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Leavenworth County
Board of County Commissioners

Regular Meeting Agenda
300 Walnut Street, Suite 225
Leavenworth, KS 66048
September 7, 2022
9:00 a.m.

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE
- III. ROLL CALL
- IV. PUBLIC COMMENT: Public Comment shall be limited to 15 minutes at the beginning of each meeting for agenda items **only** and limited to three minutes per person. Comments at the end of the meeting shall be open to any topic of general interest to the Board of County Commissioners and limited to five minutes per person. There should be no expectation of interaction by the Commission during this time.

Anyone wishing to make comments either on items on the agenda or not are encouraged to provide their comments in writing no later than 8:00 AM the Monday immediately preceding the meeting. These comments will be included in the agenda packet for everyone to access and review. This allows the Commission to have time to fully consider input and request follow up if needed prior to the meeting.
- V. ADMINISTRATIVE BUSINESS:
 - a) MARC discussion
- VI. CONSENT AGENDA: The items on the Consent Agenda are considered by staff to be routine business items. Approval of the items may be made by a single motion, seconded, and a majority vote with no separate discussion of any item listed. Should a member of the Governing Body desire to discuss any item, it will be removed from the Consent Agenda and considered separately.

- a) Approval of the minutes of August 31, 2022

- b) Approval of the minutes of the work sessions of August 31, 2022
- c) Approval of the schedule for the week September 12, 2022
- d) Approval of the check register
- e) Approve and sign the OCB's

VII. FORMAL BOARD ACTION:

- a) Consider a motion to approve and authorize the chairman to sign the Notification of Grants approvals revision for 2022.
- b) Consider a motion to approve funding to the 21st Century Management LLC spec building incentive loan in the amount of \$57,184.43.

VIII. PRESENTATIONS AND DISCUSSION ITEMS: presentations are materials of general concern where no action or vote is requested or anticipated.

- a) Executive session to discuss attorney/client privileges

IX. ADDITIONAL PUBLIC COMMENT IF NEEDED

X. ADJOURNMENT

LEAVENWORTH COUNTY COMMISSIONERS MEETING SCHEDULE

Monday, September 5, 2022 THE COURTHOUSE WILL BE CLOSED IN OBSERVANCE OF LABOR DAY

Tuesday, September 6, 2022

Wednesday, September 7, 2022

9:00 a.m. Leavenworth County Commission meeting
 • Commission Meeting Room, 300 Walnut, Leavenworth KS

Thursday, September 8, 2022

12:00 p.m. LCDC meeting

Friday, September 9, 2022

ALL SUCH OTHER BUSINESS THAT MAY COME BEFORE THE COMMISSION

ALL MEETINGS ARE OPEN TO THE PUBLIC

COMMENTS SHOULD BE OF GENERAL INTEREST OF THE PUBLIC AND SUBJECT TO THE RULES OF DECORUM

*****August 31, 2022 *****

The Board of County Commissioners met in a regular session on Wednesday, August 31, 2022. Commissioner Mike Smith, Commissioner Kaaz, Commissioner Culbertson, Commissioner Doug Smith and Commissioner Stieben are present; Also present: Mark Loughry, County Administrator; David Van Parys, Senior County Counselor; Janet Klasinski, County Clerk; John Richmeier, Leavenworth Times

Residents: Dennis Higgins, Dennis Taylor, John Matthews, Wes Baker

PUBLIC COMMENT:

There were no public comments.

ADMINISTRATIVE BUSINESS:

Commissioner Mike Smith recognized the passing of Ada Young from the city of Lansing.

David Van Parys reported the Court of Appeals made a ruling on the Kaw Valley appeal indicating the matter has been remanded back to the County for refinement of the term "County standards."

A motion was made by Commissioner Culbertson and seconded by Commissioner Kaaz to accept the consent agenda for Wednesday, August 31, 2022 as presented.

Motion passed, 5-0.

Dennis Higgins commented on a non-agenda item.

Commissioner Kaaz participated in the KCATA and the Port Authority meeting.

Commissioner Mike Smith indicated the city of Lansing held a special meeting for the purchase of land to build a pool which will be placed on the ballot in November.

Commissioner Doug Smith attended the Basehor City Council meeting and the Fairmount Township Meeting.

Commissioner Stieben indicated he will be speaking September 15th at the Elephant Club with Senator Tyson. He will be holding a property tax meeting September 29th at the Tonganoxie Public Library.

A motion was made by Commissioner Doug Smith and seconded by Commissioner Kaaz to adjourn.

Motion passed, 5-0.

The Board adjourned at 9:14 a.m.

*****August 31, 2022*****

The Board of County Commissioners met in a work session on Wednesday, August 31, 2022. Commissioner Mike Smith, Commissioner Doug Smith, Commissioner Kaaz, Commissioner Culbertson and Commissioner Stieben are present; Also present: Mark Loughry, County Administrator; Krystal Voth, Planning and Zoning Director; John Richmeier, Leavenworth Times

Work sessions were held to discuss the 2023 Leavenworth County Budget, sign regulations and the Water Feasibility Study.

The work session ended at 10:24 a.m.

Draft

LEAVENWORTH COUNTY COMMISSIONERS MEETING SCHEDULE

Monday, September 12, 2022

Tuesday, September 13, 2022

Wednesday, September 14, 2022

9:00 a.m. Leavenworth County Commission meeting
 • Commission Meeting Room, 300 Walnut, Leavenworth KS

11:30 a.m. LCDC Annual Golf Tournament
 • Falcon Lakes Golf Course

Thursday, September 15, 2022

Friday, September 16, 2022

ALL SUCH OTHER BUSINESS THAT MAY COME BEFORE THE COMMISSION

ALL MEETINGS ARE OPEN TO THE PUBLIC

COMMENTS SHOULD BE OF GENERAL INTEREST OF THE PUBLIC AND SUBJECT TO THE RULES OF DECORUM

START DATE: 08/27/2022 END DATE: 08/31/2022

TYPES OF CHECKS SELECTED: * ALL TYPES

			P.O.NUMBER	CHECK#					
198	BUTLER'S S	COLLINS AUTOMOTIVE LLC	329810	99872 AP	08/31/2022	2-001-5-07-213	LVCO SHERIFF UNIT 115	1,091.43	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-02-212	IRON MOUNTAIN CTHSE/CLERK/TREA	64.62	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-05-215	WASTE MGMT EMS 9103,NOX WEED	139.05	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-05-215	FREESTATE ELECTRIC SVC EMS 910	489.08	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-06-216	AT&T MOBILITY - MIFI CODE ENFO	86.46	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-07-210	AT&T LVSO WIRELESS 1005	4,331.29	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-07-210	AT&T WIRELESS LVSO 5018	92.46	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-07-210	AT&T LVSO MONTHLY 1113	256.23	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-07-216	TIME WARNER CABLE INTERNET -EO	74.99	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-07-219	TIME WARNER INTERNET FOR M/H P	182.00	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-07-223	8-44 FREESTATE ELECTRIC TONG Q	386.68	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-14-210	SPECTRUM - COMMUNICATIONS	2,023.95	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-14-210	SPECTRUM - INTERNET ACCESS FEE	381.32	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-14-220	FREESTATE ELEC SVC 725 LAMING	1,137.82	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-14-247	IRON MOUNTAIN CTHSE/CLERK/TREA	44.94	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-14-301	AMAZON - MAILROOM/ELECTION SUP	106.99	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-18-213	SPECTRUM - INTERNET ACCESS FEE	2,500.00	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-19-220	IRON MOUNTAIN SHREDDING 9KM570	318.40	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-28-301	IRON MOUNTAIN CTHSE/CLERK/TREA	29.96	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-49-340	AMAZON - MAILROOM/ELECTION SUP	98.43	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-001-5-53-207	WASTE MGMT EMS 9103,NOX WEED	94.61	
							*** VENDOR	648 TOTAL	12,839.28
156	CONVERGEONE	CONVERGEONE INC	329812	99874 AP	08/31/2022	2-001-5-07-305	AOSLVCO0001 DUO TOKENS	2,554.20	
1219	DIST CT CLERK LV	CLERK OF DIST COURT-LEAV	329787	99857 AP	08/30/2022	2-001-5-11-501	COURT COSTS	2,889.87	
21300	DIST CT EMPL REIMB	STEVEN CROSSLAND	329813	99875 AP	08/31/2022	2-001-5-19-213	REIM LUNCH FOR JUD NOM COMM 8/	128.38	
4465	GRONIS	GRONIS HARDWARE INC	329817	99879 AP	08/31/2022	2-001-5-07-301	LVCO SHERIFF JAIL/OFFICE SUPPL	7.04	
4465	GRONIS	GRONIS HARDWARE INC	329817	99879 AP	08/31/2022	2-001-5-07-357	LVCO SHERIFF JAIL/OFFICE SUPPL	13.17	
							*** VENDOR	4465 TOTAL	20.21
22605	HINCKLEY S	HINCKLEY SPRINGS	329789	99859 AP	08/30/2022	2-001-5-11-208	17137512660768 FILTRATION SYST	42.50	
1751	INTACT INSURANCE	INTACT INSURANCE (FORMERLY ONE	329790	99860 AP	08/30/2022	2-001-5-14-224	791000617 DEDUCTIBLE BILLING	903.07	
1751	INTACT INSURANCE	INTACT INSURANCE (FORMERLY ONE	329790	99860 AP	08/30/2022	2-001-5-14-224	791000617 DEDUCTIBLE BILLING	622.79	
1751	INTACT INSURANCE	INTACT INSURANCE (FORMERLY ONE	329790	99860 AP	08/30/2022	2-001-5-14-224	791000617 DEDUCTIBLE BILLING	1,739.50	
1751	INTACT INSURANCE	INTACT INSURANCE (FORMERLY ONE	329790	99860 AP	08/30/2022	2-001-5-14-224	791000617 DEDUCTIBLE BILLING	1,106.60	
							*** VENDOR	1751 TOTAL	4,371.96
236	INTERPRETERS	INTERPRETERS INC	329820	99882 AP	08/31/2022	2-001-5-19-221	DIST CT INTERPRETER 8/11/22 20	175.00	
13225	LANSING PO	LANSING POLICE DEPT	329792	99862 AP	08/30/2022	2-001-5-11-503	LAW ENFORCEMENT FEES	100.00	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	329823	99885 AP	08/31/2022	2-001-5-07-359	LVCO SHERIFF JAIL SUPPLIES	407.31	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	329823	99885 AP	08/31/2022	2-001-5-19-301	DIST CT CLERK OFFICE SUPPLIES	234.25	
							*** VENDOR	4755 TOTAL	641.56
537	LEAV TIMES	CHERRYROAD MEDIA INC	329824	99886 AP	08/31/2022	2-001-5-06-219	21250 PUBLIC NOTICES	14.38	
537	LEAV TIMES	CHERRYROAD MEDIA INC	329824	99886 AP	08/31/2022	2-001-5-06-219	21250 PUBLIC NOTICES	14.58	
537	LEAV TIMES	CHERRYROAD MEDIA INC	329824	99886 AP	08/31/2022	2-001-5-06-219	21250 PUBLIC NOTICES	17.77	
537	LEAV TIMES	CHERRYROAD MEDIA INC	329824	99886 AP	08/31/2022	2-001-5-06-219	21250 PUBLIC NOTICES	17.57	
537	LEAV TIMES	CHERRYROAD MEDIA INC	329824	99886 AP	08/31/2022	2-001-5-06-219	21250 PUBLIC NOTICES	12.58	
537	LEAV TIMES	CHERRYROAD MEDIA INC	329824	99886 AP	08/31/2022	2-001-5-06-219	21250 PUBLIC NOTICES	14.98	
							*** VENDOR	537 TOTAL	91.86
2059	MIDWEST OFFICE TECH	MIDWEST OFFICE TECHNOLOGY INC	329827	99889 AP	08/31/2022	2-001-5-02-304	OPL303_K COPIES	17.21	
2059	MIDWEST OFFICE TECH	MIDWEST OFFICE TECHNOLOGY INC	329827	99889 AP	08/31/2022	2-001-5-21-300	OPK598_K HEALTH DEPT COPIES (E	81.60	
2059	MIDWEST OFFICE TECH	MIDWEST OFFICE TECHNOLOGY INC	329827	99889 AP	08/31/2022	2-001-5-49-340	OPL303_K COPIES	25.00	
							*** VENDOR	2059 TOTAL	123.81
196	OLSSON	OLSSON, INC	329831	99893 AP	08/31/2022	2-001-5-06-206	PROJ 019-28310 ON CALL SVCS TO	5,906.50	
342	PREMIER CONTRACTING	PREMIER CONTRACTING	329833	99895 AP	08/31/2022	2-001-5-32-209	J002652 JUSTICE CENTER SVC CAL	140.00	

START DATE: 08/27/2022 END DATE: 08/31/2022

TYPES OF CHECKS SELECTED: * ALL TYPES

			P.O.NUMBER	CHECK#					
7098	QUILL CORP	QUILL CORP	329835	99897 AP	08/31/2022	2-001-5-01-301	9686154 BOCC OFFICE SUPPLIES	264.38	
7098	QUILL CORP	QUILL CORP	329835	99897 AP	08/31/2022	2-001-5-07-301	8333027 OFFICE SUPPLIES	231.14	
7098	QUILL CORP	QUILL CORP	329835	99897 AP	08/31/2022	2-001-5-07-301	8333027 OFFICE SUPPLIES	154.00	
7098	QUILL CORP	QUILL CORP	329835	99897 AP	08/31/2022	2-001-5-07-301	8333027 OFFICE SUPPLIES	212.61	
							*** VENDOR	7098 TOTAL	862.13
103	RESTITUTIO						*** VENDOR	103 TOTAL	560.00
22331	ROTH JOSEP	JOSEPH ROTH	329836	99898 AP	08/31/2022	2-001-5-41-270	COMMERCIAL APPRAISALS 223-2	4,800.00	
6148	SHERIFF	LEAV CO SHERIFF DEPT	329837	99899 AP	08/31/2022	2-001-5-07-211	REIM CLEANING, FAIR, TRAINING	56.78	
6148	SHERIFF	LEAV CO SHERIFF DEPT	329837	99899 AP	08/31/2022	2-001-5-07-354	REIM CLEANING, FAIR, TRAINING	9.86	
6148	SHERIFF	LEAV CO SHERIFF DEPT	329837	99899 AP	08/31/2022	2-001-5-07-355	REIM CLEANING, FAIR, TRAINING	32.36	
6148	SHERIFF	LEAV CO SHERIFF DEPT	329799	99869 AP	08/30/2022	2-001-5-11-503	LAW ENFORCEMENT FEES	100.00	
6148	SHERIFF	LEAV CO SHERIFF DEPT	329799	99869 AP	08/30/2022	2-001-5-11-503	LAW ENFORCEMENT FEES	8.00	
6148	SHERIFF	LEAV CO SHERIFF DEPT	329799	99869 AP	08/30/2022	2-001-5-11-503	LAW ENFORCEMENT FEES	100.00	
							*** VENDOR	6148 TOTAL	307.00
518	SUNSET	MICHAEL D BRIGHT	329839	99901 AP	08/31/2022	2-001-5-07-356	0660482 AMMUNITION	129.06	
100	WITNESS LIST						*** VENDOR	100 TOTAL	261.88
							TOTAL FUND 001		38,036.63

485	MASTER'S TOUCH	THE MASTER'S TOUCH LLC	329825	99887 AP	08/31/2022	2-118-5-00-405	TAX STATEMENT ADVANCE POSTAGE	10,800.00	
485	MASTER'S TOUCH	THE MASTER'S TOUCH LLC	329825	99887 AP	08/31/2022	2-118-5-00-405	TAX STATEMENT ADVANCE POSTAGE	6,412.50	
							*** VENDOR	485 TOTAL	17,212.50
							TOTAL FUND 118		17,212.50

20588	ADVANTAGE	ADVANTAGE PRINTING	329808	99870 AP	08/31/2022	2-123-5-00-301	52 COMM CORR BUSINESS CARDS	82.50	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-123-5-00-301	FIRSTNET - COMM CORR	99.30	
							TOTAL FUND 123		181.80

4938	BUILDING & GROUNDS	BUILDING & GROUNDS	329809	99871 AP	08/31/2022	2-126-5-00-224	COMM CORR SHARED BUILDINGS COS	999.81	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-126-5-00-210	FIRSTNET - COMM CORR	231.00	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-126-5-00-225	IRON MOUNTAIN SHREDDING 9KM570	29.96	
							*** VENDOR	648 TOTAL	260.96
537	LEAV TIMES	CHERRYROAD MEDIA INC	329824	99886 AP	08/31/2022	2-126-5-00-225	COMM CORR 1 YEAR SUBSCRIPTION	165.84	
113	SUMNERONE INC	SUMNERONE INC	329838	99900 AP	08/31/2022	2-126-5-00-321	5OULC08 COPIES COMM CORR	63.83	
							TOTAL FUND 126		1,490.44

648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-133-5-00-251	8-44 FREESTATE ELECTRIC TONG Q	116.95	
86	EVERGY	EVERGY KANSAS CENTRAL INC	329788	99858 AP	08/30/2022	2-133-5-00-251	8-65 ELECTRIC SVC CO SHOP ET A	1,109.72	
86	EVERGY	EVERGY KANSAS CENTRAL INC	329788	99858 AP	08/30/2022	2-133-5-00-251	8-65 ELECTRIC SVC CO SHOP ET A	177.69	
86	EVERGY	EVERGY KANSAS CENTRAL INC	329788	99858 AP	08/30/2022	2-133-5-00-251	8-65 ELECTRIC SVC CO SHOP ET A	39.88	

warrants by vendor

TYPES OF CHECKS SELECTED: * ALL TYPES

		P.O.NUMBER	CHECK#							
86	EVERGY	EVERGY KANSAS CENTRAL INC	329788	99858 AP	08/30/2022	2-133-5-00-251	8-65 ELECTRIC SVC CO SHOP ET A	93.26		
								*** VENDOR	86 TOTAL	1,420.55
434	HAMM QUARR	HAMM QUARRIES	329818	99880 AP	08/31/2022	2-133-5-00-361	8-68 300467 ROCK	247.76		
434	HAMM QUARR	HAMM QUARRIES	329818	99880 AP	08/31/2022	2-133-5-00-361	8-68 300467 ROCK	117.37		
434	HAMM QUARR	HAMM QUARRIES	329818	99880 AP	08/31/2022	2-133-5-00-361	8-68 300467 ROCK	1,489.66		
								*** VENDOR	434 TOTAL	1,854.79
19	KANSAS TUR	KANSAS TURNPIKE AUTHORITY	329821	99883 AP	08/31/2022	2-133-5-00-201	8-69 KTA VIOLATION 8/4/22 #10-	20.75		
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	329822	99884 AP	08/31/2022	2-133-5-00-362	8-70 495 BM2	28,613.76		
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	329822	99884 AP	08/31/2022	2-133-5-00-362	8-70 495 BM2	34,088.88		
1351	LEAV ASPHALT	LEAVENWORTH ASPHALT MATERIALS	329822	99884 AP	08/31/2022	2-133-5-00-362	8-70 495 BM2	22,991.92		
								*** VENDOR	1351 TOTAL	85,694.56
232	MHC KENWORTH	MHC KENWORTH-OLATHE	329826	99888 AP	08/31/2022	2-133-5-00-360	8-71 95988 BRAKE DRUM, KITS	3,259.30		
2666	MISC REIMBURSEMENTS	SOMA SAN	329828	99890 AP	08/31/2022	2-133-5-00-201	8-75 REIM FOR CVM RETAKE EXAM	85.00		
24	NATIONAL SIGN	NATL SIGN CO INC	329830	99892 AP	08/31/2022	2-133-5-00-363	8-72 KSCLEA CUSTOM ID STICKERS	690.00		
196	OLSSON	OLSSON, INC	329831	99893 AP	08/31/2022	2-133-5-00-213	8-66 PROJ 019-28310 SVC THRU 7	5,773.47		
1123	POMPMIDWEST	POMP'S TIRE SERVICE INC	329832	99894 AP	08/31/2022	2-133-5-00-309	8-73 1960724 TIRES	904.44		
418	PREMIER TRUCK	PENSKE COMMERCIAL VEHICLES US	329834	99896 AP	08/31/2022	2-133-5-00-360	8-74 8052255000 SENSOR, DRYER,	47.17		
418	PREMIER TRUCK	PENSKE COMMERCIAL VEHICLES US	329834	99896 AP	08/31/2022	2-133-5-00-360	8-74 8052255000 SENSOR, DRYER,	608.03		
418	PREMIER TRUCK	PENSKE COMMERCIAL VEHICLES US	329834	99896 AP	08/31/2022	2-133-5-00-360	8-74 8052255000 SENSOR, DRYER,	204.90		
418	PREMIER TRUCK	PENSKE COMMERCIAL VEHICLES US	329834	99896 AP	08/31/2022	2-133-5-00-360	8-74 8052255000 SENSOR, DRYER,	204.90-		
								*** VENDOR	418 TOTAL	655.20
960	TODD'S TIRE LLC	TODD'S TIRE LLC	329840	99902 AP	08/31/2022	2-133-5-00-309	8-76 TIRES	576.00		
774	VAN KEPPEL	G W VAN KEPPEL	329841	99903 AP	08/31/2022	2-133-5-00-360	8-67 BP0005100 MANIFOLD, ELECT	1,473.96		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,513.64		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,877.78		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,679.54		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,416.06		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,044.78		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,006.70		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,470.80		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,544.58		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	12,861.52		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,839.70		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,579.86		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,482.70		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,875.40		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	13,970.60		
1241	VANCE BROS	VANCE BROS INC	329842	99904 AP	08/31/2022	2-133-5-00-303	8-77 ACCT 437 CRS-1HM	210.00		
								*** VENDOR	1241 TOTAL	189,373.66
2007	WIRENUTS	WIRENUTS	329843	99905 AP	08/31/2022	2-133-5-00-207	8-78 SVC CALL ISSUE WITH GATE	255.00		
								TOTAL FUND 133		292,153.63
20588	ADVANTAGE	ADVANTAGE PRINTING	329808	99870 AP	08/31/2022	2-136-5-00-238	52 COMM CORR BUSINESS CARDS	82.50		
4938	BUILDING & GROUNDS	BUILDING & GROUNDS	329809	99871 AP	08/31/2022	2-136-5-00-203	COMM CORR SHARED BUILDINGS COS	166.63		
4938	BUILDING & GROUNDS	BUILDING & GROUNDS	329809	99871 AP	08/31/2022	2-136-5-00-223	COMM CORR SHARED BUILDINGS COS	166.63		
4938	BUILDING & GROUNDS	BUILDING & GROUNDS	329809	99871 AP	08/31/2022	2-136-5-00-233	COMM CORR SHARED BUILDINGS COS	333.27		
								*** VENDOR	4938 TOTAL	666.53
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-136-5-00-203	IRON MOUNTAIN SHREDDING 9KM570	14.98		
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-136-5-00-206	FIRSTNET - COMM CORR	96.71		
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-136-5-00-223	IRON MOUNTAIN SHREDDING 9KM570	14.98		
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-136-5-00-226	FIRSTNET - COMM CORR	96.71		
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-136-5-00-236	FIRSTNET - COMM CORR	49.05		

TYPES OF CHECKS SELECTED: * ALL TYPES

		P.O.NUMBER	CHECK#						
						*** VENDOR		648 TOTAL	272.43
						TOTAL FUND 136			1,021.46
446	EQUIPMENT SHARE	EQUIPMENT SHARE INC	329814	99876 AP	08/31/2022	2-137-5-00-320	8-13 48309 COUPLINGS	184.50	
2588	FOLEY EQUIPMENT	FOLEY EQUIPMENT	329816	99878 AP	08/31/2022	2-137-5-00-320	8-14 016993 VALVES	1,214.40	
434	HAMM QUARR	HAMM QUARRIES	329818	99880 AP	08/31/2022	2-137-5-00-312	8-15 300467 BEDDING	1,242.53	
369	HOLLIDAY	HOLLIDAY SAND & GRAVEL CO	329819	99881 AP	08/31/2022	2-137-5-00-312	8-16 218331 ROCK	1,514.14	
8028	MURPHY TRA	MURPHY TRACTOR & EQUIP CO	329829	99891 AP	08/31/2022	2-137-5-00-320	8-18 88002-36463 OIL SAMPLE	656.10	
1123	POMPMIDWEST	POMP'S TIRE SERVICE INC	329832	99894 AP	08/31/2022	2-137-5-00-321	8-17 1960724 24" 8 HOLE CAT WH	3,500.00	
960	TODD'S TIRE LLC	TODD'S TIRE LLC	329840	99902 AP	08/31/2022	2-137-5-00-321	8-19 TUBE	29.00	
						TOTAL FUND 137			8,340.67
4938	BUILDING & GROUNDS	BUILDING & GROUNDS	329809	99871 AP	08/31/2022	2-138-5-00-205	COMM CORR SHARED BUILDINGS COS	333.29	
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-138-5-00-206	FIRSTNET - COMM CORR	87.83	
						TOTAL FUND 138			421.12
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-145-5-00-246	IRON MOUNTAIN CTHSE/CLERK/TREA	111.90	
6636	KANSAS GAS	KANSAS GAS SERVICE	329791	99861 AP	08/30/2022	2-145-5-00-246	510874092 1511346 27 GAS TRANS	66.84	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	329823	99885 AP	08/31/2022	2-145-5-00-255	CO ON AGING - LAMINATE, MOP ST	13.94	
4755	LEAV PAPER	LEAVENWORTH PAPER AND OFFICE S	329823	99885 AP	08/31/2022	2-145-5-00-301	CO ON AGING - LAMINATE, MOP ST	66.80	
						*** VENDOR		4755 TOTAL	80.74
						TOTAL FUND 145			259.48
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-146-5-00-218	IRON MOUNTAIN CTHSE/CLERK/TREA	129.24	
						TOTAL FUND 146			129.24
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-160-5-00-204	HAMM - JULY LANDFILL CHARGES	82,793.58	
17209	REDDI SERV	REDDI SERVICES	329794	99864 AP	08/30/2022	2-160-5-00-263	AUGUST SEPTIC SVC - TRANSFER S	325.00	
						TOTAL FUND 160			83,118.58
615	KIMLEY-HORN	KIMLEY-HORN & ASSOCIATES, INC	329850	1657 AP	08/31/2022	2-171-5-07-201	8-6 REGIONAL TRANSPORTATION ST	18,870.00	
196	OLSSON	OLSSON, INC	329851	1658 AP	08/31/2022	2-171-5-05-201	8-7 019-28310 PROF SVC TO 7-9-	1,377.75	
						TOTAL FUND 171			20,247.75
396	ACI BOLAND INC	ACI BOLAND INC	329786	10150 AP	08/30/2022	2-172-5-00-107	ARPA096 2.1 CUSHING	3,017.37	
396	ACI BOLAND INC	ACI BOLAND INC	329786	10150 AP	08/30/2022	2-172-5-00-107	ARPA097 2.3 CUSHING - CRISIS	3,725.00	
396	ACI BOLAND INC	ACI BOLAND INC	329786	10150 AP	08/30/2022	2-172-5-00-107	ARPA095 2.4 CUSHING - EXTENSIO	3,994.20	
						*** VENDOR		396 TOTAL	10,736.57
						TOTAL FUND 172			10,736.57
648	COMMERCE BANK-COMMER	COMMERCE BANK-COMMERCIAL CARDS	329811	99873 AP	08/31/2022	2-174-5-00-210	8-44 FREESTATE ELECTRIC TONG Q	1,111.33	
86	EVERGY	EVERGY KANSAS CENTRAL INC	329788	99858 AP	08/30/2022	2-174-5-00-210	ELEC SVC 3 TOWERS	746.49	
86	EVERGY	EVERGY KANSAS CENTRAL INC	329788	99858 AP	08/30/2022	2-174-5-00-210	ELEC SVC 3 TOWERS	444.21	
86	EVERGY	EVERGY KANSAS CENTRAL INC	329788	99858 AP	08/30/2022	2-174-5-00-210	ELEC SVC 3 TOWERS	333.45	
						*** VENDOR		86 TOTAL	1,524.15
6636	KANSAS GAS	KANSAS GAS SERVICE	329791	99861 AP	08/30/2022	2-174-5-00-210	510614745 2007004 82 GAS TRANS	62.86	
2622	POLICE LEGAL SERVICE	POLICE LEGAL SCIENCE, INC	329793	99863 AP	08/30/2022	2-174-5-00-202	DISPATCHER TRAINING SUB X14 KS	1,680.00	
						TOTAL FUND 174			4,378.34
86	EVERGY	EVERGY KANSAS CENTRAL INC	329788	99858 AP	08/30/2022	2-195-5-00-290	ELEC SVC COMMUNITY CORRECTIONS	691.58	
						TOTAL FUND 195			691.58

START DATE: 08/27/2022 END DATE: 08/31/2022

TYPES OF CHECKS SELECTED: * ALL TYPES

			P.O.NUMBER	CHECK#						
119	FINNEY & TURNIPSEED	FINNEY & TURNIPSEED TRANSPORTA	329815	99877 AP	08/31/2022	2-220-5-04-400	8-3 HP-19		42,310.49	
119	FINNEY & TURNIPSEED	FINNEY & TURNIPSEED TRANSPORTA	329815	99877 AP	08/31/2022	2-220-5-08-400	8-2 BRIDGE ST-100		27,500.00	
								*** VENDOR	119 TOTAL	69,810.49
								TOTAL FUND 220		69,810.49
									TOTAL ALL CHECKS	548,230.28

TYPES OF CHECKS SELECTED: * ALL TYPES

FUND SUMMARY

001	GENERAL	38,036.63
118	TREASURER TECH FUND	17,212.50
123	JUVENILE CRIME PREVENTION	181.80
126	COMM CORR ADULT	1,490.44
133	ROAD & BRIDGE	292,153.63
136	COMM CORR JUVENILE	1,021.46
137	LOCAL SERVICE ROAD & BRIDGE	8,340.67
138	JUV INTAKE & ASSESSMENT	421.12
145	COUNCIL ON AGING	259.48
146	COUNTY TREASURER SPECIAL	129.24
160	SOLID WASTE MANAGEMENT	83,118.58
171	S TAX CAP RD PROJ: BONDS	20,247.75
172	AMERICAN RECOVERY PLAN	10,736.57
174	911	4,378.34
195	JUVENILE DETENTION	691.58
220	CAP IMPR: RD & BRIDGE	69,810.49
	TOTAL ALL FUNDS	548,230.28

Consent Agenda 9/7/2022
Checks dated 8/27-8/31/2022

Leavenworth County Request for Board Action

Date: September 7, 2022

To: Board of County Commissioners

From: Connie Harmon, Director of Council on Aging

Additional Reviews as needed:

Budget Review **Administrator Review** **Legal Review**

Action Requested:

Approval and the BOCC Chairman's signature for a Notification of Grant Approvals (NGA) issued by the Wyandotte/Leavenworth County Area Agency on Aging for the Council on Aging's Older Americans Act grant application revision for 2022.

Recommendation: Approval

Background: The Council on Aging applies for Older Americans Act funds each year to supplement the cost of the agency's Nutrition department programming such as *Meals on Wheels* and Human Services department programming such as *Telephoning and Visiting*, social service support, legal services, *Information & Assistance* and outreach. Each grant year an application revision is required to be resubmitted once actuals are released. This revision represents an overall increase in funding of \$4,649 for the 2021-2022 grant year.

Alternatives: Table, Deny, Approve

Budgetary Impact:

- Not Applicable
- Budgeted item with available funds
- Non-Budgeted item with available funds through prioritization
- Non-Budgeted item with additional funds requested

Total Amount Requested:

N/A

Additional Attachments: Kansas Department of Aging Application for Supportive Services Revised FFY 2022

KANSAS DEPARTMENT ON AGING

Title IIIB

Title IIIC1

Title IIIC2

APPLICATION FOR
SUPPORTIVE SERVICES

SUBMITTED BY:

LEAVENWORTH COUNTY COUNCIL ON AGING

REVISED FY 2022

APPLICATION
THE AREA AGENCY ON AGING
TITLE III OF THE OLDER AMERICANS ACT

1. Title of project: Council on Aging 2. Project Service Area: 01

3. Type of Application: New Continuation Revision Supplement

4. Project Director:

Connie Harmon, Director Leavenworth County Council on Aging 1830 S Broadway
Leavenworth, KS 66048
913-684-0777

5. Applicant Agency:

Doug Smith
Leavenworth County Commissioner Leavenworth County Court House 300Walnut
Leavenworth. KS 66048

6. Authorized to Sign for Applicant

Michael Smith
Chairman, Board of Leavenworth County Commissioners
300 Walnut. Leavenworth, Ks 66048

7. Grant Period:

10/01/2021 through 09/30/2022

8. Type of Organization: Public Agency

9. Payee: Leavenworth County Council on Aging 1830 S Broadway. Leavenworth. KS 66048

10. Total Cost: \$238,588

11. Terms and Conditions: It is understood and agreed by the undersigned that 1.) Funds awarded as a result of this request are to be expended for the purpose set forth herein and in accordance with all applicable laws. regulations. policies and procedures of this state and the Administration on Aging of the U.S. Department of Health and Human Services: 2.) Any proposed changes in the proposal approved will be submitted in writing by the applicant and upon notification of approval by the Area Agency shall be deemed incorporated into and become part of this agreement: 3.) Attached Assurance of Compliance (Form AOA-441) with the Department of Health and Human Services Regulation issued pursuant to Title VI of the Civil Rights Act of 1964 applies to this proposal as approved; and 4.) Funds awarded by the Area Agency may be terminated at any time for violations of any terms and requirements of this agreement.

X

Michael Smith
Chairman, Board of Leavenworth

X

Connie Harmon
Leavenworth Area Agency Director

Date: _____

Date: _____

AGREEMENT

1. In consideration of this agreement the Wyandotte/Leavenworth Area Agency on Aging hereinafter referred to as the Area Agency, agrees to:
 - a) Provide to the Leavenworth County Council on Aging of Leavenworth, KS 66048 hereinafter referred to as the applicant agency, for the conduct of the project funds in an amount not to exceed \$ 238,588 (Federal Funds).
 - b) Provide necessary technical assistance.
 - c) Fully and promptly advised the applicant agency of all applicable state and federal guidelines and regulations.
 - d) Assist the applicant agency in ongoing monitoring and evaluation of the project's accomplishments.
2. In consideration of this agreement. the applicant agency agrees to:
 - a) Provide \$19,786 (Match Funds) from the applicant agency and other local financial resources to meet part of the cost of the project.
 - b) Furnish to the Area Agency such reports at such times and in such manner as shall be required. Agrees to implement and maintain such accounting systems and procedures which are adequate to control and support all fiscal activities under an area agency on aging and to maintain such accounts and supporting documents as will serve to permit an accurate and expeditious determination to be made at any time of the status of the federal grant for the applicant agency. Including the disposition of all monies received and the nature and the amount of all charges claimed to be against this agreement.
 - c) Assure that any subsequent agreements entered into with individuals, local, public, or private agencies and organizations under the general terms of this agreement shall be subject to all the applicable regulations and instructions of this agreement, and that all expenditures incurred by such agencies or organizations will be in accordance with the cost policies of the Department of Health and Human Services set forth in Title 45 CFR Part 74 Subpart Q.
 - d) Has read and agrees to follow the attached agreements and all other applicable regulations. Policies and procedures as prescribed by the Area Agency on Aging, the Kansas Department on Aging and the Administration on Aging.

X

Michael Smith
Chairman, Board of Leavenworth

X

Connie Harmon
Leavenworth Area Agency Director

Date: _____

Date: _____

**ASSURANCE OF COMPLIANCE WITH THE DEPARTMENT OF HEALTH AND HUMAN SERVICES
REGULATION UNDER TITLE VI OF THE CIVIL RIGHTS ACT OF 1964**

HEREBY AGREES THAT it will comply with Title VI of the Civil Rights Act of 1964 (P.L. 88-352) and all requirements imposed by or pursuant to the Regulation of the Department of Health and Human Services (45 C.F.R. Part 80) issued pursuant to that title, to the end, that, in accordance with Title VI of that Act and the Regulation, no person in the United States shall, on the ground of race, color, or national origin, be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination under any program or activity for with the Applicant receives Federal financial assistance from the Kansas Department on Aging, (hereinafter called the "Granter"), a recipient of federal financial assistance from HHS; and HEREBY GIVES ASSISTANCE THAT it will immediately take any measures necessary to effectuate this agreement.

If any real property or structure thereon is provided or improved with the aid of federal financial assistance extended to the Applicant by the Granter, this Assurance shall obligate the Applicant, or in the case of any transfer for such property, any transferee, for the period during which the real property or structure is used for a purpose for which the federal financial assistance is extended or for another purpose involving the provision of similar services or benefits. If any personal property is so provided, this Assurance shall obligate the Applicant for the period during which it retains ownership or possession of the property. In all other cases, this assurance shall obligate the Applicant for the period during which the federal financial assistance is extended to it by the Granter.

THIS ASSURANCE is given in consideration of and for the purpose of obtaining any and all federal grants, loans, contracts, property, discounts or other federal financial assistance extended after the date hereof to the Applicant by the Grantor, including installment payments after such date on account of applications for federal financial assistance which were approved before such date. The Applicant recognizes and agrees that such federal financial assistance will be extended in reliance on the representations and agreements made in this Assurance, and the Grantor or the United States or both shall have the right to seek judicial enforcement of this Assurance. This Assurance is binding on the Applicant, its successors, transferees, and assignees, and the person or persons whose signatures appear below are authorized to sign this Assurance on behalf of the Applicant.

X

Michael Smith
Chairman, Board of Leavenworth

X

Connie Harmon
Leavenworth Area Agency Director

Date: _____

Date: _____

CODE OF CONDUCT ASSURANCE

The recipient of this award shall develop and maintain a written, signed code or standard of conduct which shall govern the performance of its officers, employees, or agents engaged in awarding and expending federal grant funds. Include the following:

- 1) The recipient agency's officers, employees or agents shall neither solicit or accept gratuities, favors, or anything of monetary value from subcontractors or potential subcontractors.
- 2) All persons on the policy-making board and all employees in top management will file signed conflict of interest statements which will set forth any organizational, and financial, or familiar relationship with actual or potential providers of service under funds from the Older Americans Act.
- 3) Persons serving on advisory councils who are also staff or board members of projects being considered by the advisory council will be expected to remain silent in any presentation of those projects and refrain from voting on such projects.
- 4) Such standard or code shall provide for appropriate penalties, sanctions, or other disciplinary actions to be applied for violations of such standards either by the officers, employees or agents of the recipient agency or by subcontractors or their agents.

(NOTE: Above is not the code but merely assures that such a code will be adopted.)

X

Michael Smith
Chairman, Board of Leavenworth

Date: _____

X

Connie Harmon
Leavenworth Area Agency Director

Date: _____

AGREEMENTS

1. Agrees that the project will be carried out in accordance with Title III of the Older Americans Act, the program regulations issued thereto, the regulations and policies and procedures established by the Kansas Department on Aging, and the Area Agency and the terms and conditions of this application as approved by the Area Agency in making an award of funds.
2. Agrees that where subcontractors are proposed for the operation of one or more components of the proposal, and are approved as part of any award of funds under Title III the applicant agency retains full and complete responsibility for the operation of the project in keeping with the policies and procedures established by the Kansas Department on Aging and Area Agency for the project. The applicant agency will be held accountable by the Area Agency for all project expenditures: and will be in accordance with cost policies and procedures established by the Kansas Department on Aging and Area Agency, in keeping with the guidelines of the U.S. Administration on Aging. Copies of the proposed subcontracts are submitted with this application.
3. Agrees to cooperate with the Area Agency in its efforts toward developing a comprehensive and coordinated system of services for individuals who are 60 years of age or older by participating in joint planning efforts and other activities mutually agreed upon to meet this goal.
4. Agrees to provide for or participate in such training as may be necessary to enable paid and volunteer project personnel to perform more effectively on the project. The cost for such training has been included in the budget developed for the project and submitted as part of this application.
5. Agrees to actively seek qualified older persons for paid positions on the project.
6. Agrees to make provisions for volunteer opportunities for older persons.
7. Agrees to cooperate and assist in efforts undertaken by the Area Agency, the Kansas Department on Aging, the U.S. Administration on Aging, or any other agency or organization duly authorized by any of the proceedings to evaluate the effectiveness, feasibility and cost of the project.
8. Agrees that no personal information obtained from any individuals in conjunction with the project shall be publicly disclosed in a form that identifies an individual without the written and informed consent of the individual concerned.
9. Agrees to keep such records and make reports in such form and containing such information as may be required by the Area Agency. The applicant agency agrees to surrender individual records at the area agency's request.
10. Agrees to keep such accounts and documents as will serve to permit expeditious determination to be made at any time of the status of funds within the award, including the disposition of all monies received from the area agency, and the nature and amount of all charges claimed against such funds.
11. Agrees to comply with Title VI of the Civil Rights Act of 1964 (P.L. 88-352) and the regulations issued pursuant thereto. Also, further certifies that the applicant agency has no commitments or obligations which are inconsistent with compliance with these and any other pertinent federal regulations and policies and that any other agency, organization or party which participates in this project shall have no such commitments or obligations.
12. Is cognizant of and agrees to operate the project fully in conformance with all applicable state and local standards, including fire, health, safety and sanitation standards, prescribed in law or regulations.
13. All material published in connection with the project described above shall conspicuously acknowledge the support of the Older American Act, the Kansas Department on Aging and the Area Agency. In addition, each vehicle provided with Title III funds will carry the identification

"Older Americans Act' in letters at least as prominent in size and positions as other identification or signs.

14. That this agreement shall remain in force only as long as federal funds are made available from the Kansas Department on Aging in support of the project as described. and that the agreement may be terminated by either party upon sixty (60) days notice.
15. The title and ownership of all property and equipment purchased by the applicant agency with monies awarded by the Area Agency on Aging provided through the Kansas Department on Aging shall be taken in the name of said applicant agency and in event of dissolution. discontinuance. assignation or transfer of said project, activity, program or equipment. the Area Agency shall have the right to immediate possession of the same and may enter upon the premises where said equipment is located and seize and remove the same and applicant agency agrees to peacefully surrender the same.
16. Agrees to follow priorities set by the Area Agency for serving individuals who are 60 years of age or older with the greatest economic or social need with particular attention to low income minority individuals. Understands they may not use a means test..
17. Agrees to specify how the needs of low income minority individuals will be satisfied and to serve low income minority individuals at least in the proportion they represent of the total population in the area served.
18. Understands that any violation or breach of the approved application may cause immediate withholding. suspension. or termination of federal funds and appropriate administrative or legal action may be taken.
19. Agrees to develop a system for collection of contributions which provides each older persons with an opportunity to contribute, protects the privacy of each older persons with respect to his/her contribution. and ensures that neither undue pressure is used to obtain contributions nor are services denied to a person who will not or can not contribute.
20. Agrees to report all project income and that it be included and used in an approved budget in the period generated.
21. Agrees that the proper staff persons responsible for the receipt and expenditures of federal funds will be bonded.
22. Agrees that a physical inventory of property shall be taken every year of project operation to assess the condition of the property and the results reconciled with property records to verify the existence. current utilization. and continued need for the property.
23. Agrees to develop and implement a control system that insures adequate safeguards to prevent loss. damage. or theft of the property both during and after federal support of the project.
24. Agrees to provide adequate maintenance procedures to keep the property in good condition both during and after federal support of the project.
25. Agrees that in the event of a disaster affecting older persons all resources provided by this grant will be made available to the Area Agency on Aging if requested.
26. Agrees to provide an affirmative action plan for equal employment opportunity containing specific goals. action steps and timetables. The affirmative action plan shall be reviewed and updated annually. The Area Agency will neither approve nor renew grants or contracts to agencies that do not have an acceptable affirmative action program.
27. In cases where the project is a public agency. it will establish and maintain methods of personnel administration that conform to the Standards for a Merit System of Personnel Administration, and any standards prescribed by the U.S. Civil Service Commission pursuant to Section 208 of the Intergovernmental Personnel Act of 1970 modifying or superseding such standards. Such methods shall be maintained in the files of the project and shall be made available to the Area Agency upon request.
28. Agrees to comply with all provisions of Section 504 of the Rehabilitation Act of 1973 and subsequent state and federal policies implementing said act.

- 29. To operate its program or activity so that, when viewed in its entirety, the program or activity is readily accessible to handicapped persons. Where structural changes are required, these changes shall be made as quickly as possible, in keeping with 45CFR 84.
- 30. Agrees to comply with the provisions and standards contained in Americans with Disabilities Act (A.D.A.-28 CFR Part 35) and Kansas House Bill No. 2602.
- 31. Funds awarded by the area agency may be terminated at any time for violation of any terms and requirements of this agreement.

X

Michael Smith
Chairman, Board of Leavenworth

X

Connie Harmon
Leavenworth Area Agency Director

Date: _____

Date: _____

(The Area Agency shall add any additional conditions or assurance it determines to be necessary as part of its agreement.)

CERTIFICATION REGARDING LOBBYING
Certification for Contracts, Grants, Loans and Cooperative Agreements

The undersigned certifies, to the best of his/her knowledge and belief, that:

- 1) No federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into any cooperative agreement and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement
- 2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or any employee of a Member of Congress, in connection with this Federal grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying, in accordance with its instructions.
- 3) The undersigned shall require that the language of this certification be included in the award documents for all sub-awards at all tiers (including subcontracts, subgrants, and contracts under grants, loans and cooperative agreements) and that all sub-recipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each failure.

X

Michael Smith
Chairman, Board of Leavenworth

X

Connie Harmon
Leavenworth Area Agency Director

Date: _____

Date: _____

ASSURANCES OF COMPLIANCE BETWEEN THE
LEAVENWORTH COUNTY COUNCIL ON AGING
AREA AGENCY ON AGING
AND
KANSAS DEPARTMENT ON AGING

The applicant submits this area plan application for an award of the Older Americans Act of 1965 as amended. The applicant agency understands and agrees that the following provisions are part of the official application and as such become binding upon the conduct of the agency subsequent to the award of any funds by the Kansas Department on Aging.

The Applicant agency agrees:

- 1) To carry out the area plan program for the development of a comprehensive and coordinated system for supportive services, nutrition services, and where appropriate multipurpose senior centers, in accordance with Title III of the Older Americans Act, as amended, the program regulations issued pursuant thereto, the applicable state statutes, and conditions of this application as approved by the Kansas Department on Aging in making any award of funds.
- 2) To serve as an effective and visible advocate and a focal point for the elderly by reviewing and commenting, where feasible, upon all local plans, budgets, and policies that affect the elderly and providing technical assistance to any agency, organization, association, or individuals representing the needs of the elderly, within the planning and service area.
- 3) To work with those agencies or organizations in the area which can benefit older Kansans to assist them in increasing services to the elderly.
 - a) To assure that the area agency will not provide direct services except as provided for in the federal regulations and approved by Kansas Department on Aging.
 - b) To survey the resources in the planning and service area to determine the availability of services to meet the needs of the elderly and direct the activities to minimize duplication.
- 4) To furnish appropriate technical assistance to providers of social services, nutrition services, or multi-purpose senior centers in the planning and service area.
- 5) To compile information or institutions of higher education in the area and make a summary of such information available to older individuals.
- 6) To monitor and evaluate the activities carried out under the area plan.
- 7) To assure that priority is given to those activities and services which will assist any individual who is 60 years of age or older with the greatest economic and social need with particular attention to low-income minority individuals.
 - a) To assure that no means test shall be used to determine eligibility. The area agency shall encourage contributions and ensure the opportunity is available for participants to contribute to service.
 - b) (b) To assure that no individual shall be denied participation in the service program because of an inability to pay.
 - c) (c) To assure that the use of outreach efforts will identify individuals with the greatest social or economic need with particular attention to low-income minority individuals and older individuals with severe disabilities and will inform such individuals of the availability of such assistance.
 - d) To conduct periodic evaluations of and public hearings on, activities carried out under the area plan and an annual evaluation of the effectiveness of outreach under section (7) (c).
 - e) To conduct outreach to identify persons in each of the four minority racial groups including older Indians, Asian Americans, African Americans, and Hispanic Americans and inform them

of the availability of service if there is a significant number of older minorities in planning and service area.

- f) To develop and publish methods by which priority services are determined.
- 8) To assure that all older individuals within the planning and service area covered by the plan will have reasonably convenient access to information and referral services.
- 9) To assure that an adequate proportion of the III-B allotment to the planning and service area will be expended for the delivery of each of Access, In-home, and Legal Assistance.
- 10) To coordinate access services, in-home services, and legal assistance with community organizations established to benefit victims of Alzheimer's disease and the families of such victims.
- 11) To coordinate any Title III-B supported mental health services with mental health services provided by community health centers and other public and private non-profit agencies and organizations.
- 12) To include in service provider agreements to following requirements; how the provider intends to satisfy the needs of the low-income minority individuals in the area served and that the provider attempts to serve low-income minority individuals at least in proportion to the total population of the area served.
- 13) To award sub-grantees and/or contracts under the approved area plan to suitable providers and include minority agencies/organizations where feasible within the planning and service area.
- 14) To provide for adequate numbers of qualified staff working full to part-time, including older individuals, handicapped individuals, women, and members of minority groups, for the development and implementation of the area plan.
- 15) To provide training on assessing the needs and capacity of older individuals to all staff working in the information and referral program.
- 16) To assure that, to the extent feasible, all public notices in publishes announcing or explaining services furnished with Older Americans Act funds contain the words "in providing these services, no person shall be discriminated against on the basis of race, sex, color, national origin, physical handicap or their equivalent".
- 17) To operate its program or activity so that, when viewed in its entirety, the program or activity is readily accessible to handicapped persons. Where structural changes are required, these changes shall be made as quickly as possible, in keeping with 45 CFR 84.
- 18) Agrees to comply with the provision and standards contained in the American with Disabilities Act (A.D.A-28 CFR Part 35) and Kansas House Bill No. 2602.
- 19) To cooperate and assist in any efforts undertaken by the Kansas Department on Aging or the Administration on Aging to evaluate the effectiveness, feasibility, and cost of the services provided under the area plan.
- 20) That no personal information obtained from an individual in conjunction with the area agency and/or subgrantee activities or programs shall be disclosed in a form in which it is identified without written consent of the individual considered.
- 21) To keep such records and make such reports by designating deadlines in such form and containing such information as may be required by the Kansas Department on Aging and in accordance with guidelines and policies issued by the Department and the Administration on Aging. KDOA agrees to notify affected grant recipients of any changes in deadlines, policies, procedures, or regulations affecting this requirement.
- 22) To make copies of records or documents free of charge upon request as are required and needed by the Kansas Department on Aging, the Administration on Aging or their representatives to evaluate the effectiveness and efficiency which permit determination to be made of the status of funds.
- 23) To maintain such accounts and documents as will serve to permit expeditious determination to be made of the status of funds within the award, including the disposition of all monies received

from the Kansas Department on Aging, and the nature and amount of all charges claimed to be against such funds.

- 24) To assure that all materials published in connection with the area agency activities shall conspicuously acknowledge the support of the Administration on Aging and the Kansas Department on Aging.
- 25) To ensure that each vehicle funded with Title m funds carries the identification "Older Americans Act" in letters at least as prominent in size and position as other identification or sign.
- 26) To maintain a code of standard of conduct that shall govern the performance of its officers, employees, or agents in awarding and expending funds received from the Kansas Department on Aging. The signed code of conduct must be included in an official document of the area agency.
- 27) To be cognizant of and agrees to operate the project fully in conformance with all applicable state and local standards, including fire, health, safety, and sanitation standards, prescribed in law and regulations.
- 28) To provide an affirmative action plan for equal employment opportunity containing specific goals, action steps, and timetables. The affirmative action plan shall be reviewed and updated annually. The area agency will neither approve nor renew grants or contracts to agencies that do not have an acceptable affirmative action program.
- 29) To comply with all provisions of Section 504 of the Rehabilitation Act of 1973 and subsequent state and federal policies implementing said act.
- 30) To assure that adequate and effective opportunities for older persons to express their views on policy and area plan development and amendments are provided through public hearings.
- 31) To comply with Title VI of the Civil rights Act of 1964 (42 U.S.C. Sec 2000d) and the regulations issued pursuant thereto, and certifies that it has no commitments or obligations which are inconsistent with compliance with these and any other pertinent Federal regulations and policies, an that any other agency, organization, or party which participates. An Assurance of Compliance is hereto attached.
- 32) To establish an advisory council composed of older individuals including minority individuals who are participants or eligible to participate in programs under the act, representatives of older individuals, local elected officials, the general public and providers of veteran health care (if appropriate) to advise the area agency.
- 33) To conduct research, assure outreach and assist older individuals apply for benefits under SSI, Medicaid or Food Stamps if the area agency receives funds from the state agency.
- 34) To use the funds received for Part D, E, F, and/or C in accordance with the purpose of such parts.
- 35) To take into consideration the number of older individuals with the greatest economic or social need (with particular attention to low-income individuals) and the number of older Indians when determining the extent of need in the PSA.
- 36) To identify the number of low-income minority older individuals in the PSA and describe the methods used to satisfy the service needs of such individuals for the fiscal year proceeding the fiscal year for which the plan is prepared.
- 37) That regarding nutrition services, all statutory provisions concerning nutrition services participants contributions, selection of nutrition services providers, special requirements for nutrition services providers, food requirements for all nutrition services providers, and the offering of meals to volunteers and disabled persons will be met.
- 38) That individuals with disabilities who reside in a noninstitutional household with an accompany a person eligible for congregate meals under this part shall be provided a meal on the same basis that meals are provided to volunteers pursuant to Section 307 (a) (13) (I).
- 39) To conduct efforts to facilitate the coordination of community-based long-term care services pursuant to Section 308 (a) (6) (I) For individuals identified in Section 307 (a) (26).

- 40) To engage only in activities which are consistent with its statutory mission as prescribed in the Older Americans Act and as specified in state policies under Section 1321.11.
- 41) Where possible, to enter into arrangements with organizations providing day care services for children or adults, and respite for families, so as to provide opportunities for older individuals to aid or assist on a voluntary basis in the delivery of such services to children, adults, and families.
- 42) To establish effective and efficient procedures for coordination between the programs assisted under this title and programs described in Section 203 (b).
- 43) To identify the public and private nonprofit entities involved in the prevention identification, and treatment of the abuse, neglect, and exploitation of older individuals and based on such identification, determine the extent to which the need for appropriate services for such individuals is unmet.

X

Michael Smith
Chairman, Board of Leavenworth

Date: _____

X

Connie Harmon
Leavenworth Area Agency Director

Date: _____

APPLICANT AGENCY QUALIFICATIONS

- 1) Qualifications and competence of staff and proposed staff.
- 2) Experience in the successful operation of programs of similar scope.
- 3) Through understanding administrative and day-to-day operations and service delivery methods.
- 4) Capacity for the establishment of adequate managerial and financial systems and controls.
- 5) Ability to identify and prioritize program needs and a commitment to address them.
- 6) Capacity and willingness to comply with federal regulations and state and AAA policy.
- 7) Ability to evaluate and respond to participant's needs and preferences.
- 8) Ability to monitor and evaluate the program on an on-going basis.
- 9) Evidence of plans and ability to assure continuity of a quality program.

I believe the Council on Aging has successfully demonstrated that the agency is dedicated to and capable of meeting all guidelines stated in the above questions. The staff at the Council on Aging has a thorough understanding of the day-to-day operations and program objectives of the agency. They meet the educational and work experience guidelines and avail themselves of additional education through workshops and seminars,

PROJECT SERVICE

List days of the year that services will be closed

New Years Day, Martin Luther King Day, Memorial Day, Independence Day, Labor Day, Veterans Day, Thanksgivings Day X2, Christmas, Saturdays, Sunday's, 3-Snow Days

SERVICE DELIVERY SYSTEM

1. Describe in detail (attach additional pages as needed) how the service(s) will be provided by the project.
 - a) What are the geographic areas to be served? Leavenworth County
 - b) What are the requirements, if any, for an individual to participate in the service: Participants must be aged 60 or older, or the spouse of a participant who is 60 or older.
 - c) How will the public, older individuals, agencies and community leaders be informed of the service: Outreach efforts described in "Objectives"
 - d) Describe how the outreach efforts will be carried out especially for serving older persons with greatest economic or social need with particular attention to low-income minorities, the rural elderly and those individuals of limited English-speaking ability. Specify how the low income minority individual will be served. Outreach efforts described in "Objectives"
 - e) How will the program be coordinated with other aging programs and service agencies of the public and private sector? Coordination has been achieved with all appropriate agencies; coordination objectives are included in this document.
 - f) What holiday service is available? None.

2. Project Monitoring
 - a. Describe the applicant's plans for on-going monitoring and review of project objectives to assure the project is meeting the objectives as established in this application. the monitoring plan should identify barriers to completion of objectives. Each program is monitored on a monthly basis by the Agency Policy Board and monthly by the Area Wide Advisory Board. The Executive Director reports monthly to both of these boards and meets also Quarterly with the Board of Leavenworth County Commissioners

3. Contribution for Services
 - a. Describe the step by step procedure for collecting contribution which include: how the opportunity to contribute is provided, how the contributor's privacy is protected, and how contributions are protected and reported. Participants are given the opportunity to donate by mail and coin envelopes which may be given to the participant at the initial assessment. Contributions are counted daily by a two-person team and they are deposited daily at the Leavenworth County Treasurer's office.

4. Describe how the service will be evaluated by the applicant agency
 - a. Public Hearings
 - b. Oral & Written
 - c. Annual survey in news tabloid for senior citizens
 - d. Daily contact with public

ATTACHMENT "A"
Unified Government of Wyandotte County/Kansas City, Kansas
Older American Act

PROGRAM BUDGET

Sub recipient: **Leavenworth County**

This Federal Older American Act Grant award is for **October 1, 2021 – September 30, 2022**. Funds will be used according to the following budget.

A. **Title IIIB**.....**\$49,449**

Funds will be used for Information and Assistance, Visiting, Telephoning, and Recreation in accordance with the Older American Act Title IIIB regulations.

B. **Title IIIC1****\$72,713**

Funds will be used for Program Management, Primary and Associated meal costs, Site Operation, and Nutrition Education in accordance with the Older American Act Title IIIB regulations.

C. **Title IIIC2****\$116,426**

Funds will be used for Program Management, Primary and Associated meal costs, Delivery Cost, and Nutrition Education in accordance with the Older American Act Title IIIB regulations.

Total Program Budget:..... **\$238,588**

MATCH

These funds will be matched by the Sub recipient in the following manner:

Match Source: Mill Levy

Match Amount: \$19,786

* *Documentation of the match and sources shall be submitted along with the request for each reimbursement.*

Memo

To: City of Leavenworth (Paul Kramer, Manager) and County of Leavenworth (Mark Loughery, County Administrator)

From: Dan Gutshall, LCPA Spec Building Loan Committee Chairperson

Date: 06/21/2022

Re: Request to partially fund 21st Century Management LLC spec building incentive loan

BACKGROUND: On 01/31/18 the Leavenworth County Port Authority formed a committee of five to research and report on a plan of action for a public/private funded industrial spec building/s in Leavenworth County. The initial members of the Industrial Spec Building Loan Program committee are Dan Gutshall, chairperson, Josh Hoppes, and Harland Russell. The two remaining positions remained unfilled. Ex-Officio members include Vernon Fields-Basehor, Tim Vandall-Lansing, Steve Jack, LCDC Director, Taylor Teddar-Leavenworth City, Mark Loughry-Leavenworth County, George Brajkovic-Tonganoxie

Committee Goal: Expand the industrial tax base and improve employment opportunities for Leavenworth County residents by increasing new industrial construction.

The Leavenworth County Port Authority Speculation Building loan program was approved by LCDC on 11/15/2018 and by LCPA 11/28/2018.

After application was received on 06/26/2021, the loan request was vetted by a separately appointed LCDC committee, approvals of the request by the LCDC executive committee were obtained, approvals of the request by LCPA were obtained, email communications were sent to City and County of Leavenworth, and on 08/31/2021 Leavenworth County Economic Development (LCDC) entered into a promissory note with Borrower, 21st Century Management LLC for \$200,000 as an incentive to provide needed capital to construct a building on the north portion of lot 9 Gary Carlson Industrial Park, commonly located at 5001 S 13th Street, Leavenworth, KS.

The incentive amount was determined by a pre-determined formula. The outcomes of those calculations are found on page 4 of this memo

The graphic below provides a limited summary of details related to the loan

LCPA/LCDC Building Incentive Loan Program		   	
Prepared by Dan Gutshall, Leavenworth County Port Authority			
Project: 21st Century Management LLC			
8/18/2021			
Brief Project Description			
Building Size in sf	10,800		
Land utilized	2.9 acres		
Location	Gary Carlson Industrial Park Lot 9, less South 250'		
Project cost/sf	136.51		
Total Project costs	1,474,324		
Utilities	to the site		
Road Access	to the site		
Zoning	Industrial		
Appraised Value 2021	1,390,000		
Tenant	MAPS Inc.		
Jobs	21		
Average Salary	50,250		
LCDC Announced:	March 2021		
Construction to start	August 2021		
Time to construct	1 year		
Office sf	4,675		
Warehouse sf	6,125		
Parking spaces	24	Engineer: Legend Engineering, Heber City UT	
# of overhead doors	2	Lead Bank: Intrust Bank	
Number of Standard doors	3	Applicant: 21st Century Management LLC	
Ceiling Height	21'	President and CEO: Darrell Yoder	
Electric: Every Water: LV Waterworks Gas: KS Gas Service General Contractors: Single Source Contracting; Lynch Real Estate		Cable: Spectrum Internet: AT&T Sewer: Leavenworth	
Incentives City of Leavenworth: 60% Real Estate Tax abatement for five yrs. City of Leavenworth: Issuance of Industrial Revenue Bonds City of Leavenworth: Small Business Grant LCDC: Building Incentive Loan			
			

MAPS, Inc. is a Kansas Limited Liability Corporation organized in 2004. They are a leading, independent corporation that features highly acclaimed document products, office systems, and PrintMatrix® managed print services nationwide.

21 Century Management LLC is owned by Darrell Yoder and Richard Reed. They are renting building to a related business interest called MAPS Inc. MAPS, Inc. is a progressive, independent technology company featuring a comprehensive suite of leading imaging and printing products, services, software, and solutions. MAPS has developed advanced partnerships with HP, Kyocera Document Solutions, Zebra to work together with multiple, innovative software tools and vendors.

They work to help their clients realize their vision and business goals by collaboratively bringing together a broad portfolio printing and imaging products and software solutions designed to be more responsive and to deliver a greater value. MAPS, Inc has been in business since 2004 and is moving their operations from Lenexa KS to Leavenworth. The company has 21 employees with an annual payroll that exceeds \$1,000,000.

The LCDC spec building incentive loan is a zero percent interest rate loan with first payment deferred in this set of circumstances to 09/05/2032. Borrower has a \$870,000 construction first mortgage with Intrust Bank (lead bank) with debt scheduled to mature 08/05/2032. Payments to LCDC will commence on 09/05/2021 and are \$8,504.48. Same amount as the lead bank loan payment. It will take approximately 24 months for the Borrower to pay off the \$200,000 spec building loan.

Start date for payments has other triggering events that can accelerate the start date of payments. The LCDC loan is secured by a \$200,000 filed second mortgage, security agreement, assignment of rents, and UCC-1 fixture filing (Doc#2021R10663). Title insurance policy was obtained from McCaffrey Short Title Company (Policy #5011300-3958873e) to confirm second lien position behind the lead bank's first mortgage position. Borrower maintains property hazard insurance through National Mutual Insurance Co. (Policy #ACP CIM 7214265616) with LCDC as mortgagee/loss payee.

The \$200,000 funding for the LCDC loan came for liquidity resources of LCPA in August 2021 to LCDC in the form of a donation to promote economic development. It is understood from the initial program briefings in 2018 that a request for partial funding of the original \$200,000 paid by LCPA would be made when the building is complete and occupied.

Email communications were additionally provided to the City and County on 08/18/2021 communicating the intent of LCDC to enter into the proposed spec building loan with 21st Century Management LLC and a future request and amounts of said request for partial funding of the spec building incentive loan were detailed.

The chart on page 4 represents the formulas used to determine contributions from LCPA, City of Leavenworth, and County of Leavenworth. The property was appraised by certified appraisal firm Keller, Crain & Associates from Overland Park, KS in May 2021 and valued "as complete" at \$1,390,000.

All of Leavenworth County economic development activities work best as volunteers, economic development entities, and primary public entities come together with their respective resources to study, promote, develop, and fund economic development. This is just another example of benefits obtained by the collaborative efforts.

Project Name	21st Century Mgt LLC Building in Gary Carlson Industrial Park			
				4/28/2021
Project Breakdown				
Current Appraised Value:	\$		-	
Anticipated Appraised Value:	\$		1,390,000.00	
Market Value Increase:	\$		1,390,000.00	
Current Assessed Value:	\$		-	
Increased Assessed Value:	\$		347,500.00	
Current Mil. Rate:	\$		129.217	
Increased Real Estate Taxes:	\$		44,902.91	
Potential Tax Revenue Breakdown				
Entity	Mill Rate	Current Taxes	Added Taxes	Present Value*
City of Leavenworth 2020	31.813	\$ -	\$ 11,055.02	\$94,301.54
County 2020	36.946	\$ -	\$ 12,838.74	\$ 109,517.01
State	1.5	\$ -	\$ 521.25	\$ 4,446.37
USD 469	58.958	\$ -	\$ 20,487.91	\$ 174,765.99
Total	129.217	\$ -	\$ 44,902.91	\$ 383,030.91
*Present Value calculated on 10-yr period using a 3% discount rate				
Incentive Calculation				
Total PV of Potential Tax Revenue			\$	383,030.91
Tax Abatement Equivalent (75%)			\$	287,273.18
Potential Incentive (Capped at \$200,000)			\$	200,000.00
Sources of Incentive Funds				
City of Leavenworth			\$	49,239.65
Leavenworth County			\$	57,184.43
Leavenworth County Port Authority			\$	93,575.92
Total			\$	200,000.00

The initial industrial spec building loan program was adopted and communities briefed in December 2018 of the program components. The program goal was to expand the industrial tax base and improve employment opportunities for Leavenworth County residents by increasing new industrial construction. This is achieved by providing an incentive loan that has balanced funding between public and private sources that will help offset the capital investment needed by participant for construction of new industrial building projects. This is a loan that has to be paid, the incentive is zero percent interest rate and deferred payments till the lead bank in paid.

The 10,800-sf building commonly located at 5001 S 13th Street, Leavenworth, KS is completed and occupied. Tenant for the building is MAPS Inc. This entity has the same ownership structure as the Borrower.

The purpose of this memo is for LCPA to formally request funding to partially refund the initial \$200,000 investment by LCPA for the industrial spec building loan program from:

- 1. City of Leavenworth for \$49,239.65**
- 2. County of Leavenworth for \$57,184.43**

It is understood payment of the requested funds may occur in the 2023 budgets. Said funds are to be paid to LCPA.

Respectfully requested,
Dan Gutshall, LCPA Spec Building Loan Program Committee Chairperson

Experience, expertise, and collective skills of many achieving a common goal:

LCPA Spec Building Committee Members (Started Feb 2018):

Josh Hoppes, Harland Russell, Dan Gutshall-Chair. Ex-officio members included Vernon Fields, Dan Porter, George Brajkovic, Mark Loughry, Steve Jack, Taylor Tedder, Tim Vandall
Created and implemented the spec building loan program.

LCDC Application Review Committee:

Josh Hoppes, Harland Russell, Brian Habjan, and Dan Gutshall, Ex-officio member Steve Jack.
Reviewed Borrower's application and completed due diligence to ensure compliance with program guidelines.

The LCDC Executive Committee for their consideration of this project after the LCDC Review committee completed their due diligence.

City of Leavenworth provided additional incentives to facilitate the decision by the Borrower to move operations from Johnson County to City of Leavenworth. Thanks to Taylor Tedder and Paul Kramer for their assistance in arranging for these incentives. These incentives are listed on page one of this request.

Partial funding is being considered by City Council of Leavenworth and the Leavenworth County Commissioners. Thank you for consideration of this request.

Active participation of the Board of Directors and Staff of LCDC and LCPA for their contribution of labor, marketing, professional resources, and funding to facilitate this incentive loan and implementation of the spec building loan program.

Each provides their own essential link to achieve a common goal. When each was combined together, a difference was made.

BACKGROUND: On 01/31/18 the Leavenworth County Port Authority formed a committee of five to research and report on a plan of action for a public/private funded industrial spec building/s in Leavenworth County. The initial members of the Industrial Spec Building Loan Program committee are Dan Gutshall, chairperson, Josh Hoppes, and Harland Russell. The two remaining positions remained unfilled. Ex-Officio members include Vernon Fields-Basehor, Tim Vandall-Lansing, Steve Jack, LCDC Director, Taylor Teddar-Leavenworth City, Mark Loughry-Leavenworth County, George Brajkovic-Tonganoxie

Committee Goal: Expand the industrial tax base and improve employment opportunities for Leavenworth County residents by increasing new industrial construction.

The Leavenworth County Port Authority Speculation Building loan program was approved by LCDC on 11/15/2018 and by LCPA 11/28/2018.

The chart on the right illustrates a 08/18/2021 projection of economic benefit for each of the participants after all incentives have been paid, including the proposed request for partial funding of the incentive loan, RE tax abatements, and City Grant.

Details used to support these projections are included on the following page.

Additionally multiple Leavenworth County vendors were utilized to construct the building. They include Evans Insurance, Herring Surveying Co., and Lynch Real Estate. Over \$313,000 in goods and services; or 21% of project budget totals

Net, after all incentives are paid		
Leavenworth City	10 years	40 years
Net Project RE taxes	9,685	170,917
Net sales taxes	10,663	28,893
Net Housing RE taxes	19,318	52,346
Totals	39,665	252,157
Leavenworth County	10 years	40 years
Net Project RE taxes	17,054	204,301
Net sales taxes	5,331	14,447
Net Housing RE taxes	22,434	60,792
Totals	44,820	279,540
Aggregate	10 years	40 years
Net Project RE taxes	26,739	375,219
Net sales taxes	15,994	43,340
Net Housing RE taxes	41,752	113,138
Totals	84,485	531,697

Estimate of economic return on described Project
 Prepared 08/18/2021
 Prepared by Dan Gutshall, LCPA

Project: 21st Century Management LLC
 Source: Data.Gensus.gov 5 year average acs tables for household and economics

The purpose of this worksheet is to provide an estimate of a return of dollars invested for the described project. This is an example for illustration purposes only. Actual experiences and return of dollars invested will vary.

Real Estate tax impact				Sale tax impact				Housing Real State Tax Impact			
1,390,000	Value of Project			1,000,000	Annual Payroll for project			21	Number of Project Employees		
347,500	assessed value at 25%			25%	Percent living in community			25%	Percent living in community		
129,217	Projected Mill levy			250,000	Payroll available			5	Number of Employees in community		
44,903	Annual estimated RE taxes			25.00%	Est. % of inc. spent in Community			123,800	LV median home value		
				62,500	Income subject to sales tax			127,588	Projected Mill Levy		
11,055	Estimated taxes for Leavenworth City (31.813 mills)			2.00%	Sales tax percentage-LV city			11.500%	Assessment Rate		
12,839	Estimated taxes for Leavenworth County (36.946 mills)			1,250	Revenue from sales tax			9,082	Annual estimated RE taxes		
				1.00%	Sales tax percentage-LV County						
				625	Revenue from sales tax			2,265	Estimated taxes for Leavenworth City (31.813 mills)		
								2,630	Estimated taxes for Leavenworth County (36.946 mills)		

	Annually	10 yr., PV, 3%	40 yr., PV,3%		10 yr., PV, 3%	40 yr., PV,3%		10 yr., PV, 3%	40 yr., PV,3%
Leavenworth City	11,055	94,302	255,534	Leavenworth City	10,663	28,893	Leavenworth City	19,318	52,346
Leavenworth County	12,839	109,517	296,764	Leavenworth County	5,331	14,447	Leavenworth County	22,434	60,792

less RE tax abatements 60%	Annually	5 yr., PV, 3%	for net calc
Leavenworth City	(6,633)	(30,377)	(30,377)
Leavenworth County	(7,703)	(35,279)	(35,279)
less other contribution: Bldg. Incentive			for net calc
Leavenworth City		(49,240)	(49,240)
Leavenworth County		(57,184)	(57,184)
Other Grant			
Leavenworth City		(5,000)	(5,000)
Leavenworth County		-	-
Net after:		10 years	40 years
Leavenworth City		9,685	170,917
Leavenworth County		17,054	204,301



Net, after all incentives are paid		
	10 years	40 years
Leavenworth City		
Net Project RE taxes	9,685	170,917
Net sales taxes	10,663	28,893
Net Housing RE taxes	19,318	52,346
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Aggregate		
Net Project RE taxes	26,739	375,219
Net sales taxes	15,994	43,340
Net Housing RE taxes	41,752	113,138
Totals	84,485	531,697



Legal Counsel for Leavenworth County Port Authority. Original loan documents are maintained at:

Barber Emerson, L.C.
ATTN: Matthew S. Gough, Attorney
1211 Massachusetts St
Lawrence, KS 66044-3351
785-843-6600
mgough@barberemerson.com

Lender is:

Leavenworth County Development Corporation
ATTN: Lisa Haack, Assistant Director
1294 Eisenhower
Leavenworth, KS 66048
913-727-6111
lhaack@LVCountyED.org

Lead Bank is:

Intrust Bank
ATTN: Kurt Fischer, Market President, Kansas City
4000 Somerset
Prairie Village, KS 66208
913-385-8266; cell phone is 913-638-6783
Kurt.Fischer@IntrustBank.com

21st Century Management LLC contact:

Darrell W. Yoder, President and CEO/MAPS Inc.
11630 W 85th St.
Lenexa, KS 66214
913-599-0500 or 913-221-9260
dyoder@mapsweb.com

Insurance agency:

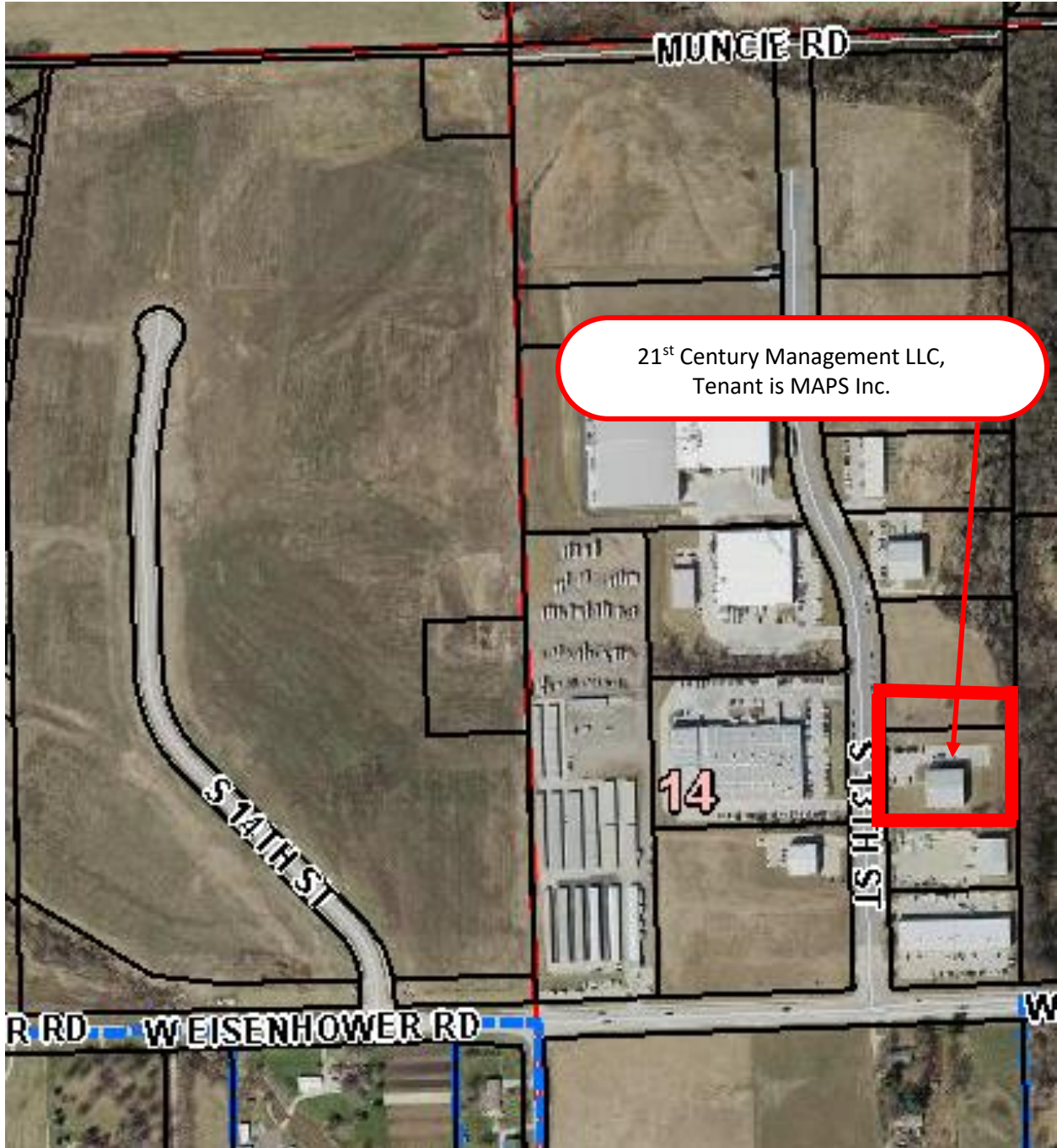
Evans Real Estate & Insurance
ATTN: John Evans, Jr.
502 E 4th Street
Tonganoxie, KS 66086
913-845-2400
John2@Sunflower.com

Property location:

5001 S 13th Street
Leavenworth, KS 66043

2022: Gary Carlson Industrial Park

21st Century Management LLC, Lot 9, less the South 250 feet, LEAVENWORTH AREA BUSINESS CENTER, in Leavenworth County, Kansas.



Project Photos



