



CITY COMMISSION AGENDA

MONDAY, AUGUST 18TH, 2025

204 W. 11TH ST. – 5:00 P.M.

JASON SHOWALTER – MAYOR
JJ HOWARD – VICE MAYOR
BROOK REDLIN – COMMISSIONER
ANN MYERS – COMMISSIONER
SARAH ARTZER – COMMISSIONER

1. CALL TO ORDER

- A. Roll Call
- B. Pledge of Allegiance

2. 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.)

- 1.

3. PROCLAMATIONS AND PRESENTATIONS

- A. Presentation – Sen. Moran’s – Recognition in the Congressional Record of Kansas First Responders – March 14 incident

4. CONSENT AGENDA

- A. 8/04/2025 Commission Meeting Minutes
- B. Appropriation Ordinances 2025-16; 2025-16A; and 2025-P16

5. ORDINANCES AND RESOLUTIONS

None this meeting.

6. FORMAL ACTIONS

- A. Application for Temporary Community Event Permit – Traditions / Justin Stasser
- B. Request to purchase 1 2500 kVA 3 phase substation transformer
- C. Fixed Price Agreement Timing proposal by KMEA

7. DISCUSSION ITEMS

- A. Waterworth presentation
- B. Request to submit for next round of MIH grant
- C. 404 Harrison
- D. 321 Broadway – City purchase at sheriff’s sale

8. REPORTS

- A. City Manager
 - (1) Manager Memo
 - (2) Police monthly activity report for July
 - (3) First Responder Awards Ceremony – Aug 23
- B. City Commissioners
- C. Mayor

9. ADJOURNMENT

- A. Next Regular Meeting is September 2, 2025

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. 11th Street
Goodland, KS 67735

MEMORANDUM

TO: Mayor Showalter and City Commissioners
FROM: Kent Brown, City Manager
DATE: August 18, 2025
SUBJECT: Agenda Report

3. Proclamations and Presentations

A. Presentation – Sen. Moran’s – Recognition in the Congressional Record of Kansas First Responders – March 14 incident

4. Consent Agenda:

- A. 8-4-2025 Commission Meeting Minutes
- B. Appropriation Ordinances 2025-16; 2025-16A; 2025-P16

RECOMMENDED MOTION: “I move that we approve Consent Agenda items A and B.”

5. Ordinances and Resolutions:

None this meeting.

6. Formal Actions

A. Application for Temporary Community Event Permit – Traditions / Justin Stasser
Ordinance was passed at last meeting. This is the completed application per the ordinance requirements. Police Chief Erhart has reviewed the application and recommends approval.

RECOMMENDED MOTION: “I move that we approve the application for the Temporary Community Event Permit for September 27, 2025 from Stasser Enterprises LLC as presented.”

B. Request to purchase 1 2500 kVA 3 phase substation transformer

Director of Public Power Dustin Bedore obtained 2 quotes for this particular transformer. The substation transformers at 2500 kVA 3 phase are quite a bit larger capacity than the regular transformers. Consequently, the price is significantly larger as well. The City has put away enough funds in CIRF (Capital Improvement Reserve Fund) to pay for this purchase and the project is needed to start replacing the various substation transformers.

RECOMMENDED MOTION: “I move that we approve the quote from Midwest Transformer Electric Services for \$109,985.”

C. Fixed Price Agreement Timing proposal by KMEA

See CCCF. Neal Daney with KMEA requesting authorization to negotiate a contract proposal that would return to the City Commission for approval at the next meeting.

RECOMMENDED MOTION: "I move that we authorize KMEA to negotiate a contract proposal for a 5x16 energy supply product starting in January 2027."

8. Discussion Items

A. Waterworth presentation

Aryan Chawla will present an initial review of Waterworth Model Review involving rate design for the electric and water departments.

B. Request to submit for next round of MIH grant

There has been an announcement for the next round of MIH (Moderate Income Housing) funding. City is applicant on the MIH and the developer is the applicant on the KHITC (Kansas Housing Investor Tax Credits). As the developer adds infrastructure and the housing itself, the incremental gain in property tax over the baseline may be returned to the developer as reimbursement for the infrastructure costs or if the City issued bonds to pay for the infrastructure, then the increment may be used for debt service. The term of such reimbursement can be up to 25 years. City/County has discretion over what percentage of the increment is paid to the developer. The increment can be used to reimburse costs for the following items: land acquisitions; site preparation; sanitary/storm sewers; drainage conduits, channels and levees; street grading and paving; street lighting fixtures, connections and facilities; gas, water, heating, and electrical services in public right of way; sidewalks; water mains and extensions for example. Staff requesting direction to develop resolution in coordination with developer on actual project. Notice of application needs to be received by KHRC by September 19.

C. 404 Harrison

There have been questions on Resolution 2025-20 and the 60-day deadline for the structure at 404 Harrison Av. Mayor Showalter and staff will review the timeline required to meet the requirements as stated in the Resolution.

D. 321 Broadway – City purchase at sheriff's sale

Resolution 1649 declared the property unfit and dangerous. A bid was awarded to S&M to clean up the property. These costs were included with the back taxes owed on the property. Due to taxes not being paid on the property for a number of years, the property was included in the most recent sheriff's sale. City staff recommended to the city manager to bid on the property on behalf of the city. Mayor Showalter was consulted and agreed with the recommendation. Staff had a bid of \$500 that was accepted for the property. Staff recommendation is to donate the property to the land bank and have process for new owners to acquire property to build housing on the property. Staff will discuss title process.

9. Reports:

A. City Manager

- Manager Memo
- Police monthly activity report for July
- First Responder Awards Ceremony – Aug 23

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.

GOODLAND CITY COMMISSION
Regular Meeting

August 4, 2025

5:00 P.M.

Mayor Jason Showalter called the meeting to order with Vice-Mayor J. J. Howard, Commissioner Sarah Artzer, Commissioner Ann Myers and Commissioner Brook Redlin responding to roll call.

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

Mayor Showalter led Pledge of Allegiance

PUBLIC HEARING

- A. Unfit Structure at 404 Harrison Ave.** – Mayor Showalter opened public hearing for unfit structure at 404 Harrison Ave. at 5:00 p.m. Zach stated, this property was discussed at a meeting back in June, the property recently changed ownership. Debra Bennett, current tenant, was present and gave the commission an update on her efforts to find a home to rent. Mayor Showalter closed the public hearing for unfit structure at 404 Harrison Ave at 5:05 p.m.

PUBLIC COMMENT

PROCLAMATIONS AND PRESENTATIONS

CONSENT AGENDA

- A. 07/21/2025 Commission Meeting Minutes**
B. 06/26/2025 Commission Work Session Minutes
C. Appropriation Ordinances: 2025-15, 2025-15A; 2025-15B; 2025-P15
ON A MOTION by Commissioner Redlin to approve the Consent Agenda **seconded by** Vice-Mayor Howard. **MOTION carried on a VOTE of 5-0.**

ORDINANCES AND RESOLUTIONS

- A. Resolution 2025-20 – Unfit Structure 404 Harrison Ave** – Kent stated, this was a resolution proposed by Zach including the time line for the demolition of 404 Harrison Ave. This does include a time line of 60 days, not 30 days. Mayor Showalter stated, the commission does not want to kick someone out of their home, but we were given a job of taking care of these properties by the tax payers. I understand the rental market is tough currently and therefore approve the 60 days. **ON A MOTION** by Mayor Showalter to approve Resolution 2025-20: A resolution finding that the structure located at 404 Harrison Ave. is unsafe and dangerous and directing that the structure be demolished and the premises be made safe and secure **seconded by** Commissioner Redlin. **MOTION carried on a VOTE of 5-0.**
- B. Charter Ordinance #24 – KSA 14-570 – Not applying 8th St. Project to debt limit** – Kent stated, this is a Charter Ordinance prepared by Gilmore & Bell to allow the financing for 8th Street Improvements to not count towards the debt limit by exempting itself per provisions of K.S.A. 14-570 and 14-571. One reason to continue with this ordinance is due to the fact the project does have a funding source approved by voters. Mayor Showalter questioned if the city was to do an ordinance like this, would there be any future incident that could occur putting the city in negative situation. Kent stated, I do not see any but adopting this charter ordinance may help with proposed project in the near future. **ON A MOTION** by Vice-Mayor Howard to approve Carter Ordinance #24: A Charter Ordinance exempting the City of Goodland, Kansas, from the provisions of K.S.A. 14-570 and K.S.A. 14-571 and providing substitute and

additional provisions on the same subject relating to public improvements and the issuance of bonds for the purpose of paying for said improvements **seconded by** Commission Myers. **MOTION carried on a VOTE of 5-0.**

FORMAL ACTIONS

- A. **Merchant McIntyre proposal for Federal Funding Action Plan** – Kent stated, this was presented at the previous meeting and it was requested to be discussed at this meeting. This proposal is for the next 90 days with a cost of \$10,000 per month. At the end of the 90 days the commission will have another decision regarding continuing with the contract. There was a question from the commission last meeting about the funding under the current federal administration. Merchant McIntyre provided a list of projects in appropriations legislation totaling over 24 million dollars. I had discussions with Merchant McIntyre and a representative from Economic Development Administration (EDA) that indicated an encouraging response and that an application would be well received. The application submitted would have a possible 60% grant funding. Commissioner Artzer stated, I am not sure how much would be accomplished in the 90 days and with the price for this time frame she was concerned. Kent stated, I cannot answer that question, but looking at the scope of work, the first step itself would benefit the city. Mayor Showalter stated, I agree this is a lot of money upfront, but we need to keep taking these steps to try and keep the liability off the taxpayers. **ON A MOTION by** Commission Redlin to approve the Federal Funding Action Plan as presented by Merchant McIntyre Associates **seconded by** Commissioner Myers. **MOTION carried on a VOTE of 5-0.**
- B. **Change Order #1 – Industrial Park – SW drainage basin** – Andrew stated, the change order for \$18,293.00, was to use remaining grant money and allow for additional dirt work and install a rock ditch. **ON A MOTION by** Commissioner Redlin to approve Change order #1 for the Industrial Park Southwest drainage basin project as presented **seconded by** Commissioner Artzer. **MOTION carried on a VOTE of 5-0.**
- C. **Pay Estimate #1 – final – Industrial Park – SW Drainage basin** – Andrew stated, this is the final payment to Sporer for the project at Industrial Park. **ON A MOTION by** Mayor Showalter to the pay estimate #1 to Sporer Land Development for \$61,293.00 **seconded by** Commissioner Redlin. **MOTION carried on a VOTE of 5-0.**

DISCUSSION

- A. **Ordinance 1802 – Temporary Community Event Permit** - Kent stated, this ordinance would setup procedures for a temporary community event permit. Jason has put this together and would have all the details for review. Jason stated, this permit allows for the sale of cereal malt beverages or alcohol at a location and allows patrons to travel in the area requested. If more than one vendor asks for the permit, there would need to be boundaries dividing the two areas. Each vendor would be required to have a cup with their logo to help security keep their patrons in their approved area. Parks are not included in this ordinance currently; this would be a decision for the commission. Each application would be required to provide a map, and if more than one applicant, they would need to give a detailed breakdown of how security would be handled in their area. Commissioner Redlin asked, who was in charge of cleanup. Jason stated, it would be the responsibility of the permit holder to cleanup. Commissioner Myers asked, could there be a limit on the number of applicants. City Attorney Kling suggested not limiting the number of applicants but limit the amount of space for each applicant. Commissioner Redlin asked, is there a deadline for applicant to apply. Jason stated, the ordinance states 30 days prior to event, with the understanding if this ordinance is not approved this meeting, we are pushing the 30 days for Flatlanders. Mayor Showalter stated, I would like to see the deadline be 60 days prior to event instead of 30 days. City Attorney Kling stated, it is worth mentioning the permit applicants have a large responsibility handling their

MINUTES

Goodland City Commission

August 4, 2025

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responsibilities. Mayor Showalter asked for Jason to please provide an update and his review after the first event. Jason asked if parks would be included in this permit. Mayor Showalter stated, the commission was not in favor of that at this time. **ON A MOTION by Mayor Showalter to approve Ordinance 1802 seconded by Vice-Mayor Howard. MOTION carried on a VOTE of 5-0.**

REPORTS

- A. City Manager – 1.** Manager Memo is included in packet. **2.** Chip and seal project update. Kenton stated, this project went well and was completed on Thursday. There was a total of 4 vehicles towed. Fogg seal will be completed on September 25th & 26th. **3.** Sherman County Historical Society Newsletter **4.** Waterworth presentation – next meeting **5.** First Responder Award Ceremony August 23rd, 2025 at 7p.m. Chief Erhart stated this will be for the first responded of the large accident in March. This may be moved to the Max Jones Fieldhouse because of the size of people attending. This is the biggest pileup in Kansas, and required some recognition to those agencies that helped keep the death toll down. Mayor Showalter will be heading the event, with some special quests attending. There will be a special guest speaker also. This is an event open to the public, with the possibility of live stream.
- B. City Commissioners**
Vice-Mayor Howard – 1. No Report
Commissioner Artzer – 1. No Report
Commissioner Myers - 1. No Report
Commissioner Redlin – 1. No Report
Mayor Showalter– 1. Thanked the City crews for all their help during the High School Reunion. There were almost 900 people registered for the event.

ADJOURNMENT WAS HAD ON A MOTION BY Mayor Showalter seconded by Vice-Mayor Howard. Motion carried by unanimous VOTE; meeting adjourned at 6:05 p.m. Next meeting is scheduled for August 18th, 2025.

ATTEST:

Jason Showalter, Mayor

Shauna Johnson, Deputy City Clerk

INVOICE NO	LN	DATE	PO NO	REFERENCE	CD	GL ACCOUNT	1099	NET	CHECK	PD DATE

			3784	AMAZON CAPITAL SERVICES						
1J7T-KHVH-CHV9	1	8/11/25		BBQ SUPPLIES		11-02-3120		270.37	72881	8/18/25
1MKT-L7G6-4QP7	1	8/06/25		CLARIFIER/FOUNTAIN		11-15-3120		14.88	72881	8/18/25
1MKT-L7G6-4QP7	2	8/06/25		STICKY NOTES		11-02-3120		7.99	72881	8/18/25
1MKT-L7G6-4QP7	3	8/06/25		GLOVES		11-15-3120		19.76	72881	8/18/25

				AMAZON CAPITAL SERVICES				313.00		
			2871	AMERICAN FAMILY LIFE						
PR20250808	1	8/08/25		AFLAC CANCER		11-00-0012	N	33.18	3046268	8/15/25 E
PR20250808	2	8/08/25		AFLAC ACCIDENT		11-00-0012	N	57.12	3046268	8/15/25 E
PR20250808	3	8/08/25		AFLAC ACCIDENT		15-00-0012	N	33.30	3046268	8/15/25 E
PR20250808	4	8/08/25		AFLAC ST DISB		11-00-0012	N	54.30	3046268	8/15/25 E
PR20250808	5	8/08/25		AFLAC ST DISB		15-00-0012	N	65.52	3046268	8/15/25 E
PR20250808	6	8/08/25		AFLAC LIFE RIDR		15-00-0012	N	2.76	3046268	8/15/25 E
PR20250808	7	8/08/25		AFLAC LIFE		11-00-0012	N	21.31	3046268	8/15/25 E
PR20250808	8	8/08/25		AFLAC LIFE		21-00-0012	N	12.51	3046268	8/15/25 E
PR20250808	9	8/08/25		SPEC HLTH EVENT		11-00-0012	N	20.10	3046268	8/15/25 E

				AMERICAN FAMILY LIFE				300.10		
			853	B & H PAVING COMPANY INC.						
2614	1	8/01/25		CHIP SEAL		06-01-3120		27410.00	72882	8/18/25

				B & H PAVING COMPANY INC.				27410.00		
			1795	BERRY TRACTOR & EQUIPMENT						
02129273	1	7/29/25	21332	HYD PEDAL,SHOE SET,CYLINDER#23		11-11-3060		1419.56	72883	8/18/25

				BERRY TRACTOR & EQUIPMENT				1419.56		
			374	BLACK HILLS ENERGY						
GEN25-371	1	8/05/25		GAS CHARGES/NORTH SHOP		11-11-2100		90.76	72885	8/18/25
GEN25-372	1	8/08/25		GAS CHARGES/ARTS CENTER		11-02-2100		43.33	72885	8/18/25
GEN25-373	1	8/05/25		GAS CHARGES/POWER PLANT		15-40-2100		36.43	72885	8/18/25
GEN25-374	1	8/05/25		GAS CHARGES/WELCOME CENTER		11-21-2100		35.80	72885	8/18/25
GEN25-375	1	8/08/25		GAS CHARGES/WATER TREATMENT		21-40-2100		35.07	72885	8/18/25
GEN25-376	1	8/05/25		GAS CHARGES/MUSEUM		11-17-2100		33.47	72885	8/18/25
GEN25-377	1	8/05/25		GAS CHARGES/SOUTH SHOP		21-42-2100		33.35	72885	8/18/25
GEN25-378	1	7/31/25		GAS CHARGES/FAA		11-13-2100		32.65	72885	8/18/25
GEN25-379	1	7/29/25		TECH SERVICE/ANNUAL PAYMENT		15-40-2140		1543.72	72885	8/18/25
GEN25-380	1	8/04/25		GAS CHARGES/PARKS		11-15-2100		45.13	72885	8/18/25
GEN25-380	2	8/04/25		GAS CHARGES/AIRPORT		11-13-2100		32.65	72885	8/18/25
GEN25-380	3	8/04/25		GAS CHARGES/AIRPORT		11-13-2100		37.29	72885	8/18/25
GEN25-381	1	8/08/25		GAS CHARGES/CITY BUILDING		15-44-2100		45.44	72885	8/18/25
GEN25-381	2	8/08/25		GAS CHARGES/CITY BUILDING		21-40-2100		45.44	72885	8/18/25

				BLACK HILLS ENERGY				2090.53		
			1331	CASHIER'S CHECK						
GEN25-367	1	8/07/25		INVEST/THE BANK		05-00-0003		1000.00	72879	8/07/25
GEN25-367	2	8/07/25		INVEST/THE BANK		07-00-0003		150000.00	72879	8/07/25
GEN25-367	3	8/07/25		INVEST/THE BANK		09-00-0003		110000.00	72879	8/07/25
GEN25-367	4	8/07/25		INVEST/THE BANK		15-00-0003		240000.00	72879	8/07/25

INVOICE NO	LN	DATE	PO NO	REFERENCE	CD	GL ACCOUNT	1099	NET	CHECK	PD DATE
				DCF-LIEAP				158.37		
				172 EKLUND						
3805	1	8/04/25		BOND/TAYLOR		11-04-2140		100.00	72891	8/18/25
				EKLUND				100.00		
				3800 EMC INSURANCE COMPANIES						
7002589801	1	8/07/25		PREMIUM		21-40-2060		858.58	72892	8/18/25
7002589801	2	8/07/25		PREMIUM		21-42-2060		858.58	72892	8/18/25
7002589801	3	8/07/25		PREMIUM		23-41-2060		858.58	72892	8/18/25
7002589801	4	8/07/25		PREMIUM		23-43-2060		858.58	72892	8/18/25
7002589801	5	8/07/25		PREMIUM		15-40-2060		11590.77	72892	8/18/25
7002589801	6	8/07/25		PREMIUM		15-42-2060		11590.77	72892	8/18/25
7002589801	7	8/07/25		PREMIUM		15-44-2060		1717.15	72892	8/18/25
7002589801	8	8/07/25		PREMIUM		11-02-2060		14595.77	72892	8/18/25
				EMC INSURANCE COMPANIES				42928.78		
				3970 ERGON ASPHALT & EMULSIONS						
9403508835	1	7/30/25		OIL/CHIP SEAL		06-01-3120		16435.37	72893	8/18/25
9403510318	1	7/31/25		OIL/CHIP SEAL		06-01-3120		16449.02	72893	8/18/25
9403510319	1	7/31/25		OIL/CHIP SEAL		06-01-3120		16428.55	72893	8/18/25
9403510320	1	7/31/25		OIL/CHIP SEAL		06-01-3120		16442.19	72893	8/18/25
9403510321	1	7/31/25		OIL/CHIP SEAL		06-01-3120		16421.72	72893	8/18/25
				ERGON ASPHALT & EMULSIONS				82176.85		
				517 EVANS,BIERLY,HUTCHISON &						
16087	1	7/29/25		INDUSTRIAL PARK IMPROVEMENTS		04-01-2140	M	2765.00	72894	8/18/25
				EVANS,BIERLY,HUTCHISON &				2765.00		
				547 FAIRBANKS MORSE ENGINE						
364551	1	7/24/25	21112	GASKET ADAPTER,SEAL ADAPTERS		15-40-3060		2107.02	72895	8/18/25
				FAIRBANKS MORSE ENGINE				2107.02		
				3878 FORK & HAY						
GEN25-384	1	8/01/25		MUSEUM SALES/WHEAT BUNDLE		11-00-0893		6.00	72896	8/18/25
				FORK & HAY				6.00		
				167 GOODLAND YOST FARM SUPPLY						
20081	1	7/03/25		GATOR LINE		11-11-3120		132.73	72897	8/18/25
20344	1	7/14/25		BLADE		21-42-3050		589.00	72897	8/18/25
20400	1	7/16/25		GATOR LINE		11-11-3120		132.73	72897	8/18/25
20450	1	7/18/25		CHOPSAW, OIL, ADAPTER,14"CONCR		11-11-3060		2029.99	72897	8/18/25
20521	1	7/22/25		AIR FILTER/CHAINSAW		11-15-3060		8.00	72897	8/18/25
20531	1	7/22/25		DEMO SAW		11-11-3060		3.50	72897	8/18/25
20705	1	7/30/25		ROPE/LEAF BLOWER		11-15-3060		14.84	72897	8/18/25
				GOODLAND YOST FARM SUPPLY				2910.79		

INVOICE NO	LN	DATE	PO NO	REFERENCE	CD	GL ACCOUNT	1099	NET	CHECK	PD	DATE

			3100	GRAINGER							
9584782248	1	7/24/25	21114	CONCRETE SAVER FLOOR COATING		15-40-3030		775.90	72898	8/18/25	
9584924675	1	7/24/25	21114	EPOXY PAINT ROLLER		15-40-3030		34.15	72898	8/18/25	
9592572619	1	8/04/25	21115	EPOXY COATING ACTIVATOR		15-40-3030		744.80	72898	8/18/25	

				GRAINGER				1554.85			
			2343	HACH COMPANY							
14597631	1	7/28/25	21156	DPD TOTAL CHLORINE		11-25-3120		108.75	72899	8/18/25	

				HACH COMPANY				108.75			
			2893	HELENA CHEMICAL CO.							
41219868	1	8/05/25		CHEMICALS/PARKS DEPT		11-15-3040		256.30	72900	8/18/25	

				HELENA CHEMICAL CO.				256.30			
			4166	HOMMES, ROGER							
GEN25-385	1	8/18/25		REFUND ACCT CHECK #7168		15-44-3180		89.63	72901	8/18/25	

				HOMMES, ROGER				89.63			
			4035	HUANG, KIN							
GEN25-386	1	8/01/25		MUSEUM SALES/TSHIRT & MUG		11-00-0893		25.00	72902	8/18/25	

				HUANG, KIN				25.00			
			4163	HUBER SAND, INC							
34121	1	8/01/25		1/2" CRUSHED ROCK		06-01-3120		1892.80	72903	8/18/25	

				HUBER SAND, INC				1892.80			
			1733	IN THE CAN LLC							
GEN25-387	1	8/01/25		SOLID WASTE CONTRACT/AUGUST		30-01-2220		46028.00	72904	8/18/25	

				IN THE CAN LLC				46028.00			
			3249	INTERNAL REVENUE SERVICE							
PR20250808	1	8/08/25		FED/FICA TAX		11-00-0011	N	16389.11	3046269	8/15/25	E
PR20250808	2	8/08/25		FED/FICA TAX		15-00-0011	N	7482.35	3046269	8/15/25	E
PR20250808	3	8/08/25		FED/FICA TAX		21-00-0011	N	1382.99	3046269	8/15/25	E
PR20250808	4	8/08/25		FED/FICA TAX		23-00-0011	N	1137.54	3046269	8/15/25	E

				INTERNAL REVENUE SERVICE				26391.99			
			1989	J ROD'S							
6995	1	5/23/25		POSTERS-MOVIE		11-17-2130		18.00	72905	8/18/25	

				J ROD'S				18.00			
			1092	KANSAS CORP. COMM.							
GEN25-391	1	8/01/25		2011-00357		39-01-2050		100.36	72906	8/18/25	
GEN25-391	2	8/01/25		2011-00571		39-01-2050		32.77	72906	8/18/25	

INVOICE NO	LN	DATE	PO NO	REFERENCE	CD	GL ACCOUNT	1099	NET	CHECK	PD DATE
KANSAS CORP. COMM.								133.13		
2052 KANSAS ONE-CALL SYSTEM, I										
5070278	1	7/31/25		49 LOCATES		15-42-2140		32.59	72907	8/18/25
5070278	2	7/31/25		49 LOCATES		21-40-2140		32.58	72907	8/18/25
KANSAS ONE-CALL SYSTEM, I								65.17		
1072 KANSAS PAYMENT CENTER										
PR20250808	1	8/08/25		INCOME WITHOLD		11-00-0012	N	96.46	3046266	8/15/25 E
PR20250808	2	8/08/25		INCOME WITHOLD		15-00-0012	N	461.54	3046266	8/15/25 E
KANSAS PAYMENT CENTER								558.00		
1584 KDHE WATER										
KSJ000247	1	8/04/25		WASTE WATER PERMIT/J0000247		23-41-2140		185.00	72908	8/18/25
KDHE WATER								185.00		
1246 KMEA-WAPA										
GOOD-2025-08	1	8/05/25		WAPA/JULY		15-40-2120		11004.00	72909	8/18/25
KMEA-WAPA								11004.00		
865 KS DEPT TAX										
PR20250808	1	8/08/25		STATE TAX		11-00-0011	N	2338.04	3046265	8/15/25 E
PR20250808	2	8/08/25		STATE TAX		15-00-0011	N	1283.74	3046265	8/15/25 E
PR20250808	3	8/08/25		STATE TAX		21-00-0011	N	230.46	3046265	8/15/25 E
PR20250808	4	8/08/25		STATE TAX		23-00-0011	N	179.59	3046265	8/15/25 E
KS DEPT TAX								4031.83		
523 KS PUBLIC EMP. RETIREMENT										
PR20250808	1	8/08/25		KPERS		11-00-0012	N	2510.85	3046264	8/15/25 E
PR20250808	2	8/08/25		KPERS		15-00-0012	N	2275.88	3046264	8/15/25 E
PR20250808	3	8/08/25		KPERS		21-00-0012	N	223.78	3046264	8/15/25 E
PR20250808	4	8/08/25		KPERS		23-00-0012	N	223.77	3046264	8/15/25 E
PR20250808	5	8/08/25		KPERS II		11-00-0012	N	2048.45	3046264	8/15/25 E
PR20250808	6	8/08/25		KPERS II		15-00-0012	N	1533.60	3046264	8/15/25 E
PR20250808	7	8/08/25		KPERS II		21-00-0012	N	105.44	3046264	8/15/25 E
PR20250808	8	8/08/25		KPERS II		23-00-0012	N	105.44	3046264	8/15/25 E
PR20250808	9	8/08/25		KPERS III		11-00-0012	N	4369.16	3046264	8/15/25 E
PR20250808	10	8/08/25		KPERS III		15-00-0012	N	1530.78	3046264	8/15/25 E
PR20250808	11	8/08/25		KPERS III		21-00-0012	N	604.96	3046264	8/15/25 E
PR20250808	12	8/08/25		KPERS III		23-00-0012	N	461.09	3046264	8/15/25 E
PR20250808	13	8/08/25		KPERS D&D		11-00-0012	N	568.34	3046264	8/15/25 E
PR20250808	14	8/08/25		KPERS D&D		15-00-0012	N	339.95	3046264	8/15/25 E
PR20250808	15	8/08/25		KPERS D&D		21-00-0012	N	59.47	3046264	8/15/25 E
PR20250808	16	8/08/25		KPERS D&D		23-00-0012	N	50.30	3046264	8/15/25 E
KS PUBLIC EMP. RETIREMENT								17011.26		
1440 MCCLURE PLUMBING & HEATIN										
33296	1	7/02/25		COUPLINGS, CLAMPS, ADAPTERS		21-42-3050		215.92	72910	8/18/25

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			1440	MCCLURE PLUMBING & HEATIN						
33317	1	7/08/25		TOILET SEAT/BALL PARK		11-23-3030		27.00	72910	8/18/25
33413	1	8/04/25		EXPANSION COUPLERS		21-42-3050		16.99	72910	8/18/25
62700	1	7/30/25		RESET TOILET, FLUSH VALVE		11-02-3030		621.83	72910	8/18/25
62703	1	6/25/25		RECHARGE A/C UNIT		11-25-3030		360.00	72910	8/18/25
62769	1	7/10/25		UNIT #2 NOT WORKING/WATER FLOW		11-25-3030		80.00	72910	8/18/25
62779	1	7/09/25		SEWER LINE SNAKED/JETTED		11-23-3030		511.95	72910	8/18/25
62780	1	7/08/25		UNPLUG SEWER LINE/WELCOME CTR		11-21-3030		195.00	72910	8/18/25
62784	1	7/14/25		REPLACE WALL HYDRANT/DLAO APT		38-01-4080		351.63	72910	8/18/25

				MCCLURE PLUMBING & HEATIN				2380.32		
4167 MERCHANT MCINTYRE & ASSOC										
199-2025-08	1	8/07/25		AUGUST 2025 RETAINER FEE		32-01-2200		10000.00	72911	8/18/25

				MERCHANT MCINTYRE & ASSOC				10000.00		
2104 NATIONWIDE TRUST CO. FSB										
PR20250808	1	8/08/25		NATIONWIDE TRST		11-00-0012	N	575.00	3046267	8/15/25 E
PR20250808	2	8/08/25		NATIONWIDE TRST		15-00-0012	N	265.00	3046267	8/15/25 E

				NATIONWIDE TRUST CO. FSB				840.00		
3085 OFFICE WORKS & HOME FURNI										
15861	1	7/29/25		COPY COUNT		11-02-3120		32.80	72912	8/18/25

				OFFICE WORKS & HOME FURNI				32.80		
1903 PACE ANALYTICAL										
2560232695	1	8/13/25		WATER ANALYSIS		21-40-2140		386.00	72913	8/18/25

				PACE ANALYTICAL				386.00		
3403 PEST AWAY LLC										
24565	1	8/07/25		PEST CONTROL/AUGUST 2025		11-02-2140		35.00	72914	8/18/25
24565	2	8/07/25		PEST CONTROL/AUGUST 2025		23-41-2140		55.00	72914	8/18/25
24565	3	8/07/25		PEST CONTROL/AUGUST 2025		11-13-2140		20.00	72914	8/18/25
24565	4	8/07/25		PEST CONTROL/AUGUST 2025		11-17-2140		35.00	72914	8/18/25
24565	5	8/07/25		PEST CONTROL/AUGUST 2025		21-40-2140		40.00	72914	8/18/25
24565	6	8/07/25		PEST CONTROL/AUGUST 2025		11-11-2140		55.00	72914	8/18/25
24565	7	8/07/25		PEST CONTROL/AUGUST 2025		15-40-2140		54.50	72914	8/18/25
24565	8	8/07/25		PEST CONTROL/AUGUST 2025		11-03-2140		40.00	72914	8/18/25
24565	9	8/07/25		PEST CONTROL/AUGUST 2025		11-21-2140		15.00	72914	8/18/25
24565	10	8/07/25		PEST CONTROL/AUGUST 2025		11-15-2140		40.00	72914	8/18/25
24565	11	8/07/25		PEST CONTROL/AUGUST 2025		11-23-2140		25.00	72914	8/18/25
24565	12	8/07/25		PEST CONTROL/AUGUST 2025		11-02-2140		130.00	72914	8/18/25

				PEST AWAY LLC				544.50		
1924 PRAIRIE LAND ELECTRIC										
5742	1	8/08/25		POWER BILL/JULY 2025		15-40-2120		367362.03	72915	8/18/25

				PRAIRIE LAND ELECTRIC				367362.03		

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89254	1	8/11/25	3811	PROTECTIVE EQUIPMENT TEST GLOVES TESTED, BELL CUFFS		15-42-2140		1122.74	72916	8/18/25
				PROTECTIVE EQUIPMENT TEST				1122.74		

DE28000307-25	1	7/31/25	4065	PVS DX, INC. CHLORINE		21-40-3040		190.00	72917	8/18/25
DE28000307-25	2	7/31/25		CHLORINE		11-25-3120		40.00	72917	8/18/25
				PVS DX, INC.				230.00		

236267	1	7/24/25	3462	REPUBLICAN VALLEY VETERIN EUTHANASIA/11TH & KANSAS		11-05-2140		38.57	72918	8/18/25
				REPUBLICAN VALLEY VETERIN				38.57		

11010231	1	8/01/25	1442	S & T COMMUNICATIONS, INC ALARMS		15-44-2180		38.85	72919	8/18/25
11010231	2	8/01/25		ALARMS		23-41-2180		12.95	72919	8/18/25
11010231	3	8/01/25		ALARMS		11-17-2180		11.21	72919	8/18/25
11010231	4	8/01/25		ALARMS		21-40-2180		13.03	72919	8/18/25
				S & T COMMUNICATIONS, INC				76.04		

26834	1	7/25/25	924	SCHEOPNER'S WATER CONDITI WATER		11-17-3120		12.00	72920	8/18/25
4833	1	7/21/25		WATER		11-03-3120		12.00	72920	8/18/25
				SCHEOPNER'S WATER CONDITI				24.00		

13537-25	1	8/03/25	413	SCHLOSSER, INC. CONCRETE/17TH ST PROJECT		11-11-3120		2574.00	72921	8/18/25
				SCHLOSSER, INC.				2574.00		

GEN25-387	1	8/01/25	3851	SHERMAN CO COMM DEVELOP MUSEUM SALES/MAGNET X 3		11-00-0893	M	6.00	72922	8/18/25
				SHERMAN CO COMM DEVELOP				6.00		

GEN25-388	1	8/01/25	872	SHERMAN CO. HISTORICAL SO MUSEUM SALES/VOICE OF PLAINS		11-00-0893		9.00	72923	8/18/25
				SHERMAN CO. HISTORICAL SO				9.00		

002-00048392	1	7/16/25	428	SHERMAN COUNTY LANDFILL MSW		11-19-3120		.64	72924	8/18/25
002-00048527	1	7/21/25		C&D		15-40-3120		7.37	72924	8/18/25
002-00048613	1	7/24/25		MSW		11-19-3120		1.28	72924	8/18/25
				SHERMAN COUNTY LANDFILL				9.29		

GEN25-401	1	8/14/25	425	SHERMAN COUNTY TREASURER TAX SALE/321 BROADWAY		11-09-2140		500.00	72880	8/14/25

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425 SHERMAN COUNTY TREASURER										
SHERMAN COUNTY TREASURER								500.00		
GEN25-389	1	8/08/25		4168 STEPHENS, IVA LEE OVERPAYMENT ON BILL		15-44-3180		8.01	72925	8/18/25
STEPHENS, IVA LEE								8.01		
GEN25-390	1	8/01/25		4048 SURENCY LIFE & HEALTH COBRA ELIGIBILITY		45-01-1050		50.00	72926	8/18/25
SURENCY LIFE & HEALTH								50.00		
972 UNIFIRST CORPORATION										
1930155425	1	6/30/25		UNIFORMS		21-40-3160		21.31	72928	8/18/25
1930155425	2	6/30/25		UNIFORMS		21-42-3160		63.93	72928	8/18/25
1930155425	3	6/30/25		UNIFORMS		23-41-3160		21.31	72928	8/18/25
1930156304	1	7/07/25		UNIFORMS		21-40-3160		21.31	72928	8/18/25
1930156304	2	7/07/25		UNIFORMS		21-42-3160		63.93	72928	8/18/25
1930156304	3	7/07/25		UNIFORMS		23-41-3160		21.31	72928	8/18/25
1930157175	1	7/14/25		UNIFORMS		21-40-3160		21.31	72928	8/18/25
1930157175	2	7/14/25		UNIFORMS		21-42-3160		63.93	72928	8/18/25
1930157175	3	7/14/25		UNIFORMS		23-41-3160		21.31	72928	8/18/25
1930158176	1	7/21/25		UNIFORMS		21-40-3160		21.31	72928	8/18/25
1930158176	2	7/21/25		UNIFORMS		21-42-3160		63.93	72928	8/18/25
1930158176	3	7/21/25		UNIFORMS		23-41-3160		21.31	72928	8/18/25
1930159176	1	7/28/25		UNIFORMS		21-40-3160		21.31	72928	8/18/25
1930159176	2	7/28/25		UNIFORMS		21-42-3160		63.93	72928	8/18/25
1930159176	3	7/28/25		UNIFORMS		23-41-3160		21.31	72928	8/18/25
UNIFIRST CORPORATION								532.75		
3524 VERIZON										
6119854432	1	7/31/25		HOT SPOTS		11-02-2180		80.02	72929	8/18/25
6119854432	2	7/31/25		HOT SPOT		11-02-2180		40.01	72929	8/18/25
6119854432	3	7/31/25		CELL PHONES/HOT SPOTS		11-03-2180		776.39	72929	8/18/25
6119854432	4	7/31/25		CELL PHONE/IPAD		11-06-2180		81.82	72929	8/18/25
6119854432	5	7/31/25		IPAD		11-09-3120		40.01	72929	8/18/25
6119854432	6	7/31/25		CELL PHONE/IPAD		11-11-3120		64.52	72929	8/18/25
6119854432	7	7/31/25		CELL PHONE/IPAD		15-42-3120		81.82	72929	8/18/25
6119854432	8	7/31/25		CELL PHONE		15-42-3120		24.51	72929	8/18/25
6119854432	9	7/31/25		IPAD/TABLET		21-40-2180		80.02	72929	8/18/25
VERIZON								1269.12		
3313 VISA										
GEN25-393	1	7/31/25		ANTIWAVE SUPERTENSIONER		11-25-3060		707.94	72932	8/18/25
GEN25-393	2	7/31/25		JUMBO JACKS,MARBLES,TOY JAR		11-17-3120		347.13	72932	8/18/25
GEN25-393	3	7/31/25		NEWSPAPERS.COM SUBSCRIPTION		11-17-3120		74.90	72932	8/18/25
GEN25-394	1	7/31/25		MEAL/Q WRIGHT KLETC		11-03-2190		20.56	72932	8/18/25
GEN25-394	2	7/31/25		KACM CONFERENCE/TAYLOR		18-01-2170		125.00	72932	8/18/25
GEN25-395	1	7/31/25		BACKGROUND CHECK/HAUSCHILD		21-42-2140		30.00	72932	8/18/25
GEN25-395	2	7/31/25		HOMEBASE SCHEDULING		11-25-3120		24.95	72932	8/18/25

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3313 VISA										
GEN25-395	3	7/31/25		HOTEL/SPEAKER		11-17-3130		277.24	72932	8/18/25
GEN25-396	1	7/31/25		AIRPORT LIGHTING		11-13-3060		228.23	72932	8/18/25
GEN25-396	2	7/31/25		FUEL/KMEA EXEC MTG/BEDORE		15-40-2190		30.00	72932	8/18/25
GEN25-396	3	7/31/25		MEAL/KMEA EXEC MTG/BEDORE		15-40-2190		15.10	72932	8/18/25
GEN25-396	4	7/31/25		ARIAT/WORK JEANS/PO 21262		15-40-3160		246.59	72932	8/18/25
GEN25-396	5	7/31/25		ARIAT/WORK JEANS/PO 21262		15-40-3160		246.59	72932	8/18/25
GEN25-396	6	7/31/25		ARIAT/WORK SHIRTSPO 21262		15-40-3160		132.27	72932	8/18/25
GEN25-396	7	7/31/25		WORKSHIRTS/PO 21261		15-40-3160		58.61	72932	8/18/25
GEN25-397	1	7/31/25		1-11R225 HERCULES TIRE SVC CAL		11-11-3170		1628.13	72932	8/18/25
GEN25-398	1	7/31/25		WASTEWATER SCHOOL/WAGNER		23-41-2170		250.00	72932	8/18/25
GEN25-398	2	7/31/25		WATER SCHOOL/SCHECK		21-42-2170		250.00	72932	8/18/25
GEN25-398	3	7/31/25		FUEL/SCHOOL SCHECK WAGNER		21-40-2190		61.71	72932	8/18/25
GEN25-398	4	7/31/25		MEAL/SCHOOL SCHECK		21-40-2190		13.48	72932	8/18/25
GEN25-398	5	7/31/25		MEAL/SCHOOL SCHECK		21-40-2190		23.98	72932	8/18/25
GEN25-398	6	7/31/25		MEAL/SCHOOL WAGNER		23-41-2190		27.68	72932	8/18/25
GEN25-398	7	7/31/25		MEAL/SCHOOL SCHECK		21-40-2190		24.05	72932	8/18/25
GEN25-398	8	7/31/25		MEAL/SCHOOL SCHECK		21-40-2190		28.42	72932	8/18/25
GEN25-398	9	7/31/25		MEAL/SCHOOL WAGNER		23-41-2190		13.12	72932	8/18/25
GEN25-398	10	7/31/25		MEAL/SCHOOL SCHECK		21-40-2190		38.55	72932	8/18/25
GEN25-398	11	7/31/25		MEAL/SCHOOL WAGNER		23-41-2190		31.22	72932	8/18/25
GEN25-398	12	7/31/25		ROOM/SCHOOL SCHECK		21-40-2190		507.32	72932	8/18/25
GEN25-398	13	7/31/25		ROOM/SCHOOL WAGNER		23-41-2190		507.32	72932	8/18/25
GEN25-398	14	7/31/25		FUEL/SCHOOL WAGNER SCHECK		23-41-2190		47.27	72932	8/18/25
GEN25-398	15	7/31/25		MEAL/SCHOOL WAGNER		23-41-2190		18.55	72932	8/18/25
GEN25-398	16	7/31/25		MEAL/SCHOOL SCHECK		21-40-2190		21.88	72932	8/18/25
GEN25-399	1	7/31/25		DOG FOOD		11-03-3250		68.99	72932	8/18/25
GEN25-399	2	7/31/25		PHONE		19-01-4020		40.00	72932	8/18/25
GEN25-399	3	7/31/25		MEAL/Q WRIGHT DELIVER PD CARS		11-03-2190		9.25	72932	8/18/25
GEN25-399	4	7/31/25		MEAL/A CONDEDELIVER PD CARS		11-03-2190		14.38	72932	8/18/25
GEN25-399	5	7/31/25		MEAL/SPRINGER DELIVER PD CARS		11-03-2190		11.98	72932	8/18/25
GEN25-400	1	7/31/25	21293	ALERRT RE-CERT T WRIGHT		25-01-2170		99.00	72932	8/18/25

VISA								6301.39		
2254 VYVE COMMUNICATIONS										
GEN25-392	1	8/01/25		TELEPHONE/INTERNET		11-02-2180		282.29	72934	8/18/25
GEN25-392	2	8/01/25		TELEPHONE/INTERNET		11-03-2180		414.29	72934	8/18/25
GEN25-392	3	8/01/25		TELEPHONE/INTERNET		11-04-2180		123.18	72934	8/18/25
GEN25-392	4	8/01/25		TELEPHONE/INTERNET		11-06-2180		51.84	72934	8/18/25
GEN25-392	5	8/01/25		TELEPHONE/INTERNET		11-09-2180		154.38	72934	8/18/25
GEN25-392	6	8/01/25		TELEPHONE/INTERNET		11-11-2100		183.17	72934	8/18/25
GEN25-392	7	8/01/25		TELEPHONE/INTERNET		11-15-2100		125.17	72934	8/18/25
GEN25-392	8	8/01/25		TELEPHONE/INTERNET		11-17-2180		125.17	72934	8/18/25
GEN25-392	9	8/01/25		TELEPHONE/INTERNET		11-25-2180		183.17	72934	8/18/25
GEN25-392	10	8/01/25		TELEPHONE/INTERNET		15-40-2100		211.93	72934	8/18/25
GEN25-392	11	8/01/25		TELEPHONE/INTERNET		15-42-2100		183.17	72934	8/18/25
GEN25-392	12	8/01/25		TELEPHONE/INTERNET		15-44-2180		269.46	72934	8/18/25
GEN25-392	13	8/01/25		TELEPHONE/INTERNET		21-40-2180		125.17	72934	8/18/25
GEN25-392	14	8/01/25		TELEPHONE/INTERNET		21-42-2100		152.41	72934	8/18/25
GEN25-392	15	8/01/25		TELEPHONE/INTERNET		23-41-2180		121.53	72934	8/18/25

VYVE COMMUNICATIONS								2706.33		

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			3175	WESTHUSING'S INC						
25688	1	7/22/25		TANK MONITOR/FUEL SYSTEM CALL		11-11-3060		726.45	72935	8/18/25
				WESTHUSING'S INC				----- 726.45		
			4064	WORKSTEPS						
WSC-13146	1	7/31/25		PREEMPLOYMENT/DWELLE		11-03-2140		75.00	72936	8/18/25
				WORKSTEPS				----- 75.00		

				***** REPORT TOTAL *****				5352509.59		

CALENDAR 8/2025, FISCAL 8/2025
UPDATE
JRN L ID/ OTHER NUMBER/ OTHER REFERENCE/ DEBIT CREDIT BANK #
ACCOUNT NUMBER ACCOUNT TITLE REFERENCE

PAYROLL					
07-01-5030	SELF INSUR BCBS STOP LOSS PYMT	STOP LOSS 08/05	7,447.19		
07-00-0001	SELF INSUR CASH	STOP LOSS 08/05		7,447.19	1
07-01-5030	SELF INSUR BCBS STOP LOSS PYMT	STOP LOSS 08/12	4,812.01		
07-00-0001	SELF INSUR CASH	STOP LOSS 08/12		4,812.01	1
38-01-4080	CAP IMP RES FUND WATER UTILITY	WATER BOND PYMT	238,768.75		
38-00-0001	CAP IMP RES FUND CASH	WATER BOND PYMT		238,768.75	1
12-01-6010	BOND & INT. BOND PRIN	STREET BOND PR PMT	265,000.00		
12-00-0001	BOND & INTEREST CASH	STREET BOND PR PMT		265,000.00	1
12-01-6020	BOND & INT. BOND INT.	STREET BOND INT PMT	12,300.00		
12-00-0001	BOND & INTEREST CASH	STREET BOND INT PMT		12,300.00	1
15-44-2140	ELEC. COMM & GEN PROF. SERV.	CC FEES	359.23		
15-00-0001	ELECTRIC CASH	CC FEES		359.23	1
14-01-5080	SALES TAX REMITTANCE TO STATE	JULY SALES TAX	25,105.60		
14-00-0001	SALE TAX CASH	JULY SALES TAX		25,105.60	1
15-50-5020	ELECTRIC COMPENSATING TAX	JULY SALES TAX	59.41		
15-00-0001	ELECTRIC CASH	JULY SALES TAX		59.41	1
21-52-5080	WATER COMPENSATING TAX REMIT.	JULY SALES TAX	280.33		
21-00-0001	WATER CASH	JULY SALES TAX		280.33	1
11-25-3130	GEN OP ST WATER PK CONC. SUPP	JULY SALES TAX	302.35		
11-00-0001	GENERAL OPERATING CASH	JULY SALES TAX		302.35	1
11-00-0893	GENERAL OP. MISC RECEIPTS	JULY SALES TAX	23.49		
11-00-0001	GENERAL OPERATING CASH	JULY SALES TAX		23.49	1
15-50-5020	ELECTRIC COMPENSATING TAX	JULY COMP TAX	441.64		
15-00-0001	ELECTRIC CASH	JULY COMP TAX		441.64	1
48-01-5090	ST WATER FUNDING PYMT TO STATE	2ND QTR WA PR FEE	2,351.90		
48-00-0001	STATE WATER FUNDING CASH	2ND QTR WA PR FEE		2,351.90	1
21-52-5020	WATER CLEAN DRINKING WATER FEE	2ND QTR CL DR WA FEE	2,204.91		
21-00-0001	WATER CASH	2ND QTR CL DR WA FEE		2,204.91	1
Journal Total :			559,456.81	559,456.81	
Sub Total			559,456.81	559,456.81	
** Report Total **			559,456.81	559,456.81	

FUND	NAME	DEBITS	CREDITS
07	SELF INSURANCE	12,259.20	12,259.20
11	GENERAL	325.84	325.84
12	BOND AND INTEREST	277,300.00	277,300.00
14	SALES TAX	25,105.60	25,105.60
15	ELECTRIC UTILITY	860.28	860.28
21	WATER UTILITY	2,485.24	2,485.24
38	CAPITAL RESERVE	238,768.75	238,768.75
48	STATE WATER PLAN	2,351.90	2,351.90
TOTALS		559,456.81	559,456.81

** 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	12,259.20	12,259.20-
07-01-5030	SELF INSUR BCBS STOP LOSS PYMT	12,259.20	.00	12,259.20
11-00-0001	GENERAL OPERATING CASH	.00	325.84	325.84-
11-00-0893	GENERAL OP. MISC RECEIPTS	23.49	.00	23.49
11-25-3130	GEN OP ST WATER PK CONC. SUPP	302.35	.00	302.35
12-00-0001	BOND & INTEREST CASH	.00	277,300.00	277,300.00-
12-01-6010	BOND & INT. BOND PRIN	265,000.00	.00	265,000.00
12-01-6020	BOND & INT. BOND INT.	12,300.00	.00	12,300.00
14-00-0001	SALE TAX CASH	.00	25,105.60	25,105.60-
14-01-5080	SALES TAX REMITTANCE TO STATE	25,105.60	.00	25,105.60
15-00-0001	ELECTRIC CASH	.00	860.28	860.28-
15-44-2140	ELEC. COMM & GEN PROF. SERV.	359.23	.00	359.23
15-50-5020	ELECTRIC COMPENSATING TAX	501.05	.00	501.05
21-00-0001	WATER CASH	.00	2,485.24	2,485.24-
21-52-5020	WATER CLEAN DRINKING WATER FEE	2,204.91	.00	2,204.91
21-52-5080	WATER COMPENSATING TAX REMIT.	280.33	.00	280.33
38-00-0001	CAP IMP RES FUND CASH	.00	238,768.75	238,768.75-
38-01-4080	CAP IMP RES FUND WATER UTILITY	238,768.75	.00	238,768.75
48-00-0001	STATE WATER FUNDING CASH	.00	2,351.90	2,351.90-
48-01-5090	ST WATER FUNDING PYMT TO STATE	2,351.90	.00	2,351.90
TRANSACTION TOTALS		559,456.81	559,456.81	.00

PAYROLL REGISTER

ORDINANCE #2025-P16

8/15/2025

<u>DEPARTMENT</u>	<u>GROSS PAY</u>
GENERAL	77,358.72
ELECTRIC	33,992.67
WATER	5,946.39
SEWER	5,030.66
TOTAL	<u>122,328.44</u>

PASSED AND SIGNED THIS _____ DAY OF _____, 2025

CITY CLERK

MAYOR



AGENDA ITEM #

CITY COMMISSION COMMUNICATION FORM

FROM: Jason Erhart, Police Chief, Mary Volk, City Clerk and Kent Brown, City Manager

DATE: August 18, 2025

ITEM: Temporary Community Event Permit Application

NEXT STEP: Motion to approve

☐ ORDINANCE
☒ MOTION
☐ INFORMATION

I. REQUEST OR ISSUE:

Stasser Enterprises, LLC (Justin Stasser) is requesting a Temporary Community Event Permit for beer (CMB) only for September 27, 2025. He has completed the application for three sites throughout the festival on Main Street. His application and map are attached in the packet and has been approved by Chief Erhart.

II. RECOMMENDED ACTION / NEXT STEP:

Approval of the Temporary Community Event Permit.

III. FISCAL IMPACTS:

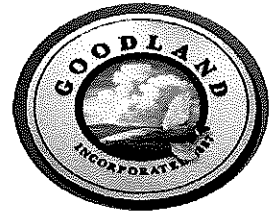
There are no known fiscal impacts to the City. City Police already are present during the Flatlander Festival in the area described by the permit application.

IV. BACKGROUND INFORMATION:

Passing Ordinance 1802 last meeting allows for Temporary Community Event Permits for alcohol or CMB's. The city received an application for such permit for Flatlander Festival. The commission asked for a follow-up on how the process worked after the event if a permit was issued.



City of Goodland Temporary Community Event Permit Application



Who may apply for a temporary permit?

When an individual or group files for a Temporary Community Event Permit, it can be requested that the sale, possession, and consumption of alcoholic liquor or cereal malt beverage (CMB) products be allowed in all or part of an area designated for the event. The event organizers must submit to the City Clerk a Temporary Community Event Permit application requesting such designation and their desire to sell, possess, and consume alcoholic liquor or cereal malt beverage (CMB) products on City streets, alleys, parking lots, and public sidewalks during the event. **Permit applications must be submitted to the Goodland City Clerk at least 30 days prior to the event.**

What are my responsibilities if I am issued a temporary permit?

The permit holder is responsible for all violations of the Club and Drinking Establishment Act, associated regulations, the Cereal Malt Beverage Act, and all other applicable city, county, state, and federal laws. The permit holder or a designated person must be present at the event at all times. They will not allow anyone under the age of 21 to possess, purchase, or consume alcoholic liquor or CMB, and understand that administrative and/ or criminal penalties may result from allowing anyone under the age of 21 to possess or consume alcoholic liquor or CMB. The Temporary Permit will be displayed in plain view at the event at all times, with the name of the designated person of the organization who is in charge and with a diagram of the premises covered by the permit. Alcoholic Beverage Control agents or other law enforcement officers will not be denied immediate entry. **A temporary permit, once issued, cannot be transferred or assigned by the permit holder to another organization or individual.**

Are there fees associated with this permit application?

The non-refundable fee for the temporary permit is \$50.00 per day. The permit will be issued for a period not to exceed three (3) consecutive days. The dates and hours that the temporary permit is valid will be specified on the permit. No more than four (4) temporary permits will be issued to any organization or person in a calendar year.

Applicants with approved Community Event Permit applications will not allow the serving or consumption of alcoholic liquor or cereal malt beverage between the hours of 2:00 a.m. and 9:00 a.m.

Where may I purchase alcoholic liquor or cereal malt beverage (CMB) to be sold at event?

You may only purchase alcoholic liquor from a licensed Kansas Retailer who also possesses a Federal Wholesale Liquor Dealer permit or from a licensed Kansas Farm Winery. Cereal Malt Beverage must be purchased only from Kansas licensed beer distributors within the geographic area of the retailer's premises or the special event premises.

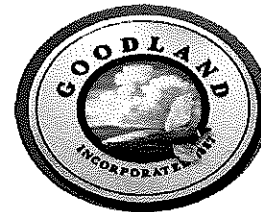
Application Instructions

1. Complete the applicant information
2. Check Alcohol or CMB type
3. Check the temporary permit length
4. Complete detailed Security Plan
5. Complete detailed Site Plan
6. Complete Event Information
7. Complete Purchase Information
8. Read and understand Serving & Consumption Requirements
9. Complete Background Qualifications
10. If you are the Permit Holder, print and sign your name on the form, enter your birth date, application date, and your SSN. Signature acknowledges agreement with the terms & conditions of the permit.
11. Return the completed permit form to the City Clerk at the address on the form with the correct payment. Payment must be a cashier's check from any bank within Kansas, cash, or a U.S. Postal Money Order.

You may direct your questions to the Goodland City Clerk, 204 W 11th Street, Goodland, KS 67735, call 785-890-4500



City of Goodland
Temporary Community
Event Permit Application



Applicant Information:

Entity type: Corporation ☐ Individual ☐ Organization ☐ Partnership ☐ Other ☒

Not more than four (4) Temporary Community Event Permits may be issued to any one applicant in a calendar year.

Have you previously applied for a TCEP permit? If yes, how many permits this calendar year have been approved?

Yes ☐ No ☒

Applicant or Organization Name: Stasser Enterprises LLC

Permit Holder: Justin Stasser

Phone Number: 785-821-0334

Email: stasserenterprises@gmail.com

Address: 824 Main Ave Suite B. Goodland KS

Designated On-Site Supervisor

On-Site Supervisor: Justin SStasser

Date of Birth: 05/08/1974

Phone Number: 785-821-0334

Email: stasserenterprises@gmail.com

Alcoholic Liquor or Cereal Malt Beverage Type to be Dispensed:

Alcoholic Liquor:
(Select one of more types)

Beer: ☒

Wine: ☐

Spirits: ☐

State issued Temporary Liquor Permit must be received by the City prior to approval of the City Temporary Liquor Permit

Cereal Malt Beverage:
(Select one or more types)

Beer-CMB: ☒

Flavored-CMB: ☒

Permit Length:
(Not to exceed 3 consecutive
days)

1 Day permit: ☒

2 Day permit: ☐

3 Day permit: ☐

Means or method to be used to dispense or distribute alcohol or CMB:

They will be in Cans only with Wrist bands. This will be done in 3 locations along Main Ave

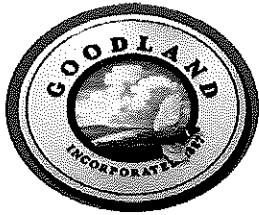
Detailed Security Plan:

These will have coozies over them. ~~in a id~~

Include any company and/or individual providing professional security services, AND plan to prevent off-premise consumption and off-premise consumption by minors. **Additional pages may be attached.**

Detailed Site Map:

Attach a complete drawing of the premises for which you are seeking approval. The diagram must include all entrance and exit points; description of the signage, barriers, or maps which will designate the area in which cereal malt beverages or alcoholic beverages may be consumed, including the number, size, and location of such signs and the exact location(s) of all sale/ distribution booths. Additional pages may be attached.



**City of Goodland
Temporary Community
Event Permit Application**



Event Information: (You may have up to 3 consecutive days per permit)

Additional pages may be attached

Event Location: (List streets if to be included in event) **North to South from 8th to 17th St East to West from Broadway to Center**

Purpose of this event: **Flatlander's Fall Festival**

Where the proceeds will be allocated: **Stasser Enterprises LLC**

Will the event be restricted to guests or open to the public?

Restricted: ☐

Open: ☒

Day 1 Date: **Sept 27 2025**

From Time: (AM/PM): **0700**

To Time (AM/PM): **1700**

Day 2 Date:

From Time: (AM/PM):

To Time (AM/PM):

Day 3 Date:

From Time: (AM/PM):

To Time (AM/PM):

Purchase Information:

Kansas Retailer DBA Name:

Traditions Restaurant

Kansas Retailer License Number:

17124

Retailers Federal Wholesale Liquor Dealer Number:

Kansas Farm Winery DBA Name:

Kansas Farm Winery License Number:

Cereal Malt Beverage:

Authorized Kansas Licensed Beer Distributor within the Goodland Geographic Area:

Stasser Enterprises LLC 17124

Zoning Certification:

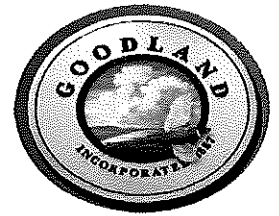
No zoning variance or temporary use request is necessary in the designated Temporary Community Event Permitted Area.

Serving and Consumption Requirements:

- (1) Alcoholic liquor or cereal malt beverages served at a community event are to be served in distinctively different containers than those in which non-alcoholic drinks are served.
- (2) Alcoholic liquor or cereal malt beverages served at a community event are not to be sold or served in pitchers, buckets, or carafes, and no person is to be served or allowed to purchase more than one alcoholic beverage at the same time. This does not include one person paying for two or more adult drinks in their group. However, each adult must be present, and all rules herein shall apply to the other adults.
- (3) Alcoholic liquor or cereal malt beverages shall not be served, sold, or consumed in glass bottles, glass containers, or glass vessels at a community event.
- (4) If multiple alcoholic liquor or cereal malt beverage vendors or licensees are participating in a community event, each vendor or licensee must serve their alcoholic liquor or cereal malt beverage in distinctive containers that identify such vendor or licensee.
 - (a) The containers will be plastic with the licensee's logo on the cup.



City of Goodland Temporary Community Event Permit Application



- (b) The containers will also be different in color than all other vendors.
- (5) It shall be unlawful for any person, at a community event, to sell, serve or allow the consumption of alcoholic liquor or cereal malt beverages to or by any individual who is not wearing a wristband or other identifying device (In plain view) to indicate that the individual is the legal age for consumption of alcoholic liquor or cereal malt beverage.
- (6) It shall be unlawful for any person to possess or consume alcoholic liquor or cereal malt beverages at a community event, unless such person is wearing a wristband to indicate that such individual is the legal age for consumption of alcoholic liquor or cereal malt beverages.
- (7) It shall be unlawful for any person to distribute, sell, or allow the consumption of any alcoholic liquor on the streets, alleys, or sidewalks within a community without obtaining the approval of the City Commission and all necessary state and local permits for the sale of such alcoholic liquor.
- (8) Persons will be allowed to drink or consume alcoholic liquor or cereal malt beverages in places to which the general public has access only upon the terms and conditions of this ordinance, and within the defined boundaries of the temporary permit.

Background Qualifications: (Applies to yourself and any person in the sponsoring organization)

1. Have you or any person in the sponsoring organization had a license revoked or been convicted of a violation of the club and drinking establishment act or cereal malt beverage laws of Kansas?

Yes ☐ No ☒

2. Have you or any person in the sponsoring organization been convicted of a felony under the laws of Kansas, or any other state, or the United States?

Yes ☐ No ☒

3. Have you individually or the organization/corporation been issued a temporary permit within the calendar year? Please list permit dates below.

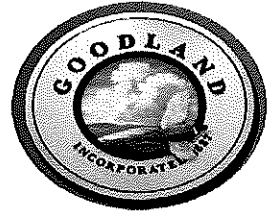
Yes ☐ No ☒

4. A detailed security plan must be provided at the time of application. Any company and/or individual providing professional security services must be approved by the Goodland Police Department. (Please use additional attachments if needed)

There will be two signs posted at each road closure barricade. This will be on Main Ave as well as Side streets such as Center and Broadway Ave for the length of main. This is from 8th to 17th St. We will also provide a staff that will make sure that all signs are up at all times as to not cause confusion to the public as were they are allowed to be. When they are carded at the 3 locations they will be shown a map of where they are allowed to be. At that point after they meet the requirements they will be given a wrist band that they must wear at all times while consuming CMB.



City of Goodland
Temporary Community
Event Permit Application



Insurance:

The permit holder shall be required to obtain and maintain, for the duration of the permit, a policy of insurance issued by a company authorized to do business in the State of Kansas. Such policy shall name the City of Goodland, its officers, and agents as additional insureds. It shall provide general liability coverage in an amount not less than \$1,000,000 General Aggregate, \$500,000 Personal/Adverse Injury, and property damage coverage of no less than \$500,000 General Aggregate. Proof of insurance shall be submitted to the City prior to the issuance of the permit. Maintenance of this insurance shall be a continuing condition of the permit.

Agreement:

The above-named applicant or organization does hereby make application for a Temporary Community Event Permit, alcoholic liquor or cereal malt beverage permit to sell alcoholic liquor or cereal malt beverage on the specified date(s) and location(s). In making this application, the above-named applicant agrees that:

1. The applicant has secured a temporary liquor permit issued by the Kansas Division of Alcoholic Beverage Control.
2. This local temporary permit application must be submitted to the Goodland City Clerk at least thirty (30) days prior to the event.
3. The completed local temporary permit application will be presented to the Goodland City Commission. Only the Goodland City Commission can authorize the temporary sale of alcoholic liquor or cereal malt beverage during community events.
4. The applicant will comply with applicable local and state laws relating to the sale, possession, consumption, and use of alcoholic liquor or cereal malt beverage.
5. The applicant will display in plain view the temporary permit at the event with the name of the agent of the organization who is in charge of the event.
6. Serving, mixing, or consumption of alcoholic liquor is not allowed between the hours of 2:00 a.m. and 9:00 a.m., for any period for which a temporary permit has been issued. Alcoholic beverages purchased from the permit holder cannot be removed from the permitted boundaries.
7. No person under 21 years of age shall obtain, use, consume, or be served any alcoholic liquor or cereal malt beverage.
8. Any anticipated need for additional police, fire, or other municipal services must be made with the local application.
9. Alcohol Beverage Control or other law enforcement offices will be allowed immediate entry to the event to inspect the premises for compliance with the permit and state and/or local ordinances.

Date of Application: August 6 2025

Drivers License Number: K02161509

State: KS

Permit Holder (Print): Justin Stasser

Permit Holder Signature:

CITY USE ONLY

The following items must be completed before a temporary permit can be issued (Check when completed): ☐

1. State of Kansas Liquor Permit is Attached: ☐ *N/A*
2. Approval for issuance has been received from:
Police Chief: ☒
Fire Chief: ☐ *N/A*
3. Permit Fee Received: Receipt #:

4. Number of Days: *1*
5. Number of Permits this Year: *0*
6. Commission Approval: ☐
7. Copy of Permit to:
Police Chief: ☒
Fire Chief: ☐ *N/A*

City Clerk Signature:

Police Chief Signature:

8/12/25

Two Signs for Security

Center Ave

Two Signs for Security

Two Signs for Security

Two Signs for Security

Two Signs for Security

Two Signs for Security

Two Signs for Security

Beer Tent

Beer Tent

Two Signs for Security

Beer Tent



Two Signs for Security



Map Ave

17th

16th

15th

14th

13th

12th

11th

10th

9th

Two Signs for Security

Two Signs for Security

Two Signs for Security

Broadway Ave



Two Signs for Security

Two Signs for Security

Two Signs for Security

Two Signs for Security

Soldiers Memorial Park



AGENDA ITEM

CITY COMMISSION COMMUNICATION FORM

FROM: Dustin Bedore, Director of Public Power

DATE: August 18, 2025

ITEM: Purchase of Substation Transformer

NEXT STEP:

☐ ORDINANCE
☒ MOTION
☐ INFORMATION

-
- I. **REQUEST OR ISSUE:** Request to purchase one (1) 2500 KVA, 13.8 to 2400 KVA substation transformer from Midwest Electric Transformer in the amount of \$109,985.00. The other quote was from Sunbelt/Solomon for a total of \$123,670.00
- II. **RECOMMENDED ACTION / NEXT STEP:** I recommend the purchase of one (1) 2500 KVA substation transformer from Midwest Transformer.
- III. **FISCAL IMPACTS:** Purchase will come from Electric Distribution CIRF Substation Transformer Replacement Fund.
- IV. **BACKGROUND INFORMATION:** Several years ago, we started to put money back to replace our aging substation transformers. There are six remote substations throughout town, connected to our 13.8 KV Loops. The plan was to order a new transformer to fit in our current design of substation, then have them take the first carcass and have them do a total rewind of the unit. By doing this we could cycle through our substations and save money. The current remote substations are approaching 55-60 years of age. And oil sampling has shown some degradation in a couple of units. Those would be the first units replaced. Both quotes are included for your review.



City of Goodland
Dustin Bedore
Goodland, Kansas

July 14, 2025
Quote Number: 3887-R2

Midwest Electric Transformer Services is pleased to offer the following quotation for your consideration:

Qty: 1)	<p>2500 KVA Three Phase Substation Transformer Primary Voltage: 13800 Delta (110 KV BIL) Secondary Voltage: 2400 Delta (75 KV BIL) Taps: 2-2.5% FCAN and BN 60 Hz, 65 °C Rise, Standard Impedance Cover Mounted HV Bushings – ANSI Segment 3 Cover Mounted LV Bushings – ANSI Segment 1 Liquid Level Gauge Temperature Gauge Pressure Vacuum Gauge Drain Valve and Sampler Pressure Relief Valve Non-PCB Mineral Oil ANSI 70 Gray Paint</p>	Price: \$109,985.00 each
---------	---	---------------------------------

Shipment: 26 Weeks ARO
Warranty: 3 Years
FOB: Freight Allowed to Kansas
Terms: Net 30 Days with prior approved credit.
~Pricing valid for 15 days.

(6) 2500 KVA Three Phase Substation Transformers
Manufacturer: General Electric
Serial Numbers: E-063121C + (5) Others

- **Recondition Repair Price:** \$35,000.00/ea
- **Shipment:** 8-12 Weeks ARO once unit has arrived at repair facility
- **Warranty:** 3 Years
- **Terms:** Net 30 with approved credit
 - ~ Price valid for 15 days.
 - ~ Unit is completely reconditioned to nameplate specifications.

Repair Procedures:

- 1) Electrically test the transformer.
- 2) Inspect and test core and coil for damage, and un-tank unit if needed.
- 3) Inspect the core for damage and inadvertent core grounds.
- 4) Re-gasket all tank openings with new gaskets.
- 5) Fill with mineral oil.
- 6) Complete testing of the transformer.
- 7) Completely sand and prep tank before painting.
- 8) The tank will then be primed and painted with acrylic enamel paint.

(6) 2500 KVA Three Phase Substation Transformers
Manufacturer: General Electric
Serial Numbers: E-063121C + (5) Others

- **Rewind Repair Price:** \$82,900,000.00/ea
- **Shipment:** 16-20 Weeks ARO once unit has arrived at repair facility

Repair Procedure:

- 1) Cut and remove lid from the transformer tank.
- 2) Un-tank the core and coil assembly.
- 3) Inspect and test core and coil for damage.
- 4) Unstack top yoke and remove the coils from the core.
- 5) Inspect the core for damage and inadvertent core grounds.
- 6) Design new coils making improvements where possible.
- 7) Wind the coils using all new insulation and copper.
- 8) Reassemble the coils on the core.
- 9) Add additional blocking whenever necessary.
- 10) Restack top yoke and clamp down frame.
- 11) Place core and coil assembly in oven to remove moisture and to bond winding insulation.
- 12) Re-tank Core and Coil assembly hot to reduce moisture absorption.
- 13) Weld lid back and fill with non-PCB mineral oil.
- 14) Complete testing of the transformer.
- 15) Completely sand and prep tank before painting.
- 16) The tank will then be primed and painted with acrylic enamel paint.

Standard Factory Tests:

Turn Ratio Test	Megohm Insulation Test	Excitation Test
No-Load Losses	Full-Load Losses	Impedance
Applied Potential		

This price includes completely reconditioning the above transformer back to nameplate specifications. If additional damage is found during the initial inspection, we will discontinue the repair process. You will then be informed as to the extent of the additional damage and our recommendation for repair.

If you have any questions or if you need anything additional regarding this quote, please call me at 316-283-7500.

Thank you,

Reed Hammond – VP of Sales
Midwest Electric Transformer Services
785-577-5475
reed@midwesttransformer.com

Standard Terms and Conditions

Revised February 2024

Midwest Electric Transformer Services, Inc.
605 W. Lincoln Blvd, Hesston, KS 67062
316-283-7500 midwesttransformer.com

1. **DEFINITIONS.** As used in these Terms and Conditions (hereinafter, "Terms"), Midwest means Midwest Electric Transformer, Inc. and its employees, agents, officers, assigns, and representatives. "Customer" means the party purchasing a product directly from Midwest. Midwest and Customer may be referred to herein individually as "Party" or collectively as "Parties". "Quote" or "Quoted" refers to only the written quotation document provided by Midwest to the Customer.
2. **TERMS OF SALE.** Should Customer offer to purchase any equipment, services, or other items (hereinafter "Equipment") from Midwest, Midwest's acceptance of such is conditioned upon Customer's assent to these Terms. Any term, provision, or condition in conflict with, in addition to, or in modification of these Terms shall not be binding upon Midwest unless such is accepted in writing by an authorized officer of Midwest. These Terms are not an acceptance of any offer of Customer to purchase, and all offers to purchase made by Customer must be approved and accepted by Midwest. These Terms shall be applicable whether or not they are enclosed with Equipment received by the Customer.
3. **PRICES, PAYMENT TERMS, and SECURITY INTEREST.** Unless agreed to in writing by the Parties, prices quoted by Midwest are current at the date of Quote and shall be subject to revision. Prices shall expire fifteen (15) days from the date of Quote unless Midwest receives a valid and complete purchase order before such time. The amount due shall be paid within the time period specified on the Quote.
4. **TITLE and DELIVERY.** All deliveries shall be FOX or Ex Works ("EXW") Midwest's location. If delivered ("destined" to port, to a freight forwarder, whether arranged by Midwest or by Customer, the freight forwarder will be defined as a representative of Midwest and not of Customer. Risk of loss and title to all Equipment (if paid in full) furnished by Midwest shall pass directly to Customer at Midwest's location. All Delivery dates are estimates and under no circumstances does Midwest guarantee date of delivery.
5. **CANCELLATION OR REVISIONS.** An order may be cancelled or revised only upon written approval by Midwest in its sole discretion. Cancellation charges for a stock (not custom) order shall not be less than 25% of the Equipment price, and due upon invoicing, unless written consent is made by Midwest. In the event Midwest does not approve such cancellation or revision, Customer shall remain liable for the full price of the Equipment ordered.
6. **WARRANTY.** The only warranty applicable to the Equipment shall be such written warranty provided for on the Quote and set forth on corresponding Midwest Warranty document(s). Any warranty provided by Midwest with respect to the Equipment shall have no force or effect unless and until full payment for such Equipment has been received by Midwest.
7. **INDEMNITY and RELEASE.** Customer agrees to indemnify Midwest and hold it harmless from any and all claims and expenses, including attorney's fees and costs, arising from Customer's use of the Equipment. By using the Equipment, Customer hereby agrees to release Midwest from any and all claims, obligations, damages (actual or consequential), and/or cost that Customer may incur arising out of, or in any way, related to the Equipment.
8. **LIMITATION OF DAMAGES.** CUSTOMER UNDERSTANDS AND AGREES THAT IN NO EVENT SHALL CUSTOMER OR ANY THIRD PARTY ENTITLED TO THE RECOVERY OF INDIRECT, EXEMPLARY, ACTUAL, CONSEQUENTIAL, INCIDENTAL, SPECIAL, LIQUIDATED, PUNITIVE, OR OTHER DAMAGES. Customer agrees and acknowledges that no special circumstances are present or contemplated by the Parties that would entitle Customer to consequential or special damages. Customer's maximum remedy for a breach of these Terms is the recovery of monies paid to Midwest for the Equipment involved in the breach.
9. **FORCE MAJEURE.** Midwest shall not be liable for failures in performance due to acts beyond its control, including, but not limited to, acts of God, embargo, stoppage of labor, failure to secure materials of labor from usual sources of supply, riots, acts of war, fire, and acts of governmental or military authorities.

• continues •

10. **MEDIATION, ATTORNEY'S FEES, and GOVERNING LAW.** In the event of any dispute with respect to these Terms or performance of the Parties hereunder which cannot be reasonably settled by the Parties, Midwest and Customer agree to submit the dispute to mediation prior to initiating any litigation. The site of mediation shall be Newton, Kansas, unless another site is mutually agreed to between both Parties. If any action or proceeding shall be commenced to enforce these Terms, or any right arising in connection to these Terms, the prevailing Party shall be entitled to recover from the other Party, reasonable attorneys' fees, costs, and expenses incurred. The Parties agree that the Terms are to be governed and constructed in accordance with the laws of the state of Kansas, and Customer agrees to submit to the jurisdiction of Kansas courts in connection with the contractual relationship embodied in these Terms.
11. **SEVERABILITY, NO-ASSIGNMENT, NON-WAIVER, and ENTIRE AGREEMENT.** Every provision of these Terms is intended to be severable. If any term or provision is illegal, invalid, or unenforceable, such shall not affect the remainder. In lieu of such illegal, invalid, and unenforceable provision, there shall be added automatically, as part of these Terms, provisions similar in terms as necessary to render such provision legal, valid, and enforceable. Midwest's failure to enforce any or all of these Terms shall not constitute a waiver of its rights with respect to the same or any subsequent breach. Customer agrees not to assign or otherwise transfer its rights or obligations under these Terms without written consent of Midwest. These Terms state the entire agreement between the Parties, are binding and controlling, and supersedes all prior proposals and understandings, whether oral or written and all prior communications between the Parties relating to the subject matter of these Terms.

• end •



August 8, 2025

City of Goodland
Jason Showalter, Mayor
PO Box 59
Goodland, KS 67735

RE: Firm Energy, Capacity, and Ancillary Services Agreement, dated May 22, 2012

Dear City of Goodland,

The Board of Trustees of Prairie Land Electric Cooperative hereby acknowledges the receipt of your notification dated July 7, 2025, regarding the termination of the contract signed between Prairie Land Electric Cooperative, Inc., Sunflower Electric Power Corporation, and the City of Goodland dated May 22, 2012. As stipulated in our agreement under Section III, 3.1, we recognize our mutual consent to terminate the contract effective at 2400 hours on December 31, 2026.

We wish to express our appreciation for the collaborative efforts during the tenure of our contract and look forward to potential future opportunities to reconnect professionally. Should there be any pending matters or requirements to ensure a smooth closure process, please direct your communication directly to myself via email at kgirard@ple.coop or phone at (785) 877-3323. We are committed to facilitating a seamless and professional transition.

Respectfully,

A handwritten signature in black ink, appearing to read 'Kirk A. Girard', is written over a light blue horizontal line.

Kirk A. Girard, CEO
Prairie Land Electric Cooperative, Inc.



Sunbelt Solomon remanufactured (REMAN) transformers are BABA Certified
Consult with your sales rep to confirm if this applies to the unit(s) within your quote

Dustin Bedore
Goodland Electric Dept
dustin.bedore@goodlandks.gov

Chloe Boggs
Inside Sales
chloe.boggs@sunbeltsolomon.com | +1 3037105781

PRODUCT	QTY	EACH
Three Phase Substation - 2500 KVA - Purchase KVA: 2500/3125 (55 ° C Rise ONAN/ONAF) KVA: 2800/3500 (65° C Rise ONAN/ONAF) Primary Voltage: 13800 Delta (110 KV BIL) Secondary Voltage: 2400 Delta (75 KV BIL) Primary Taps: 14400-14100-13800-13500-13200 Impedance: Standard (ANSI Tolerance is +/- 7.5%) Phase: 3 Frequency: 60 Harmonics Rating: K-1 Type Transformer: Substation Primary Voltage Windings: Layer Secondary Voltage Windings: Layer Type of Cooling Medium: Mineral Oil Primary Bushing Location: Cover Mounted ANSI Segment 3 Primary Bushing Type: Porcelain W/Threaded Stud Primary Bushing Connector Type: 4-Hole Spades Secondary Bushing Location: Cover Mounted ANSI Segment 1 Secondary Bushing Type: Porcelain W/Threaded Stud Secondary Bushing Connector Type: 4-Hole Spades Tap Changer Primary Connection Board: None Secondary Connection Board: None Miscellaneous Switches: None External Core Ground & Enclosure: None Main Tank Liquid Level Gauge: Yes Main Tank Liquid Temperature Gauge W/2 Contacts: Yes Main Tank Pressure Gauge: Yes Main Tank Bleeder Valve: Yes Main Tank Winding Temperature Gauge: None Main Tank Sub Class Pressure Relief Yes Main Tank Sudden Pressure Relay: None Positive Nitrogen System: None Cooling Fans: None - Fans not included. Provisions only. Control Box: Yes - Fan control included. 240 VAC 1 PH Primary Lightning Arresters: None Secondary Lightning Arresters None HV Arrester Brackets: None LV Arrester Brackets: None Arrester Ground System: None Primary Bushing CT'S Set # 1: None Primary Bushing CT'S Set # 2: None Primary Bushing CT'S Set # 3: None (3) 600/5 MR Relay Class LV BCT's C200 Acc. Class: Yes Secondary Bushing CT'S Set # 2: None Secondary Bushing CT'S Set # 3: None Neutral Bushing CT # 1: None Neutral Bushing CT # 2: None CT Terminal Block & Enclosure: Yes Radiators Standard Aluminum Nameplate	1	\$123,670



1922 S. MLK Jr. Drive
Temple, TX 76504



+01 800.433.3128



info@sunbeltsolomon.com
sunbeltsolomon.com



Standard ANSI Grey Paint

***Leadtime: ~ 30 Weeks

PRODUCT	QTY	EACH
Three Phase Substation - 2500 KVA Rewind Repair Estimate - Serial # E-063121C KVA: 2500/3125 (55 ° C Rise ONAN/ONAF) KVA: 2800/3500 (65° C Rise ONAN/ONAF) Primary Voltage: 13800 Delta (110 KV BIL) Secondary Voltage: 2400 Delta (75 KV BIL) Primary Taps: 14400-14100-13800-13500-13200 Impedance: Standard (Existing impedance unknown) Phase: 3 Frequency: 60 Harmonics Rating: K-1 Type Transformer: Substation Primary Voltage Windings: Layer Secondary Voltage Windings: Layer Type of Cooling Medium: Mineral Oil - REPLACE Primary Bushing Location: Cover Mounted ANSI Segment 3 Primary Bushing Type: Unknown - REPLACE Secondary Bushing Location: Cover Mounted ANSI Segment 1 Secondary Bushing Type: Unknown - REPLACE Tap Changer - REUSE EXISTING Primary Connection Board: None Secondary Connection Board: None Miscellaneous Switches: None External Core Ground & Enclosure: None Main Tank Liquid Level Gauge: REPLACE Main Tank Liquid Temperature Gauge W/2 Contacts: REPLACE Main Tank Pressure Gauge: REPLACE Main Tank Bleeder Valve: REPLACE Main Tank Winding Temperature Gauge: None Main Tank Sub Class Pressure Relief: REPLACE Main Tank Sudden Pressure Relay: None Positive Nitrogen System: None Cooling Fans: None Control Box: REPLACE Primary Lightning Arresters: None Secondary Lightning Arresters None HV Arrester Brackets: None LV Arrester Brackets: None Arrester Ground System: None Primary Bushing CT'S Set # 1: None Primary Bushing CT'S Set # 2: None Primary Bushing CT'S Set # 3: None (3) 600/5 MR Relay Class LV BCT's C200 Acc. Class: REUSE EXISTING Secondary Bushing CT'S Set # 2: None Secondary Bushing CT'S Set # 3: None Neutral Bushing CT # 1: None Neutral Bushing CT # 2: None CT Terminal Block & Enclosure: REUSE EXISTING Radiators Standard Aluminum Nameplate - REPLACE Standard ANSI Grey Paint ***Limited Warranty on Workmanship Performed ***Leadtime: ~ 30 Weeks after substation is received at SBS facility	1	\$93,220

PRODUCT	QTY	EACH
Three Phase Substation - 2500 KVA Recondition Repair Estimate - Serial # E-063121C	1	\$51,560



1922 S. MLK Jr. Drive
Temple, TX 76504



+01 800.433.3128



info@sunbeltsolomon.com
sunbeltsolomon.com



KVA: 2500/3125 (55 ° C Rise ONAN/ONAF)
KVA: 2800/3500 (65° C Rise ONAN/ONAF)
Primary Voltage: 13800 Delta (110 KV BIL)
Secondary Voltage: 2400 Delta (75 KV BIL)
Primary Taps: 14400-14100-13800-13500-13200
Impedance: Standard (Existing impedance unknown)
Phase: 3
Frequency: 60
Harmonics Rating: K-1
Type Transformer: Substation
Type of Cooling Medium: Mineral Oil - REPLACE
Primary Bushing Location: Cover Mounted ANSI Segment 3
Primary Bushing Type: Unknown - REPLACE
Secondary Bushing Location: Cover Mounted ANSI Segment 1
Secondary Bushing Type: Unknown - REPLACE
Tap Changer - REUSE EXISTING
Primary Connection Board: None
Secondary Connection Board: None
Miscellaneous Switches: None
External Core Ground & Enclosure: None
Main Tank Liquid Level Gauge: REPLACE
Main Tank Liquid Temperature Gauge W/2 Contacts: REPLACE
Main Tank Pressure Gauge: REPLACE
Main Tank Bleeder Valve: REPLACE
Main Tank Winding Temperature Gauge: None
Main Tank Sub Class Pressure Relief: REPLACE
Main Tank Sudden Pressure Relay: None
Positive Nitrogen System: None
Cooling Fans: None
Control Box: REPLACE
Primary Lightning Arresters: None
Secondary Lightning Arresters: None
HV Arrester Brackets: None
LV Arrester Brackets: None
Arrester Ground System: None
Primary Bushing CT'S Set # 1: None
Primary Bushing CT'S Set # 2: None
Primary Bushing CT'S Set # 3: None
(3) 600/5 MR Relay Class LV BCT's C200 Acc. Class: REUSE EXISTING
Secondary Bushing CT'S Set # 2: None
Secondary Bushing CT'S Set # 3: None
Neutral Bushing CT # 1: None
Neutral Bushing CT # 2: None
CT Terminal Block & Enclosure: REUSE EXISTING
Radiators
Standard Aluminum Nameplate - REUSE EXISTING
Standard ANSI Grey Paint
***Limited Warranty on Workmanship Performed
***Leadtime: ~ 10 Weeks after substation is received at SBS facility

Optional Field Service:

- Inspection
- Acceptance Testing
- Estimate: \$11,500 - Ask Chloe for formal quote

Note:

Should customer choose not to repair substation after it has been received and evaluated at Sunbelt Solomon facility, there will be an evaluation fee of \$3,550.00





CITY COMMISSION COMMUNICATION FORM

FROM: Kent Brown, City Manager,
Dustin Bedore, Director of Public Power

DATE: August 18, 2025

ITEM: Request to authorize KMEA to negotiate a 5x16 (5 days, 16 hours per day) energy supply product to start in January 2027 for 5 years as presented in the original proposal.

NEXT STEP: Motion

☐ ORDINANCE
☒ MOTION
☐ INFORMATION

I. REQUEST OR ISSUE:

Request to authorize KMEA to negotiate a locked in price between \$60 and \$65 per kWh for energy supplied on a 5x16 (5 days a week, 16 hours per day) product starting in Jan 2027 for 5 years. This was presented as part of the various products in KMEA's original proposal.

II. BACKGROUND:

Neal Daney with KMEA provided the following description with the updated estimates on purchasing various energy supply products:

Per our conversation, please find the refreshed 8-7-25 estimate using today's updated pricing. Unfortunately, it has increased ~\$3.00/MWh for same product since May 14th. As we discussed, I think that there is a better chance that a refresh this time next year could be \$70-\$80/MWh rather and \$50-\$55 with all the things we discussed with increased load growth, Big Beautiful Bill (phasing out renewable tax incentives by 2027), lagging of dispatchable generation in the footprint, Performance Based Accreditation, increased Planning Reserve Margins, etc.

If you could please get authority at your August 18th meeting to lock in pricing between \$60-\$65 for this product, I will get a refresh on August 19th and lock in the pricing for you all. Then we could have the paperwork executed at your following meeting.

RECOMMENDED ACTION / NEXT STEP:

Commission may take one of the following actions:

1. Approve the request.
2. Reject the request and give staff / KMEA direction.
3. Direct staff to pursue an alternative approach.

2024 Goodland Power Supply Cost Estimate with KMEA in (EMP2) given current fixed pricing and 2024 SPP market actuals																				
	Fixed Energy 5x16 Annual (5000 kW)			WAPA (964 kW summer/827 kW winter) in 2024			Large Scale Solar (2 MW)-- if solar was producing in 2023			SPP Market Energy (KMEA_EMP2_SECI)			SPP NITS Transmission	Est. KMEA Admin. Fee & Other Operating Expenses	Total					
	Cost	MWh	Cost/MWh	Cost	MWh	Cost/MWh	Cost	MWh	Cost/MWh	Cost	MWh	Cost/MWh	Cost	Cost	Cost	MWh	Cost/MWh			
Jan	\$110,581	1,760	\$62.83	\$8,580	217	\$39.54	\$12,427	249	\$50.00	\$11,515	2,249	\$5.12	\$55,832.96	\$11,723.47	\$210,659	4,474.61	\$47.08			
Feb	\$100,528	1,600	\$62.83	\$7,736	171	\$45.24	\$13,882	278	\$50.00	\$7,875	1,413	\$5.57	\$61,531.50	\$9,069.76	\$200,622	3,461.74	\$57.95			
Mar	\$115,607	1,840	\$62.83	\$8,033	187	\$42.92	\$19,321	386	\$50.00	\$26,214	1,055	\$24.84	\$61,522.74	\$9,088.12	\$239,786	3,468.75	\$69.13			
Apr	\$100,528	1,600	\$62.83	\$9,429	227	\$41.58	\$21,598	432	\$50.00	\$15,334	951	\$16.12	\$61,355.56	\$8,409.52	\$216,655	3,209.74	\$67.50			
May	\$110,581	1,760	\$62.83	\$9,630	238	\$40.51	\$24,672	493	\$50.00	\$7,383	823	\$8.97	\$61,782.54	\$8,682.57	\$222,730	3,313.96	\$67.21			
Jun	\$110,581	1,760	\$62.83	\$10,290	274	\$37.59	\$26,410	528	\$50.00	\$53,061	2,108	\$25.18	\$61,805.80	\$12,234.00	\$274,382	4,669.47	\$58.76			
Jul	\$100,528	1,600	\$62.83	\$11,534	342	\$33.76	\$27,455	549	\$50.00	\$13,127	2,576	\$5.10	\$54,778.90	\$13,274.27	\$220,698	5,066.52	\$43.56			
Aug	\$115,607	1,840	\$62.83	\$10,290	274	\$37.58	\$24,813	496	\$50.00	\$40,999	2,351	\$17.44	\$55,102.62	\$12,997.23	\$259,810	4,960.77	\$52.37			
Sep	\$100,528	1,600	\$62.83	\$8,917	199	\$44.79	\$20,617	412	\$50.00	\$23,546	1,960	\$12.02	\$55,037.47	\$10,928.26	\$219,573	4,171.09	\$52.64			
Oct	\$110,581	1,760	\$62.83	\$8,243	202	\$40.77	\$17,140	343	\$50.00	\$6,267	1,350	\$4.64	\$54,852.30	\$9,577.29	\$206,661	3,655.46	\$56.53			
Nov	\$100,528	1,600	\$62.83	\$8,243	202	\$40.79	\$13,186	264	\$50.00	\$16,968	1,491	\$11.38	\$54,650.22	\$9,317.62	\$202,893	3,556.34	\$57.05			
Dec	\$100,528	1,600	\$62.83	\$8,591	221	\$38.81	\$11,438	229	\$50.00	\$19,819	1,790	\$11.07	\$54,648.08	\$10,060.15	\$205,084	3,839.75	\$53.41			
Total/Avg.	\$1,276,706	20,320	\$62.83	\$109,516	2,754	\$39.77	\$232,960	4,659	\$50.00	\$242,109	20,115	\$12.04	\$692,901	\$125,362	\$2,679,553	47,848.19	\$56.00			
% of total cost	47.65%				4.09%				8.69%				9.04%				25.86%	4.68%		
% of total MWh	42.47%					5.75%			9.74%			42.04%								
Assumptions:																				
Estimate uses peak load of ~12 MW																				
2024 DA LMP SPP Market Actuals at KMEA_EMP2_SECI																				
SPP Transmission costs based on 2024 Actuals																				
KMEA 2024 administrative fee estimated at \$2.62/MWh plus EMS, Communications, & IAM																				



CITY COMMISSION COMMUNICATION FORM

FROM: Mary Volk – City Clerk
Kent Brown- City Manager
DATE: 8/18/2025
ITEM: Waterworth presentation – Continuous Utility Rate Management
NEXT STEP: Commission Direction

- I. **REQUEST OR ISSUE:** Aryan Chawla will present an initial review of Waterworth Model Review involving rate design for the electric and water departments.
- II. **RECOMMENDED ACTION/NEXT STEP:**
Staff direction on what avenues to pursue in rate design and rate cards (in general).
- III. **BACKGROUND INFORMATION:**
From the October 21, 2024 City Commission minutes -
 - A. Waterworth proposal in packet is software to help staff provide information to assist on utility rates. This is an annual cost but if it is not what we want, we can terminate it. We received responses from KMEA that we did not feel provided information we needed. Staff hopes this will provide better input for alternatives. Mayor Thompson asked, can they provide a demonstration of software to commission? Kent stated, they can, staff was in favor of proposal and amount is within staff guidelines but we can have presentation for commission to answer questions.
From the November 18, 2024 City Commission minutes –
 - B. Waterworth Presentation – Dylan Green with Waterworth gave a presentation on the Continuous Utility Rate Management software for city utilities. Dylan stated, this is cloud-based solution. I have had a number meetings with Kent to get an idea of commission goals. Waterworth gives you the ability to invest in your utility system and a communication tool to tell your story with cash, debt and capital wealth. It allows you to identify your needs for revenue and see long term effect. You understand the need to be proactive with forecasting. Mayor Thompson stated, I like the visuals and options it provides. Commissioner Showalter asked, what does the service cost? Kent stated, for two utilities it is right over \$9,000 or \$12,000 for three utilities. We are planning to start with water and electric. Commissioner Showalter asked, is this an annual or one-time fee? Kent stated, an annual fee but can discontinue software anytime we determine it does not help city.



CITY COMMISSION COMMUNICATION FORM

FROM: Kent Brown, City Manager

DATE: August 18, 2025

ITEM: Request to submit for next round of MIH grant

NEXT STEP: Commission Motion

☐ ORDINANCE
☒ MOTION
☐ INFORMATION

I. REQUEST OR ISSUE:

Previously, a request was made to the City to set up a Reinvestment Housing Incentive District (RHID) in a defined area within the city. Conner Hampton with Equitable Advisor working in collaboration with Bridger Companies presented proposal for a housing project. As part of the proposal, Conner requested the City to create a RHID. The RHID would make their application more attractive for the MIH (Moderate Income Housing) grant funding and award as well as the KHITC(Kansas Housing Tax Credit) funds through the Kansas Housing Resources Corporation. The RHID was created. Now, there has been an announcement for the next round of MIH funding. City is applicant on the MIH and the developer is the applicant on the KHITC.

RECOMMENDED ACTION / NEXT STEP:

Staff looking for direction to proceed with MIH grant application and contact Brenna Henry who assisted in the last MIH grant application submitted by SCCD and the City of Goodland.

III. FISCAL IMPACTS:

Reprint from the CCCF for the RHID resolution that was approved:

From the Dept of Commerce website:

RHID works by allowing the City/County to capture the incremental gain in property tax created by the particular housing project.

The incremental increase can be used to pay debt service on bonds issued to fund the project or transferred to the developer as reimbursement for costs

incurred. The property tax “baseline” is determined at the time the District is created. As the developer adds infrastructure and the housing itself, the incremental gain in property tax over the baseline may be returned to the developer as reimbursement for the infrastructure costs. If the City issued bonds to pay for the infrastructure, then the increment may be used for debt service. The term of such reimbursement can be up to 25 years. City/County has discretion over what percentage of the increment is paid to the developer. The increment can be used to reimburse costs for the following items: land acquisitions; site preparation; sanitary/storm sewers; drainage conduits, channels and levees; street grading and paving; street lighting fixtures, connections and facilities; gas, water, heating, and electrical services in public right of way; sidewalks; water mains and extensions and certain costs for upper-level improvements in older downtown buildings.

IV. BACKGROUND INFORMATION:

Presentations were made at the most recent County Commission meeting as well as the USD352 board meeting. Initial response was in favor of participating in the RHID.

From the December 2, 2024 City Commission minutes:

Initial presentation of proposed multifamily development – Connor Hampton, Bridger

Companies – Connor stated, I am looking into a multifamily development in Goodland. I have been around construction my entire life. We recently completed a similar model of which I would like to concentrate. I like to model plans for smaller communities because state is trying to build housing in the rural communities. Colby is currently building what I am proposing. First step is to zone property as a Rural Housing Incentive District (RHID). I will work with the City. In theory this is what will pay for infrastructure and development which keeps the City from being responsible for the costs. You do a special assessment bond up front, then the RHID pays off the assessment. There is no missed income from the property. No money is taken from the City or developer to build. I will be writing grants on behalf of the City for vertical construction. We are starting with 20 units or 10 duplexes, then build more as needed. We would like to partner with a local bank to purchase tax credits. One modification to our plan is we would like to build one closet as a shelter. We are the developer and hire local contractors and banks for project. Commissioner Showalter asked, what is the timeline and what do you need from commission? Connor stated, we need an updated housing assessment. Julica Ohara Executive Director of SCCD stated, we completed one in 2021 and are negotiating a new assessment in 2025. Connor stated, RHID is first step with a resolution establishing the 35 acres for the development. I will write grants and the city may need to send a letter stating land is available. I feel we need the updated housing assessment for grant applications. A lot of steps come together quickly but RHID zoning is first step. We start with 10 duplexes but if entire property is zoned as RHID, we will be able to continue building duplexes as needed. The city approves the project but there is a 30 day veto period. The county or school district can veto the project in that

period. Once the City approves the project and 30 day veto period passes, the state must approve. Mayor Thompson asked, have you built other projects? Connor stated, yes we have many projects going on now. Mayor Thompson asked, what are the costs for the recent one? Connor stated, units are in Wichita selling for \$183,500 per side and rent for \$1,500 to \$1,550 per side. Numbers look different in all communities. In western Kansas, property values are lower but the demand is there. It will cost more to build in Goodland than in Wichita because there are less contractors. That is why we need grants or project will not move forward. Looking at new construction, this is more cost effective to a home owner or renter. Commissioner Redlin asked, what is square footage? Connor stated, about 400 square feet. Mayor Thompson asked, is purchasing tax credits something Western State Bank does Joshua? Joshua stated, yes we have purchased them in the past. Mayor Thompson stated, sounds appealing and we will not know what they will sell for here. First thing is to do assessment and resolution for RHID zoning. Connor stated, I will talk to state to see if we can use 2021 assessment for RHID zoning. The updated assessment will help with grant application. Kent stated, the updated housing assessment will strengthen grant applications. Joshua stated, when I was commissioner the city negotiated purchase of this land for the water treatment plant. We pursued to purchase the entire 35 acres from school for this reason. Commissioner Showalter stated, I am in favor to keep working toward goal. Kent stated, this is one tool and like the land banks, meeting with the school and county prior to project will be advantageous.

From the January 21, 2025 City Commission minutes

A. Resolution 2025-01: Setting Forth the Legal Description of Property

Proposed for RHID within the City – Kent stated, we previously had a request to set up a Reinvestment Housing Incentive District (RHID) in a defined area within city. Conner Hampton is putting a plan together for a housing project on the City's property by Topside Manor, excluding the two waste ponds from the water treatment plant and the two lots north of Topside Manor. To set up district, we are required to pass resolution defining the district and send a copy to of resolution and last housing assessment to State of Kansas Department of Commerce. They will let us know when it is approved to move forward. Once approved, we will provide copy for grant applications for tax credits and MIH. Mayor Showalter asked, are we progressing at a pace that works for Conner? Kent stated, I have received no indication otherwise. Once Conner gets grant application complete, he will work with the engineer and planning firm for the land use plan. We will find out timing once we hear back from MIH and KHITC. Mayor Showalter stated, I appreciate you taking the effort to meet with County Commission and the School Board. Kent stated, we received a good response and they are in favor of progressing. **ON A MOTION by** Vice-Mayor Howard to approve Resolution 2025-01: Setting Forth the Legal Description of Property Proposed for RHID within the City **seconded by** Commissioner Myers. **MOTION carried on a VOTE of 4-0.**

V. SUMMARY AND ALTERNATIVES:

Requesting staff direction.



Notice of Funds Availability

August 1, 2025

Kansas Housing Resource Corporation is pleased to announce the availability of funds for the Moderate Income Housing Grant and Kansas Housing Investor Tax Credits For the latest Notice of Resource Availability (NORA), applications, and resources, please visit: [Moderate Income Housing](#)

	Moderate Income Housing (MIH) Grant	Kansas Housing Investor Tax Credit (KHITC)
Applications Open	Friday, August 1, 2025	
Notice of Application Due	Friday, September 19, 2025	
Applications Due	Friday, October 3, 2025	
Approximate Amount Available	\$6 Million	7 Million Credits
Eligibility	Can be submitted in conjunction with KHITC	Can be submitted in conjunction with MIH
Questions	MIH@kshousingcorp.org	MIH@kshousingcorp.org

**In the event the State funds supporting this NOFA or subsequent award become unavailable, are reduced, or rescinded, KHRC may terminate or amend this NOFA without penalty and will not be obligated to pay any applicant from any other sources, including KHRC, SHTF, or State of Kansas monies.*



AGENDA ITEM

CITY COMMISSION COMMUNICATION FORM

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

DATE: 8/18/2025

ITEM: Sheriff's sale of property - 321 Broadway Ave.

NEXT STEP: Commission Motion

☐ ORDINANCE
☐ MOTION
☒ INFORMATION

I. REQUEST OR ISSUE:

City staff attended the sheriff's sale on 8/14/2025 and bid on the 321 Broadway property that was part of the auction. The property was bought on behalf of the City for \$500.00. The city had a \$3,000 demolition and cleanup assessment attached to the property – which is abated with the sale of the land. Staff will request that the land bank be used to put the property back to a productive use and back on the tax rolls.

II. BACKGROUND INFORMATION

After filing a building permit in 2021, and then not removing the shipping container and not completing the permit in 2022, the Building Official attempted to contact the property owner several times during 2023 with some communication. After no progress, the Enforcing Officer of the City of Goodland, filed a Statement for a Dangerous or Unsafe Structure and the governing body did by Resolution No. 1645, dated the October 7, 2024, fix the time and place of a hearing at which the owner, his or her agent, and lienholders, any occupants, and all other parties of interest of such structure could appear and show cause why such structure should not be condemned and ordered repaired or demolished, and provided for giving notice thereof as provided by law. On November 4, 2024, the governing body did conduct the hearing scheduled in Resolution No. 1645 and took evidence from the Enforcing Officer on behalf of the City.

From December 16, 2024 City Commission minutes

A. 321 Broadway: IFB 2024-1201 Property Clean up – Zach stated, we received two bids for this property. The first bid is from A2 Construction in the amount of \$11,000 with completion date of March 15, 2025. Second bid is from S & M Repair in the amount of \$3,000 with completion date of January 31, 2025. Staff recommends low bid from S & M Repair. **ON A MOTION** by Commissioner Redlin to approve the bid from S & M Repair in the amount of \$3,000 **seconded by** Commissioner Myers. **MOTION carried on a VOTE of 5-0.**

S&M Repair completed the project in early 2025. The city clerk sent official notification to the County for the \$3,000 demolition cost to be put as a lien on the property. The property had 3 years of unpaid taxes and was set for the sheriff's sale on August 14, 2025. The unpaid taxes were \$347.89.

III. SUMMARY AND ALTERNATIVES:

Commission may take one of the following actions:

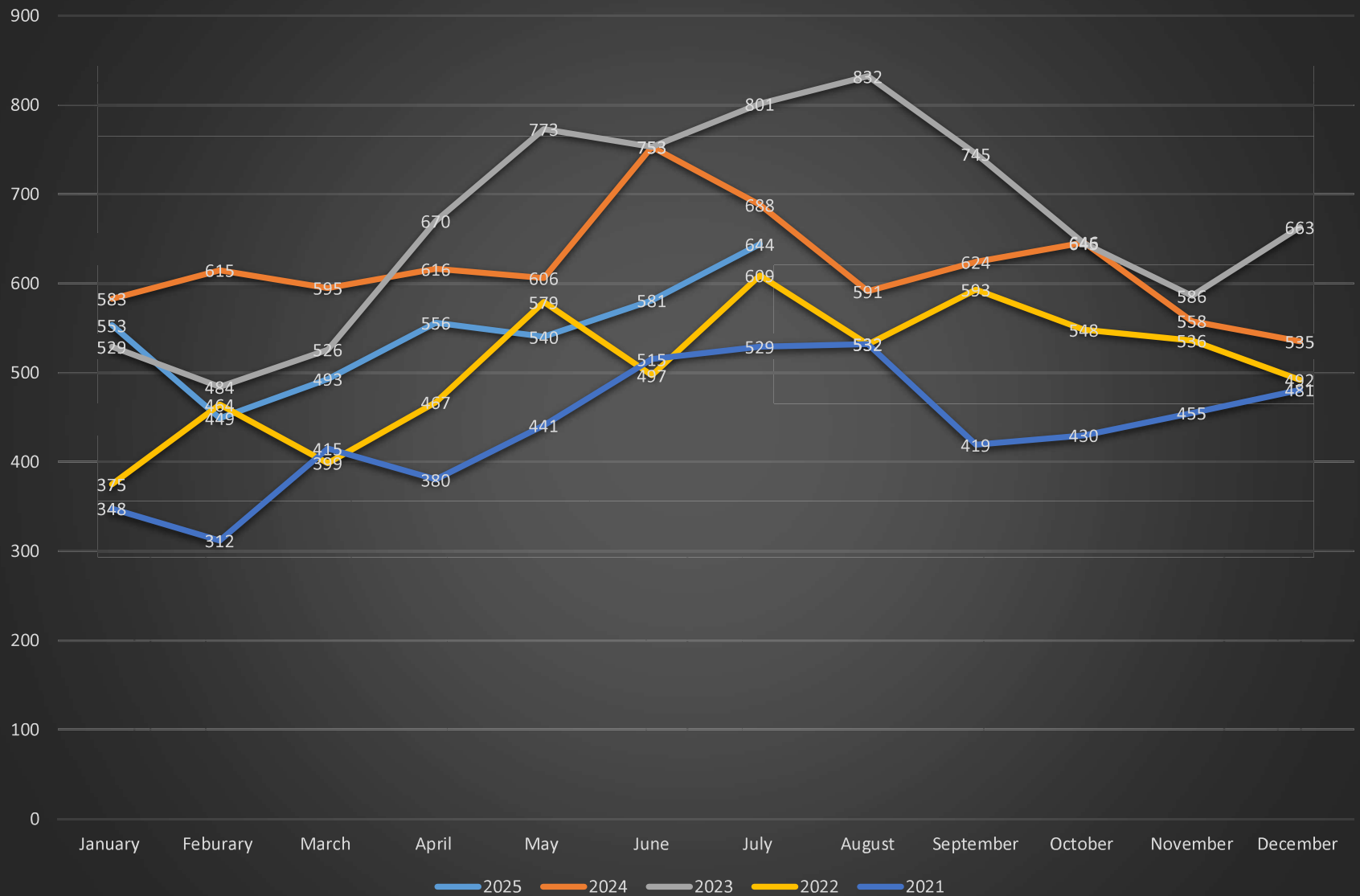
1. Approve the proposal as requested.
2. Reject the proposal and move to deny the request.
3. Direct staff to pursue an alternative approach.

- On June 30, 2025, the on-duty officer was dispatched to a retail establishment on Enterprise Road in response to a report of a male subject allegedly engaging in suspicious behavior and theft. Dispatch advised that the individual was observed sitting on the floor inside the store, disassembling a flashlight. Upon arrival, the officer made contact with the male subject. Store personnel reported that the individual had stolen a pair of headphones. The subject denied the allegation. The officer requested that the individual empty his pockets to determine whether he was in possession of the reported item. While doing so, the officer observed a prescription pill container containing a small, twisted plastic bag that appeared to hold pills. With the individual's consent, the officer conducted a pat-down search. In the subject's front right pocket, the officer located a small headphone case containing the reported stolen wireless headphones. Additionally, the officer recovered a syringe and a small clear plastic bag containing a crystal-like substance. The subject was placed under arrest and transported to the Sherman County Jail. Recommended charges include Possession of a Controlled Substance and Theft of Property.
- On June 29, 2025, the on-duty officer was notified by dispatch that a male individual wished to report an incident involving his girlfriend, whom he claimed was highly intoxicated and had attempted to strike him with her vehicle. Upon initial contact, the male subject refused to provide his location and made multiple threatening remarks toward law enforcement, including statements such as, "it wouldn't be good for you if you showed up." These threats were repeated throughout the attempt to take his report. Subsequent investigation revealed that the allegations were unfounded. Evidence obtained from the girlfriend's cellphone included audio recordings of the male individual stating his intent to falsely report to law enforcement that she was attempting to assault him, followed by the statement, "two can play that game." The male subject was later located at a retail store on Main Street and was taken into custody. He was arrested on recommended charges of Falsifying a Police Report and Interference with Law Enforcement.
- On July 9, 2025 While on routine patrol, the on-duty officer conducted a traffic stop in the 1000 block of Wyoming for an improper use of a turn signal. Upon approaching the vehicle, the officer detected the odor of alcohol emanating from the vehicle and observed that the driver had glassy, bloodshot eyes. A check of the driver's license revealed that the individual was operating the vehicle under restricted driving privileges, specifically a farm permit. When asked if she had consumed any alcohol, the driver responded, "No." The officer inquired about the condition of her eyes, to which the driver stated she had been crying due to a disagreement with a friend. The officer requested that the driver submit to a preliminary breath test, explaining that if she passed, she would be free to leave. The driver initially agreed but changed her mind when asked to step back to the patrol car. The officer then advised her that she would still be required to exit the vehicle to complete a Field Sobriety Test. Following the Field Sobriety Test, the driver was placed under arrest for failing to perform the test satisfactorily. She was transported to the Sherman County Jail and booked on recommended charges of Driving Under the Influence (DUI), Transporting an Open Container, and Improper Use of a Turn Signal.
- On July 14, 2025, officers were dispatched to a residence on Eustis Avenue in response to a domestic disturbance. Upon arrival, officers made contact with the female suspect and her mother, who were seated on the front steps outside the home. During the initial

interview, the female suspect voluntarily admitted to having used methamphetamine and THC, stating, "I know that's not good." When asked if the drugs were still in the residence, she confirmed they were. The suspect also expressed that she did not feel capable of driving, stating she felt like she was "going fast" and feared she "could wreck." Officers then spoke with the suspect's mother regarding the nature of the altercation. The mother reported that she wanted her daughter to leave the residence. She stated that her daughter attempted to force her way into a bedroom, pushing her in the process. The mother admitted to pushing her daughter back, and officers observed a visible mark on her face resulting from the altercation. The suspect was placed under arrest and transported to the Sherman County Jail. She is facing recommended charges of Driving Under the Influence (Drugs) and Domestic Battery.

- On July 15, 2025, the on-duty officer was dispatched to a residence on Wyoming Avenue in response to a report of a domestic disturbance involving a female individual and her grandmother. While en route, dispatch advised that the caller reported sounds of items being thrown inside the residence. Upon arrival, the officer was met in the driveway by the reporting party, the grandmother, who stated that her granddaughter had been throwing and breaking items and was currently in the backyard. The officer made contact with the female individual in the backyard, where she was wearing only a towel and yelling that her grandmother had been interfering with her belongings and discarding them. She further stated that she wanted to take a shower and smoke marijuana. The officer asked the grandmother to identify the damage. Inside the residence, the officer observed clothing strewn across the floor, broken glass at the end of the hallway, and a hole in the wall consistent with an object having been thrown. The grandmother also reported that her prescription medication was missing and alleged that the granddaughter frequently hides it during arguments. Based on the evidence and statements provided, the female individual was placed under arrest and transported to the Sherman County Jail on recommended charges of Criminal Damage to Property and Theft.
- On July 24, 2025, officers on duty were dispatched to a local business in response to a report of found narcotics. Upon arrival, the reporting party (RP) advised that he observed two small bags containing a white substance on the ground just outside the front entrance of the establishment. The officer inquired whether the RP could identify any individuals who may have dropped the items. The RP mentioned that two male subjects had entered the store prior to the discovery and could potentially be involved. However, a review of the available surveillance footage did not show any items falling from their possession. The suspected narcotics were collected and transported to the Police Department for analysis. Both baggies subsequently tested positive for methamphetamine.

Calls for Service 2021 thru 2025



CODE:	2023 Stats	Jan	Feb	Mar	April	May	June	July	Aug	p	Oct	v	Dec	TOTAL
1013	Weather	0	0	0	0	1	0	1						2
1027	Drivers License Check	9	4	1	2	1	4	6						27
1028	Registration Check	22	14	15	21	21	39	25						157
1029	NCIC/Warrant Check	7	6	7	2	8	3	3						36
1041	Wrecker	2	0	0	0	0	0	0						2
1046	Driving Under the	0	0	0	0	0	0	0						0
1047	Non Injury Accident	6	11	8	3	4	14	5						51
1048	Injury accident	0	1	0	2	0	0	2						5
ABAND	Abandoned Vehicle	2	1	5	4	1	0	3						16
ADMIN	Admin Actions	5	7	5	4	4	9	5						39
AID	Transient Aid	5	2	4	6	5	4	3						29
ALARM	Alarm	3	3	4	3	4	5	4						26
ANIMA	Animal Complaint	17	9	16	18	19	14	14						107
ASALT	Assault	0	0	0	2	0	0	0						2
ASSIS	Outside Agency	7	13	12	9	12	17	12						82
ATEST	Alarm Test	0	0	0	0	0	0	0						0
ATL	Attempt to Locate	8	5	2	4	5	1	2						27
BODY	Found Body	0	0	0	0	0	0	0						0
BOMBS	Bombs-Threats	0	0	0	0	0	0	0						0
BATTE	Battery	1	0	0	0	0	0	0						1
BREAK	Break Time	0	0	0	0	0	0	0						0
BULDG	Building Check	21	6	5	1	5	2	3						43
BURGL	Burglary	2	0	0	0	0	0	1						3
CDAMA	Criminal Damage to	2	3	4	1	2	0	1						13
CHEAT	Fraud	3	1	1	5	0	3	2						15
CHECK	Frorgery	0	0	0	0	0	0	0						0
CHILD	Child in Need of Care	5	6	2	2	7	2	4						28
CIVIL	Civil Dispute	3	2	4	4	2	3	2						20
CPROC	Civil Process	1	0	0	0	1	0	1						3
CSTBY	Civil Standby	2	4	4	2	0	1	4						17
DCOND	Disorderly Conduct	0	0	2	0	0	0	0						2
DEATH	Attended/Unattended	0	3	0	0	1	0	0						4
DISCO	Disconnect (911)	11	17	6	7	10	7	10						68
DISPU	Dispute/Neighbor	2	0	1	0	0	0	0						3
DOMVI	Domestic Violence	4	2	2	3	3	1	2						17
DRUGS	Controlled Substances	0	1	1	1	2	2	1						8
DRUNK	Intoxication	0	3	1	1	0	1	2						8
E0TSP	EMS-Transport	1	0	1	0	0	0	0						2
E01	Medical Abdominal	1	0	0	0	0	0	0						1
E06	Breathing Problems	1	0	0	0	0	0	0						1
E10	Chest Pain	0	0	0	0	0	0	0						0
E12	Seizures	0	0	0	0	0	0	0						0
E13	Medical Diabetic	0	0	0	0	0	0	0						0
E17	Medical Falls	2	0	0	1	0	0	0						3
E22	Medical Multiple	1	1	0	1	2	0	0						5
E23	Overdse/Poisoning	0	0	0	0	0	1	0						1

E26	Spec Diag-sick Person	0	0	0	0	0	0	0						0
E29	Traffic Injury Accident	0	0	0	1	0	0	0						1
E30	Traumatic Injju-	0	0	0	0	0	0	0						0
E32	Medical Subject Down	0	0	0	0	0	0	0						0
EMISC	EMS Misc Activity	0	0	0	0	0	0	0						0
ESTBY	EMS Stand by	0	0	0	0	0	0	0						0
F1ELV	Fire Elevator	0	0	0	0	0	0	0						0
F1JAW	Fire-Jaws of Life	0	0	0	1	0	0	0						1
F1STR	Fire Structure	0	0	0	0	0	0	0						0
F3GRS	Fire Grass	0	0	0	0	0	1	0						1
F5BUR	Fire Controlled Burn	0	0	0	0	1	0	0						1
F5DUM	Fire in Dumpster	0	0	0	0	0	0	0						0
F5SBY	Fire Standby	0	0	0	0	0	0	0						0
FIREW	Fireworks	0	0	0	0	1	4	9						14
FMISC	Fire Miscellaneous	0	0	0	0	0	1	1						2
HARRA	Harassment	2	6	3	3	0	2	2						18
INFOR	Information/Misc	35	13	21	22	24	24	37						176
JAIL	Jail Incident	0	0	0	0	0	0	0						0
JUVOF	Juvenile Offender	1	0	0	0	0	0	0						1
LOOK	Follow Up	26	26	28	37	25	24	22						188
LOST	Lost Property	1	0	0	4	3	4	1						13
LOUDM	Loud Music or Loud	3	5	6	3	6	3	5						31
MEDAS	Medical Assistance	35	23	20	26	23	34	22						183
MISC	Misc. Unknown	13	12	14	18	28	9	15						109
MPERS	Missing Persons	1	2	0	0	1	1	1						6
MCTFT	Motor Vehicle Theft	0	0	0	0	1	0	1						2
NCIC	Wanted	1	0	0	0	0	1	0						2
OPEN	Open Doors	0	1	2	2	8	2	7						22
OPEN911	Open 911 Call	5	6	8	9	7	15	26						76
OTHER	All Other Criminal Act.	7	14	19	9	17	28	31						125
PARKI	Parking Complaint	10	10	4	4	6	18	13						65
PPLNT	Power Plant	2	0	0	0	0	3	1						6
PROPD	Property Damage	5	3	0	1	1	2	0						12
PROWL	Prowler	0	0	0	0	0	0	0						0
PUBSV	Public Service	6	2	10	5	4	2	5						34
RAPE	Rape	0	0	0	0	0	0	0						0
RECKL	Reckless Driver	4	8	8	7	4	5	10						46
RESTR	Restraining Order/PFA	1	0	0	0	0	1	1						3
RIOT	Fights	2	3	4	2	0	2	3						16
RPROP	Recovered Property	1	2	6	1	2	4	6						22
ROBRY	Robbery	0	0	0	0	0	0	0						0
SERV	Service Rendered	5	11	8	12	13	6	7						62
SEXOF	Sex Offenses	3	1	3	3	2	0	1						13
SHOTS	Gunshots	0	0	0	1	1	1	0						3
SIG3	Signal 3 / Mental	1	4	2	1	2	4	1						15
SIG4	Signal 4 / Suicidal	1	0	3	2	2	1	1						10
SLIDE	Slide Off	0	0	0	0	0	0	0						0

SNOMO	Snowmobile	0	0	0	0	0	0	0						0
SPROP	Stolen Property	0	0	0	1	0	1	1						3
STATU	Status Check	0	0	0	0	0	0	1						1
SUSPI	Suspicion	18	5	10	9	5	13	12						72
THARA	Thelephone	0	0	0	0	1	0	0						1
THEFT	Theft	7	3	4	36	1	4	6						61
THREA	Threat-Criminal-	2	1	5	3	4	1	2						18
TRAFF	Traffic Stop	66	61	77	61	69	87	79						500
TRAIN	Training	0	0	0	2	0	0	0						2
TRANS	Transporting	2	0	5	3	1	0	2						13
TRESS	Trespassing	2	1	7	2	3	1	2						18
VAGRA	Vagrancy	3	4	0	6	1	3	6						23
VALID	Validations	0	0	0	0	0	0	0						0
VANDA	Vandalism	0	0	1	0	1	0	1						3
VINCK	VIN Inspection	43	41	43	63	54	48	63						355
VMAIN	Vehicle Maintenance	0	1	0	0	1	1	0						3
WALK	Business Walk	22	20	20	17	9	10	17						115
WARNT	Warrants	1	2	0	4	4	1	3						15
WELFA	Welfare Check	11	8	13	9	11	15	11						78
WILDL	Wildlife	0	0	0	0	0	0	1						1
XFOOT	Neighborhood Foot	45	25	19	29	45	37	34						234
XTRAW	Extra Watch	4	0	7	28	28	24	56						147
Monthly Total		553	449	493	556	540	581	644						3819
Yearly Total:														