	67395	11/20/23
00200034047	1	10/16/23		C&D		21-40-3120		.33	67395	11/20/23
								-----		
								4.12		
1736 TK ELEVATOR										
3007506153	1	10/01/23		ELEVATOR MAINTENANCE		11-02-2140		513.08	67396	11/20/23
								-----		
								513.08		
972 UNIFIRST CORPORATION										
1930066311	1	10/02/23		UNIFORMS		21-40-3160		19.89	67398	11/20/23
1930066311	2	10/02/23		UNIFORMS		23-41-3160		21.00	67398	11/20/23
1930066311	3	10/02/23		UNIFORMS		21-42-3160		39.78	67398	11/20/23
1930066311	4	10/02/23		UNIFORMS		21-42-3160		15.00	67398	11/20/23
1930067218	1	10/09/23		UNIFORMS		21-40-3160		19.89	67398	11/20/23
1930067218	2	10/09/23		UNIFORMS		23-41-3160		19.89	67398	11/20/23
1930067218	3	10/09/23		UNIFORMS		21-40-3160		39.79	67398	11/20/23
1930068290	1	11/20/23		UNIFORMS		21-40-3160		19.90	67398	11/20/23
1930068290	2	11/20/23		UNIFORMS		21-42-3160		41.98	67398	11/20/23
1930068290	3	11/20/23		UNIFORMS		23-41-3160		19.89	67398	11/20/23
1930069213	1	10/23/23		UNIFORMS		21-40-3160		19.89	67398	11/20/23
1930069213	2	10/23/23		UNIFORMS		21-42-3160		75.20	67398	11/20/23
1930069213	3	10/23/23		UNIFORMS		23-41-3160		19.90	67398	11/20/23
1930070254	1	10/30/23		UNIFORMS		21-40-3160		19.90	67398	11/20/23
1930070254	2	10/30/23		UNIFORMS		23-41-3160		19.89	67398	11/20/23
1930070254	3	10/30/23		UNIFORMS		21-42-3160		39.78	67398	11/20/23
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								451.57		
UNIFIRST CORPORATION										

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3524 VERIZON										
9948110399	1	10/31/23		CELL PHONES/HOT SPOTS		11-02-2180		40.01	67399	11/20/23
9948110399	2	10/31/23		CELL PHONES		11-03-2180		385.66	67399	11/20/23
9948110399	3	10/31/23		IPAD		11-06-2180		40.01	67399	11/20/23
9948110399	4	10/31/23		IPAD		11-09-3120		40.01	67399	11/20/23
9948110399	5	10/31/23		ONCALL PHONE/IPAD		11-11-3120		64.47	67399	11/20/23
9948110399	6	10/31/23		CELL PHONE/IPAD		15-42-3120		81.75	67399	11/20/23
9948110399	7	10/31/23		ON CALL PHONE		15-42-3120		24.46	67399	11/20/23
9948110399	8	10/31/23		CELL PHONE		11-06-2180		41.74	67399	11/20/23
9948110399	9	10/31/23		IPAD/GIS TABLET		21-40-2180		80.02	67399	11/20/23
9948110399	10	10/31/23		HOT SPOTS		25-01-4020		320.62	67399	11/20/23
								-----		
VERIZON								1118.75		
2328 VERMEER GREAT PLAINS										
P32111	1	11/08/23	19728	THROTTLE SOLENOID/#79		21-42-3060		881.71	67400	11/20/23
VERMEER GREAT PLAINS								881.71		
3313 VISA										
GEN23-508	1	10/31/23		MEAL/BROWN LEAGUE CONFERENCE		11-02-2190		15.49	67404	11/20/23
GEN23-508	2	10/31/23		HOTEL/BROWN LEAGUE CONF		11-02-2190		420.67	67404	11/20/23
GEN23-508	3	10/31/23		FUEL/BROWN LEAGUE CONF		11-02-2190		43.25	67404	11/20/23
GEN23-508	4	10/31/23		FUEL/BROWN LEAGUE CONF		11-02-2190		33.80	67404	11/20/23
GEN23-508	5	10/31/23		BOOKS/LEADERSHIP WRIGHT/BROWN		11-02-3120		61.97	67404	11/20/23
GEN23-509	1	10/31/23		SCREEN CONNECT ACCESS		36-01-4010		1236.00	67404	11/20/23
GEN23-510	1	10/31/23		SCHEDULING PROGRAM/POOL		11-25-3120		24.95	67404	11/20/23
GEN23-511	1	10/31/23		2018 INTERNATIONAL CODE BOOK		11-09-2140		119.00	67404	11/20/23
GEN23-511	2	10/31/23		GIFT CARD/BLACK HIDE BEEF		11-17-3130		20.00	67404	11/20/23
GEN23-511	3	10/31/23		GIFT CARD/JACQUES		11-17-3130		20.00	67404	11/20/23
GEN23-511	4	10/31/23		FOLDERS, SLEEVE PROTECTORS		11-17-3120		456.17	67404	11/20/23
GEN23-512	1	10/31/23		GRASS SEED		11-15-3120		45.00	67404	11/20/23
GEN23-512	2	10/31/23		GATE ROLLERS/AIRPORT		11-13-3030		416.00	67404	11/20/23
GEN23-512	3	10/31/23		TAX FORMS/W-9'S & 1099'S		15-44-3120		165.21	67404	11/20/23
GEN23-512	4	10/31/23		KRAYCA/SPRAY LICENCE RENEWAL		11-15-2170		100.00	67404	11/20/23
GEN23-512	5	10/31/23		ANIMATED DOG CHRISTMAS LIGHT		36-01-4010		544.99	67404	11/20/23
GEN23-512	6	10/31/23		PESTICIDE APPLICATOR/DELGADO		11-11-2170		50.00	67404	11/20/23
GEN23-513	1	10/31/23		BACKGROUND CHECK/PAYNE		21-42-2140		20.00	67404	11/20/23
GEN23-514	1	10/31/23		PD EMPLOYEE AWARDS		11-02-3120		200.00	67404	11/20/23
GEN23-514	2	10/31/23		FUEL/MADER K9 TRAINING		11-03-2190		44.00	67404	11/20/23
GEN23-514	3	10/31/23		MEAL/MADER K9 TRAINING		11-03-2190		13.69	67404	11/20/23
GEN23-514	4	10/31/23		PORTER/TRAINING		11-03-2170		225.00	67404	11/20/23
GEN23-514	5	10/31/23		ORNATE WOODEN PARK BENCH/HAYES		38-01-4010		375.38	67404	11/20/23
GEN23-514	6	10/31/23		DOG FOOD		11-03-3250		66.99	67404	11/20/23
GEN23-515	1	10/31/23		HOTEL/FYFE TRAINING		15-42-2190		236.82	67404	11/20/23
GEN23-515	2	10/31/23		HOTEL/SMITH TRAINING		15-42-2190		236.82	67404	11/20/23
GEN23-515	3	10/31/23		HOTEL/JONES TRAINING		15-42-2190		236.82	67404	11/20/23
GEN23-515	4	10/31/23		FUEL/TRAINING OVERHEAD		15-42-2190		40.82	67404	11/20/23
GEN23-515	5	10/31/23		FUEL/TRAINING OVERHEAD		15-42-2190		160.01	67404	11/20/23
GEN23-515	6	10/31/23		MEAL/TRAINING OVERHEAD		15-42-2190		57.66	67404	11/20/23
GEN23-515	7	10/31/23		HOTEL/WOLAK KMEA CONFERENCE		15-42-2190		311.94	67404	11/20/23
GEN23-515	8	10/31/23		HOTEL/DOUGLASS KMEA CONFERENCE		15-40-2190		291.94	67404	11/20/23
GEN23-515	9	10/31/23		MEAL/DOUGLASS KMEA CONFERENCE		15-40-2190		20.59	67404	11/20/23
GEN23-515	10	10/31/23		MEAL/WOLAK KMEA CONFERENCE		15-42-2190		20.59	67404	11/20/23

INVOICE NO	LN	DATE	PO NO	REFERENCE	TRACK		1099	NET	CHECK	PD DATE
					CD	GL ACCOUNT				
-----										
3313 VISA										
GEN23-515	11	10/31/23		MEAL/DOUGLASS KMEA CONFERENCE	15-40-2190			15.79	67404	11/20/23
GEN23-515	12	10/31/23		MEAL/WOLAK KMEA CONFERENCE	15-42-2190			15.78	67404	11/20/23
GEN23-515	13	10/31/23		FUEL/WOLAK KMEA CONFERENCE	15-42-2190			47.62	67404	11/20/23
GEN23-516	1	10/31/23		WORK PANTS/PO 20343	15-40-3160			108.89	67404	11/20/23
GEN23-516	2	10/31/23		MEAL/BEDORE KMEA CONFERENCE	15-40-2190			20.11	67404	11/20/23
GEN23-516	3	10/31/23		HOTEL/BEDORE KMEA CONFERENCE	15-40-2190			155.97	67404	11/20/23
GEN23-516	4	10/31/23		HOTEL/BEDORE KMEA CONFERENCE	15-42-2190			155.97	67404	11/20/23
GEN23-516	5	10/31/23		FUEL/BEDORE KMEA CONFERENCE	15-40-2190			60.02	67404	11/20/23
GEN23-516	6	10/31/23		MEAL/BEDORE KMEA CONFERENCE	15-40-2190			10.94	67404	11/20/23
								-----		
VISA								6922.66		
2895 VISION CARE DIRECT ADM.										
PR20231103	1	11/03/23		VISION CARE DIR	11-00-0012	N		121.26	67345	11/10/23
PR20231103	2	11/03/23		VISION CARE DIR	15-00-0012	N		122.98	67345	11/10/23
								-----		
VISION CARE DIRECT ADM.								244.24		
2899 WEAR PARTS & EQUIP CO										
48681	1	10/23/23		SUPERIOR BOOM WIRE WAFERS	11-11-3060			996.00	67405	11/20/23
								-----		
WEAR PARTS & EQUIP CO								996.00		
								-----		
***** REPORT TOTAL *****								4226818.60		



JRNL ID/ ACCOUNT NUMBER	OTHER NUMBER/ ACCOUNT TITLE	OTHER REFERENCE/ REFERENCE	DEBIT	CREDIT	BANK #
PAYROLL					
11-00-0011	GENERAL EMP TAX A/P	SS/MED EMPE GEN	3,909.10		
11-00-0001	GENERAL OPERATING CASH	SS/MED EMPE GEN		3,909.10	1
15-00-0011	ELECTRIC EMP TAX A/P	SS/MED EMPE ELE	2,384.35		
15-00-0001	ELECTRIC CASH	SS/MED EMPE ELE		2,384.35	1
21-00-0011	WATER EMP TAX A/P	SS/MED EMPE WAT	462.32		
21-00-0001	WATER CASH	SS/MED EMPE WAT		462.32	1
23-00-0011	SEWER EMP TAX A/P	SS/MED EMPE SEW	307.78		
23-00-0001	SEWER CASH	SS/MED EMPE SEW		307.78	1
11-00-0011	GENERAL EMP TAX A/P	SS/MED EMPE GEN	3,909.10		
11-00-0001	GENERAL OPERATING CASH	SS/MED EMPE GEN		3,909.10	1
15-00-0011	ELECTRIC EMP TAX A/P	SS/MED EMPE ELE	2,384.35		
15-00-0001	ELECTRIC CASH	SS/MED EMPE ELE		2,384.35	1
21-00-0011	WATER EMP TAX A/P	SS/MED EMPE WAT	462.32		
21-00-0001	WATER CASH	SS/MED EMPE WAT		462.32	1
23-00-0011	SEWER EMP TAX A/P	SS/MED EMPE SEW	307.78		
23-00-0001	SEWER CASH	SS/MED EMPE SEW		307.78	1
11-00-0011	GENERAL EMP TAX A/P	FED TAX GEN	3,853.15		
11-00-0001	GENERAL OPERATING CASH	FED TAX GEN		3,853.15	1
15-00-0011	ELECTRIC EMP TAX A/P	FED TAX ELE	2,118.67		
15-00-0001	ELECTRIC CASH	FED TAX ELE		2,118.67	1
21-00-0011	WATER EMP TAX A/P	FED TAX WAT	440.68		
21-00-0001	WATER CASH	FED TAX WAT		440.68	1
23-00-0011	SEWER EMP TAX A/P	FED TAX SEW	196.10		
23-00-0001	SEWER CASH	FED TAX SEW		196.10	1
11-00-0011	GENERAL EMP TAX A/P	STATE TAX GEN	2,055.66		
11-00-0001	GENERAL OPERATING CASH	STATE TAX GEN		2,055.66	1
15-00-0011	ELECTRIC EMP TAX A/P	STATE TAX ELE	1,342.98		
15-00-0001	ELECTRIC CASH	STATE TAX ELE		1,342.98	1
21-00-0011	WATER EMP TAX A/P	STATE TAX WAT	238.76		
21-00-0001	WATER CASH	STATE TAX WAT		238.76	1
23-00-0011	SEWER EMP TAX A/P	STATE TAX SEW	161.27		
23-00-0001	SEWER CASH	STATE TAX SEW		161.27	1
07-01-5030	SELF INSUR BCBS STOP LOSS PYMT	STOP LOSS 10/03	16,023.88		
07-00-0001	SELF INSUR CASH	STOP LOSS 10/03		16,023.88	1
07-01-5030	SELF INSUR BCBS STOP LOSS PYMT	STOP LOSS10/31	45,284.68		
07-00-0001	SELF INSUR CASH	STOP LOSS10/31		45,284.68	1
07-01-5030	SELF INSUR BCBS STOP LOSS PYMT	STOP LOSS11/07	15,957.41		
07-00-0001	SELF INSUR CASH	STOP LOSS11/07		15,957.41	1
07-01-5030	SELF INSUR BCBS STOP LOSS PYMT	STOP LOSS 11/14	9,067.69		
07-00-0001	SELF INSUR CASH	STOP LOSS 11/14		9,067.69	1
15-44-2140	ELEC. COMM & GEN PROF. SERV.	CC	630.16		
15-00-0001	ELECTRIC CASH	CC		630.16	1
15-44-2140	ELEC. COMM & GEN PROF. SERV.	CC POS	1,320.15		
15-00-0001	ELECTRIC CASH	CC POS		1,320.15	1
14-01-5080	SALES TAX REMITTANCE TO STATE	OCT SALES TAX	21,792.13		
14-00-0001	SALE TAX CASH	OCT SALES TAX		21,792.13	1
15-50-5020	ELECTRIC COMPENSATING TAX	OCT SALES TAX	156.81		
15-00-0001	ELECTRIC CASH	OCT SALES TAX		156.81	1
21-52-5080	WATER COMPENSATING TAX REMIT.	OCT SALES TAX	437.31		
21-00-0001	WATER CASH	OCT SALES TAX		437.31	1
11-00-0893	GENERAL OP. MISC RECEIPTS	OCT SALES TAX	15.53		

JRNL ID/ ACCOUNT NUMBER	OTHER NUMBER/ ACCOUNT TITLE	OTHER REFERENCE/ REFERENCE	DEBIT	CREDIT	BANK #
11-00-0001	GENERAL OPERATING CASH	OCT SALES TAX		15.53	1
15-50-5020	ELECTRIC COMPENSATING TAX	OCT COMP TAX	2,001.35		
15-00-0001	ELECTRIC CASH	OCT COMP TAX		2,001.35	1
45-01-1050	EMP BENEFIT HEALTH/ACC INSUR	BCBS GEN	14,509.84		
45-00-0001	EMP BENEFITS CASH	BCBS GEN		14,509.84	1
15-40-1050	ELEC. PROD. INSURANCE	BCBS ELPR	2,803.94		
15-00-0001	ELECTRIC CASH	BCBS ELPR		2,803.94	1
15-42-1050	ELEC. DIST. INSURANCE	BCBS ELDI	4,441.35		
15-00-0001	ELECTRIC CASH	BCBS ELDI		4,441.35	1
15-44-1050	ELEC. COMM & GEN INSURANCE	BCBS ELCG	2,378.67		
15-00-0001	ELECTRIC CASH	BCBS ELCG		2,378.67	1
21-40-1050	WATER PROD. INSURANCE	BCBS WAPR	704.21		
21-00-0001	WATER CASH	BCBS WAPR		704.21	1
21-42-1050	WATER DIST. INSURANCE	BCBS WADI	1,079.53		
21-00-0001	WATER CASH	BCBS WADI		1,079.53	1
23-41-1050	SEWER TREATMENT INSURANCE	BCBS SETR	704.21		
23-00-0001	SEWER CASH	BCBS SETR		704.21	1
23-43-1050	SEWER COLL. INSURANCE	BCBS SECO	731.90		
23-00-0001	SEWER CASH	BCBS SECO		731.90	1

Journal Total :	164,575.12	164,575.12
Sub Total	164,575.12	164,575.12
** Report Total **	164,575.12	164,575.12

FUND	NAME	DEBITS	CREDITS
07	SELF INSURANCE	86,333.66	86,333.66
11	GENERAL	13,742.54	13,742.54
14	SALES TAX	21,792.13	21,792.13
15	ELECTRIC UTILITY	21,962.78	21,962.78
21	WATER UTILITY	3,825.13	3,825.13
23	SEWER UTILITY	2,409.04	2,409.04
45	EMPLOYEE BENEFIT	14,509.84	14,509.84
TOTALS		164,575.12	164,575.12

\*\* Transactions affected cash may need to be entered in Bank Rec! \*\*  
 \*\* Review transactions that have a number in the Bank # column. \*\*

ACCOUNT NUMBER	ACCOUNT TITLE	DEBITS	CREDITS	NET
07-00-0001	SELF INSUR CASH	.00	86,333.66	86,333.66-
07-01-5030	SELF INSUR BCBS STOP LOSS PYMT	86,333.66	.00	86,333.66
11-00-0001	GENERAL OPERATING CASH	.00	13,742.54	13,742.54-
11-00-0011	GENERAL EMP TAX A/P	13,727.01	.00	13,727.01
11-00-0893	GENERAL OP. MISC RECEIPTS	15.53	.00	15.53
14-00-0001	SALE TAX CASH	.00	21,792.13	21,792.13-
14-01-5080	SALES TAX REMITTANCE TO STATE	21,792.13	.00	21,792.13
15-00-0001	ELECTRIC CASH	.00	21,962.78	21,962.78-
15-00-0011	ELECTRIC EMP TAX A/P	8,230.35	.00	8,230.35
15-40-1050	ELEC. PROD. INSURANCE	2,803.94	.00	2,803.94
15-42-1050	ELEC. DIST. INSURANCE	4,441.35	.00	4,441.35
15-44-1050	ELEC. COMM & GEN INSURANCE	2,378.67	.00	2,378.67
15-44-2140	ELEC. COMM & GEN PROF. SERV.	1,950.31	.00	1,950.31
15-50-5020	ELECTRIC COMPENSATING TAX	2,158.16	.00	2,158.16
21-00-0001	WATER CASH	.00	3,825.13	3,825.13-
21-00-0011	WATER EMP TAX A/P	1,604.08	.00	1,604.08
21-40-1050	WATER PROD. INSURANCE	704.21	.00	704.21
21-42-1050	WATER DIST. INSURANCE	1,079.53	.00	1,079.53
21-52-5080	WATER COMPENSATING TAX REMIT.	437.31	.00	437.31
23-00-0001	SEWER CASH	.00	2,409.04	2,409.04-
23-00-0011	SEWER EMP TAX A/P	972.93	.00	972.93
23-41-1050	SEWER TREATMENT INSURANCE	704.21	.00	704.21
23-43-1050	SEWER COLL. INSURANCE	731.90	.00	731.90
45-00-0001	EMP BENEFITS CASH	.00	14,509.84	14,509.84-
45-01-1050	EMP BENEFIT HEALTH/ACC INSUR	14,509.84	.00	14,509.84
TRANSACTION TOTALS		164,575.12	164,575.12	.00

# PAYROLL REGISTER

ORDINANCE #2023-P22

11/10/2023

<u>DEPARTMENT</u>	<u>GROSS PAY</u>
GENERAL	51,891.37
ELECTRIC	31,914.11
WATER	6,200.96
SEWER	4,036.91
TOTAL	<u>94,043.35</u>

PASSED AND SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023

\_\_\_\_\_  
CITY CLERK

\_\_\_\_\_  
MAYOR



10/25/2023

**City of Goodland**

204 W. 11th St., P.O. Box 59  
Goodland, KS 67735

**Congratulations!** The Sherman County Community Foundation (SHCCF) Board of Directors reviewed your grant application and approved a Hansen Community Grant of \$15,000.00 for *Shade structure for playground equipment in Steever Park.*

By accepting this grant and cashing the grant check, you specifically agree that:

- a. Grant monies will be used as identified in your application to the SHCCF, an Affiliate of Greater Northwest Kansas Community Foundation (GNWKCF);
- b. The Final Report form (available on your Dashboard via the online grant making system), picture(s) of the completed project, and copies of all receipts pertaining to specified project (or spreadsheet detailing expenses), will be submitted within 30 days following your estimated completion timeline: 03/29/2024. If you are not able to complete the project in that timeframe, you must contact GNWKCF or SHCCF to request being considered for an extension;
- c. Any sums not used for the purposes of specified project will be returned to (and payable to) SHCCF, c/o GNWKCF, PO Box 593, Bird City, KS 67731 to be available for additional grant projects (include the project name in the memo); and
- d. This grant does not create a principal-agent relationship of any type.

We encourage you to publicize this award in your local media. We ask that you give credit to both the Sherman County Community Foundation, an Affiliate of Greater Northwest Kansas Community Foundation, and Dane G. Hansen Foundation to help recognize the community foundations which have made this grant possible. GNWKCF manages this fund on our behalf. You may contact GNWKCF at [grants@gnwkcf.org](mailto:grants@gnwkcf.org) or 785-734-2406 to request copies of any logos. Please upload copies of press releases and/or advertisements regarding this award to your online final report.

Thank you,

Stephanie Kling  
*SHCCF Director*

cc: Darci Schields, GNWKCF Executive Director



**AGENDA ITEM**  
CITY COMMISSION COMMUNICATION FORM

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**FROM:** Zach Hildebrand, Building Official

**DATE:** November 20, 2022

**ITEM:** Ordinance 1768 - Adoption of the Amendments to text for Chapter 9, Zoning Regulations Definitions 19-202, and Zoning Regulations Use Standards 19-502

**NEXT STEP:** Motion to Approve

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ORDINANCE  
 MOTION  
 INFORMATION

---

**I. REQUEST OR ISSUE:**

The Staff of the City of Goodland and the Planning Commissioners have recommended the adoption of the amendments to text for Chapter 9, Zoning Regulations Definitions 19-202, and the Zoning Regulations Use Standards 19-502

**II. RECOMMENDED ACTION / NEXT STEP:**

Motion to approve the proposed Ordinance

**III. FISCAL IMPACTS:**

None

**IV. BACKGROUND INFORMATION:**

Staff and the Planning Commissioners for the City of Goodland came across some language that presented issues when dealing with an RV Park/Trailer Camp. The language in Chapter 9 did not match the language in the Zoning Regulations causing difficulties during a Site Plan Review. Chapter 9 defined it as a Trailer Camp while the Zoning Regulations defined it as an RV park. While doing a variance request it was found that they described the same type of facility yet had different requirements causing confusion as to what the variance was being applied for. The proposed changes to Chapter 9 and the Zoning Regulations would have language that works hand in hand with each other. The changes would also make it easier for the applicant, Planning Commissioners and staff to review documents to ensure all criteria is being met.

**ORDINANCE NO. 1768**

**AN ORDINANCE AMENDING THE TEXT FOR CHAPTER 9, SECTION 19-501 AND 19-502 OF THE ZONING REGULATIONS FOR THE CITY OF GOODLAND, KANSAS.**

**WHEREAS**, the City of Goodland Staff has recommended amending the text of Chapter 9, 19-501 and 19-502 of the Zoning Regulations for the City of Goodland

**WHEREAS**, the Governing Body finds it is in the best interest of the City to adopt the amendments to text for Chapter 9, 19-501 and 19-502 the Zoning Regulations of Code Book for the City of Goodland

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

**SECTION 1.** The City of Goodland Code Chapter 9 will amended to read as follows:

Sec. 9-101. - Definitions.

Terms as used in this article shall be defined as follows:

*Building* is any structure built for the support, shelter or enclosure of persons, animals, chattels or property of any kind.

*Camping space* is an area used with tent or similar temporary apparatus used for recreation or vacation.

*Health officer* is the county health officer of Sherman County, Kansas.

*Inspection officer* is the city building inspector or official inspector designated by the city manager.

*Mobile home* is a movable, detached single-family dwelling unit with all of the following characteristics:

(1)Designed for long-term occupancy, and containing accommodations, a flush toilet, a tub or shower bath, kitchen facilities and having plumbing and electrical connections provided for attachment to outside systems.

(2)Designed and constructed on a chassis that is capable of being transported after fabrication on its own wheels (or detached wheels).

(3)Arrive at the site where it is to be occupied as a dwelling complete, and ready for occupancy except for minor and incidental unpacking and assembly operations, location on supports, connections to utilities and the like.

*Mobile home, double wide or sectional* is a mobile home, as defined above, and having been built in two sections, approximately of equal length, at the factory, which two sections are transported over the road separately, with assembly into one structure of a width of not less than 20 feet occurring at the destination. Small room or porch additions shall not be defined as double wide.

*Mobile home park* is a tract of land containing five acres or more with suitable drives, utilities and other supporting elements, and devoted to the sole purpose of accommodating mobile homes and modular homes on a permanent basis. A mobile home park cannot be located in R-1 or R-2 districts.

*Mobile home, single wide* is a mobile home, as defined above, and being of a width of not more than 14 feet, measured between the permanent sidewalls thereof.

*Mobile or modular home subdivision* is an area of land containing not less than 20 lots, and the public streets necessary to serve such lots, the purpose of which is to convey in fee the individual lots for the location of mobile homes and/or modular homes in a permanent fashion on permanent foundations. Each individual lot must contain a minimum of 7,000 sq. feet for a mobile home subdivision and 7,500 sq. feet for a modular home subdivision.

*Mobile home space* is the area of land within a mobile home park set aside for use as a site for one mobile home, including the open spaces around the mobile home, as are required in this article.

*Modular home* is a residential structure, assembled in total or in several sections at a factory, and transported over the road by truck to its destination. A modular home, as distinct from a mobile home, shall have exterior building materials and appearance similar to the customary single family structures in the neighborhood, and shall be permanently situated on a concrete slab or foundation and meet all building codes.

*Occupy, occupancy, or occupied* is the use of any mobile home or house trailer by any person for living, sleeping, cooking or eating purposes for any period of four or more consecutive days.

*Park* shall be in reference the collective mobile home park and/or RV park

*Person* is any individual, firm, trust, partnership, association or corporation.

*Recreational vehicle or RV* is any of the following vehicles which are licensed for travel on the highway: travel trailer (a vehicular, portable structure built on a chassis, designed to be used as a temporary dwelling for travel, recreation or vacation, or one permanently identified as a travel trailer by the manufacturer of the trailer); pick-up coach (a structure designed to be mounted on a truck chassis for use as a temporary dwelling for travel, recreation and vacation); motor-home (as a portable, temporary dwelling to be used for travel, recreation and vacation, constructed as an integral part of a self-propelled vehicle); camping trailer (as a canvas



material, metal folding structure, mounted on wheels, and designed for travel, recreation and vacation use).

*Roadway* is any private street located within a park or camp and providing for the general vehicular and pedestrian circulation within the park or camp.

*Service building* is a building housing all of the following: Separate toilet facilities for men and women, laundry facilities and separate bath or shower accommodations. Such building may also include other associated uses such as an office and recreational facilities for use in park.

*Street* is a right-of-way which affords principal means of vehicular access to or through a mobile home or trailer park, and which is held in fee by the public or a governmental unit thereof.

*Tent* a collapsible shelter of fabric (such as nylon or canvas) stretched and sustained by poles and used for camping outdoors or as a temporary building.

#### Sec. 9-102. - Location of mobile homes, recreational vehicles.

Provisions relating to mobile homes and recreational vehicles in the city shall be as follows:

(a) Within the corporate limits of the City of Goodland, a single wide mobile home may be permitted only in an approved mobile home park. A double wide or sectional mobile home may be permitted in an approved mobile home park or on a foundation on a lot which complies with all of the regulations of the zoning and subdivision ordinances of the city. A mobile home may also be permitted by the governing body, after public hearing, for purposes of temporary relief from a local disaster, such as fire, wind or flood damage; provided, that such mobile home shall be removed from the premises within six months of its original placement. A mobile home shall not be temporarily or permanently parked or located on any public street or alley, not on any lot containing a residential or business structure, except when in complete conformity with the zoning and other ordinances of the city

(b) A mobile home may be occupied at a construction site by a night watchman when approved by the inspector when deemed necessary for security purposes. Such permission may be canceled by the inspector upon three days' written notice, when in his opinion the intent of this section is being violated;

(c) A mobile home or recreational vehicle may be occupied other than within a mobile home park for a period not to exceed 30 days when a permit is secured in accordance with section 9-106(c) of this article;

#### Sec. 9-103. - Park license.

All persons operating mobile home parks or RV parks existing on the effective date of this code shall obtain a park license, upon the expiration of their existing license, with such new license being issued only after approval by the city inspection officer and the county health officer and only after payment of the required fee. All persons developing new mobile home parks or RV parks after the effective date of this code shall obtain a park license before occupancy of such park, with such license being issued only after payment of

the required fee. The mobile home park or RV park licenses for both existing and new parks shall be renewed annually, 12 months from the date of the previous license, after approval by the inspection officer and health officer and after the payment of the required fee. No person shall operate a mobile home park or RV park without a current license.

Sec.9-104 Repealed

Sec. 9-105. - Permits for individual mobile homes, recreation vehicles.

Prior to occupying a mobile home or recreational vehicle located other than within a mobile home park, a permit shall be obtained as permitted by subsections [9-102\(c\)](#) with such permit being issued only after approval of the required application by the inspection officer and after payment of the required fee.

Mobile homes shall obtain the required license for parking as defined in this section. Even though the license is issued for a one-year period, the license shall not be authorization to continue a mobile home location in violation of conditions of this article, and the unused portion of the license is not refundable.

Sec. 9-106. - License, permit fees.

License and permit fees for mobile home parks and RV parks shall be as follows:

(a) The annual license fee for a mobile home park shall be as follows:

One mobile home space	\$ 15.00
Two mobile home spaces	\$30.00
Three to Fifteen mobile home spaces	\$40.00
Sixteen to Twenty-Five mobile home spaces	\$50.00
Twenty-six to Fifty mobile home spaces	\$70.00
Fifty-one to Seventy-Five mobile home spaces	\$100.00
Seventy-six to One Hundred-Fifty mobile home spaces	\$200.00
Over One Hundred- Fifty mobile home spaces	\$200.00
Plus for every Ten mobile home spaces, or major fraction thereof, over One Hundred Fifty	\$10.00

(b) The annual license fee for a RV park shall be as follows:

One Recreational Vehicle space	\$10.00
Two Recreational Vehicles spaces	\$20.00
Three to Fifteen Recreational Vehicles spaces	\$35.00
Sixteen to Twenty-five Recreational Vehicles spaces	\$45.00
Fifty-One to Seventy-Five Recreational Vehicles spaces	\$55.00
Seventy-Six to One Hundred Recreational Vehicles spaces	\$65.00
Seventy-Six to One Hundred Recreational Vehicles spaces	\$75.00

Plus for every Ten Recreational Vehicle spaces, or major fraction thereof, over One Hundred	\$10.00

(c) A temporary permit may be issued for one mobile home or recreational vehicle to be occupied other than within a mobile home park or RV park, permitted in accordance with sections [9-102\(c\)](#) of this article, for a period not to exceed 30 days, upon the payment of a fee of \$5.00. There shall not be more than two such permits issued for the placement of a mobile home or recreational vehicle in accordance with sections [9-102\(c\)](#) on the same property in any twelve-month period.

**Sec. 9-107. - Existing Parks.**

All persons operating existing mobile home parks or RV parks shall obtain the appropriate license as required by [section 9-103](#) of this article upon the expiration of the current mobile home park or RV park license. The inspection officer shall determine the appropriate classification for each park based on the records that have been filed with the various departments of the city in the applications for the existing license.

(a) All persons operating Mobile Home Parks or RV parks existing on the effective date of this code shall be permitted to operate as nonstandard parks;

(b) In addition, all existing mobile home parks or RV parks shall comply with sections [9-120](#) and [9-121](#) of this article;

(c) No addition for a new mobile home park or RV park shall be made to any existing park except as permitted by [section 9-108](#) of this article.

**Sec. 9-108. - Applications for license for new Mobile Home Parks, RV Parks.**

All persons developing new mobile home parks or recreational vehicle parks shall make an application to the inspection officer for the appropriate park. Applications for mobile home parks may be made only after a development plan has been approved by the planning commission and recommended to the governing body of the city for their approval. When platting is required the development plan shall be submitted at the preliminary platting stage and when approved shall constitute approval by the planning commission and recommended to the governing body of the city for their approval. When platting is not required, a sketch plan showing the relationship of the mobile home spaces to the roadways, parking, open space and other information affecting the overall environment of the park may be submitted at any time for approval by the planning commission and recommended to the governing body of the city for their approval.

The application to the inspection officer shall be in duplicate, in writing, signed by the applicant and shall include the following:

(a) The name, address and telephone number of the applicant;

(b) The location and legal description of the mobile home park or RV park the applicant is applying for;

(c) Two complete sets of plans showing compliance with all applicable provisions of this article, including a plot plan drawn to scale, at not less than one inch equal to 100 feet, showing the mobile home park or Recreational vehicle park dimensions;

- (d) Number and location of mobile home spaces or recreational vehicle spaces;
- (e) Location and width of roadways, sidewalks, off-street parking and easements;
- (f) Location, size and specifications of buildings, sewers, water system and water supply system;
- (g) The existing topography and a drainage grading plan.

The submitted plans may be approved by the inspection officer for construction only after they have been reviewed and approved by the health officer, and one returned to the applicant. Approval and issuance of a park license for such new mobile home parks or RV parks shall not be made until construction in accordance with the approved plans has been completed.

An application for any addition to an existing mobile home or RV park shall be processed as an application for a new mobile home park or RV park. Only those existing mobile home parks and RV parks complying with this article may be expanded. The expansion of any park shall conform to this article and under no circumstances shall the total mobile home park or RV park area be less than the area required for a new mobile home park or RV park.

**Sec. 9-109. - Application for new mobile home in a Mobile Home Park.**

Any person desirous of locating a mobile home in accordance with this code may make an application to the inspection officer for a mobile home park license. Such application shall be in duplicate, in writing, signed by the applicant and shall include the following:

- (a) The name, address and telephone number of the applicant;
- (b) The location and legal description of property where the mobile home is requested to be located;
- (c) Two sets of a plot plan drawn to scale at not less than one inch equal to 30 feet, showing the boundaries and dimensions of the application area;
- (d) Location of existing buildings and/or structures, if any, and how such mobile home will be located and connected to the utilities. The submitted plans may be tentatively approved by the inspection officer and health officer only if such plans shall show that compliance with the following minimum requirements can be met:

(1) Area to be provided or allotted the mobile home shall contain not less than 3,500 square feet or the area required for a single-family dwelling in the district wherein located, whichever is larger. This shall not in any way interfere with the area required for a structure already located on the property.

(2) A side setback of six feet, a front setback of 25 feet, a rear setback of ten feet, and a clearance of 20 feet from any building located on the property, can and will be maintained.

**Sec. 9-110. - Application; temporary permit, individual mobile home, or recreational vehicle.**

Any person desirous of locating a mobile home or recreational vehicle in accordance with sections [9-102\(c\)](#) of this article, shall make an application to the inspection officer for a temporary permit. Such application shall be in writing, signed by the applicant and shall include the following:

(a) The name, address and telephone number of the applicant;

(b) The location and legal description of property where the mobile home or recreational vehicle is requested to be located; and

(c) Shall provide all other applicable information as follows:

(1) Those applications requested in accordance with [section 9-102\(c\)](#) shall give the reason such application is being applied for, and shall give the number of days the mobile home or recreational vehicle is intended to be parked which in no event shall exceed 30. The application shall be accompanied by a plot plan drawn to scale, showing the legal description and boundaries of the application area, location of existing buildings, and the location of where the mobile home or recreational vehicle will be parked.

(2) The connection of the mobile home or recreational vehicle to any utility shall be in accordance with all applicable regulations of the code of the city.

#### Sec. 9-111. – RV Park, Mobile Home Park location.

All mobile home parks and recreational vehicle parks shall be located in accordance with the provisions of this article and shall be located on a well-drained site properly graded to insure adequate drainage and freedom from stagnant pools of water. Plans and specifications for the drainage and grading system, including roadways, storm sewers and appurtenances, and general drainage and grading shall be approved by the city building inspector. No mobile home park or recreational vehicle park shall be located in an R-1 or R-2 district.

#### Sec. 9-112. – RV Park, Mobile Home Park layouts.

Provisions relating to Mobile Home Park and RV park layouts shall be as follows:

(a) *Area.* Mobile home parks shall contain a minimum of 3,500 square feet for each mobile home. RV parks shall contain a minimum of 1,000 square feet for each trailer, and a minimum of 500 square feet for a camping space.

(b) *Setbacks.* All mobile home spaces, recreational vehicle spaces, and camping spaces shall be so located as to maintain a setback no less than 20 feet from any public street or, highway right-of-way; as to maintain a setback no less than ten feet from the edge of a mobile home park or a RV park roadway or sidewalk; and as to maintain a setback no less than ten feet from any side or rear boundary line when such boundary is not common to any public street or highway right-of-way;

(c) *Clearance.* All mobile homes or recreational vehicles shall be so located as to maintain a clearance of not less than 17 feet from another mobile home, recreational vehicle or appurtenance thereto within the same mobile home park or RV park; and as to maintain a clearance of not less than 17 feet from any building or service building within the mobile home park or RV park;

(d) *Roadways and sidewalks.* All mobile home or recreational vehicle spaces shall abut upon a park roadway, with no mobile home or recreational vehicle having its direct access from a public street or highway unless such mobile home is located on a lot in a mobile home park or is located in accordance with [section 9-109](#) of this article. All two-way roadways shall not be less than 30 feet, one-way roadways may be 20 feet. All roadways shall have unobstructed access to a public street or highway, with all dead-end roadways being provided an adequate vehicular turn around (cul-de-sac) with a diameter of not less than 80 feet from centerline of turn around or cul-de-sac. All roadways within the Mobile home park or RV park shall be surfaced with a minimum of three-inch aggregate-asphalt pavement or six-inch reinforced concrete. Any other type of surfacing must be approved by the governing body of the city;

(e) *Identification of roadways and spaces.* All mobile home park and RV park roadways and mobile home or recreational vehicle spaces shall be clearly identified with letters or numerals of a light reflecting material. Such letters or numerals are to be a minimum of two inches in height. Such identification shall be in complete agreement with the plan prepared under [section 9-107](#) or [section 9-109](#) of this article;

(f) *Recreation space.* Each mobile home park shall devote sufficient area to recreation space for the use and enjoyment of the occupants of the mobile home park, for approval on a plat submitted to the planning commission and recommended to the governing body of the city for their approval, prior to construction. Required setbacks and clearances, and the roadways, shall not be considered as recreational space;

(g) *Lighting.* All mobile home park and RV park roadways shall be lighted from dusk to dawn in a proper and sufficient manner, as provided by the plat for construction and with approval of the planning commission and governing body of the city.

### Sec. 9-113. - Service buildings.

Each RV park serving or intending to serve camping spaces and/or Eleven or more recreational vehicles shall be provided with one or more service buildings which shall:

- (a) Be located no nearer than 17 feet from recreational vehicle or camping space;
- (b) Be so located that any recreational vehicle which it serves shall not be parked more than 500 feet from it;
- (c) Be of permanent type construction and be adequately lighted;
- (d) Be of moisture resistant material to permit frequent washing and cleaning;
- (e) Have one flush type toilet, one lavatory and one shower or bathtub for females; and one flush type toilet, one lavatory, one shower or bathtub for males for up to 20 recreational vehicles or camping spaces. One additional unit of the above plumbing facilities shall be provided for each sex for each 20 additional recreational vehicles or camping space served or major fraction thereof. All lavatories, bathtubs and showers shall be connected with both hot and cold running water;
- (f) Have adequate heating facilities to maintain a temperature of 70 degrees Fahrenheit in the building and provide hot water (140° F.) at a minimum rate of eight gallons per hour for the required fixture units;
- (g) Have an accessible, adequate, safe and potable water supply of cold water;

- (h) Have all rooms well ventilated with all openings effectively screened;
- (i) Have at least one slop water closet or other facility suitable for cleaning and sanitizing waste receptacles located inside park premises;
- (j) Comply with all applicable ordinances of this code, regarding the construction of buildings and the installation of electrical, plumbing, heating and air conditioning systems;
- (k) Be provided with barriers to protect the utility service hookups, mounted to/ or set in concrete, including but not limited to bollard posts and/or guardrails to prevent damage when customers is backing into the sapce;
- (l) Be maintained in a clean sanitary condition and kept free of any condition that will menace the health of any occupants or the public or constitute a nuisance.

#### Sec. 9-114. - Water supply.

Provisions relating to the water supply in mobile home parks and RV parks in the city shall be as follows:

- (a) *Required.* An accessible, safe and potable supply of water as approved by the health officer shall be provided in each park or camp. If city water is available to the mobile home park or RV park, it shall be used;
- (b) *Layout.* The size and location of water mains and fire hydrants shall be in accordance with the fire code of the city, and with approval of the city building official;
- (c) *Service connections.* Individual water service connections shall be provided at each mobile home space or recreational vehicle space. Such connections shall be located at least four inches above ground surface, at least three-quarters inch in diameter and equipped with a three-quarters inch valve outlet. The outlet shall be protected from surface water flooding and all pipes shall be protected against freezing. Below ground shutoff valves may be used but stop and waste valves shall not be used. When service connections are provided for recreational vehicle spaces they shall comply with the above requirements.

#### Sec. 9-115. - Sewage disposal.

Provisions relating to sewage disposal in mobile home parks and RV parks shall be as follows:

- (a) *Individual sewer connections.* Sewer connections shall be provided for each mobile home space in accordance with this code. If individual connections are provided for recreational vehicles, they shall be of similar construction;
- (b) *Design.* Any sewage system connection to the city sewer system shall be in accordance with all applicable requirements of this code;
- (c) RV parks. Shall provide sanitary stations for the sole purposes of removing and disposing of wastes from holding tanks in a clean, efficient and convenient manner.

#### Sec. 9-116. - Garbage and refuse.

Provisions for garbage and refuse storage, collection and disposal shall be maintained so as to create no health hazards, rodent harborage, insect breeding areas, accident hazards or air pollution, and all garbage and refuse storage areas that uses can or barrel type containers, shall be properly screened from public view, and shall comply with the requirements of the city.

#### Sec. 9-117. - Rodents and insects.

Provisions relating to infestation of rodents and insects in mobile home parks and RV parks shall be as follows:

(a) *Maintenance free from infestation.* Mobile home parks and RV parks shall be maintained free of excessive insect or rodent infestation;

(b) *Preventive environmental maintenance.* The mobile home park or RV park management shall keep all areas outside of the confines of the individual mobile homes or recreational vehicles reasonably free of breeding, harboring and feeding places for rodents and insects. Such areas shall be kept free of litter, trash, salvage material, junk and weeds or other obnoxious vegetation growths in excess of 8 inches in height. Individual mobile home occupants shall be responsible for the extermination of any insect or rodent infestation occurring within individual mobile homes or recreational vehicles.

#### Sec. 9-118. - Electricity.

A weather proof electrical outlet supplying at least 110 volts shall be provided for each mobile home at a mobile home park and a weather proof 50/30/20 amp surface mount RV power outlet box shall be provided for each recreational vehicle space at a RV park. All electrical wiring shall comply with applicable provisions of the electrical code of the city. No power lines shall be permitted to lie on the ground. All electric wiring must be underground in RV parks.

#### Sec. 9-119. - Fuel gas.

Provisions relating to fuel gas in mobile home parks and RV parks shall be as follows:

(a) *Liquefied petroleum gas.* When liquefied petroleum gas is used, containers for such gas shall not hold more than 25 gallons water capacity; shall be the liquefied petroleum gas containers approved by the Interstate Commerce Commission for its intended purpose; and shall be integrally attached to the mobile home or recreational vehicle in a manner approved by the Liquefied Petroleum Gas Association, Inc. In the absence of the heretofore mentioned installation, aboveground or underground containers may be connected to mobile homes if such containers are located on a firm fire resistive base no closer to a mobile home or building as set forth in [section 9-114](#) of this chapter. Such containers shall be connected to a mobile home as required by this code for any permanent structure and shall be equipped with an excess flow valve at the discharge valve of the container. Gas lines shall be buried a minimum of 18 inches below grade from the container to a point at or below the mobile home;

(b) *Natural gas.* Natural gas may be connected to mobile homes or recreational vehicles under the following conditions:

- (1) All gas lines supplying mobile homes or recreational vehicles shall be of adequate size to provide a sufficient supply of gas that will allow all appliances in the mobile home or house trailer to operate at their normal rate of capacity.



(2) Where a gas utility company supplies gas to individual mobile homes or recreational vehicles the service line to the mobile home or recreational vehicle shall be sized as required by the utility serving the same and a meter loop shall be made in accordance with the requirements of the utility company.

(3) All gas lines including gas service lines serving the mobile home or recreational vehicle shall be buried not less than 18 inches below grade to a point at or below the mobile home or recreational vehicle and otherwise be installed in accordance with this code.

(4) For each individual mobile home or recreational vehicle there shall be a gas stop cock and an American Gas Association approved flexible connector.

#### Sec. 9-120. - Register.

It shall be the duty of a person operating each mobile home park and RV park to keep a register containing a record of all mobile home and recreational vehicle owners and tenants located within each mobile home park and RV park. The register shall contain the name, address, and phone number of each occupant, and the dates of arrival and departure of each mobile home or recreational vehicle. The person operating each mobile home park or RV park shall keep the register available for inspection at all reasonable hours by law enforcement officers, assessor, public health officials and other officials whose duties necessitate acquisition of the information contained in the register. The original records of the register shall not be destroyed for a period of three years following the date of registration.

It shall be the responsibility of the person operating each mobile home park or RV park to notify the inspection officer of damage exceeding \$500.00 by fire or storm to any mobile home or recreational vehicle in his/her mobile home park or RV park. The inspection officer shall compile all such information into categories of losses and their causes, as nearly as can be determined for future reference.

#### Sec. 9-121. - Alterations and additions.

Provisions relating to alterations and additions to mobile homes and Recreational Vehicles shall be as follows:

(a) Alterations and additions to mobile homes which are affected by provisions herein, within or to a mobile home park and facilities, shall be made only after application to the inspection officer and in conformity with all of the sections of this code;

(b) No additions of any kind shall be built onto or become a part of any mobile home or recreational vehicle;

*Exception:* Accessory structures not exceeding an area of 300 square feet, carports and residential patio structures may be attached to or become a part of a mobile home if such structure complies in all respects to the building codes of the city, and with the written approval of the inspection officer. Skirting of mobile homes and recreational vehicles is permissible only with noncombustible materials;

(c) Every mobile home regulated by the article shall be anchored to the ground by a method approved by the inspection officer. This anchorage shall be adequate to withstand the minimum horizontal wind and uplift pressures as set forth in the building code of the city, for permanent structures. This regulation shall apply to all new mobile home parks and individual installations, and shall also thereafter apply whenever a mobile home is moved in, relocated or replaced in existing parks;

(d) Any single wide mobile home owner who maintained a single wide mobile home on a tract of land either owned or rented by him or her on the date of July 18, 1972, may continue to maintain such mobile home. Upon such tract of land, he or she may replace the mobile home by another mobile home. The tract of land which includes a permanent installed mobile home may be sold as one unit and does not have to comply with this article. However, if the mobile home is removed from property and tract of land is sold, leased or rented, the tract of land must meet all requirements of this article.

Sec. 9-122. - Same—Exclusions; roofs.

(a) A mobile home having less than three-inch nominal wall studs shall be excluded from this section and there shall be no roof structure constructed as a permanent addition thereto except that this section shall not apply to mobile homes which have walls constructed surrounding the perimeter of the mobile home. It shall be within the sole province of the city building inspector to determine, after inspection, whether the walls are of sufficient strength to allow the construction of a permanent roof structure.

(b) The construction of a roof structure as a permanent addition to a mobile home shall cause the entire mobile home to become a permanent structure and shall not thereafter be moved in the manner of a mobile home on the streets, roads and highways of the city.

(c) Each roof structure as allowed herein shall be securely anchored to the wall system of the mobile home in accordance with standard working procedure in a workmanlike manner and shall be inspected prior to application of the roof sheeting so that anchors and ties may be viewed to determine whether the roof structure is adequately and properly secured, and within ten days after completion of said roof structure inspected and approved by the city building inspector.

(d) Each mobile home to which this section applies shall have an adequate foundation set upon a proper footing around the perimeter of the structure to support the additional weight imposed upon the structure and shall have hurricane band anchors set permanently in the concrete. It shall be the duty of the owner of the mobile home to, prior to construction of the roof structure as allowed herein, notify the city building inspector to determine whether the mobile home meets the requirements of this section.

(e) Any mobile home having a metal roof shall have said metal roof removed prior to the completion of the permanent roof construction, but if the owner of said mobile home receives prior permission of the city building inspector, then the owner may retain a portion or portions of the metal roof as allowed by the city building inspector.

(f) All such building construction as allowed by this section shall be subject to the approval of the city building inspector and shall require the necessary permits and inspections as provided herein and by the laws of the city.

Sec. 9-123. - Penalty.

Any person who shall violate any provision of this article shall be deemed guilty of a misdemeanor and shall be punished by a fine of not more than \$500.00. Each day that a violation of this article occurs shall constitute a separate offense and shall be punishable hereunder as a separate violation.

**SECTION 2** Section 19-202 is amended to read as follows:

*Accessory building:* A subordinate building having a use customarily incident to and located on the lot occupied by the main building, or a use customarily incident to the main use of the property. A building housing an accessory use is considered an integral part of the main building when it has any part of a wall in common with the main building, or is under an extension of the main roof and designed as an integral part of the main building.

*Accessory Living Quarters:* An accessory building used solely as the temporary dwelling of guests of the occupants of the premises; such dwelling having no kitchen facilities and not rented or otherwise used as a separate dwelling unit.

*Accessory use:* A use of building or land that is customarily incident to and located on the same lot or premises as the main use of the premises.

*Acreage, Gross:* The overall total area.

*Acreage, Net:* The remaining area after all deductions are made; with deductions including streets, easements for access and street dedications.

*Adult:* A person 18 years of age or older.

*Adult Entertainment Establishment:* Any business, premises or establishment including, without limitation, adult bookstores, adult video stores, adult motion picture theaters, adult mini-motion picture theaters, adult cabarets, adult live performance theaters which has any of the following:

(1) Thirty percent (30%) or more of its annual gross receipts derived from:

(a) the offering of entertainment, performances, scenes, visual representations, or other presentations which are characterized by emphasis on depiction or description of "specified sexual activities" or of "specified anatomical areas" as herein defined, or

(b) the offering of stocks in trade of books, magazines, periodicals, or other printed matter or photographs, films, motion pictures, video cassettes, slides, or other photographic materials which are characterized by emphasis on depiction or description of "specified sexual activities" or of "specified anatomical areas" as herein defined, and instruments, devices, or paraphernalia designed for use in connection with "specified sexual activities" as herein defined; or

(2) Thirty percent (30%) or more of its inventory on hand at any time consisting of stocks in trade of books, magazines, periodicals, or other printed matter or photographs, films, motion pictures, video cassettes, slides, or other photographic materials which are characterized by emphasis on depiction or description of "specified sexual activities" or of "specified anatomical areas" as herein defined, or paraphernalia designed for use in connection with "specified sexual activities" as herein defined; or

(3) Thirty percent (30%) or more of its floor area at any time allocated to

(a) entertainment, performances, scenes, visual representations, or other presentations which are characterized by emphasis on depiction or description of "specified sexual activities" or of "specified anatomical areas" as herein defined, or

(b) the offering, display and storage of stocks in trade of books, magazines, periodicals, or other printed matter or photographs, films, motion pictures, video cassettes, slides, or other photographic materials which are characterized by emphasis on depiction or description of "specified sexual activities" or of "specified anatomical areas" as herein defined, and instruments, devices, or paraphernalia designed for use in connection with "specified sexual activities" as herein defined, and instruments, devices or paraphernalia designed for use in connection with "specified sexual activities" as herein defined.

*Agricultural Processing:* The initial processing of crop-based agricultural products that is reasonably required to take place in close proximity to the site where such products are produced. Typical uses include grain mills.

*Agricultural Sales and Service:* An establishment primarily engaged in the sale, purchase, or rental of farm tools and implements, feed and grain, tack, animal care products and farm supplies. This definition excludes the sale of large implements, such as tractors and combines, but includes food sales and farm machinery repair services that are accessory to the principal use.

*Agriculture, General:* The use of land for the production of livestock, dairy products, poultry or poultry products.

*Agriculture, Limited:* The use of land for the production of row crops, field crops, tree crops or timber.

*Agriculture:* The planting, cultivating, harvesting and storage of grains, hay or plants commonly grown in Sherman County.

*Airport or Airstrip:* Any public or privately owned or operated ground facility designed to accommodate landing and take off operations of aircraft, including all taxiways, aircraft storage and tie-down areas, hangars and other necessary buildings and open spaces.

*Alley:* A minor way that is used primarily for vehicular service access to the back or side of properties otherwise abutting on a street.

*Alteration:* Any addition, removal, extension, or change in the location of any wall of a main building or accessory building.

*Animal Care, General:* A use providing animal care, veterinary services or boarding. See "Animal Care, Limited" and "Kennel."

*Animal Care, Limited:* A use providing animal care, boarding and veterinary services for household pets, with no outside animal runs. See "Animal Care, General" and "Kennel."

*Apartment:* A room or a suite of rooms within an apartment house arranged, intended or designed for a place of residence of a single family or group of individuals living together as a single housekeeping unit.

*Applicant:* The owner or duly designated representative of land proposed to be subdivided, or for which a conditional permit, amendment, variance, construction permit, or certificate of occupancy has been requested. Consent shall be required from the legal owner of the premises.

*Asphalt or Concrete Plant:* An establishment engaged in the manufacture, mixing, batching or recycling of asphalt, asphaltic cement, cement or concrete products.

*Assisted Living:* Multifamily dwelling units used or designed to be used by older persons, persons with disabilities or other persons needing or desiring assistance with day-to-day living matters, but not including group homes, group housing, hospitals or convalescent care facilities. Typical uses include retirement communities in which housekeeping services, common dining facilities and recreational and social activities are offered to residents.

*Auditorium or Stadium:* An open, partially enclosed or fully enclosed facility used or intended to be used primarily for spectator sports, entertainment events, expositions and other public gatherings. Typical uses include convention and exhibition halls, sports arenas and amphitheaters.

*Automated Teller Machine (ATM):* A mechanized consumer banking device operated by a financial institution for the convenience of its customers, whether outside or in an access-controlled facility. Automatic Teller Machines (ATM) located within a building shall be considered accessory to the principal use unless the ATM is likely to be an independent traffic generator.

*Bank or Financial Institution:* Establishments engaged in deposit banking. Typical uses include commercial banks, savings institutions and credit unions. "Banks and Financial Institutions" also include automated teller machines.

*Bar or Tavern:* An establishment in which the primary function is the sale and serving of alcoholic and cereal malt beverages for consumption on the premises, including establishments commonly known as cocktail lounges and night clubs.

*Basement:* A story below the first story as defined under "Story," counted as a story for height regulations if subdivided and used for dwelling purposes other than by a janitor or watchman employed on the premises.

*Basic Industry:* An establishment engaged in the basic processing and manufacturing of materials or products predominately from extracted or raw materials. Typical uses include distilleries, pulp processing and paper products manufacturing; glass manufacturing; brick manufacturing; steel works; tanneries; acid manufacturing; cement, lime, gypsum, or plaster of Paris manufacturing; fertilizer or chemical manufacturing; and petroleum refineries.

*Bed and Breakfast:* A family home, occupied as a permanent dwelling by the proprietor, in which lodging and meals are provided for time-limited duration's to not more than four groups of patrons in a 24-hour period.

*Block:* A piece or parcel of land entirely surrounded by public highways or streets, other than alleys. In cases where the platting is incomplete or disconnected, the Building Official shall determine the outline of the block.

*Boarding House:* A dwelling containing a single dwelling unit and not more than 10 guest rooms or suites of rooms, where lodging is provided with or without meals, for compensation for more than one week.

*Board of Zoning Appeals:* That Board which has been created by the Governing Body having jurisdiction and which has the statutory authority to hear and determine appeals, exceptions and variances to the zoning regulation.

*Boarding house or lodging house:* A building other than a hotel, occupied as a single housekeeping unit, where lodging or meals are provided for three or more persons for compensation, pursuant to previous arrangements, but not for the public or transients.

*Building:* Any structure which is built for the support, enclosure, shelter, or protection of persons, animals, chattels, or movable property of any kind, and which is permanently affixed to the land; including structures designed and constructed in sections expressly for assembly and placement on a permanent perimeter foundation, with any transport equipment being readily detachable and designed for delivery purposes only, if said structure is placed on such foundation with all transport equipment permanently removed. A trailer as herein defined shall not be classified as a building.

*Building Code:* The various codes of the City that regulate construction and require building permits, electrical permits, mechanical permits, plumbing permits, and other permits to do work regulated by [Chapter 4](#) of City Code pertaining to building and building regulations.

*Building Line:* The perimeter of that portion of a building or structure nearest a property line, but excluding open steps, terraces, cornices and other ornamental features projecting from the walls of the building or structure.

*Building Line (established):* Where a structure is to be erected on a parcel of land that is within 100 feet of existing structure on both sides, the minimum front yard setback shall be the average of the measurements from the edge of pavement of the street on which the structures front to the closest front corners of each adjacent structure. If the structure to be erected is

within 100 feet of an existing structure on one side only, such structure may be erected as close to the street as the existing adjacent structure.

*Building Official:* Is the person or persons designated by the governing body to administer this zoning ordinance, whether such person or persons be entitled Building Official, Building Inspector, Administrative Official, City Engineer, City Clerk or Zoning Official.

*Building, Temporary:* A building used temporarily for the storage of construction materials and equipment incidental and necessary to on-site permitted construction of utilities, or other community facilities, or used temporarily in conjunction with the sale of property within a subdivision under construction.

*Camping space* is an area designated for the construction and use of a tent or temporary apparatus of similar nature intended for recreation.

*Canopy:* A roofed structure constructed of fabric or other material supported by the building or by support extending to the ground directly under the canopy placed so as to extend outward from the building providing a protective shield for doors, windows and other openings.

*Carport:* A roofed structure open on a least two sides and used for the storage of private or pleasure-type vehicle.

*Car Wash:* An establishment primarily engaged in cleaning or detailing motor vehicles, whether self-service, automatic or by hand.

*Catering:* An establishment engaged in the preparation of food and beverages for consumption at another location. Catering shall not include the manufacturing of food as defined in "Food/Bakery Product Manufacturing."

*Cellar:* A structure having more than one-half (½) of its height below grade and which is not designed or intended for human habitation.

*Cemetery, Crematory, Mausoleum:* Land used or intended to be used for burial or cremation of the dead, whether human or animal, including a mausoleum or columbarium.

*Churches, Chapels, Temples and Synagogues:* See the definition of "Religious Assembly."

*City Commission:* The elected Governing Body of the City of Goodland.

*Cluster development:* The arrangement of buildings or structures in groups around common courts, driveways, parks or other unique features of the land permitting more latitude and flexibility in placement and design. The lots, buildings or structures in a cluster development must meet the requirements of the appropriate planned districts.

*College or University:* An institution of higher education offering undergraduate or graduate degrees.

*Commission:* The Planning Commission of the City of Goodland, Kansas.

*Common open space:* An area of land or water or combination thereof planned for passive or active recreation, but does not include areas utilized for streets, alleys, driveways or private roads, off-street parking or loading areas. However, the area of recreational activities such as swimming pools, tennis courts, shuffleboard courts, etc., may be included as common open space.

*Communication Tower:* Commercial AM/FM radio, television, microwave and cellular telephone transmission towers and accessory equipment and buildings.

*Composting Facility:* A facility that is designed and used for transforming food, yard wastes and other organic material into soil or fertilizer by biological decomposition.

*Comprehensive Plan:* The duly adopted comprehensive plan for the development of the community which includes maps, charts, illustrations and texts for the following:

- a. Land use studies;
- b. Goals and objectives;
- c. Population study and forecasts;
- d. Economic base study;
- e. Housing study;
- f. Major Street plan;
- g. Future Land Use Development.

*Concentrated Feeding Operation:* A lot, yard, corral, or other area in which livestock are confined, primarily for the purpose of feeding and growth prior to slaughter.

*Conditional Use:* A Conditional Use permit is a written permit issued by the Building Official with the written authorization of the City Commission, after recommendation from the Planning Commission. This Conditional Use permit provides permission under special conditions to make certain Conditional uses of land in certain zoning districts as stipulated in each of the district zoning regulations.

*Condominium:* A single dwelling unit in a multiunit dwelling or structure, which is separately owned and which may be combined with an undivided interest in the common areas and facilities of the property.

*Congregate Residence:* Any building or portion thereof which contains facilities for living, sleeping and sanitation as required by this code, and may include facilities for eating and



cooking for occupancy by other than a family. A congregate residence may be a shelter, convent, monastery, dormitory, fraternity or sorority house but does not include jails, hospitals, nursing homes, hotels or lodging houses.

*Construction Sales and Service:* An establishment engaged in the retail or wholesale sale of materials used in the construction of buildings or other structures, and the outdoor storage of construction equipment or materials on lots other than construction sites. Typical uses include lumberyards, home improvement centers, lawn and garden supply stores, electrical, plumbing, air conditioning, and heating supply stores, swimming pool sales, construction contractors' storage yards and construction equipment rental establishments.

*Convalescent Care:* An establishment providing bed care and inpatient services for persons needing regular medical attention, but excluding facilities for the care and treatment of mental illness, alcoholism, narcotics addiction, emergency medical services or communicable disease. Typical uses include nursing homes.

*Correctional Facility:* A facility providing housing and care for individuals confined for violations of law.

*Court:* An open, unoccupied space, other than yard, bounded on three or more sides by exterior walls of a building, or by exterior walls of a building and lot lines on which walls are allowable.

*Cultural Service:* A facility providing cultural and educational services to the public. Typical uses include museums, art museums, observatories, planetariums, botanical gardens, arboretums, zoos and aquariums.

*Curb level:* The mean level of the curb in front of the lot or in case of a corner lot, along that abutting street where the mean curb level is the highest.

*Day Care, Commercial:* A day care conducted in a structure other than a private residence for seven or more children.

*Day Care, Limited:* A day care establishment conducted in a private residence that provides care, protection and supervision of twelve or less individuals at any one time, excluding those persons related to and residing in the home of the day care provider. A use that provides care, protection and supervision for individuals on a regular basis away from their primary residence for less than 24 hours per day.

*Dedication:* Intentional transfer by the developer to the public of ownership of, or an interest in, land for public purpose. Dedication may be affected by compliance with statutes relating to dedication of land, by formal deed by conveyance or by any other method recognized by the laws of the State of Kansas.

*Density:* The number of dwelling units which are allowed on an area of land, which area of land may include dedicated streets contained within the development.

*Department of Health and Environment:* The Kansas Department of Health and Environment (KDHE).

*District:* A section or sections of the zoning area for which uniform regulations governing the use of land, open space, the height of buildings, the size of yards and the intensity of use are herein established.

*Driveway:* A private access road, the use of which is limited to persons residing, employed, or otherwise using or visiting the parcel in which it is located.

*Duplex:* A single lot used for two dwelling units within a single building, other than a manufactured home.

*Dwelling:* A building or portion thereof, designed exclusively for residential occupancy, including single-family, two-family and multifamily dwellings, boarding and lodging houses, apartment houses and townhouses, but not hotels or motels.

*Single-family:* A detached building arranged, intended, or designed for occupancy by one family.

*Two-Family or Duplex:* A single building arranged, intended, or designed for occupancy by two families.

*Multifamily:* A building or portion thereof, arranged, intended or designed for occupancy by three or more families on a rental or lease basis and commonly referred to as a triplex, four-plex or apartment building.

*Dwelling Unit:* A building or portion of a building that contains living facilities for not more than one family and that includes provisions for sleeping, cooking, eating and sanitation.

*Easement:* A grant by a property owner to the public, a corporation, or a person(s) of the use of a recorded strip of land for certain specified purposes.

*Exception:* Shall mean the allowance of a use within a given district by the Board of Zoning Appeals. Exceptions shall be limited to only those specifically authorized and listed in this zoning ordinance.

*Exterior Setback:* A required setback that fronts on a public street.

*Family:* One (1) or more persons who are related by blood or marriage, living together and occupying a single housekeeping unit with single kitchen facilities, or a group of not more than six (6) unrelated individuals living together by joint agreement and occupying a single housekeeping unit with single kitchen facilities, on a non-profit cost-sharing basis. However, this shall not include group homes as regulated by K.S.A. 12-736. Additionally, family shall under no circumstances be construed as a boarding house, fraternity or sorority house, club, lodging house, hotel or motel.

*Fence:* An enclosure or barrier such as wooden posts, wire, iron, etc., used as a boundary, means of protection, privacy screening or confinement, but not including hedges, shrubs, trees or other natural growth.

*Fence Height:* The vertical distance measured from the side of the fence that is exterior to the property or from the lowest adjacent ground level to the top of the fence material. In the case of wire fencing, height shall be measured by the width of the material used, providing that when installed, the material is directly adjacent to the ground level.

*Final Development Plan:* A plan submitted for site plan review as required by these regulations for single-family, two-family, multifamily, commercial, and industrial development proposals.

*Floor Area (For computing off-street parking requirements):* Shall mean the gross floor area of the building measured from the exterior faces of the exterior walls or from the centerline of walls separating two buildings and shall include the following areas:

- The basement floor area.
- The area of each floor of the structure.
- Attic space having headroom of 7' 10" or more.

*Floodplain Administrator:* Is the person or persons designated by the governing body or City Administrator to administer the Floodplain regulations, whether such person or persons be entitled Building Official, Building Inspector, Administrative Official, City Engineer, City Clerk or Zoning Official.

*Floodway Fringe:* Are those portions of a floodplain outside of the boundaries of a regulating floodway and within stream reaches where such a floodway has been established.

*Food Store:* An establishment where food and prepackaged beverages are sold on-site for consumption off-site. A limited amount of food preparation on-site may also be allowed, such as a delicatessen or bakery.

*Food/Bakery Product Manufacturing:* A use engaged in the manufacture of food and food products, including non-retail bakeries, canning facilities and creameries.

*Freight Terminal:* A building or area in which freight brought by truck, rail or air is processed for continued shipment by truck, rail or air.

*Frontage:* The length of the property abutting on one side of a street measured along the dividing line between the property and the street.

*Funeral Home:* An establishment engaged in preparing the human deceased for burial or cremation and arranging and managing funerals.

*Garage:*

*Public:* A building or portion thereof, other than a private or repair garage, providing storage for motor vehicles, but no other services.

*Private:* An accessory building or portion of a main building used for storage only of automobiles.

*Repair:* A building or portion thereof, designed or used for the storage, sale, hiring, care or repair of motor vehicles and which is operated for commercial purposes.

*Storage:* A building or portion thereof, except those defined as a private, a repair or a community garage providing storage for motor vehicles, with facilities for washing but no other services.

*Gas and Fuel Sales/Storage:* The use of a site for bulk storage and distribution and sales of flammable liquid, gas or solid fuel, excluding below-ground storage that is clearly ancillary to an allowed principal use on the site.

*General Plan:* The declaration of purposes, policies and programs for the development of the jurisdiction. Also called the Comprehensive Plan.

*Golf Course:* A facility providing private or public golf recreation services and support facilities. This definition shall exclude miniature golf courses and golf driving ranges except those that are clearly accessory uses. See "Recreation and Entertainment, Outdoor."

*Golf Course, Miniature:* A theme-oriented recreational facility, typically comprised of nine or eighteen (18) putting greens. Accessory use may include batting cages and video arcades. See "Recreation and Entertainment, Outdoor."

*Governing Body:* The Mayor and City Commission of the City of Goodland, Kansas.

*Government Service:* Buildings or facilities owned or operated by a government entity and providing services for the public, excluding utilities and park and recreation services. Typical uses include administrative offices of government agencies, and utility billing offices.

*Grade, (Adjacent Ground Elevation)* is the lowest point of elevation of the existing surface of the ground, within the area between the building and a line five (5) feet from building.

*Grain Elevator:* A tall building for storing grain.

*Greenhouse, Nursery:* An establishment where flowers, trees, and other products that are commonly used as landscaping in and around buildings are grown and sold.

*Gross leasable floor area:* The total floor area designed for tenant occupancy and exclusive use, including basements, mezzanines, and upper floors, if any, expressed in square feet measured from the centerline of joint partitions and from the exterior surface of outside walls.

*Group home, general:* A residential home providing 24-hour care in a protected living environment for more than eight persons with physical or mental disabilities and any number of care givers.

*Group home, limited:* A residential home providing 24-hour care in a protected environment for eight (8) or less unrelated persons with mental or physical disabilities; further, and pursuant to KSA 12-736, such home may include two (2) additional persons acting as house parents or guardians who need not be related to each other or to any of the mentally or physically handicapped persons residing in the home.

*Group Residential:* The use of a site for occupancy by groups of more than five persons, not defined as a family, on a weekly or longer basis. Typical uses include fraternity or sorority houses, dormitories, residence halls, and boarding or lodging houses. The term "group residential" does not include "group homes."

*Hard Surfaced Road:* An all-weather surface improved with asphalt, concrete, asphaltic concrete or similar material designed to City of Goodland street standards.

*Hazardous Operation:* Activities that present the potential for serious hazards to human life and health. Typical uses include arsenals, atomic reactors, explosives and fireworks manufacture, hazardous waste disposal, medical waste disposal and radioactive waste handling.

*Hazardous Substances:* Any substances or materials that, by reason of their toxic, caustic, corrosive, abrasive or otherwise injurious properties, may be detrimental or harmful to the health of any person handling or otherwise coming into contact with such material or substance.

*Health Club:* A facility where members or nonmembers use equipment or space for the purpose of physical exercise.

*Height of buildings and structures:* The vertical distance from the average ground level abutting a building or structure to the highest point of a building or highest point of any permanent part of a structure other than a building. Height, where not regulated by feet, shall be regulated by stories and a story shall be equal to twelve (12) feet for purposes of measuring structures other than buildings.

*Helipad or Helipad:* An area, either on the ground or on a building, used as a landing pad for helicopters to pick up or discharge passengers or cargo.

*Home Occupation:* A business, profession or trade conducted for gain or support entirely within a residential building or detached accessory structure on the same lot; except that, they

may conduct recreation activities outdoors. (*Note: standards are removed from the definition and placed in the regulations.*)

*Hospital:* An institution that: (1) offers service more intensive than those required for room, board, personal services and general nursing care; (2) offers facilities and beds for use beyond 24 hours by individuals requiring diagnosis, treatment, or care for illness, injury, deformity, infirmity, abnormality, disease, or pregnancy; and (3) regularly makes available at least clinical laboratory services, diagnostic X-ray services, and treatment facilities for surgery or obstetrical care, or other definitive medical treatment of similar extent. Hospitals may include offices for medical and dental personnel, central service facilities such as pharmacies, medical laboratories and other related uses.

*Hotel, Motel, or Tourist Court:* A structure which contains rooms furnished for the purposes of providing lodging, which may or may not also provide meals, entertainment or various other personal services to transient guests, and which is kept, used, maintained, advertised or held out to the public as a place where sleeping accommodations are sought for pay or compensation by transient guests for periods of not more than 28 consecutive days; and having more than two bedrooms furnished for the accommodation of such guests.

*Household Pets:* Are dogs, cats, rabbits, birds, for family use only (noncommercial) with cages, pens, etc.

*Institution:* A building occupied by a non-profit corporation or a non-profit establishment for public use.

*Interior Setback:* A required setback that does not front on a public street.

*Jurisdiction:* As used in this code, is any political subdivision, which adopts this code for administrative regulations within its sphere of authority.

*Kennel:* Any establishment used for keeping more than four (4) domesticated animals, commonly considered to be household pets, more than three (3) months old.

*Landfill:* A disposal facility employing an engineered method of disposing of solid waste, including demolition and construction debris.

*Landscaping:* The finishing and adornment of unpaved yard areas. Materials and treatment generally include naturally growing elements such as grass, trees, shrubs and flowers. This treatment may also include the use of logs, rocks, fountains, water features and contouring of the earth.

*Laundry:* An establishment where commercial laundry and dry cleaning work is undertaken.

*Laundry (self-service):* An establishment equipped with individual coin-operated washing, drying or dry cleaning machines.

*Library:* A publicly-operated establishment housing a collection of books, magazines, audio and video tapes and other material for borrowing and use by the public.

*Lot:* A parcel of land occupied or to be occupied by one main building, or unit group of buildings, and the accessory buildings or uses customarily incidental thereto, including such open spaces as are required under these Regulations, and having its principal frontage upon a public street. A lot as used herein may consist of one or more platted lots, or tract or tracts as conveyed or parts thereof.

*Lot of Record:* A lot which is a part of a subdivision, the plat of which has been recorded in the office of the Recorder of Deeds or a lot described by metes and bounds, the description of which has been recorded in the office of the Recorder of Deeds prior to the adoption of this Regulation.

*Corner:* A lot abutting upon two or more streets at their intersection. A corner lot shall be deemed to front on that street on which it has its least dimension, unless otherwise specified by the Building Official, except that a lot as herein defined, when made up of more than one platted lot, shall be deemed to front on the street upon which said platted lots front.

*Interior:* A lot whose side lines do not abut upon any street.

*Through:* An interior lot having frontage on two streets.

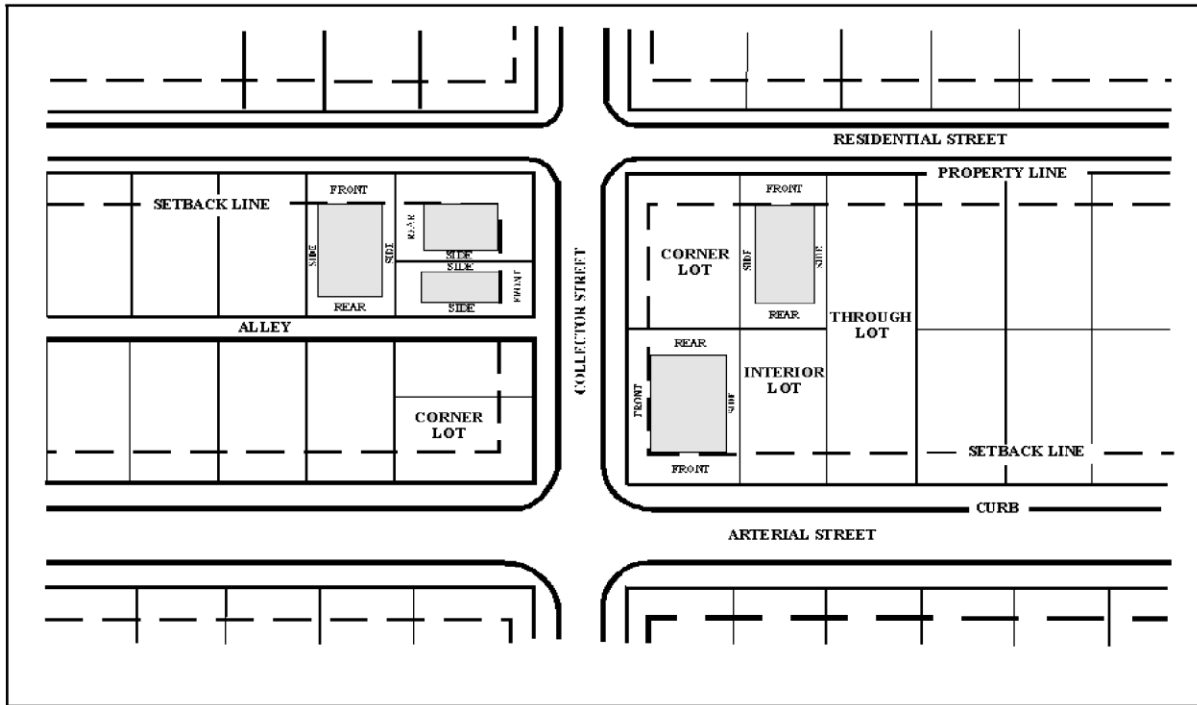
*Lot line:* The line bounding a lot as defined herein.

*Front:* The boundary between a lot and the street on which it fronts. (For clarification of the front lot line location, see the definition of "corner" above.)

*Rear:* The boundary line which is opposite and most distant from the front street line; except that in the case of uncertainty the Building Official shall determine the rear line.

*Side:* Any lot boundary line not a front or rear line thereof, a side line may be a party lot line, a line bordering on an alley or place or a side street line.

**Figure 1 - Lot Types & Setbacks**



*Lot depth:* The mean horizontal distance from the front street line to the rear line.

*Lot width:* The horizontal distance between the side boundary lines of a property measured at the front building line.

*Lot, Zoning:* A parcel or tract of land used, developed or built upon as a unit under single ownership or control. Said parcel or tract may consist of one or more lots of record, one or more portions of a lot or lots of record or any combination thereof.

*Manufactured Home:* A structure which bears a seal indicating compliance with the federal manufactured home construction and safety standards established pursuant to 42 U.S.C. § 5401, and constructed on or after June 15, 1976.

*Manufactured Home Park:* Any area, piece, parcel, tract, or plot of ground equipped as required for support of manufactured homes and offered for use by the owner or representative for manufactured home park purposes and/or ground upon which twenty or more manufactured homes are parked, whether for compensation or not, including all accessory uses thereof. The term "manufactured home park" does not include sales lots of which unoccupied manufactured homes are parked for the purpose of inspection and sale.

*Manufactured Home (Factory Built Home) Residential-Design:* A manufactured home which is designed with the same appearance of an on- site, conventionally built, single-family dwelling and satisfies the criteria established in Article V Use Regulations.



*Figure 2 - Manufactured Home Residential Design*



EXPAND

<b>Residential Character:</b>	<b>Architectural Details:</b>	<b>Manufacturing Home Details:</b>
Covered Entry	Window Elements	Horizontal Lap siding
Front Porch		Permanent Masonry Foundation
Landscaping		Double-wide Manufactured Home
Pitched Roof		

*Manufactured Home Sales:* An establishment primarily engaged in the display and sale of manufactured housing units.

*Manufacturing and Assembly:* Establishments engaged in the manufacture, predominately from previously prepared materials, of finished products or parts, including processing, fabrication, assembly, treatment, and packaging of such products, and incidental storage, sales, and distribution of such products, but excluding "Basic Industry."

*Massage Shop, Professional:* An establishment which has a fixed place of business having a source of income or compensation 60% or more of which is derived from the practice of any method of pressure on or friction against or stroking, kneading, rubbing, tapping, pounding,

vibrating or stimulation of external parts of the human body with the hands or with the aid of any mechanical electric apparatus or appliances with or without such supplementary aids as rubbing alcohol, liniments, antiseptics, oils, powders, creams, lotion, ointment or other similar preparations commonly used in the practice of massage. Under such circumstances that it is reasonably expected that the person to whom the treatment is provided or some third person on his or her behalf will pay money or give any other consideration or gratuity; provided that this term shall not include any establishment operated or supervised by a medical or chiropractic practitioner or professional physical therapist licensed by the State of Kansas.

*Materials Recovery Facility:* A facility in which source separated co-mingled recyclable materials, such as newspapers, glass, metals and plastic containers, are stored, flattened, crushed and/or bundled prior to shipment to others who will use those materials to manufacture new products.

*Medical Service:* An establishment providing therapeutic, preventive, or corrective personal treatment services on an outpatient basis by physicians, dentists, and other practitioners of the medical or healing arts, and the provision of medical testing and analysis services. Typical uses include clinics and offices for doctors of medicine, dentists, chiropractors, osteopaths, optometrists, blood banks and medical laboratories.

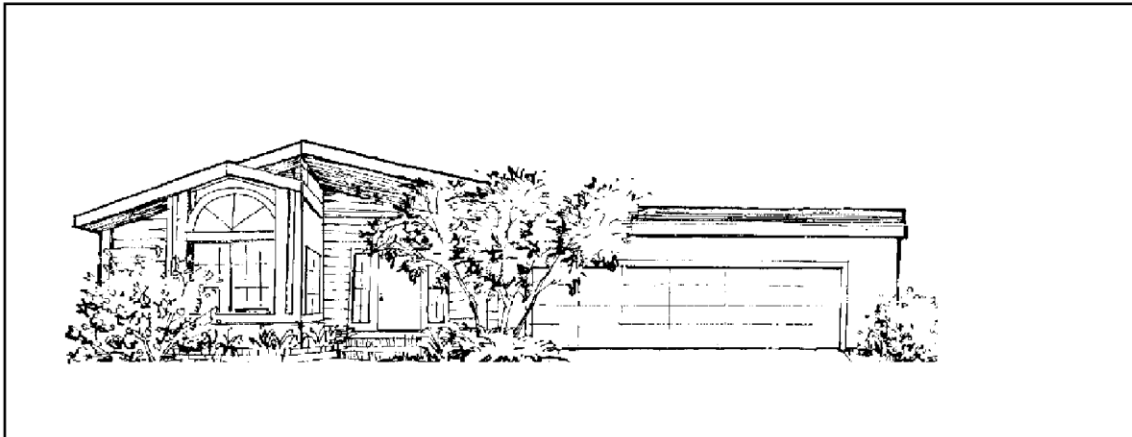
*Military Service:* A facility used or intended to be used by a branch of the U.S. Armed Forces, including military reserves.

*Mining or Quarrying:* The extraction of metallic and nonmetallic minerals, excluding oil or natural gas. Typical uses include sand and gravel pit operations, quarries and mines.

*Mobile Home:* A transportable, factory-built structure designed to be used as a single dwelling unit that was manufactured prior to June 15, 1976 and that does not bear a seal as provided by the Federal Manufactured Housing Construction and Safety Standards Act of 1974 (42 U.S.C. Sec. 5401).

*Mobile Home, Special Care:* A mobile home used as a temporary dwelling for a family member who is in need of special, frequent and routine care by reason of advanced age or ill health.

**Figure 3 - Modular Home**



EXPAND

<b>Residential Character:</b>	<b>Architectural Details:</b>	<b>Modular Features:</b>	<b>Permanent Features:</b>
Pitched Roof	Eave Projection	Modules for on-site construction	Walkway and Stairs
Covered Entry	Varying Depths		Formal Landscaping
Enclosed Garage	Ornamental Windows		

*Modular Home:* A manufactured residential structure built to a nationally-recognized and accepted construction standard published by the Building Officials and Code Administrators International, Inc. (BOCA) or the International Conference of Building Officials (ICBO) and the unit is inspected and certified at the factory that it meets said standard. A modular home shall have exterior structure materials and appearance similar to the customary single-family structures, as required of a manufactured home—residential design, and shall be permanently situated on a concrete foundation.

*Multifamily Residential:* The use of a site for three or more dwelling units within a single building. Typical uses include triplexes, four-plexes, apartments and residential condominiums.

*Natural Waterways:* Are those areas, varying in width along streams, creeks, spring, gullies or washers, which are natural drainage channels as determined and identified by the jurisdiction.

*Non-conforming use, building or yard:* A use, building or yard which does not, by reason of design, use, or dimensions, conform to the regulations of the district in which it is situated and existed as such on the date of the adoption of Ordinance # 1467 or any amendment thereto.

*Office, General:* An establishment providing executive, management, administrative or professional services, but not medical or dental services or the sale of merchandise, except as incidental to a permitted use. Typical uses include real estate, insurance, property management, investment, employment, travel, advertising, law, architecture, design, engineering, accounting and similar offices.

*Oil or Gas Drilling/Refining:* The subsurface extraction or refining of oil or natural gas.

*Parcel:* A lot or contiguous group of lots in single ownership or under single control, usually considered a unit for purposes of development.

*Park or Parking:* The standing of a vehicle, whether occupied or not, other than temporarily for the purpose of and while actually engaged in loading or unloading property or passengers.

*Parking Lot, Commercial:* Area used or intended to be used for off-street parking of operable motor vehicles on a temporary basis, other than as accessory parking to a principal use.

*Parking Area, Off-Street:* A permanently surfaced, dust-free area (concrete, asphaltic concrete, or other comparable surface), enclosed or unenclosed for the short-term storage of automobiles.

*Parking Area, On-Street:* Parking provided in the public right-of-way.

*Parking Space:* An area surfaced for all weather for the purpose of storing one parked automobile.

*Parks and Recreation:* A park, playground or community facility, owned by or under the control of a public agency or homeowners' association, that provides opportunities for active or passive recreational activities.

*Permanent Foundation:* A foundation of formed and poured-in place concrete, masonry or all-weather wood units laid up with such reinforcing materials as may be required for quality construction.

*Planned Unit Development (PUD):* A residential or commercial development guided by a total design plan in which one or more of the zoning or subdivision regulations, other than use regulations, may be waived or varied to allow flexibility and creativity in site and building design and location, in accordance with general guidelines.

*Planning Commission:* The Planning Commission for the City of Goodland, Kansas.

*Post Office:* A facility used for the collection, sorting and distribution of U.S. mail among several zip code areas and having limited retail services for the public, such as the sale of stamps, postcards and postal insurance.

*Preliminary Development Plan:* A preliminary site plan that may be submitted at the option of the developer to the Building Official prior to submission of the final site plan.

*Printing and Publishing:* The production of books, magazines, newspapers and other printed matter, and record pressing and publishing, engraving and photoengraving, but excluding businesses involved solely in retail photocopying, reproduction, photo developing or blueprinting services.

*Property Line:* A dividing line between a lot, tract or parcel of land and the contiguous street.

*Recreation and Entertainment, Indoor:* An establishment offering recreation, entertainment or games of skill to the public for a fee or charge and that is wholly enclosed in a building. Typical uses include bowling alleys, indoor theaters, bingo parlors, pool halls, billiard parlors and video game arcades. Does not include those uses considered as parks and recreation.

*Recreation and Entertainment, Outdoor:* An establishment offering recreation, entertainment or games of skill to the public for a fee or charge, wherein any portion of the activity takes place in the open. Typical uses include archery ranges, batting cages, golf driving ranges, drive-in theaters and miniature golf courses. Does not include those uses considered as parks and recreation.

*Recreational Vehicle:* Any of the following vehicles which are licensed for travel on the highway: travel trailer (a vehicular, portable structure built on a chassis, designed to be used as a temporary dwelling for travel, recreation or vacation, or one permanently identified as a travel trailer by the manufacturer of the trailer); pick-up coach (a structure designed to be mounted on a truck chassis for use as a temporary dwelling for travel, recreation and vacation); motor-home (as a portable, temporary dwelling to be used for travel, recreation and vacation, constructed as an integral part of a self-propelled vehicle); and camping trailer (as a canvas, material or metal folding structure, mounted on wheels, and designed for travel, recreation and vacation use).

*Recreational Vehicle Park or RV Park:* Land used or intended to be used for occupancy by recreational vehicles for the short-term (30 days) occupancy of transient living purposes, including the use of camping spaces for tents.

*Recycling collection center:* A facility which is not larger than 1,000 square feet in size and is designed for the collection of aluminum and steel cans, glass, plastic containers, papers and other usable materials for their redistribution for sale or reutilization. This definition does not include processing equipment or storage.

*Recycling processing center:* A facility designed for the purpose of collecting, redistributing and processing recyclable materials. Activities may include the receipt, separation, storage, conversion, bailing and/or processing of paper, iron, metal, glass, newspaper, and other non-biodegradable materials. Hazardous and biodegradable materials, as determined by the Kansas Department of Health and Environment, including, but not limited to, food, beverages, drugs,

cosmetics, hazardous chemicals, poisons, medical wastes, syringes, needles, pesticides, and other similar materials, shall not be brought into or handled by a recycling processing center.

*Religious Assembly:* A site used by a bona fide religious group primarily or exclusively for religious worship and related religious services, including a place of worship, retreat site or religious camp.

*Repair Service:* An establishment primarily engaged in the provision of repair services to individuals and households, but excluding "Vehicle Repair" services. Typical uses include appliance repair shops.

*Research Service:* An establishment engaged in conducting basic and applied research, including production of prototype products when limited to the minimum scale necessary for full investigation of the merits of a product, excluding production of products used primarily or customarily for sale or for use in non-prototype production operations.

*Restaurant, Fast Food:* A use primarily engaged in the sale of food and non-alcoholic beverages in a ready-to-consume state and where the design or principal method of operation is that of a fast-food or drive-in restaurant offering quick food service, where orders are generally not taken at the customer's table, where food is generally served in disposable wrapping or containers, and where food and beverages may be served directly to the customer in a motor vehicle.

*Restaurant, General:* A building wherein food is prepared and served in ready to eat form to the public for human consumption. The term restaurant shall include cafe, cafeteria, grill, pizza or chili parlor, diner, snack shop, hamburger shop and steak house.

*Retail:* Refers to the sale of commodities and services directly to customers, when such commodities and services are used or consumed by the customer and not purchased primarily for the purpose of resale.

*Retail Sales and Service:* An establishment engaged in the sale or rental of goods and services, including, but not limited to, antique shops, apparel and accessory stores, art and supply stores, bicycle shops, book and stationary stores, barber and beauty shops, candy and ice cream stores, cigar and tobacco stores, dressmakers and tailors, flower and gift shops, hobby shops, interior decorators, jewelry stores, key shops, leather goods and luggage stores, music instrument sales and repair, photocopying services, shoe repair and shoe shine stores, sporting and athletic goods, toy stores and department stores; excluding uses more specifically defined.

*Safety Service:* A facility for conduct of public safety and emergency services, including fire and police protection services and emergency medical and ambulance services.

*Salvage Yard:* A lot, land or structure, or part thereof, used primarily for the collecting, dismantling, storage and salvaging of machinery or vehicles that are not in operating condition; or for the sale of parts thereof. Typical uses include automobile salvage yards and junk yards.

*School, Elementary, Middle or High:* The use of a site for instructional purposes on an elementary or secondary level.

*Service floor area:* The total floor area of a building exclusive of stairways, restrooms, storage rooms, hallways, or other areas which are not regularly used by visitors, clients, customers, patients, or patrons in their normal everyday use of the building.

*Setback:* The distance that is required by this zoning regulations to be maintained in an unobstructed state between a structure and the property line of the lot on which the structure is located. (Note: The term "setback" refers to a required minimum area, while the term "yard" refers to the actual open area.)

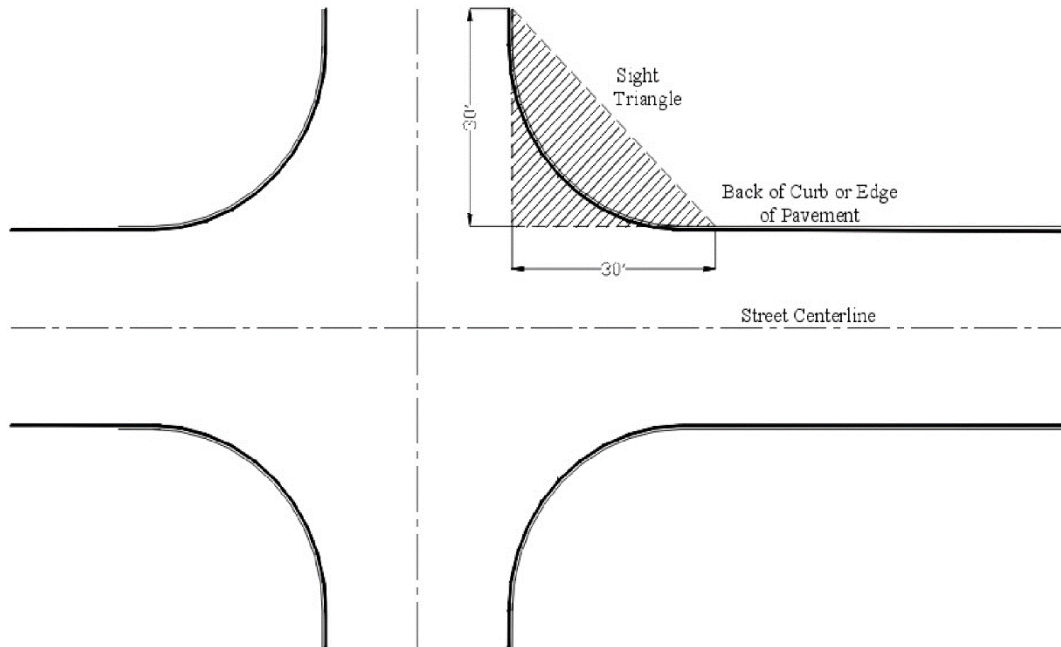
*Service Station, Automotive:* A use primarily engaged in the retail sale of gasoline or other motor fuels primarily to automobiles and passenger vehicles, along with accessory activities such as the sale of lubricants, accessories, or supplies, the lubrication of motor vehicles, and the minor adjustment or repair of passenger motor vehicles. Uses involved primarily in the sale of diesel fuel, gasoline or other fuels to tractor trucks and uses that feature parking, storage or servicing of tractor trucks or semi-trailers shall be classified as "Truck Stop Service Stations."

*Service Station, Truck Stop:* A use primarily engaged in the sale of diesel fuel, gasoline or other fuels to tractor trucks, along with accessory activities such as the sale of lubricants, accessories or supplies, or the servicing of tractor trucks or semi-trailers. A truck stop service station may include, as an accessory use, the parking and storage of tractor trucks and semi-trailers.

*Shooting Range:* A facility used or intended to be used for the discharge of firearms at targets.

*Sight Triangle:* A triangular area at a street intersection in which nothing shall be erected, placed, planted, or allowed to grow in such a manner as to materially impede vision between a height of 2½ feet and 8 feet above the grades of the outside edges of the street surface or the edge of the maintained surface of the road of the intersecting streets, measured from the point of intersection of the back side of the curb or maintained surface, thirty feet in each direction.

**Figure 4 - Sight Triangle Minimum Standards**



*Sign:* Any words, numerals, figures, devices, designs or trademarks by which information is made known to the public outside a building.

*Single-Family Residential, Detached:* The use of a lot for only one principal dwelling unit that is not connected to any other dwelling unit. This definition shall include, as defined by these regulations, "manufactured homes-residential design" and "modular homes" but shall exclude "manufactured homes".

*Single-Family Residential, Attached:* The use of a site for two or more dwelling units that are constructed with common or abutting walls and with each dwelling unit located on its own separate lot. Typical uses include townhouses and twinhomes.

*Solid Waste Collection/Processing:* Recycling collection centers, incinerators, processing facilities, materials recovery facilities, solid waste transfer stations or any facility where municipal solid wastes are salvaged, sorted, processed or treated.

*Solid Waste Transfer Station:* A facility where solid waste or recyclable material is transferred from collection vehicles (some sorting may occur) to long distance hauling vehicles for transportation to a central solid waste management facility for processing, disposal, incineration or resource recovery.

*Specified Sexual Activities:* (1) Sexual conduct, being acts of masturbation, homosexuality, sexual intercourse or physical contact with a person's unclothed genitals, pubic area, buttocks or, if such person be a female, her breast; (2) Sexual excitement, being the condition of human male or female genitals when in a state of sexual stimulation or arousal; or (3) Sadomasochistic



abuse, being flagellation or torture by or upon a person or the condition of being fettered, bound or otherwise physically restrained.

*Stockyard:* A non-farm-based facility used or intended to be used for selling or holding livestock.

*Story:* That part of a building included between the surface of one floor and the surface of the floor next above, or if there be no floor above, that part of the building which is between the surface of a floor and the ceiling next above. A top story attic is a half story when the main line of the eave is not above the middle of the interior height of such story. The first story is a half story when between fifty and seventy-five percent of the area of its exterior walls are exposed to outside light and air entirely above grade and which exterior walls contain windows or doors permitting the entrance of daylight and outside air.

*Street:* A right-of-way which affords principal means of vehicular access to property abutting thereon.

*Street line:* The dividing line between the street and the abutting property, also commonly known as the front property line.

*Street Network:*

*Expressway:* A street which provides fast and efficient movement of large volumes of traffic between areas and does not provide a land service function.

*Arterial:* A street which provides for through traffic movement between and around areas with direct access to abutting property, subject to necessary control of entrances, exits and curb uses.

*Collector:* A street which provides for traffic movement between arterials and local streets, with direct access to abutting property.

*Local:* A street which provides direct access to abutting land and local traffic movement whether in business, industrial, or residential areas.

*Structure:* That which is built or constructed, to meet the City Building Codes, an edifice or building of any kind, or any piece of work artificially built up or composed of parts joined together in some definite manner.

*Structural Alterations:* Any change or rearrangements of the supporting members or a building, such as bearing walls or partitions, columns, beams, or girders, or any complete rebuilding of the roof or the exterior walls.

*Studio, Radio, Television, Film or Music:* An establishment primarily engaged in the provision of recording or broadcasting services accomplished through the use of electronic mechanisms.

*Subdivision:* The division of a tract of land into three (3) or more lots or parcels for the purpose of transfer of ownership or building development, or, if a new street is involved, any division of a parcel of land. The term subdivision includes resubdivision and the term "resubdivision," as used herein, shall include any further subdivision of a lot or parcel of land previously subdivided, for sale, use, or other purposes, which varies from the latest, approved subdivision of the same. See the land subdivision regulations.

*Swimming Pool:* Any structure intended for swimming or recreational bathing that contains water over 24 inches deep. This includes in-ground, above and on-ground swimming pools, hot tubs and spas.

*Temporary Uses:* A use which is only allowed for a specified period of time. Typical temporary uses include, but are not limited to Christmas tree sales, garage sales, road stands, etc.

*Tent* is a collapsible shelter of fabric (such as nylon or canvas) stretched and sustained by poles and used for camping outdoors or as a temporary building

*Total floor area:* The square foot area of a building, including accessory buildings, measured from outside wall surfaces, and including garages, porches, utility rooms, stairways, recreation rooms, storage rooms, but excluding unroofed balconies and patios.

*Tourist Cabin:* See definition of "hotel / motel".

*Townhouse:* A dwelling unit located in a group of three or more attached townhouse dwelling units with no other dwelling unit located above or below another and with each dwelling unit having at least one interior common wall and a private exterior entrance.

*Townhouse Structure:* A grouping of three or more townhouses.

*Townhouse Site:* A townhouse, the total land area beneath the townhouse and the facilities associated with the townhouse.

*Transit Facility:* A facility used or intended to be used as an area for loading, unloading and interchange of transit passengers. Typical uses include bus terminals, rail stations and passenger related mass transit facilities.

*Transitional Living Facility:* A state licensed group-care home for juvenile delinquents, halfway houses providing residence, rehabilitation and counseling to persons on release from a more restrictive custodial confinement, and residential rehabilitation treatment centers which also may provide outpatient rehabilitation for alcohol and other drug abuse.

*Twinhome:* The use of a site for two dwelling units that are constructed with common or abutting walls and with each dwelling unit located on its own separate lot. Twinhomes are often created by subdividing a single duplex into two separate lots each of which contains one dwelling unit.

*Utility, Major:* Generating plants; electrical switching facilities and primary substations; water and wastewater treatment plants; water tanks; and radio, television and microwave transmission towers; and similar facilities of agencies that are under public franchise or ownership to provide the public with electricity, gas, heat, steam, communication, rail transportation, water, sewage collection or other similar service. The term "utility" shall not be construed to include corporate or general offices; gas or oil processing; manufacturing facilities; postal facilities or other uses defined in this section.

*Utility, Minor:* Services and facilities of agencies that are under public franchise or ownership to provide services that are essential to support development and that involve only minor structures, such as poles and lines.

*Variance:* An authorization, by the board of Zoning Appeals, of a variance from the specific terms of this zoning ordinance. Variances are limited to those authorized in the powers and duties of the Board of Zoning Appeals as defined in this chapter.

*Vehicle and Equipment Sales:* An establishment engaged in the retail or wholesale sale or rental, from the premises, of motorized vehicles or equipment, along with incidental service or maintenance activities. Typical uses include new and used automobile and truck sales, automobile rental, boat sales, motorcycle sales, moving trailer rental, and farm equipment and machinery sales and rental.

*Vehicle/Equipment Storage Yard:* An outdoor area used or intended to be used for long-term storage of vehicles and equipment, other than a "Commercial Parking Lot" or accessory parking to a principal use.

*Vehicle Repair, General:* An establishment primarily engaged in painting of or bodywork to motor vehicles or heavy equipment. Typical uses include paint and body shops.

*Vehicle Repair, Limited:* A use providing automobile repair or maintenance services within completely enclosed buildings, but not including "General Vehicle Repair" services.

*Vocational School:* A use providing education or training in business, commercial trades, language, arts or other similar activity or occupational pursuit, and not otherwise defined as a "College or University" or "School."

*Warehouse, Residential Storage:* An enclosed storage facility containing independent, fully enclosed bays that are leased to individuals exclusively for dead storage of their household goods or personal property.

*Warehousing and Wholesale:* An establishment primarily engaged in the storage or sale of materials, equipment, or products or sale to wholesalers or retailers. Typical uses include cold storage, warehousing and dead storage facilities, but exclude "Residential Storage Warehouses" and sale of goods to the general public.

*Welding or Machine Shop:* A workshop where machines, machine parts, or other metal products are fabricated. Typical uses include machine shops, welding shops and sheet metal shops.

*Wind Turbine:* A machine by which mechanical energy supplied by the wind is changed to electric energy.

*Yard:* An open space at grade between a building and the adjoining lot lines, unoccupied and unobstructed by any portion of a structure from the ground upward, except as otherwise provided. In measuring a yard for the purpose of determining the width of a side yard the depth of a front yard or the depth of a rear yard, the least horizontal distance between the lot line and the building shall be used.

*Front:* A yard across the full width of the lot extending from the front line of the main building to the front line of the lot.

*Side:* A yard between the main building and the adjacent side line of the lot, and extending entirely from a front yard to the rear lot line.

*Rear:* A yard between the rear lot line and the rear line of the main building and the side lot lines.

*Zone or District:* A section of the Zoning Area for which uniform regulations governing the use, height, area, size, and intensity of use of structures, land, and open space are herein established.

*Zoning Area:* The area to be zoned as set out on the official Zoning Map filed of record.

*Zoning Regulations:* The term "zoning regulations" or "these regulations" shall mean the requirements stipulated in the regulations herewith attached, and shall mean the lawfully adopted zoning regulations of the City of Goodland.

**SECTION 3.** Section 19-502(T) will be amended to read as follows:

T. Recreational Vehicle Parks. Recreational Vehicle Parks shall be permitted subject to the following conditions:

(1) The site selected for recreational vehicle parks shall be well drained and primarily designed to provide space for short-term occupancy to the traveling public. Location of the site may not necessarily front on a major roadway or thoroughfare, but it shall be directly accessible to the major roadway by means of a private road or public road that it has frontage on. Short-term occupancy shall not exceed 30 days, except as approved by the Building Official.

(2) Minimum tract size shall a minimum of two (2) acres and shall be in one (1) ownership.

(3) The maximum number of recreational vehicle spaces allowed within the permitted districts shall not be more than 20 per acre. Consideration shall be given to whether the recreational vehicle park and the density level are designed accordingly. The densities of overnight use may be higher than destination type since it primarily serves as a short stopping point while the destination type recreational vehicle park located at or near a scenic historical or outdoor recreational area provides for longer and extended stays of several days or weeks.

(4) All yard areas and other open spaces not otherwise paved or occupied by structures shall be sodded and/or landscaped and shall be maintained in compliance of this code.

(5) Minimum width of a recreational vehicle space shall be 25 feet. The space shall be so designed to provide space for parking both the recreational vehicle and towing vehicle off the roadway. No recreational vehicle unit shall be closer than 10 feet to any other adjacent unit, structure or roadway, and all spaces shall have direct access to the roadway. No unit shall be placed closer than 30 feet to any of the development property lines, and the 10 feet nearest the property line shall be permanently maintained as a sodded and/or landscaped area. RV parks shall contain a minimum of 1,000 square feet for each trailer and provide an area for the vehicle used to move it to park when unhooked. Camping space must be no less than 500 square feet.

(6) *Identification of roadways and spaces.* All park roadways recreational vehicle spaces shall be clearly identified with letters or numerals of a light reflecting material. Such letters or numerals are to be a minimum of two inches in height. Such identification shall be in complete agreement with the site plan prepared under Article XIII of the Zoning Regulations. All parking areas and roadways shall be constructed and paved with a hard surface bituminous or concrete material.

(7) *Lighting.* All RV park roadways shall be lighted from dusk to dawn in a proper and sufficient manner, as provided by the plat for construction and with approval of the planning commission and governing body of the city. All RV parks shall be provided with general outdoor lighting with a minimum of 0.3-foot candles of general illumination.

(8) *Service buildings.* Each park serving or intended to serve 10 or more recreational vehicles shall be provided with one or more service buildings which shall:

- (a) Be located no nearer than 17 feet from a recreational vehicle in a park;
- (b) Be so located that any recreational vehicle which it serves shall not be parked more than 500 feet from it;
- (c) Be of permanent type construction and be adequately lighted;
- (d) Be of moisture resistant material to permit frequent washing and cleaning;
- (e) Have one flush type toilet, one lavatory and one shower or bathtub for females; and one flush type toilet, one lavatory, one shower or bathtub for males for up to 20 recreational vehicles. One additional unit of the above plumbing facilities shall be provided for each sex for each 20 additional recreational vehicles served or major fraction thereof. All lavatories, bathtubs and showers shall be connected with both hot and cold running water;

- (f) Have adequate heating facilities to maintain a temperature of 70 degrees Fahrenheit in the building and provide hot water (140° F.) at a minimum rate of eight gallons per hour for the required fixture units;
  - (g) Have an accessible, adequate, safe and potable water supply of cold water;
  - (h) Have all rooms well ventilated with all openings effectively screened;
  - (i) Have at least one slop water closet or other facility suitable for cleaning and sanitizing waste receptacles located inside park premises;
  - (j) Comply with all applicable ordinances of this code, regarding the construction of buildings and the installation of electrical, plumbing, heating and air conditioning systems;
  - (k) Be maintained in a clean sanitary condition and kept free of any condition that will menace the health of any occupants or the public or constitute a nuisance.
- (9) *Water supply.* Provisions relating to the water supply in RV parks in the city shall be as follows:
- (a) *Required.* An accessible, safe and potable supply of water as approved by the health officer shall be provided in each park. If city water is available to the park it shall be used;
  - (b) *Layout.* The size and location of water mains and fire hydrants shall be in accordance with the fire code of the city, and with approval of the city building official;
  - (c) *Service connections.* Individual water service connections shall be provided at each RV space. Such connections shall be located at least four inches above ground surface, at least three-quarters inch in diameter and equipped with a three-quarters inch valve outlet. The outlet shall be protected from surface water flooding and all pipes shall be protected against freezing. Below ground shutoff valves may be used but stop and waste valves shall not be used. When service connections are provided for recreational vehicle spaces they shall comply with the above requirements.
- (10) *Sewage disposal.* Provisions relating to sewage disposal in RV parks shall be as follows:
- (a) *Individual sewer connections.* Sewer connections shall be provided for each recreational vehicle space in accordance with this code. If individual connections are provided for recreational vehicles, they shall be of similar construction;
  - (b) *Design.* Any sewage system connection to the city sewer system shall be in accordance with all applicable requirements of this code;
  - (c) *RV parks.* Shall provide sanitary stations for the sole purposes of removing and disposing of wastes from holding tanks in a clean, efficient and convenient manner.
- (11) *Garbage and refuse.* Provisions for garbage and refuse storage, collection and disposal shall be maintained so as to create no health hazards, rodent harborage, insect breeding areas, accident hazards or air pollution, and all garbage and refuse storage areas

that uses can or barrel type containers, shall be properly screened from public view, and shall comply with the requirements of the city.

(12) *Rodents and insects.* Provisions relating to infestation of rodents and insects in RV parks shall be as follows:

(a) *Maintenance free from infestation.* RV parks shall be maintained free of excessive insect or rodent infestation;

(b) *Preventive environmental maintenance.* The RV park management shall keep all areas outside of the confines of the individual recreational vehicle spaces reasonably free of breeding, harboring and feeding places for rodents and insects. Such areas shall be kept free of litter, trash, salvage material, junk and weeds or other obnoxious vegetation growths in excess of 8 inches in height.

(13) *Electricity.* A weather proof 50/30/20 amp surface mount RV power outlet box shall be provided for each recreational vehicle space. All electrical wiring shall comply with applicable provisions of the electrical code of the city. No power lines shall be permitted to lie on the ground. All electric wiring must be underground in RV parks.

(14) *Register.* It shall be the duty of a person operating each RV park to keep a register containing a record of all recreational vehicle owners and tenants located within each RV park. The register shall contain the name and address of each occupant, and the dates of arrival and departure of each recreational vehicle. The person operating each RV park shall keep the register available for inspection at all reasonable hours by law enforcement officers, assessor, public health officials and other officials whose duties necessitate acquisition of the information contained in the register. The original records of the register shall not be destroyed for a period of three years following the date of registration.

(15) A central office or convenience establishment with an attendant shall be provided within the recreational vehicle park to register guests and provide service and supervision to the camp for camps in excess of 5 acres.

(16) The applicant for a recreational vehicle park shall submit a development plan to the Planning Commission for approval. Such plan shall contain the information as required below and any other information the Board reasonably shall deem necessary to fully evaluate the proposed development. The applicant shall submit the information on a sheet size not to exceed 24" × 36" dimensions as a proposed development plan showing:

- (A) General layout of development with dimensions, depths, number of spaces and related sanitation accommodations;
- (B) Parking area location, sizes and capacity;
- (C) Ingress and egress points for the project;
- (D) Use of structures;

- (E) General layout of typical recreational vehicle space showing size of space and proposed improvements;
- (F) Layout of roadway within the camp;
- (G) Net density of proposed project, expressed in terms of units per acre;
- (H) General landscaping plan indicating all new and retained plant material to be incorporated within the new development and layout of outdoor lighting system;
- (I) Plan and method of sewage disposal and water supply;
- (J) Location plan and number of proposed sanitary conveniences, including proposed toilets, washrooms, laundries and utility areas;
- (K) Be provided with barriers to protect the utility service hookups, mounted to/ or set in concrete, including but not limited to bollard posts and/or guardrails to prevent damage;
- (L) The development shall provide a general refuse storage area or areas that shall be provided with a paved concrete surface and shall be enclosed to screen it from view.

**SECTION 4.** This ordinance shall be in force and take effect after its publication in the Goodland Star News.

**PASSED AND ADOPTED** this 6<sup>st</sup> day of November, 2023, by the Governing Body of the City of Goodland, Kansas.

\_\_\_\_\_  
Aaron Thompson, Mayor

ATTEST:

\_\_\_\_\_  
Mary P. Volk, City Clerk





**AGENDA ITEM #**  
**CITY COMMISSION COMMUNICATION FORM**

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**FROM: Kent Brown, City Manager**  
**Kenton Keith, Streets Superintendent**  
**Dustin Bedore, Director of Public Power**

**DATE: 11/20/2023**

**ITEM: Resolution – Remove Stoplights at 11<sup>th</sup>/Main intersections**

**NEXT STEP:**

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RESOLUTION  
 MOTION  
 INFORMATION

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**I. REQUEST OR ISSUE:**

Resolution to remove the stoplights at 11<sup>th</sup>/Main intersection and replace it with stop signs for the eastbound/westbound traffic on 11<sup>th</sup> St. only.

**II. RECOMMENDED ACTION / NEXT STEP:**

Approve Resolution or give staff direction.

**III. FISCAL IMPACTS:**

To remove stoplights will only take the labor to remove the cross arm piece of the pole and the electrical wiring and control box at the intersection. There will be the labor to install stop signs at the intersection (2 way stop signs). There will also be labor to remove the bricks that indicate the stop line for north and southbound on Main St.

**IV. BACKGROUND INFORMATION:**

**From the August 21, 2023 City Commission meeting:**

**The City of Goodland requested KDOT perform a TEAP study of the intersections of 11<sup>th</sup>/Main St. and 12<sup>th</sup>/Main St. to estimate existing traffic demands and provide guidance on the proper traffic control scheme for the two intersections.**

Kent stated, an engineer study was completed when Andrew Finzen was here but it got lost in the shuffle. TEAP is a traffic engineering assistance program study that evaluated the appropriateness of existing traffic signal controls at the intersections of 11<sup>th</sup> and 12<sup>th</sup> Streets and Main Street. We know we will have discussion with KDOT for the signal at Highway 24/27. The traffic lights are within a central business district area. Typical weekday traffic was obtained along with am/pm peak traffic and evaluating alternatives to traffic pattern. The recommendation in study is that same recommendation be followed for each intersection. Base recommendation is that existing traffic signal be removed, implementing two way stop with 11<sup>th</sup> and 12<sup>th</sup> Streets being the STOP controlled approach to Main Street. The alternate recommendation is the traffic signals remain but be upgraded to current day standards and technology. Right now the automatic timer seems to work. Our question to commission is do we keep them or not? Commissioner Showalter stated, the cheapest idea

is best idea. I do not want a round-about and I am not in favor of updating. I feel we need to do stop signs. Mayor Thompson stated, even at the busiest time of day there was barely a vehicle a minute passing through intersection at one time. I have talked with many citizens lately and not one person said we need to keep them. They want them taken out. There does not appear to be a relevant reason to keep them. Commissioner Showalter stated, the cost to maintain is very high. Kent stated, two considerations to keep in mind is north of 11<sup>th</sup> Street to 8<sup>th</sup> Street the speed will pick up since there are more blocks without a traffic control device. The south end has the school that slows traffic and the street is a little rougher. Would there be complaints with speed and enforcement on Main Street? The other concern is that it provides protection for pedestrians crossing traffic. I agree maintenance costs are high but is it really useful to have signals two blocks in a row. Mayor Thompson stated, I have no idea the original reasoning for traffic lights. I agree speed will probably increase without the lights. The other concern is sometimes it is hard to see around vehicles parked on Main Street. Is cost to update and maintain lights worth safety and peace of mind for pedestrians? Dustin stated, the lights were here in 1983 when I came to town. Other intersections that had flashing red lights were 12<sup>th</sup> and Broadway, 8<sup>th</sup> and Main and 17<sup>th</sup> and Main. I believe we got the issue resolved with the light at Highway 24/27 because we replaced controller. Replacement of controllers for these two lights will be coming. We will also need to discuss school zone lights as the equipment has also been there a while. Commissioner Showalter asked, the signal at Highway 24/27 intersection was flashing red this weekend, is there an issue? Dustin stated, we found the issue, the connection was loose. Kent stated, seems general consensus is the base recommendation. We will come back with estimated costs for base recommendation. Mayor Thompson stated, we need to have all commission present for decision as this is a big issue. We can also look at putting in stop sign to see if people would like it but leave poles in case we want to replace signals.

**From the November 6, 2023 City Commission minutes (draft form at time of this writing)**

**TEAP Study Recommendations follow up** - Kent stated, in August the Commission reviewed the traffic study for 11<sup>th</sup> and 12<sup>th</sup> and Main Street traffic signals. The base recommendation for the study is to remove both signals. An alternate recommendation is to keep the signals at both intersections, but must be updated to current day standards. We also did a public survey and staff has discussed signals. Dustin got a quote from Gades Sales to upgrade signal at 12<sup>th</sup> Street intersection so we know cost to upgrade. We will have to update signal at intersection of Highway 24 and 27. Staff recommendation is to remove signal at 11<sup>th</sup> Street intersection and for 12<sup>th</sup> Street intersections there are arguments both ways. If that signal is removed, I feel we need a 4-way stop. Dustin stated, the poles at that intersection would stay because we have lights on them, but the cross arms would be removed. Mayor Thompson stated, the quote to update signal is \$21,500, what is life span? Dustin stated, we are running on borrowed time with existing equipment. They say fifteen year life and we are running close to twenty-five years with existing equipment. They indicated the radar drove up the price, so quoted a fish eye camera which is better at Highway 24 and 27 intersection. Mayor Thompson stated, if we take down the cross bars and leave the poles, then change our mind, it would be a simple process to put cross arms back up. Study shows we do not need them and I feel should remove both signals. Then if we find we need them we can put them back up easily. Commissioner Redlin stated, I agree but if we remove signal at 12<sup>th</sup> Street intersection I recommend a 4-way stop with the next block being the early childhood center. That will slow traffic in that area. Mayor Thompson stated, I disagree. I know if you have long stretch of road people will drive faster. There is already a long stretch of road from the other direction without a stop sign. Vice-Mayor Howard stated, I feel the 4-way stop will cause more confusion. Mayor

Thompson stated, if we have people speeding we have options like digital signs to alert people of their speed. Jason stated, Main Street has needed speed limit signs for a long time. I feel posting signs will help. The current signs are hidden. In my opinion, I feel one stop light is beneficial. The problem with stop signs is seeing around parked cars. There is a lot at the intersection of 12<sup>th</sup> and Main. Mayor Thompson stated, I considered that because it is difficult to see past the parked cars, but you have same thing at 10<sup>th</sup> Street intersection. Jason stated, at the 12<sup>th</sup> Street intersection the businesses are busier and there are cars parked there more often, but I understand both sides. Commissioner Redlin stated, I feel the consensus is to remove signal at 11<sup>th</sup> Street intersection. Vice-Mayor Howard stated, we can remove the signal at 11<sup>th</sup> Street intersection then come back and make a decision on 12<sup>th</sup> Street intersection later. Mayor Thompson asked, when will we need to update the signals? Dustin stated, there is no timeline but if a controller fails, you would have to update. If we remove the signal at 11<sup>th</sup> Street intersection, we can use it for parts. Mayor Thompson asked, do we want a resolution for change? Kent stated, we could have a resolution to put in the stop signs. Mayor Thompson stated, please bring a resolution back for 11<sup>th</sup> Street intersection.

**RESOLUTION NO. 1618**

**A RESOLUTION PROVIDING FOR AND AUTHORIZING THE PLACEMENT OF STOP SIGNS AT THE SOUTHWEST QUADRANT AND THE NORTHEAST QUADRANT OF THE INTERSECTION OF 11<sup>TH</sup> STREET AND MAIN STREET IN THE CITY OF GOODLAND, KANSAS.**

**WHEREAS**, the City of Goodland previously had stoplights installed at 11<sup>th</sup> Street and Main Street in the City of Goodland, Kansas; and

**WHEREAS**, the City of Goodland had requested the Kansas Department of Transportation authorize a Traffic Engineering Assistance Program (TEAP) Study for 11<sup>th</sup> Street and Main Street; and

**WHEREAS**, the TEAP study was prepared by BG Consultants and had a base recommendation for the existing traffic signal control should be removed in accordance with the procedures outlined in Section 4B.02 of the MUTCD and a Two-Way STOP Control should be implemented with 11th Street being the STOP controlled approaches at Main Street; and

**WHEREAS**, pursuant to authority granted to the Governing Body of the City of Goodland, Kansas, by Section 59 of the Standard Traffic Ordinance for Kansas Cities, 2023 Edition adopted by Ordinance No. 1764 dated August 7, 2023, and published in the official City newspaper, adopted by Section 16-101 of the Code of the City of Goodland, Kansas, 2023 edition, the Governing Body of said City deems it necessary to place a stop sign at the southwest quadrant and the northeast quadrant of the intersection of 11<sup>th</sup> Street and Main Street in the City of Goodland, Kansas.

**THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF GOODLAND, KANSAS:**

**Section 1.** That a stop sign is authorized for placement at the following locations:

**At the Southwest Quadrant of the Intersection of 11<sup>th</sup> Street and Main Street; and**

**At the Northeast Quadrant of the Intersection of 11<sup>th</sup> Street and Main Street.**

**Section 2.** This Resolution shall take effect and be in force from and after its adoption.

**Adopted by the Governing Body and approved by the Mayor** this 20<sup>th</sup> day of November, 2023.

\_\_\_\_\_  
Aaron Thompson, Mayor

ATTEST:

\_\_\_\_\_  
Mary Volk, City Clerk  
SEAL



## CITY COMMISSION COMMUNICATION FORM

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**FROM: Kent Brown- City Manager**

**DATE: 11/20/2023**

**ITEM: Authorization to Purchase Playground Shade Structure**

**NEXT STEP:** Commission Motion

ORDINANCE

MOTION

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- I. **REQUEST OR ISSUE:** Staff is seeking authorization to purchase and install a shade structure over the playground at Steever Park.
  
- II. **RECOMMENDED ACTION/NEXT STEP:** .  
Approve purchase and direct staff to proceed.
  
- III. **FISCAL IMPACTS:** The City received a grant from the Sherman County Community Foundation in the amount of \$15,000. The remainder of the cost will be derived from the Special Parks fund. 26-01-4010.
  
- IV. **BACKGROUND INFORMATION:** Page Ely presented information about the benefits of a shade structure over playgrounds to the Park/Tree board earlier. The shade structure would be approximately 50 feet by 35 feet. Due to durability and the same manufacturer built the shade structures at the Steever water park, USA Shade has provided a quote for \$27,123.68. After reviewing the presentation, Park Board approved a recommendation to the City Commission to purchase the shade structure (as well as the submission of the grant application to the Sherman County Community Foundation that was successful).
  
- V. **LEGAL ISSUES:** None
  
- VI. **CONFLICTS OR ENVIROMENTAL ISSUES:** None



**PROPOSAL DATE: 11/15/2023**  
**Valid for 30 days**


# Proposal

## Project Information

<b>Customer Name</b>	City of Goodland	<b>Rep Firm</b>	All Inclusive Rec.
<b>Project Name</b>	Steever Park	<b>Contact</b>	John Horne
<b>Quote Number</b>	Q-052617	<b>Phone</b>	
<b>Project Location</b>	Goodland, KS 67735	<b>Email</b>	johnh@allinclusiverec.com



Structure Q-058900 Details

Structure Type	Hip Oversized	Weight of Each Column	675.2 lbs
Model Number 11/15/2023	Oversized Hip 451	Column Steel Size	HSS 10.75 x 0.365
Structure Size	<b>Length</b> 50 ft 0 in <b>Width</b> 35 ft 0 in	Weight of Upper Frame (Total)	2748.9 lbs
Entry Height	13 ft 0 in	Upper Frame Steel Size	HSS 5.5625 x 0.258
No. of Columns	4	Weight of Entire Structure (Each)	5449.67 lbs
Number of Fabric Tops	1	Est. Pier Footing Size	2.50 Diam. x 8.00 Deep
Fabric Type	Shadesure	Est. Pier Footing Concrete (Each)	1.45 Cubic Yards
Fabric Color:	Electric Purple 200000SEP 	Est. Spread Footing Size	6.00 Sq x 3.00 Deep
Fabric Attachment Type	Standard	Est. Spread Footing Concrete (Each)	4.00 Cubic Yards
Frame Finish	Zinc-rich Coastal Primer with Powder Coat	Building Code	INTERNATIONAL BUILDING CODE 2018
Frame Color	BLACK-115618BLK	Wind Load Fabric On (Max)	115 MPH* and 180 MPH with Fabric Off
Electrical Access	None	Snow Load Fabric On (Max)	5 PSF
Cable/Hardware Finish	Galvanized	Column Attachment Type	Recessed Base Plate
Anchor Bolts Included	Yes	Other	



Item #	Description	Price Each	Qty	Total
Q-058900	Oversized Hip 451 Length 50 ft 0 in x Width 35 ft 0 in by 13 ft 0 in Entry	\$ 24,250.00	1	\$ 24,250.00
Freight	Freight	\$ 2,223.68	1	\$ 2,223.68
Drawing	Electronic Stamped Engineering Drawing	\$ 650.00	1	\$ 650.00
			Subtotal	\$ 27,123.68
			Sales Tax	Not Included
			<b>Total</b>	<b>\$ 27,123.68</b>

**Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Proposal Pricing:** The above proposal is valid for **30** days from the date first set forth above. **PRICES ARE YOUR COSTS.** After 30 days, we reserve the right to increase prices due to the rise in cost of raw materials, fuel, or other cost increases. When applicable, USA SHADE & Fabric Structures reserves the right to implement a surcharge for significant increases in raw materials, including, but not limited to: fuel, steel, and concrete. Due to the duration of time between proposals, contracts, and final installation, USA SHADE & Fabric Structures reserves the right to implement this surcharge, when applicable at its sole discretion. Installation, unloading and storage are not included unless specifically noted in Proposal.

In the event of a software error creating an incorrect price, USA SHADE & Fabric Structures reserves the right to void the incorrect proposal and supply a corrected version to the purchaser.

**Taxes:** Sales and/or use taxes are not included in your proposal. Sales and/or use taxes will be added at time of order unless acceptable tax-exempt documentation is provided.

**Purchase:** By executing this proposal, or submitting a purchase order pursuant to this proposal (which shall incorporate the terms of this agreement specifically by reference) which is accepted by USA SHADE & Fabric Structures (the "Company"), the purchaser identified above ("you" or the "Purchaser") agrees to purchase Shade Structures brand shade structures ("Structures") and the services to be provided by the Company, as detailed in the Proposal sections of this agreement, above, or in the relevant purchase order accepted by the Company, for use by Purchaser or for installation by Company or Purchaser on behalf of a third-party who will be the ultimate owner of the Structures (the ultimate owner of a Structure, whether Purchaser or a third-party, being the "Owner").

**Short Ship and Damage Claims:** Purchaser has 5 days from receipt of the structures to file a short ship or damage report in writing to its sales representative. Company will not honor claims made after this time.

**Standard Exclusions:** Unless specifically included Proposal section above, this agreement does not include, and Company will not provide, services, labor, or materials for any of the following work: (a) removal and disposal of any materials containing asbestos or any hazardous materials as defined by the EPA; (b) moving Owner's property around the installation site; (c) repair or replacement of any Purchaser or Owner-supplied materials; (d) repair of concealed underground utilities not located on prints supplied to Company by Owner during the bidding process, or physically staked out by Owner, and which are damaged during construction; or (e) repair of damage to existing surfaces that may occur when construction equipment and vehicles are being used in the normal course of construction.

**Bonding Guidelines:** If Purchaser will use or provide the Structures and Services for an Owner other than Purchaser (including, without limitation, as a subcontractor of Purchaser), Purchaser will include the following statement in Purchaser's contract with Owner:





*“The manufacturer’s warranty for the Shade Structures brand shade structures is a separate document between USA SHADE & Fabric Structures and the ultimate owner of the Shade Structures brand shade structures, which will be provided to the ultimate owner at the time of completion of the installation and other services to be provided by USA SHADE & Fabric Structures. Due to surety requirements, any performance and/or payment bond will cover only the first year of the USA SHADE & Fabric Structures warranty.”*

**Insurance Requirements:** Company is not required to provide any insurance coverage in excess of Company’s standard insurance. A copy of the Company’s standard insurance is available for your review prior to acceptance of the Company’s proposal.

**Payment:** Terms of payment will be determined at time of order based on credit and payment history. Deposits may be required. Proposals over \$100,000 will require a deposit – amount to be determined at time of order. All payments must be made to Shade Structures, Inc., P.O. Box 734158, Dallas, TX 75373-4158. If the Purchaser or Owner fails or delays in making any required payments, the Company may suspend the fulfillment of its obligations hereunder until such payments are made, or Company may be relieved of its obligations hereunder if payment is more than 60 days past due. Company may use all remedies available to it under current laws including, but not limited to, filing of liens against the property and using a collection agency or the courts to secure the collection of the outstanding debt.

**Lien Releases:** Upon request by Owner, Company will issue appropriate partial lien releases as corresponding payments are received from Purchaser, but prior to receiving final payment from Purchaser or Owner. Company will provide a full release of liens upon receipt of final payment. In accordance with state laws, Company reserves the right to place a lien on the property if final payment has not been received 10 days prior to the filing deadline for liens.

**Site Plan Approval, Permit/s, Permit Fees, Plans, Engineering Drawings, and Surveying:** Site plan approval, permits, permit fees, plans, engineering drawings, and surveying are specifically excluded from this agreement and the Services unless specified under the “General Scope of Work”. The Company does not in any way warrant or represent that a permit or site plan approval for construction will be obtained. Sealed engineered drawings that are required but not included in the “General Scope of Work” will result in an additional cost to Purchaser.

**Manufacturing & Delivery Times:** Manufacturing lead-time from Company’s receipt of the “approved order” is approximately 6 to 8 weeks for standard structures, and 8 to 14 weeks for custom structures. Delivery is approximately 1 week thereafter. Delivery of structures may be prior to or at start of assembly. Please note that these timelines do not include approval or permitting timeframes. All shipping is FOB our Texas facility. Transfer of ownership of product occurs once the structure leaves our facility. USA Shade does not guarantee specific delivery days unless that option is specified and paid for in the Proposal. In the event a shipment is late due to no fault of USA Shade, USA Shade is only liable for the extra shipping charges paid and does not pay remobilizations or other delay charges.



**Return Policy for USA Shade:** At USA Shade, we strive to provide high-quality shade structures that are built to order and tailored to meet the unique needs of our customers. Due to the nature of our business and the customization involved, we have implemented the following return policy:

**1.No Cancellations or Changes:** Once an order has been released for production, we cannot accept any cancellations or changes to the order. It is crucial for customers to review their order details carefully before finalizing the purchase.

**2.No Returns:** Due to the customized nature of our shade structures, we do not accept returns. Once the order has been delivered and installed, it is considered a final sale. We encourage customers to thoroughly assess their requirements and specifications before ordering.

**3.Product Quality Assurance:** We take pride in delivering high-quality shade structures that meet industry standards. Our products undergo rigorous quality control measures to ensure they meet or exceed customer expectations. In the unlikely event that there is a manufacturing defect or an issue with the product, please get in touch with our customer service department immediately for assistance.

**4. Warranty Coverage:** Our shade structures are backed by a warranty against manufacturing defects or material faults. If you encounter any issues the warranty covers, please take a look at our warranty policy for more instructions on how to proceed.

**5. Customer Support:** We are committed to providing excellent customer service throughout your purchasing journey. If you have any questions or concerns or need help with your order, our dedicated customer support team is here to help. Don't hesitate to contact us via phone, email, or our website's contact form, and we will gladly assist you.

It is essential for customers to understand and acknowledge these terms and conditions before placing an order with USA Shade. Customers agree to abide by this return policy by proceeding with a purchase.

**Indemnification:** To the fullest extent permitted by law, Purchaser shall indemnify, defend, and hold harmless the Company and its consultants, agents, and employees or any of them from and against claims, damages, losses and expenses, including, but not limited to, attorneys' fees related to the installation of the Structure or performance of the services, provided that such claim, damage, loss, or expense is attributable to bodily injury to, sickness, disease, or death of a person, or to injury to or destruction of tangible property, but only to the extent caused by the negligent acts or omissions of the Purchaser or its agents, employees, or subcontractors, or anyone directly or indirectly employed by them or anyone for whose acts they may be liable, regardless of whether or not such claim, damage, loss, or expense is caused in part by a party indemnified hereunder. Such obligation shall not be construed to negate, abridge, or reduce other rights or obligations of indemnity that would otherwise exist as to a party or person described in Section 15.

**Statement of Limited Warranty:**

The structural integrity of all supplied steel is warranted for ten years.

If assembly is provided by the Company, workmanship of the structure is covered for one year, including labor for the removal of any failed part, disassembly (if necessary), cost of shipping, and reassembly.

All steel surface finishes are warranted for one year.

Shadesure™, Colourshade® FR, eXtreme 32™, Commercial 95™, SaFRshade™, and Monotec 370™ fabrics all carry a ten year limited manufacturer's warranty against failure from significant fading, deterioration, breakdown, outdoor heat, cold, or discoloration. Should the fabric need to be replaced under the warranty, the Company will manufacture and ship a new replacement fabric at no charge for the first six years, thereafter pro-rated at 20% per year over the remaining four years. The following are exceptions to the preceding warranty terms:

Shadesure™ fabrics in Red, Yellow, Atomic Orange, Electric Purple, Zesty Lime, Cinnamon, Olive, and Mulberry carry a five-year pro-rated warranty;

Individual fabric tops measuring greater than 40' in length are covered by a non-prorated five-year warranty.

**General Limited Warranty Terms and Conditions**

These limited warranties are effective from the date of sale, or, if assembly is provided by the Company, upon receipt by Company from Purchaser of a completed and signed "Customer Checklist and Sign-off" form.



In its sole discretion, the Company will repair and or/replace defective structures, products or workmanship, or refund that portion of the price related to the defective product, labor, or service rendered.

The Company reserves the right, in cases where certain fabric colors have been discontinued, to offer the Purchaser or Owner a choice of available alternative colors to replace the warranted fabric. The Company does not guarantee that any particular color will be available for any period of time, and reserves the right to discontinue any color for any reason, without recourse by the Purchaser or Owner of the discontinued fabric color

Should the Purchaser or Owner sell the structures to another party, the warranty cannot be transferred to the new owner without a complete and thorough on-site inspection performed by a Company representative. Please contact the Company at [warranty@usa-shade.com](mailto:warranty@usa-shade.com) for more details.

All warranty claims covering Company supplied structures, products, and services must be submitted by Purchaser or Owner in writing to the Company within thirty days from the date of discovery of the alleged defect and must include a detailed description and applicable photographs of the alleged defect or problem. Warranty claims should be submitted by email to [warranty@usa-shade.com](mailto:warranty@usa-shade.com).

Purchaser or Owner agrees that venue for any court action to enforce these limited warranties shall be in the City or County of Dallas in the State of Texas, USA.

These limited warranties are void if:

- the supplied structures, products, services and/or labor are not paid for in full;
- the structures are not assembled in strict compliance with USA SHADE specifications;
- any changes, modifications, additions, or attachments are made to the structures in any way, without prior written approval from the Company. Specifically, no signs, objects, fans, light fixtures, etc. may be hung from the structures, unless specifically engineered by the Company.

These limited warranties do not cover defects and/or damages caused by:

- normal wear and tear;
- misuse, willful or intentional damage, vandalism, contact with chemicals, cuts and Acts of God (i.e. tornado, hurricane, micro/macros burst, earthquake, wildfires, etc);
- ice, snow or wind loads in excess of the designed load parameters engineered for the supplied structures;
- use, maintenance, neglect, repair, and/or service inconsistent with the Company's written care and maintenance instructions.

The limited warranties explicitly exclude:

- workmanship related to assembly not provided by the Company or its agents;
- fabric curtains, valances, and flat vertical panels;
- fabric tops installed on structures that were not engineered and originally supplied by the Company.

THE COMPANY SHALL NOT BE LIABLE FOR ANY INCIDENTAL, CONSEQUENTIAL, SPECIAL, LIQUIDATED, EXEMPLARY, OR PUNITIVE DAMAGES, OR ANY LOSS OF REVENUE, PROFIT, USE OR GOODWILL, WHETHER BASED UPON CONTRACT, TORT (INCLUDING NEGLIGENCE), OR ANY OTHER LEGAL THEORY, ARISING OUT OF A BREACH OF THIS WARRANTY OR IN CONNECTION WITH THE SALE, DELIVERY, INSTALLATION, MAINTENANCE, USE, OPERATION OR REPAIR OF ANY PRODUCT OR SERVICE. IN NO EVENT WILL THE COMPANY BE LIABLE FOR ANY AMOUNT GREATER THAN THE PURCHASE PRICE FOR ANY PRODUCT OR SERVICE PROVIDED BY THE COMPANY.



THE FOREGOING LIMITED WARRANTY IS THE SOLE AND EXCLUSIVE WARRANTY FOR THE COMPANY'S PRODUCTS AND SERVICES, AND IS IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, IN LAW OR IN FACT. SELLER SPECIFICALLY DISCLAIMS ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING, WITHOUT LIMITATION, ALL IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR USE OR PURPOSE, AND ANY IMPLIED WARRANTIES ARISING OUT OF COURSE OF DEALING OR PERFORMANCE OR TRADE USAGE. PURCHASER, BY ACCEPTANCE AND USE OF THIS LIMITED WARRANTY, WAIVES ANY RIGHTS IT WOULD OTHERWISE HAVE TO CLAIM OR ASSERT THAT THIS LIMITED WARRANTY FAILS OF ITS ESSENTIAL PURPOSE.



## CITY COMMISSION COMMUNICATION FORM

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**FROM: Kent Brown- City Manager**

**DATE: 11/20/2023**

**ITEM: Authorization to place nativity scene in Rosewood Park**

**NEXT STEP:** Commission Motion

ORDINANCE

MOTION

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- I. **REQUEST OR ISSUE:** John Mosbarger and a citizens group is seeking authorization to set up nine different scenes around the edges of Rosewood Park.
  
- II. **RECOMMENDED ACTION/NEXT STEP:** Staff has no objection.
  
- III. **FISCAL IMPACTS:** None.
  
- IV. **BACKGROUND INFORMATION:**  
From the August 21, 2023 City Commission meeting minutes:  
**During Public Comment - John Mosbarger** citizen stated, we have a committee repairing the nativity scene that used to be displayed around hospital. It has been in storage for about ten years. It is in good shape but needs some work. We would like permission to set the scene up in Rosewood Park. There were two concerns with hospital location, vandalism and wind with the open space that we can eliminate at the park. The park has housing, many with ring doorbells. We will be responsible for setting up, tearing down and any repairs. At this time we are only asking for permission to set up in park. In the future we may want some power for lights. Mayor Thompson stated, I grew up with the hospital scene. Is there enough room in the park? John stated, there are eight scenes and we are looking at some grant money to lighten some of the scenes. The first year may be a condensed version but we believe there is plenty of room. Rosewood does not intersect with a main road and is off the path for traffic so people could enjoy scene. Commissioner Showalter asked, as a resident of the area do you have concerns with extra traffic created in the area? John stated, we get a lot of traffic with people looking at lights already. Commissioner Showalter asked, are you going to light up scene the first year? John stated, we are looking at solar lighting for first year. Mayor Thompson

stated, we will discuss later in meeting. Great idea and glad you have desire to take on project.

**Nativity Scene** – Danny stated, I feel this is a great asset; my only concern is driving posts in the park with sprinkler and electrical lines. The discussion of solar lighting will be good and they will have neighbors looking out for scene. We discussed with the Parks Board and asked them to make recommendation for commission. Their next meeting is Wednesday. The only question I asked is whether they discussed with neighbors to get input. Another question was number of scenes, which John said eight. Mayor Thompson asked, how long is the scene set up? John stated, right after thanksgiving until after first of year. Mayor Thompson stated, the grass in park is different than hospital, will that be a problem? Danny stated, no my biggest concern is marking where to put posts for scene. Mayor Thompson asked, if we have an answer by next meeting will that give committee time they need? John stated, we are working on scene already. This was our first choice for location and feel it will flow better in park for community. Danny stated, I feel the board would like input from neighbors so there are not concerns with lighting changes made in the park. Vice-Mayor Howard stated, at that time of year most people have lights up anyway so I do not see a problem. Commissioner Showalter stated, I support having this in the park but what is our liability if a religious group wants to have another display on City property? Jake stated, it is constitutional principal, if another religious organization wants to have a display that you may turn down, this is where you could have problems. If you allow, you will have to be open to what others want in park, within limitations of course. John stated, in our group we have discussed this, but we feel the scene is over 35 years old and has history to community. Mayor Thompson stated, we will have answer next meeting. John stated, I will also get with neighbors for a consensus as well.

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From the Sept 5, 2023 – Manager Memo: Proposal was reviewed with the Parks and Recreation Board at their meeting on August 29. Board members were generally in favor; but, requested that every resident in the Rosewood Addition should be contacted by the group making the request; not by the city so that the city be seen as the project initiator. In addition. The Parks Board recommended that if authorized it should be for a 1 year trial. Finally, a sketch of where all the scenes would be placed should be provided.

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From the Sept 5, 2023 City Commission minutes

**Nativity scene request: Rosewood Park** – Kent stated, the park and recreation board recommend allowing scene in Rosewood Park with two caveats. They recommend all property owners in Rosewood division be contacted to determine response and have a sketch for placement of scene in park. They were in favor of scene. Danny stated, they recommend seeing how it goes year to year having the scene in the park. Overall they were in favor if neighborhood approves scene. Mayor Thompson stated, I have no concern with recommendation but last meeting Commissioner Showalter asked if the City has liability when other groups want to put similar displays in park. Kent stated, we did not research further than the comments Jake presented at last meeting. Mayor

Thompson asked, do we want letters to go out to property owners in area? Kent stated, the board wanted to make sure citizens understand this is initiated by a private group and not the city, even though it is on city property. John Mosbarger stated, I walked around the park last night and a large number answered their door and were in favor of it. Many were very excited about the potential of the scene in the park. I would estimate responses were from about 90% of people around park. Mayor Thompson asked, has the hospital approached you for the scene on their property? John stated, we have more concern of vandalism and wind damage if we continue to place scene on hospital property. We did consider that location, but felt this was a better fit. Patty Thompson stated, I believe everyone will be in favor of the idea. John stated, some art work on the pieces is amazing. Commissioner Showalter stated, I feel John has followed the general intent of the board and do not need to send letters to residents. I am in favor of this project and understand there is the potential of additional risks with other displays. Jake stated, there is not a cookie cutter approach. I believe if we receive concerns we address them as they come up. You have to take the practical approach. It is hard to weigh the many possibilities that may never happen. Consensus of commission is in favor of project, but agree with board recommendation for the group to submit a plan for the scene in the park for commission to approve. John asked, are we good on the survey? Kent stated, we will create a list of property owners in Rosewood for you to let us know which have been contacted.

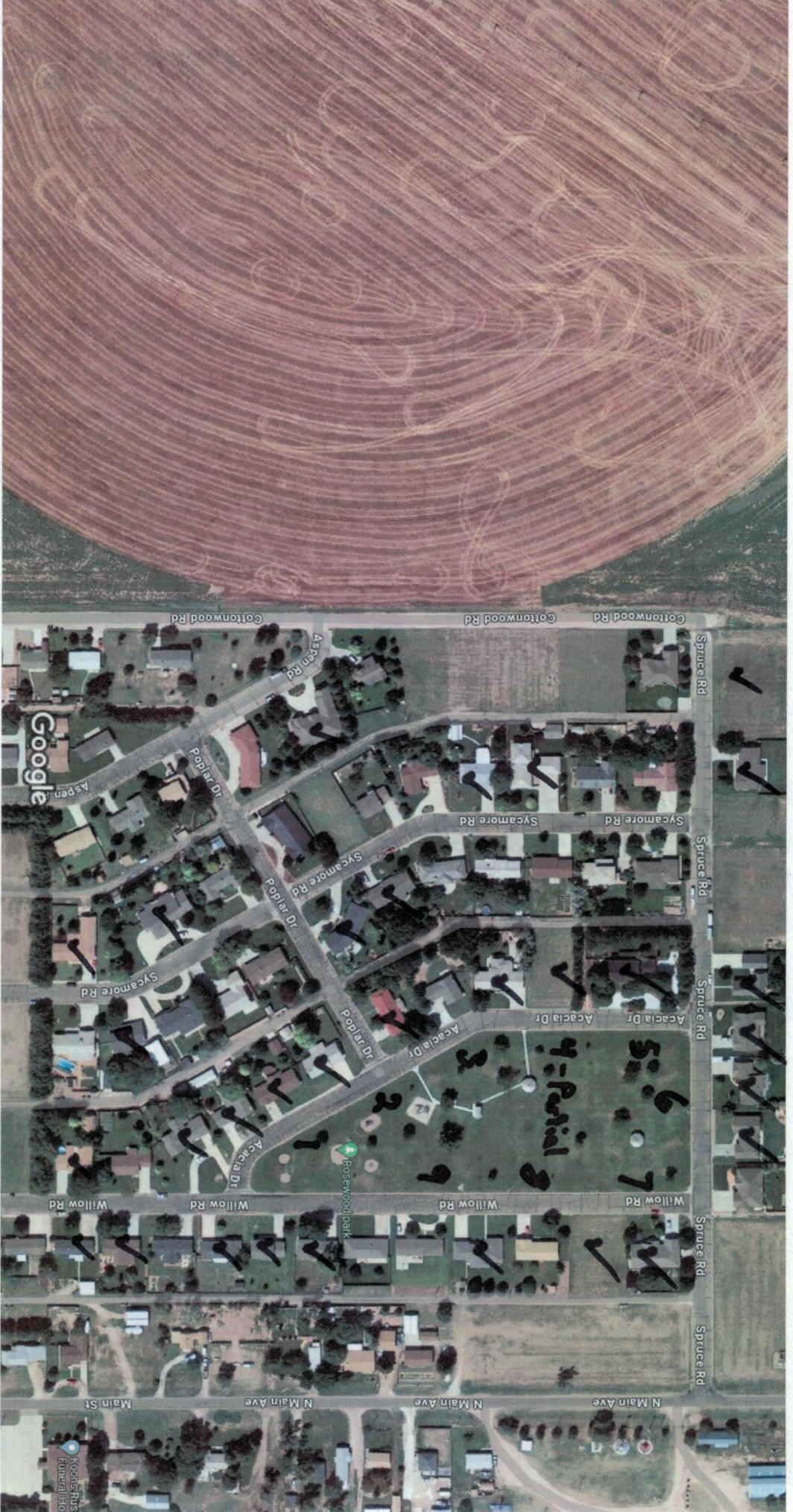
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Included in your packet is a Google map that John presented to staff. It includes numbers indicating the approximate location in the park where each of the 9 sets will go – although this is just approximate. In addition, all the households that have been contacted are checked off.

Parks Director Danny Krayca and City Manager Brown met with John Mosbarger at Rosewood Park this past Friday after all the utilities had been marked. Reviewed the location of the scenes to be between 15 and 20 feet behind the curb on Acacia, Spruce and Willow streets.

V. **LEGAL ISSUES:** None

VI. **CONFLICTS OR ENVIROMENTAL ISSUES:** None



Imagery ©2023 CNES / Airbus, Maxar Technologies, Map data ©2023 100 ft

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Koehn's Plus Funeral Home



### ***DIVISION 3. EXTENSION OF SERVICES***

#### **Sec. 17-105. Conditions of service.**

If the governing body of the city shall deem it in the best interest of the city and its inhabitants and economically feasible, utility service from the city may be furnished to any tract of real estate situated outside the city's corporate limits upon terms and conditions as set forth herein.

(Ord. No. 1671 , 4-6-15)

#### **Sec. 17-106. Application for service.**

- (a) Any person outside the city's corporate limits desiring to make connection with any municipal utility service shall first make application to the city clerk. Application shall include a plot plan, drawing and specifications completed by a licensed engineer within the State of Kansas. All plans and permits shall be in accordance with state and city specifications and be approved by the appropriate government entity. The completed application must be received by the city clerk at least 60 days prior to the start of any proposed utility extension.
- (b) The appropriate department head shall prepare an estimated construction cost to include any service territory acquisition, and the applicant shall submit same with the application for utility extension.
- (c) Within 30 days after receiving the completed application and required documentation, the city manager shall furnish to the governing body, for its review, the completed application for the proposed extension of utilities, along with the estimated construction cost. The city governing body may approve or disapprove any application for utility extensions. The governing body shall set the tap fee for any approved application.

(Ord. No. 1671 , 4-6-15)

#### **Sec. 17-107. Final payment of costs.**

The tap fee shall be paid to the city by applicant for the utility extension prior to the construction of such utility.

(Ord. No. 1671 , 4-6-15)

#### **Sec. 17-108. Location of utility; easements.**

- (a) *Selection and approval of extension location.* The city shall select or approve the location of any utility extension to be constructed, and the applicant for such extension shall secure and provide any and all easements in favor of the city and in a form approved by it that may be required for such extension.
- (b) *Water extension.*
  - (1) Water meters shall be placed in accordance with city specifications and approval;
  - (2) Service line taps shall be located to the closest water main that will provide adequate service;

- 
- (3) No potable water supply line shall be installed from the city water supply to any structure outside the city limits without a cross-connection device equal to that of a reduced pressure principle backflow preventor being installed immediately after the water meter. No device shall be moved or removed without the approval of the director of public works and the building official;
  - (4) The water line extension shall not exceed a distance of one-half mile from the corporate limits of the city.
- (c) *Sewer extension.*
- (1) A sewer line extension shall be designed by a Kansas licensed engineer;
  - (2) A sewer extension shall extend from the nearest adequate sewer main within the corporate limits of the city;
  - (3) A sewer extension shall not exceed a distance of one-half mile from the corporate limits of the city.
- (d) *Electrical extension.*
- (1) All lots within a proposed development or subdivision shall have service drops installed;
  - (2) An electrical disconnect shall be placed on the outside of all structures before connecting to the city's electric utility;
  - (3) The electric line extension shall not exceed a distance of two miles from the corporate limits of the city.

(Ord. No. 1671 , 4-6-15)

### **Sec. 17-109. Connection.**

Prior to the connection of any utility extension to the city's utility service, all appropriate connection fees shall be paid.

(Ord. No. 1671 , 4-6-15)

### **Sec. 17-110. Rates, rules and regulations.**

Every person, company or corporation receiving an extension of the city's utilities shall be subject to all rates, rules and regulations governing any and all city utilities to which such extension has been granted.

(Ord. No. 1671 , 4-6-15)



**AGENDA ITEM #**  
**CITY COMMISSION COMMUNICATION FORM**

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**FROM: Kent Brown, City Manager**

**DATE: 11/20/2023**

**ITEM: NRP Agreement Extension**

**NEXT STEP: Council Motion**

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ORDINANCE  
 MOTION  
 INFORMATION

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**I. REQUEST OR ISSUE:**

Attached is a copy of the Neighborhood Revitalization Plan and Interlocal Agreement for renewal. The current agreement terminates December 31, 2023 and requires the unanimous written consent of all participating Public Agencies to be extended.

**II. RECOMMENDED ACTION / NEXT STEP:**

Staff will confirm that the City Commission will want to extend the Neighborhood Revitalization Plan and ask if there are any requested changes.

**III. FISCAL IMPACTS:**

Only on future tax revenues for 5 years and only on the increased property value.

**IV. BACKGROUND INFORMATION:**

See associated documents.



RESOLUTION NO. 1569

A RESOLUTION CONSENTING TO THE AMENDMENT AND EXTENSION OF THE NEIGHBORHOOD REVITALIZATION PLAN AND INTERLOCAL AGREEMENT UNTIL DECEMBER 31, 2023.

WHEREAS, K.S.A. 12-2904 allows Public Agencies to enter into interlocal agreements to jointly perform certain functions including economic development; and

WHEREAS, the City of Goodland, Sherman County and Goodland USD #352 (“the Public Agencies”) on the 26<sup>th</sup> day of February, 2018 did approve an interlocal agreement (“the Agreement”) for the purpose of adopting a Neighborhood Revitalization Plan (“the Plan”) and received approval of said agreement on the 3<sup>rd</sup> day of April, 2018 from the Kansas Attorney General’s Office; and

WHEREAS, Section V of said interlocal agreement states “The Interlocal Agreement and the Plan may be amended with the unanimous written consent of all participating Public Agencies. Unless extended by the unanimous written consent of all participating Public Agencies, this Agreement and the Plan shall terminate and expire on April 30, 2019 subject to the terms of the Plan.”

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF GOODLAND, KANSAS:

SECTION 1. That an amended Interlocal Agreement shall be labelled “Exhibit A” and included with this Resolution, and an amended Neighborhood Revitalization Plan shall be labelled “Exhibit B” and also included with this Resolution.

SECTION 2. That this governing body hereby approves and consents to amending the Agreement and the Plan to read as shown in Exhibit A and Exhibit B, respectively.

SECTION 3. That this governing body hereby approves and consents to extending the Agreement and the Plan until December 31, 2023.

PASSED AND ADOPTED this 19<sup>th</sup> day of October, 2020 by the Governing Body of the City of Goodland, Kansas.

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John Garcia, Mayor

**ATTEST:**

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Mary P. Volk, City Clerk

EXHIBIT A

**INTERLOCAL AGREEMENT**

**THIS INTERLOCAL AGREEMENT, HERINAFTER REFFERED TO AS “AGREEMENT”, EFFECTIVE JANUARY 1, 2021 BY AND BETWEEN THE CITY OF GOODLAND, KANSAS; BOARD OF COUNTY COMMISSIONERS, SHERMAN COUNTY, KANSAS AND GOODLAND USD #352, GOODLAND, KANSAS, HERINAFTER REFERRED TO INDIVIDUALLY BY NAME OR COLLECTIVELY AS THE “PUBLIC AGENCIES”.**

**WHEREAS,** K.S.A. 12-2904 allow Public Agencies to enter into interlocal agreements to jointly perform certain functions including economic development; and

**WHEREAS,** all partied are Public Agencies as defined in K.S.A. 12-2903 (2), capable of entering into interlocal agreements; and

**WHEREAS,** K.S.A. 12-17, 114 et seq. (Kansas Neighborhood Revitalization Act) (KNRA) provides a program for neighborhood revitalization and further allows for the use of interlocal agreements between municipalities to further neighborhood revitalization; and

**WHEREAS,** it is the desire and intent of the parties hereto to provide the maximum economic development incentive as provided for in K.S.A. 12-17. 119 by acting jointly.

**NOW, THEREFORE, IN CONSIDERATION OF THE MUTUAL COVENANTS, PROMISES AND AGREEMENTS CONTAINED HEREIN THE PARTIES AGREE AS FOLLOWS:**

**SECTION I**

The parties agree to consider and adopt a Neighborhood Revitalization Plan which was adopted by the Sherman County Commissioners at their scheduled meeting. The partied further agree the Neighborhood Revitalization Plan as adopted will not be amended by any of the parties except as may be necessary to comply with applicable state law or regulation, or to effect modifications mutually agreed to pursuant to Section V, below.

**SECTION II  
COMPLIANCE WITH K.S.A.**

The attached resolutions of the participating Public Agencies to this Agreement are attached and marked Exhibits “A-C”, and made a part hereof. This agreement shall be submitted pursuant to law, to the Attorney General of the State of Kansas for determination whether the Agreement is in proper form and compatible with the laws of this State.

**SECTION III  
NEIGHBORHOOD REVITALIZATION PLAN (PLAN)**

The participating Public Agencies have adopted a Neighborhood Revitalization Program pursuant to the KNRA (the Plan).

**SECTION IV  
ADMINISTRATION OF THE PLAN**

The participating Public Agencies agree that the Board of County Commissioners of Sherman County, Kansas, acting through the County Clerk's Office, shall administer the Plan. It is agreed that the County shall be responsible for creating and administering a Neighborhood Revitalization Fund as defined in K.S.A. 12-17, 118(a). The parties acknowledge and agree that a percentage (3%) of incremental tax, as defined by K.S.A. 12-17,118, shall be used to pay for administrative costs of implementing and administering the plan, all as described in the Neighborhood Revitalization Plan. The administrative fee shall be retained by the County.

**SECTION V  
AMENDMENT AND TERMINATION**

The Interlocal Agreement and the Plan may be amended with the unanimous written consent of all participating Public Agencies. Unless extended by the unanimous written consent of all participating Public Agencies, this Agreement and the Plan shall terminate and expire on December 31, 2023 subject to the terms of the Plan.

**SECTION VI  
MISCELLANEOUS**

This Agreement shall be effective and binding upon each of the participating Public Agencies upon their execution of this Agreement. The Agreement may be executed in several counterparts which, together, shall constitute a binding agreement on all executing parties. Any Public Agency, which does not execute this Agreement, shall not be considered a party. This Agreement and the Plan shall be liberally construed to achieve the economic development objectives and purposes of this Agreement and the Plan.

IN WITNESS WHEREOF, the Public Agencies have caused this Agreement to be duly executed hereto as hereinafter set forth by their respective appropriate representatives.

**ATTEST:**

**COUNTY OF SHERMAN  
STATE OF KANSAS**

\_\_\_\_\_  
Ashley N. Mannis, County Clerk

\_\_\_\_\_  
John Topliff, Chairman

The execution of this Interlocal Agreement by the County of Sherman, State of Kansas, being authorized and approved by Resolution Number \_\_\_\_\_ duly enacted by the Board of County Commissioners of Sherman County, Kansas, under date of \_\_\_\_\_, 2020.

**ATTEST:**

**CITY OF GOODLAND  
STATE OF KANSAS**

\_\_\_\_\_  
Mary P. Volk, City Clerk

\_\_\_\_\_  
John Garcia, Mayor

The execution of this Interlocal Agreement by the City of Goodland, Kansas, being authorized and approved by Resolution Number \_\_\_\_\_ duly enacted by the City of Goodland, Kansas, under the date of \_\_\_\_\_, 2020.

**ATTEST:**

**GOODLAND USD #352  
STATE OF KANSAS**

\_\_\_\_\_  
Deb Winter, Board Clerk

\_\_\_\_\_  
Jessica Cole, President

The execution of the Interlocal Agreement by Goodland USD #352, Goodland, Kansas, being authorized and approved by Resolution Number \_\_\_\_\_, duly enacted by the Goodland USD #352, Goodland, Kansas, under the date of \_\_\_\_\_, 2020.

EXHIBIT B

**SHERMAN COUNTY ECONOMIC DEVELOPMENT  
NEIGHBORHOOD REVITALIZATION ACT  
REVITALIZATION PLAN**

BEFORE THE BOARD OF COUNTY COMMISSIONERS OF SHERMAN COUNTY,  
KANSAS.

IN THE MATTER OF THE ADOPTION OF A NEIGHBORHOOD REVITALIZATION PLAN:

**REVITALIZATION PLAN**

The Board of County Commissioners of Sherman County, Kansas, (herein sometimes called "Governing Body") pursuant to the Kansas Neighborhood Revitalization Act, K.S.A. 12-17,114 et. seq, does hereby adopt a Neighborhood Revitalization Plan (herein sometimes called "Plan") for the County of Sherman as follows:

**FINDINGS**

Pursuant to K.S.A. 12-17,116, the Governing Body FINDS:

1. Sherman County currently suffers from poor economic conditions as evidenced by the following:

- (a) The total tangible assessed valuation for Sherman County in 2020 was \$ \_\_\_\_\_.
- (b) Numerous circumstances account for the challenging economic conditions in Sherman County. A continuing decline in the number of farms, as well as the depressed farm economy, has continued to cause a decline in local retail sales. The static enrollment at area schools has forced the school board to consider increasing taxes to make up for the lost state aid. This increase in taxes has kept many people from renovating existing housing or making needed improvements to property.
- (c) The County has also suffered from the continued out-migration of our youth to the more urban areas. This has had a negative effect on the number of available employees and the future leadership of the County.

2. Notice of hearing on this Plan has been given pursuant to K.S.A.,12-17,117(e) by publication in the official county newspaper of Sherman County on the February 16 and February 23, 2018 editions of such newspaper and proof of such publication has been filed in the office of the County Clerk of Sherman County.

3. By reason of the findings made in paragraphs 1 and 2 above, the Governing Body further finds that a majority of the conditions as described in subsection (c) of K.S.A. 12-17,115 exist in the entire County of Sherman as a single unit or area eligible for designation under the Kansas Neighborhood Revitalization Act and that the rehabilitation, conservation and redevelopment



thereof is necessary to protect the public health, safety and welfare of the residents of Sherman County.

### PLAN INFORMATION

1. LEGAL DESCRIPTION OF AREA IN PLAN.

- (a) A legal description of the real estate forming the boundaries of the area included within the Plan is the entire area of Sherman County, Kansas, as set forth in K.S.A. 18-191 and such statute is adopted herein by reference.
- (b) Maps depicting the existing Parcels of real estate covered by this Plan have been prepared and are on file in the office of the County Appraiser of Sherman County and the same are adopted as a part of the Plan by reference.

2. ASSESSED VALUATION. The existing (i.e. 2020) assessed valuation of the real estate included in the Plan, listing land and building values separately, is as follows:

Buildings & Improvements	\$ _____
Land	\$ _____
Total	\$ _____

3. NAMES AND ADDRESSES OF OWNERS. A list of the names and addresses of the Owners of record of the real estate included within the Plan constitutes a part of the records in the office of the County Appraiser of Sherman County, and such list is adopted in and made a part of this Plan by reference.

4. ZONING CLASSIFICATIONS. The existing zoning classifications and zoning district boundaries and the existing land uses within the area included in the Plan (exclusive of those cities within the County of Sherman which have not adopted zoning plans and ordinances) are as set forth in the official zoning maps, records, resolutions and ordinances of the County of Sherman and the cities of Goodland and Kanorado.

5. MUNICIPAL SERVICES. The Plan does not include any proposals for improving or expanding municipal services as described in K.S.A. 12-17,117(a)(5) and, if any proposals for any such improvements or expansions of municipal services are hereafter proposed by the Governing Body, then any such proposal will be prepared and considered independently of this Plan.

6. REAL PROPERTY ELIGIBLE.

- (a) All real property and all improvements thereon situated in Sherman County are eligible to apply for Revitalization under the Plan.
- (b) Rehabilitation of and additions to existing buildings and, also, construction of new buildings are each and all eligible to apply for Revitalization under the Plan.

## **PLAN PURPOSE**

### **Purpose:**

This plan is intended to promote the revitalization and development of the County of Sherman by stimulating new construction and the rehabilitation, conservation or redevelopment of the area in order to protect the public health, safety or welfare of the County by offering certain incentives, which includes tax rebates.

### **Disclaimer:**

In the event the county experiences a natural disaster with major property loss, as determined by the governing body, this program can be discontinued immediately after the declaration. There will be no new applications accepted after that point.

## **CRITERIA FOR DETERMINATION OF ELIGIBILITY**

- (A) “Structure” means any building, wall or other structure, including the building and improvements to existing structures and fixtures permanently assimilated to the real estate.

Exceptions will include, but not necessarily be limited to:

- Non real estate items;
- Sprinkling systems, fences, landscaping, garden-type structures;
- Patios, gazebos, hot tubs, swimming pools,
- Irrigation wells and equipment, both agriculture and residential.

- (B) There will be an application period beginning January 1, 2021 and ending December 31, 2023. At the end of each year, the taxing entities will review the plan and determine its continuation. Those approved during the period will continue to receive the tax rebate.
- (C) There must be a minimum increase of \$5,000 in appraised value to receive a tax rebate for commercial or residential construction.
- (D) New as well as existing improvements on property must conform to all codes, rules, and regulations in effect at the time the improvements are made. Tax rebates may be terminated if improvements or new construction do not conform to code during the five-year rebate period.
- (E) Any Applicant that is past due in any real estate tax payment in Sherman County and/or special assessment will forfeit any current or future rebates.
- (F) Qualified improvements or new construction eligible for tax rebates under Neighborhood Revitalization Plan may submit only one application per property per year.
- (G) See the County Clerk for taxing units who have adopted the Tax Rebate Program of the Neighborhood Revitalization Plan. A tax rebate will be based on the increase in appraised value following the first full year of completion.

- (H) Tax rebates transfer with ownership of the qualifying property.
- (I) Upon payment in full of the real estate tax for the subject property for the initial and each succeeding year period extending through the specified rebate period, and within a thirty (30) day period following the date of tax distribution by Sherman County to the other taxing units, a tax rebate in the amount of the tax increment (less the administrative fee as specified in Paragraph 15, below) will be made to the owner. The tax rebate will be made by the County Treasurer of Sherman County through the Neighborhood Revitalization Fund established in conjunction with the other taxing units participating in an Interlocal Agreement.
- (J) In any given year, the rebate paid will be based upon the lesser of the increase in appraised value from the first year, or the value as appraised in the current year.
- (K) Construction must be completed in one year from approval date, with a one-time, one-year extension allowed if requested in writing prior to the one-year expiration date.
- (L) Each August the Sherman County Board of County Commissioners shall publish twice in the local paper a list of all NRP participants that received rebates. The publication will include the amount of taxes paid by all participants and the amount of the rebates (Both in lump sum format). This information will also be posted on the Sherman County website. These postings will also include a brief overview of the NRP requirements and benefits available.

### **APPLICATION PROCEDURE**

Prior to filing the Application for Tax Rebate, you will need to do the following:

1. Obtain an application from the County Appraiser's Office.
2. Prior to the commencement of demolition or construction on any improvement or new construction for which a tax rebate will be requested, the applicant-owner will complete Part A and B of the application. Requests must be received and approved before commencement of demolition for rehab or remodel projects and before commencement of construction on new construction projects.
3. Part A and B of the application must be filed with the County Appraiser's Office, with a non-refundable \$50.00 application fee prior to the commencement of construction.
4. The County Appraiser's Office will send a letter to the applicant within fifteen (15) working days, indicating approval or denial of the project. No work can begin before receiving formal approval.
5. For any improvement that is only partially completed as of January 1, following the commencement of construction:
  - a. The owner-applicant will file Part C of the application with the County Appraiser indicating the status of construction on January 1. Part C will be filed on or before December 15, preceding the commencement of the tax rebate period.

6. Once the project is complete, the owner-applicant will file Part C of the application and detailed costs of the project with the County Appraiser certifying the completion of the project. Part C and costs must be received within 30 days of completing the project.
7. Before January 1, the County Appraiser will conduct an on-site inspection of the construction project (improvement, rehabilitation, or new) and determine the new valuation of the real estate accordingly. The valuation is then reported to the County Clerk by June 15. The tax records will be revised.
8. Upon filing of Part C, and the determination of the new valuation of the said real estate, the form will be filed with the County Clerk and the County Appraiser certifying the project is in compliance with the eligibility requirements for a tax rebate. The owner-applicant will be notified after valuations have been completed.
9. Upon payment in full of the real estate tax for the subject property for the initial and each succeeding year period extending through the specified rebate period, a tax rebate in the amount of the tax increment (less the administrative fee as specified in Paragraph 15, below) will be made to the owner. The tax rebate will be made by the County Treasurer of Sherman County through the Neighborhood Revitalization Fund established in conjunction with the other taxing units participating in an Interlocal Agreement.
10. The owner of commercial property eligible for a tax rebate under the Neighborhood Revitalization Plan and, also, eligible for property tax exemption under K.S.A. 79-201(a) or any other existing ad valorem tax exemption law, will be eligible to secure relief only under one such Plan or law, as the owner may elect.
11. Multiple qualified improvements to the same parcel completed within one calendar year shall be treated as one improvement.
12. If the owner is aggrieved by any act, action or omission by the County Appraiser, the owner, if possible, shall complete the remedial actions, as shall be necessary to secure the required approval of the County Appraiser or, if the owner cannot secure such approval, then the owner may appeal the County Appraiser's decision to a three person appeals panel, consisting of one representative from each of the three taxing entities, in the manner provided for the filing of tax appeals by taxpayers in K.S.A. 79-1606(a) and (b). On the filing of any such appeal, the same shall be heard by the three person appeals panel prior to September 1st next following filing of any such appeal. If the owner is likewise aggrieved by the three person appeals panel's decision, then the taxpayer may appeal to the District Court in the manner authorized by K.S.A. 19-223.
13. An owner can file an informal appeal on the property with the tax rebate, but not a payment under protest. Filing a payment under protest will remove the project from the rebate program.
14. 3% of the tax rebate will be retained on all projects to cover administrative costs.
15. Applications will be subject to the policies and procedures developed by the three taxing entities.

## **BENEFITS OF THE TAX REBATE PROGRAM**

- It will provide incentives for housing improvements through property tax refunds.
- It does not interfere with current property tax revenues.
- The program will help spur new long-term tax revenue, without creating a fiscal burden for the cities and county.
- It will offer incentives for development where development might not otherwise occur.
- It will help create jobs because historically, jobs follow development.
- It will assist private efforts to stem the outward migration of residents and the resulting deterioration of neighborhoods within the county.
- It can assist in strengthening the fiscal capacity of our city and county governments to grow and serve our area.
- It provides a limited window of opportunity for participation, thereby encouraging quick response.
- It will encourage housing, commercial and industrial development in the county.

**TAX REBATE PROGRAM  
UNDER THE NEIGHBORHOOD REVITALIZATION PLAN**

**CRITERIA FOR RESIDENTIAL PROPERTIES  
NEW & REHAB PROJECTS**

**REBATE SCHEDULE – 5 YEAR**

Year 1-5      90%

1. New construction/tear-down/rebuild and /or remodel projects qualify for rebates. There is no maximum cap on appraised valuation.
2. A \$5,000 minimum increase of appraised value is required. Each property can apply multiple times.

**CRITERIA FOR COMMERCIAL AND INDUSTRIAL PROPERTIES  
NEW & REHAB PROJECTS**

**REBATE SCHEDULE – 5 YEAR**

Year 1-5      90%

1. New construction/tear-down/rebuild and /or remodel projects qualify for rebates. There is no maximum cap on appraised valuation.
2. A \$5,000 minimum increase of appraised value required. Each property can apply once.

**DETERMINATION FACTORS**

1. The intended purpose or use of the structure will determine if the project is commercial or residential
2. Multi-family structures and agriculture structures will be considered commercial.
3. Multi-use structures that include a single family residence qualify for the residential schedules. all others qualify as commercial.



## RESOLUTION NO. 1569

A RESOLUTION CONSENTING TO THE AMENDMENT AND EXTENSION OF THE NEIGHBORHOOD REVITALIZATION PLAN AND INTERLOCAL AGREEMENT UNTIL DECEMBER 31, 2023.

### FREQUENTLY ASKED QUESTIONS

**Q. What is the Tax Rebate Program?**

- A. During the 1994 legislative sessions, lawmakers passed Senate Bill 3732, which provides tax rebates for new construction and the rehabilitation of existing structures. In order to implement the legislation locally, each municipality must adopt a plan and designate an area in which they want to promote revitalization and development or redevelopment.

**Q. What is a “Tax Rebate”?**

- A. It is a refund of the property taxes which are paid on the actual value added to a property due to the improvement. Under the Neighborhood Revitalization Plan legislation, the taxes relating to the appraised value on the property prior to the improvement may not be reduced and will continue to be payable.

**Q. What is “Qualified Improvement”?**

- A. “Qualified Improvement” includes new construction, rehabilitation and additions.

**Q. How is “Structure” defined?**

- A. “Structure” means any building wall or other structure, including the building and improvements to the existing structures and fixtures assimilated to the real estate.

**Q. What kind of “Improvements” will increase the appraised value?**

- A. New construction, additions and major rehabilitations will increase the appraised value. Repairs generally will not increase the appraised value unless there are several major repairs or improvements completed at the same time.

**Q. Does “one dollar” spent on work equal “one dollar” of increase value?**

- A. One dollar spent is not necessarily equal to one dollar of increased value.

**Q. How can I determine if I am eligible for a tax rebate?**

- A. There must be a minimum appraised value increase of \$5,000. New as well as existing improvements must conform to all codes, rules and regulations in effect. You should secure a building permit for all improvements (if applicable). Call the City Inspector to obtain the permit.

**Q. What is the difference between appraised and assessed values?**

- A. Appraised value is the value the County Assessor values your property at and assessed value is a fraction of this value. Typically, assessed value for residential is 11.5% of appraised value and commercial is 25% of appraised value.

**Q. If qualified improvements have been made, how does one obtain a tax rebate?  
Who applies?**

- A. A property owner applies. Even if, as a lessee, you are doing the improvements and your lease agreement has you paying the taxes, the property owner must apply. The tax rebate will be included as part of the property's tax record for the term of the rebate regardless of who owns or occupies the property.

**Q. How often do I need to apply?**

- A. Apply each year that you make a qualifying improvement to the property even though the improvements may not actually be completed during the year. If no further improvements are made, the initial application will be sufficient without the property owner having to file an additional application for succeeding years in which a tax rebate is received.

**Q. Will the schedule of tax rebates as determined by the increase in appraised value in the first year ever change?**

- A. Yes. The total taxes rebated to you over the five or ten years may decrease only if the appraised value of the property decreases. However, if the appraised value of your property increases during the five years, your rebate will not increase. In other words, the rebate paid in any given year (1-5) will be based on the lesser of the increase in appraised value from the first year or the value appraised in the current year.



## October

- On October 3<sup>rd</sup>, the officer on duty was dispatched to a gas station for a report of a female entering the gas station possibly intoxicated. The driver was asleep in the car, the keys were still in the ignition, and a beer was sitting open in the center console. When the driver exited the vehicle they stumbled back leaning onto the car. The driver refused to do Standardized Field Sobriety Testing (SFST). The officer placed the driver under arrest and transported the driver to the hospital where a search warrant for blood was obtained. Upon the blood draw being completed she was transported to jail. Recommended charges were filed for driving under the influence, possession of stimulants, possession with intent to use paraphernalia, and transporting an open container.
- On October 3<sup>rd</sup>, the officer on duty was dispatched to Highway 24 for a male subject sleeping in his vehicle at a gas station stall. The officer approached the vehicle to try and wake the individual up, while doing so the officer observed 2 open containers in the center console. After getting the driver woken up the officer asked if he would be willing to participate in field sobriety testing to which he agreed. When exiting the vehicle the driver began to stumble and was unable to keep his balance. Once finished with the SFST's the officer placed the driver under arrest and recommended charges were filed for driving under the influence, transporting an open container, and driving while license suspended.
- On October 5<sup>th</sup>, the officer on duty was approached by the supervisor for a report of a possible domestic. The officer spoke to the reporting party who stated the victim had stated her boyfriend had raped her. The officer interviewed both parties and the suspect was taken into custody. Recommended charges were filed for rape and aggravated criminal sodomy.
- On October 7<sup>th</sup> the officer on duty observed a vehicle approaching a stop sign, failing to signal from at least 100 feet its intention to turn. The officer conducted a traffic stop and got consent to search the vehicle. While searching the officer found an open container of alcohol and fentanyl. The passenger of the vehicle was taken into custody and recommended charges were filed for possession of fentanyl and transporting an open container.
- On October 11, the officer on duty was locating an individual who had a warrant. The officer located the individual at his residence. While informing the individual's spouse and daughter, the officer observed several drugs and paraphernalia in the residence. The officer obtained a search warrant for the residence. During the search warrant the officers seized approximately 185 grams of pills (Including Fentanyl), 6 grams of THC Edibles, 3 grams of meth, several items of paraphernalia, a handgun, several loaded magazines, and several boxes of ammunition. Recommended charges were filed for possession of fentanyl, possession with intent to distribute within 1000 feet of a school, criminal use of a weapon, unlawful to obtain prescription drugs, taxation, aggravated endangering of a child, and interference with LEO. The officer also submitted a report to the Department of Children and Families.
- On October 18<sup>th</sup>, the officer on duty responded to a call from an individual stating her roommate assaulted her. The officer spoke to all parties involved and found that one roommate pushed the other. The officer took the individual into custody and recommended charges were filed for domestic battery.
- On October 19<sup>th</sup>. The officer on duty got a report from an individual that stated her credit card had been used to purchase a pickup order from Walmart. On October 21<sup>st</sup> the officer on duty had gotten a call from Walmart stating the individual was there to pick up the order. The officers placed the driver of the vehicle under arrest. While speaking with the suspect the officers were

## October

told that the suspect's son had placed the order. The officers conducted a search of the vehicle and found approximately 70 grams of methamphetamines. The individual was taken into custody and recommended charges were filed for theft of property/services and criminal use of financial card distribution, possession, possession with intent to use, unlawfully obtaining prescription drugs, and taxation.

- On October 28<sup>th</sup> the officer on duty was dispatched to a call about a vehicle driving through the yard and a small child driving on an adult's lap. The officers found the owner of the vehicle and observed that the vehicle was still in reverse and the headlights were on. The officers conducted Field Sobriety Testing on the individual and took him into custody. Recommended charges were filed for DUI and aggravated endangering a child.

CODE:	2023 Stats	Jan	Feb	Mar	April	May	June	July	Aug	Sep	Oct	Nov	Dec	TOTAL
1013	Weather	0	0	0	0	0	0	1	0	1	1			3
1027	Drivers License Check	1	2	0	2	5	5	9	4	5	6			39
1028	Registration Check	3	3	9	11	10	14	17	8	6	13			94
1029	NCIC/Warrant Check	8	4	4	6	7	4	3	9	8	1			54
1041	Wrecker	2	0	0	0	0	0	0	0	1	0			3
1046	Driving Under the	1	1	1	0	0	0	0	0	0	2			5
1047	Non Injury Accident	7	4	9	7	5	5	3	11	6	10			67
1048	Injury accident	1	3	2	3	2	0	0	0	2	1			14
ABAND	Abandoned Vehicle	0	0	1	1	2	3	1	0	0	0			8
ADMIN	Admin Actions	5	15	11	10	12	13	9	21	18	25			139
AID	Transient Aid	14	6	4	9	8	7	8	4	7	9			76
ALARM	Alarm	4	7	6	2	6	3	9	6	8	2			53
ANIMA	Animal Complaint	14	4	20	19	13	24	25	14	21	8			162
ASALT	Assault	0	0	0	0	2	0	3	1	2	2			10
ASSIS	Outside Agency	13	10	13	33	31	10	23	26	18	19			196
ATEST	Alarm Test	0	0	0	0	0	0	0	0	1	0			1
ATL	Attempt to Locate	8	7	3	7	9	3	2	12	9	8			68
BATTE	Battery	0	0	0	0	0	0	0	1	1	0			2
BREAK	Break Time	1	0	0	0	0	0	0	0	0	0			1
BULDG	Building Check	4	1	0	3	11	13	32	109	49	12			234
BURGL	Burglary	0	3	0	1	0	3	3	3	0	1			14
CDAMA	Criminal Damage to	0	2	1	9	3	3	3	4	4	8			37
CHEAT	Fraud	5	1	2	4	6	3	1	4	1	5			32
CHECK	Frogrery	0	0	0	0	0	0	0	0	0	1			1
CHILD	Child in Need of Care	3	1	7	3	5	8	8	7	4	11			57
CIVIL	Civil Dispute	11	4	6	8	5	12	7	7	8	7			75
CPROC	Civil Process	3	2	0	5	1	0	1	2	0	3			17
CSTBY	Civil Standby	2	4	9	4	2	3	6	1	1	5			37
DCOND	Disorderly Conduct	0	0	0	3	1	1	0	0	1	0			6
DEATH	Attended/Unattended	0	0	1	1	0	0	0	0	0	0			2
DISCO	Disconnect (911)	24	14	18	24	22	28	17	14	13	12			186
DISPU	Dispute/Neighbor	1	0	0	2	2	2	1	0	0	1			9
DOMVI	Domestic Violence	5	2	4	8	5	3	4	3	3	4			41
DRUGS	Controlled Substances	8	8	7	2	6	2	1	4	4	1			43
DRUNK	Intoxication	1	2	3	2	2	0	1	3	1	3			18
E01	Medical Abdominal Pain	0	1	0	1	0	0	0	0	0	0			2
E06	Breathing Problems	0	0	0	0	0	0	1	0	0	0			1
E12	Convulsions/Seizures	0	0	0	0	0	0	1	0	0	0			1
E13	Medical Diabetic	0	1	0	0	0	0	0	0	0	0			1
E17	Medical Falls	3	1	1	0	0	1	1	0	0	0			7
E22	Medical Multiple	3	1	0	0	1	2	1	0	0	0			8
E29	Traffic Injury Accident	0	1	0	0	0	2	1	0	0	0			4
E32	Medical Subject Down	1	2	0	0	0	0	0	0	1	0			4
EMISC	EMS Misc Activity	0	0	2	0	0	0	0	0	0	0			2
ESTBY	EMS Stand by	0	0	0	0	0	0	0	0	1	0			1
F1ELV	Fire Elevator	1	0	0	0	0	0	0	0	0	0			1
F1STR	Fire Structure	0	0	0	0	0	0	0	0	1	0			1
F5BUR	Fire Controlled Burn	0	0	0	0	1	0	0	1	0	0			2
F5SBY	Fire Standby	0	0	0	0	0	0	0	1	0	0			1
FIREW	Fireworks	0	0	0	0	1	10	9	1	1	0			22
FMISC	Fire Miscellaneous	2	0	2	0	0	1	0	1	0	0			6
HARRA	Harassment	2	2	2	3	1	5	2	5	1	2			25
INFOR	Information/Misc	13	20	20	41	49	41	56	45	38	38			361
JAIL	Jail Incident	0	2	0	0	0	0	0	0	0	0			2
JUVOF	Juvenile Offender	0	0	0	0	0	0	0	0	1	0			1
LOOK	Follow Up	16	13	18	35	23	14	43	35	23	54			274
LOST	Lost Property	0	2	1	1	2	1	2	5	3	2			19
LOUDM	Loud Music or Loud	0	2	2	7	6	13	3	5	4	1			43
MEDAS	Medical Assistance	14	18	24	23	21	17	14	8	12	7			158
MISC	Misc. Unknown Incident	10	7	8	11	6	10	19	6	4	13			94
MPERS	Missing Persons	0	0	2	1	0	0	1	1	1	1			7
MCTFT	Motor Vehicle Theft	1	0	1	0	0	2	0	0	0	0			4
NCIC	Wanted Person/Property	0	1	0	0	0	0	0	1	0	0			2
OPEN	Open Doors	7	1	3	3	9	5	4	6	6	3			47
OPEN911	Open 911 Call	7	7	5	5	18	20	13	18	8	17			118
OTHER	All Other Criminal Act.	25	20	6	23	29	21	28	21	20	16			209
PARKI	Parking Complaint	20	13	11	17	3	13	31	35	14	11			168
PPLNT	Power Plant	0	0	1	1	1	0	2	1	0	1			7

PROPD	Property Damage	0	0	4	3	2	1	3	0	1	0			14
PROWL	Prowler	0	0	1	0	0	0	0	0	0	1			2
PUBSV	Public Service	2	4	3	3	4	8	3	5	7	8			47
RAPE	Rape	0	0	0	0	0	1	1	0	0	0			2
RECKL	Reckless Driver	0	3	2	8	8	10	10	4	4	7			56
RESTR	Restraining Order/PFA	0	0	0	0	0	0	0	1	0	0			1
RIOT	Fights	2	1	3	0	2	3	4	1	1	0			17
RPROP	Recovered Property	5	2	5	5	7	4	1	6	1	6			42
ROBRY	Robbery	0	0	0	0	0	0	0	0	2	0			2
SERV	Service Rendered	19	13	12	10	12	12	13	12	13	9			125
SEXOF	Sex Offenses	1	2	2	2	0	3	0	1	1	3			15
SHOTS	Gunshots	1	0	0	0	2	0	0	2	1	0			6
SIG3	Signal 3 / Mental	1	4	4	3	4	2	1	2	1	5			27
SIG4	Signal 4 / Suicidal	2	1	6	2	0	2	5	5	1	1			25
SLIDE	Slide Off	3	4	2	0	0	0	0	0	0	0			9
SNOMO	Snowmobile Complaints	1	0	0	0	0	0	0	0	0	0			1
SPROP	Stolen Property	1	0	0	0	0	0	0	3	0	0			4
STATU	Status Check	0	0	0	0	0	2	0	0	0	0			2
SUSPI	Suspicion	16	31	16	25	18	29	22	19	20	21			217
THEFT	Theft	5	10	0	5	8	4	8	12	9	10			71
THREA	Threat-Criminal-Terrorist	1	1	1	0	2	0	1	0	0	1			7
TRAFF	Traffic Stop	95	101	116	119	205	192	135	125	141	66			1295
TRAIN	Training	2	2	0	0	2	0	0	0	1	2			9
TRANS	Transporting	2	0	0	2	2	1	3	1	0	0			11
TRESS	Trespassing	4	4	3	4	2	6	3	2	4	4			36
VAGRA	Vagrancy	10	2	5	8	8	2	1	6	9	4			55
VALID	Validations	0	0	0	0	0	0	0	1	0	0			1
VANDA	Vandalism	0	0	0	0	4	3	1	4	2	0			14
VINCK	VIN Inspection	38	44	52	43	47	47	39	46	40	42			438
WALK	Business Walk Through	9	6	6	6	12	13	11	8	14	12			97
WARNT	Warrants	4	0	11	5	5	2	5	10	2	4			48
WELFA	Welfare Check	10	6	11	6	7	13	10	10	8	9			90
XFOOT	Neighborhood Foot	21	14	8	38	32	28	46	57	106	60			410
XTRAW	Extra Watch	0	4	3	12	24	15	45	15	14	23			155
	<b>Monthly Total</b>	<b>529</b>	<b>484</b>	<b>526</b>	<b>670</b>	<b>773</b>	<b>753</b>	<b>801</b>	<b>832</b>	<b>745</b>	<b>645</b>			
	<b>Yearly Total</b>	<b>6758</b>												

Calls for Service 2021 thru 2023

