EL DORADO CITY COMMISSION - REGULAR MEETING AGENDA
CITY HALL – 220 E. FIRST AVENUE
March 6, 2023 - 5:30 PM

1. **Call to Order**
2. **Roll Call**
3. **Invocation** - Pastor David Crook, First Southern Baptist Church
4. **Pledge of Allegiance** - USD 490 Encore

Proclamations and Recognition

5. Severe Weather Awareness Week

Personal Appearances. Personal appearances are opportunities for organizations or citizens to make special presentations before the City Commission. Such appearances are scheduled in advance of the meeting by calling City Clerk Tabitha Sharp at (316) 321-9100 by 5:00 pm the Tuesday preceding the meeting. Presentations are limited to ten minutes. Any presentation is for information purposes only; no action will be taken.

6. El Dorado Main Street Master Plan - Emily Connell

Public Comments. Persons who wish to address the City Commission regarding items not on the agenda and that are under the jurisdiction of the City Commission may do so when called upon the Mayor. Comments on personnel matters and matters pending in court are not permitted. Speakers are limited to three minutes. Any presentation is for information purposes only; no action will be taken.

Consent Agenda *(Consent agenda items will be acted on by one motion unless a majority of the City Commission votes to remove an item for discussion and separate action.)*

7. City Commission Meeting Minutes from February 20, 2023 and Special City Commission Meeting Minutes from March 1, 2023.
8. Appropriation Ordinance No. 02-23 in the amount of $1,455,530.89.

Old Business

9. None.

New Business

10. Civic Center Appraisal

11. Refer Downtown Master Plan to Planning Commission

12. Refer Temporary and Off-Site Signage Regulations from Article 8 of the Zoning Regulations to the Planning Commission

13. One-Cent Sales Tax Committee Appointments

Discussion Items

14. None.

Reports

15. City Commission and Advisory Board Updates

16. City Manager

Executive Session

17. None.

Adjournment

18. Consideration of a motion to adjourn

PUBLIC COMMENT POLICY:

Citizens are encouraged to address the City Commission during regularly scheduled meetings. This policy is intended to provide some guidelines to ensure that all El Dorado citizens have a chance to address the Commission.

1. Each citizen will state their name and address before making comments.
2. There are no residency requirements.
3. Each citizen will have 3 minutes to present his or her comments.
4. An extension of time, if necessary, may be approved but must be by a majority of the City Commission.
5. Comments or questions will be directed only to the City Commission.
6. Citizens will follow the decorum policy.
7. Debate or argument between parties in the audience will not be allowed.
8. Certain legal issues may not be discussed. (Examples include but are not limited to personnel issues, lawsuits, etc.)
9. Violation of this public comment policy will result in the citizen being directed to cease or resume sitting.

Approved by the Commission this ___ day of MONTH YYYY.

PROCLAMATION
OF THE CITY OF

EL DORADO
KANSAS

WHEREAS, the severe weather and tornado season in Kansas has always been known as a potentially dangerous time, historically producing property damage, injuries, and even loss of life; and

WHEREAS, during the 2022 storm season, the National Weather Service logged over 1,000 warnings for severe storms, including the storm that produced a destructive EF-3 tornado that struck the City of Andover, Kansas, and surrounding rural areas; and

WHEREAS, everyone is potentially at risk during severe weather and tornado season, which reaches its peak in Kansas between March and June; and

WHEREAS, the National Weather Service, in conjunction with the State of Kansas and local jurisdictions, will be conducting a statewide tornado drill on Tuesday, March 7th at 10:00 a.m.; and

WHEREAS, the purpose of Severe Weather Preparedness Week is to heighten the public's understanding of the dangers associated with severe weather and tornadoes,

NOW, THEREFORE, be it resolved that I, Mayor Bill Young proclaim the week of March 6th through March 10th, 2023 in the City of El Dorado, Kansas as

SEVERE WEATHER PREPAREDNESS WEEK

IN WITNESS THEREOF, I, Mayor Bill Young, have hereto set my hand and caused the Official Seal of the City of El Dorado, Kansas to be affixed the 6th day of March, 2023.

_____
Mayor Bill Young

Seal

_____
Tabitha Sharp, City Clerk

EL DORADO CITY COMMISSION MEETING **February 20, 2023**

The El Dorado City Commission met in a regular session on February 20, 2023 at 5:30 p.m. in the Commission Room with the following present: Mayor Bill Young, Commissioner Kelly Tetrick, Commissioner Gregg Lewis, Commissioner Leon Leachman, Commissioner Kendra Wilkinson, City Manager David Dillner, City Engineer Scott Rickard and Administration Director Tabitha Sharp. Absent: City Attorney Ashlyn Lindskog

VISITORS

Mike Holton	220 E 1st Ave	El Dorado, KS
Phil Benedict	El Dorado Chamber of Commerce	El Dorado, KS
Steve Fellers	2024 Chelsea Dr	El Dorado, KS

CALL TO ORDER

Mayor Bill Young called the February 20, 2023 meeting to order.

INVOCATION

Pastor Corey Landreth, Real Life Church, opened the meeting with an invocation.

PLEDGE OF ALLEGIANCE

The City Commission led the Pledge of Allegiance.

PERSONAL APPEARANCES

There were none.

PUBLIC COMMENT

Mayor Bill Young opened the floor for public comments.

There were no comments.

CONSENT AGENDA

Approval of the City Commission Minutes from February 6, 2023 and Special City Commission Minutes from February 15, 2023.

Acceptance of the 4th Quarter 2022 Investment Report.

Acceptance of the 4th Quarter 2022 Financial Report.

Approval of Appropriation Ordinance No. 01-23 in the amount of $5,454,440.83.

Authorization for the City Manager to prepare Requests for Qualifications to select a consultant to complete a Transportation Master Plan.

Approval of Advisory Board Appointments as follows:

Advisory Board	Number of Seats	Term	Possible Appointments
Experience El Dorado Parks and Recreation Board	3 (TBD)	2 Years	Angie Day Wade Wilkinson Deanna Bonn (renewal) Linda Baines Cam Austin
	2 (TBD)	2 Years	Dan Davis Shala Burt Patrick Todd
El Dorado Inc.	1	Follows Commission Leachman's Term	Steve Fellers
Board of Appeals	2	Follows the Mayor and Commissioner Leachman's terms	Alan Manke Jeff Baker

Commissioner Leon Leachman moved to approve the consent agenda as presented.

Commissioner Kendra Wilkinson seconded the motion.

Motion carried 5 – 0.

PUBLIC HEARING

There were no public hearings scheduled.

OLD BUSINESS

There was no old business.

NEW BUSINESS

AMENDMENT TO THE CITY MANAGER'S CONTRACT

Mayor Bill Young stated that the City Manager requested that the City Commission consider an amendment to the severance payment portion of his contract. He requested the

addition of one month of severance for each year of service up to a maximum of 12 months. He stated that this would only be paid if the City Manager was terminated without cause.

Mayor Young stated that City Manager positions come with the expectation that they will purchase a home in the community. The severance would help in the case that the City Manager needed to sell his home after a politically motivated termination.

Commissioner Gregg Lewis moved to amend the City Manager's Employment Agreement as prepared by the City Attorney.

Commissioner Kelly Tetrick seconded the motion.

Motion carried 5 – 0.

DISCUSSION ITEMS

There were no discussion items.

REPORTS

CITY COMMISSION AND ADVISORY BOARD UPDATES

Commissioner Kelly Tetrick stated that the library has two events coming up, a gardening class and a book club meeting.

Mayor Bill Young stated that the Walnuts are returning this summer and need host families. He stated that there is a host family meeting on Thursday night at Willies at 6 p.m.

CITY MANAGER REPORT

City Manager David Dillner stated that the airport has received an airport improvement grant.

City Manager Dillner stated that the sales tax survey is open until noon on Thursday.

City Manager Dillner stated that the City of Andover will be hosting the Senior Official emergency management training on May 22nd and asked the Commission to let him know if they'd be attending.

City Manager Dillner stated that there was an item on the consent agenda for the transportation master plan. He stated that there are two objectives: one to look at existing traffic flows and how they can operate more efficiently and second, they will look at areas that are not fully developed yet that can be completed not only to assist current citizens, but to help with future development.

ADJOURNMENT

Commissioner Leon Leachman moved to adjourn the meeting at 5:47 p.m.

Commissioner Kendra Wilkinson seconded the motion.

Motion carried 5 – 0.

_____ _____

City Clerk Tabitha D. Sharp Mayor Bill Young

EL DORADO CITY SPECIAL COMMISSION MEETING March 1, 2023

The El Dorado City Commission met in special session on March 1, 2023 at 5:00 pm at 220 E 1st Avenue with the following present: Mayor Bill Young, Commissioner Kelly Tetrick, Commissioner Gregg Lewis, Commissioner Leon Leachman (left at 5:33 p.m.), Commissioner Kendra Wilkinson, City Manager David Dillner, City Engineer Scott Rickard and Administration Director Tabitha Sharp. Absent: City Attorney Ashlyn Lindskog

VISITORS

Mike Holton	220 E. 1st Ave	El Dorado, KS
Emily Connell	El Dorado Main Street	El Dorado, KS
Phil Benedict	El Dorado Chamber of Commerce	El Dorado, KS
Brad Meyer	220 E 1st Ave	El Dorado, KS

CALL TO ORDER

Mayor Bill Young called the March 1, 2023 Special City Commission meeting to order at 5:00 p.m.

WORK SESSION DISCUSSION ITEMS

DISCUSSION OF ACTIVE SHOOTER EVENT

Police Chief Mike Holton stated that the event earlier in the day was a hoax. He stated that the FBI may be involved at this time because it appears to have been a widespread hoax. He stated that all staff involved were very helpful throughout the situation.

SIGNAGE REGULATIONS

City Manager David Dillner stated that staff are going to review the regulations and ask Commission what they would like to go forward with.

City Engineer Scott Rickard reviewed the current regulations.

The City Commission agreed to request that the Planning Commission review the temporary signs. They also asked that they review adjustments with the off site signage if they find it applicable.

DOWNTOWN PARKING

City Manager David Dillner stated that the city received funds for improvements to Central in the downtown area. He stated that staff thought it might be a good time to revisit the parking in downtown while we are already working in the area.

City Engineer Scott Rickard stated that as District 142 does their construction behind the building, Evergy will be removing power to 1st and Main. He stated that the signal there actually creates a feeling of safety that may be false because people are not used to stopping at that signal. He stated that they would like to consider adding diagonal parking on either the north or south side of First Avenue, as well as bump outs on each corner of Main and Pine and Main and First. He stated that it was estimated at $170,000.

UPCOMING AGENDA REVIEW

The Commission reviewed the upcoming agenda.

REPORTS

Commissioner Gregg Lewis asked if staff were repairing the siren on the south side of town.

Brad Meyer, Public Works Director, stated that we have found the malfunction and are working to get it repaired.

ADJOURNMENT

Commissioner Kendra Wilkinson moved to adjourn the meeting at 6:10 p.m.

Commissioner Kelly Tetrick seconded the motion.

Motion carried 4 – 0.

_____ _____

City Clerk Tabitha D. Sharp Mayor Bill Young

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
Fund: 001 - GENERAL FUND				
BUTLER COUNTY PRINTING	40439	78.32	001-011-5212-0000	78.32
O'REILLY AUTOMOTIVE, INC	0255-247780	TOOL SETS, BRAKE ROTOR	001-023-5302-0000	86.98
O'REILLY AUTOMOTIVE, INC	0255-247780	TOOL SETS, BRAKE ROTOR	001-023-5307-0000	177.08
JANET HARVEY	INV0045006	TYSON SUMMERS 0020701E	001-000-1017-0000	51.50
AIRGAS USA, LLC	9989045829	ARGON, ACETYLENE, 02	001-023-5210-0000	20.23
WITMER PUBLIC SAFETY GRO...	INV64201	UNIFORM SUPPLY	001-023-5305-0000	485.48
BUTLER COUNTY PRINTING	41290	2020 ACFR DIVIDERS	001-011-5212-0000	74.24
BUTLER COUNTY PRINTING	41291	2021 ACFR DIVIDERS	001-011-5212-0000	72.90
LKQ MID-AMERICA AUTO PAR...	137969585	TRIM PANEL FOR FRONT DOOR..	001-042-5307-0000	115.00
VAN WALL EQUIPMENT, INC	5617923	CARBURETOR RETURN	001-033-5307-0000	-250.76
SUPERIOR AUTO CARE	5835	FORD F550 REPAIR	001-023-5307-0000	1,340.22
O'REILLY AUTOMOTIVE, INC	0255-274094	BATTERY	001-023-5307-0000	170.59
INDUSTRIAL SCIENTIFIC CORP...	2549082	GAS MONITORING SUBSCRIPT...	001-023-5201-0000	423.85
WITMER PUBLIC SAFETY GRO...	INV81423	UNIFORM SUPPLY	001-023-5305-0000	249.75
LKQ MID-AMERICA AUTO PAR...	138699465	FRONT SEAT	001-041-5307-0000	100.00
CODE 5 GROUP, LLC	3519	SLAP ON TRACKER -1	001-021-5201-0000	140.00
O'REILLY AUTOMOTIVE, INC	0255-288688	AIR BRK FTG	001-023-5307-0000	37.86
MALLORY SAFETY & SUPPLY LLC	5534650	RETIRED DEPUTY CHIEF BADGE	001-021-5305-0000	136.75
AIRGAS USA, LLC	9992634196	ARGON, 02, ACETYLENE	001-023-5210-0000	23.86
AMAZON CAPITAL SERVICES	1NX4-JWJ1-P4HH	SPEAKER MIC	001-023-5310-0000	61.98
IMAGEQUEST INC.	IN4099065	ADMIN PRINTER SVC 11/16/2...	001-011-5210-0000	25.18
WICHITA KENWORTH	01P152544	TUBE BREATHER	001-023-5307-0000	-138.65
CELLEBRITE, INC.	INVUS250963	PHYSICAL ANALYZER/EXTRACT...	001-021-5201-0000	4,880.00
WITMER PUBLIC SAFETY GRO...	INV168237	UNIFORM SUPPLY - BOOTS	001-023-5305-0000	882.18
WITMER PUBLIC SAFETY GRO...	INV170373	UNIFORM SUPPLY	001-023-5305-0000	89.49
OFFICE PLUS OF KANSAS	C4068926-0	CREDIT FOR 4 CALENDARS TH...	001-021-5301-0000	-80.76
PARKS MOTORS	370549	BALANCE/MOUNT TIRE DODGE..	001-021-5307-0000	50.00
EASY ICE, LLC	00809954	ICE MACHINE RENTAL AT MAC-..	001-051-5210-0000	169.52
O'REILLY AUTOMOTIVE, INC	0255-241042	HVAC ACTUATR CREDIT	001-021-5307-0000	-16.88
BUTLER COUNTY SHERIFF	20221201DEC	INMATE HOUSING DECEMBER ...	001-013-5311-0000	1,645.00
AIRGAS USA, LLC	9994041545	ARGON, 02, ACETYLENE	001-023-5210-0000	38.19
INTRUST CARD CENTER	INV0046764	FUEL CITY PUMPS FROZEN-JU...	001-021-5303-0000	39.67
INTRUST CARD CENTER	INV0046764	FUEL CITY PUMPS FROZEN-QT	001-021-5303-0000	27.79
INTRUST CARD CENTER	INV0046764	FUEL CITY PUMPS FROZEN- QT	001-021-5303-0000	44.59
INTRUST CARD CENTER	INV0046768	WALMART - BLEACH	001-041-5310-0000	57.20
INTRUST CARD CENTER	INV0046776	STAFF MEETING LUNCH	001-012-5211-0000	64.14
INTRUST CARD CENTER	INV0046776	ADOBE ILLUSTRATOR	001-012-5211-0000	206.27

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
INTRUST CARD CENTER	INV0046777	CREDIT ADOBE	001-012-5211-0000	-94.22
INTRUST CARD CENTER	INV0046785	SAFETY SUPPLIES - EYEWEAR	001-023-5312-0000	128.60
INTRUST CARD CENTER	INV0046786	TOWER 1 DIESEL	001-023-5303-0000	112.65
INTRUST CARD CENTER	INV0046786	SQUAD 3 DIESEL	001-023-5303-0000	68.93
INTRUST CARD CENTER	INV0046786	CLEANING SUPPLIES - SOAP, S...	001-023-5309-0000	117.54
INTRUST CARD CENTER	INV0046796	WILLIE'S-LUNCH W/COMMISS...	001-011-5211-0000	16.53
TYLER TECHNOLOGIES, INC	130-133977	LIC/MNT 12-1-2022 TO 11-30-...	001-021-5201-0000	1,029.00
TYLER TECHNOLOGIES, INC	130-133978	HOSTING 12-1-2022 TO 11-30-...	001-021-5201-0000	60.00
NFPA	INV0046767	MEMBERSHIP RENEWAL	001-023-5201-0000	1,552.50
COLUMN SOFTWARE PBC	7B937DAD-0036	MOORE REZONING - SE 20TH ...	001-012-5212-0000	51.43
CENTRAL POWER SYSTEMS & ...	X101010364-01	P1	001-023-5307-0000	64.46
OFFICE PLUS OF KANSAS	4074264-0	CALENDARS REPLACED 2023	001-021-5301-0000	80.76
BUTLER COUNTY PRINTING	41596	BUSINESS EXPENSE STATEME...	001-012-5212-0000	28.60
BUTLER COUNTY PRINTING	41596	BUSINESS EXPENSE STATEME...	001-021-5212-0000	28.60
BUTLER COUNTY PRINTING	41596	BUSINESS EXPENSE STATEME...	001-051-5212-0000	31.46
INTRUST CARD CENTER	INV0046760	KACP HOLTON WRONG AMO...	001-021-5211-0000	-75.00
ACE HARDWARE	K79058	COMPTR GROMMET	001-011-5310-0000	19.77
DON'S HEATING AND AIR INC	#80319114831	REPAIR HEATER AT PARKS & R...	001-033-5206-0000	90.00
O'REILLY AUTOMOTIVE, INC	0255-304653	VEHICLE MAINTENANCE SUPPL...	001-023-5307-0000	23.01
AMAZON CAPITAL SERVICES	1CWG-PCJ9-C37Y	UNIFORM SUPPLY - PANTS	001-023-5305-0000	43.98
FLEET FUELS, LLC	70703	DA PENNGRADE SELECT 0W20...	001-021-5303-0000	137.24
FLEET FUELS, LLC	70703	DA PENNGRADE SELECT 0W20...	001-023-5303-0000	137.26
FLEET FUELS, LLC	70703	DA PENNGRADE SELECT 0W20...	001-033-5303-0000	137.24
AMAZON CAPITAL SERVICES	1WD7-HHTM-H44V	WATERSENTRY PLUS REPLAC...	001-011-5310-0000	137.88
OFFICE PLUS OF KANSAS	4074252-0	FILE DRAWERS	001-021-5310-0000	251.98
OFFICE PLUS OF KANSAS	4074855-0	BATTERIES/POST IT/POCKET FI...	001-021-5301-0000	205.93
O'REILLY AUTOMOTIVE, INC	0255-305165	SQUADS AND E10 SUPPLIES	001-023-5307-0000	102.68
O'REILLY AUTOMOTIVE, INC	0255-305220	COM2 SUPPLIES	001-023-5307-0000	162.57
AMAZON CAPITAL SERVICES	1WGT-M4DF-C7T4	POOPH PET ODOR ELIMINATO...	001-041-5310-0000	59.98
AUTOZONE, INC	3787234947	SQ3 AND E10 SUPPLIES	001-023-5307-0000	137.98
DOUBLE CHECK COMPANY, INC.	SMI-91156	SURGE PROTECTOR, POWER V...	001-021-5303-0000	287.85
DOUBLE CHECK COMPANY, INC.	SMI-91156	SURGE PROTECTOR, POWER V...	001-023-5303-0000	287.83
DOUBLE CHECK COMPANY, INC.	SMI-91156	SURGE PROTECTOR, POWER V...	001-033-5303-0000	287.85
AMAZON CAPITAL SERVICES	1QPQ-6FVK-HDJG	7-OTTERBOX COMMUTER	001-021-5213-0000	178.43
AMAZON CAPITAL SERVICES	1V96-77CN-JVQT	500W POWER INVERTER (4)	001-021-5310-0000	334.95
FELD FIRE	0416947-IN	REPAIR	001-023-5307-0000	419.25
AMAZON CAPITAL SERVICES	1MCR-1GPT-113L	SPRAY PAINT SPRAYER	001-052-5302-0000	259.11
AMAZON CAPITAL SERVICES	1V9G-P7VG-M93C	500W POWER INVERTERS (6)	001-021-5310-0000	401.94
POLYGUARD VANTAGE DIVISI...	30025	VAULT STORAGE	001-042-5210-0000	370.00
GALLS, LLC	023263676	WOMENS PANTS	001-021-5305-0000	63.43
SUTHERLAND LUMBER TALLG...	150754	PERGOLA REPAIR	001-052-5308-0000	48.00
O'REILLY AUTOMOTIVE, INC	0255-306003	SHOP SUPPLIES AND MOWER ...	001-042-5307-0000	65.82
O'REILLY AUTOMOTIVE, INC	0255-306003	SHOP SUPPLIES AND MOWER ...	001-042-5310-0000	83.44
INDUSTRIAL SALES COMPANY, ...	1138162-000	BALLFIELD IRRIGATION REPAIRS	001-051-5308-0000	1,817.23

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
SUTHERLAND LUMBER TALLG...	150767	BALL VALVE, COUPLING, BLADE	001-041-5306-0000	42.97
PHILADELPHIA INSURANCE C...	2005232862	VOLUNTEER INSURANCE	001-013-5204-0000	145.67
PHILADELPHIA INSURANCE C...	2005232862	VOLUNTEER INSURANCE	001-051-5204-0000	145.67
BUMPER TO BUMPER OF EL D...	895668	#120 BRAKE SHOE	001-012-5307-0000	67.47
BUMPER TO BUMPER OF EL D...	895673	OIL FILTER	001-021-5307-0000	19.40
KANSAS GOLF AND TURF, INC	01-293544	PARTS FOR AERATOR	001-051-5307-0000	47.43
COX COMMUNICATIONS	094041101 JAN 2023	ACT 094041101 SERVICE FROM...	001-021-5205-0000	54.98
SUTHERLAND LUMBER TALLG...	150782	FASTENERS	001-052-5310-0000	3.98
OFFICE PLUS OF KANSAS	4074855-1	CASE ENVELOPES	001-021-5301-0000	191.94
LIGHTHOUSE UNIFORM CO.	A-311391	UNIFORM SUPPLY - DRESS UNI...	001-023-5305-0000	1,424.20
INTRUST CARD CENTER	INV0046757	AUTO RENEWED-MURPHY	001-021-5211-0000	30.00
INTRUST CARD CENTER	INV0046757	AUTO RENEWED- S ROBERTS	001-021-5211-0000	30.00
INTRUST CARD CENTER	INV0046757	KANSAS NARCOTICS -K GATZ	001-021-5211-0000	250.00
INTRUST CARD CENTER	INV0046761	DOMESTIC VIOLENCE S MCKEE	001-021-5211-0000	40.00
INTRUST CARD CENTER	INV0046761	STRANGULATION-S MCKEE	001-021-5211-0000	45.00
INTRUST CARD CENTER	INV0046761	MANAGING NARCOTICS UNITS...	001-021-5211-0000	95.00
INTRUST CARD CENTER	INV0046761	NARCOTIC INVESTIGATOR K G...	001-021-5211-0000	95.00
INTRUST CARD CENTER	INV0046761	COMPLETE FEMALE COP MCK...	001-021-5211-0000	900.00
INTRUST CARD CENTER	INV0046761	KACP MEMBERSHIP HOLTON	001-021-5211-0000	75.00
INTRUST CARD CENTER	INV0046761	2023 LEADERSHIP/TRAINING ...	001-021-5211-0000	500.00
INTRUST CARD CENTER	INV0046762	GLOCK TRAINING-TEMAAT	001-021-5211-0000	250.00
INTRUST CARD CENTER	INV0046762	INTRO SUPERVISION-GATZ TE...	001-021-5211-0000	990.00
INTRUST CARD CENTER	INV0046762	EQUIPMENT D HAINES	001-021-5305-0000	87.31
INTRUST CARD CENTER	INV0046762	BOOTS R SMITH	001-021-5305-0000	301.00
INTRUST CARD CENTER	INV0046762	AWARD FRAMES	001-021-5310-0000	34.85
INTRUST CARD CENTER	INV0046762	JOTTO COMPUTER VEHICLE M...	001-021-5315-0000	3,133.24
INTRUST CARD CENTER	INV0046763	MINIMPA-HOLTON	001-021-5211-0000	1,050.00
INTRUST CARD CENTER	INV0046778	BOOTS THARP	001-012-5305-0000	132.64
INTRUST CARD CENTER	INV0046778	BOOTS POTTER	001-012-5305-0000	164.95
INTRUST CARD CENTER	INV0046779	CREDIT SALES TAX JEAN ORDER	001-012-5305-0000	-14.04
INTRUST CARD CENTER	INV0046781	PU1 - WALMART/COMMISSIO...	001-011-5213-0000	43.06
INTRUST CARD CENTER	INV0046787	FLASHLIGHT REPAIR PART	001-023-5307-0000	327.10
INTRUST CARD CENTER	INV0046787	FLASHLIGHT REPAIR	001-023-5307-0000	37.80
INTRUST CARD CENTER	INV0046788	IAAI TRAINING SEMINAR-SPEA...	001-023-5211-0000	880.00
INTRUST CARD CENTER	INV0046789	MINIMPA TRAINING SERIES-H...	001-023-5211-0000	1,050.00
INTRUST CARD CENTER	INV0046790	BACK REST FOR JOHN DEERE ...	001-051-5307-0000	147.16
INTRUST CARD CENTER	INV0046790	EQUIPMENT PAINT	001-051-5307-0000	64.97
INTRUST CARD CENTER	INV0046790	EQUIPMENT PAINT	001-051-5307-0000	42.45
INTRUST CARD CENTER	INV0046790	EQUIPMENT PAINT	001-051-5307-0000	76.97
INTRUST CARD CENTER	INV0046790	SEAT FOR JOHN DEERE TRACT...	001-051-5307-0000	114.21
INTRUST CARD CENTER	INV0046790	SEAT FOR JOHN DEERE 3235B	001-051-5307-0000	138.68
INTRUST CARD CENTER	INV0046791	LADDER	001-033-5302-0000	179.00
INTRUST CARD CENTER	INV0046791	TRUCK TOOLS	001-033-5302-0000	32.95
INTRUST CARD CENTER	INV0046791	BOOTS	001-042-5305-0000	150.00

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
INTRUST CARD CENTER	INV0046791	BOOTS	001-042-5305-0000	150.00
INTRUST CARD CENTER	INV0046791	EQUIPMENT PAINT	001-051-5307-0000	27.96
INTRUST CARD CENTER	INV0046791	POOL DOOR REPAIR	001-052-5306-0000	721.88
INTRUST CARD CENTER	INV0046794	BREWCO-LUNCH W/COMMISS...	001-011-5211-0000	12.68
INTRUST CARD CENTER	INV0046798	DILLONS-EMPLOYEE CARDS & ...	001-011-5213-0000	13.99
INTRUST CARD CENTER	INV0046801	VISTAPRINT-BUSINESS CARDS (...	001-021-5212-0000	39.59
AMAZON CAPITAL SERVICES	11C7-YVVL-KHDC	COMMISSION TABLET/CASE/S...	001-011-5213-0000	150.26
GEOPONICS CORP.	10641	FIELD PAINT FOR FIELDS AT EA...	001-051-5308-0000	2,145.20
SUTHERLAND LUMBER TALLG...	150839	PERGOLA REPAIR	001-052-5308-0000	25.98
SUTHERLAND LUMBER TALLG...	150841	TOOLS	001-042-5302-0000	187.00
SUTHERLAND LUMBER TALLG...	150843	SUPPLIES FOR MAC AND NOR...	001-051-5308-0000	38.45
U.S. BANK EQUIPMENT FINAN...	492471305	ADMIN PRINTER 1/16/2023-2/...	001-011-5210-0000	82.50
IMAGEQUEST INC.	IN4183161	PRINTING CHARGES	001-051-5210-0000	49.33
KBI LAB	INV0046755	1-23-23 MANUEL GONZALEZ 2...	001-000-1017-0000	26.50
STEPHEN MCCREERY	INV0046817	1-23-23 SKYLER KING 0023483...	001-000-1017-0000	276.50
KBI LAB	INV0046818	1-23-23 HALI SEYMOUR 00209...	001-000-1017-0000	400.00
ACE HARDWARE	K79187	ANGLE GRINDER	001-051-5302-0000	119.99
KANSAS BG, LLC	PI0043448	MOA, SUPER COOL, 44K, COO...	001-021-5303-0000	159.28
KANSAS BG, LLC	PI0043448	MOA, SUPER COOL, 44K, COO...	001-023-5303-0000	159.28
KANSAS BG, LLC	PI0043448	MOA, SUPER COOL, 44K, COO...	001-033-5303-0000	159.28
EVERGY	0288795291 JAN 2023	128 N VINE ST SVC 12/21/2022...	001-021-5205-0000	846.77
EVERGY	0368888448 JAN 2023	2600 W 4TH AVE SVC 12/21/2...	001-023-5205-0000	668.09
EVERGY	0413581923 JAN 2023	1364 GLENVIEW DR BIKE SVC ...	001-012-5205-0000	96.23
EVERGY	0493646969 JAN 2023	401 WOODLAND AVE B SVC 12...	001-051-5205-0000	131.62
EVERGY	0760969202 JAN 2023	116 N GORDY ST SVC 12/21/2...	001-012-5205-0000	184.68
EVERGY	0832219628 JAN 2023	690 N MAIN ST SIGNL SVC 12/...	001-012-5205-0000	62.70
EVERGY	1062395789 JAN 2023	2317 W 6TH AVE SVC 12/21/2...	001-012-5205-0000	59.97
EVERGY	1273649541 JAN 2023	117 E PINE AVE SVC 12/21/20...	001-012-5205-0000	43.96
EVERGY	1316809669 JAN 2023	296 N GRIFFITH ST A SVC 12/2...	001-051-5205-0000	68.26
EVERGY	1347152944 JAN 2023	105 W 3RD AVE SVC 12/21/20...	001-012-5205-0000	178.75
EVERGY	1466557461 JAN 2023	1384 NE SHADY CREEK RD AC/...	001-051-5205-0000	222.95
SUTHERLAND LUMBER TALLG...	150855	BALLCOCK, TANK LEVER	001-011-5306-0000	16.48
SUTHERLAND LUMBER TALLG...	150858	SUPPLIES FOR MAC AND NOR...	001-051-5308-0000	44.94
EVERGY	1613926301 JAN 2023	927 N MAINS ST LITES SVC 12/...	001-012-5205-0000	67.53
EVERGY	1949269846 JAN 2023	296 N GRIFFITH ST B SVC 12/2...	001-051-5205-0000	1,131.25
ORKIN	238454695	JANUARY 2023 TREATMENT - C...	001-011-5201-0000	95.00
EVERGY	2535264729 JAN 2023	109 E CENTRAL AVE SVC 12/21...	001-012-5205-0000	278.74
EVERGY	2612380884 JAN 2023	1240 N MAIN ST SIGNL SVC 12...	001-012-5205-0000	68.24
EVERGY	2885486888 JAN 2023	600 W CENTRAL AVE SIGNL SV...	001-012-5205-0000	47.80
EVERGY	3025570104 JAN 2023	725 BOYER RD SHED SVC 12/2...	001-042-5205-0000	24.09
EVERGY	3063292681 JAN 2023	430 N MAIN ST SVC 12/21/202...	001-051-5205-0000	251.17
EVERGY	3066495175 JAN 2023	360 N GRIFFITH ST SVC 12/21/...	001-051-5205-0000	86.19
EVERGY	3144717852 JAN 2023	SIGNAL LIGHTS SVC 12/20/202...	001-012-5205-0000	944.01
EVERGY	3150623772 JAN 2023	STORM SIRENS SVC 12/20/202...	001-021-5205-0000	167.46

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
EVERGY	3157852379 JAN 2023	940 N TAYLOR ST SHELL SVC 1...	001-033-5205-0000	26.83
EVERGY	3172801734 JAN 2023	920 N WASHINGTON ST POOL ...	001-052-5205-0000	53.03
EVERGY	3172832499 JAN 2023	950 N WASHINTON ST SVC 12/...	001-033-5205-0000	24.09
EVERGY	3174524294 JAN 2023	201 WOODLAND AVE E CON S...	001-051-5205-0000	16.11
EVERGY	3174924178 JAN 2023	220 E 1ST AVE SVC 12/21/2022..	001-011-5205-0000	702.36
EVERGY	3174924178 JAN 2023	220 E 1ST AVE SVC 12/21/2022..	001-023-5205-0000	604.81
EVERGY	3318264464 JAN 2023	2299 W CENTRAL AVE SIGNL S...	001-012-5205-0000	91.98
EVERGY	3695148552 JAN 2023	1110 E CENTRAL AVE SIREN SV...	001-021-5205-0000	35.48
XEROX FINANCIAL SERVICES	3709378	LEASE PAYMENT	001-051-5210-0000	138.02
EVERGY	3752996850 JAN 2023	CENTRAL AVE PARK SVC 12/21...	001-051-5205-0000	236.50
EVERGY	4203468440 JAN 2023	109 N MAIN ST LIGHT SVC 12/...	001-012-5205-0000	97.45
EVERGY	4234718804 JAN 2023	535 E 12TH AVE TUNEL SVC 12...	001-033-5205-0000	24.45
EVERGY	4459162562 JAN 2023	1302 S HAVERHILL RD SVC 12/...	001-042-5205-0000	943.68
EVERGY	4545481645 JAN 2023	422 E LOCUST AVE SAL SVC 12...	001-051-5205-0000	298.20
EVERGY	4705944907 JAN 2023	108 N MAIN ST SVC 12/21/202...	001-012-5205-0000	124.29
EVERGY	4851077788 JAN 2023	401 WOODLAND AVE A SVC 12...	001-051-5205-0000	104.48
KANSAS GAS SERVICE	510264198 1003301 64 JAN 2...	128 N VINE	001-021-5205-0000	310.69
KANSAS GAS SERVICE	510264198 1003301 64 JAN 2...	2600 W 6TH	001-023-5205-0000	47.44
KANSAS GAS SERVICE	510264198 1003301 64 JAN 2...	201 E CENTRAL	001-051-5205-0000	1,223.86
KANSAS GAS SERVICE	510264198 1003301 64 JAN 2...	430 N MAIN	001-051-5205-0000	1,323.18
EVERGY	5245173509 JAN 2023	401 W 9TH AVE SVC 12/21/20...	001-033-5205-0000	32.29
EVERGY	5262937409 JAN 2023	2706 W CENTRAL AVE SIGNL S...	001-012-5205-0000	66.92
EVERGY	5996285623	226 N VINE ST SVC 12/21/2022..	001-012-5205-0000	229.69
EVERGY	6292420383 JAN 2023	313 S GORDY ST SVC 12/21/20...	001-033-5205-0000	29.35
EVERGY	6324615363 JAN 2023	201 E CENTRAL AVE 1 SVC 12/...	001-051-5205-0000	594.45
EVERGY	6440827329 JAN 2023	116 S GORDY ST SVC 12/21/20...	001-012-5205-0000	59.93
EVERGY	6462471983 JAN 2023	400 W 8TH AVE POOL SVC 12/...	001-052-5205-0000	24.09
EVERGY	6804973444 JAN 2023	3320 EL DORADO AVE SIGN SV...	001-011-5205-0000	29.97
EVERGY	6837928708 JAN 2023	1152 E 12TH AVE BIKE SVC 12/...	001-012-5205-0000	78.65
EVERGY	6961431823 JAN 2023	847 S HAVERHILL RD TRAFF SV...	001-012-5205-0000	49.15
EVERGY	7794850246 JAN 2023	3201 W CENTRAL AVE SVC 12/...	001-011-5205-0000	24.60
EVERGY	7940083882 JAN 2023	105 W 9TH AVE SVC 12/21/20...	001-012-5205-0000	44.47
EVERGY	7949843848 JAN 2023	222 E LOCUST AVE SVC 12/21/...	001-041-5205-0000	260.21
EVERGY	7977150527 JAN 2023	388 E CENTRAL AVE SVC 12/21...	001-033-5205-0000	75.97
EVERGY	8370680576 JAN 2023	600 W 6TH AVE XWALK SVC 12...	001-012-5205-0000	42.56
EVERGY	8387252484 JAN 2023	1540 S HIGH ST DSL SVC 12/21...	001-021-5205-0000	41.47
EVERGY	8406189364 JAN 2023	106 W ASH AVE SVC 12/21/20...	001-012-5205-0000	116.90
EVERGY	8808488206 JAN 2023	1611 WEBB AVE GRAHM SVC ...	001-033-5205-0000	160.08
EVERGY	8813790400 JAN 2023	107 1/2 N MAIN ST SVC 12/21...	001-012-5205-0000	33.55
EVERGY	9801327247 JAN 2023	2100 SW TRAFFIC WAY SVC 12...	001-042-5205-0000	22.73
ACE HARDWARE	K79207	CAPS AND WEED EATERS	001-042-5315-0000	719.98
ACE HARDWARE	K79207	CAPS AND WEED EATERS	001-051-5308-0000	685.44
ACE HARDWARE	K79216	BULB	001-041-5306-0000	12.99
1000 BULBS.COM	W03515571	ROTATABLE WALL PACK	001-051-5306-0000	155.63

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
EVERGY	0278250507 JAN 2023	2100 E 12TH ST SIREN	001-021-5205-0000	24.86
FAVRE LAW LLC	03944	ROGER A NICKELSON 22-00345	001-013-5201-0000	200.00
FAVRE LAW LLC	03945	STEPHANIE CORNELL 22-01579...	001-013-5201-0000	200.00
FAVRE LAW LLC	03946	STEPHANIE CORNELL -CODE/O...	001-013-5201-0000	200.00
EVERGY	0730734522 JAN 2023	2502 COUNTRY CLUB RD SIREN..	001-021-5205-0000	33.14
EVERGY	3072124258 JAN 2023	1550 S HIGH ST SVC 12/21/20...	001-033-5205-0000	102.80
EVERGY	3087842610 JAN 2023	930 N MAIN ST PARK SVC 12/2...	001-033-5205-0000	325.71
EVERGY	3174493534 JAN 2023	201 WOODLAND AVE E PIC SVC..	001-033-5205-0000	36.00
EVERGY	7451875181 JAN 2023	225 N HIGH ST SVC 12/21/202...	001-033-5205-0000	211.41
COLUMN SOFTWARE PBC	7B937DAD-0037	EL DORADO 4TH QTR 2022 TR...	001-011-5212-0000	231.00
COLUMN SOFTWARE PBC	7B937DAD-0038	SUP - 2819 W 4TH	001-012-5212-0000	53.30
EVERGY	8175514546 JAN 2023	501 BOULDER BLUFF RD SVC 1...	001-051-5205-0000	26.51
PARK SEED WHOLESALE	CI23032596	PLANTS	001-033-5310-0000	187.47
KANSAS MUNICIPAL JUDGES A...	INV0046756	JUDGE MEMBERSHIP 2023	001-013-5211-0000	25.00
PITNEY BOWES BANK INC RES...	INV0046765	POSTAGE ALLOCATION FOR P...	001-011-5213-0000	500.00
PITNEY BOWES BANK INC RES...	INV0046765	POSTAGE ALLOCATION FOR P...	001-021-5213-0000	500.00
PITNEY BOWES BANK INC RES...	INV0046765	POSTAGE ALLOCATION FOR P...	001-023-5213-0000	125.00
AMERICAN LEGION POST #81	INV0046774	LEASE PAYMENT	001-051-5210-0000	500.00
AMERICAN LEGION POST #81	INV0046775	UTILITIES	001-051-5205-0000	1,000.00
OFFICE OF THE KANSAS STATE ...	INV0046815	JUDLAW JAN 2023	001-000-1014-0000	85.00
OFFICE OF THE KANSAS STATE ...	INV0046815	JUDLAW JAN 2023	001-000-1016-0000	522.39
OFFICE OF THE KANSAS STATE ...	INV0046815	JUDLAW JAN 2023	001-000-1018-0000	1,911.11
OFFICE OF THE KANSAS STATE ...	INV0046815	JUDLAW JAN 2023	001-000-1019-0000	366.00
OFFICE OF THE KANSAS STATE ...	INV0046815	JUDLAW JAN 2023	001-000-1021-0000	20.00
ACE HARDWARE	K79219	HARDWARE	001-052-5308-0000	15.21
ACE HARDWARE	K79226	SUPPLIES	001-052-5308-0000	16.53
ACE HARDWARE	K79231	RIVETS	001-051-5308-0000	7.99
INTRUST BANK, N.A.	00087154161-54705 JAN 2023	TOWER 1	001-023-7506-0000	10,110.29
INTRUST BANK, N.A.	00087154161-54705 JAN 2023	TOWER 1	001-023-7516-0000	628.40
SUTHERLAND LUMBER TALLG...	150881	NM PUMP HOUSE REPAIR	001-033-5306-0000	54.95
SUTHERLAND LUMBER TALLG...	150882	NM PUMP HOUSE REPAIR	001-033-5306-0000	74.06
EVERGY	1551487883 JAN 2023	106 N BOYER RD SIREN SVC 12...	001-021-5205-0000	26.16
KANSAS ASSOCIATION CHIEFS ...	INV0046766	MEMBERSHIP 2023- MURPHY	001-021-5211-0000	40.00
KANSAS ASSOCIATION CHIEFS ...	INV0046766	MEMBERSHIP 2023- ROBERTS	001-021-5211-0000	40.00
KANSAS ASSOCIATION CHIEFS ...	INV0046766	MEMBERSHIP 2023- PIERCE	001-021-5211-0000	40.00
KANSAS ASSOCIATION CHIEFS ...	INV0046766	MEMBERSHIP 2023-BAKER	001-021-5211-0000	40.00
KANSAS ASSOCIATION CHIEFS ...	INV0046766	MEMBERSHIP 2023- STEWART	001-021-5211-0000	40.00
BUTLER COUNTY REGISTER OF...	INV0046773	DEED #5001	001-042-5213-0000	21.00
GLIDDEN TRAINING & CONSUL...	112249	TRAINING-HUMBARGAR	001-021-5211-0000	189.00
WASHBURN INSTITUTE OF TE...	23-1103LE	TRAINING-HOLTON MURPHY P...	001-021-5211-0000	150.00
CITY ATTORNEYS ASSOCIATION..	4527	2023 CITY ATTORNEYS ASSN O...	001-011-5211-0000	35.00
THE UNIVERSITY OF KANSAS	81C524E3	TRAINING-HUMBARGAR	001-021-5211-0000	45.00
ACE HARDWARE	K79259	MOUSE TRAPS	001-051-5310-0000	15.58
ACE HARDWARE	K79260	HASP	001-051-5310-0000	14.99

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
AMAZON CAPITAL SERVICES	16QX-N47X-44YP	HOODIE - M BRILL	001-041-5305-0000	15.23
COX COMMUNICATIONS	093980801 FEB 2023	ACT 093980801 SERVICE FROM..	001-033-5205-0000	54.98
SUTHERLAND LUMBER TALLG...	150934	PARK OVERSEEDING	001-033-5310-0000	199.98
SUTHERLAND LUMBER TALLG...	150937	PARK OVERSEEDING	001-033-5310-0000	199.98
RAVENSCRAFT IMPLEMENT INC	29016	MOWER BLADES	001-042-5307-0000	285.00
INTERSTATE BATTERIES OF CE...	45049445	BATTERIES	001-021-5307-0000	142.95
4 STATE MAINTENANCE SUPPL...	651348	M FOLD TOWEL, WIPER, LINER	001-014-5310-0000	559.76
BUMPER TO BUMPER OF EL D...	896229	#355 COMBINATION SWITCH	001-021-5307-0000	74.45
SAFETY PLUS	RT1-006734	MONTHLY FIRST AID UPDATE	001-021-5312-0000	55.79
O'REILLY AUTOMOTIVE, INC	0255-308130	VEHICLE MAINTENANCE SUPPL...	001-042-5307-0000	22.97
O'REILLY AUTOMOTIVE, INC	0255-308225	LIFT SUPPORT	001-023-5307-0000	54.20
ASSURED OCCUPATIONAL SOL...	2023 018	PRE-EMPLOYMENT DRUG AND...	001-051-5201-0000	75.00
OPENTEXT INC.	2302861891	ENGINEERING	001-012-5205-0000	18.60
OPENTEXT INC.	2302861891	FIRE	001-023-5205-0000	12.87
OPENTEXT INC.	2302861891	REC	001-051-5205-0000	12.80
INDUSTRIAL SCIENTIFIC CORP...	2603473	GAS MONITORING SUBSCRIPT...	001-023-5201-0000	423.85
PARKS MOTORS	372572	#323 DIAGNOSTIC REAR CAME...	001-021-5207-0000	719.36
GLOBAL PAYMENTS INTEGRAT...	4131 JAN 2023	4131 JAN 2023 MERCHANT CC...	001-051-5203-0000	257.81
GLOBAL PAYMENTS INTEGRAT...	4132 JAN 2023	4132 JAN 2023 MERCHANT CC...	001-013-5203-0000	276.46
GLOBAL PAYMENTS INTEGRAT...	4132 JAN 2023	4132 JAN 2023 MERCHANT CC...	001-021-5203-0000	276.46
GLOBAL PAYMENTS INTEGRAT...	4133 JAN 2023	4133 JAN 2023 MERCHANT CC...	001-012-5203-0000	438.41
BUMPER TO BUMPER OF EL D...	896292	#355 ALTERNATOR	001-021-5307-0000	351.63
AIRGAS USA, LLC	9994761460	ARGON, 02, ACETYLENE	001-023-5310-0000	38.19
PARK SEED WHOLESALE	CI23043306	PLANTS	001-033-5310-0000	184.18
ACE HARDWARE	K79281	STORAGE, GLOVES	001-051-5305-0000	16.99
ACE HARDWARE	K79281	STORAGE, GLOVES	001-051-5310-0000	29.98
MAX'S BREATHE EASY GASES &..	R29380	CYLINDERS	001-051-5210-0000	35.00
STANARD & ASSOCIATES, INC.	SA000053130	15-ENTRY LEVEL TEST	001-021-5213-0000	299.50
COX COMMUNICATIONS	020513702 FEB 2023	ACT 020513702 SERVICE FROM..	001-021-5205-0000	84.32
COX COMMUNICATIONS	028608401 FEB 2023	ADMIN	001-011-5205-0000	852.85
COX COMMUNICATIONS	028608401 FEB 2023	BUILDING/ZONING	001-012-5205-0000	200.67
COX COMMUNICATIONS	028608401 FEB 2023	ENGINEERING	001-012-5205-0000	250.84
COX COMMUNICATIONS	028608401 FEB 2023	POLICE	001-021-5205-0000	903.03
COX COMMUNICATIONS	028608401 FEB 2023	FIRE 2 INTERNET/CABLE	001-023-5205-0000	170.25
COX COMMUNICATIONS	028608401 FEB 2023	FIRE 2	001-023-5205-0000	351.18
COX COMMUNICATIONS	028608401 FEB 2023	FIRE	001-023-5205-0000	501.68
COX COMMUNICATIONS	028608401 FEB 2023	PARKS	001-033-5205-0000	75.25
COX COMMUNICATIONS	028608401 FEB 2023	ANIMAL SHELTER	001-041-5205-0000	125.42
COX COMMUNICATIONS	028608401 FEB 2023	CEMETERY	001-042-5205-0000	50.17
COX COMMUNICATIONS	028608401 FEB 2023	ACTIVITY CENTER	001-051-5205-0000	150.50
COX COMMUNICATIONS	028608401 FEB 2023	REC	001-051-5205-0000	301.01
DAVIS, MANLEY & LANE, LLC	10237	PROSECUTORIAL SERVICES FEB...	001-013-5201-0000	4,000.00
SUTHERLAND LUMBER TALLG...	150971	NM PUMP REPAIR	001-033-5307-0000	29.96
AMAZON CAPITAL SERVICES	1C1H-NY46-1LXG	TOOL BOX FOR EVIDENCE KITS ...	001-021-5213-0000	329.67

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
BLUESTEM ANIMAL CLINIC	230550	JANUARY 2023 SERVICES	001-041-5201-0000	653.23
VERIZON CONNECT FLEET USA ...	600000037092	SERVICE FOR 1/1/23-1/31/23	001-033-5205-0000	535.28
TRANSUNION RISK AND ALTE...	65671-202301-1	JANUARY 2023	001-021-5201-0000	175.00
ISERVE	6701	CONTRACT FACILITY SERVICES ...	001-014-5201-0000	4,588.00
COLUMN SOFTWARE PBC	7B937DAD-0039	SUP - 522 W 5TH	001-012-5212-0000	48.62
BUMPER TO BUMPER OF EL D...	896424	OIL AND FILTERS FOR EQUIPM...	001-051-5307-0000	545.25
CAMI R BAKER	CBAKER2-2023	JUDICIAL SERVICES FEB 2023	001-013-5201-0000	3,000.00
SUTHERLAND LUMBER TALLG...	150989	TRASH CAN AND PAINT	001-023-5310-0000	53.98
CASCO INDUSTRIES, INC.	247638	APP FLOOR CLEANER	001-023-5309-0000	425.98
NAPA AUTO PARTS OF EL DOR...	299684	WHEEL SEAL	001-023-5307-0000	13.93
BUMPER TO BUMPER OF EL D...	896530	WRENCH FOR EQUIPMENT	001-051-5302-0000	15.53
ACE HARDWARE	K79307	SCOOPS, RAKES, BROOMS	001-033-5302-0000	60.97
SUTHERLAND LUMBER TALLG...	151001	NM PUMP ROOM DOOR REPA...	001-033-5306-0000	30.98
KANSAS GAS SERVICE	510264198 1615244 36 JAN 2...	222 E LOCUST AVE SVC 12/12/...	001-041-5205-0000	201.16
BAKER TILLY WEALTH MANAG...	BTWM8751	QUARTERLY INVESTMENT ADV...	001-011-5201-0000	1,490.60
KANSAS DEPARTMENT OF AGR...	INV0046816	POOL CONCESSIONS FOOD LIC...	001-052-5211-0000	231.00
ACE HARDWARE	K79321	STIHL PARTS	001-042-5307-0000	226.00
KANSAS SECURED TITLE	KST FILE NO. 5146755	TITLE WORK	001-011-5201-0000	100.00
O'REILLY AUTOMOTIVE, INC	0255-309003	COOLANT FOR T1	001-023-5307-0000	39.98
AMAZON CAPITAL SERVICES	1FQN-L1G4-JL17	CHARGER CORD	001-012-5301-0000	6.99
O'REILLY AUTOMOTIVE, INC	0255-309330	PU1 OIL & FILTER	001-023-5307-0000	58.60
SUTHERLAND LUMBER TALLG...	151037	PAINT SUPPLY FOR POOL AND...	001-042-5307-0000	86.93
SUTHERLAND LUMBER TALLG...	151037	PAINT SUPPLY FOR POOL AND...	001-052-5306-0000	34.97
SUTHERLAND LUMBER TALLG...	151038	HARDHAT	001-023-5305-0000	199.98
AUTOZONE, INC	3787242646	BLINKER BULB 2012 GMC	001-012-5307-0000	5.59
SHERWIN-WILLIAMS CO	42779128240223	PAINT FOR POOL AND NM RES...	001-033-5306-0000	76.25
SHERWIN-WILLIAMS CO	42779128240223	PAINT FOR POOL AND NM RES...	001-052-5306-0000	76.26
BUMPER TO BUMPER OF EL D...	896674	#8428 COIL ON PLUG	001-033-5307-0000	96.90
BUMPER TO BUMPER OF EL D...	896684	OIL FILTERS AND AIR FILTERS ...	001-051-5307-0000	39.14
ACE HARDWARE	K79333	BATTERY-MCKEE	001-021-5213-0000	22.99
O'REILLY AUTOMOTIVE, INC	0255-309407	FILTER	001-023-5307-0000	74.13
O'REILLY AUTOMOTIVE, INC	0255-309419	VEHICLE CLEANING	001-042-5309-0000	26.98
EVERGY	1346147609 JAN 2023	932 N MAIN ST PARK SVC 1/9/...	001-033-5205-0000	378.89
SUTHERLAND LUMBER TALLG...	151051	NM RESTROOM	001-033-5306-0000	11.28
SUTHERLAND LUMBER TALLG...	151052	TOILET REPAIRS	001-012-5306-0000	9.99
SUTHERLAND LUMBER TALLG...	151054	WATER HYDRANT REPAIR	001-042-5308-0000	99.99
EVERGY	2616450029 JAN 2023	924 N MAIN ST SAL SVC 1/8/2...	001-033-5205-0000	62.72
COOPER LAW OFFICES	35	D BREWER T DAMRON S POTT...	001-013-5201-0000	800.00
BYTESPEED, LLC	INV0162075	COMMISSIONER KELLY'S LAPT...	001-011-5315-0000	995.00
SUTHERLAND LUMBER TALLG...	151064	POOL LADDER	001-052-5308-0000	11.58
BUTLER COUNTY SHERIFF	20230208 JANUARY	INMATE HOUSING JANUARY 2...	001-013-5311-0000	1,785.00
STANFIELD ROOFING	3326	CIVIC CENTER REPAIRS	001-051-5206-0000	1,491.96
STANFIELD ROOFING	3327	SUNSET CEMETERY OFF/MNT...	001-042-5206-0000	192.96
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	216/220 E FIRST AVE	001-011-5205-0000	147.47

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	226 N VINE	001-012-5205-0000	169.41
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	388 E CENTRAL	001-021-5205-0000	147.76
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	216/220 E FIRST AVE	001-023-5205-0000	126.99
PONTEM SOFTWARE	00011795	PONTEM DATA CONVERSION	001-042-5201-0000	2,000.00
SUTHERLAND LUMBER TALLG...	151076	SCRAPER & GLOVES	001-012-5305-0000	7.99
SUTHERLAND LUMBER TALLG...	151076	SCRAPER & GLOVES	001-012-5310-0000	4.39
EMC INSURANCE	1762088	DEDUCTION FOR KARST CLAIM	001-021-5204-0000	629.00
IMAGEQUEST INC.	IN4236526	ADMIN PRINTER SVC 1/16/20...	001-011-5210-0000	36.30
KANSAS DEPARTMENT OF REV...	INV0046876	2023 CMB LICENSE FEES	001-000-1196-0000	425.00
ACE HARDWARE	K79404	HARDWARE / SUPPLY FOR EQU..	001-033-5307-0000	38.04
WOODRIVER ENERGY LLC	320323	210 E 1ST AVE-ADMIN	001-011-5205-0000	1,431.48
WOODRIVER ENERGY LLC	320323	226 N VINE - ENG DEPT	001-012-5205-0000	379.31
WOODRIVER ENERGY LLC	320323	388 E CENTRAL-POLICE DEPT	001-021-5205-0000	284.27
WOODRIVER ENERGY LLC	320323	222 E LOCUST AVE-ANIMAL SH...	001-041-5205-0000	616.31
WELLS DESIGNS, INC. & F5 IM...	3307	BASKETBALL JERSEYS AND SHI...	001-051-5330-0000	250.70
WELLS DESIGNS, INC. & F5 IM...	3307	BASKETBALL JERSEYS AND SHI...	001-051-5331-0000	167.20
VERIZON WIRELESS	9927492802	COMMISSION - KELLY TETRICK	001-011-5205-0000	40.01
VERIZON WIRELESS	9927492802	COMMISSION - BILL YOUNG	001-011-5205-0000	40.01
VERIZON WIRELESS	9927492802	COMMISSION - KENDRA WILK...	001-011-5205-0000	690.00
VERIZON WIRELESS	9927492802	COMMISSION - GREGG LEWIS	001-011-5205-0000	40.01
VERIZON WIRELESS	9927492802	COMMISSION - LEON LEACHM...	001-011-5205-0000	40.01
VERIZON WIRELESS	9927492802	GPS HOTSPOT	001-012-5205-0000	40.01
VERIZON WIRELESS	9927492802	BUILDING OFFICIAL	001-012-5205-0000	49.52
VERIZON WIRELESS	9927492802	POLICE DEPT	001-021-5205-0000	18.56
VERIZON WIRELESS	9927492802	POLICE DEPT	001-021-5205-0000	34.79
VERIZON WIRELESS	9927492802	COURT TEXT IN PHONE	001-021-5205-0000	35.98
VERIZON WIRELESS	9927492802	KEN TEMAAT	001-021-5205-0000	46.37
VERIZON WIRELESS	9927492802	POLICE DEPT	001-021-5205-0000	41.37
VERIZON WIRELESS	9927492802	POLICE DEPT SMARTPHONE	001-021-5205-0000	43.45
VERIZON WIRELESS	9927492802	BRANDON BUCK	001-021-5205-0000	46.37
VERIZON WIRELESS	9927492802	POLICE DEPT	001-021-5205-0000	46.37
VERIZON WIRELESS	9927492802	POLICE DEPT	001-021-5205-0000	46.37
VERIZON WIRELESS	9927492802	JOHN THOMPSON JETPACK	001-021-5205-0000	40.01
VERIZON WIRELESS	9927492802	POLICE DEPT SMARTPHONE	001-021-5205-0000	43.45
VERIZON WIRELESS	9927492802	POLICE DEPT SMARTPHONE	001-021-5205-0000	43.45
VERIZON WIRELESS	9927492802	POLICE DEPT SMARTPHONE	001-021-5205-0000	43.45
VERIZON WIRELESS	9927492802	POLICE DEPT	001-021-5205-0000	46.37
VERIZON WIRELESS	9927492802	POLICE DEPT SMARTPHONE	001-021-5205-0000	43.45
VERIZON WIRELESS	9927492802	JET PACK #4	001-021-5205-0000	40.01
VERIZON WIRELESS	9927492802	POLICE DEPT SMARTPHONE	001-021-5205-0000	43.45
VERIZON WIRELESS	9927492802	POLICE DEPT	001-021-5205-0000	40.01
VERIZON WIRELESS	9927492802	POLICE DEPT SMARTPHONE	001-021-5205-0000	43.45
VERIZON WIRELESS	9927492802	FIRE JETPACK 2	001-023-5205-0000	40.01
VERIZON WIRELESS	9927492802	TONY TABLET	001-023-5205-0000	40.01

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
VERIZON WIRELESS	9927492802	FIRE CAPTAINS	001-023-5205-0000	35.98
VERIZON WIRELESS	9927492802	FIRE JETPACK 1	001-023-5205-0000	40.19
VERIZON WIRELESS	9927492802	RECREATION CLOCK IN PHONE	001-051-5205-0000	35.98
VERIZON WIRELESS	9927492802	RECREATION CLOCK IN PHONE	001-051-5205-0000	35.98
BUTLER COUNTY REGISTER OF...	INV0046877	DEEDS #5002-5003	001-042-5213-0000	42.00
COX COMMUNICATIONS	075905901 FEB 2023	ACT 075905901 SERVICE FROM...	001-052-5205-0000	46.95
AMAZON CAPITAL SERVICES	1DLP-JQ3F-N6FT	FOLDING TABLE 8 FT X 30 IN	001-011-5213-0000	106.79
SUTHERLAND LUMBER TALLG...	151128	PAINT SUPPLY & CONCRETE	001-052-5308-0000	74.32
ACE HARDWARE	K79440	STORAGE TOTE	001-042-5310-0000	7.00
SUTHERLAND LUMBER TALLG...	151144	SUPPLIES FOR POWER WASHER	001-033-5307-0000	110.98
SUTHERLAND LUMBER TALLG...	151146	CONCRETE RETURN	001-052-5308-0000	-55.96
MARTIN PRINGLE ATTORNEYS ...	52878	GENERAL CITY ADVICI	001-011-5201-0000	6,000.00
BUMPER TO BUMPER OF EL D...	897153	SWITCH FOR TORO SPRAYER	001-051-5307-0000	13.00
BUMPER TO BUMPER OF EL D...	897153	MOTOR OIL	001-051-5307-0000	209.76
EVERGY	9882584222 JAN 2023	STREET LIGHTS SVC 1/13/2023...	001-012-5205-0000	14,772.60
SUTHERLAND LUMBER TALLG...	151153	FAUCET REPAIR	001-033-5307-0000	26.99
MARTENS APPRAISAL	A2023-014	CIVIC CENTER APPRAISAL FEE -...	001-011-5201-0000	1,500.00
ACE HARDWARE	K79496	CHAIN SAW BAR	001-042-5307-0000	63.99
ACE HARDWARE	K79497	NEW WEED EATERS (2)	001-033-5315-0000	599.98
GCSAA	INV0046878	MEMBERSHIP	001-051-5211-0000	80.00
INTRUST CARD CENTER	INV0046949	BLINDS.COM - BLINDS FOR REC...	001-011-5306-0000	708.78
INTRUST CARD CENTER	INV0046949	ROCK AUTO - WATER PUMP	001-021-5307-0000	73.78
INTRUST CARD CENTER	INV0046949	ROCK AUTO - O2 SENSOR	001-021-5307-0000	94.78
INTRUST CARD CENTER	INV0046949	WALMART - GLOVES, MOUSE ...	001-041-5310-0000	78.16
INTRUST CARD CENTER	INV0046949	WALMART - DOG FOOD	001-041-5310-0000	185.94
EL DORADO CHAMBER OF CO...	14409	CHAMBER ANNUAL MEETING ...	001-011-5211-0000	100.00
INTRUST BANK, N.A.	INV0046954	ACCOUNT ANALYSIS FEE - FEB...	001-011-5203-0000	497.36
			Fund 001 - GENERAL FUND Total:	**141,435.65**
Fund: 003 - AIRPORT FUND				
SUTHERLAND LUMBER TALLG...	150663	TENT STAKES	003-011-5310-0000	35.76
INTRUST CARD CENTER	INV0046771	KANSAS ASSOC OF AIRPORTS ...	003-011-5211-0000	100.00
STRUKEL ELECTRIC, INC	33786	TROUBLE SHOOT, REPAIRS TO ...	003-011-5207-0000	1,350.00
RSINET, LLC	6962	RSINET DATA SERVICE OCT-DE...	003-011-5213-0000	180.00
EVERGY	1540689040 JAN 2023	1485 SE 30TH ST E SVC 12/21/...	003-011-5205-0000	243.58
EVERGY	3110697298 JAN 2023	1485 SE 30TH ST K SVC 12/21/...	003-011-5205-0000	33.96
EVERGY	3110758812 JAN 2023	1485 SE 30TH ST G SVC 12/21/...	003-011-5205-0000	34.28
EVERGY	3110789577 JAN 2023	1485 SE 30TH ST F SVC 12/21/...	003-011-5205-0000	859.97
EVERGY	3203163127 JAN 2023	1435 SE 30TH ST SVC 12/21/2...	003-011-5205-0000	119.24
EVERGY	4075179327 JAN 2023	1485 SE 30TH ST I SVC 12/21/...	003-011-5205-0000	72.16
EVERGY	3110728056 JAN 2023	1485 SE 30TH ST D SVC 12/21/...	003-011-5205-0000	24.51
EVERGY	8655451646 JAN 2023	1485 SE 30TH ST J SVC 12/21/...	003-011-5205-0000	26.28
KANSAS DEPARTMENT OF HEA...	HPR-2Z0Z-ZXRFV	UNDERGROUND STORAGE TA...	003-011-5213-0000	75.00
KANSAS DEPARTMENT OF REV...	004-486035394-F01 JAN 2023	SALES TAX PERIOD 1/1/2023-1...	003-011-5209-0000	585.13

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
BUTLER COUNTY RWD #6	0516 JAN 2023	WATER USAGE-JANUARY 2023	003-011-5205-0000	40.48
HEARTLAND ACQUISITION LLC	2418 JAN 2023	2418 JAN 2023 MERCHANT CC...	003-011-5203-0000	362.34
COX COMMUNICATIONS	028608401 FEB 2023	AIRPORT	003-011-5205-0000	50.17
VERIZON WIRELESS	9927481867	ACT 942026139-00001 SVC 1/...	003-011-5205-0000	32.91
EVERGY	2053112166 FEB 2023	1485 SE 30TH ST SAL SVC 1/12...	003-011-5205-0000	42.01
			Fund 003 - AIRPORT FUND Total:	**4,267.78**
Fund: 004 - FAMILY LIFE CENTER GRANT FUND				
FAMILY LIFE CENTER	202301 ESG CARES 20	ESG CARES-FFY2020 GRANT P...	004-028-5213-0000	3,123.46
BUTLER HOMELESS INITIATIVE...	202301 ESG CARES 20	ESG CARES-FFY2020 GRANT P...	004-028-5213-0000	10,264.03
			Fund 004 - FAMILY LIFE CENTER GRANT FUND Total:	**13,387.49**
Fund: 005 - EL DORADO SENIOR CENTER FUND				
AMAZON CAPITAL SERVICES	1L3C-HDMP-R3P7	OFFICE SUPPLIES-CHAIR MAT/...	005-011-5301-0000	63.89
AMAZON CAPITAL SERVICES	1L3C-HDMP-R3P7	PROGRAM SUPPLIES - COMPU...	005-011-7402-0000	257.97
AMAZON CAPITAL SERVICES	1L3C-HDMP-R3P7	OFFICE FURNITURE-CHAIR	005-011-7402-0000	98.79
GREAT WESTERN DINING SERV...	302356	PPS CHRISTMAS DINNER	005-011-5201-0000	152.90
INTRUST CARD CENTER	INV0046802	VOLUNTEER CHRISTMAS GIFTS...	005-011-5213-0000	37.58
INTRUST CARD CENTER	INV0046802	VOLUNTEER CHRISTMAS GIFTS...	005-011-5213-0000	121.92
INTRUST CARD CENTER	INV0046802	VOLUNTEER CHRISTMAS GIFTS...	005-011-5213-0000	90.15
INTRUST CARD CENTER	INV0046802	VOLUNTEER CHRISTMAS GIFTS...	005-011-5213-0000	56.44
INTRUST CARD CENTER	INV0046802	COAT DRIVE (MEMORIAL MO...	005-011-5213-0000	160.07
INTRUST CARD CENTER	INV0046802	VOLUNTEER CHRISTMAS GIFTS...	005-011-5213-0000	45.53
INTRUST CARD CENTER	INV0046802	OFFICE SUPPLIES-TJ MAX	005-011-5301-0000	95.57
INTRUST CARD CENTER	INV0046802	LUNCH ROOM-LUNCH PREP IN...	005-011-5310-0000	50.48
INTRUST CARD CENTER	INV0046802	LUNCH ROOM-LUNCH PREP IN...	005-011-5310-0000	82.16
INTRUST CARD CENTER	INV0046802	LUNCH ROOM-LUNCH PREP IN...	005-011-5310-0000	191.15
INTRUST CARD CENTER	INV0046803	BOARD ORIENTATION LUNCH-...	005-011-5213-0000	133.67
INTRUST CARD CENTER	INV0046803	SCHOLFIELD HONDA EAST-J.ZI...	005-011-5213-0000	41.88
INTRUST CARD CENTER	INV0046803	OFFICE SUPPLIES-WAL MART ?...	005-011-5301-0000	209.74
INTRUST CARD CENTER	INV0046803	KITCHEN-DILLONS	005-011-5310-0000	92.17
INTRUST CARD CENTER	INV0046803	BUILDING SUPPLIES-DILLONS	005-011-5310-0000	28.98
INTRUST CARD CENTER	INV0046803	POTLUCK SUPPLIES-DILLONS	005-011-5310-0000	165.26
INTRUST CARD CENTER	INV0046803	BUILDING SUPPLIES-COSTCO ?	005-011-5310-0000	371.86
INTRUST CARD CENTER	INV0046803	PROGRAM BINGO - DILLONS	005-011-5310-0000	23.95
EVERGY	8259416029 JAN 2023	210 E 2ND AVE SR CZ SVC 12/2...	005-011-5205-0000	654.33
SUTHERLAND LUMBER TALLG...	150933 SR CENTER	BUILDING MAINT-JANITOR CL...	005-011-5310-0000	9.00
AMAZON CAPITAL SERVICES	11PJ-9X7W-39N3	GENERAL SUPPLIES-ENERGIZER..	005-011-5310-0000	22.16
OPENTEXT INC.	2302861891	SR CENTER	005-011-5205-0000	14.85
COX COMMUNICATIONS	028608401 FEB 2023	SR CENTER	005-011-5205-0000	100.34
COX COMMUNICATIONS	028608401 FEB 2023	SR CENTER CABLE	005-011-5205-0000	16.78
AMAZON CAPITAL SERVICES	1MLD-RF7G-1KX3	OFFICE SUPPLIES-BOARD PICT...	005-011-5301-0000	75.96
AMAZON CAPITAL SERVICES	1MLD-RF7G-1KX3	GENERAL SUPPLIES-ENERGIZER..	005-011-5310-0000	21.23
EMC INSURANCE	7000495394	COMM PROP/GEN LIAB INSUR...	005-011-5204-0000	257.89
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	210 E SECOND AVE	005-011-5205-0000	199.71

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
WOODRIVER ENERGY LLC	320323	210 E 2ND AVE-SENIOR CENTER	005-011-5205-0000	512.08
VERIZON WIRELESS	9927492802	SENIOR CENTER	005-011-5205-0000	41.37
			Fund 005 - EL DORADO SENIOR CENTER FUND Total:	**4,497.81**
Fund: 007 - MAJOR STREET FUND				
LKQ MID-AMERICA AUTO PAR...	137698382	RETURN AXLE ASSEMBLY	007-034-5307-0000	-1,231.00
HILTI INC	4620517096	LEVER SET AND SEALS	007-034-5207-0000	38.31
INTRUST CARD CENTER	INV0046768	SWEEPSCRUB.COM - SQUEEG...	007-034-5307-0000	644.17
INTRUST CARD CENTER	INV0046769	MENARDS - DOOR CLOSER	007-034-5306-0000	97.27
INTRUST CARD CENTER	INV0046769	AMAZON - OIL PAN GASKET SET	007-034-5307-0000	111.96
INTRUST CARD CENTER	INV0046769	AMAZON - OIL PRESSURE SEN...	007-034-5307-0000	285.54
M6 CONCRETE ACCESSORIES	0936440-IN	WIRE MATS FOR FIRE 1 DRIVE	007-034-5308-0000	374.46
SUTHERLAND LUMBER TALLG...	150661	MAILBOX & LETTERS	007-034-5310-0000	37.92
CONCRETE MATERIALS CO.	629002	9.5CY FIRE 1 DRIVE	007-034-5308-0000	1,218.75
FLEET FUELS, LLC	70703	DA PENNGRADE SELECT 0W20...	007-034-5303-0000	137.24
ACE HARDWARE	K79068	GARDEN HOE	007-034-5302-0000	15.99
ACE HARDWARE	K79074	MAILBOX, SCREWS	007-034-5310-0000	31.98
GADES SALES CO	0084078-IN	PUSH BUTTONS, YELLOW ARR...	007-034-5325-0000	1,429.39
BUMPER TO BUMPER OF EL D...	895286	#1519 SPARK PLUG, FUEL FILT...	007-034-5307-0000	82.19
EASY ICE, LLC	00856282	REPAIR PW ICE MACHINE	007-034-5307-0000	471.14
BUMPER TO BUMPER OF EL D...	895325	#1519 OIL FILTER, MASS AIRFL...	007-034-5307-0000	116.30
BUMPER TO BUMPER OF EL D...	895330	POWER STEERING FLUID	007-034-5303-0000	43.74
AMAZON CAPITAL SERVICES	11V1-RTPP-7PH4	12X16X1 1" AIR FILTERS	007-034-5310-0000	336.00
FOLEY INDUSTRIES	PS000292266	#1555 ELEMENT FILT	007-034-5307-0000	51.68
FOLEY INDUSTRIES	PS000292267	#1555 FILTER	007-034-5307-0000	9.75
DOUBLE CHECK COMPANY, INC.	SMI-91156	SURGE PROTECTOR, POWER V...	007-034-5303-0000	287.85
FOLEY INDUSTRIES	PC000039181	#1555 FILTER LUBE	007-034-5307-0000	20.50
FOLEY INDUSTRIES	PC000039181 CREDIT	FILTER LUBE RETURNED	007-034-5307-0000	-20.50
FOLEY INDUSTRIES	PC000039181 REVERSE	CREDIT MEMO ENTERED AS IN...	007-034-5307-0000	-20.50
SOUTHEAST KANSAS EDUCATI...	165288	GREENBUSH ENERGY GROUP	007-034-5211-0000	809.86
AMAZON CAPITAL SERVICES	1NF6-X4TG-K46C	METAL CUTTING BLADE	007-034-5302-0000	164.95
AMAZON CAPITAL SERVICES	1NTD-F3RJ-16T1	FUEL FILTER/REGULATORS	007-034-5307-0000	127.98
IDENTIFIX	653374-23	AGREEMENT 3/12/2023 - 3/12...	007-034-5211-0000	1,428.00
ACE HARDWARE	K79131	FUSE MDGT TIME DELAY	007-034-5307-0000	19.99
AMAZON CAPITAL SERVICES	1HPG-KFH6-DJN7	REPLACEMENT FOR SERVICE ...	007-034-5213-0000	64.00
BUMPER TO BUMPER OF EL D...	895753	#8428 OIL FILTER	007-034-5307-0000	4.85
INTRUST CARD CENTER	INV0046771	ALTEC PARTS - HYDRAULIC VA...	007-034-5307-0000	358.73
INTRUST CARD CENTER	INV0046771	ALTEC PARTS - THROTTLE CYLI...	007-034-5307-0000	375.94
INTRUST CARD CENTER	INV0046771	MAD DETAILING - IRON ERASER	007-034-5310-0000	140.88
INTRUST CARD CENTER	INV0046772	AMAZON - TRANSMISSION PAN	007-034-5307-0000	44.99
AMAZON CAPITAL SERVICES	1P7K-X6NH-C47W	BRAKE FLUID	007-034-5303-0000	159.00
HILTI INC	4620653122	REPAIR HANDHELD GAS SAW ...	007-034-5207-0000	605.68
DTN, LLC	6248549	WXSENTRY PVST ONLINE PLAT...	007-034-5211-0000	3,780.00
AMAZON CAPITAL SERVICES	1C3K-FRWW-LNFP	EXTERNAL INLINE FUEL PUMP	007-034-5307-0000	259.46

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
AMAZON CAPITAL SERVICES	1DP1-PKFV-LPVJ	STEEL SECURITY SAFE BOX	007-034-5310-0000	35.92
AMAZON CAPITAL SERVICES	1NRV-PG9N-LMP6	CORDLESS TIRE INFLATOR TOOL	007-034-5302-0000	258.00
AMAZON CAPITAL SERVICES	1P3D-4P9K-K67Q	RETURN DAMAGED SERVICE ...	007-034-5213-0000	-56.01
GFL ENVIRONMENTAL SERVIC...	LQ01611802	PARTS WASHER SERVICE	007-034-5201-0000	233.90
TOWANDA BATTERY COMPANY	1444	BATTERY FOR #1541	007-034-5307-0000	299.90
AMAZON CAPITAL SERVICES	1H3Q-WG3Y-1FL6	4 TIER SHELVING	007-034-5315-0000	778.07
CONCRETE MATERIALS CO.	631097	STREET CUT 120 S RACE - 2CY -...	007-034-5308-0000	336.25
KANSAS BG, LLC	PI0043448	MOA, SUPER COOL, 44K, COO...	007-034-5303-0000	159.29
AMAZON CAPITAL SERVICES	1X4Q-NXJP-1LW4	IGNITION LOCK, SWITCH	007-034-5307-0000	110.04
EVERGY	4155258089 JAN 2023	330 N GRIFFITH ST SVC 12/21/...	007-034-5205-0000	328.64
EVERGY	6598910015 JAN 2023	222 E 2ND AVE SVC 12/21/202...	007-034-5205-0000	511.63
EVERGY	7060231402 JAN 2023	2509 PIONEER DR SIGN SVC 12...	007-034-5205-0000	50.29
EVERGY	9121837204 JAN 2023	320 N GRIFFITH ST TKBRN SVC...	007-034-5205-0000	369.31
FOLEY INDUSTRIES	PC000039292	CREDIT FOLEY FIXED-CHARGED...	007-034-5307-0000	-51.64
FOLEY INDUSTRIES	PS000293277	#55 SEAL	007-034-5307-0000	51.64
1000 BULBS.COM	W03515571	ROTATABLE WALL PACK	007-034-5306-0000	311.26
PITNEY BOWES BANK INC RES...	INV0046765	POSTAGE ALLOCATION FOR P...	007-034-5213-0000	125.00
ACE HARDWARE	K79229	PLUMBING SUPPLIES	007-034-5310-0000	23.56
FOLEY INDUSTRIES	PS000293404	#55 SEAL	007-034-5307-0000	51.64
AMAZON CAPITAL SERVICES	1H4F-69JR-RTC6	PENS, METAL CLIP BOARDS, L...	007-034-5301-0000	166.94
AMAZON CAPITAL SERVICES	1GJV-9FTX-1PG7	EXTRACTOR SETS	007-034-5302-0000	324.39
AMAZON CAPITAL SERVICES	11N7-P1RX-97PR	LAMINATING POUCHES, LAMI...	007-034-5310-0000	215.81
SUTHERLAND LUMBER TALLG...	150933	2X4 LUMBER	007-034-5310-0000	9.00
SUTHERLAND LUMBER TALLG...	150933 REVERSE	CODED INCORRECTLY SHOULD...	007-034-5310-0000	-9.00
AMAZON CAPITAL SERVICES	1RYF-7G9R-17H4	EXHAUST STUD KIT	007-034-5307-0000	29.28
SAFETY PLUS	RT1-006735	DATA SERVICE OCT-DEC 2022	007-034-5312-0000	14.44
TOWANDA BATTERY COMPANY	1447	BATTERY FOR TRACK HOE	007-034-5307-0000	149.95
AMAZON CAPITAL SERVICES	1LNW-CNXF-11W7	STICKY NOTES	007-034-5310-0000	22.58
AMAZON CAPITAL SERVICES	1Y11-4RD6-466W	MOUSEBLOCKER ULTRASONIC...	007-034-5306-0000	759.80
ASSURED OCCUPATIONAL SOL...	2023 018	PRE-EMPLOYMENT DRUG AND...	007-034-5201-0000	90.00
OPENTEXT INC.	2302861891	PUBLIC WORKS	007-034-5205-0000	20.12
KANSAS ONE-CALL SYSTEM, INC	3010225	2023 JAN LOCATES @$1.20	007-034-5201-0000	96.00
KEY EQUIPMENT & SUPPLY CO	KC207030	SCRAPER, DIRT SHOE, SEGME...	007-034-5307-0000	665.42
COX COMMUNICATIONS	028608401 FEB 2023	PUBLIC WORKS	007-034-5205-0000	551.85
SUTHERLAND LUMBER TALLG...	150969	BULK FASTENERS	007-034-5310-0000	8.36
SUTHERLAND LUMBER TALLG...	150970	CONCR SCREWS	007-034-5310-0000	24.99
SUTHERLAND LUMBER TALLG...	150980	WELDABLE ROUND #1536	007-034-5307-0000	5.79
BUMPER TO BUMPER OF EL D...	896466	#126 OIL FILTER	007-034-5307-0000	4.85
BUMPER TO BUMPER OF EL D...	896470	#126 AIR FILTER	007-034-5307-0000	14.52
ACE HARDWARE	K79312	FASTENERS	007-034-5310-0000	7.50
AMAZON CAPITAL SERVICES	1VLM-WTYC-3MPN	STREET SWEEPER SPARK PLUGS	007-034-5307-0000	118.62
AMAZON CAPITAL SERVICES	1TN4-VNKT-DHC7	RETURN BEAVERS SERVICE A...	007-034-5213-0000	-51.00
JEM INC	1064	INSTALL NEW JACKSHAFT OPE...	007-034-5206-0000	2,000.00
ALL SECURITY EQUIPMENT	INV/2023/1643	GARAGE DOOR OPENERS	007-034-5315-0000	6,668.00

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	330 N GRIFFITH	007-034-5205-0000	126.12
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	222 E 2ND AVE	007-034-5205-0000	189.66
WOODRIVER ENERGY LLC	320323	222 E 2ND AVE	007-034-5205-0000	649.35
WOODRIVER ENERGY LLC	320323	330 N GRIFFITH AVE-PUBLIC ...	007-034-5205-0000	189.90
VERIZON WIRELESS	9927492802	HOWARD GOLDSMITH	007-034-5205-0000	43.73
VERIZON WIRELESS	9927492802	BRAD SURFACE	007-034-5205-0000	40.01
VERIZON WIRELESS	9927492802	ANIMAL CONTROL HOTSPOT	007-034-5205-0000	40.01
VERIZON WIRELESS	9927492802	BUILDING MAINTENANCE	007-034-5205-0000	41.37
VERIZON WIRELESS	9927492802	PUBLIC WORKS	007-034-5205-0000	49.52
LKQ MID-AMERICA AUTO PAR...	143396571	FUSE BOX, ELECTRONIC CHASS...	007-034-5307-0000	195.00
INTRUST CARD CENTER	INV0046948	UPS - SHIPPING TO ALTEC PAR...	007-034-5213-0000	11.66
INTRUST CARD CENTER	INV0046949	TOOLBOX WIDGET - TOOL BOX...	007-034-5302-0000	439.66
INTRUST CARD CENTER	INV0046949	HERITAGE MAINT PROD - SWE...	007-034-5307-0000	1,197.67
INTRUST CARD CENTER	INV0046949	ROCK AUTO - RACK & PINION	007-034-5307-0000	1,312.78
INTRUST CARD CENTER	INV0046949	ROCK AUTO - HEADLAMP ASS...	007-034-5307-0000	896.57
INTRUST CARD CENTER	INV0046949	ALTEC PARTS CREDIT FOR THR...	007-034-5307-0000	-307.58
INTRUST CARD CENTER	INV0046949	ROCK AUTO - A/C COMPRESS...	007-034-5307-0000	214.78
INTRUST CARD CENTER	INV0046950	GOOGLE - SDS WEATHER - WE...	007-034-5211-0000	12.89
INTRUST CARD CENTER	INV0046950	HP TUNERS LLC - PROGRAMM...	007-034-5211-0000	299.94
INTRUST CARD CENTER	INV0046950	AMAZON - TORNADOR BLOW ...	007-034-5302-0000	123.50
INTRUST CARD CENTER	INV0046950	RUSSELL DAYLIGHT DONUTS - ...	007-034-5310-0000	41.00
			Fund 007 - MAJOR STREET FUND Total:	**34,556.88**
Fund: 009 - STORMWATER FUND				
USIC LOCATING SERVICES, LLC	564980	2023 JAN USIC LOCATES	009-011-5201-0000	826.08
			Fund 009 - STORMWATER FUND Total:	**826.08**
Fund: 011 - BRADFORD MEMORIAL LIBRARY				
BLACKSTONE PUBLISHING	2038264	3 AUDIOBOOKS - ADULT DEPA...	011-011-5318-0000	189.15
BAKER & TAYLOR CO.	2036822206	2 BOOKS - ADULT DEPARTME...	011-011-5313-0000	33.96
BAKER & TAYLOR CO.	2036822207	3 BOOKS - ADULT DEPARTME...	011-011-5313-0000	25.37
BAKER & TAYLOR CO.	2036822208	8 BOOKS - ADULT DEPARTME...	011-011-5313-0000	112.83
BAKER & TAYLOR CO.	2036822209	4 BOOKS - JUVENILE DEPARTM...	011-011-5313-0000	37.01
BAKER & TAYLOR CO.	2036822210	2 BOOKS - YOUNG ADULT DEP...	011-011-5313-0000	32.30
BAKER & TAYLOR CO.	2036822211	1 BOOK - YOUNG ADULT DEPA...	011-011-5313-0000	11.12
BAKER & TAYLOR CO.	2036822212	5 BOOKS - YOUNG ADULT DEP...	011-011-5313-0000	46.67
BLACKSTONE PUBLISHING	2052634	3 AUDIOBOOKS - ADULT DEPA...	011-011-5318-0000	140.55
BAKER & TAYLOR CO.	2036963250	8 BOOKS - ADULT DEPARTME...	011-011-5313-0000	133.53
BAKER & TAYLOR CO.	2036963251	1 BOOK - ADULT DEPARTMENT	011-011-5313-0000	10.27
BAKER & TAYLOR CO.	2036963252	1 BOOK - ADULT DEPARTMENT	011-011-5313-0000	18.14
BAKER & TAYLOR CO.	2036963253	1 MEMORIAL BOOK - JUVENILE...	011-011-5321-0000	17.13
BAKER & TAYLOR CO.	2036963254	1 BOOK - YOUNG ADULT DEPA...	011-011-5313-0000	7.87
BAKER & TAYLOR CO.	2036976777	3 BOOKS - ADULT DEPARTME...	011-011-5313-0000	55.06
BAKER & TAYLOR CO.	2036976778	1 BOOK - ADULT DEPARTMENT	011-011-5313-0000	28.27
BAKER & TAYLOR CO.	2036976779	1 BOOK - JUVENILE DEPARTM...	011-011-5313-0000	5.44

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
BAKER & TAYLOR CO.	2036976780	1 BOOK - YOUNG ADULT DEPA...	011-011-5313-0000	14.63
BAKER & TAYLOR CO.	2036976781	1 BOOK - YOUNG ADULT DEPA...	011-011-5313-0000	14.35
INTRUST CARD CENTER	INV0046753	ADOBE - SOFTWARE = 1 MON...	011-011-5201-0000	9.99
INTRUST CARD CENTER	INV0046753	MAILCHIMP - ESSENTIALS PLA...	011-011-5213-0000	59.00
INTRUST CARD CENTER	INV0046753	AMAZON - BOOK(S)	011-011-5313-0000	21.81
INTRUST CARD CENTER	INV0046753	AMAZON - BOOK(S)	011-011-5313-0000	119.74
INTRUST CARD CENTER	INV0046753	AMAZON - BOOK(S)	011-011-5313-0000	19.99
INTRUST CARD CENTER	INV0046753	AMAZON - BOOK(S)	011-011-5313-0000	17.70
INTRUST CARD CENTER	INV0046753	ETSY - PRIZES/GIFTS FOR ADUL...	011-011-5323-0000	55.35
CENGAGE LEARNING/GALE	79843422	1 BOOK - YOUNG ADULT DEPA...	011-011-5313-0000	27.99
CENGAGE LEARNING/GALE	79844839	3 BOOKS - OUTTREACH DEPAR...	011-011-5313-0000	71.22
CENGAGE LEARNING/GALE	79844839	1 MEMORIAL BOOK - OUTREA...	011-011-5321-0000	23.99
BUTLER COUNTY PRINTING	41596	BUSINESS EXPENSE STATEME...	011-011-5212-0000	31.46
CENGAGE LEARNING/GALE	79898150	3 BOOKS - OUTREACH DEPAR...	011-011-5313-0000	64.48
MIDWEST TAPE	503223601	7 DVDs - ADULT DEPARTMENT	011-011-5318-0000	152.93
MIDWEST TAPE	503223602	5 AUDIOBOOKS - ADULT DEPA...	011-011-5321-0000	198.95
MIDWEST TAPE	503223604	2 MEMORIAL AUDIOBOOKS - J...	011-011-5321-0000	51.98
CENGAGE LEARNING/GALE	79958994	2 BOOKS - OUTREACH DEPAR...	011-011-5313-0000	59.18
CENGAGE LEARNING/GALE	79960578	3 BOOKS - OUTREACH DEPAR...	011-011-5313-0000	91.17
BUTLER COUNTY TIMES-GAZE...	15346-2023	1 YEAR NEWSPAPER SUBSCRIP...	011-011-5313-0000	134.16
QUILL CORPORATION	30135664	COPY PAPER, POST-ITS, 2 SIDE...	011-011-5301-0000	78.82
QUILL CORPORATION	30139073	LEGAL SIZED COPY PAPER x 1 ...	011-011-5301-0000	18.83
SOUTH CENTRAL KANSAS LIBR...	33681	EARBUDS FOR PATRONS TO P...	011-011-5310-0000	100.00
WAL MART CAPITAL ONE	933057	RLLD PPR TWLS, KLNXS, MICR...	011-011-5310-0000	50.27
WAL MART CAPITAL ONE	933057	SUPPLIES/MATERIALS FOR JUV...	011-011-5324-0000	30.35
BROAD REACH	ARU0348252	4 BOOKS - JUVENILE DEPARTM...	011-011-5313-0000	84.88
WAL MART CAPITAL ONE	102821	REFRESHMENTS, KITCHEN TO...	011-011-5310-0000	19.32
WAL MART CAPITAL ONE	102821	REFRESHMENTS FOR ADULT P...	011-011-5323-0000	29.48
BAKER & TAYLOR CO.	2037268684	2 BOOKS - ADULT DEPARTME...	011-011-5313-0000	32.79
BAKER & TAYLOR CO.	2037268685	1 BOOK - ADULT DEPARTMENT	011-011-5313-0000	17.56
BAKER & TAYLOR CO.	2037268687	4 BOOKS - ADULT DEPARTME...	011-011-5313-0000	72.76
BAKER & TAYLOR CO.	2037268688	6 BOOKS - ADULT DEPARTME...	011-011-5313-0000	92.79
BAKER & TAYLOR CO.	2037268689	1 BOOK - YOUNG ADULT DEPA...	011-011-5313-0000	8.78
BAKER & TAYLOR CO.	2037268778	7 BOOKS - JUVENILE DEPARTM...	011-011-5313-0000	87.80
BLACKSTONE PUBLISHING	2082416	3 AUDIOBOOKS - ADULT DEPA...	011-011-5318-0000	226.35
BUTLER COUNTY PRINTING	41613	PATRON MEMBERSHIP CARDS ...	011-011-5301-0000	116.00
PETTY CASH	PCASH01/2023	PETTY CASH	011-011-5213-0000	20.00
DIGITAL OFFICE SYSTEMS	IN717766	SERVICE CONTRACT FOR CHIL...	011-011-5212-0000	58.60
INFOUSA MARKETING, INC.-A ...	10004063467	POLK CITY DIRECTORY - 2023	011-011-5313-0000	277.40
MIDWEST TAPE	503253732	1 DVD - ADULT DEPARTMENT	011-011-5318-0000	29.99
MIDWEST TAPE	503253733	1 MEMORIAL AUDIOBOOK - A...	011-011-5321-0000	39.99
MIDWEST TAPE	503253735	1 DVD - ADULT DEPARTMENT	011-011-5318-0000	22.49
CENGAGE LEARNING/GALE	80178665	4 BOOKS - OUTREACH DEPAR...	011-011-5313-0000	91.46
INTRUST CARD CENTER	CM0000928	AMAZON - BOOK NOT AVAILA...	011-011-5313-0000	-10.97

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
INTRUST CARD CENTER	CM0000928	AMAZON - PRE-ORDER GUAR...	011-011-5313-0000	-0.22
INTRUST CARD CENTER	INV0046754	AMERICAN LIBRARY ASSOCIAT...	011-011-5211-0000	189.00
INTRUST CARD CENTER	INV0046754	DILLON'S - STAMPS x 3 ROLLS	011-011-5213-0000	180.00
INTRUST CARD CENTER	INV0046754	AMAZON - HEADPHONE SPLIT...	011-011-5301-0000	36.57
INTRUST CARD CENTER	INV0046754	AMAZON - STORAGE BOXES	011-011-5301-0000	49.99
INTRUST CARD CENTER	INV0046754	AMAZON - BOOK(S)	011-011-5313-0000	64.77
INTRUST CARD CENTER	INV0046754	AMAZON - BOOK(S)	011-011-5313-0000	24.68
INTRUST CARD CENTER	INV0046754	AMAZON - 1 MEMORIAL BOOK	011-011-5321-0000	8.39
INTRUST CARD CENTER	INV0046754	AMAZON - 15 MEMORIAL BO...	011-011-5321-0000	302.85
INTRUST CARD CENTER	INV0046754	AMAZON - 1 MEMORIAL BOOK	011-011-5321-0000	16.68
INTRUST CARD CENTER	INV0046754	ETSY - PRIZES/GIFTS FOR ADUL...	011-011-5323-0000	57.65
INTRUST CARD CENTER	INV0046754	AMAZON - COLORED CARD ST...	011-011-5324-0000	16.74
INTRUST CARD CENTER	INV0046754	AMAZON - COLORED CARD ST...	011-011-5324-0000	18.83
INTRUST CARD CENTER	INV0046754	AMAZON - COLORED CARD ST...	011-011-5324-0000	45.56
INTRUST CARD CENTER	INV0046754	AMAZON - COLORED CARD ST...	011-011-5324-0000	26.43
INTRUST CARD CENTER	INV0046754	ORIENTAL TRADING - DECORAT...	011-011-5324-0000	34.99
INTRUST CARD CENTER	INV0046754	ORIENTAL TRADING - SUPPLIES...	011-011-5324-0000	419.33
INTRUST CARD CENTER	INV0046754	ORIENTAL TRADING - CLUE STI...	011-011-5324-0000	34.99
INTRUST CARD CENTER	INV0046754	AMAZON - COLORED CARD ST...	011-011-5324-0000	38.54
PENWORTHY COMPANY	0587583-IN	13 BOOKS - JUVENILE DEPAR...	011-011-5313-0000	240.97
CENGAGE LEARNING/GALE	80206446	1 BOOK - OUTREACH DEPART...	011-011-5313-0000	23.24
LEASE FINANCE PARTNERS	LFP01/2023	MONTHLY LEASE FOR PATRON...	011-011-5210-0000	147.03
BAKER & TAYLOR CO.	2037274985	4 BOOKS - ADULT DEPARTME...	011-011-5313-0000	67.33
BAKER & TAYLOR CO.	2037274987	3 BOOKS - JUVENILE DEPARTM...	011-011-5313-0000	40.83
BAKER & TAYLOR CO.	2037274988	1 BOOKS - YOUNG ADULT DEP...	011-011-5313-0000	10.29
BAKER & TAYLOR CO.	2037274989	11 BOOKS - YOUNG ADULT DE...	011-011-5313-0000	143.11
DIGITAL OFFICE SYSTEMS	IN718298	SERVICE CONTRACT - STAFF D...	011-011-5212-0000	59.32
CONNER CREATIVE, LLC	05891	BIG TWISTED BALLOON & MAG...	011-011-5324-0000	347.00
QUILL CORPORATION	30362386	PERSONALIZED SELF-INKING S...	011-011-5301-0000	25.99
EVERGY	3045086372 JAN 2023	611 S WASHINGTON ST SVC 12...	011-011-5205-0000	976.03
KANSAS GAS SERVICE	510264198 1003301 64 JAN 2...	611 S WASHINGTON	011-011-5205-0000	642.18
BAKER & TAYLOR CO.	2037285543	7 BOOKS - ADULT DEPARTME...	011-011-5313-0000	119.47
BAKER & TAYLOR CO.	2037285544	2 BOOKS - YOUNG ADULT DEP...	011-011-5313-0000	24.24
BAKER & TAYLOR CO.	2037285545	5 BOOKS - ADULT DEPARTME...	011-011-5313-0000	75.31
BAKER & TAYLOR CO.	2037285546	11 BOOKS - ADULT DEPARTM...	011-011-5313-0000	180.47
BAKER & TAYLOR CO.	2037285547	4 BOOKS - JUVENILE DEPARTM...	011-011-5313-0000	60.88
BAKER & TAYLOR CO.	2037285548	3 BOOKS - YOUNG ADULT DEP...	011-011-5313-0000	40.57
MIDWEST TAPE	503287118	3 AUDIOBOOKS - 1 JUVENILE &...	011-011-5318-0000	174.97
MIDWEST TAPE	503287140	6 DVDs - 1 JUVENILE & 5 ADULT	011-011-5318-0000	101.94
MIDWEST TAPE	503287141	2 MEMORIAL AUDIOBOOKS - ...	011-011-5321-0000	79.98
MIDWEST TAPE	503287142	2 MEMORIAL AUDIOBOOKS - J...	011-011-5321-0000	34.98
LOOKOUT BOOKS	ARU0348832	5 BOOKS - JUVENILE DEPARTM...	011-011-5313-0000	105.83
OPENTEXT INC.	2302861891	LIBRARY	011-011-5205-0000	25.24
AMANDA ASH	AASH01/2023	MILEAGE FOR LIBRARY ERRAN...	011-011-5211-0000	53.06

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
COX COMMUNICATIONS	028608401 FEB 2023	LIBRARY	011-011-5205-0000	406.83
BAKER & TAYLOR CO.	2037299334	2 BOOKS - ADULT DEPARTME...	011-011-5313-0000	32.80
BAKER & TAYLOR CO.	2037299335	1 BOOK - ADULT DEPARTMENT	011-011-5313-0000	16.11
BAKER & TAYLOR CO.	2037299336	9 BOOKS - ADULT DEPARTME...	011-011-5313-0000	180.68
BAKER & TAYLOR CO.	2037299337	3 BOOKS - JUVENILE DEPARTM...	011-011-5313-0000	28.09
BAKER & TAYLOR CO.	2037299338	1 BOOK - YOUNG ADULT DEPA...	011-011-5313-0000	11.12
BAKER & TAYLOR CO.	2037299339	5 BOOKS - YOUNG ADULT DEP...	011-011-5313-0000	69.11
ISERVE	6695	ROUTINE CLEANING OF THE LI...	011-011-5201-0000	1,544.00
CENTER POINT, INC	1987133	16 BOOKS - OUTREACH DEPAR...	011-011-5313-0000	382.32
BAKER & TAYLOR CO.	2037301404	6 BOOKS - JUVENILE DEPARTM...	011-011-5313-0000	65.44
BAKER & TAYLOR CO.	2037301405	1 BOOK - YOUNG ADULT DEPA...	011-011-5313-0000	11.71
COLLABORATIVE SUMMER LIB...	25455	SUPPLIES FOR JUVENILE DEPT. ...	011-011-5324-0000	187.63
COLLABORATIVE SUMMER LIB...	25456	SUPPLIES FOR ADULT/YOUNG ...	011-011-5323-0000	79.48
COLLABORATIVE SUMMER LIB...	25461	STAFF REQUESTS - SUMMER R...	011-011-5213-0000	73.75
MIDWEST TAPE	503314754	1 AUDIOBOOK - ADULT DEPAR...	011-011-5318-0000	29.99
MIDWEST TAPE	503314755	3 MEMORIAL AUDIOBOOKS - ...	011-011-5321-0000	119.97
MIDWEST TAPE	503314756	3 DVDs - 2 ADULT DEPT. & 1 J...	011-011-5318-0000	79.47
MIDWEST TAPE	503314757	1 MEMORIAL AUDIOBOOK - J...	011-011-5321-0000	29.99
PENWORTHY COMPANY	0587931-CM	$100 PENWORTHY GIFT CARD	011-011-5313-0000	-100.00
PENWORTHY COMPANY	0587952-IN	16 BOOKS - JUVENILE DEPAR...	011-011-5313-0000	317.77
BAKER & TAYLOR CO.	2037314247	3 BOOKS - ADULT DEPARTME...	011-011-5313-0000	50.38
BAKER & TAYLOR CO.	2037314248	3 BOOKS - ADULT DEPARTME...	011-011-5313-0000	64.30
BAKER & TAYLOR CO.	2037314249	6 BOOKS - ADULT DEPARTME...	011-011-5313-0000	89.98
BAKER & TAYLOR CO.	2037314250	2 BOOKS - JUVENILE DEPARTM...	011-011-5313-0000	20.48
BAKER & TAYLOR CO.	2037314251	2 BOOKS - YOUNG ADULT DEP...	011-011-5313-0000	22.24
BAKER & TAYLOR CO.	2037314252	2 BOOKS - YOUNG ADULT DEP...	011-011-5313-0000	18.38
DIGITAL OFFICE SYSTEMS	IN721057	SERVICE CONTRACT FOR CHIL...	011-011-5212-0000	30.31
NORTHEAST KANSAS LIBRARY ...	NEKLS2023	5 DAYS/WEEK + VOL. FEE - CO...	011-011-5213-0000	4,350.00
BAKER & TAYLOR CO.	2037316780	1 BOOK - ADULT DEPARTMENT	011-011-5313-0000	15.82
BAKER & TAYLOR CO.	2037316781	1 BOOK - JUVENILE DEPARTM...	011-011-5313-0000	10.53
BAKER & TAYLOR CO.	2037316782	1 BOOK - YOUNG ADULT DEPA...	011-011-5313-0000	8.57
BAKER & TAYLOR CO.	2037316783	2 BOOKS - YOUNG ADULT DEP...	011-011-5313-0000	19.00
BAKER & TAYLOR CO.	2037316784	6 MEMORIAL BOOKS - 1 ADULT..	011-011-5321-0000	97.39
BAKER & TAYLOR CO.	2037318406	1 BOOK - ADULT DEPARTMENT	011-011-5313-0000	16.40
BAKER & TAYLOR CO.	2037318407	18 BOOKS - ADULT DEPARTM...	011-011-5313-0000	314.16
BAKER & TAYLOR CO.	2037318408	2 BOOKS - JUVENILE DEPARTM...	011-011-5313-0000	25.98
BAKER & TAYLOR CO.	2037318409	1 BOOK - YOUNG ADULT DEPA...	011-011-5313-0000	11.12
INTRUST CARD CENTER	INV0046891	MAILCHIMP - ESSENTIALS PLA...	011-011-5213-0000	69.00
INTRUST CARD CENTER	INV0046891	AMAZON - HAND SNTZR GEL R...	011-011-5310-0000	48.10
INTRUST CARD CENTER	INV0046891	AMAZON - 7 BOOKS - 2 x ADU...	011-011-5313-0000	101.85
INTRUST CARD CENTER	INV0046891	AMAZON - 1 BOOK - ADULT D...	011-011-5313-0000	19.99
INTRUST CARD CENTER	INV0046891	ADOBE - SOFTWARE = 1 MON...	011-011-5315-0000	9.99
INTRUST CARD CENTER	INV0046891	AMAZON - 2 DVD SET - ADULT...	011-011-5318-0000	31.21
INTRUST CARD CENTER	INV0046891	AMAZON - 2 MEMORIAL BOO...	011-011-5321-0000	39.98

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
INTRUST CARD CENTER	INV0046891	AMAZON - 1 MEMORIAL BOOK...	011-011-5321-0000	15.63
INTRUST CARD CENTER	INV0046891	AMAZON - 10 MEMORIAL BO...	011-011-5321-0000	147.04
INTRUST CARD CENTER	INV0046891	BREWCO. - MEAL FOR BK CLUB...	011-011-5323-0000	112.88
PETTY CASH	PCASH02/2023	PETTY CASH	011-011-5213-0000	20.00
			Fund 011 - BRADFORD MEMORIAL LIBRARY Total:	**18,453.48**
Fund: 014 - INDUSTRIAL MILL LEVY FUND				
EL DORADO INC.	3817	MONTHLY MATCHING FUNDS ...	014-061-5201-0000	5,000.00
EL DORADO INC.	3818	1ST QTR 2023 - GENERAL FUN...	014-061-5201-0000	17,500.00
			Fund 014 - INDUSTRIAL MILL LEVY FUND Total:	**22,500.00**
Fund: 018 - SELF INSURANCE RESERVE FUND				
YMCA	43853	01-2023 YMCA MEMBERSHIPS	018-011-5401-0000	2,862.14
HEARTLAND RETIREMENT & B...	COE-E02012023	FEBRUARY 2023 EMPLOYEE B...	018-011-5201-0000	1,250.00
			Fund 018 - SELF INSURANCE RESERVE FUND Total:	**4,112.14**
Fund: 019 - COMMUNITY DEVELOPMENT DISTRICT				
DAYS INN & SUITES	INV0046806	JAN '23 MONTHLY PYMT PER C...	019-011-5213-0000	11,651.59
GUFFEY ZUMWALT PROPERTIE...	INV0046807	JAN '23 MONTHLY PYMT PER C...	019-011-5213-0000	1,780.38
RED COACH INN	INV0046808	JAN '23 MONTHLY PYMT PER C...	019-011-5213-0000	1,173.59
SUPER 8	INV0046809	JAN '23 MONTHLY PYMT PER C...	019-011-5213-0000	946.23
			Fund 019 - COMMUNITY DEVELOPMENT DISTRICT Total:	**15,551.79**
Fund: 020 - SALES TAX FUND				
KANSAS DEPARTMENT OF REV...	004-486035394-F02 JAN 2023	SALES TAX PERIOD 1/1/2023-1...	020-011-5209-0000	1,801.16
			Fund 020 - SALES TAX FUND Total:	**1,801.16**
Fund: 024 - TOURISM TAX FUND				
IMAGEQUEST INC.	IN4099065	ADMIN PRINTER SVC 11/16/2...	024-011-5210-0000	20.14
INTRUST CARD CENTER	INV0046795	ADOBE-CREDIT FOR INVOICE 7...	024-011-5201-0000	-35.46
INTRUST CARD CENTER	INV0046795	LAMPHOUSE-PHOTOBOOTH D...	024-011-5201-0000	200.00
INTRUST CARD CENTER	INV0046795	CONSTANT CONTACT-EMAIL ...	024-011-5201-0000	35.00
INTRUST CARD CENTER	INV0046795	FACEBOOK-FACEBOOK CHRIS...	024-011-5212-0000	23.44
MENNONITE PRESS, INC.	63236011	2023 CITY CALENDARS (548)	024-011-5212-0000	1,474.06
RAINBOW FIREWORKS INC.	INV0046694-1	4TH OF JULY DISPLAY BALANCE	024-011-5213-0000	5,000.00
PHILADELPHIA INSURANCE C...	2005232862	VOLUNTEER INSURANCE	024-011-5204-0000	145.66
INTRUST CARD CENTER	INV0046793	TIAK-DESTINATION STATEHOU...	024-011-5211-0000	125.00
INTRUST CARD CENTER	INV0046793	SQUARE ONLINE-WEBSITE HO...	024-011-5212-0000	29.00
U.S. BANK EQUIPMENT FINAN...	492471305	ADMIN PRINTER 1/16/2023-2/...	024-011-5210-0000	16.50
PITNEY BOWES BANK INC RES...	INV0046765	POSTAGE ALLOCATION FOR P...	024-011-5213-0000	125.00
COX COMMUNICATIONS	028608401 FEB 2023	CVB	024-011-5205-0000	100.34
IMAGEQUEST INC.	IN4236526	ADMIN PRINTER SVC 1/16/20...	024-011-5210-0000	29.04
AMAZON CAPITAL SERVICES	16JW-RV3X-HVGD	FOLDING HAND TRUCK DOLLY ...	024-011-5213-0000	27.47
AMAZON CAPITAL SERVICES	1DLP-JQ3F-N6FT	HR/TOURISM COLLAPSIBLE R...	024-011-5213-0000	25.83
AMAZON CAPITAL SERVICES	1DLP-JQ3F-N6FT	HR/TOURISM FOLDING TABLE ...	024-011-5213-0000	41.00
			Fund 024 - TOURISM TAX FUND Total:	**7,382.02**

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
Fund: 027 - EXPENDABLE TRUST FUND				
CEDAR CREEK KENNELS	000038	K9-NARCOTIC-HANDLER COUR...	027-152-7401-0000	15,000.00
CEDAR CREEK KENNELS	000039	K9-COURSE HOUSING	027-152-7401-0000	2,500.00
			Fund 027 - EXPENDABLE TRUST FUND Total:	**17,500.00**
Fund: 030 - CONSTRUCTION FUND				
AMAZON CAPITAL SERVICES	1RHX-JR6H-4CQD	SHADES FOR PERGOLA AT POOL	030-011-5315-0607	518.80
GARVER	22W34060-3	CONST CK INT IMP THRU 12/3...	030-011-5201-0605	60,780.60
APEX EXCAVATING LLC	597-2 2022	PAY ESTIMATE	030-011-5202-0597	22,511.20
APEX EXCAVATING LLC	597-2 2023	PAY ESTIMATE	030-011-5202-0597	22,511.20
PROFESSIONAL ENGINEERING ...	528834	HUNTON SIMPSON 2ND 5TH T...	030-011-5201-0569	3,361.65
PROFESSIONAL ENGINEERING ...	528834	HUNTON SIMPSON 2ND 5TH T...	030-011-5201-0570	1,243.35
PROFESSIONAL ENGINEERING ...	528835	ADLESPERGER SMITH PAVING ...	030-011-5201-0601	13,000.00
PROFESSIONAL ENGINEERING ...	528836	ADLESPERGER SMITH SEWER S...	030-011-5201-0602	2,825.00
PROFESSIONAL ENGINEERING ...	528837	ADLESPERGER SMITH WATER ...	030-011-5201-0603	1,000.00
PROFESSIONAL ENGINEERING ...	528885	CENTRAL AVE IMPROVEMENTS..	030-011-5201-0605	34,950.00
PROFESSIONAL ENGINEERING ...	528899	SITE CERTIFICATION-BASE GR...	030-011-5201-0605	15,400.00
PEARSON CONSTRUCTION, LLC	569-5	PAY ESTIMATE	030-011-5202-0569	279,621.39
APAC KANSAS, INC	604-2 2022	PAY ESTIMATE	030-011-5202-0604	6,328.07
APAC KANSAS, INC	604-2 2023	PAY ESTIMATE	030-011-5202-0604	6,328.06
			Fund 030 - CONSTRUCTION FUND Total:	**470,379.32**
Fund: 060 - WATER FUND				
EVERGY	3358593996 DEC 2022	1701 SUNSET RD SVC 12/12/2...	060-002-5205-0000	22.76
EVERGY	3358593996 JUL 2022	1701 SUNSET RD SVC 7/13/20...	060-002-5205-0000	22.75
EVERGY	3358593996 AUG 2022	1701 SUNSET RD SVC 8/11/20...	060-002-5205-0000	22.75
EVERGY	3358593996 SEPT 2022	1701 SUNSET RD SVC 9/12/20...	060-002-5205-0000	22.74
EVERGY	3358593996 OCT 2022	1701 SUNSET RD SVC 10/12/2...	060-002-5205-0000	22.77
CONCRETE MATERIALS CO.	623966	DISTR - 1111 S HIGH, 1007 S E...	060-003-5308-0000	895.75
EVERGY	5860869292 NOV 2022	2355 W ENTERPRISE AVE SVC ...	060-002-5205-0000	24.09
EVERGY	3358593996 NOV 2022	1701 SUNSET RD SVC 11/10/2...	060-002-5205-0000	22.75
BUTLER COUNTY PRINTING	41596	BUSINESS EXPENSE STATEME...	060-001-5212-0000	31.46
BUMPER TO BUMPER OF EL D...	895095	WTP - E.FLOC MIXER REPLCM...	060-002-5307-0000	57.18
FLEET FUELS, LLC	70703	DA PENNGRADE SELECT 0W20...	060-003-5303-0000	137.24
LINDER & ASSOCIATES	9058	WTP - INDUSTRIAL BOOSTER/ ...	060-002-5207-0000	178.00
ODP BUSINESS SOLUTIONS, LLC	287625303001	TONER	060-002-5310-0000	189.89
ODP BUSINESS SOLUTIONS, LLC	287625303001	TONER	060-003-5310-0000	189.89
ODP BUSINESS SOLUTIONS, LLC	287634489001	TONER (COLOR)	060-002-5310-0000	362.67
ODP BUSINESS SOLUTIONS, LLC	287634489001	TONER (COLOR)	060-003-5310-0000	362.67
EVERGY	5860869292 DEC 2022	2355 W ENTERPRISE AVE SVC ...	060-002-5205-0000	24.09
SUTHERLAND LUMBER TALLG...	150689	DISTR - HARDHAT INSERT	060-003-5312-0000	16.99
HACH COMPANY	13422362	WTP - LAB SUPPLIES	060-002-5304-0000	1,170.74
CORE & MAIN LP	R770975	#5104 ORD#971 - 1 1/2" X 12"...	060-000-0410-0000	2,773.28
CORE & MAIN LP	R946063	DISTR - BATTERY METER PUMP...	060-003-5302-0000	331.47
DOUBLE CHECK COMPANY, INC.	SMI-91156	SURGE PROTECTOR, POWER V...	060-003-5303-0000	287.85

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
METROCOURIER INC.	28329	WTP - (2) SAMPLE POSTAGE	060-002-5213-0000	42.72
CONCRETE MATERIALS CO.	630021	DISTR - MAIN & ASH STREET R...	060-003-5308-0000	336.25
ACE HARDWARE	K79154	WTP - VOLT TESTERS	060-002-5302-0000	33.98
HACH COMPANY	13428590	WTP - LAB SUPPLIES	060-002-5304-0000	19.95
INTRUST CARD CENTER	INV0046781	PU1 - HOG WILD/SAFETY MEET..	060-003-5211-0000	111.00
INTRUST CARD CENTER	INV0046781	PU1 - SAMS/ PLATES, CUPS, M...	060-003-5301-0000	59.00
INTRUST CARD CENTER	INV0046781	PU1 - WALMART/2023 PLANN...	060-003-5301-0000	9.14
INTRUST CARD CENTER	INV0046781	PU1 - BOMGAARS/COVERALLS ...	060-003-5305-0000	118.24
INTRUST CARD CENTER	INV0046781	PU1 - BOMGAARS/TAD DENIM...	060-003-5305-0000	154.98
INTRUST CARD CENTER	INV0046781	PU1 - WALMART/2023 PLANN...	060-003-5310-0000	4.12
INTRUST CARD CENTER	INV0046781	PU1 - SAMS/ PLATES, CUPS, M...	060-003-5310-0000	49.63
INTRUST CARD CENTER	INV0046781	PU1 - WALMART/2023 PLANN...	060-003-5312-0000	23.29
INTRUST CARD CENTER	INV0046782	PU2 - USPS/SHIPPING SAMPLES	060-002-5213-0000	21.75
INTRUST CARD CENTER	INV0046782	PU2 - USPS/SHIPPING SAMPLES	060-002-5213-0000	6.09
INTRUST CARD CENTER	INV0046784	JASON - WSU/MiniMPA TRAIN...	060-001-5211-0000	1,050.00
INTRUST CARD CENTER	INV0046784	JASON - KMU/2023 DAY AT CA...	060-001-5211-0000	35.00
EVERGY	1884951385 JAN 2023	1403 DOUGLASS RD HF-2 SVC ...	060-003-5205-0000	25.42
PEREGRINE CORPORATION	504680	JANUARY 20TH STATEMENT BI...	060-001-5201-0000	2.10
PEREGRINE CORPORATION	504680	JANUARY 20TH STATEMENT BI...	060-001-5213-0000	4.92
CORE & MAIN LP	S223765	#3338 ORD#969 - HYMAX CO...	060-000-0410-0000	3,875.80
CORE & MAIN LP	S224120	#5501 ORD#970 - FIRE HYDRA...	060-000-0410-0000	5,975.18
MIDWEST METER INC.	0151043-IN	#5002 ORD#674 - 1 1/2" METER	060-000-0410-0000	1,096.50
USA BLUEBOOK	243927	WTP -PHOSPHATE FEED TUBE ...	060-002-5307-0000	314.09
KANSAS BG, LLC	PI0043448	MOA, SUPER COOL, 44K, COO...	060-003-5303-0000	159.28
EVERGY	1039863941 JAN 2023	386 E CENTRAL AVE SVC 12/20...	060-002-5205-0000	16.53
EVERGY	1103668703 JAN 2023	2501 PIONEER RD SVC 12/21/...	060-002-5205-0000	1,365.52
EVERGY	1186297746 JAN 2023	905 SE RIVER RD WTR SVC 12/...	060-002-5205-0000	415.57
EVERGY	1862776022 JAN 2023	703 STONE RD SVC 12/21/202...	060-002-5205-0000	25.90
INTERSTATE ALL BATTERY CEN...	1900202043539	WTP - (2PK) AA & AAA	060-002-5310-0000	34.80
INTERSTATE ALL BATTERY CEN...	1900202043539	DSTR - (4PK) D'S	060-003-5310-0000	55.80
EVERGY	1929398122 JAN 2023	1204 E 12TH ST SPRNK SVC 12...	060-003-5205-0000	25.83
EVERGY	2408492822 JAN 2023	1776 LAKELAND DR IRRIG SVC ...	060-003-5205-0000	259.98
EVERGY	2773853948 JAN 2023	380 E CENTRAL AVE SAL SVC 1...	060-002-5205-0000	128.19
EVERGY	3040995134 JAN 2023	360 E CENTRAL AVE SVC 12/21...	060-002-5205-0000	245.85
EVERGY	3110820331 JAN 2023	1355 SW HAVERHILL RD PUMP...	060-002-5205-0000	23.94
EVERGY	3174924178 JAN 2023	220 E 1ST AVE SVC 12/21/2022..	060-001-5205-0000	643.82
EVERGY	3420376908 JAN 2023	2030 E 12TH ST PWS-8 SVC 12...	060-003-5205-0000	22.73
EVERGY	3488787769 JAN 2023	384 E CENTRAL AVE SHED SVC ...	060-003-5205-0000	26.35
EVERGY	3632433707 JAN 2023	1004 S MAIN ST RWD-6-2 SVC ...	060-003-5205-0000	25.56
PEREGRINE CORPORATION	505052	JANUARY 20TH BILLING	060-001-5201-0000	56.92
PEREGRINE CORPORATION	505052	JANUARY 20TH BILLING POST...	060-001-5213-0000	322.55
KANSAS GAS SERVICE	510264198 1003301 64 JAN 2...	2501 W PIONEER DR	060-002-5205-0000	76.78
CONFAB INC	63012-12001	DISTR - VALVE WRENCH MATE...	060-003-5302-0000	55.00
O'REILLY AUTOMOTIVE, INC	0255-307142	DISTR - DEF FLUID DIESELS	060-003-5307-0000	55.96

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
SUTHERLAND LUMBER TALLG...	150866	DISTR - VALVE WRENCH	060-003-5302-0000	19.49
EVERGY	3185044216 JAN 2023	525 W 6TH AVE WATER SVC 12...	060-002-5205-0000	137.24
EVERGY	3756991495 JAN 2023	902 MCCOLLUM RD TOWER S...	060-002-5205-0000	35.92
CARLISLE HEATING & AIR CON...	i8109	DISTR - RELOCATED CUST SERV...	060-003-5208-0000	1,576.70
CARLISLE HEATING & AIR CON...	i8132	DISTR - RELOCATED CUST SERV...	060-003-5208-0000	3,738.48
PITNEY BOWES BANK INC RES...	INV0046765	POSTAGE ALLOCATION FOR P...	060-001-5213-0000	375.00
TYLER TECHNOLOGIES, INC	025-409434	MONTHLY FEE TO SUPPORT &...	060-001-5201-0000	108.00
CORE & MAIN LP	S224131	#5501 ORD#973 - FIRE HYDRA...	060-000-0410-0000	5,975.18
BUG SHOCKERS	5648	DISTR - PEST CONTROL (1)	060-003-5201-0000	56.00
CORE & MAIN LP	R770977	#5102 ORD#972 - 2" X 12" ME...	060-000-0410-0000	1,558.00
BEVERAGE CARBONATION SER...	R140730	WTP - 2023 JAN EQUIP CHARGE	060-002-5210-0000	35.00
MUNICIPAL SUPPLY, INC OF W...	0861748-IN	DISTR - 6"X12" FLANGE (6)	060-003-5308-0000	1,290.00
MUNICIPAL SUPPLY, INC OF W...	0861749-IN	#6712 ORD#975 -TAP SADDLE ...	060-000-0410-0000	430.84
OPENTEXT INC.	2302861891	WATER	060-001-5205-0000	12.94
USA BLUEBOOK	253455	WTP - SOLENOID VALVE/PUMP...	060-002-5307-0000	945.13
KANSAS ONE-CALL SYSTEM, INC	3010225	2023 JAN LOCATES @$1.20	060-003-5201-0000	96.00
GLOBAL PAYMENTS INTEGRAT...	4128 JAN 2023	4128 JAN 2023 MERCHANT CC...	060-001-5203-0000	1,848.99
GLOBAL PAYMENTS INTEGRAT...	4129 JAN 2023	4129	060-001-5203-0000	2,349.26
USIC LOCATING SERVICES, LLC	564980	2023 JAN USIC LOCATES	060-003-5201-0000	2,065.24
COX COMMUNICATIONS	028608401 FEB 2023	WATER TREAT/MAINT	060-002-5205-0000	301.01
COX COMMUNICATIONS	028608401 FEB 2023	WATER MAINT	060-003-5205-0000	34.95
VERIZON CONNECT FLEET USA ...	600000037092	SERVICE FOR 1/1/23-1/31/23	060-003-5205-0000	535.44
EUROFINS EATON ANALYTICAL,...	8100044011	WTP - LAB TESTING	060-002-5201-0000	320.00
PEREGRINE CORPORATION	506228	JANUARY 2023 NEWSLETTER	060-001-5212-0000	199.80
PEREGRINE CORPORATION	506229	THINGS TO KNOW INSERT AB...	060-001-5212-0000	192.60
EVERGY	9331453189 JAN 2023	380 E CENTRAL AVE SVC 1/4/2...	060-000-1198-0000	9,797.15
EVERGY	9331453189 JAN 2023	380 E CENTRAL AVE SVC 1/4/2...	060-002-5205-0000	8,444.84
KANSAS MUNICIPAL UTILITIES	200007161	DISTR - LEADERSHIP TRAINING...	060-003-5211-0000	125.00
EVERGY	3488917010 JAN 2023	980 W 6TH ST SVC 1/6/2023-2...	060-002-5205-0000	25.90
PEREGRINE CORPORATION	506540	FEBRUARY 6TH STATEMENT BI...	060-001-5201-0000	2.07
PEREGRINE CORPORATION	506540	FEBRUARY 6TH STATEMENT BI...	060-001-5213-0000	4.83
PEREGRINE CORPORATION	506544	FEBRUARY 6TH BILLING	060-001-5201-0000	73.09
PEREGRINE CORPORATION	506544	FEBRUARY 6TH BILLING POST...	060-001-5213-0000	426.71
PEREGRINE CORPORATION	506545	FEBRUARY 2023 NEWSLETTER	060-001-5212-0000	199.80
MIKE JOHNSON SALES, INC	17141	SERVICE START CARDS (1000)	060-001-5301-0000	42.10
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	216/220 E FIRST AVE	060-001-5205-0000	135.17
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	380 E CENTRAL AVE	060-002-5205-0000	719.10
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	390 E CENTRAL AVE	060-003-5205-0000	416.13
WOODRIVER ENERGY LLC	320323	380 E CENTRAL - WTP	060-003-5205-0000	2,787.41
WOODRIVER ENERGY LLC	320323	390 E CENTRAL AVE-WATER T...	060-003-5205-0000	1,460.32
VERIZON WIRELESS	9927492802	PUBLIC UTILITIES	060-002-5205-0000	59.52
VERIZON WIRELESS	9927492802	WATER DISTRIBUTION	060-002-5205-0000	40.01
VERIZON WIRELESS	9927492802	LOCATES	060-003-5205-0000	40.01

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
EVERGY	8408164822 JAN 2023	780 W CENTRAL SBA MAG3 SV...	060-003-5205-0000	24.09
			Fund 060 - WATER FUND Total:	**73,642.25**
Fund: 063 - SEWER FUND				
APPLIED MOTION PRODUCTS	376968	ADAPTER KIT-23/NON NEMA S...	063-002-5307-0000	220.00
APPLIED MOTION PRODUCTS	377023	CREDIT FOR STM23Q-3AN RET...	063-002-5315-0000	-357.60
PRAIRIELAND PARTNERS	10081354	WWTP - INVOICE CREDIT COR...	063-002-5207-0000	-0.80
MIDWEST BIO-SYSTEMS, INC	23238	WWTP - SLINGER REPAIR	063-002-5307-0000	-191.51
KAESER COMPRESSORS, INC.	915490802	WWTP - REPLACE BLOWER SE...	063-002-5207-0000	244.77
KAESER COMPRESSORS, INC.	915509002	WWTP - REPLACE BLOWER SE...	063-002-5207-0000	1,421.30
LKQ MID-AMERICA AUTO PAR...	140849100	TRIM PANEL FRONT DOOR	063-003-5307-0000	100.00
LKQ MID-AMERICA AUTO PAR...	140849101	TRIM PANEL FRONT DOOR	063-003-5307-0000	100.00
KANSAS MUNICIPAL UTILITIES	200007006	WWTP - PRINGLE, LOGAN/CDL...	063-002-5211-0000	800.00
KANSAS MUNICIPAL UTILITIES	200007006	WWTP - JONES, JARROD/CDL ...	063-002-5211-0000	800.00
KANSAS MUNICIPAL UTILITIES	200007006	WWTP - AUSTIN, RYLIE/CDL T...	063-002-5211-0000	800.00
BUMPER TO BUMPER OF EL D...	894495	#6015 STARTER	063-003-5307-0000	-346.70
INTRUST CARD CENTER	INV0046780	PU3 - CDL STUDY/ JARROD, LO...	063-002-5211-0000	6.75
BUTLER COUNTY PRINTING	41596	BUSINESS EXPENSE STATEME...	063-001-5212-0000	31.46
T & D TIRE AND AUTO REPAIR	21879	#6320 - TIRE REPAIR	063-002-5207-0000	25.00
FLEET FUELS, LLC	70703	DA PENNGRADE SELECT 0W20...	063-003-5303-0000	137.24
DOUBLE CHECK COMPANY, INC.	SMI-91156	SURGE PROTECTOR, POWER V...	063-003-5303-0000	287.85
METROCOURIER INC.	28329	WWTP - (2) SAMPLE POSTAGE	063-002-5213-0000	42.72
KANSAS DEPARTMENT OF HEA...	C20 1827-01 3/2023	WATER POLLUTION CONTROL ...	063-001-7503-0000	31,100.49
KANSAS DEPARTMENT OF HEA...	C20 1827-01 3/2023	WATER POLLUTION CONTROL ...	063-001-7513-0000	8,054.20
KANSAS DEPARTMENT OF HEA...	C20 1827-01 3/2023	WATER POLLUTION CONTROL ...	063-001-7523-0000	923.65
KANSAS DEPARTMENT OF HEA...	C20 1987-01 3/2023	WATER POLLUTION CONTROL ...	063-001-7503-0000	23,825.35
KANSAS DEPARTMENT OF HEA...	C20 1987-01 3/2023	WATER POLLUTION CONTROL ...	063-001-7513-0000	7,568.97
KANSAS DEPARTMENT OF HEA...	C20 1987-01 3/2023	WATER POLLUTION CONTROL ...	063-001-7523-0000	970.38
SUTHERLAND LUMBER TALLG...	150781	WWTP - HOT WATER TANK RE...	063-002-5306-0000	40.98
INTRUST CARD CENTER	INV0046781	PU1 - CORNELL STORE/(3) SE...	063-003-5211-0000	102.00
INTRUST CARD CENTER	INV0046783	PU3 - MCD/CDL THEORY CLASS...	063-002-5211-0000	28.45
INTRUST CARD CENTER	INV0046783	PU3 - MCD/CDL THEORY CLASS...	063-002-5211-0000	18.74
INTRUST CARD CENTER	INV0046783	PU3 - JUMPSTART/CDL THEOR...	063-002-5303-0000	35.01
ACE HARDWARE	K79158	WWTP - HOT WATER TANK RE...	063-002-5306-0000	9.99
MERIDIAN ANALYTICAL LABS, ...	W3000180	WWTP - PERMIT SAMPLES	063-002-5201-0000	375.00
PEREGRINE CORPORATION	504680	JANUARY 20TH STATEMENT BI...	063-001-5201-0000	1.92
PEREGRINE CORPORATION	504680	JANUARY 20TH STATEMENT BI...	063-001-5213-0000	4.51
ACE HARDWARE	K79176	WWTP - PLIERS, TWIST WIRE	063-002-5302-0000	14.58
GRAINGER	9583167722	LIFT ST -VALVES FOR REPAIRS	063-003-5308-0000	603.18
KANSAS BG, LLC	PI0043448	MOA, SUPER COOL, 44K, COO...	063-003-5303-0000	159.28
EVERGY	0315639966 JAN 2023	105 W WETLANDS DR GATE S...	063-002-5205-0000	26.73
EVERGY	2297197769 JAN 2023	1275 SW TRAFFIC WAY SWRLF...	063-003-5205-0000	57.05
EVERGY	3064311210 JAN 2023	1362 GLENVIEW DR SWRLF SV...	063-003-5205-0000	132.30
EVERGY	3082990620 JAN 2023	3098 W CENTRAL AVE SWR 5 ...	063-003-5205-0000	141.22

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
EVERGY	3124170175 JAN 2023	791 STONE RD SWRLF SVC 12/...	063-003-5205-0000	800.69
EVERGY	3185905492 JAN 2023	1460 W 6TH AVE SEWER SVC 1...	063-003-5205-0000	89.38
EVERGY	3187535774 JAN 2023	150 E 8TH AVE SWRLF SVC 12/...	063-003-5205-0000	428.07
PEREGRINE CORPORATION	505052	JANUARY 20TH BILLING	063-001-5201-0000	52.17
PEREGRINE CORPORATION	505052	JANUARY 20TH BILLING POST...	063-001-5213-0000	295.67
KANSAS GAS SERVICE	510264198 1003301 64 JAN 2...	112 E 8TH AVE	063-002-5205-0000	52.85
EVERGY	6047077383 JAN 2023	2551 PIONEER RD SVC 12/21/...	063-003-5205-0000	31.28
EVERGY	8428490544 JAN 2023	905 SE RIVER RD SEWER SVC 1...	063-003-5205-0000	82.96
EVERGY	8610708791 JAN 2023	1634 E 12TH AVE SVC 12/21/2...	063-003-5205-0000	108.36
GRAINGER	9584924048	WWTP - EYE WASH STATION R...	063-002-5312-0000	554.10
EVERGY	1757173444 JAN 2023	2512 KACY CT SWRLF SVC 12/...	063-003-5205-0000	27.86
EVERGY	4497626547 JAN 2023	3180 W TOWANDA AVE SVC 1...	063-003-5205-0000	238.81
PITNEY BOWES BANK INC RES...	INV0046765	POSTAGE ALLOCATION FOR P...	063-001-5213-0000	375.00
MERIDIAN ANALYTICAL LABS, ...	W3000238	WWTP - PERMIT SAMPLES	063-002-5201-0000	210.00
TYLER TECHNOLOGIES, INC	025-409434	MONTHLY FEE TO SUPPORT &...	063-001-5201-0000	99.00
BUG SHOCKERS	5519	WWTP - PEST CONTROL (3)	063-002-5201-0000	169.00
JEM INC	1062	LIFTMASTER DOOR OPENERS	063-003-5206-0000	2,560.00
KANSAS ONE-CALL SYSTEM, INC	3010225	2023 JAN LOCATES @$1.20	063-003-5201-0000	96.00
USIC LOCATING SERVICES, LLC	564980	2023 JAN USIC LOCATES	063-003-5201-0000	1,239.12
EVERGY	2526367502 JAN 2023	105 W WETLANDS DR SVC 1/1...	063-002-5205-0000	17,568.36
LINDER & ASSOCIATES	9144	WWTP - PUMP #4 PARTS	063-002-5207-0000	1,890.63
PEREGRINE CORPORATION	506228	JANUARY 2023 NEWSLETTER	063-001-5212-0000	183.15
PEREGRINE CORPORATION	506229	THINGS TO KNOW INSERT AB...	063-001-5212-0000	176.55
AT&T	3163224982 FEB 2023	ACT 3163224982 SERVICE FR...	063-002-5205-0000	890.84
PEREGRINE CORPORATION	506540	FEBRUARY 6TH STATEMENT BI...	063-001-5201-0000	1.89
PEREGRINE CORPORATION	506540	FEBRUARY 6TH STATEMENT BI...	063-001-5213-0000	4.43
PEREGRINE CORPORATION	506544	FEBRUARY 6TH BILLING	063-001-5201-0000	67.00
PEREGRINE CORPORATION	506544	FEBRUARY 6TH BILLING POST...	063-001-5213-0000	391.15
PEREGRINE CORPORATION	506545	FEBRUARY 2023 NEWSLETTER	063-001-5212-0000	183.15
ALTERNATIVE ELECTRIC, LLC	1156	LIFT ST - STONE RD/FLEX RAKE...	063-003-5207-0000	4,073.38
ALTERNATIVE ELECTRIC, LLC	1157	LIFT ST - COLLEG ACRES/REPLC...	063-003-5207-0000	425.00
MIKE JOHNSON SALES, INC	17141	SERVICE START CARDS (1000)	063-001-5301-0000	38.59
VERIZON WIRELESS	9927481867	ACT 942026139-00001 SVC 1/...	063-002-5205-0000	16.21
VERIZON WIRELESS	9927492802	PUBLIC UTILITIES	063-001-5205-0000	18.56
VERIZON WIRELESS	9927492802	METER READER	063-001-5205-0000	35.98
VERIZON WIRELESS	9927492802	PUBLIC UTILITIES	063-001-5205-0000	18.56
VERIZON WIRELESS	9927492802	METER READER	063-001-5205-0000	35.98
VERIZON WIRELESS	9927492802	WWTP INTERNET MODEM	063-002-5205-0000	40.01
VERIZON WIRELESS	9927492802	WWTP SCADA DIALER	063-002-5205-0000	40.01
VERIZON WIRELESS	9927492802	6TH STREET TELEMETRY 1	063-002-5205-0000	40.01
VERIZON WIRELESS	9927492802	INDUSTRIAL TELEMETRY 1	063-002-5205-0000	40.01
VERIZON WIRELESS	9927492802	MC COLLUM TELEMETRY 1	063-002-5205-0000	40.01
VERIZON WIRELESS	9927492802	WTP TELEMETRY 1	063-002-5205-0000	40.01
VERIZON WIRELESS	9927492802	PUBLIC UTILITIES	063-002-5205-0000	49.52

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
EVERGY	6645301244 FEB 2023	1550 S HIGH ST DISIN SVC 1/1...	063-002-5205-0000	2,052.74
			Fund 063 - SEWER FUND Total:	**114,186.51**
Fund: 066 - REFUSE FUND				
FLEET FUELS, LLC	095431	CHEVRON 1000	066-001-5303-0000	2,797.74
FLEET FUELS, LLC	094783	CHEVRON DELO GR & CHEVR...	066-001-5303-0000	325.00
AIRGAS USA, LLC	9132378598	NINJA ICE GOVES XXL (4)	066-001-5312-0000	31.28
FLEET FUELS, LLC	094799	DA HYDRATRANS 135	066-001-5303-0000	2,538.22
AIRGAS USA, LLC	9132378599	NINJA ICE GLOVES LG (6) XL (8)	066-001-5312-0000	109.49
T & D TIRE AND AUTO REPAIR	21842	USED TIRE TRASH TRUCK	066-001-5307-0000	150.00
BUTLER COUNTY PRINTING	41596	BUSINESS EXPENSE STATEME...	066-001-5212-0000	31.46
ACE HARDWARE	K79062	BUNGEE CORD	066-001-5310-0000	14.99
JET'S DIESEL, LLC	SO-3218	MOTOR REPAIRS #53	066-001-5207-0000	5,508.89
FLEET FUELS, LLC	70703	DA PENNGRADE SELECT 0W20...	066-001-5303-0000	137.24
BUMPER TO BUMPER OF EL D...	895199	#53 HYDRAULIC HOSE & FITTI...	066-001-5307-0000	105.49
TRUCK CENTER COMPANIES	XA103105511 01	RELAY VLV KIT	066-001-5307-0000	119.64
TRUCK CENTER COMPANIES	XA103105528 01	CREDIT FOR INV # XA1031054...	066-001-5307-0000	-99.65
BUMPER TO BUMPER OF EL D...	895319	BELT	066-001-5307-0000	30.76
DOUBLE CHECK COMPANY, INC.	SMI-91156	SURGE PROTECTOR, POWER V...	066-001-5303-0000	287.85
AMAZON CAPITAL SERVICES	14NK-LFDF-GK3H	TRASH BAGS	066-001-5310-0000	1,449.75
AMAZON CAPITAL SERVICES	1VHW-TJ4F-476D	SERVICE AWARD - BEAVERS	066-001-5213-0000	144.98
TOWANDA BATTERY COMPANY	1439	BATTERIES	066-001-5307-0000	659.80
DAVE'S TOWING LLC	#23-01-5555	TAKE #53 TO GET REPAIRS	066-001-5207-0000	280.00
AMAZON CAPITAL SERVICES	11KC-31D7-CQT3	TRASH BAGS	066-001-5310-0000	-115.98
PROFESSIONAL CLEANING SYS...	138942	5 GALLON HOT STUFF LIQUID	066-001-5310-0000	120.00
AMAZON CAPITAL SERVICES	1G3K-WNCD-9HY3	FUEL FILTER/REGULATOR	066-001-5307-0000	63.99
AMAZON CAPITAL SERVICES	144N-333X-G336	FLOOR MATS #76	066-001-5307-0000	100.00
INTRUST CARD CENTER	INV0046770	CENTRAL KEY & SAFE CO - KEYS	066-001-5307-0000	20.00
INTRUST CARD CENTER	INV0046771	MGP SUPPLY - RAINSUIT - LIN...	066-001-5305-0000	37.94
KEY EQUIPMENT & SUPPLY CO	KC206864	PARKER ELEMENT, FILTER FOR...	066-001-5307-0000	162.05
PEREGRINE CORPORATION	504680	JANUARY 20TH STATEMENT BI...	066-001-5201-0000	1.80
PEREGRINE CORPORATION	504680	JANUARY 20TH STATEMENT BI...	066-001-5213-0000	4.23
AMAZON CAPITAL SERVICES	1HD1-C7QD-1RKT	DWALT 20V/60V BATTERIES	066-001-5302-0000	1,544.18
KANSAS BG, LLC	PI0043448	MOA, SUPER COOL, 44K, COO...	066-001-5303-0000	159.28
PEREGRINE CORPORATION	505052	JANUARY 20TH BILLING	066-001-5201-0000	49.01
PEREGRINE CORPORATION	505052	JANUARY 20TH BILLING POST...	066-001-5213-0000	277.76
EVERGY	6598910015 JAN 2023	222 E 2ND AVE SVC 12/21/202...	066-001-5205-0000	511.63
EVERGY	7949843848 JAN 2023	222 E LOCUST AVE SVC 12/21/...	066-001-5205-0000	28.91
KEY EQUIPMENT & SUPPLY CO	KC206951	ROLLER ASSY RH & LH	066-001-5307-0000	390.44
NORRIS SERVICE CENTER	20008	#72 BRAKE POD & CLEVIS	066-001-5307-0000	107.29
BUMPER TO BUMPER OF EL D...	896040	#72 HALOGEN BULB	066-001-5307-0000	5.37
PITNEY BOWES BANK INC RES...	INV0046765	POSTAGE ALLOCATION FOR P...	066-001-5213-0000	375.00
TYLER TECHNOLOGIES, INC	025-409434	MONTHLY FEE TO SUPPORT &...	066-001-5201-0000	93.00
SAFETY VISION	0689802-IN	BACK UP CAMERA #72	066-001-5307-0000	336.79

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
BUMPER TO BUMPER OF EL D...	896081	#55 DRAIN COCK	066-001-5307-0000	6.97
KEY EQUIPMENT & SUPPLY CO	KC206993	OIL LEVEL GAUGE, FILTER	066-001-5307-0000	246.43
FLEETPRIDE	WIC0210944	INSTALL LIGHT DUTY U JOINT ...	066-001-5307-0000	259.52
TRUCK CENTER COMPANIES	XA103108183 01	ALTERNATOR #78	066-001-5307-0000	155.15
AMAZON CAPITAL SERVICES	1GJV-9FTX-1PG7	WORK BOOTS - B LINDAHL	066-001-5305-0000	159.95
AMAZON CAPITAL SERVICES	1GJV-9FTX-4919	HI VIS RAINSUIT - A ARMSTEAD	066-001-5305-0000	39.99
FARMERS REPAIR, INC	1027180	TRANSMISSION REPAIR	066-001-5207-0000	2,359.48
DIRE TRUCK PARTS, INC.	15221	#55 GOVERNOR	066-001-5307-0000	13.41
AMAZON CAPITAL SERVICES	1NCR-CQ44-4QRC	HI VIS HOODIE - J HAVEN	066-001-5305-0000	24.37
KANSAS DEPARTMENT OF REV...	004-486035394-F02 JAN 2023	SALES TAX PERIOD 1/1/2023-1...	066-001-5209-0000	68.13
BUTLER COUNTY LANDFILL	1/31/23	JANUARY 2023 LANDFILL FEES	066-001-5201-0000	30,108.92
SUTHERLAND LUMBER TALLG...	150955	SMALL TOOLS	066-001-5302-0000	67.53
GLOBAL PAYMENTS INTEGRAT...	4128 JAN 2023	4128 JAN 2023 MERCHANT CC...	066-001-5203-0000	910.70
GLOBAL PAYMENTS INTEGRAT...	4129 JAN 2023	4129	066-001-5203-0000	1,157.10
B & B HYDRAULICS	3105967	#54 CYLINDER CONST	066-001-5207-0000	283.65
VERIZON CONNECT FLEET USA ...	600000037092	SERVICE FOR 1/1/23-1/31/23	066-001-5205-0000	535.28
FLEET FUELS, LLC	70728	HYDRATRANS, DEF	066-001-5303-0000	3,416.40
PEREGRINE CORPORATION	506228	JANUARY 2023 NEWSLETTER	066-001-5212-0000	172.05
PEREGRINE CORPORATION	506229	THINGS TO KNOW INSERT AB...	066-001-5212-0000	165.85
KANSAS GAS SERVICE	510264198 1615244 36 JAN 2...	222 E LOCUST AVE SVC 12/12/...	066-001-5205-0000	22.35
KANSASLAND TIRE WHOLESALE	66510	2 - 425/65R22.5 TIRES	066-001-5307-0000	1,591.90
O'REILLY AUTOMOTIVE, INC	0255-309228	BRAKE CLEANER	066-001-5310-0000	58.87
PEREGRINE CORPORATION	506540	FEBRUARY 6TH STATEMENT BI...	066-001-5201-0000	1.78
PEREGRINE CORPORATION	506540	FEBRUARY 6TH STATEMENT BI...	066-001-5213-0000	4.16
PEREGRINE CORPORATION	506544	FEBRUARY 6TH BILLING	066-001-5201-0000	62.94
PEREGRINE CORPORATION	506544	FEBRUARY 6TH BILLING POST...	066-001-5213-0000	367.45
PEREGRINE CORPORATION	506545	FEBRUARY 2023 NEWSLETTER	066-001-5212-0000	172.05
MIKE JOHNSON SALES, INC	17141	SERVICE START CARDS (1000)	066-001-5301-0000	36.26
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	222 E 2ND AVE	066-001-5205-0000	189.66
WOODRIVER ENERGY LLC	320323	222 E 2ND AVE	066-001-5205-0000	649.35
INTRUST CARD CENTER	INV0046949	SAFETY VEST & MORE - BOMB...	066-001-5305-0000	49.34
			Fund 066 - REFUSE FUND Total:	**62,252.61**
Fund: 069 - COMPRESSED NATURAL GAS STATION FUND				
HEARTLAND ACQUISITION LLC	1859 JAN 2023	1859 JAN 2023 MERCHANT CC...	069-001-5203-0000	65.87
KANSAS GAS SERVICE	510469962 1492273 82 JAN 2...	222 1/2 E 2ND AVE	069-001-5205-0000	497.42
WOODRIVER ENERGY LLC	320323	222 1/2 E 2ND AVE-CNG FUEL ...	069-001-5205-0000	3,176.18
			Fund 069 - COMPRESSED NATURAL GAS STATION FUND Total:	**3,739.47**
Fund: 072 - DATA PROCESSING FUND				
IMAGEQUEST INC.	IN4099065	ADMIN PRINTER SVC 11/16/2...	072-001-5210-0000	5.03
INTRUST CARD CENTER	INV0046796	WILLIE'S-LUNCH W/COMMISS...	072-001-5211-0000	16.53
INTRUST CARD CENTER	INV0046796	THE BUSINESS JOURNAL	072-001-5212-0000	98.55
INTRUST CARD CENTER	INV0046797	IIMC-MEDIA CLASS FOR JULIE ...	072-001-5211-0000	60.00
INTRUST CARD CENTER	INV0046797	PIZZA HUT-LUNCH FOR EMPLO...	072-001-5213-0000	1,005.78

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
INTRUST CARD CENTER	INV0046799	VIRIDESK - SALES TAX REFUND...	072-001-7402-0000	-59.63
INTRUST CARD CENTER	INV0046799	VARIDESK - ELECTRIC STANDI...	072-001-7402-0000	854.63
BUTLER COUNTY PRINTING	41596	BUSINESS EXPENSE STATEME...	072-001-5212-0000	71.50
CDW GOVERNMENT, INC	GB33581	TREND A/V MAINT	072-019-5201-0000	3,300.00
CDW GOVERNMENT, INC	GB56525	TREND MAINTENANCE	072-019-5201-0000	4,700.00
ODP BUSINESS SOLUTIONS, LLC	287625303001	STORAGE BOXES (3)	072-001-5301-0000	122.40
AMAZON CAPITAL SERVICES	1PPT-L74T-43V1	MONITOR RISER	072-019-5316-0000	29.88
INTRUST CARD CENTER	INV0046770	STARLINK - WWTP INTERNET	072-019-5201-0000	110.00
INTRUST CARD CENTER	INV0046792	BREWCO - EMPLOYEE APPREC...	072-001-5213-0000	80.00
INTRUST CARD CENTER	INV0046794	GRAMMARLY-EDITING PROGR...	072-001-5201-0000	144.00
INTRUST CARD CENTER	INV0046794	BREWCO-LUNCH W/COMMISS...	072-001-5211-0000	12.69
INTRUST CARD CENTER	INV0046798	SHRM-HALEY 2023 SHRM NAT...	072-001-5211-0000	229.00
INTRUST CARD CENTER	INV0046798	DILLONS-EMPLOYEE CARDS & ...	072-001-5213-0000	6.68
ODP BUSINESS SOLUTIONS, LLC	288754362001	CHAIRMATS	072-001-5301-0000	129.50
U.S. BANK EQUIPMENT FINAN...	492471305	ADMIN PRINTER 1/16/2023-2/...	072-001-5210-0000	65.99
AMAZON CAPITAL SERVICES	1CVD-XWJN-CL91	PD SQUAD PRINTER	072-019-5315-0000	579.00
AMAZON CAPITAL SERVICES	1DW4-RMMT-DHV1	MINI PC 11 PRO COMPUTER	072-019-5315-0000	358.06
AMAZON CAPITAL SERVICES	11WR-16C4-MH16	COMPUTER SPEAKER	072-019-5316-0000	88.78
AMAZON CAPITAL SERVICES	1PH9-TYJC-MYWM	COMPUTER SPEAKERS	072-019-5316-0000	81.92
AMAZON CAPITAL SERVICES	1XMV-MRVF-T4PY	SD CARD	072-019-5316-0000	56.96
AMAZON CAPITAL SERVICES	1XYY-D76L-9MKM	MINI PC COMPUTER	072-019-5315-0000	358.06
OPENTEXT INC.	2302861891	ADMIN/HR	072-001-5205-0000	22.58
INTRUST CARD CENTER	INV0046800	ADOBE CREDIT FOR INVOICE 7...	072-001-5201-0000	-1,004.75
ODP BUSINESS SOLUTIONS, LLC	291523767001	CHAIR MAT RETURNED	072-001-5301-0000	-54.88
ODP BUSINESS SOLUTIONS, LLC	291523769001	CHAIR MAT RETURNED	072-001-5301-0000	-74.62
VELOCITY	3439700 FEB 2023	ACT 3439700 SVC FROM 2/1/2...	072-019-5201-0000	10.00
VELOCITY	3439701 FEB 2023	ACT 3439701 SVC FROM 2/1/2...	072-019-5201-0000	10.00
VELOCITY	3439702 FEB 2023	ACT 3439702 SVC FROM 2/1/2...	072-019-5201-0000	10.00
COMMLINK IT, LLC	1924	CONNECT BRIDGE	072-019-5201-0000	30.00
AMAZON CAPITAL SERVICES	1RV1-N1KM-1PJ3	CHARGERS FOR COMMISSION	072-019-5316-0000	39.98
FLUTTERBYE CATERING	474	EMPLOYEE LUNCHEON	072-001-5213-0000	2,124.00
IMAGEQUEST INC.	IN4236526	ADMIN PRINTER SVC 1/16/20...	072-001-5210-0000	7.25
AMAZON CAPITAL SERVICES	16JW-RV3X-HVGD	FOLDING HAND TRUCK DOLLY ...	072-001-5213-0000	27.48
WICHITA STATE UNIVERSITY	441475	CCMFOA MEMBERSHIP-TABIT...	072-001-5211-0000	75.00
VERIZON WIRELESS	9927492802	HR PHONE	072-001-5205-0000	91.36
VERIZON WIRELESS	9927492802	JET PACK #5	072-001-5205-0000	40.01
VERIZON WIRELESS	9927492802	JET PACK #3	072-001-5205-0000	40.01
VERIZON WIRELESS	9927492802	JET PACK #2	072-001-5205-0000	40.01
VERIZON WIRELESS	9927492802	JET PACK #1	072-001-5205-0000	40.01
AMAZON CAPITAL SERVICES	1DLP-JQ3F-N6FT	HR/TOURISM FOLDING TABLE ...	072-001-5213-0000	41.00
AMAZON CAPITAL SERVICES	1DLP-JQ3F-N6FT	HR/TOURISM COLLAPSIBLE R...	072-001-5213-0000	25.83
ADVANCE INNOVATIONS LLC	205	ALL CITY TRAINING	072-001-5211-0000	750.00
MVP MEDIA NETWORK	23383510	JULIE - SOCIAL MEDIA TRAINI...	072-001-5211-0000	349.00
WICHITA STATE UNIVERSITY	443459	SPRING CCMFOA-TABITHA SH...	072-001-5211-0000	325.00

Vendor Name	Payable Number	Description (Item)	Account Number	Amount
INTRUST CARD CENTER	INV0046948	STARLINK - WWTP INTERNET S...	072-019-5201-0000	110.00
			Fund 072 - DATA PROCESSING FUND Total:	**15,579.58**
			Grand Total:	**1,026,052.02**

Report Summary

Fund Summary

Fund	Expense Amount	Payment Amount
001 - GENERAL FUND	141,435.65	140,468.62
003 - AIRPORT FUND	4,267.78	4,267.78
004 - FAMILY LIFE CENTER GRANT FUND	13,387.49	13,387.49
005 - EL DORADO SENIOR CENTER FUND	4,497.81	4,497.81
007 - MAJOR STREET FUND	34,556.88	31,350.01
009 - STORMWATER FUND	826.08	826.08
011 - BRADFORD MEMORIAL LIBRARY	18,453.48	17,857.81
014 - INDUSTRIAL MILL LEVY FUND	22,500.00	22,500.00
018 - SELF INSURANCE RESERVE FUND	4,112.14	4,112.14
019 - COMMUNITY DEVELOPMENT DISTRICT	15,551.79	15,551.79
020 - SALES TAX FUND	1,801.16	1,801.16
024 - TOURISM TAX FUND	7,382.02	2,382.02
027 - EXPENDABLE TRUST FUND	17,500.00	17,500.00
030 - CONSTRUCTION FUND	470,379.32	470,379.32
060 - WATER FUND	73,642.25	73,642.25
063 - SEWER FUND	114,186.51	114,316.42
066 - REFUSE FUND	62,252.61	62,203.27
069 - COMPRESSED NATURAL GAS STATION FUND	3,739.47	3,739.47
072 - DATA PROCESSING FUND	15,579.58	15,599.08
Grand Total:	**1,026,052.02**	**1,016,382.52**

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
001-000-1014-0000	JUDICIAL EDUCATION FEES	85.00	85.00
001-000-1016-0000	COMMUNITY CORRECTIO...	522.39	522.39
001-000-1017-0000	RESTITUTIONS PAYABLE	754.50	754.50
001-000-1018-0000	LAW ENFORCEMENT TRA...	1,911.11	1,911.11
001-000-1019-0000	REINSTATEMENT FEES	366.00	366.00
001-000-1021-0000	SEATBELT SAFETY FUND	20.00	20.00
001-000-1196-0000	CEREAL MALT BEVERAGE L..	425.00	425.00
001-011-5201-0000	PROFESSIONAL SERVICES	9,185.60	9,185.60
001-011-5203-0000	BANK SERVICE CHARGES	497.36	497.36
001-011-5205-0000	UTILITIES	4,038.77	4,038.77
001-011-5210-0000	RENTALS	143.98	143.98
001-011-5211-0000	TRAVL,TRAIN,MEMBERSH...	164.21	164.21
001-011-5212-0000	PUBLICATION AND PRINT...	456.46	456.46
001-011-5213-0000	OTHER CHARGES	814.10	814.10
001-011-5306-0000	MAINT &REPAIR-BLDGS&...	725.26	16.48
001-011-5310-0000	GENERAL SUPPLIES	157.65	157.65
001-011-5315-0000	NON-CAPITALIZED ASSETS	995.00	995.00

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
001-012-5203-0000	BANK SERVICE CHARGES	438.41	438.41
001-012-5205-0000	UTILITIES	18,949.11	18,949.11
001-012-5211-0000	TRAVL,TRAIN,MEMBERSH...	176.19	176.19
001-012-5212-0000	PUBLICATION AND PRINT...	181.95	181.95
001-012-5301-0000	OFFICE SUPPLIES	6.99	6.99
001-012-5305-0000	CLOTHING	291.54	291.54
001-012-5306-0000	MAINT &REPAIR-BLDGS&...	9.99	9.99
001-012-5307-0000	MAINTENANCE AND REPA...	73.06	73.06
001-012-5310-0000	GENERAL SUPPLIES	4.39	4.39
001-013-5201-0000	PROFESSIONAL SERVICES	8,400.00	8,400.00
001-013-5203-0000	BANK SERVICE CHARGES	276.46	276.46
001-013-5204-0000	INSURANCE & BONDS	145.67	145.67
001-013-5211-0000	TRAVL,TRAIN,MEMBERSH...	25.00	25.00
001-013-5311-0000	PRISONER CARE	3,430.00	3,430.00
001-014-5201-0000	PROFESSIONAL SERVICES	4,588.00	4,588.00
001-014-5310-0000	GENERAL SUPPLIES	559.76	559.76
001-021-5201-0000	PROFESSIONAL SERVICES	6,284.00	6,284.00
001-021-5203-0000	BANK SERVICE CHARGES	276.46	276.46
001-021-5204-0000	INSURANCE & BONDS	629.00	629.00
001-021-5205-0000	UTILITIES	3,747.12	3,747.12
001-021-5207-0000	MAINTENANCE AND REPA...	719.36	719.36
001-021-5211-0000	TRAVL,TRAIN,MEMBERSH...	4,859.00	4,859.00
001-021-5212-0000	PUBLICATION AND PRINT...	68.19	68.19
001-021-5213-0000	OTHER CHARGES	1,330.59	1,330.59
001-021-5301-0000	OFFICE SUPPLIES	397.87	397.87
001-021-5303-0000	MOTOR FUELS AND LUBR...	696.42	696.42
001-021-5305-0000	CLOTHING	588.49	588.49
001-021-5307-0000	MAINTENANCE AND REPA...	790.11	621.55
001-021-5310-0000	GENERAL SUPPLIES	1,023.72	1,023.72
001-021-5312-0000	SAFETY MATERIALS AND ...	55.79	55.79
001-021-5315-0000	NON-CAPITALIZED ASSETS	3,133.24	3,133.24
001-023-5201-0000	PROFESSIONAL SERVICES	2,400.20	2,400.20
001-023-5205-0000	UTILITIES	2,639.50	2,639.50
001-023-5210-0000	RENTALS	82.28	82.28
001-023-5211-0000	TRAVL,TRAIN,MEMBERSH...	1,930.00	1,930.00
001-023-5213-0000	OTHER CHARGES	125.00	125.00
001-023-5302-0000	SMALL TOOLS	86.98	86.98
001-023-5303-0000	MOTOR FUELS AND LUBR...	765.95	765.95
001-023-5305-0000	CLOTHING	3,375.06	3,375.06
001-023-5307-0000	MAINTENANCE AND REPA...	3,102.79	3,241.44
001-023-5309-0000	JANITORIAL & HOUSEHOL...	543.52	543.52
001-023-5310-0000	GENERAL SUPPLIES	154.15	154.15

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
001-023-5312-0000	SAFETY MATERIALS AND …	128.60	128.60
001-023-7506-0000	LEASE PURCHASE PRINCI…	10,110.29	10,110.29
001-023-7516-0000	LEASE PURCHASE INTERE…	628.40	628.40
001-033-5205-0000	UTILITIES	2,156.10	2,156.10
001-033-5206-0000	MAINT & REPAIR-BLDGS &..	90.00	90.00
001-033-5302-0000	SMALL TOOLS	272.92	272.92
001-033-5303-0000	MOTOR FUELS AND LUBR…	584.37	584.37
001-033-5306-0000	MAINT &REPAIR-BLDGS&…	247.52	247.52
001-033-5307-0000	MAINTENANCE AND REPA…	52.11	302.87
001-033-5310-0000	GENERAL SUPPLIES	771.61	771.61
001-033-5315-0000	NON-CAPITALIZED ASSETS	599.98	599.98
001-041-5201-0000	PROFESSIONAL SERVICES	653.23	653.23
001-041-5205-0000	UTILITIES	1,203.10	1,203.10
001-041-5305-0000	CLOTHING	15.23	15.23
001-041-5306-0000	MAINT &REPAIR-BLDGS&…	55.96	55.96
001-041-5307-0000	MAINTENANCE AND REPA…	100.00	0.00
001-041-5310-0000	GENERAL SUPPLIES	381.28	117.18
001-042-5201-0000	PROFESSIONAL SERVICES	2,000.00	2,000.00
001-042-5205-0000	UTILITIES	1,040.67	1,040.67
001-042-5206-0000	MAINT & REPAIR-BLDGS &..	192.96	192.96
001-042-5210-0000	RENTALS	370.00	370.00
001-042-5213-0000	OTHER CHARGES	63.00	63.00
001-042-5302-0000	SMALL TOOLS	187.00	187.00
001-042-5305-0000	CLOTHING	300.00	300.00
001-042-5307-0000	MAINTENANCE AND REPA…	865.71	750.71
001-042-5308-0000	MAINT & REPAIR-OTHER …	99.99	99.99
001-042-5309-0000	JANITORIAL & HOUSEHOL…	26.98	26.98
001-042-5310-0000	GENERAL SUPPLIES	90.44	90.44
001-042-5315-0000	NON-CAPITALIZED ASSETS	719.98	719.98
001-051-5201-0000	PROFESSIONAL SERVICES	75.00	75.00
001-051-5203-0000	BANK SERVICE CHARGES	257.81	257.81
001-051-5204-0000	INSURANCE & BONDS	145.67	145.67
001-051-5205-0000	UTILITIES	7,251.00	7,251.00
001-051-5206-0000	MAINT & REPAIR-BLDGS &..	1,491.96	1,491.96
001-051-5210-0000	RENTALS	891.87	891.87
001-051-5211-0000	TRAVL,TRAIN,MEMBERSH…	80.00	80.00
001-051-5212-0000	PUBLICATION AND PRINT…	31.46	31.46
001-051-5302-0000	SMALL TOOLS	135.52	135.52
001-051-5305-0000	CLOTHING	16.99	16.99
001-051-5306-0000	MAINT &REPAIR-BLDGS&…	155.63	155.63
001-051-5307-0000	MAINTENANCE AND REPA…	1,466.98	1,466.98
001-051-5308-0000	MAINT & REPAIR-OTHER …	4,739.25	4,739.25

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
001-051-5310-0000	GENERAL SUPPLIES	60.55	60.55
001-051-5330-0000	T-SHIRTS & AWARDS	250.70	250.70
001-051-5331-0000	ATHLETIC SUPPLIES	167.20	167.20
001-052-5205-0000	UTILITIES	124.07	124.07
001-052-5211-0000	TRAVL,TRAIN,MEMBERSH...	231.00	231.00
001-052-5302-0000	SMALL TOOLS	259.11	259.11
001-052-5306-0000	MAINT &REPAIR-BLDGS&...	833.11	833.11
001-052-5308-0000	MAINT & REPAIR-OTHER ...	135.66	135.66
001-052-5310-0000	GENERAL SUPPLIES	3.98	3.98
003-011-5203-0000	BANK SERVICE CHARGES	362.34	362.34
003-011-5205-0000	UTILITIES	1,579.55	1,579.55
003-011-5207-0000	MAINTENANCE AND REPA...	1,350.00	1,350.00
003-011-5209-0000	TAX PAYMENT	585.13	585.13
003-011-5211-0000	TRAVL,TRAIN,MEMBERSH...	100.00	100.00
003-011-5213-0000	OTHER CHARGES	255.00	255.00
003-011-5310-0000	GENERAL SUPPLIES	35.76	35.76
004-028-5213-0000	OTHER CHARGES	13,387.49	13,387.49
005-011-5201-0000	PROFESSIONAL SERVICES	152.90	152.90
005-011-5204-0000	INSURANCE & BONDS	257.89	257.89
005-011-5205-0000	UTILITIES	1,539.46	1,539.46
005-011-5213-0000	OTHER CHARGES	687.24	687.24
005-011-5301-0000	OFFICE SUPPLIES	445.16	445.16
005-011-5310-0000	GENERAL SUPPLIES	1,058.40	1,058.40
005-011-7402-0000	OFFICE EQUIPMENT & FU...	356.76	356.76
007-034-5201-0000	PROFESSIONAL SERVICES	419.90	419.90
007-034-5205-0000	UTILITIES	3,201.51	3,201.51
007-034-5206-0000	MAINT & REPAIR-BLDGS &..	2,000.00	2,000.00
007-034-5207-0000	MAINTENANCE AND REPA...	643.99	643.99
007-034-5211-0000	TRAVL,TRAIN,MEMBERSH...	6,330.69	6,017.86
007-034-5213-0000	OTHER CHARGES	93.65	81.99
007-034-5301-0000	OFFICE SUPPLIES	166.94	166.94
007-034-5302-0000	SMALL TOOLS	1,326.49	763.33
007-034-5303-0000	MOTOR FUELS AND LUBR...	787.12	787.12
007-034-5306-0000	MAINT &REPAIR-BLDGS&...	1,168.33	1,168.33
007-034-5307-0000	MAINTENANCE AND REPA...	6,672.40	4,394.18
007-034-5308-0000	MAINT & REPAIR-OTHER ...	1,929.46	1,929.46
007-034-5310-0000	GENERAL SUPPLIES	926.50	885.50
007-034-5312-0000	SAFETY MATERIALS AND ...	14.44	14.44
007-034-5315-0000	NON-CAPITALIZED ASSETS	7,446.07	7,446.07
007-034-5325-0000	TRAFFIC SIGNS,SIGNALS,...	1,429.39	1,429.39
009-011-5201-0000	PROFESSIONAL SERVICES	826.08	826.08
011-011-5201-0000	PROFESSIONAL SERVICES	1,553.99	1,553.99

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
011-011-5205-0000	UTILITIES	2,050.28	2,050.28
011-011-5210-0000	RENTALS	147.03	147.03
011-011-5211-0000	TRAVL,TRAIN,MEMBERSH...	242.06	242.06
011-011-5212-0000	PUBLICATION AND PRINT...	179.69	179.69
011-011-5213-0000	OTHER CHARGES	4,771.75	4,702.75
011-011-5301-0000	OFFICE SUPPLIES	326.20	326.20
011-011-5310-0000	GENERAL SUPPLIES	217.69	169.59
011-011-5313-0000	PRINT MATERIALS	5,015.61	4,893.77
011-011-5315-0000	NON-CAPITALIZED ASSETS	9.99	0.00
011-011-5318-0000	AUDIOVISUAL MATERIALS	1,179.04	1,147.83
011-011-5321-0000	MEMORIALS - BOOKS, ETC	1,224.92	1,022.27
011-011-5323-0000	PROGRAM EXPENSES - A...	334.84	221.96
011-011-5324-0000	PROGRAM EXPENSES - CH...	1,200.39	1,200.39
014-061-5201-0000	PROFESSIONAL SERVICES	22,500.00	22,500.00
018-011-5201-0000	PROFESSIONAL SERVICES	1,250.00	1,250.00
018-011-5401-0000	YMCA CITY CONTRIBUTION	2,862.14	2,862.14
019-011-5213-0000	OTHER CHARGES	15,551.79	15,551.79
020-011-5209-0000	TAX PAYMENT	1,801.16	1,801.16
024-011-5201-0000	PROFESSIONAL SERVICES	199.54	199.54
024-011-5204-0000	INSURANCE & BONDS	145.66	145.66
024-011-5205-0000	UTILITIES	100.34	100.34
024-011-5210-0000	RENTALS	65.68	65.68
024-011-5211-0000	TRAVL,TRAIN,MEMBERSH...	125.00	125.00
024-011-5212-0000	PUBLICATION AND PRINT...	1,526.50	1,526.50
024-011-5213-0000	OTHER CHARGES	5,219.30	219.30
027-152-7401-0000	MACHINERY & AUTOMOT...	17,500.00	17,500.00
030-011-5201-0569	PROFESSIONAL SERVICES	3,361.65	3,361.65
030-011-5201-0570	PROFESSIONAL SERVICES	1,243.35	1,243.35
030-011-5201-0601	PROFESSIONAL SERVICES	13,000.00	13,000.00
030-011-5201-0602	PROFESSIONAL SERVICES	2,825.00	2,825.00
030-011-5201-0603	PROFESSIONAL SERVICES	1,000.00	1,000.00
030-011-5201-0605	PROFESSIONAL SERVICES	111,130.60	111,130.60
030-011-5202-0569	PAYMENTS TO CONTRAC...	279,621.39	279,621.39
030-011-5202-0597	PAYMENTS TO CONTRAC...	45,022.40	45,022.40
030-011-5202-0604	PAYMENTS TO CONTRAC...	12,656.13	12,656.13
030-011-5315-0607	NON-CAPITALIZED ASSETS	518.80	518.80
060-000-0410-0000	INVENTORY	21,684.78	21,684.78
060-000-1198-0000	HOLLYFRONTIER ELECTRIC...	9,797.15	9,797.15
060-001-5201-0000	PROFESSIONAL SERVICES	242.18	242.18
060-001-5203-0000	BANK SERVICE CHARGES	4,198.25	4,198.25
060-001-5205-0000	UTILITIES	791.93	791.93
060-001-5211-0000	TRAVL,TRAIN,MEMBERSH...	1,085.00	1,085.00

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
060-001-5212-0000	PUBLICATION AND PRINT…	623.66	623.66
060-001-5213-0000	OTHER CHARGES	1,134.01	1,134.01
060-001-5301-0000	OFFICE SUPPLIES	42.10	42.10
060-002-5201-0000	PROFESSIONAL SERVICES	320.00	320.00
060-002-5205-0000	UTILITIES	12,246.52	12,246.52
060-002-5207-0000	MAINTENANCE AND REPA…	178.00	178.00
060-002-5210-0000	RENTALS	35.00	35.00
060-002-5213-0000	OTHER CHARGES	70.56	70.56
060-002-5302-0000	SMALL TOOLS	33.98	33.98
060-002-5304-0000	CHEMICALS / LAB SUPPLI…	1,190.69	1,190.69
060-002-5307-0000	MAINTENANCE AND REPA…	1,316.40	1,316.40
060-002-5310-0000	GENERAL SUPPLIES	587.36	587.36
060-003-5201-0000	PROFESSIONAL SERVICES	2,217.24	2,217.24
060-003-5205-0000	UTILITIES	5,684.22	5,684.22
060-003-5208-0000	MAINT & REPAIR-OTHER …	5,315.18	5,315.18
060-003-5211-0000	TRAVL,TRAIN,MEMBERSH…	236.00	236.00
060-003-5301-0000	OFFICE SUPPLIES	68.14	68.14
060-003-5302-0000	SMALL TOOLS	405.96	405.96
060-003-5303-0000	MOTOR FUELS AND LUBR…	584.37	584.37
060-003-5305-0000	CLOTHING	273.22	273.22
060-003-5307-0000	MAINTENANCE AND REPA…	55.96	55.96
060-003-5308-0000	MAINT & REPAIR-OTHER …	2,522.00	2,522.00
060-003-5310-0000	GENERAL SUPPLIES	662.11	662.11
060-003-5312-0000	SAFETY MATERIALS AND …	40.28	40.28
063-001-5201-0000	PROFESSIONAL SERVICES	221.98	221.98
063-001-5205-0000	UTILITIES	109.08	109.08
063-001-5212-0000	PUBLICATION AND PRINT…	574.31	574.31
063-001-5213-0000	OTHER CHARGES	1,070.76	1,070.76
063-001-5301-0000	OFFICE SUPPLIES	38.59	38.59
063-001-7503-0000	STATE REVOLVING LOAN …	54,925.84	54,925.84
063-001-7513-0000	STATE REVOLVING LOAN …	15,623.17	15,623.17
063-001-7523-0000	SERVICE FEES	1,894.03	1,894.03
063-002-5201-0000	PROFESSIONAL SERVICES	754.00	754.00
063-002-5205-0000	UTILITIES	20,897.31	20,897.31
063-002-5207-0000	MAINTENANCE AND REPA…	3,580.90	3,581.70
063-002-5211-0000	TRAVL,TRAIN,MEMBERSH…	2,453.94	2,453.94
063-002-5213-0000	OTHER CHARGES	42.72	42.72
063-002-5302-0000	SMALL TOOLS	14.58	14.58
063-002-5303-0000	MOTOR FUELS AND LUBR…	35.01	35.01
063-002-5306-0000	MAINT &REPAIR-BLDGS&…	50.97	50.97
063-002-5307-0000	MAINTENANCE AND REPA…	28.49	0.00
063-002-5312-0000	SAFETY MATERIALS AND …	554.10	554.10

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
063-002-5315-0000	NON-CAPITALIZED ASSETS	-357.60	0.00
063-003-5201-0000	PROFESSIONAL SERVICES	1,335.12	1,335.12
063-003-5205-0000	UTILITIES	2,137.98	2,137.98
063-003-5206-0000	MAINT & REPAIR-BLDGS &..	2,560.00	2,560.00
063-003-5207-0000	MAINTENANCE AND REPA...	4,498.38	4,498.38
063-003-5211-0000	TRAVL,TRAIN,MEMBERSH...	102.00	102.00
063-003-5303-0000	MOTOR FUELS AND LUBR...	584.37	584.37
063-003-5307-0000	MAINTENANCE AND REPA...	-146.70	-346.70
063-003-5308-0000	MAINT & REPAIR-OTHER ...	603.18	603.18
066-001-5201-0000	PROFESSIONAL SERVICES	30,317.45	30,317.45
066-001-5203-0000	BANK SERVICE CHARGES	2,067.80	2,067.80
066-001-5205-0000	UTILITIES	1,937.18	1,937.18
066-001-5207-0000	MAINTENANCE AND REPA...	8,432.02	8,432.02
066-001-5209-0000	TAX PAYMENT	68.13	68.13
066-001-5212-0000	PUBLICATION AND PRINT...	541.41	541.41
066-001-5213-0000	OTHER CHARGES	1,173.58	1,173.58
066-001-5301-0000	OFFICE SUPPLIES	36.26	36.26
066-001-5302-0000	SMALL TOOLS	1,611.71	1,611.71
066-001-5303-0000	MOTOR FUELS AND LUBR...	9,661.73	9,661.73
066-001-5305-0000	CLOTHING	311.59	262.25
066-001-5307-0000	MAINTENANCE AND REPA...	4,425.35	4,425.35
066-001-5310-0000	GENERAL SUPPLIES	1,527.63	1,527.63
066-001-5312-0000	SAFETY MATERIALS AND ...	140.77	140.77
069-001-5203-0000	BANK SERVICE CHARGES	65.87	65.87
069-001-5205-0000	UTILITIES	3,673.60	3,673.60
072-001-5201-0000	PROFESSIONAL SERVICES	-860.75	-860.75
072-001-5205-0000	UTILITIES	273.98	273.98
072-001-5210-0000	RENTALS	78.27	78.27
072-001-5211-0000	TRAVL,TRAIN,MEMBERSH...	1,817.22	1,817.22
072-001-5212-0000	PUBLICATION AND PRINT...	170.05	170.05
072-001-5213-0000	OTHER CHARGES	3,310.77	3,310.77
072-001-5301-0000	OFFICE SUPPLIES	122.40	251.90
072-001-7402-0000	OFFICE EQUIPMENT & FU...	795.00	795.00
072-019-5201-0000	PROFESSIONAL SERVICES	8,280.00	8,170.00
072-019-5315-0000	NON-CAPITALIZED ASSETS	1,295.12	1,295.12
072-019-5316-0000	COMPUTER SUPPLIES	297.52	297.52
	Grand Total:	**1,026,052.02**	**1,016,382.52**

Project Account Summary

Project Account Key	Expense Amount	Payment Amount
None	1,026,052.02	1,016,382.52

Project Account Summary

Project Account Key	Expense Amount	Payment Amount
None		
Grand Total:	**1,026,052.02**	**1,016,382.52**

Payroll	
02/08/23	$ 215,812.58
02/22/23	$ 216,666.29
Expenses	$1,023,052.02
Total	$1,455,530.89

TO: City Commission
FROM:
SUBJ: Civic Center Appraisal
DATE: March 6, 2023

Background:
On October 19, 2022, the Real Life Church provided the City with a proposal to purchase the Civic Center from the City for use as a place of worship. The church currently rents space at the Civic Center for its Sunday worship services. Church representatives have expressed the desire to purchase the Civic Center due to inadequate sites in the community to move into or build on. Following a discussion during the November 2, 2022 work session, the City Commission asked the City Manager to solicit proposals to appraise the property. Martens Appraisal from Wichita, Kansas, was selected to complete a commercial property appraisal. Chris Huffman from Martens Appraisal will present the appraisal for the City Commission's information.

Recommendation:
Not Applicable

Attachments:
1. Real Estate Appraisal Report of the El Dorado Civic Center

Policy Issue:
Not Applicable

Fiscal Impact:
Not Applicable

Trade-offs:
Not Applicable

Staff Recommendation:
The City Manager recommends accepting the appraisal of the Civic Center conducted by Martens Appraisal. No other action is necessary at this time.

Commission Action:
Commissioner _____ moved to accept the appraisal of the Civic Center completed by Martens Appraisal.

Commissioner _____ seconded the motion.

MARTENS
APPRAISAL

435 S Broadway, Wichita, Kansas 67202
T 316.263.6161 F 888.804.4612 www.martensappraisal.com

Real Estate Appraisal Report

of:

El Dorado Civic Center
201 E. Central Avenue
El Dorado, Kansas 67042

Prepared For:

Mr. David Dillner
City Manager
City of El Dorado
720 E. First Avenue
El Dorado, KS 67042

MARTENS
APPRAISAL

435 S Broadway, Wichita, Kansas 67202
T 316.263.6161 F 888.804.4612 www.martensappraisal.com

February 15, 2023

Mr. David Dillner
City Manager
City of El Dorado
720 E. First Avenue
El Dorado, KS 67042

Re: Appraisal Report #2023-014
Property: El Dorado Civic Center
201 E. Central Avenue
El Dorado, Kansas 67042

Dear Mr. Dillner:

I am pleased to transmit this appraisal report communicating my opinion of the market value of the fee simple interest in the property identified above as of January 26, 2023. The value opinion reported is qualified by certain limiting conditions and certifications, which are set forth in Sections 1 and 9 of this report.

This report was prepared for, and our professional fee billed to City of El Dorado. It is intended for use only by the parties named above. Dissemination of this report to non-client, non-intended users does not extend reliance to any other party. We will not be responsible for unauthorized use of the report, its conclusions or contents, used in part or in its entirety.

This appraisal has been prepared in accordance with my interpretation of the Uniform Standards of Professional Appraisal Practice (USPAP), the applicable laws of the State of Kansas, City of El Dorado Appraisal Requirements, and any other specific requirements set forth within the engagement letter.

Respectfully submitted,

Chris W. Huffman, P.E.
Certified General Real Property Appraiser
Kansas #G-2537

CWH/cwh
Enclosures

MARTENS APPRAISAL

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MARTENS APPRAISAL

Section One - Summary of Salient Facts

Executive Summary

Type of Property:	Community, Recreation Center
Property Address:	201 E. Central Avenue El Dorado, Kansas 67042
Legal Description:	SMITH'S ADD TO EL, CORRECTED, S02, T26, R05E, ACRES 3.5, BLKS 1,2, 3, 4; BEG 230.75S & 8.72E NE/C BLK 4 S250.25 W163.72 N10 W160 N240 E330 TO POB; VAC NORTH & WEST ST ADJ (SCALED) – See Deed in Addenda.
Site Area:	152,460 sq.ft. (3.50 acres)
Improvements:	One-story, community, recreation center building of tilt-Up Concrete & Brick construction; 20,242 sq.ft. GBA; 20,242 sq.ft. NRA; built in 1958.
Zoning:	"C-1" - Business General District.
Highest and Best Use:	
"As Vacant":	Commercial Mixed Use
"As Improved":	Continued use
Property Rights Appraised:	Fee Simple Estate
Date of Inspection:	January 26, 2023

Effective Dates of Valuation:

"As Is":	January 26, 2023

Furniture, Fixtures & Equipment: No FF&E is included in the opinion of value contained in this report.

Estimated Exposure Time: 12 to 18 months

Value Opinions and Conclusions

Income approach	Not Applied
Sales comparison approach	$1,923,000
Cost approach	$3,450,000
Land value	$305,000
FF&E value	$0

Minimum supported market value	**$1,250,000**
Most probable supported market value	**$1,950,000**
Maximum supported market value	**$3,445,000**

- *Please refer to the Extraordinary Assumptions & Hypothetical Conditions in Section 1 and the Contingent & Limiting Conditions in Section 9.*

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Taxes & Assessment Analysis

Current Valuations & Taxes

Commercial Real Estate in the State of Kansas is assessed at 25% of *Market Value*. Real estate taxes are paid in arrears, so the current taxes for the subject property are for the 2022 tax year. Taxes are typically paid twice per year, with the first half of the payment made in December and the second half made in May of the following year. The Butler County Appraiser's Office has valued the property as shown in the following table.

Tax Year	2022	2022
County Appraised Value		
Land	$35,500	$67,000
Improvements	$624,160	$893,890
Total	$659,660	$960,890
Assessment Ratio	25.0%	0.0%
Assessed Value	$164,915	$0
Taxable Value	$164,915	$0
Tax Rate	170.159	170.159
General Taxes	$28,062.00	$0
Special Assessments	$0.00	$0
Total Taxes	$28,061.78	$0.00
Payment Status	Current	Exempt
Amount Due	$0.00	$0.00

Source: County records.

Derivation of Estimated Ad Valorem Taxes

Based on the most probable market value opinion of $1,950,000 developed in this appraisal, the 25% assessment ratio assessed on commercial real estate in the State of Kansas and the actual 2022 mill levy (170.159 mills) for the subject property, real estate taxes area estimated as calculated in the following spreadsheet.

Derivation of Estimated Taxes			
Market Value Opinion		$	1,950,000
Assessment Ratio of 25%:	x		25.0%
Assessed Value for Tax Purposes:		$	487,500
Mill Levy / 1000:	x		0.170159 mills
Estimated Taxes:		$	82,953
Taxes Per Sq.Ft.		$	4.10

- ***The reader should note that the above estimated tax burden assumes the subject is conveyed to an entity that is not exempt from ad-velorum taxes. The actual tax burden will depend upon the assessment rate and the actual price of the purchase.***

Definitions and Concepts

Property Rights Appraised: Property rights appraised include the fee simple interest. *Fee simple estate* is defined as absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat.[1]

Purpose of the Appraisal: To estimate *Market Value* of the subject property as of the effective date of the appraisal.

Standard of Value - Market Value: The most probable price which a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller each acting prudently and knowledgeably, and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby:

1. Buyer and seller are typically motivated;
2. Both parties are well informed or well advised and acting in what they consider their own best interests;
3. A reasonable time is allowed for exposure in the open market;
4. Payment is made in terms of cash in U.S dollars or in terms of financial arrangements comparable thereto; and
5. The price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions granted by anyone associated with the sale.[2]

Intended Use of the Appraisal: To document the market value for the subject for the possible sale. This report is not for lending purposes

Intended Users of the Appraisal Report: This report is intended for use only by City of El Dorado and their legal counsel. Use of this report by others is not intended by the appraiser.

[1] Appraisal Institute, *The Dictionary of Real Estate Appraisal*, 6th ed. (Chicago: Appraisal Institute, 2015).

[2] 12 CFR 34 & 12 CFR 323

Scope of Work

The *Scope of the Work Rule* of USPAP states that for each appraisal and appraisal review assignment, an appraiser must:

1. identify the problem to be solved;
2. determine and perform the scope of work necessary to develop credible assignment results; and
3. disclose the scope of work in the report.[3]

USPAP does not require a scope of work section but requires the scope of work to be disclosed throughout the report. This section is presented as an outline to the scope of work performed, but the user should read the entire report to fully understand the scope of work.

This appraisal has been prepared in accordance with my interpretation of the Uniform Standards of Professional Appraisal Practice (USPAP), the applicable laws of the State of Kansas, City of El Dorado Appraisal Requirements, and any other specific requirements set forth within the engagement letter.

Site Visit	Chris W. Huffman, P.E. observed the interior and exterior of the subject property on January 26, 2023. Mr. Brad Meyer (Director of Public Works) accompanied the appraiser during the site visit and provided information relevant to the appraisal. The site visit was limited to a cursory tour of the property and does not include a thorough analysis of the systems and components (including but not limited to structural, mechanical, electrical, and plumbing). The roof, crawl space (if applicable), and other inaccessible areas were not inspected. Any rating reported of a component or the property overall (i.e. good, average, fair, poor), or estimate of effective age and remaining life is subjective in nature and intended to communicate how the property compares to other properties in its market segment. Such a rating should not be construed as an expert opinion of the quality of the components and should not be used as a basis for estimating maintenance and replacement schedules. The subject is an existing community, recreation center that is operated by the City of El Droado as El Dorado Civic Center.
Measurements	Land and building areas per Butler County measurements.
Income Approach	The income approach is not applied in this appraisal. A portion of the subject is leased at arm's length, but the majority of the subject is not. This, plus the lack of confirmable comparable rents in the local market means the income approach does not produce a reliable indication of value, and is omitted. This omission does not have a material impact upon my opinions of value.
Sales Comparison Approach	The sales comparison approach consisted of an analysis of comparable sales, which were adjusted for differences in physical and/or economic characteristics.
Cost Approach	In the cost approach, an opinion of value was estimated for the site and was added to the estimated replacement cost of the improvements, less depreciation. Replacement cost new was estimated based on figures from the Marshall Valuation Service Cost Manual.

[3] Uniform Standards of Professional Appraisal Practice – 2020-2023 Edition, © The Appraisal Foundation, p. 13-14.

I have not previously appraised the property that is the subject of this report within the last three years.

Public information was obtained from online services of the local county courthouse and city and state offices. Market data including land and improved sales and lease data was obtained from a variety of sources including:

- County sales data.
- *Marshall Valuation Service*, published by Marshall & Swift
- Local appraisal and brokerage offices and other market participants

Information Requested by &/or Provided to the Appraiser:

- Legal Description
- Title Policy
- Site Survey/Plan
- Building Layout Sketches
- Environmental Site Assessment
- Detailed Operating Expenses
- Recent Capital Expenditures
- Known Items Of Deferred Maintenance

Extraordinary Assumptions and Hypothetical Conditions:

An *extraordinary assumption* is defined as an assignment-specific assumption as of the effective date regarding uncertain information used in the analysis which, if found to be false, could alter the appraiser's opinions or conclusions. Extraordinary assumptions presume as fact otherwise uncertain information about physical, legal, or economic characteristics of the subject property; or about conditions external to the property such as market conditions or trends; or about the integrity of data used in an analysis. An extraordinary assumption may be used in an assignment only if:

- It is required to properly develop credible opinions and conclusions;
- The appraiser has a reasonable basis for the extraordinary assumption; and
- Use of the extraordinary assumption results in a credible analysis.[4]

A *hypothetical condition* is a condition directly related to a specific assignment, which is contrary to what is known by the appraiser to exist on the effective date of the assignment results, but is used for the purpose of analysis. Hypothetical conditions are contrary to known facts about physical, legal, or economic characteristics of the subject property; or about conditions external to the property, such as market conditions or trends; or about the integrity of data used in an analysis. A hypothetical condition may be used in an assignment only if:

- Use of the hypothetical condition is clearly required for legal purposes, for purposes of reasonable analysis, or for purposes of comparison; and
- Use of the hypothetical condition results in a credible analysis; and
- The appraiser determines that the scope of work necessary to produce credible assignment results in accordance with the scope of work rule.[5]

The value opinion reported is qualified by certain definitions, limiting conditions, and certifications which are set forth in this report. Due to the nature of the appraisal problem, the appraiser had to use the following extraordinary assumptions and hypothetical conditions, as per Standards Rule 1-2 and 2-2 of USPAP.

[4] Uniform Standards of Professional Appraisal Practice, 2020-2023 Edition, © The Appraisal Foundation, page 4, 17.
[5] Uniform Standards of Professional Appraisal Practice, 2020-2023 Edition, © The Appraisal Foundation, page 4, 17-18.

- As part of this appraisal, I assume there are no environmental conditions that would negatively impact the marketability of the property. If such conditions exist, it could negatively impact my opinion of market value.

If any of these assumptions are proven false, it could have a material impact on my opinion of market value.

Compliance with the Competency Rule of USPAP:

- I have appraised similar properties throughout the State of Kansas, and affirm that I am competent to complete this appraisal in accordance with the Competency Rule of the Uniform Standards of Professional Appraisal Practice.

History of the Property

Sales History
History of Ownership information on the subject property was obtained from various on-line services and offices of Butler County. Transfers of ownership are recorded in the Register of Deeds Offices. The current owner of record is City of El Dorado. No transfers of ownership have been recorded during the last three years. No title information could be found at the Butler County Register of Deeds office. A full title report was requested, but no such report apparently exists.

Current Listings/Offers to Purchase
None were reported.

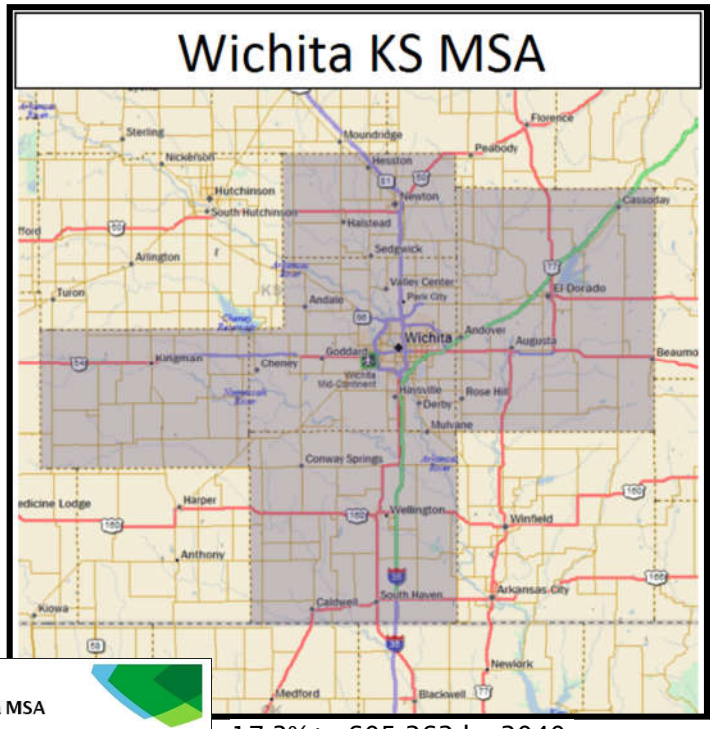
Recent/Planned Capital Expenditures
According to Mr. Meyer, the parking lot was expanded and the existing lot resurfaced and remarked at a cost of $118,098.73. This work was done in 2022.

Encumbrances
A title search has not been authorized by the client, nor does the appraiser make any representations as to quality or transferability of title.

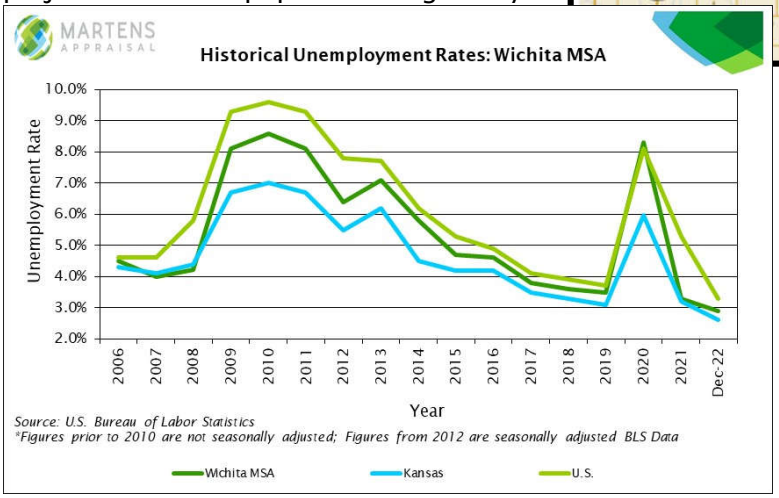
Financial Data
A portion of the subject is leased to a tenant; however, most of the building is used or occupied by civic organizations. The fee simple estate is analyzed in this appraisal.

Wichita MSA Summary Area Analysis

The Wichita Metropolitan Statistical Area (MSA) is comprised of the following five counties: Butler, Harvey, Sumner, Sedgwick, and Kingman. According to Esri, the 2020 estimated population is 651,374. Between 2020 and 2025, the Wichita MSA is expected to grow about 2.1 percent, slightly more than the projected population growth for the State of Kansas, but below the projected 3.7 percent growth expected nationally.



Sedgwick County (pop. 516,042) is the central county of the MSA (80% of MSA population). In addition to Wichita, Sedgwick County contains twenty smaller cities ranging in population from Derby (pop. 23,847) to Viola (pop. 128). Sedgwick County's population has increased by 16,914 persons (3.4%) since 2010. CEDBR projects the MSA's population to grow by 17.3% to 605,262 by 2040.



The City of Wichita is the economic hub of southcentral Kansas and northern Oklahoma, and the economy is anchored by a large manufacturing sector, including four aircraft assembly plants. In addition to aircraft manufacturers, the local economy is also supported by healthcare and education. These sectors account for nearly 45 percent of jobs in the area. In February 2023 Governor Kelly announced that Integra Technologies is bringing a semiconductor manufacturing plant to Wichita that will create at least 2,000 jobs. According to Gov. Kelly, this will be the second-largest private investment in Kansas history. The top ten employers in the city as of 1Q2023 include:

Wichita MSA Top 10 Employers			
	Company	Primary Services	Full-Time Local Employment
1	Spirit AeroSystems	Aircraft Assemblies	9,500
2	Textron Aviation (Beechcraft and Cessna)	Aircraft Manufacturer	9,000
3	Unified School District 259 -- Wichita	Public School District	5,600
4	Ascension Via Christi	Health Care	5,400
5	U.S. Government (a)	Federal Government	5,200
6	McConnell Air Force Base	Air Force Base	3,500
7	Koch Industries	Global HQ -- Diversified	3,300
8	City of Wichita	Municipal Government	2,800
9	Sedgwick County	County Government	2,600
10	Wichita State University	Higher Education	2,100

Source: Wichita Greater Partnership 07-February-2023

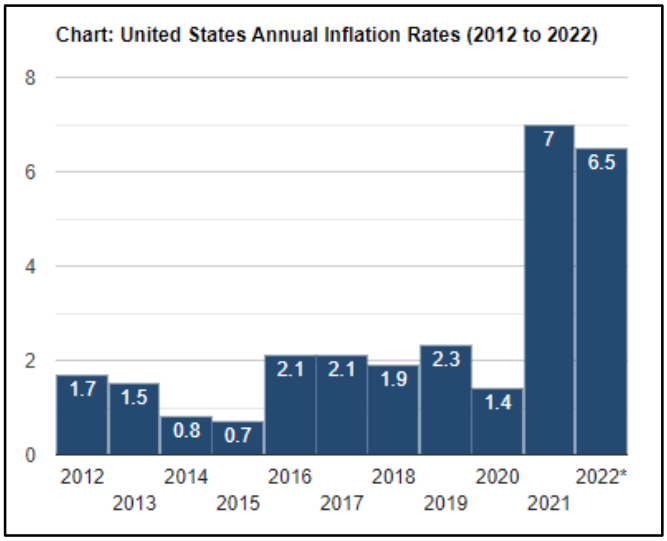
According to the U.S. Bureau of Labor Statistics, the Wichita MSA had a civilian labor force of 320,744 in December 2022. As the graph illustrates, unemployment rates have primarily fluctuated between the national and state rates for the previous several years. Unemployment rates spiked amid the COVID-19 pandemic, but at year-end 2021 had normalized to pre-pandemic levels. The Paycheck Protection Program served to stabilize professional services, employment, and other government stimulus programs, including the unemployment supplement, and temper the impact on the service and blue-collar worker segment. All employment sectors are expected to improve into 2023 with retail, leisure, and hospitality leading the way as restaurant and travel return to pre-pandemic levels.

Several factors will continue to influence the economy in 2023, testing the Fed's ability to maintain price stability and GDP growth. As of 1Q2023, the majority of economists predict the U.S. will enter a recession this year.[6] Others say the more likely scenario is a "slowcession" where growth grinds to a near halt but a full economic downturn is narrowly avoided. Under almost any scenario, the economy is set to have a difficult 2023. Inflation, still a primary concern, is quickly moderating as a result of numerous rate hikes throughout 2022. On 02-February-2023, the Fed raised its benchmark interest rate by an additional quarter of a percentage point to 4.75 percent. The increases that started in March 2020 from a point of near-zero — mark the most aggressive Fed tightening since it started using the overnight funds rate as its principal policy tool in 1990.

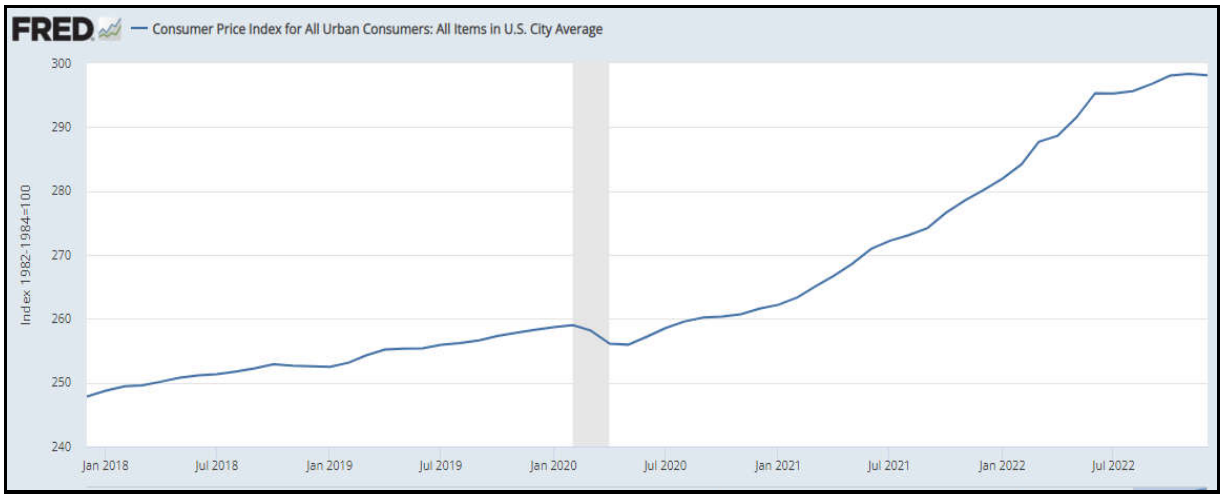
Federal Funds Effective Rate

[6] Bankrate's Fourth-Quarter Economic Indicator poll

The hikes also come with the hopes that headline inflation will drift down to 5.4 percent this year, as measured by the Fed's preferred personal consumption expenditures price index, which showed inflation at 6.5 percent as of FYE 2022. The summary of economic projections then sees inflation falling back to the Fed's 2 percent goal by 2025. Core inflation, excluding food and energy, is expected to decline to 4.5 percent this year, little changed from the current 4.6 percent level, before ultimately falling to 2.1 percent by 2025.



CPI 5-year Historical Chart



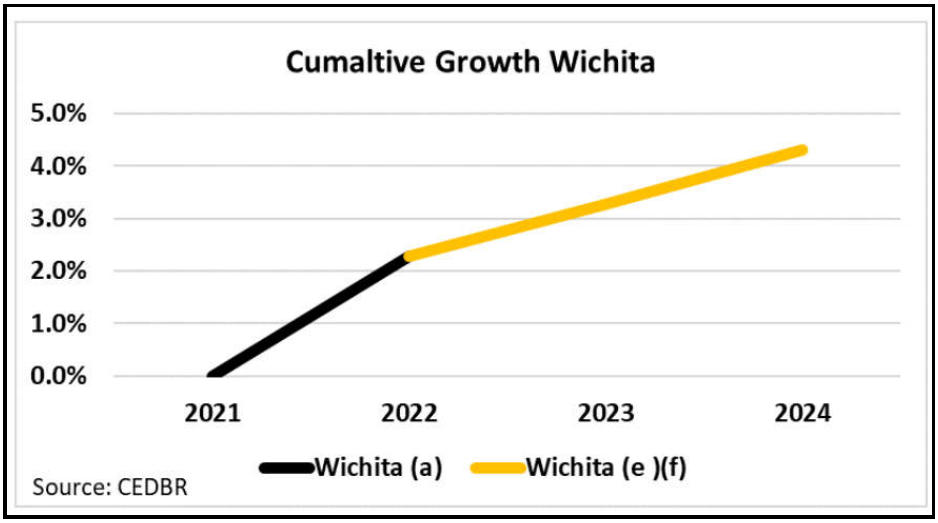
Wichita State University's Center for Economic Development and Business Research released their 2023 Wichita Employment and Economy Forecast, which is summarized below and on the following pages.

Average annual employment in the Wichita metropolitan area[1] increased by 4,917 workers in 2021, a growth of 1.7%. In the first half of 2022, the regional economy added 5,325 as employers scrambled to add talent to the payroll.

While the U.S. and global economies were plagued with recession and inflation fears, the Wichita Economy had slightly more optimism. Current and expected growth within manufacturing led to increased employment and wages. As of November 2022, manufacturing added 2,600 jobs. The growth has spilled over into the services sectors, particularly within leisure and hospitality.

The Wichita area recovery is expected to moderate into 2023, as both tightening monetary policy and labor conditions will dampen the outlook. Although global and national market conditions are slowing, the Wichita metropolitan area is expected to have one of the most

robust growths within the state, adding 2,900 jobs at an annualized increase of 1.0%. That same growth is also projected to continue into 2024.



The production sectors are forecast to increase in employment by 2.2% with the addition of more than 1,455 workers. The durable goods manufacturing sector is projected to lead the growth, adding 1,142 jobs, as the aerospace industry continues its growth momentum. Non-durable manufacturing is expected to have flat growth at 12 jobs. The natural resources and construction sector is projected to have minimal growth in 2023, as new housing demand is cooling off due to interest rates and home price appreciation.

Employment in the trade, transportation, and utilities sector is expected to increase by just fewer than 285 workers, growing 0.6%. The slowing growth within this industry is driven primarily by the persistent inflation eroding household purchasing power and its effects on the retail subsector.

The service sectors are expected to grow 0.5% and are projected to represent 24% of all area employment growth. The leisure and hospitality sector are expected to lead the growth adding over 238 jobs of the almost 693 service sector jobs created in Wichita in 2023. The professional and business services sector, which declined by 3.0% in 2022, is expected to rebound in 2023 by 0.4%. The financial activities sector, which often mirrors the broader economy, will likely grow by 0.7% over the next year.

Wichita Employment by Industry*							
	2021 (a)	2022 (e)	2023 (f)	2024 (f)	2022	2023	2024
Production	**62,775**	**67,015**	**68,470**	**69,585**	**6.8%**	**2.2%**	**1.6%**
Nat. Resources, Mining & Cons.	17,058	18,241	18,542	18,823	6.9%	1.6%	1.5%
Durables	37,917	40,750	41,892	42,577	7.5%	2.8%	1.6%
Non-Durables	7,800	8,024	8,037	8,185	2.9%	0.2%	1.8%
Trade	**49,717**	**51,198**	**51,483**	**51,722**	**3.0%**	**0.6%**	**0.5%**
Services	**139,083**	**138,822**	**139,515**	**140,779**	**-0.2%**	**0.5%**	**0.9%**
Information	3,275	3,383	3,389	3,388	3.3%	0.2%	0.0%
Financial Activities	11,758	11,800	11,883	11,957	0.4%	0.7%	0.6%
Professional & Business Services	34,500	33,453	33,571	33,804	-3.0%	0.4%	0.7%
Education & Health Services	46,133	46,104	46,271	46,663	-0.1%	0.4%	0.8%
Leisure & Hospitality	31,792	32,307	32,545	33,020	1.6%	0.7%	1.5%
Other	11,625	11,776	11,857	11,947	1.3%	0.7%	0.8%
Government	41,300	42,536	42,990	43,424	3.0%	1.1%	1.0%
Total	**292,875**	**299,572**	**302,459**	**305,510**	**2.3%**	**1.0%**	**1.0%**

*Annual values are derived from average quarterly observations and projections.
(a) actual (e) estimated (f) forecasted
Source: CEDBR, BLS - CES

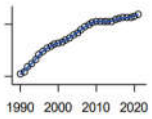
The labor market conditions for households remain robust, as employers are anticipated to expand jobs by 1.0% in 2023. The growth will put further pressure on the market and will likely decrease unemployment over the next two years.

Wichita Labor Market					
	2020 (a)	2021 (a)	2022 (e)	2023 (f)	2024 (f)
Rate	8.8%	4.6%	3.8%	3.6%	3.6%
Unemployment	25,960	13,876	11,683	11,204	11,298
Employment	294,764	304,592	311,137	314,162	317,628
Labor Force	320,724	318,468	322,821	325,366	328,926

(a) actual (e) estimated (f) forecasted
Source: CEDBR, BLS - LAUS

El Dorado / Butler County Area Analysis
The City of El Dorado, the county seat of Butler County Kansas, is located in southcentral Kansas in the northeastern portion of the Wichita MSA. El Dorado is the center of county government and has a number of community college opportunities. The estimated population, the urban population, and the projected population of Butler County are summarized below.

ESTIMATED POPULATION

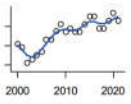


U.S. Census Bureau

Year	County	State of Kansas	Non Metro Kansas	County Rank
1990	50,672	2,481,349	938,607	9
1991	51,385	2,498,722	938,965	9
1992	52,672	2,532,394	942,759	9
1993	53,689	2,556,547	947,515	9
1994	54,718	2,580,513	952,178	9
1995	56,298	2,601,007	957,771	9
1996	57,337	2,614,554	959,455	9
1997	58,038	2,635,292	960,225	9
1998	58,724	2,660,598	960,569	9
1999	59,186	2,678,338	960,704	9
2000	59,681	2,693,681	959,230	9
2001	59,894	2,702,162	952,607	9
2002	60,473	2,713,535	945,985	9
2003	61,056	2,723,004	941,474	9
2004	61,849	2,734,373	937,623	9
2005	62,547	2,745,299	932,852	9
2006	63,571	2,762,931	928,809	9
2007	64,213	2,783,785	927,643	8
2008	64,941	2,808,076	926,248	8
2009	65,617	2,832,704	926,755	8
2010	65,904	2,858,190	930,028	8
2011	65,838	2,869,225	927,675	8
2012	65,669	2,885,257	925,152	8
2013	65,671	2,893,212	922,383	8
2014	65,861	2,900,475	917,854	8
2015	66,249	2,909,011	912,199	8
2016	66,652	2,910,844	905,099	8
2017	66,845	2,908,718	897,981	8
2018	66,833	2,911,359	892,656	8
2019	66,911	2,913,314	887,455	8
2020	67,401	2,935,880	889,750	8
2021	67,889	2,934,582	886,438	8

Butler County has slowly re-gained ground in terms of retail pull since 2002. The sales tax capture for Bulter County is less than 1.0, indicating some available retail dollars in Butler County are being spent elsewhere. The trend in the retail pull factor for Butler County is summarized below.

RETAIL PULL FACTOR



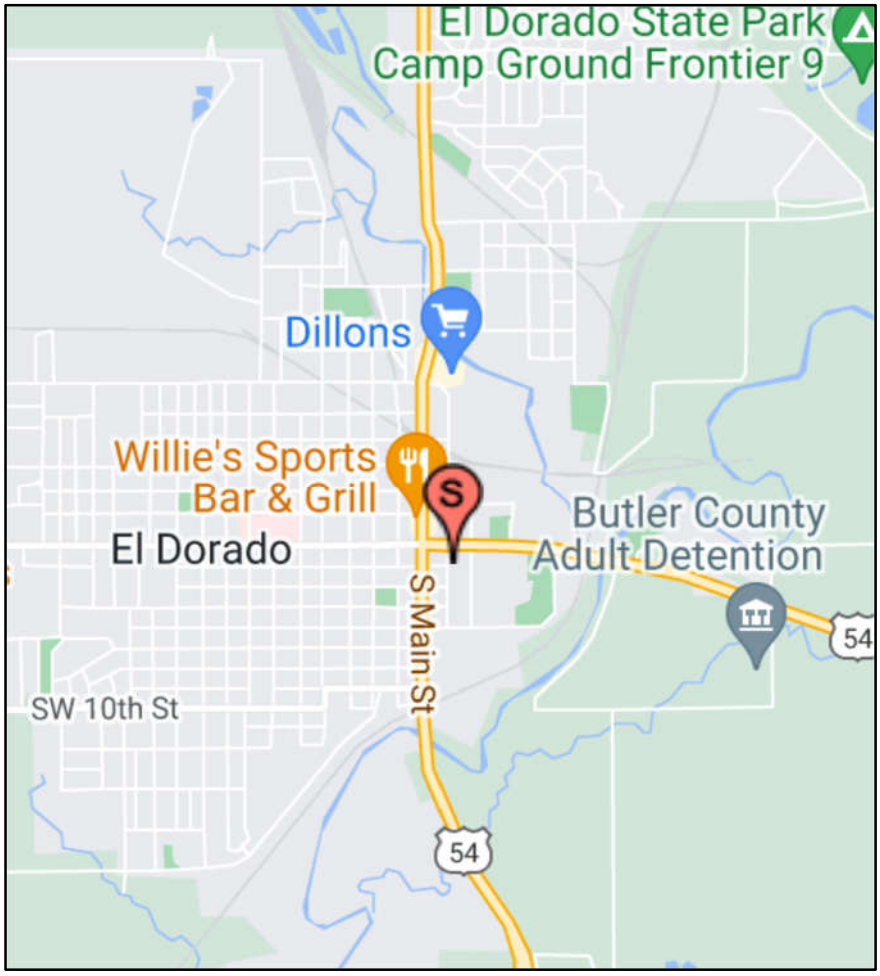
Kansas Direct Program, Kansas State University Cooperative Extension Service (1980-1999);Kansas Department of Revenue (2000-)

Year	County	State of Kansas	Non Metro Kansas	County Rank
2000	0.68	.	.	38
2001	0.67	.	.	39
2002	0.63	.	.	49
2003	0.64	.	.	50
2004	0.65	.	.	54
2005	0.66	.	.	54
2006	0.69	.	.	51
2007	0.69	.	.	53
2008	0.71	.	.	53
2009	0.73	.	.	58
2010	0.71	.	.	60
2011	0.72	.	.	57
2012	0.71	.	.	65
2013	0.71	.	.	67
2014	0.73	.	.	60
2015	0.75	.	.	57
2016	0.75	.	.	47
2017	0.72	.	.	52
2018	0.72	.	.	53
2019	0.74	.	.	51
2020	0.76	.	.	49
2021	0.74	.	.	52

MARTENS APPRAISAL

Neighborhood Map & Overview

The subject property is located in the SEQ of Central Avenue and Vine Street a short distance east of the Butler County Administrative Complex in central El Dorado. Given the destination-oriented, civic use the subject, the market area includes essentially all of El Dorado, and likely extends into surrounding Butler County.



The subject neighborhood is in the stability stage of its life cycle. Some evidence of re-purposing of improved parcels is observed in the downtown area, though full redevelopment is not observed and there is little vacant land available for development in the immediate vicinity. Some buildings have suffered from vacancy likely caused by the COVID-19 lockdowns, particularly with small-business retail and restaurant.

Market Area Characteristics
Land uses in the immediate vicinity of the subject property include a variety of neighborhood office, retail, and established residential areas. The Butler County administrative complex including the public library are just west of the subject property. The subject property conforms well to neighboring land uses.

Conclusion
In conclusion, the subject property is well located along the Central Avenue corridor, which is a major east-west arterial street providing access and mobility throughout El Dorado. South Vine Street is a north-south local street providing access to this part of El Dorado. The streets in the area have sufficient capacity for the traffic volumes present, and are in a reasonable state of repair. In consideration of the amount of residential and institutional development in this area, the location in close proximity to complementary land uses, and the accessibility of the site, the subject property appears to be well suited for commercial or institutional uses.

Neighborhood Photos

Looking West Along Central Avenue

Looking East Along Central Avenue

Looking South Along Vine Street

Looking North Along Vine Street

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Section Three - Property Description

Site Description

Site Area: 152,460 square feet (3.50 acres)

Primary Frontage (Functional Classification[7]): 330 feet on Central Avenue (Other Principle Arterial)

Secondary Frontage (Functional Classification): 461 feet on Vine Street (Minor Arterial)

Zoning: "C-1" - Business General District. The existing use is conforming within this district.

Easements & Restrictions: Typical setbacks as required by zoning are assumed.

Encroachments: None were noted.

Flood Zone: Zone X. Exact flood elevation should be determined by a qualified surveyor.

Utilities: All Available

Environmental Considerations: No environmental issues are known.

Nuisances or Hazards: None are noted.

Accessibility / Visibility: Access to the site is good - From Multiple Frontages; visibility is good.

Description of the Improvements

Type of Property: Community, Recreation Center

Number of Buildings: 1

Number of Stories: One

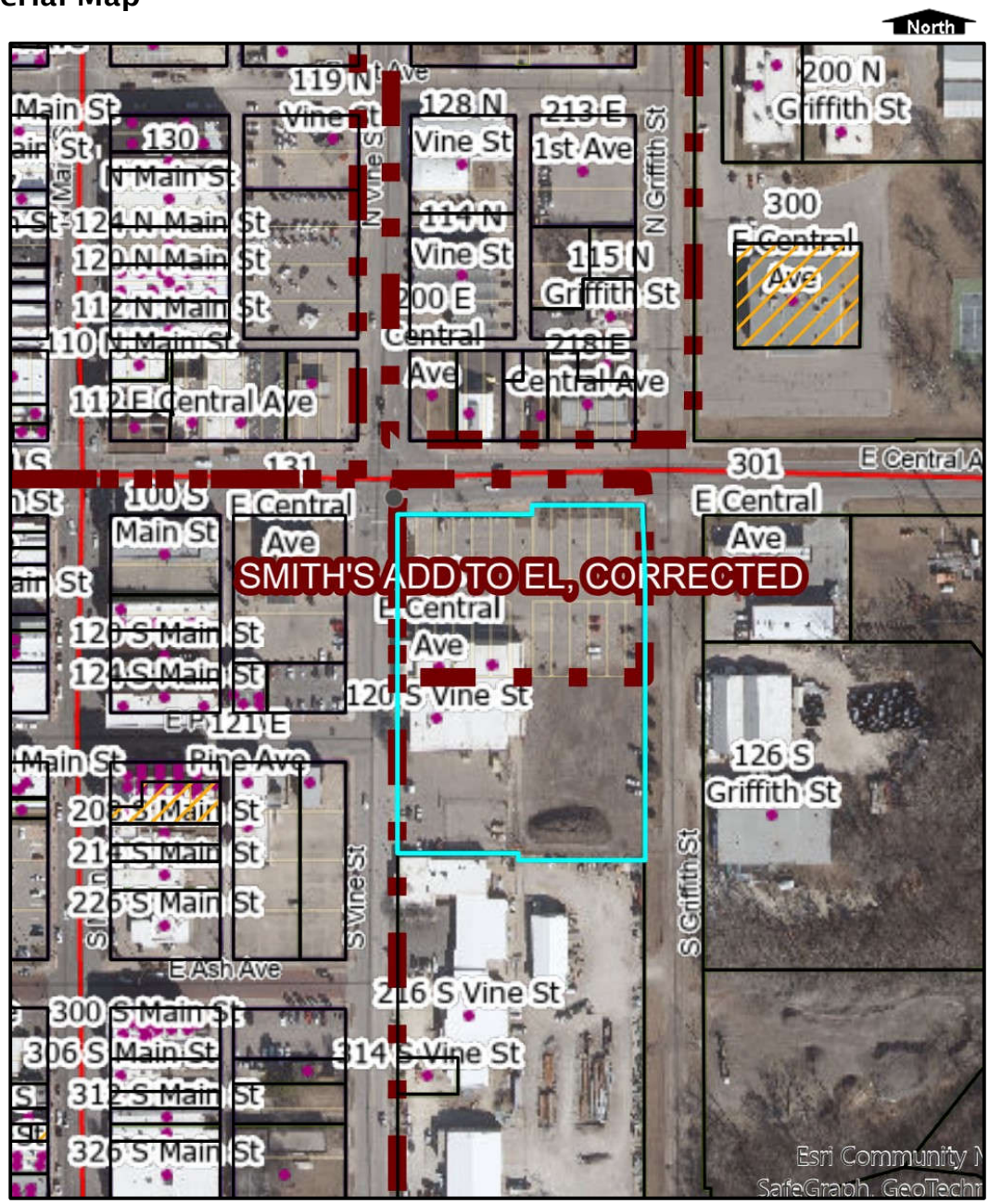
Gross Building Area: 20,242 square feet

Year Built: 1958, Parking lot expansion/resurfacing in 2022. Complete interior remodel in 2007.

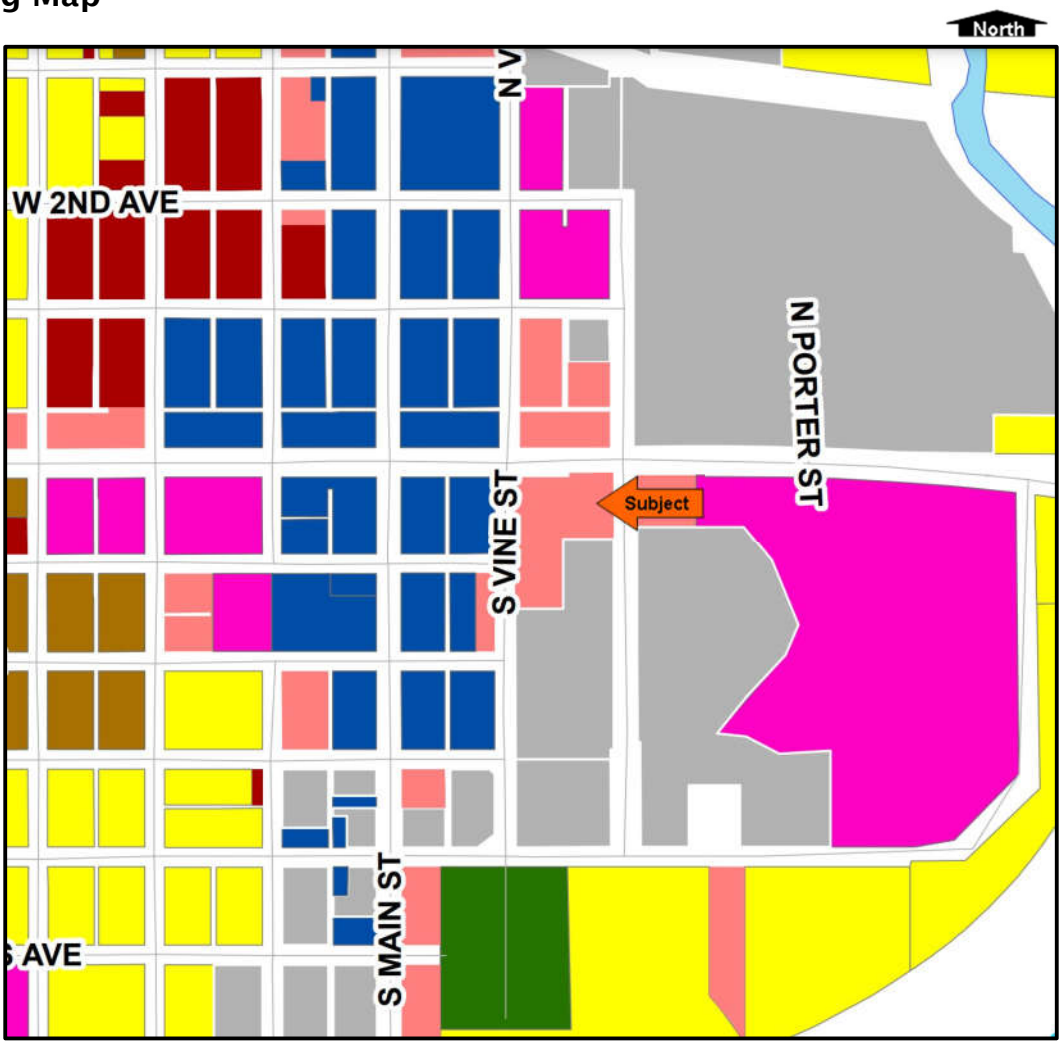
[7] The primary and secondary roadway frontage descriptions stated throughout this report conform to US Federal Highway Administration's functional roadway classification, published by the appropriate State Department of Transportation and for abutting public roadways. This is not synonymous with the primary access to the site.

Economic Life:	55 years
Effective Age:	25 years
Remaining Economic Life:	30 years
Construction Quality:	Very Good, Class C - Masonry
Condition:	Good to Very Good
Building Layout:	The building is partitioned into a foyer and common hallway, offices, caterer's kitchen, restrooms, and various storage and mechanical rooms. There is a storage mezzanine over a portion of the offices that is served by a dumbwaiter.
Interior Finishes:	Floor are typically carpet, resilient flooring; drywall walls; acoustical tiles and exposed roof structure ceilings.
Foundation:	Concrete slab
Exterior Walls / Roof:	Class C - Masonry structure with masonry exterior and a roof.
Electrical:	3-phase
Lighting:	LED lights
HVAC:	Full HVAC
Site Improvements:	Approximately 480 feet of decorative metal fencing with brick pilasters. Approximately 125,000 square feet of asphalt paved parking areas in good condition. Approximately 6,400 square feet of concrete paved pedestrian areas in average condition. Approximately 439 feet of 6' chain link fencing.. parking lot with spaces.
Items of Deferred Maintenance:	Normal wear to building was observed during the site visit. Some flexural cracking to concrete pedestrian areas was observed, but no faulting was observed. There was some rust observed on the decorative metal fencing was observed.
FF&E:	No personal property is included in the opinion of market value reached in this report.

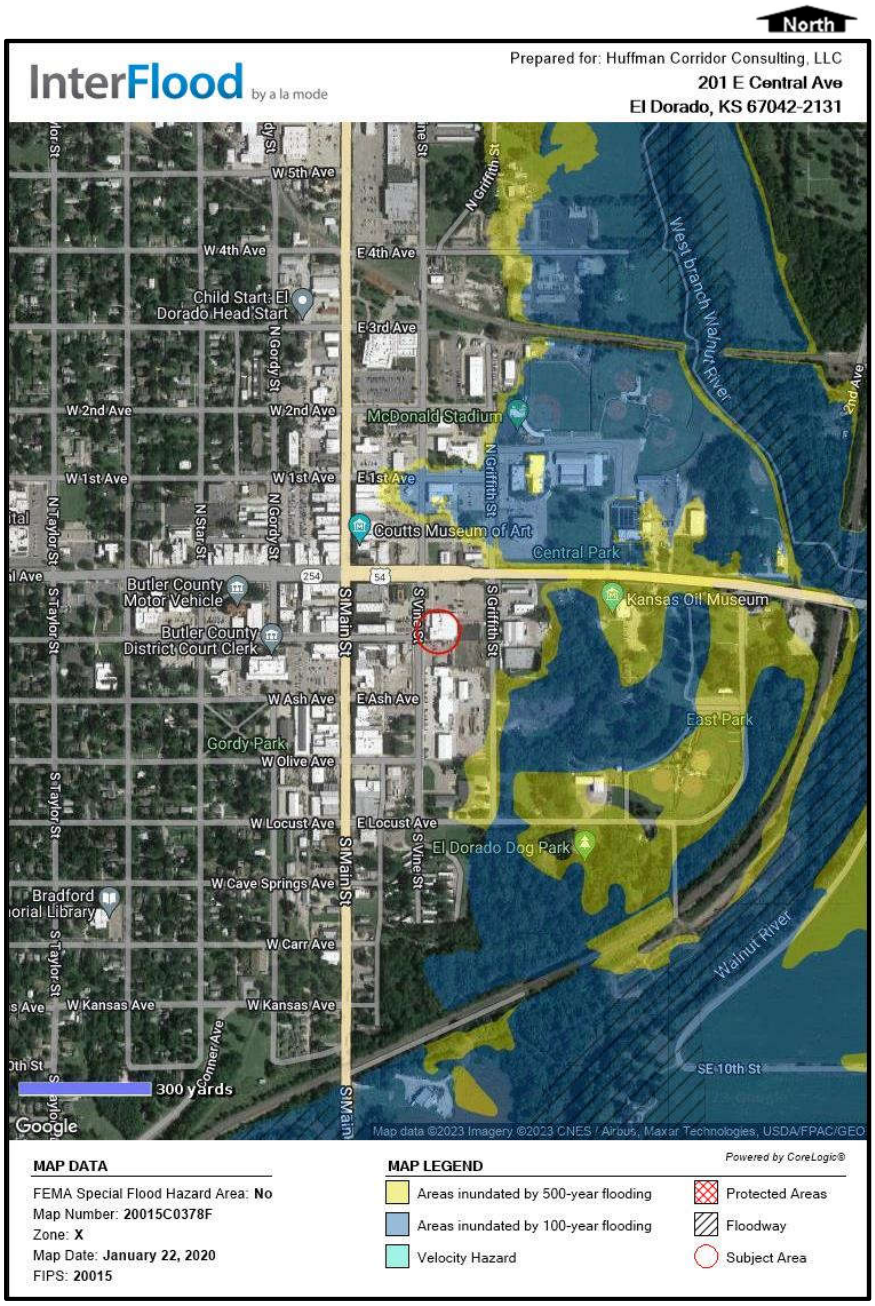
GIS Aerial Map



Zoning Map



Flood Map


North
InterFlood by a la mode
Prepared for: Huffman Corridor Consulting, LLC
201 E Central Ave
El Dorado, KS 67042-2131
W 5th Ave
W 4th Ave
E 4th Ave
Child Start: El Dorado Head Start
E 3rd Ave
W 2nd Ave
W 2nd Ave
McDonald Stadium
W 1st Ave
W 1st Ave
E 1st Ave
Coutts Museum of Art
Central Park
Butler County Motor Vehicle
Butler County District Court Clerk
Kansas Oil Museum
W Ash Ave
E Ash Ave
Gordy Park
East Park
W Olive Ave
W Locust Ave
E Locust Ave
El Dorado Dog Park
W Cave Springs Ave
Bradford
W Carr Ave
W Kansas Ave
W Kansas Ave
SE 10th St
Walnut River
West branch Walnut River
N Griffith St
S Griffith St
N Gordy St
S Main St
S Vine St
N Taylor St
S Taylor St
N Star St
Comer Ave
300 yards
Google
Map data ©2023 Imagery ©2023 CNES / Airbus, Maxar Technologies, USDA/FPAC/GEO
MAP DATA
FEMA Special Flood Hazard Area: No
Map Number: 20015C0378F
Zone: X
Map Date: January 22, 2020
FIPS: 20015
MAP LEGEND
Powered by CoreLogic®
Areas inundated by 500-year flooding
Areas inundated by 100-year flooding
Velocity Hazard
Protected Areas
Floodway
Subject Area

Subject Photos

North (Central Avenue) Side

West (Vine Street) Side

East Side

Brick Pedestrian Plaza

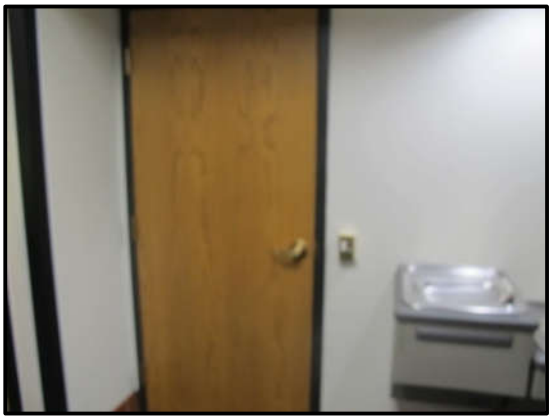
Asphalt Parking Lot

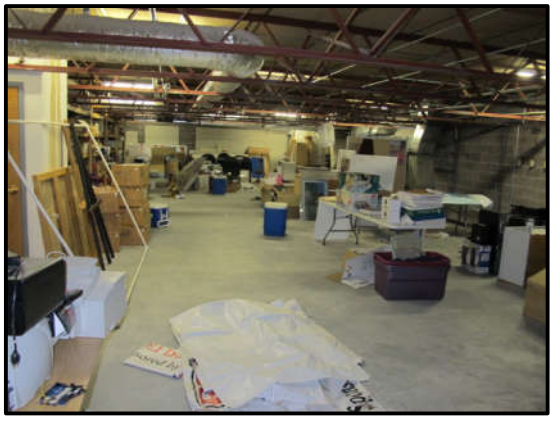
On-Premise Signing

Entry Hallway

Roof Framing

Typical Office Finish


Dumbwaiter to Storage Mezzanine


Storage Mezzanine

Mechanical

Storage

Restroom

Section Four - Highest and Best Use / The Appraisal Process

Highest and Best Use Analysis

Highest and best use is that reasonable and probable use that will support the highest present value, as defined, as of the effective date of the appraisal. Alternatively, it is that use, from among legally permissible, physically possible and reasonably probable uses, found to be economically and financially feasible, and which results in the most profitable of the alternatives.

Four questions must be answered in determining Highest and Best Use.

Highest and Best Use as Vacant

Physically Possible Uses – To what uses is it physically possible to put the subject site?

- The subject is a mostly rectangular shaped tract containing 152,460 square feet (3.50 acres) of site area located in the SEQ of Central Avenue and Vine Street a short distance east of the Butler County Administrative Complex in central El Dorado. The site is of sufficient size and suitable configuration to allow for a variety of residential and commercial uses if planned carefully.
- Access is good from multiple frontages. Visibility is good. Topography is level and drainage is assumed adequate for the site. Aside from its size, there are no significant physical limitations that would impact my opinion of highest and best use.

Legally Permissible Uses – What uses are permitted by zoning and deed restrictions on the subject site?

- The site is zoned "C-1" – Business General District. The intent of this district is to provide a zone for those commercial uses which are intensive in nature and which require large lots and direct access to major streets.
- I am not aware of any deed, or other restrictions that would legally limit the use of the site.

Financially Feasible Uses – Which possible and permissible uses will produce any net return to the owner of the subject site?

- The property is located in a fully developed downtown area in close proximity to other institutional uses. Given the configuration of the site's double-corner frontage with signal control on one corner, the subject would accommodate a variety of office, retail, or institutional mixes uses.
- Institutional facilities are not typically constructed with financial feasibility as a primary motivation; as such, the construction class and quality of the subject improvements would not be replicated if constructed by a private equity developer.

Optimal (Highest and Best) Use – Among the feasible uses, which use will produce the highest net return or result in the highest present worth?

- The use that results in the maximum profitability of the site is beyond the scope of this assignment. The recipient of the property's productivity (e.g., the lender, equity investor, the public, etc.) greatly determines what the use should be. Regardless, the use for the subject should conform to the neighborhood trends and be consistent with existing land uses.
- Given the subject's location, the site commercial mixed uses that would benefit from good frontage and ample parking would be most likely to succeed.

Highest and Best Use as Improved
The existing improvements are consistent with the highest and best use as vacant. There are no apparent uses that would justify razing the existing improvements in favor of an alternate use. It is my opinion that highest and best use of the subject as improved is for continued use.

The Appraisal Process
An appraisal is an estimate or opinion of value. This appraisal report sets forth the opinion of value of the described property as of a specified date, supported by the presentation and analysis of relevant data. The date of the appraisal is the specified date as of which the value opinion is applicable and valid. The date of the appraisal identifies the market conditions that existed when the appraisal was made. Three basic approaches to value are used. They are the income approach, sales comparison approach, and the cost approach.

Income Approach
The income approach is the process by which anticipated benefits (dollar income or amenities) are discounted to a present worth estimate through capitalization. Income capitalization is the process of converting into present value a series of periodic installments of net income. The steps in this approach include estimating potential gross income by comparison with competing properties and subtracting applicable operating expenses estimated from historical and/or market experience to reach a projected net income stream. Capitalization rates are extracted from competitive properties in the market or are developed by a consideration of interest rates currently offered on similar properties and the returns that investors require on similar real estate investments in the current marketplace. The resulting rates are then used to capitalize the income stream into an opinion of value.

Sales Comparison Approach
The sales comparison approach involves the comparison with the subject property of similar properties that have recently been sold or similar properties currently on the market. Differences in time of sale, age, location, physical characteristics (including amenities offered), and conditions influencing sale, including market conditions and any special financing conditions, are analyzed. Differences in the comparable properties are adjusted to the subject property to indicate a range of value for the property being appraised. These adjustments are extracted from the market, based on actions of typical buyers and sellers in the subject's market. The value range is then correlated into an opinion of value for the subject property.

Cost Approach
The cost approach is based on the proposition that the informed purchaser would pay no more than the cost of producing a substitute property with the same utility as the subject property. In this approach, the appraiser must first develop an opinion of value for the subject site by comparison with similar sites that have recently sold or are currently on the market. Replacement cost new of improvement is estimated by comparison to similarly constructed properties through use of cost tables prepared by a valuation service such as *Marshall Valuation Service*, published by Marshall & Swift Company. Depreciation from all sources is estimated and subtracted from replacement cost new to arrive at the present worth of the improvements, including depreciated value of the site improvements. The depreciated cost of the improvements is then added to the value of the land to reach an opinion of value by the cost approach.

Reconciliation and Final Value Opinion
The value opinions, as indicated by the three approaches, are then correlated into a final opinion of the worth of the property. Reconciliation is the process by which the appraiser weighs the relative significance, defensibility, and applicability of each approach as it pertains

to the type of property being appraised. By this process, the appraiser selects from among the alternative conclusions or indications to reach a final value opinion.

It should be noted that while all applicable approaches should have some reasonable correlation, specific adjustments will not necessarily be the same in each approach. This is because each approach provides market value of the property being appraised by measuring different types of market data and different market participants. For example, the location adjustment for the subject site in the cost approach may not be the same amount of adjustment (dollar or percentage) as in the sales comparison approach. This is because the purchasers of vacant land look at the land as having a larger choice of potential improvements or uses; it has greater possible utility as a vacant site. The purchaser of an existing improved property is limited to a smaller number of choices as defined by the existing improvements. And in the income approach, a prospective tenant will have a different interpretation of location based on his or her own desires and the identified leasable space, not the whole improvement or the consideration of the site as vacant. Detailed explanations and processes for each reliable approach to value follow in this report.

Section Five - Income Approach

The income approach is not applied in this appraisal. A portion of the subject is leased at arm's length, but the majority of the subject is not. This, plus the lack of confirmable comparable rents in the local market means the income approach does not produce a reliable indication of value, and is omitted. This omission does not have a material impact upon my opinions of value.

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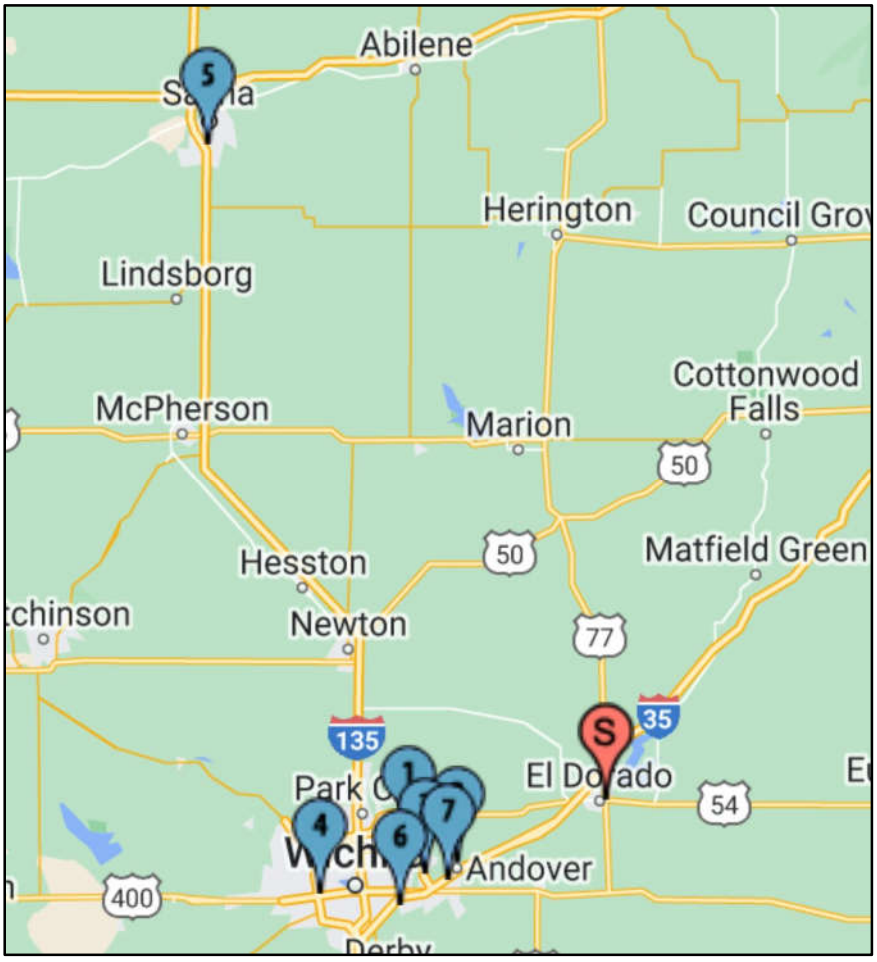
Section Six - Sales Comparison Approach

The sales comparison approach to value is that approach in appraisal analysis, which is based on the proposition that an informed purchaser would pay no more for a property than the cost to him of acquiring an existing property with the same utility. The sales comparison approach is relatively unreliable in developing an opinion of value for properties for which no real comparable sales data are available.

This sales comparison approach is an appraisal procedure in which the opinion of market value is based upon prices paid in actual market transactions and current listings. An indication of the most probable sales price of the property being appraised may be derived by analyzing recent sales of similar properties. The reliability of this technique is dependent upon the availability of comparable sales data, verification of the sales data, the degree of comparability or extent of the adjustments necessary, and the absence of non-typical conditions affecting the sale price.

The comparative analysis utilized in this approach focuses on the similarities and differences among properties that affect value. These may include differences in property rights appraised, the motivations of buyers and sellers, financing terms, market conditions at the time of sale, size, location, physical characteristics, and, if the properties produce income, economic characteristics. These elements of comparison are tested against market evidence to determine what effect, if any, that they have on value.

Comparable Improved Sales Map



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Comparable Improved Sales Grid

	Subject	Sale # 1	Sale # 2	Sale # 3	Sale # 4	Sale # 5	Sale # 6	Sale # 7
Property ID	*163495*	*162578*	*163662*	*148583*	*148438*	*151196*	*139667*	*163663*
Property name	El Dorado Civic Center	Iheart Media	L&L Development Corp.	Former Dinning Beard RE Office	Credit Union Of America & Tenants	Former Brown Mackie College	Cedar Grove Plaza	Kanza Office Building
Address	201 E. Central Avenue	9323 E. 37th St. N.	110 E. 21st Street	12021 E. 13th St. N.	650 S. Westdale Dr.	2106 S 9Th St	2020-40 S Rock Rd	550 N 159th Street E
City state	El Dorado, Kansas	Wichita, Kansas	Andover, Kansas	Wichita, Kansas	Wichita, Kansas	Salina, Kansas	Wichita, Kansas	Andover, Kansas
Property sub type	Community,	Office Building	Office Building	Office Building	Office Building	Office Building	Office Other	Office Building
Sales data								
Sale status		Recorded	Recorded	Closed	Recorded	Recorded	Recorded	Recorded
Sale date		5/24/2022	2/28/2022	2/1/2022	1/21/2022	8/20/2021	6/10/2019	1/2/2019
Time from DOS		8 month(s)	11 month(s)	12 month(s)	12 month(s)	17 month(s)	44 month(s)	50 month(s)
Property rights conveyed		Fee Simple	Fee Simple	Fee Simple	Fee Simple	Fee Simple	Leased Fee	Leased Fee
Financing terms		IRS 1031 Exchange	New Loan(s) from a	Market	New Loan, IRS 1031	New Loan(s) from a	New Loan(s) from a	All Cash
Conditions of sale		Arms Length	Arms Length, Auction	Arms Length	Arms Length	Arms Length	Arms Length	Arms Length
Sale price		$1,850,000	$2,090,880	$2,650,000	$1,100,000	$1,165,000	$1,775,000	$1,708,346
Property rights adj. $		$0	$0	$0	$0	$0	$0	$0
Financing terms adj. $		$0	$0	$0	$0	$0	$0	$0
Conditions of sale adj. $		$0	$0	$0	$0	$0	$0	$0
Atypical costs after sale $		$0	$0	$450,000	$0	$0	$0	$0
Expenditures after purchase $		$20,000	$0	$0	$0	$15,000	$0	$0
Excess land value		$0	$0	$0	$0	$0	$0	$0
Market conditions/time adj.		$0	$0	$0	$0	$0	$0	$0
Adjusted sale price		$1,870,000	$2,090,880	$3,100,000	$1,100,000	$1,180,000	$1,775,000	$1,708,346
Improvement data								
GBA	20,242 SF	17,324 SF	10,370 SF	22,140 SF	24,826 SF	21,720 SF	24,612 SF	26,962 SF
Rentable area	20,242 SF	17,324 SF	10,370 SF	22,000 SF	24,826 SF	21,720 SF	24,612 SF	26,962 SF
Efficiency (RA/GBA)	100.00%	100.00%	100.00%	99.37%	100.00%	100.00%	100.00%	100.00%
Number of stories	1		1	2	2	1	1	2
Construction class	C - Masonry	C - Masonry	C - Masonry	C - Masonry and D - Wood Frame	C - Masonry	C - Masonry	C - Masonry	D - Wood Frame
Construction description	Tilt-Up Concrete & Brick	Brick	Brick with block back up	Brick veneer	Brick	Block	Brick with block back up	Brick masonry and wood frame
Year built	1958	1988	1987	2005	1974	1973	1985	1987
Last renovation year	2021	2022	2001	2022	2011	2021	2016	2020
Building condition	Good to Very Good	Similar	Similar	Superior	Similar	Similar	Similar	Similar
Site data								
Land square feet	152,460 SF	180,055 SF	174,240 SF	66,044 SF	43,491 SF	62,079 SF	143,439 SF	217,800 SF
Land acres	3.50 AC	4.13 AC	4.00 AC	1.52 AC	1.00 AC	1.43 AC	3.29 AC	5.00 AC
Land to building ratio	7.53:1	10.39:1	16.80:1	2.98:1	1.75:1	2.86:1	5.83:1	8.08:1
Zoning code	C-1	LI	B-3	LC	LI	C-5	LC	B-1
Parcel Type	Double Corner	Mid-Block	Corner	Interior	Mid-Block	Corner	Mid-Block	Corner
Visibility	Good	Inferior	Similar	Inferior	Inferior	Similar	Inferior	Similar
Location	Average	Superior	Superior	Superior	Superior	Similar	Superior	Superior
Adjusted price per square foot of GBA		**$107.94**	**$201.63**	**$140.02**	**$44.31**	**$54.33**	**$72.12**	**$63.36**
Adjusted price per square foot of RA		**$107.94**	**$201.63**	**$140.91**	**$44.31**	**$54.33**	**$72.12**	**$63.36**
Property adjustments								
Land to building ratio		0%	-5%	5%	10%	5%	0%	0%
Parcel Type		5%	0%	10%	5%	0%	5%	0%
Location		-10%	-10%	-10%	-10%	0%	-10%	-10%
Building size		0%	0%	0%	0%	0%	0%	0%
Building features		0%	0%	0%	0%	0%	0%	0%
Age/condition		0%	0%	0%	0%	0%	0%	0%
Traffic Count		0%	0%	0%	0%	0%	0%	0%
Net property adjustments		-5%	-15%	5%	5%	5%	-5%	-10%
Total adjusted price per square foot (GBA)		**$102.55**	**$171.38**	**$147.02**	**$46.52**	**$57.04**	**$68.51**	**$57.03**
Total adjusted price per square foot (NRA)		**$102.55**	**$171.38**	**$147.95**	**$46.52**	**$57.04**	**$68.51**	**$57.03**

Analysis of Comparable Improved Sales

Seven comparable sales of facilities of comparable functional utility were analyzed. Because of the construction and the interior configuration of the subject, plus the internet wiring, heavy storage mezzanine, and other features of the subject, a variety of office, institutional, governmental, and special use sales were sought. Because it is uncommon for sales of such publicly owned properties to sell, it was necessary to expand the search to include the entire state of Kansas. The comparable sales selected for analysis are chosed because they bracket the subject in terms of gross building area, ranging from 10,370 square feet. to 26,962 square feet. The subject includes a large site with ample parking, and so the comparables selected have land-to-building ratios ranging from 1.75:1 to 16.8:1. Because this range brackets the land-to-building ratio of the subject, excess land is not analyzed separately. Rather adjustments are applied for land-to-building ratio. The Comparable Improved Sales Grid on page 6-3 summarizes the sales and property data for each of the comparables and identifies the adjustments applied.

Unit of Comparison

As stated above, the subject includes a large site with ample parking. Rather than attempting to analyze excess land where it is not clear how the site may be divided, I have adjusted the comparables on land-to-building ratio to account for these differences. Differences in parcel type (visibility) are also considered to account for accessibilities to multiple frontages and intersection controls (signalization). Location (primarily consideration of demographic parameters) is also explicitly adjusted. Finally, while explicit adjustments are not made for age/condition because of the exceptionally high quality of construction and good maintenance of the subject, this factor is considered in my opinions of value.

Following these adjustments, the comparable sales indicate a range from $46.52 per square foot to $171.38 per square foot and have an average of $93.00 per square foot and a median of $68.51per square foot.

Conclusion to the Sales Comparison Approach

Based on the above, the value of the subject “as is” by the sales comparison approach indicates that the most probable price is found near the average of the market range at $95.00 per square foot. The calculation is shown below:

Indicated market value	
GBA	20,242 SF
Indicated unit value	$95.00
Indicated value	$1,922,990
Rounded	**$1,923,000**

In conclusion, my opinion of the most probable as-is market value of the fee simple estate in the subject property as of the effective date of this report (exclusive of FF&E), by the sales comparison approach is rounded as follows:

$ 1,923,000
ONE MILLION NINE HUNDRED TWENTY-THREE THOUSAND DOLLARS

- *Please refer to the Extraordinary Assumptions & Hypothetical Conditions in Section 1 and the Contingent & Limiting Conditions in Section 9.*

Section Seven - Cost Approach

The cost approach is that approach in appraisal analysis, which is based on the proposition that the informed purchaser would pay no more than the cost of producing a substitute property with the same utility as the subject property. It is not typically considered for institutional properties constructed by government entities because governments tend to construct monuments rather than buildings. However, in this case, given the exceptionally good condition and high level of maintenance of the subject plus the recent expansion and improvement of the parking lot, some consideration of the cost approach is appropriate.

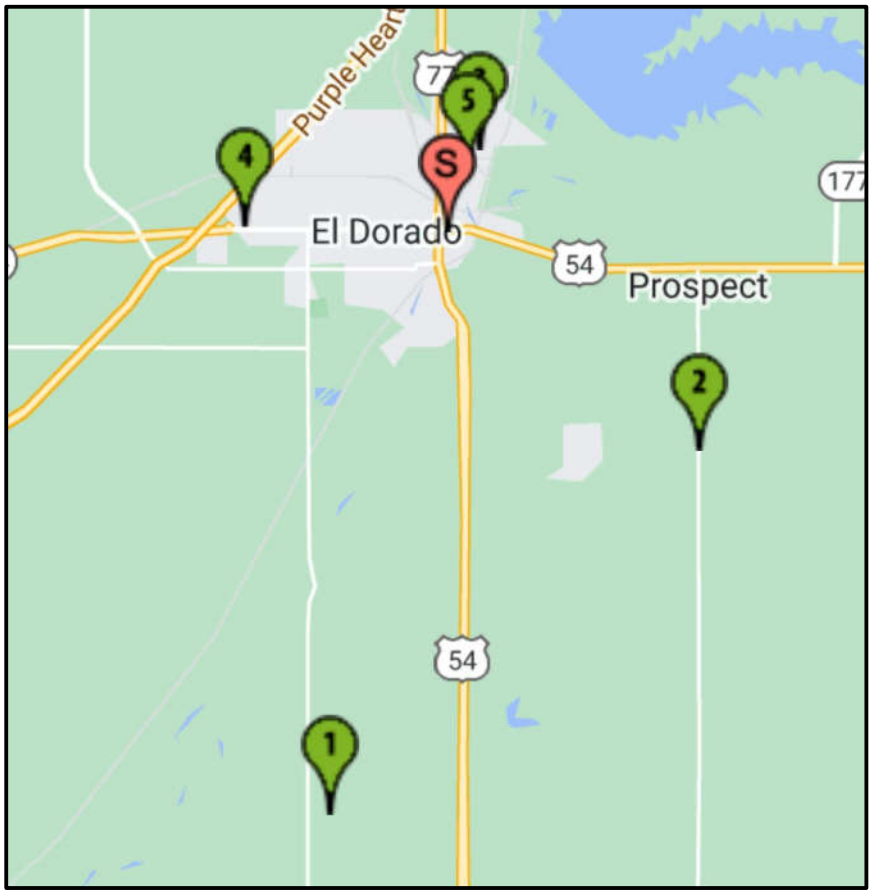
Steps in the Cost Approach to Value

The following steps lead to an opinion of value by the cost approach:

1. Estimate the value of the site as though vacant and available to be developed to its highest and best use.
2. Determine which cost basis is most applicable to the assignment: reproduction cost or replacement cost.
3. Estimate the direct (hard) and indirect (soft) cost of the improvements as of the effective appraisal date.
4. Estimate an appropriate entrepreneurial incentive or profit from analysis of the market.
5. Add the estimated direct costs, indirect costs, and entrepreneurial incentive or profit to arrive at the total cost of the improvements.
6. Estimate the amount of depreciation in the improvement and, if necessary, allocate it among the three major categories:
    - physical deterioration
    - functional obsolescence
    - external obsolescence
7. Deduct estimated depreciation from the total cost of the improvements to derive an estimate of their depreciated cost.
8. Estimate the contributory value of any site improvements that have not already been considered. (Site improvements may be appraised at their contributory value- i.e., directly on a depreciated-cost basis-but may be included in the overall cost calculated in Step 3 and depreciated if necessary.)
9. Add land value to the total depreciated cost of all the improvements to develop the market value of the property.
10. Adjust for personal property (e.g., furniture, fixtures, and equipment) or intangible assets are included in the appraisal.
11. Adjust the value conclusion, which reflects the value of the fee simple estate, for the property interest being appraised to arrive at the indicated value of the specified interest in the property.[8]

[8] The Appraisal of Real Estate – 14th Edition, © 2013 by the Appraisal Institute, p. 568-569.

Comparable Land Sales Map



MARTENS APPRAISAL

Comparable Land Sales Grid

	Subject	Sale # 1	Sale # 2	Sale # 3	Sale # 4	Sale # 5
Property ID	*163495*	*163661*	*163660*	*100849*	*141058*	*103629*
Property name	El Dorado Civic Center	ET Enterprises Tract	Vogt Tract	Development Land	Land Sale - Former Fenton Motors	Walnut Street Duplexes Land
Address	201 E. Central Avenue	0 SW Luna Street	0 SE 34th Street	0 E 12th Ave	02908 W CENTRAL	929 N Walnut Street
City state	El Dorado, Kansas	El Dorado, Kansas	El Dorado, Kansas	El Dorado, Kansas	El Dorado, Kansas	El Dorado, Kansas
Property sub type	Community, Recreation	Agricultural	Residential (Single-	Land	Commercial	Multi-Family
Sales data						
Sale status		Recorded	Recorded	Recorded	Closed	Closed
Sale date		1/1/2023	4/14/2022	4/24/2020	2/16/2018	8/31/2017
Time from DOS		1 month(s)	10 month(s)	34 month(s)	60 month(s)	66 month(s)
Financing terms		Seller Financing	New Loan(s) from a	All Cash	Market	Market
Conditions of sale		Arms Length	Arms Length	Arms Length	Arms Length	Arms Length
Sale price		$279,500	$63,000	$60,000	$750,000	$35,000
Property rights adj. $		$0	$0	$0	$0	$0
Financing terms adj. $		$0	$0	$0	$0	$0
Conditions of sale adj. $		$0	$0	$0	$0	$0
Atypical costs after sale $		$0	$0	$0	$0	$0
Market conditions/time adj.		$0	$0	$0	$0	$0
Adjusted sale price		$279,500	$63,000	$60,000	$750,000	$35,000
Site data						
Land square feet	152,460 SF	217,800 SF	135,036 SF	113,256 SF	152,460 SF	51,174 SF
Land acres	3.50 AC	5.00 AC	3.10 AC	2.60 AC	3.50 AC	1.17 AC
Zoning code	C-1	AG	AG	O-I	C-1	R-2
Parcel type	Double Corner	Corner	Corner	Corner	Corner	Mid-Block
Visibility	Good	Similar	Similar	Similar	Similar	Inferior
Location	Average	Inferior	Inferior	Inferior	Similar	Inferior
Adjusted price per square foot		**$1.28**	**$0.47**	**$0.53**	**$4.92**	**$0.68**
Adjusted price per AC		**$55,900**	**$20,323**	**$23,077**	**$214,286**	**$29,793**
Property adjustments						
Location		25%	25%	15%	0%	15%
Functional utility		0%	0%	5%	0%	10%
Zoning		0%	0%	0%	0%	0%
Lot size		0%	0%	0%	0%	0%
Other		0%	0%	0%	0%	0%
Net property adjustments		25%	25%	20%	0%	25%
Total adjusted price per AC		**$1.60**	**$0.58**	**$0.64**	**$4.92**	**$0.85**
Total adjusted price per AC		**$69,875**	**$25,403**	**$27,692**	**$214,286**	**$37,241**

Land Valuation Analysis

Site analysis involves the identification and analysis of characteristics that create, enhance, or detract from the utility and marketability of a site. When adequate reliable data are available, the direct sales comparison approach is the most appropriate method of site valuation. Comparable sales in the real estate market are used to estimate the value of the property being appraised. Since no two sales can be identical, adjustments are made to reflect relevant differences between the subject site and the comparable sales properties.

Selection of the Comparables

Five sales of vacant land were utilized in the analysis of the subject site. The sales occurred from August 2017 to the present and represent the most comparable land sales that could be confirmed in the market. Sales of larger tracts of property of the size of the subject within El Dorado proper are infrequent, so it became necessary to look outside corporate limits, and to look futher back into history than is typical in order to confirm enough sales to support a reliable indication of site value. The sales bracket the subject in terms of size, ranging from 51,174 per square foot to 217,800 per square foot and are zoned or were purchased for a variety of uses. While all sales have El Dorado addresses, all but Sale #4 are considered inferior in terms of location.

Analysis of the Comparables

In the analysis of the comparable sales, the elements of comparison include property rights conveyed, financing terms, the conditions of sale, market conditions/time from date of sale, location amenities, zoning/intended use and site area. Adjustments were made for differences in location and functional utility (shape) as shown on the Comparable Land Sales Grid. Following adjustments, the sales have a range in price from $0.58 per square foot to $4.92 per square foot and have an average of $1.72 per square foot and a median of $0.85 per square foot

Conclusion to the Land Valuation

In consideration of all these factors, a market value above the average of the market range of $2.00 per square foot is indicated for the 152,460 square feet subject site “as is”. The calculation is shown below.

Indicated land value	
Land square feet	152,460 SF
Indicated unit value	$2.00
Indicated value	$304,920
Rounded	**$305,000**

In conclusion, my opinion of market value for the fee simple estate in the subject site, is rounded as follows:

$ 305,000
THREE HUNDRED FIVE THOUSAND DOLLARS

- *Please refer to the Extraordinary Assumptions & Hypothetical Conditions in Section 1 and the Contingent & Limiting Conditions in Section 9.*

Replacement Cost New of Improvements

Direct and Indirect Costs -

The replacement cost new of the subject's improvements was calculated using information contained in the *Marshall Valuation Service*. The total replacement cost of all improvements contains a combination of both direct costs and indirect costs. If available, we compare the *Marshall Valuation* cost estimate to actual contractor bids or 'as-built' construction costs.

Direct Costs (or hard costs) are expenditures for the labor and materials used in the construction of improvements; also called *hard costs.* Examples of direct costs include:

- Building permits
- Materials, products & equipment
- Labor used in construction
- Equipment used in construction and depreciation of equipment during construction
- Security during construction
- Contractor's shack and temporary fencing
- Material storage facilities and transportation costs
- Power line installation and utility costs
- Contractor's profit and overhead, including job supervision, coordination and management (when appropriate), worker's compensation and fire, liability and unemployment insurance
- Performance bonds[9]

Indirect Costs (or soft costs) are expenditures or allowances for items other than labor and materials that are necessary for construction, but are not typically part of the construction contract. Indirect costs may include administrative costs, professional fees, financing costs and the interest paid on construction loans, taxes and the builder's or developer's all-risk-insurance during construction, and marketing, sales, and lease-up costs incurred to achieve occupancy or sale.[10]

What the Costs Contain

1. The actual costs used are final costs to the owner and will include average architect and engineer's fees. These, in turn, include plans, plan check and building permits, and surveying to establish building lines and grades;
2. Normal interest on only the actual building funds during period of construction and processing fee or service charge is included. Typically, this will average half of the going rate over the time period plus the service fee;
3. All material and labor costs including all appropriate local, state and federal sales or GST taxes, etc.;
4. Normal site preparation including finish, grading and excavation for foundation and backfill for the structure only;
5. Utilities from structure to lot line figured for typical setback;
6. Contractor's overhead and profit including job supervision, workmen's compensation, fire and liability insurance, unemployment insurance, equipment, temporary facilities, security, etc., are included.

[9] Appraisal Institute, *The Dictionary of Real Estate Appraisal*, 6th ed. (Chicago: Appraisal Institute, 2015).

[10] Appraisal Institute, *The Dictionary of Real Estate Appraisal*, 6th ed. (Chicago: Appraisal Institute, 2015).

What the Costs Do Not Contain

1. Costs of buying or assembling land such as escrow fees, legal fees, property taxes, right of way costs, demolition, storm drains, or rough grading, are considered costs of doing business or land improvement costs;
2. Piling or hillside foundations are priced separately and are considered an improvement to the land. This also refers to soil compaction and vibration, terracing, etc.;
3. Costs of land planning or preliminary concept and layout for large developments inclusive of entrepreneurial incentives or developer's overhead and profit are not included, nor is interest or taxes on the land, feasibility studies, certificate of need, environmental impact reports, hazardous material testing, appraisal or consulting fees, etc.;
4. Discounts or bonuses paid for financing are considered a cost of doing business, as are funds for operating start up, project bond issues, permanent financing, developmental overhead or fixture and equipment purchases, etc.;
5. Yard improvements including septic systems, signs, landscaping, paving, walls, yard lighting, pools, or other recreation facilities, etc. have been priced separately from the building cost computations;
6. Off-site costs including roads, utilities, park fees, jurisdictional hook-up, tap-in, impact or entitlement fees and assessments, etc.;
7. Furnishings and fixtures, usually not found in the general contract, that are peculiar to a definite tenant, such as seating or kitchen equipment, etc.;
8. Marketing costs to create first occupancy including model or advertising expenses, leasing or broker's commissions, temporary operation of property owners' associations, fill-up or membership sales costs and fees.[11]

Marshall RCN Figures

Using the *Marshall Valuation Service* Cost Manual, the replacement cost new of the improvements are calculated as shown in the spreadsheet on the following page. Base cost figures were taken from Section 15 – Offices, Medical, and Public Buildings. It is important to note that the Marshall construction class categories correspond to the type of construction and not necessarily the local investment class. Refinements were made to the base cost for time (current multiplier), geographical (local multipliers), and shape (perimeter multiplier). Further adjustments were made for additions or subtractions to the base costs for physical features such as HVAC, sprinkler systems, and site improvements like utility buildings, paving and landscaping, as well as furniture, fixtures & equipment.

Entrepreneurial Incentive & Profit -

Entrepreneurial incentive is defined as the amount an entrepreneur expects to receive for his or her contribution to a project. Entrepreneurial incentive may be distinguished from entrepreneurial profit (often called *developer's profit*) in that it is the expectation of future profit as opposed to the profit actually earned on a development or improvement. The amount of entrepreneurial incentive required for a project represents the economic reward sufficient to motivate an entrepreneur to accept the risk of the project and to invest the time and money necessary in seeing the project through to completion.[12]

Entrepreneurial profit is defined as 1) a market-derived figure that represents the amount an entrepreneur receives for his or her contribution to a project and risk; the difference between the total cost of a property (cost of development) and its market value (property value after completion), which represents the entrepreneur's compensation for the risk and expertise associated with development. An entrepreneur is motivated by the prospect of future value enhancement (i.e., the entrepreneurial incentive). An entrepreneur who successfully creates

[11] Marshall & Swift. *Marshall Valuation Service.* Los Angeles: Marshall & Swift, 2001.

[12] Appraisal Institute, *The Dictionary of Real Estate Appraisal*, 6th ed. (Chicago: Appraisal Institute, 2015).

value through new development, expansion, renovation, or an innovative change of use is rewarded by entrepreneurial profit. Entrepreneurs may also fail and suffer losses; and 2) in economics, the actual return on successful management practices, often identified with coordination, the fourth factor of production following land, labor, and capital; also called entrepreneurial return or entrepreneurial reward.[13]

The difference between incentive and profit is subtle. Entrepreneurial incentive is what the entrepreneur *expects* to receive while entrepreneurial profit is what the entrepreneur *actually* receives.

Typically, the location & size of the improvements, quality and cost of construction, quality of the tenants, and the supply and demand in the marketplace determines the amount or percentage of entrepreneurial profit. Church properties are not developed to maximize investment returns on the real estate. Rather they are typically constructed for owner occupancy to serve the needs of a community and minimal return to the real estate is anticipated for the investors. As such no entrepreneurial incentive has been included.

Total replacement cost new as estimated using Marshall Valuation Service totals $5,300,435.

Replacement Cost New

							Marshall Valuation Service		
Direct and Indirect Costs -									
Building Cost Computations:							Sec.	Pg.	Date
Governmental Community Service Buildings - Class C - Good	20,242 sq.ft.	x	$210.00 /sq.ft.	=		$4,250,820	15	31	11-21
Storage Mezzanine - Class CDS -	2,664 sq.ft.	x	$29.00 /sq.ft.	=		$77,256	15	19	11-21
ADD: Elevators - Class CDS - Dumbwaiter	20,242 sq.ft.	x	$7.00 /sq.ft.	=		$141,694	15	30	11-21
ADD: Fire Sprinkler System (Good)	20,242 sq.ft.	x	$5.00 /sq.ft.	=	$	101,210	13	37	11-21
SUBTOTAL						$4,570,980			
Adjustment - Floor Area Multiplier				x		0.936	15	38	11-21
SUBTOTAL						$4,278,437			
Adjustment - Current Multiplier				x		1.06	99	3	01-23
Adjustment - Local Multiplier - Wichita, KS				x		0.94	99	7	01-23
Total Replacement Cost - Building Improvements:					**$**	**4,263,035**			
Site Improvement Cost Computations:									
Surface Parking Lot	360 spaces	x	$2,390 /space	=	$	860,400	66	3	12-21
Metal Fencing, Brick Pillasters	1,920 sq.ft.	x	$20.00 /sq.ft.	=	$	38,400	66	4	12-21
Chain Link Fencing	439 feet	x	$18.55 /foot	=	$	8,143	66	4	12-21
Concrete Paving, 4"	6,400 sq.ft.	x	$7.00 /sq.ft.	=	$	44,800	66	2	12-21
SUBTOTAL					$	951,743			
Adjustment - Current Multiplier				x		1.09	99	3	01-23
Total Replacement Cost - Site Improvements:						**1,037,400**			
Total Replacement Cost - All Improvements:					**$**	**5,300,435**			
Entrepreneurial Incentive -									
Developer's Overhead and Profit:	0.0%	x	$ 5,605,355		**$**	-			
Total Direct Cost / Indirect Cost / Profit:					**$**	**5,300,435**			

Accrued Depreciation Analysis

Depreciation from various sources was estimated based on the depreciation tables contained in Marshall as well as the appraiser's observations of effective age. Thus, incurable physical depreciation for building and site improvements are made, but market obsolescence is also considered. The builder of even Class A office space in El Dorado would not likely build a purely masonry structure with so much parking, thus, the percent difference between full masonry and brick on frame construction costs on a per square foot basis (8%) is expressed as Other External (Market) Depreciation. The following spreadsheet summarizes the accrued depreciation analysis.

[13] Appraisal Institute, *The Dictionary of Real Estate Appraisal*, 6th ed. (Chicago: Appraisal Institute, 2015).

Accrued Depreciation Analysis				
Curable Physical Depreciation:				
-Building Improvements	0.0%	$ -		
-Site Improvements	0.0%	$ -		
			$	-
Incurable Physical Depreciation:				
-Building Improvements	25.0%	$(1,065,759)		
-Site Improvements	50.0%	$ (518,700)		
			$	(1,584,459)
Functional Obsolescence:				
-Curable Functional	0.0%	$ -		
-Incurable Functional	0.0%	$ -		
			$	-
External Obsolescence:				
-Entrepreneurial Incentive	0.0%	$ -		
-Other External Depreciation	8.0%	$ (575,185)		
			$	(575,185)
Total Accrued Depreciation:			**$**	**(2,159,644)**

The value estimate developed using the Marshall Valuation Service is summarized in the following table.

Cost Approach Summary						
Total Replacement Cost New					**$**	**5,300,435**
Total Accrued Depreciation					**$**	**(2,159,644)**
Depreciated Value of Improvements:					**$**	**3,140,791**
Land Value	152,460 sq.ft.	x	$2.00 /sq.ft.	=	**$**	**304,920**
Fee Simple Value Indication - by Cost Approach:					**$**	**3,445,711**
Final Indication of Value:					**$**	**3,450,000**

Conclusion to the Cost approach

In conclusion, my opinion of market value of the fee simple estate in the subject property "as is", exclusive of FF&E, by the cost approach, as of the effective date of this appraisal, is estimated and rounded as follows:

$ 3.450,000
THREE MILLION FOUR HUNDRED FIFTY THOUSAND DOLLARS

- *Please refer to the Extraordinary Assumptions & Hypothetical Conditions in Section 1 and the Contingent & Limiting Conditions in Section 9.*

MARTENS APPRAISAL

Section Eight - Reconciliation and Final Value Opinion

Reconciliation is the process by which the appraiser weighs the relative significance, defensibility, and applicability of each approach as it pertains to the type of property appraised. The detailed analysis of all pertinent facts and data which were assembled and verified and which were considered to influence the value of the subject property have led to the following value estimates.

Value Opinions and Conclusions

Income approach	Not Applied
Sales comparison approach	$1,923,000
Cost approach	$3,450,000
Land value	$305,000
FF&E value	$0
Minimum supported market value	**$1,250,000**
Most probable supported market value	**$1,950,000**
Maximum supported market value	**$3,445,000**

- *Please refer to the Extraordinary Assumptions & Hypothetical Conditions in Section 1 and the Contingent & Limiting Conditions in Section 9.*

Income Approach

The income approach is not applied in this appraisal. A portion of the subject is leased at arm's length, but the majority of the subject is not. This, plus the lack of confirmable comparable rents in the local market means the income approach does not produce a reliable indication of value, and is omitted. This omission does not have a material impact upon my opinions of value.

Sales Comparison Approach

In the sales comparison approach, seven sales of comparable properties were analyzed to estimate the market value of the subject property. The sales were analyzed based a price per square foot. The quality and quantity of the comparables was sufficient to produce a reliable indication of value. This type of analysis is most relevant for owner-occupied properties.

Cost Approach

In the cost approach, an opinion of value was estimated for the site and was added to the estimated replacement cost of the improvements. Land sales were used in the development of an opinion of value of the subject as vacant with adequate data to support the adjustments made. This method is utilized as a cross-check to the sales comparison approach and to help establish the upper end of the market.

Conclusion to Value – Minimum Supported Market Value

The sales comparison approach to value is relied upon to establish the bottom of the market for the subject. Given the quality of construction and level of maintenance of the subject, an estimate of market value in the lower half of the market range at $62,00 per square foot for the 20,242 square feet of gross building area is supported. As a result of my investigation and analyses, it is my opinion that the minimum supported market value of the legal interests appraised herein, exclusive of FF&E, is estimated and rounded to be:

$ 1,250,000
ONE MILLION TWO HUNDRED FIFTY THOUSAND DOLLARS

- *Please refer to the Extraordinary Assumptions & Hypothetical Conditions in Section 1 and the Contingent & Limiting Conditions in Section 9.*

Conclusion to Value – Most Probable Supported Market Value

The sales comparison approach to value is relied upon to establish the most probable position of the subject in the market. Given the quality of construction and level of maintenance of the subject, an estimate of market value in the upper half of the market range at $95,00 per square foot for the 20,242 square feet of gross building area is supported. As a result of my investigation and analyses, it is my opinion that the most probable supported market value of the legal interests appraised herein, exclusive of FF&E, is estimated and rounded to be:

$ 1,950,000
ONE MILLION NINE HUNDRED FIFTY THOUSAND DOLLARS

- *Please refer to the Extraordinary Assumptions & Hypothetical Conditions in Section 1 and the Contingent & Limiting Conditions in Section 9.*

Conclusion to Value – Most Probable Market Value

The sales comparison & cost approaches to value have been relied upon to establish the top of the market for the subject. Given the quality of construction and level of maintenance of the subject, an estimate of market value at the top of the market range at $170,00 per square foot for the 20,242 square feet of gross building area is supported, and this is compared to the indication of value via the cost approach. As a result of my investigation and analyses, it is my opinion that the market value of the legal interests appraised herein, exclusive of FF&E, is estimated to be:

$ 3,445,000
THREE MILLION FOUR HUNDRED FORTY-FIVE THOUSAND DOLLARS

- *Please refer to the Extraordinary Assumptions & Hypothetical Conditions in Section 1 and the Contingent & Limiting Conditions in Section 9.*

Estimated Exposure Time

The market exposure time is presumed to precede the effective date of appraisal. Exposure time may be defined as follows: *an opinion, based on supporting market data, of the length of time that the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.*[14] Exposure time is a function of price, time and use. It must be noted that the concept of reasonable exposure time encompasses not only adequate, sufficient and reasonable time, but adequate, sufficient and reasonable effort.

The estimated exposure time presented herein is based on analysis of the following factors:

- statistical information about days on market;
- information gathered through sales verification;
- interviews with market participants; and
- information from data collection services.

Based on the data presented in this report, and the fact that the market value estimated herein is representative of a price based on current acceptable returns indicated by market participants, the reasonable exposure time for the subject property would be approximately 12 to 18 months, given adequate marketing efforts.

[14] Uniform Standards of Professional Appraisal Practice - 2020-2023 Edition, © The Appraisal Foundation, p. 4, 17, 158.

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Section Nine - Certification/Limiting Conditions/Qualifications

Certification

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct to the best of my knowledge.
- The reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of this report, and no personal interest with respect to the parties involved.
- I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics & Standards of Professional Appraisal Practice of the Appraisal Institute, which include the *Uniform Standards of Professional Appraisal Practice.*
- I have made a personal inspection of the property that is the subject of this report.
- No one provided significant professional assistance to the persons signing this report.
- I have not performed services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three year period immediately preceding acceptance of this assignment.

Chris W. Huffman, PE
Certified General Real Property Appraiser
Kansas #G-2537

February 15, 2023
Date of Report

#2023-014
Appraisal Number

MARTENS APPRAISAL

Contingent and Limiting Conditions

The certification of the appraiser appearing in the report is subject to the following conditions and to such other specific and limiting conditions as set forth in the report.

1) We assume but do not guarantee the accuracy of the legal description provided or for matters pertaining to legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.

2) The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.

3) Unless otherwise stated, the opinion of value pertains to the property's surface rights only.

4) Responsible ownership and competent property management is assumed but is not represented to be historically based.

5) The appraiser applied limited structural and design analysis to the problem and the cost estimates must be considered nonprofessional. A property manager was not retained to estimate the revenue and expense projections

6) Information, estimates, and opinions furnished to the appraiser, and contained in the report, were obtained from sources considered reliable and believed to be true and correct. However, no responsibility for accuracy of such items furnished to the appraiser can be assumed by the appraiser. All information furnished regarding property for sale, rental, financing, or projections of income and expense is from sources deemed reliable. No warranty or representation is made as to the accuracy thereof, and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease, financing, or withdrawal without notice.

7) All engineering studies are assumed to be correct. Any plot plans and illustrative material in this report are included only to help the reader visualize the property. Any sketch in the report may show approximate dimensions and is included to assist the reader in visualizing the property. The appraiser has made no survey of the property.

8) It is assumed that there are no hidden or unapparent conditions of the property, subsoil, or structures that would materially impact the opinion of value. No responsibility is assumed for such conditions or for obtaining specialized studies that may be required to discover them.

9) It is assumed that the property is in full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.

10) It is assumed that the property conforms to all applicable zoning and use regulations and restrictions unless a nonconformity has been identified, described and considered in the appraisal report.

11) It is assumed that all required licenses, certificates of occupancy, consents, and other legislative or administrative authority from any local, state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.

12) It is assumed that the use of the land and improvements (if any) is confined within the boundaries or property lines of the property described and that there is no encroachment or trespass unless noted in the report.

13) Unless otherwise stated in this report, the existence of hazardous materials, which may or may not be present on the property, were not observed by the appraiser. The appraiser has no knowledge of the existence of such materials on or in the property. The appraiser, however, is not qualified to detect such substances. he presence of substances such as asbestos, urea-formaldehyde foam insulation, and other potentially hazardous materials may affect the value of the property. The value estimated is predicated on the assumption that there is no such material on or in the property that would cause a loss in value. No responsibility is assumed for such conditions or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

14) Any allocation of the total value estimated in this report between the land and the improvements applies only under the stated program of utilization. The separate values allocated to the land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.

15) Values for various components of the subject parcel and improvements or the value derived by one or two approaches to value as contained within this report are valid only when making a summation or final value opinion and are not to be used independently for any purpose and must be considered invalid if so used.

16) Possession of this report, or a copy thereof, does not carry with it the right of publication. Disclosure of the contents of the appraisal report is governed by the regulations of the Appraisal Institute with which the appraiser is affiliated. Possession of this report or any copy thereof does not carry with it the right of publication nor may the same be sued for any other purpose by anyone without the previous written consent and approval of the appraiser or the client for whom it is written and, in any event, only in its entirety. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be conveyed to the public through advertising, public relations, news, sales, or other media without the written consent and approval of the authors, particularly regarding the valuation conclusions and the identity of the appraiser or the firm with which he is associated or any of his associates.

17) The appraiser, by reason of this appraisal, is not required to give further consultation or testimony or to be in attendance in court with reference to the property in question unless other arrangements have been previously made.

18) Any value estimates provided in the report apply to the entire property, and any proration or division of the total into fractional interests will invalidate the value estimate, unless such proration or division of interests has been set forth in the report.

19) Any conclusions based on the assumed completion of public or private improvements will have clearly defined conditions, extent, and effects of such assumptions stated.

20) The forecasts, projections, or operating estimates contained herein are based on current market conditions, anticipated short-term supply and demand factors, and a continued stable economy. These forecasts are, therefore, subject to changes with future conditions.

21) Forecasts of effective demand for the highest and best use or the best fitting and most appropriate use were based on the best available data concerning the market and are subject to conditions of economic uncertainty about the future. Primary market research was not used due to time and budget limitations unless noted in the report.

22) The appraiser has referred to flood zone maps established under the Flood Disaster Protection Act of 1973.

23) On all analysis, subject to satisfactory completion, repairs, or alterations, the appraisal report and value conclusion are contingent upon completion of the improvements in a workmanlike manner.

24) The Americans with Disabilities Act (ADA) became effective January 26, 1992. I have not made a specific compliance survey and analysis of the building improvements to determine conformity with the various detailed requirements of the ADA, nor am I an expert in determining compliance with the ADA. Given the age of the subject property, there is likelihood that there are areas of non-compliance and if the client desires a detailed survey, I suggest retaining the services of a qualified architect.

    Based on the analysis of market transactions, informed buyers recognize the fiscal impact of the ADA in their purchase decisions; thus, remodeling or renovation of older buildings will require a portion of that budget dedicated to curing ADA deficiencies. As such, potential ADA non-compliance is reflected in market transactions utilized in developing the opinion of market value.

    Properties constructed subsequent to this act should have minimal, if any, areas of non-conformity.

25) With regard to the appraiser-client relationship, USPAP does not require a release from the named client in order to reappraise the property that is the subject of this report for another client. If asked to appraise this property by another party, I reserve the right to do so, without consent, so long as the confidentiality provisions of USPAP are met.

26) The Appraisal Standards Board revised the definition of assignment results in order to allow appraisers to share subject property information that is not identified as confidential by the client. If the client identifies the information as confidential and the appraiser could not obtain the information from another source, the information must be kept confidential. Unless the client has requested information be kept confidential, some data specific to the subject property may be shared, or used in future assignments, without the consent of the client so long as the confidentiality provisions of USPAP are met.

Qualifications of the Appraiser – Chris W Huffman, PE

Professional Designations / Certifications:

Bachelor of Science Civil Engineering B.S.C.E.
Certified General Appraiser: Kansas - #G-2537, Missouri - #200801065
NCEES Registered Professional Engineer
National Highway Institute Certified Instructor #0180
Qualified as Expert Witness in Both Appraisal and Engineering Roles

Appraisal Institute Courses and Seminars Completed:

- Litigation Skills for the Appraiser – An Overview
- Eminent Domain and Condemnation
- 2020-2023 USPAP Update
- An Intro to GIS Applications in Real Estate Appraisal
- Feasibility, Market Value, Investment Timing: Option Value
- IAAO Hotel Valuation Seminar
- Valuation of Conservation Easements
- Advanced Land Valuation: Sound Solutions to Perplexing Problems
- Case Studies in Appraising Green Commercial Buildings
- Appraisal of Medical Office Buildings
- Appraising Automobile Dealerships

Additional Appraisal Courses and Seminars Completed:

- Appraising and Analyzing Industrial and Flex Buildings for Mortgage Underwriting
- Appraising Apartments – The Basics
- Appraising and Analyzing Office Buildings for Mortgage Underwriting
- Appraisal of Flex Industrial Facilities

National Highway Institute Appraisal Courses Completed:

- NHI 141043 – Appraisal for Federal-Aid Highway Programs
- NHI 141044 – Appraisal Review for Federal-Aid Highway Programs
- NHI 141045 – Real Estate Acquisition under the Uniform Act: An Overview

Professional Affiliations / Memberships

Member of the Access Management Committee AND Eminent Domain and Land Use Committee of the Transportation Research Board

Employment History:

July 2005 to Present - The Martens Companies / Martens Appraisal, Commercial Real Estate Appraiser.

August 2008 to Present – Huffman Corridor Consulting, Owner.

July 1993 to August 2008 – Kansas Department of Transportation; Various Positions

Section Ten - Addenda

Zoning Regulations

"C-1" BUSINESS - GENERAL DISTRICT

1. Intent: The intent of this district is to provide a zone for those commercial uses which are intensive in nature and which require large lots and direct access to major streets.

2. Permitted Uses: Generally, automobile and implement sales, lumber yards, contractor's yards, offices, neighborhood retailing and similar uses are permitted. For a specific listing of permitted uses, see Appendix "A" of these regulations.

3. Special Uses: For a specific listing of special uses, see Appendix "A" of these regulations.

4. Intensity of Use Regulations:
   A. Minimum lot area: 6,000 square feet.
   B. Minimum lot width: 60 feet.

5. Height Regulations: Maximum structure height: 100 feet.

6. Yard Regulations: Except as modified by the provisions of Article 6, minimum yard depths shall be as follows:

   A. Front Yard: 25 feet.
   B. Side Yard: 10 feet if abutting a residential district; otherwise no side yard is required.
   C. Rear Yard: 20 feet.

7. Use Limitations:
   A. No outdoor storage, except for the display of merchandise priced and packaged for immediate sale to the public shall be permitted, except as otherwise permitted by Article 6, Section 13.

   B. Exterior lighting fixtures shall be shaded so that no direct light is cast upon any residential property and so that no glare is visible to any traffic on any public street.

8. Site Plan Review. Development in the C-1 District shall be subject to site plan review requirements and procedures.

MARTENS APPRAISAL

Cost Figures For Parking Lot Expansion

EL DORADO
KANSAS

ENGINEERING DEPARTMENT

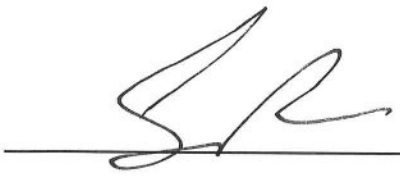
FINAL COSTS

1/28/2022

Project No. 571
Civic Center Existing Parking Lot Mill/Overlay and Additional Parking Construction

Item No.	Description	Units	QTY	Unit Cost	Total
1	Common Excavation	CY	165	$ 26.00	$ 4,290.00
2	6" Base Stabilization	SY	1846	$ 7.00	$ 12,922.00
3	2" Milling	SY	4638	$ 1.70	$ 7,884.60
4	BM-2 Asphalt	TONS	766.59	$ 60.00	$ 45,995.40
5	BM-4 Asphalt	TONS	302.68	$ 56.00	$ 16,950.08
6	2'-6" Curb and Gutter	LF	97	$ 20.00	$ 1,940.00
7	6" Reinforced Concrete	SY	34	$ 76.00	$ 2,584.00
8	Monitoring Well Concrete Pads	EA	0	$ 475.00	$ -
9	4" White Parking Space Striping	LF	3242	$ 0.21	$ 680.82
10	4" Red Fire Lane Striping	LF	280	$ 0.45	$ 126.00
11	"FIRE LANE" Text Marking (24" Tall)	EA	1	$ 15.00	$ 15.00
12	Handicap Stall Marking	EA	6	$ 30.00	$ 180.00
13	Remove and Replace Concrete Parking Blocks	EA	22	$ 30.00	$ 660.00
14	Asphalt Base Patching (If Needed)	TONS	20	$ 135.00	$ 2,700.00
15	Traffic Control	LS	1	$ 100.00	$ 100.00
16	Mobilization	LS	1	$ 8,650.00	$ 8,650.00
Alt.	New Concrete Parking Block (If Needed)	EA	1	$ 30.00	

Total Value of Work Done:	$ 105,677.90
Lights	$ 3,966.60
Engineering	$ 8,454.23
Total Project Costs	$ 118,098.73



MARTENS APPRAISAL

Comparable Improved Sales Datasheets

1	Office Low Rise	PID 162578 Iheart Media 9323 E. 37th St. N. **Wichita, Kansas 67226**	Sale Date	05-24-2022	Zoning Code	LI
			Sale Status	Recorded	Land SF	180,055
			Conveyance Document Type	Warranty Deed	Land Acres	4.13349
					L/B Ratio	10.39
			Book/Page	30166140	Conditions of Sale	Arms Length
			Seller	Commercial Equity, Inc.		
			Buyer	Tenfourteen Ventures, LLC	Financing Terms	IRS 1031 Exchange
			Sale Price	$1,850,000	Property Rights Conveyed	Fee Simple
			Adjusted Price	$1,870,000		
			Asking Price	$2,200,000	Search Code	631
			Unadjusted Price/SF of GBA	$106.79	Plat Book/Map Number	CTR
			Adj$/SF GBA	$107.94	Recording Number	148084
			Sale Price/List Price Ratio	84%	Sale ID	104174
			Unadjusted Price/SF Land	$10.27		
			Adj $/SF Land	$10.39		
			Adj $/Acre	$452,402		
			Quadrant	ICT-Northeast		
			GBA SF	17,324		
			Rentable SF	17,324		
			Year Built	1988		
			Last Renovation Year	2022		
			Tax Parcel Number	087-109-32-0-11-01-004.00-C; 185734		
Additional Building		Reception area, multiple private offices, open workstation, conference rooms, indoor and outdoor break areas.				

2

Office Low Rise

PID 163662

L&L Development Corp.

110 E. 21st Street

Andover, Kansas 67002

Sale Date	02-28-2022	Zoning Code	B-3
Sale Status	Recorded	Land SF	174,240
Book/Page	2022 / 1825	Land Acres	4.00000
Seller	Butler County Community College	L/B Ratio	16.80
Buyer	Heritage Landing, LLC	Conditions of Sale	Arms Length, Auction Sale
Sale Price	$2,090,880	Financing Terms	New Loan(s) from a Financial Institution
Adjusted Price	$2,090,880	Property Rights Conveyed	Fee Simple
Unadjusted Price/SF of GBA	$201.63	Ceiling Height	10
Adj$/SF GBA	$201.63	Recording Number	063095
Unadjusted Price/SF Land	$12.00	Sale ID	105041
Adj $/SF Land	$12.00		
Adj $/Acre	$522,720		
Quadrant	Out of Town		
GBA SF	10,370		
Rentable SF	10,370		
Year Built	1987		
Last Renovation Year	2001		
Tax Parcel Number	008-303-05-0-00-05-003.00-0		

3

Office Low Rise

PID 148583

Former Dinning Beard RE Office

12021 E. 13th St. N.

Wichita, Kansas 67206

Sale Date	02-01-2022	Zoning Code	LC
Sale Status	Closed	Land SF	66,044
Conveyance Document Type	Warranty Deed	Land Acres	1.51616
Book/Page	30136692	L/B Ratio	2.98
Seller	Dinning-Beard Investments Group, LLC	Occup at Sale	0.0%
Buyer	JAB Investments, LLC	Conditions of Sale	Arms Length
		Financing Terms	Market

		Sale Price	$2,650,000	Property Rights Conveyed	Fee Simple
		Adjusted Price	$3,100,000	Search Code	631
		Asking Price	$2,995,000	Plat Book/Map Number	CTR
		Unadjusted Price/SF of GBA	$119.69	Ceiling Height	12
		Adj$/SF GBA	$140.02	Recording Number	143868
		Sale Price/List Price Ratio	88%	Sale ID	90452
		Unadjusted Price/SF Land	$40.12		
		Adj $/SF Land	$46.94		
		Adj $/Acre	$2,044,639		
		GBA SF	22,140		
		Rentable SF	22,000		
		Year Built	2005		
		Last Renovation Year	2022		
		Tax Parcel Number	087-115-15-0-12-01-004.05-; 563646		

Sale Remarks The property was vacant at the time of sale. The buyer plans on continuing the prior use of the building as a real estate office.

Additional Building The basement area is accessible at grade on the south side of the structure.
17,316 SF of above grade area

Property Remarks The listing broker stated the seller was very motivated to sell, but also felt the sales price as fair. At the initial listing in early 2020, there was substantial interest in the property by both buyers and those looking to rent. However activity stalled for about a year resulting from the pandemic uncertainties. Another party was very interested in the building but for lease, not to purchase. The asking lease rate at the time of sale was $12.00 per square foot, NNN.

4		PID 148438 Credit Union Of America & Tenants 650 S. Westdale Dr. **Wichita, Kansas 67209**	Sale Date	01-21-2022	Zoning Code	LI
			Sale Status	Recorded	Land SF	43,491
			Conveyance Document Type	Warranty Deed	Land Acres	0.99842
					L/B Ratio	1.75
			Book/Page	30133854	Conditions of Sale	Arms Length
			Seller	Credit Union Of America		

Office Low Rise		Buyer	Via Fone, Inc.	Financing Terms	New Loan, IRS 1031 Exchange
		Sale Price	$1,100,000	Property Rights Conveyed	Fee Simple
		Adjusted Price	$1,100,000	Search Code	631
		Unadjusted Price/SF of GBA	$44.31	Plat Book/Map Number	CTR
		Adj$/SF GBA	$44.31	Ceiling Height	8', 12'
		Unadjusted Price/SF Land	$25.29	Recording Number	143495
		Adj $/SF Land	$25.29	Sale ID	90339
		Adj $/Acre	$1,101,741		
		Quadrant	ICT-Northwest		
		GBA SF	24,826		
		Rentable SF	24,826		
		Year Built	1974		
		Last Renovation Year	2011		
		Tax Parcel Number	087-137-26-0-24-01-003.00-; 230399		
5	PID 151196 Former Brown Mackie College 2106 S 9Th St **Salina, Kansas** Office Low Rise	Sale Date	08-20-2021	Zoning Code	C-5
		Sale Status	Recorded	Land SF	62,079
		Conveyance Document Type	Warranty Deed	Land Acres	1.42514
		Book/Page	1401/255	L/B Ratio	2.86
		Seller	RC Geisler, LLC	Conditions of Sale	Arms Length
		Buyer	Catlett Investment Properties Llc	Financing Terms	New Loan(s) from a Financial Institution
		Sale Price	$1,165,000	Property Rights Conveyed	Fee Simple
		Adjusted Price	$1,180,000	Search Code	631
		Unadjusted Price/SF of GBA	$53.64	Plat Book/Map Number	SWS
		Adj$/SF GBA	$54.33	Ceiling Height	13

		Unadjusted Price/SF Land	$18.77	Recording Number	51439
		Adj $/SF Land	$19.01	Sale ID	93058
		Adj $/Acre	$827,989		
		GBA SF	21,720		
		Rentable SF	21,720		
		Year Built	1973		
		Last Renovation Year	2021		
		Tax Parcel Number	R14398 and 085-087-26-0-40-01-001.00-0		

Property Remarks WAS BROWN MACKIE COLLEGE. ECO FAC REMOVED FOR 2017.

6

Office Other

PID 139667
Cedar Grove Plaza
2020-40 S Rock Rd
Wichita, Kansas

		Sale Date	06-10-2019	Zoning Code	LC
		Sale Status	Recorded	Land SF	143,439
		Conveyance Document Type	Warranty Deed	Land Acres	3.29291
				L/B Ratio	5.83
		Book/Page	29854370	Conditions of Sale	Arms Length
		Seller	Cedar Cove LLC		
		Buyer	Industrial Fund Of Omaha LLC	Financing Terms	New Loan(s) from a Financial Institution
		Sale Price	$1,775,000	Property Rights Conveyed	Leased Fee
		Adjusted Price	$1,775,000		
		Unadjusted Price/SF of GBA	$72.12	Search Code	633
				Plat Book/Map Number	CTR
		Adj$/SF GBA	$72.12		
		Unadjusted Price/SF Land	$12.37	Sale ID	83385
		Adj $/SF Land	$12.37		
		Adj $/Acre	$539,037		
		GBA SF	24,612		
		Rentable SF	24,612		

	Year Built	1985	
	Last Renovation Year	2016	
	Tax Parcel Number	087-119-32-0-32-03-002.00-C 190346	
Additional Building	1985: Brick with Block Back-up (50%), Concrete Block (50%), Package Unit		
Property Remarks	3-SWTRN COLL OFFICES & CEDAR GROVE CENTER; Leased at the time of sale; New loan		

7

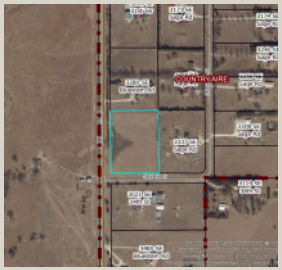
Office Low Rise

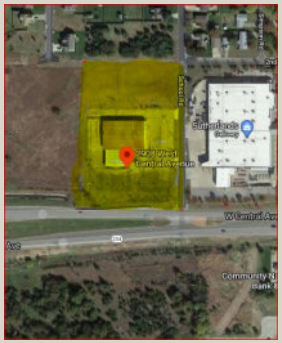
PID 163663
Kanza Office Building
550 N 159th Street E
Andover, Kansas 67002

Sale Date	01-02-2019	Zoning Code	B-1
Sale Status	Recorded	Land SF	217,800
Book/Page	2019 / 68	Land Acres	5.00000
Seller	Kanza Office Park, LLC	L/B Ratio	8.08
Buyer	Ellsworth, LLC	Conditions of Sale	Arms Length
Sale Price	$1,708,346	Financing Terms	All Cash
Adjusted Price	$1,708,346	Property Rights Conveyed	Leased Fee
Unadjusted Price/SF of GBA	$63.36	Ceiling Height	12
Adj$/SF GBA	$63.36	Recording Number	056893
Unadjusted Price/SF Land	$7.84	Sale ID	105042
Adj $/SF Land	$7.84		
Adj $/Acre	$341,669		
Quadrant	Out of Town		
GBA SF	26,962		
Rentable SF	26,962		
Year Built	1987		
Last Renovation Year	2020		
Tax Parcel Number	008-304-18-0-00-03-019.00-0		

MARTENS APPRAISAL

Comparable Land Sales Datasheets

1	Agricultural Undeveloped Land	PID 163661 ET Enterprises Tract 0 SW Luna Street **El Dorado, Kansas 67042**	Sale Date Sale Price Zoning Code Land SF Land Acres Unadjusted Price/SF Land Unadjusted Price/Acre	01-01-2023 $279,500 AG 217,800 5.00000 $1.28 $55,900	Seller Buyer Tax Parcel Number	ET Enterprises, LLC Kent T. & Kaitlin K. Classen 008-282-10-0-00-00-013.00-0
2	 Residential (Single-Family) Land	PID 163660 Vogt Tract 0 SE 34th Street **El Dorado, Kansas 67042**	Sale Date Sale Price Zoning Code Land SF Land Acres Unadjusted Price/SF Land Unadjusted Price/Acre	04-14-2022 $63,000 AG 135,036 3.10000 $.47 $20,323	Seller Buyer Tax Parcel Number	Nancy Jo Nelson Richard H. Vogt and Shellie M. Vogt 008-225-21-0-00-00-010.00-0
3	Land	PID 100849 Development Land 0 E 12th Ave **El Dorado, Kansas 67042**	Sale Date Sale Price Zoning Code Land SF Land Acres Unadjusted Price/SF Land Unadjusted Price/Acre	04-24-2020 $60,000 O-I 113,256 2.60000 $.53 $23,077	Seller Buyer Tax Parcel Number	Criss Development LLC Darwin E. Harris and Colleen June Harris Trust 008-167-36-0-20-02-002.00-0

4	 Commercial Land	PID 141058 Land Sale - Former Fenton Motors (Demolished) 02908 W CENTRAL AVE **El Dorado, Kansas 67042**	Sale Date Sale Price Land SF Land Acres Unadjusted Price/SF Land Unadjusted Price/Acre	02-16-2018 $750,000 152,460 3.50000 $4.92 $214,286	Buyer Tax Parcel Number	ORSCHELN FARM & HOME LLC 008-212-04-0-00-38-016.00-0 or R12090
5	Multi-Family Land	PID 103629 Walnut Street Duplexes Land 929 N Walnut Street **El Dorado, Kansas 67042**	Sale Date Sale Price Zoning Code Land SF Land Acres Unadjusted Price/SF Land Unadjusted Price/Acre	08-31-2017 $35,000 R-2 51,174 1.17479 $.68 $29,792	Seller Buyer Tax Parcel Number	El Dorado Investors, LLP Walnut Street Properties 008-167-35-0-40-16-013.02-0, 008-167-35-0-40-16-013.00-0, 008-167-35-0-40-16-013.03-0, 008-167-35-0-40-16-013.04-0, 008-167-35-0-40-16-012.02-0, 008-167-35-0-40-16-012.01-0, 008-167-35-0-40-16-012.00-0

MARTENS APPRAISAL

Appraiser's State Certification

State of Kansas

Real Estate Appraisal Board

This is to certify that

Christopher W. Huffman

has complied with the provisions of the Kansas State Certified and Licensed Real Property Appraisers Act to transact business as a

Certified General Real Property Appraiser

in the State of Kansas

Scott Brown

Chairman

License No: G-2537

Effective Date: 7/1/2022

Expiration Date: 6/30/2023

TO: City Commission
FROM:
SUBJ: Refer Downtown Master Plan to Planning Commission
DATE: March 6, 2023

Background:
El Dorado Main Street provided a brief overview of the Downtown Master Plan to the CIty Commission during the February 1, 2023 regular meeting. The City Commission directed staff to refer the EL Dorado Main Street Master Plan to the Planning Commission for review. Following their review, the Planning Commission will produce a recommendation for the City Commission's consideration. The Planning Commission will review the master plan to ensure compatibility with the Comprehensive Plan.

Chapter 12 of the the Downtown Master Plan, concerning the plan's recommendations, is included for information purposes. The entire document is not available in an electronic format to include with the packet.

Recommendation:
Not Applicable

Attachments:
1. 2022 Downtown Master Plan Recommendations

Policy Issue:
Not Applicable

Fiscal Impact:
Not Applicable

Trade-offs:
Not Applicable

Staff Recommendation:
The City Manager recommends referring the Downtown Master Plan to the Planning Commission to ensure compatibility with the Comprehensive Plan.

Commission Action:
Commissioner _____ moved to refer the Downtown Master Plan, as prepared by El Dorado Main Street, to the Planning Commission.

Commissioner _____ moved to second the motion.

Chapter 12: The Way Forward

A. RECOMMENDATIONS

The recommendations listed here are all actions intended to improve the quality of life in our community. They are not listed by priority, scale, or cost. That will come later. They do reflect the best ideas of many thoughtful, hopeful people who are building community every day by the work they do, the care they give, the love they have for this place, and the people they share it with. These recommendations are meant to spark renewed collaborative efforts for **the way forward** in the vitalization process of the Downtown District that began in 1998 with the establishment of El Dorado Main Street as a public/private partnership.

It's anticipated that the collaborative work with City staff to evaluate and prioritize the recommendations will possibly result in creating a matrix of priorities, funding, timelines, economic impact, etc. The process itself will need to accommodate the existing schedule of commitments and priorities of all concerned parties.

The collaborative prioritizing process is likely to result in some Recommendations being combined/merged, some taken off the table and others added. In addition, distinctions will be made between Recommendation categories such as:

1. Recommendations primarily aspirational in nature – to be mindful guiding principles.
2. Short-term projects that can be put into effect with minimal additional funding, time or resources.
3. Projects requiring significant additional planning and funding.
4. Projects requiring significant City staff time and input, plus outside consulting, will need special consideration.

Some overlap of these categories should be anticipated. Funding opportunities, existing and others that become available, may drive the prioritizing process, along with the effect of other unforeseeable issues. The goals and actions that emerge from this process need to embody the collective wisdom of stakeholders committed to achieving a positive economic future for the Downtown District with citywide impact.

Developing an actual strategic **Downtown Master Plan** is the next step, with time frames, responsibilities and potential funding sources. The Downtown Master Plan is then incorporated into the *2010-2030 Comprehensive Plan* – in the context of an anticipated mid-point review by the City. That will then trigger applications for grants and other funding.

El Dorado Main Street will serve as a central point of contact for strategic partners, stakeholders, funders and other third parties. Main Street acknowledges it has primary responsibility for driving the process, including meetings and activities, ensuring agendas are completed and timelines respected or reevaluated.

RECOMMENDATIONS

CHAPTER 4: DOWNTOWN AREA CONTEXT

1. El Dorado Main Street is using the **Main Street Maestro software** to track baseline data to measure its program's economic impact. This information will be shared with the City and Downtown stakeholders in the annual report or upon request.

CHAPTER 5: EXISTING DOWNTOWN LAND USE AND DEVELOPMENT

1. Review the *2010-2030 Comprehensive Plan* to identify **potential barriers** to Downtown renovations, and collaboratively strategize a plan of action to address those barriers.

2. Explore with the Zoning Commission the concept of **form-based zoning** for the Downtown District, and formulate recommendations if warranted.

3. Study **existing permitted and not permitted uses** in the C-2 zoning area applicable to the Downtown District to identify changes that could be made to optimize economic development potential Downtown.

4. Working closely with City staff to develop a **user-friendly guide and checklist** for existing and prospective Downtown building owners and businesses to assist them in understanding codes, regulations, permitting processes, and design guidelines for new building construction, upper-story residential use, and historic renovation within the Historic District.

5. Identify potential new **green spaces** and existing green spaces that could be updated to increase attractiveness for Downtown living (including rooftop spaces).

6. Encourage the conversion of **Gordy Park** into a public plaza/performance space.

7. Collaborate with Experience El Dorado to develop and fund the still vacant property owned by the City at the North East corner of North Main and First Avenue into a **community gathering space** with a patio, interactive murals, planters, lighting, seating, sculpture and outlets to charge devices ("El Do Plaza," working name).

8. Reach out to Railway companies (BNSF and Union Pacific) regarding renovations to improve the appearance of the **RR overpasses** on Kansas highways 254 and 77, east and south of town (gateways to Downtown).

CHAPTER 6 RECOMMENDATIONS

1. **Increase upper-story residential spaces** by 5 - 10% over the next three (3) years.

2. To better understand Downtown housing growth potential (and the financial boost it would bring to Downtown businesses), develop a **residential spaces inventory** for current and future Downtown housing, including rental rates.

   Specifically, identify opportunities for Downtown upper-story housing.

   Promote Discover El Dorado's Property listing site. Make sure all property owners in the Downtown are aware of the opportunity.

3. Identify on a continuing basis: grants, tax strategies and other **financial incentives** available to assist building owners in rehabilitating buildings specifically into residential spaces.

4. Work with local banks to encourage development of **innovative financial packages** to fund upper-story development in specific Downtown buildings.

5. Consult with **prospective new business owners** and make referrals as appropriate to the Small Business Development Center in Emporia, KS, for business services critical to success e.g. business plans, and market research.

6. With regard to commercial property owners of **space used mainly for storage,** study ways to incentivize owners to maintain a clean and attractive appearance in storefront windows.

7. Support the City reviewing existing policies and regulations to ensure compatibility with increased residential occupancy in the Downtown District.

8. Support the **Coutts Museum as an important cultural anchor** in its development of the former bank building into a vibrant creative center for art exhibits, studios, classes and related activities.

9. Analyze potential benefits of defining **boundaries** for the **commercial core** beyond the Downtown District to leverage resources, collaborations, cohesion, and unity to broaden and maintain economic vitalization efforts.

CHAPTER 7:

1. Update, expand, and distribute to interested parties a current **Downtown Market Snapshot's Fast Facts** (First produced in 2015). See pages 71-74

2. Encourage the City / Experience El Dorado / El Dorado INC / El Dorado Chamber of Commerce / along with Main Street to:
   - Contract for a **comprehensive current market analysis** needed as the basis for a multi-faceted Downtown marketing plan; and
   - In collaboration, develop a **Marketing Plan** with coherent, consistent messaging and image projection to the local community and surrounding regions, including NE Wichita and beyond.

3. Elevate ***Thankful Thursdays*** to make them better with more music, more businesses participating and staying open later, more special experiences, and more sidewalk activities. Increase promotion to target audiences.

4. Continuously explore **new ways to promote Downtown retail**. Possibilities include more art, a wine crawl, food trucks, more music, sidewalk experiences, and rooftop patios.

5. Support Experience El Dorado to create, maintain and publicize an electronic **Citywide Promotional Calendar** as the definitive source for information about the timing of annual events, festivals, holidays and other seasonal activities. This will not only be the central location for information to help coordinate planning, but will build excitement about recurring special events and promotions throughout the year, confirming the perception of Downtown as an exciting destination.

6. Support the City's new fall festival in September – City of Gold Fest, by creating a special retail promotion to coincide with this multi-day event.

7. Support other events occurring in Downtown such as USD 490 Homecoming activities, Celebration of Freedom Parade, and Grizzly Gold Parade.

8. Continue to evaluate Main Street events, including Trick or Treat Down Main Street and Old-Fashioned Christmas, for continuous quality improvement and ways to optimize enjoyment by all participants.

9. Create and maintain a digital **Downtown Shopper's Guide** available for viewing and printing on Facebook and Main Street website.

10. Publish an electronic **Downtown newsletter** (title TBD) to promote Downtown businesses, activities, and events. Place an emphasis on news and storytelling about people, places and history to increase interest and knowledge about shopping, living, and working in the Historic District and Downtown.

11. Design and distribute a **Downtown District map/business directory** available for viewing and printing on Main Street website.

12. **Produce Athletic Events centered in the Downtown.** Fitness classes (dance, yoga, etc.) could be held in parks, plazas and other public spaces, bringing people and new activities Downtown. Organized runs (5K runs, marathons, etc.) attract visitors, especially on weekends.

13. Work with Experience El Dorado to encourage El Dorado Lake visitors to come Downtown as another dimension to their lake excursion.

14. Apply for KDOT Turnpike and highway attraction signage grants and placement.

15. Explore hosting **Sports Events** in new or historic facilities close to Downtown, including the tennis complex, McDonald's Stadium and East Park Softball.

CHAPTER 8 RECOMMENDATIONS

1. **Periodically review and update** the District Historic Guide (See Guide in the back pocket of binder) to include the best available information. Also promote and distribute it to realtors, developers, District building owners and other interested parties.

2. Kansas Main Street's Design Manual (2004) is in the process of being updated. When the updated version is available, review it with the City Planning Department and Main Street's Design Committee.

3. Develop a comprehensive placemaking **signage program** (wayfinding and directional) for the Downtown District with consistent, easily recognizable design elements to direct visitors to public parking, civic institutions and cultural sites.

4. Re-establish the collaborative process between City Planning and Main Street to review prospective new business signs in the Historic District prior to approving **sign permits.** This will help to promote consistent application of existing historic guidelines.

5. City periodically reviews **dumpster locations and management plans** throughout the District, including the large public parking lots and pedestrian alleys, to maximize aesthetic appearance and efficiency in light of increasing residential density and commercial activity. Conduct reviews to evaluate how often trash is picked up, and whether dumpsters are kept clean, freshly painted, and in a state of good repair and are appropriately located.

6. Review Downtown **public seating** to optimize safety, comfort, and welcoming atmosphere. Make suggestions for improvements, including the need for additional Downtown seating, and using maintenance-free options to expand seating for pedestrians to rest and relax.

7. Advocate for a regular schedule to periodically **refresh the paint on existing benches** along Main Street in the Downtown District.

8. Request a study of **Downtown lighting** to ensure it is appropriate in terms of location and safety at night – especially in the two pedestrian alleys between Central Ave. and First Ave., and in alleys along South Main.

9. Request extending pedestrian amenities (such as **historic lighting, seating,** and **planters**) further south along South Main St. to the Historic District's southern boundary on Locust Street.

10. Advocate for a feasibility study of **public bathrooms** in the Downtown District.

11. Collaborate with Experience El Dorado to reconsider general guidelines with regard to a **Citywide murals program** to ensure consistency with best practices and the overall Downtown aesthetic, etc. Guidelines can be a useful policy to prevent conflict and can be skillfully written not to dampen creativity.

12. Optimize collaboration between Main Street, BCC, and the City with regard to the Downtown **Banner Program** to ensure it is well executed and managed consistently with Citywide best practices.

13. Adopt an **incentive program** to encourage Downtown property owners and businesses to engage in practices that attract and reward visitors in Downtown. For example, implement a ***Downtown Stars Challenge*** for property owners and businesses to earn Silver Star and Gold Star status. These would be earned by adopting specific practices such as consistent hours of operation, maintaining attractive planters, clean and attractive first-floor windows, improving appearance of upper story windows, lighting business interiors until midnight, participating in *Thankful Thursdays*, providing outside lighting behind buildings, picking up litter, etc.

14. Identify a source of annual funding for **Historic Downtown façade grants**. The previous funding source (excess sales tax) is no longer available. Ask the Excess Sales Tax Committee to re-consider funding the program.

15. Design, Fund, and Install **Archways** spanning Main Street District boundaries (straight across Locust on the south of Downtown and 3rd Ave. on the north). These archways will use design elements with an appropriate look and feel, and will welcome visitors to the City's Downtown Historic District. This will be done in collaboration with the City Engineering Department and KDOT. (See sample arch designs, **Page 206)**

16. Advocate for additions to the **Downtown Artscape Sculpture Program** to be reviewed by Main Street's **Design Committee.** New and appropriate Artscape sculptures will bring renewed attention to the collection.

17. Advocate for the creation of a robust **City Arts Commission** devoted to supporting, promoting and advancing the arts Citywide through marketing, outreach, education, etc.

18. Schedule education programs within the Historic District to heighten awareness and appreciation of Historic buildings. Possible activities would include open house tours of upper stories, presentations by Butler Historic Center, and State Historic Preservation Office (SHPO) personnel in public seminars.

19. Apply for a grant to fund an architect for year-round consultation regarding preservation and rehabilitation projects.

20. Replace or refurbish all sidewalk trash receptacles. Main Street is exploring a collaboration to modify the design, remove rust and repaint, and reinstall receptacles… to be funded by business sponsorships.

21. Replace all sidewalk planters with self-watering planters that don't require high maintenance underground irrigation.

CHAPTER 9 RECOMMENDATIONS

1. Apply for **K-DOT grant(s),** including study grants, to implement Downtown improvements identified in this *Master Plan Project.*

2. Determine optimum locations for electric vehicle **charging stations** for use by Downtown residents, employees and visitors.

3. Conduct a comprehensive **parking study** in the Downtown District to optimize existing parking options, and identify suggestions for redesigning public parking lots, improving ingress and egress, etc.

4. The City and Main Street collaboratively work on a full **redesign of the public parking lots** in light of utility poles not being moved underground – to optimize parking spaces, positioning of dumpster corrals, enhancing ingress and egress, safety and walkability.

5. The City conducts a **traffic study** of major transportation arteries to better understand the movement of traffic within and throughout Downtown. This would provide data about parking needs, intersection safety and improvements needed to support prospective business growth.

6. Continue to explore strategies to **slow down traffic** on Main Street and improve **diversion of semi-truck traffic** from Downtown Main Street. Evaluate installing arches over Main at the North and South District boundaries.

7. The City to adopt a regular schedule to periodically refresh the **yellow paint on Downtown curbs and parking lines** to optimize safety, aesthetic appearance and pride of place. The Downtown curbs were last painted in 2015.

8. The City to further study the feasibility of a **dedicated bike-path right of way** between BCC and Downtown destinations, coupled with more bike riding amenities at destinations. Bikes offer an alternative mode of transportation.

9. Advocate for the City to explore the possibility of an appropriate **public transportation system** to connect high-usage locations in and near the City (such as the BCC campus, the Downtown District, the Lake, the Hospital, the Kansas Oil Museum, Bradford Library, YMCA, etc.).

CHAPTER 10 RECOMMENDATIONS

1. Support engineered drainage to improve collection of stormwater and alleviate many of the concerns about **flooding** and runoff from streets flowing onto private property such as the intersection of First Street and North Main Street.

2. Ensure Main Street is kept apprised of the City's progress in **remediating stormwater drainage** issues which requires underground work on drainage capacity - in light of the potential disruption to businesses due to street closures, etc. (Map #4, page 108)

3. Explore the feasibility of **moving more wiring underground.**

4. Study of the feasibility of **solar collectors** on flat roofs of buildings Downtown, and grant programs for solar applications on commercial buildings.

5. Explore the benefits and feasibility of providing fast and reliable **Districtwide Internet Connectivity** for everyone – and in particular for Downtown customers, visitors and residents (especially those working from home) – as an amenity to encourage Downtown living, shopping, and visiting.

6. Continue the City's current Downtown **trash collection practices** of promptly removing from alleys abandoned furniture and other trash, litter, debris and animal defecation. Monitor as upper-story residences increase. Trash will increase as Downtown density increases.

7. Encouraging the City to continue exploring the feasibility of reinstating a citywide **trash recycling program.**

8. Place **electric receptacles** in every block of the commercial district for public outdoor events and activities.

9. Consider offering Spring and Fall Downtown roll off days.

10. Work with Goodwill, Salvation Army, and fraternal organization to increase the availability of donation sites.

CHAPTER 11 RECOMMENDATIONS

1. Acknowledge **First Responders and Emergency Services** providers, and express gratitude for their services Downtown.

2. With respect to **crimes and safety in the Downtown District,** pursue opportunities to work together with City and law enforcement to find ways to acknowledge problems, explore contributing factors, and identify solutions that respect the rights and responsibilities of residents and property owners. E.g., homeless problems and speeding traffic.

3. With the Police Department, explore solutions for **reducing crimes**, including optimal placement of lighting and surveillance cameras plus heightened Downtown District policing.

4. Promote a **lights-on program** throughout the Downtown District. Businesses will be encouraged to illuminate windows at night, after business hours, for safety reasons and to draw attention to businesses at night when everything else is dark.

5. Optimize **information sharing with Police Department** during Downtown Assemblies to discuss recent issues and problems.

6. Downtown Businesses will be encouraged to submit the Police Department's "***Business Contact Information***" form so the Department will be able to make contact with them after hours if the need arises. Also, having businesses provide the Department an email address adds a way for the Public Relations Officer to share information.

CHAPTER 12 RECOMMENDATIONS

1. Be prepared with shovel-ready projects to apply for **infrastructure funding** coming from the federal government via the state.

2. Explore obtaining **grants** from the Kansas Historic Society **Heritage Trust Fund** (HTF) – a competitive grant program for projects on national and state register-listed properties.

B. IMPLEMENTATION

> ***There is an enormous need in our cities for new life,***
> ***new structure, new institutions, new way of doing things.***
>
> ***Species that fail to adapt to***
> ***changing conditions and evolve***
> ***eventually become extinct.***
> ***The same can happen to Downtowns.***

Implementation issues include:

1. **Organization** (leadership, roles of pertinent entities, daily management, etc.) is key to the long-term success of a Downtown Plan.

   Fortunately, the City had the clairvoyance in 1998 to partner with Main Street America to establish El Dorado Main Street. Through training, resources, mentoring and hands-on experience, its leadership (staff, Board, Committees, volunteers) has developed essential expertise over the years to inform and guide this Project.

   An **Implementation Committee** is crucial – whether the Steering Committee steps up to serve in that capacity or another cohort with relevant expertise is designated.

2. **Public Policy** amendments (such as zoning and building codes, parking standards).

3. **Meaningful Public Involvement**, including various stakeholder groups, City staff, and full involvement of Downtown business owners. There is a variety of tools that can be used to build public trust through transparency, and generate strong support and ownership by Downtown stakeholders.

4. **A Clear Vision of our Downtown's future** – and in particular conveying that vision in high-quality graphics that picture what Downtown can become in the next 5 years.

5. **Respect for the Past**. Leveraging the power of historic buildings to offer a backdrop for Downtown activities and experiences.

   Respect for the traditional "Urban Form" in historic downtowns typically includes: buildings located close to the street, store fronts featuring large window areas, on-street parking

TO: City Commission
FROM:
SUBJ: Refer Temporary and Off-Site Signage Regulations from Article 8 of the Zoning Regulations to the Planning Commission
DATE: March 6, 2023

Background:
The City Commission directed staff to refer certain provisions of the City's signage regulations to the Planning Commission for review. Per Article 13 of the City's Zoning Regulations, *"the City Commission from time to time, may supplement, change or generally revise the boundaries or regulations contained in zoning regulations by amendment. A proposal for such amendment may be initiated by the Governing Body or the Planning Commission."* The Planning Commission shall review the proposed amendment and conduct a public hearing to ascertain input from the public concerning the proposed amendments. Following the public hearing, the Planning Commission will produce a recommendation for the City Commission's consideration.

The City Commission received comments from the public concerning proposed changes to the temporary signage regulations. In addition, the City Commission also discussed the need to review the off-site advertising regulations while the signage regulations were open for review. These two subsets of the sign types receive the most feedback from property and business owners.

Recommendation:

Attachments:
1. Article 8 - Sign Regulations

Policy Issue:
Should the City amend its existing temporary and off-site signage regulations?

Fiscal Impact:
Not Applicable

Trade-offs:
Not Applicable

Staff Recommendation:
The City Manager recommends referring the matter of temporary and off-site signage regulations to the Planning Commission, as provided in Article 13 of the Zoning Regulations, for review and possible amendment thereto.

Commission Action:
Commissioner _____ moved to refer temporary and off-site signage regulations, as defined by Article 8 of the Zoning Regulations, to the Planning Commission.

Commissioner _____ moved to second the motion.

ARTICLE 8 – SIGN REGULATIONS

1. Intent and Purpose: It is the intent and purpose of these sign regulations to qualify, supplement or define the allowable uses of functional and structural signs allowed in the City of El Dorado.

2. Applicability: Any sign shall, by definition, be a structure. No land, personal property or structure shall be used for sign purposes except as specified herein.

3. Nonconforming Signs: All signs legally existing at the time of passage of these regulations may remain in use under the conditions of legal nonconformance. Signs in legal nonconformance shall not be enlarged, moved, lighted, or reconstructed; however, the change of the advertising display shall not be restricted except as previously stated.

4. Removal of Nonconforming Signs: All nonconforming signs not otherwise prohibited by the provisions of these regulations shall be removed or shall be altered to conform to the provisions of this regulation when:

   (1) the nature of the business conducted on the premises changes and the sign is changed or modified either in shape, size, or legend;

   (2) the name of the business changes and the sign is changed or modified either in shape, size, or legend;

   (3) a principal structure is destroyed or removed due to natural or man-made circumstances, unless a building permit has been issued to replace the structure within 90 days;

   (4) the sign is damaged by any means to an extent of more than 50 percent of its replacement cost at the time of damage; or

   (5) the building or use to which the sign applies is vacated, abandoned or otherwise dormant for a period of more than twelve (12) months.

   All nonconforming signs required to be removed by these regulations shall be removed within 90 days of notification by the Planning and Zoning Department or Building Inspections Department.

1. Permit Required: No sign except temporary real estate or construction signs as defined in this article may be erected or altered until a sign permit has been issued by the Zoning administrator.

   A. Application: Application for permits required under this Article shall be made on forms provided by the Zoning administrator and accompanied by the following, if required by the Zoning administrator or if required by the provisions hereof:

(1) Plans and specifications of the proposed sign; the right to inspect all permanent signs and marquees prior to their installation and erection and prior to the issuance of a permit.

(2) A certificate of Accident Public Liability Insurance issued to the person or firm installing or erecting a sign or marquee over public property and providing coverage of $50,000 per person, $100,000 per accident and $25,000 property damage.

B. Permit Fees: Every application before being granted a permit hereunder, shall pay to the Office of the City Engineer. Permit fees for each such sign or other advertising structure are based upon the value of the project. A schedule of fees is available from the Zoning Administrator.

C. Inspection: As soon as a sign has been erected, the permittee shall notify the zoning administrator who shall inspect such sign and approve the same if it is in compliance with the provisions of this article. The zoning administrator may, from time to time, as he deems necessary, inspect all signs or other advertising structure regulated by this article for the purpose of ascertaining whether the same is secure or insecure or whether it is in need of removal or repair.

D. Permit Revocable at Any Time. All rights and privileges acquired under the provisions of this article or any amendment thereto, are mere licenses revocable at any time by the zoning administrator; and all such permits shall contain this provision.

6. Review and Action: The Zoning Administrator shall review the Sign Permit application in detail for the purpose of determining whether the proposed sign complies with all the applicable sign regulations of this Article, if applicable. Within 15 days of the submission of a complete application for a Sign Permit, the Zoning administrator shall either:

A. Issue the Sign Permit, if the sign complies in every respect with the standards of this Article, if applicable; or

B. Deny the Sign Permit if the sign fails in any way to comply with the standards of this Article. The Zoning Administrator shall specify all reasons for the denial.

7. Classification of Signs:

A. Functional Types:

(1) Off-site Advertising Sign: (Billboards) A sign located along an Interstate, State, or U.S. highway, which directs the attention of the public to any goods, merchandise, property, business, service, entertainment or amusement conducted or produced which is bought or sold, furnished, offered or dealt in elsewhere than on the premises where such sign is located or to which it is affixed.

(2) Bulletin Board Sign: A sign that indicates the name of an institution or organization on whose premises it is located and which contains the name of the institution or organization, the name or names of persons connected with it, and announcement of persons, events or activities occurring at the institution. Such sign may also present a greeting or similar message.

(3) Business Sign: A sign which directs attention to a business or profession conducted, or to products, services or entertainment sold or offered upon the premises where such sign is located, or to which it is affixed.

(4) Identification Sign: A sign giving only the name and address of a structure, business, development or establishment. Such signs may be wholly or partly devoted to a readily-recognized symbol.

(5) Name Plate Sign: A sign giving the name and/or address of the owner or occupant of a structure or premises on which it is located and, where applicable, a professional status.

(6) Memorial Sign: A sign, monument or statue serving to help people remember some person or event.

(7) Temporary Sign: A display sign as listed below that is limited in time that such sign may remain in use either by the limitations of these regulations or the conditions of a sign permit.

(a) Real Estate Sign: A temporary sign pertaining to the sale or lease of a lot or tract of land on which the sign is located, or to the sale or lease of one or more structures, or a portion thereof on which the sign is located.

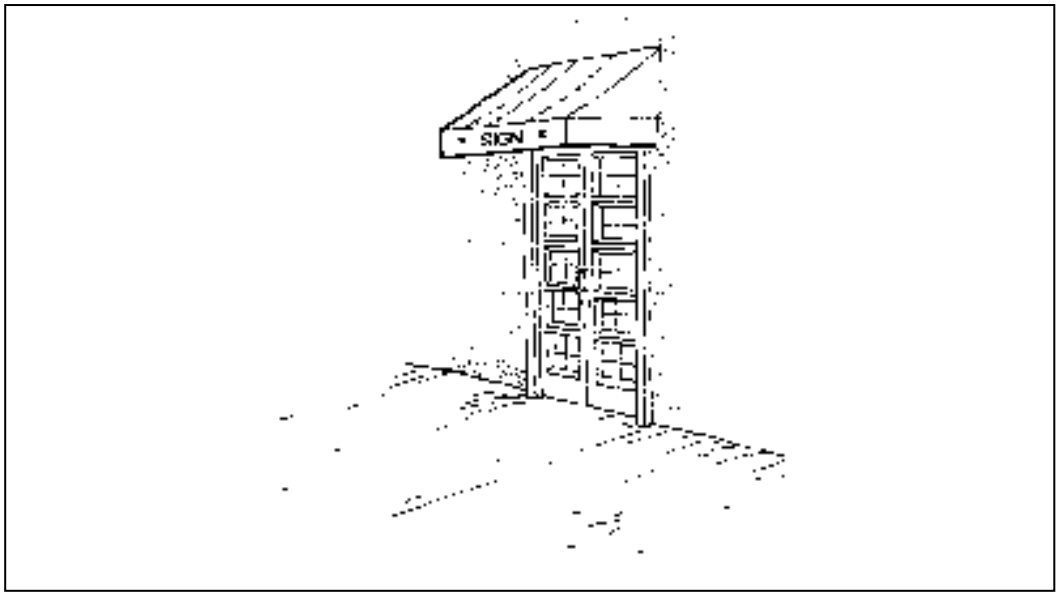
(b) Construction Sign: A temporary sign indicating the names of the architects, engineers, landscape architects, contractors and similar artisans involved in the design and construction of a structure, complex or project only during the construction period and only on the premises on which the construction is taking place.

(c) Political Campaign Sign: Any sign relating to a candidate, political party, ballot issue, or other issue to be voted upon in any public election.

B. Structural Types:

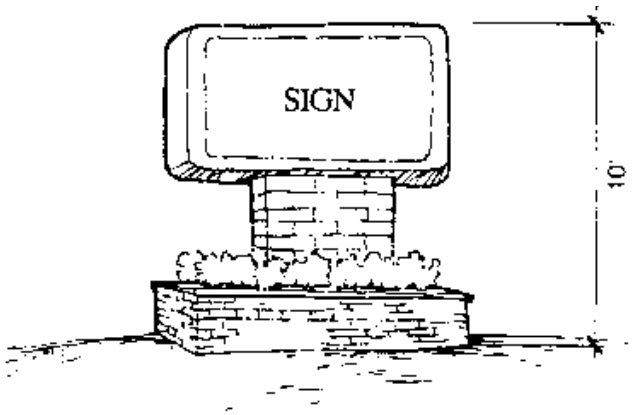
(1) Awning, Canopy or Marquee Sign: A sign that is mounted on, painted on, or attached to, an awning, canopy or marquee. No such signs shall project above, below or beyond the awning, canopy or marquee.

Figure 4 - Canopy Sign



(2) Ground Sign: Any sign placed upon, or supported by, the ground independent of the principal structure on the property, where the bottom edge of the sign is less than six feet above the ground, the height is no greater than 10 feet, and the base is no less than 50 percent of the width of the face of the sign, presenting a monolithic structure, landscaped with appropriate ground cover.

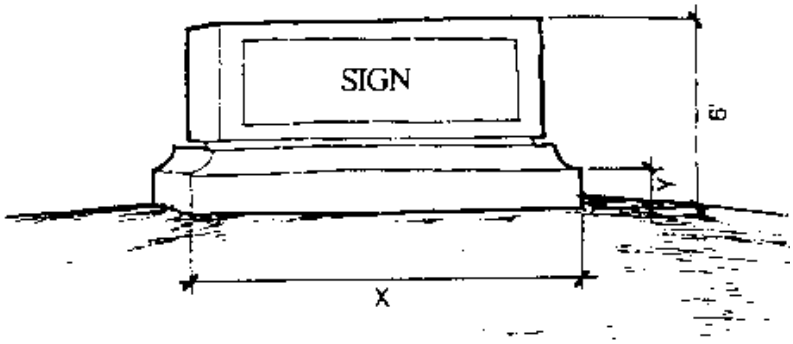
Figure 5 - Ground Sign



- 10’ maximum height
- If base of sign is greater than five (5) feet height, no planter is required.

(3) Monument Sign: Any sign whose base is greater in width than the face of the sign, and whose height is no greater than 6 feet.

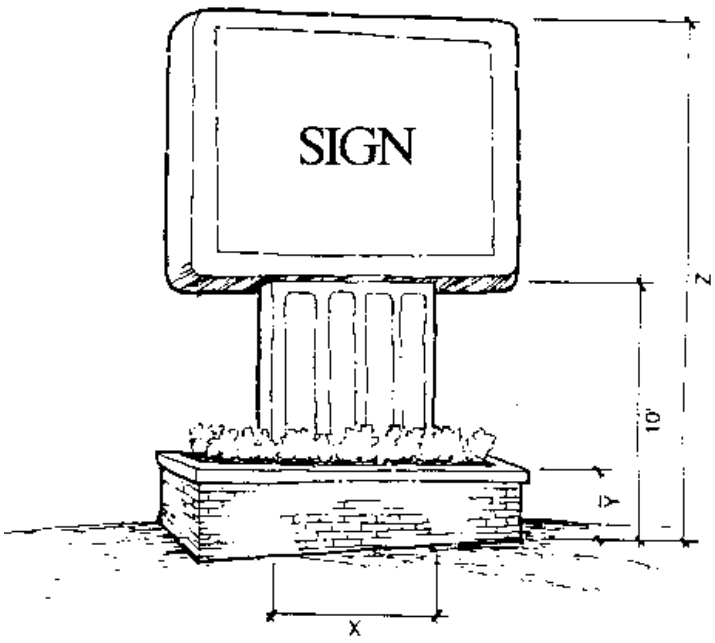
Figure 6 - Monument Sign



- X = ± 110% of the width of the sign face.
- Y = ± 10% of the width of the sign face.
- 6’ maximum height.

(4) Elevated Sign: Any sign placed upon, or supported by, the ground independent of the principal structure on the property where the bottom edge of the sign is ten feet or more above the ground level, and the base is no less than 50 percent of the width of the face of the sign, landscaped with appropriate ground cover.

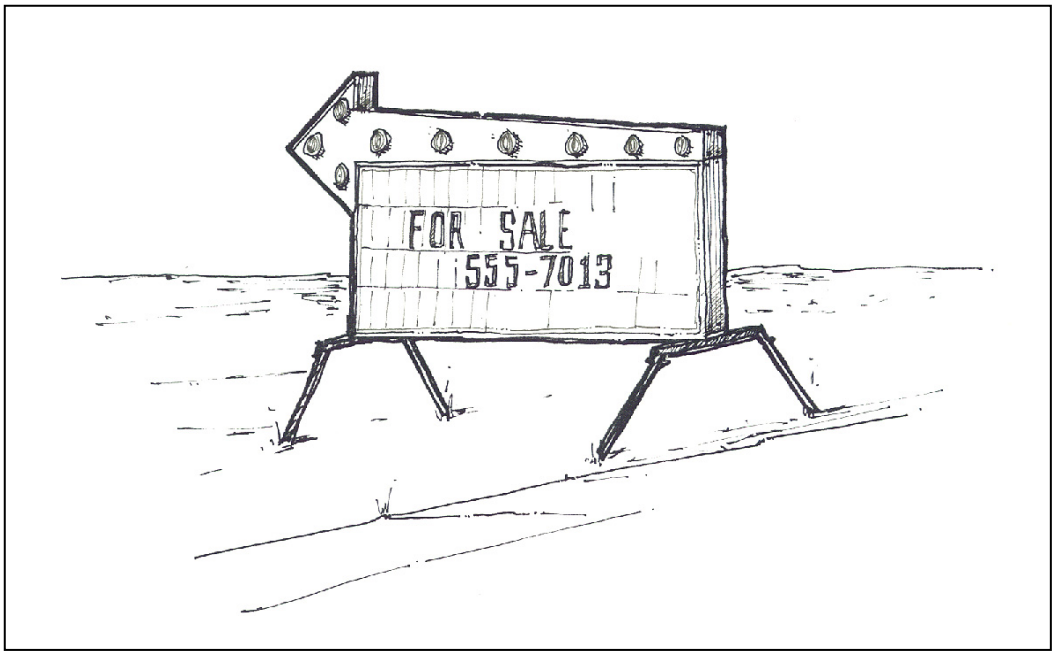
Figure 7 - Elevated Sign



- X = ½ of the sign face.
- Y = ¼ of the base width.
- Z = maximum of 30 feet above the ground elevation.
- Bottom of sign base to be minimum of 10 feet above the ground elevation to provide adequate clearance, unless excepted by the Planning Commission.

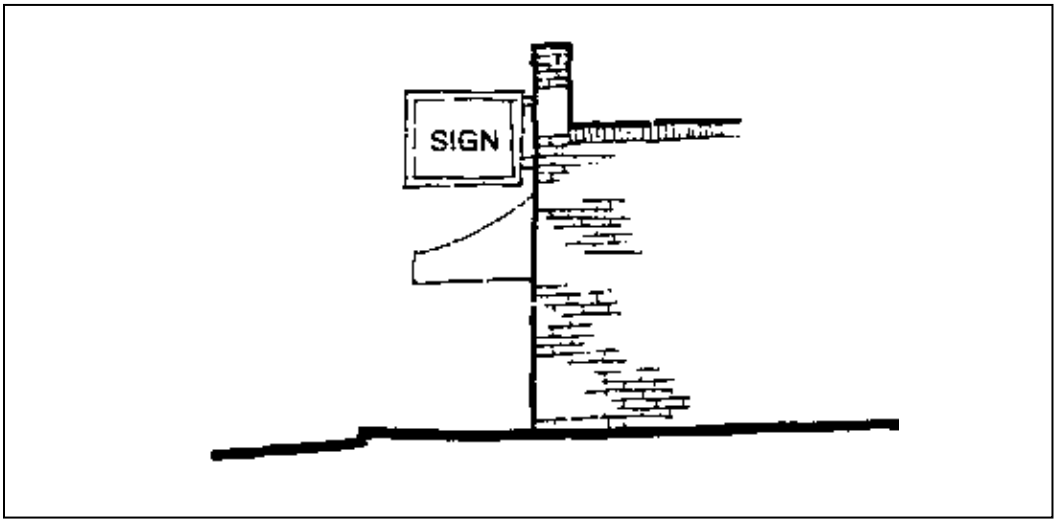
(5) Portable Display Sign: Any movable display structure, capable of relocation, under its own power, or towed by a motor vehicle. The display message of the sign may be painted or non-painted and capable of being readily altered. Portable display signs may be with or without electrical illumination and power, and with or without wheels.

Figure 8 - Portable Display Sign



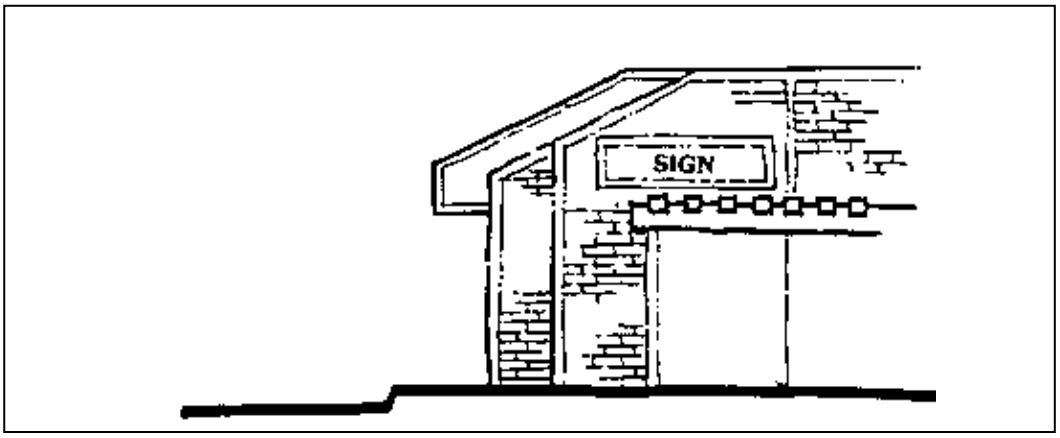
(6) Projecting Sign: A sign that is wholly or partly dependent upon a structure for support and which projects more than 12 inches from such structure.

Figure 9 - Projecting Sign



(7) Wall Sign: A sign fastened to or painted on a wall of a structure in such a manner that the wall becomes merely the supporting structure or forms the background surface, and which does not project more than 12 inches from such structure.

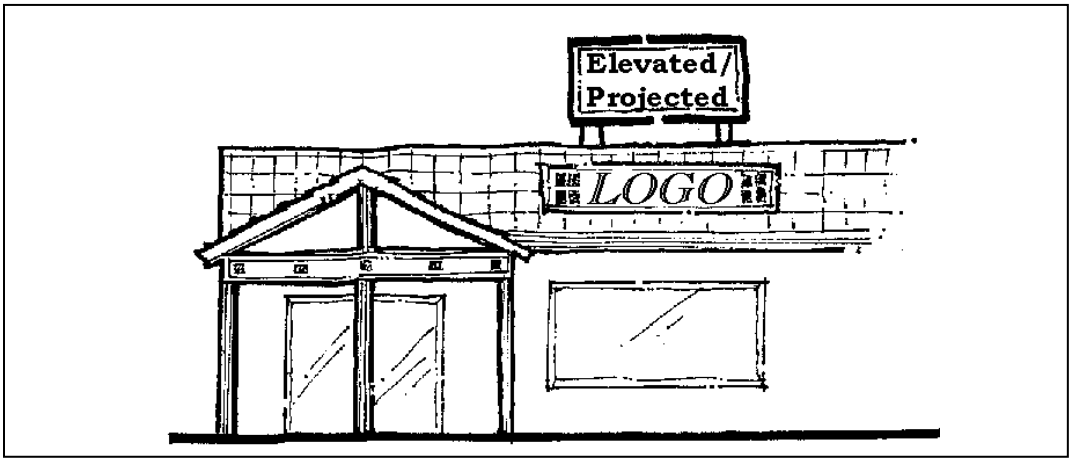
Figure 10 - Wall Sign



(8) Flush-Mounted Logo Roof Sign: A sign totally supported on the roof of a structure that displays the logo of the tenant of such structure. Flush-mounted logo roof signs shall be mounted parallel to and flush with the roof's surface. In no case shall a flush-mounted logo roof sign project above the highest point of the roof (compare to "elevated/projecting roof sign").

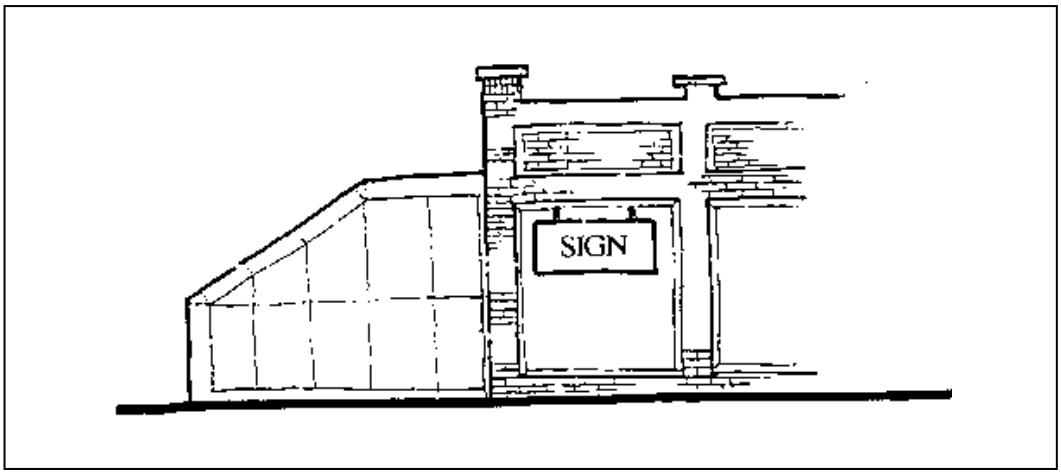
(9) Elevated/Projecting Roof Sign: A sign totally supported on the roof of a structure, not including flush-mounted logo roof signs. Elevated/projecting roof signs shall not project more than 12 inches beyond the face of the structure. In no case shall an elevated/projecting roof sign project more than 10 feet beyond the highest point of the portion of the roof on which the sign is located (compare to "flush-mounted logo roof sign").

Figure 11 - Roof Signs



(10) Window Sign: Any sign, pictures, symbol, or combination thereof, designed to communicate information about an activity, business, commodity, event, sale, or service, that is placed inside a window or upon the window panes or glass and is visible from the exterior of the window.

Figure 12 - Window Sign



8. General Standards:

A. Gross Area of Sign: Gross area shall include the entire area within a single continuous perimeter enclosing the extreme limits of the sign, exclusive of the base on which it is mounted or from which it is suspended. If more than one side of a sign is utilized as a sign, then only the largest side shall be computed and shall be counted as a portion of the gross area. On lots where more than one sign is located, the total gross area of all the signs shall not exceed the maximum gross area for one sign permitted by this regulation.

For computing the gross area of any wall sign which consists of letters mounted or painted on a wall, the area shall be deemed to be the area of the smallest rectangular figure which can encompass all of the letters.

B. Sign Height: Sign height shall be measured from the ground elevation at the base of the sign to the highest element of the sign.

C. Illuminated Signs: A sign designed to give forth artificial light or designed to reflect light derived from any source.

(1) Illuminated signs shall be designed as to reflect or direct light away from any residential dwelling district and any illuminated sign located on a lot adjacent to, in front of or across the street from any residential district, which sign is visible from such residential district, shall not be illuminated between the hours of 11 p.m. and 7 a.m.

(2) Illuminated signs in direct vision of a traffic signal shall not be in red, amber or green illumination.

D. Flashing or Moving Signs: For the purpose of this regulation, any sign that is revolving, rotating, moving, animated, has moving lights or creates the illusion of movement shall be considered a moving sign. Any illuminated sign on which the artificial light is not constant in intensity and color at all times is considered a flashing sign.

(1) Flashing signs shall not be permitted which are in any way similar to traffic signals or emergency vehicle lights.

(2) A sign which displays the current time and/or temperature by use of intermittent lighting shall not be deemed a flashing sign if the lighting changes are limited to text indicating time, temperature or other public messages. Such sign shall not in any case exceed 32 square feet in area.

E. Digital Video Signs: For the purpose of this regulation, any sign commonly using Light Emitting Diodes (LED) or related video technologies to transmit messages, animations and/or video clips for advertising or information purposes shall be considered a digital video sign.

(1) Except for permitted billboards, off-site advertising shall be prohibited.

(2) Such signs shall conform to all applicable regulations, including the current edition of the building code adopted by the City of El Dorado.

(3) Such signs shall only be located on zoning lots adjacent to roads classified as an arterial or higher, as classified by the Comprehensive Plan adopted by the City of El Dorado.

(4) Prior to the approval of a sign permit, the owner or applicant shall certify in writing that such signs:

a. Shall be programmed or otherwise limited to a brightness not to exceed 7,500 NITS (a measure of illuminative brightness) during typical daylight conditions.

b. Shall be equipped with a light detector/photocell, or a scheduled dimming timer by which the sign's brightness shall be dimmed to a maximum of 1,000 NITS when ambient light conditions darken.

F. Access way or Window: No sign shall block any required access way or window.

G. Signs on Trees or Utility Poles: No sign shall be attached to any tree or utility pole, including light poles.

H. Traffic Safety:

(1) No sign shall be maintained at any location where by reason of its position, size, shape or color, may obstruct, impair, obscure, interfere with the view of, or be confused with any traffic or railroad control sign, signal or device, or where it may interfere with, mislead, or confuse traffic.

(2) Any sign located within three (3) feet of a driveway, alley, or within a parking area shall have its lowest elevation at least ten (10) feet above the curb level; however, in no event shall any sign be placed so as to project over any public right-of-way, except in the "C-2", Central Commercial District, where signs may project over a sidewalk.

(3) Under no circumstances shall any sign be placed in the sight triangle as defined by this regulation.

H. Lineal Street Frontage: In those districts where gross sign area is allocated based on lineal street frontage and the tract or parcel is adjacent to more than one street, the lineal street frontage shall be the distance of that property line abutting a major street, or ½ of the sum of all the street frontages if the property does not abut a major street.

I. Landscaping: Ground signs, monument signs and elevated signs shall be landscaped in order to make the signage a more integral element of the overall site design. The landscaping shall be within a defined planting area and shall extend no less than three feet from the base of the sign. In general, a combination of ornamental deciduous trees, evergreen trees, shrubbery, ground cover, perennials and bulbs covering 25% of the area surrounding the sign base is appropriate. This material is intended to accent the signage, minimize its impact on surrounding development and separate the sign from traffic and parking.

J. Scale and Context: Signs shall be in scale with the site or structure where located and in context with the site, structure and service offered.

(1) Scale includes both human scale and proportion. Signs shall be proportional to the element they are attached to and the façade as a whole.

(2) Context includes form, style, color, balance and structure lines:

a. Form: Sign shape and its relationship to the structure or service offered.

b. Style: Historical, eclectic, modern or contemporary shapes, texts and colors.

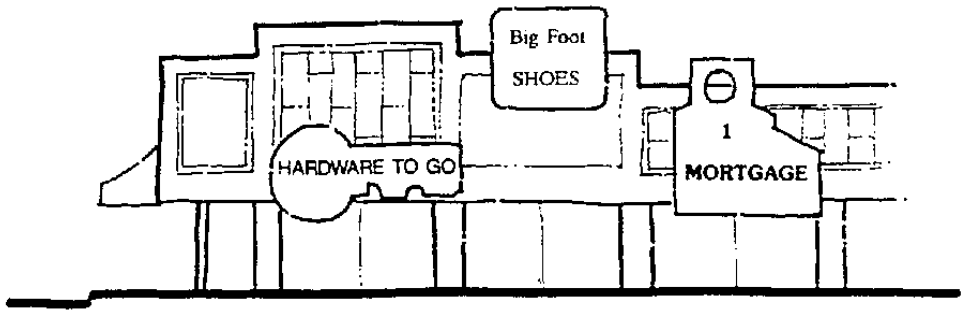
c. Color: Analogous or complementary in relation to site or structure.

d. Balance: Location of sign in structure element relating to balance through location, mass and color.

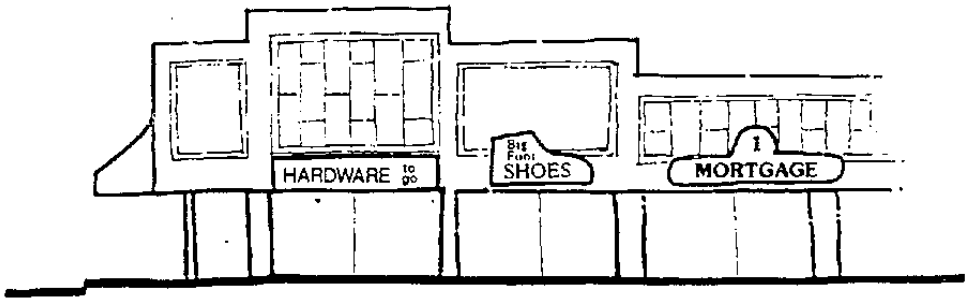
e. Structure Lines: Major lines of building elements and compatibility to outlines, horizontal and vertical lines such as roof line, ground line, window lines, etc.

K. All signs must be constructed of permanent all-weather materials.

Figure 13 - Sign Pattern

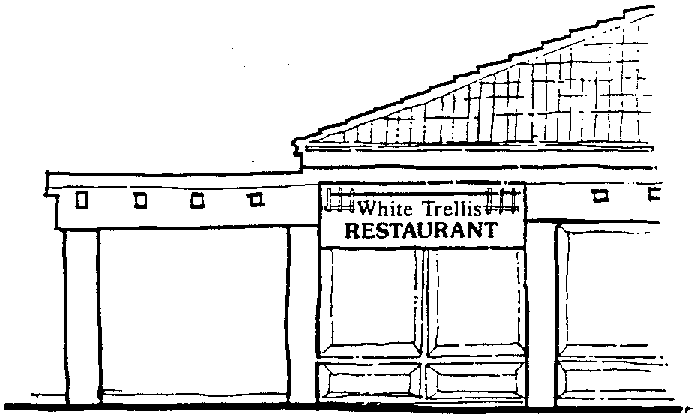


- Inconsistent sign patterns create confusion.

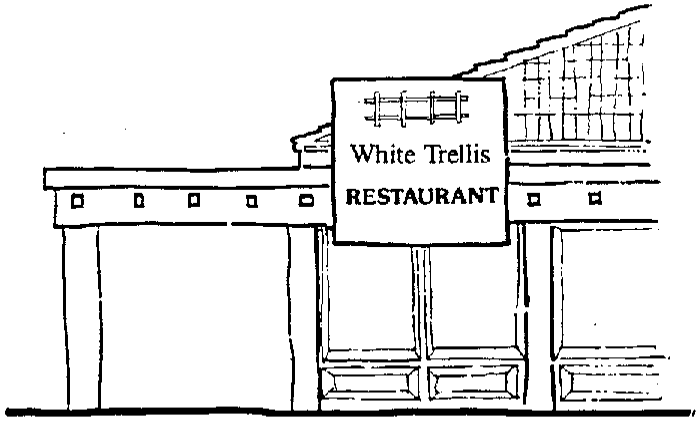


- Employ a consistent sign pattern.

Figure 14 - Sign Scale and Character



Sign is in scale and character with building articulation.



Sign is out of scale and character with building articulation.

9. Exemptions:

A. Total Exemptions: The following signs shall be exempt from the requirements of this article, except for the provisions of Sections 8(A) through 8(K) above:

(1) Flags or emblems of a government or of a political, civic, philanthropic, educational or religious organization, displayed on private property.

(2) Signs of a duly constituted governmental body, including traffic or similar regulatory signs, legal notices, warnings at railroad crossings and other instructional or regulatory signs having to do with health, safety, parking, swimming, dumping, etc.

(3) Memorial signs and tables displayed on public or private property.

(4) Small signs, not exceeding three square feet in area, displayed on private property for the convenience of the public, including signs to identify entrance and exit drives, parking areas, one-way drives, restrooms, freight entrances, and other similar signs; except that such signs shall not display logos or other business advertisements.

(5) Scoreboards in athletic stadiums.

(6) "Political Election Signs", not exceeding a total of thirty-two (32) square feet in area on a lot of record zoned for non-residential purposes, or which is vacant and unplatted, regardless of the zoning district classification; and not exceeding a total of sixteen (16) square feet on a lot of record in a residential zone district. Political signs shall be displayed for no more than a 60-day period before during and after a public election. Political signs shall not be placed on or otherwise affixed to any public structure or sign, right-of-way, sidewalk, utility pole, street lamp post, tree or other vegetative matter, or any public park or other public property.

The City recognizes that the expression of political speech is an important and constitutionally protected right; that political election signs have certain characteristics that distinguish them from many of the other types of signs permitted and regulated by the City, including the fact that these signs generally do not meet the regular structural design of permanent signs, given their temporary nature; that political election signs therefore present a potential hazard to persons and property; and that the City must impose reasonable time limits on the display of political election signs for these reasons.

(7) Temporary signs for the sale of household goods at a residence (for example, garage sales or auctions) for a period not to exceed ten (10) days.

(8) Temporary signs for the sale at auction of real estate for a period not to exceed twenty-one (21) days.

B. Exemptions from Sign Permit: The following signs are exempt from the sign permit section of this article, but shall comply with all of the other regulations imposed by this article:

(1) Name plate signs not exceeding two square feet in gross area accessory to a single-family or two-family dwelling.

(2) Bulletin board signs not exceeding 100 square feet in gross area accessory to a church, school or public or non-profit institution.

(3) Business signs when located on property used for agricultural purposes and pertaining to the sale of agricultural products produced on the premises.

(4) Real estate signs not exceeding nine (9) square feet in area.

(5) Construction signs not exceeding nine (9) square feet in area.

10. Prohibited Signs:

A. Signs on Public Property: Any sign installed or placed on public property, except in conformance with the requirements, shall be forfeited to the public and subject to confiscation, except that logo signs on public athletic fields shall be allowed. In addition to other remedies hereunder, the City shall have the right to recover from the owner or person placing such a sign the full costs of removal and disposal of such sign.

B. Obscene or Indecent Advertisement: No person shall display upon any sign or other advertising structure any obscene, indecent or immoral matter.

C. Roof Signs Above Roofline: Roof signs mounted or projecting above the highest roofline.

D. Located on Right-of-Way: Any sign located on public right-of-way, except those signs required by governmental authority or political signs as may be permitted.

11. Temporary Portable Display Signs: With or Without Wheels Attached: Portable display signs shall be allowed on a premises in a commercial or industrial zoning district for not more than seven consecutive days, and no more 30 days in a 12 month period.

12. Temporary Signs: Temporary signs shall be erected and maintained in a safe and attractive manner for a period no greater than 30 days and shall be subject to applicable regulations except as specifically modified herein.

    A. Real Estate Signs: Real Estate Signs shall be removed within one week of the date of sale, rental, lease or open house. Signs over thirty-two (32) square feet in area shall be authorized by the Planning Commission, which shall base its decision on setback, traffic speed, sign design, and surroundings.

    B. Construction Signs: Construction signs shall be thirty-two (32) square feet or less. Such signs are subject to yard area requirements and may be erected at the start of construction and shall be removed upon project completion.

13. Maintenance:

    A. Existing Sign Maintenance: All signs shall be designed, constructed, and maintained in compliance with applicable provisions of the Building Code and the Electrical Code of the City. Except for banners, flags, temporary signs, and window signs conforming in all respects with the requirements of this regulation, all signs shall be constructed of permanent materials and shall be permanently attached to the ground or another structure by direct attachment to a rigid wall, frame, or structure.

    B. Removal of Unsafe or Illegal Signs: If the enforcement agency shall find that any sign or other advertising structure regulated herein is unsafe or insecure, or is a menace to the public, or has been constructed or erected or is being maintained in violation of the provisions of this regulation, it shall give written notice to the permittee thereof. If the permittee fails to remove or alter the structure so as to comply with the standards herein set forth within ten days after such notice, such sign or other advertising structure may be removed or altered to comply by the enforcement agency at the expense of the permittee or owner of the property upon which it is located. The enforcement agency shall refuse to approve a permit to any permittee or owner who refuses to pay costs so assessed. The enforcement agency may cause any sign or other advertising structure that is an immediate peril to persons or property to be removed summarily and without notice.

    C. Sign Maintenance Enforcement:

        (1) All signs within the City shall be maintained in a safe condition and in such a manner that they shall not become a visual detriment to the community at large. The designated official shall be charged with the responsibility and authority to inspect all signs within the City and direct the maintenance of said signs. Maintenance of signs is defined as keeping sign structures in a safe condition, free of rust, with broken glass or plastic replaced, electrical lights and other electrical operations in operable condition, letters and other sign components in

the equivalent condition as on the sign permit or as approved.

(2) Should the enforcement agency find a non-maintained sign as defined above, it shall cause the owner of said sign to be notified as to the deficiency and the corrective action that needs to be taken.

(3) Should the owner fail to exhibit evidence of compliance within 30 days after the mailing of the letter of notification, the enforcement agency shall cause the owner to be cited for violation of this regulation.

D. Painted Sign Maintenance: The owner of any sign as defined and regulated by this Regulation shall be required to have properly painted at least once every two (2) years all parts and supports of the sign, unless the same are galvanized or otherwise treated to prevent rust.

14. Office Parks, Shopping Centers and Planned Districts: In the case of a proposed office park, shopping center, or other grouping of three or more tenants or establishments (new or remodeled), the developer shall prepare and submit to the Planning Commission a master signage plan for all permanent exterior signs. Such plan shall set standards that shall run with all leases or sales of portions of the development. A full and accurate description of all signs shall be included indicating location, placement, materials, graphic design styles, type of illumination, etc. Final development plans shall not be approved until the Planning Commission has approved the sign standards. For purposes of this section the terms "shopping center, office park, or their groupings," shall mean a project of one or more buildings that has been planned as an integrated unit or cluster of units on property under unified control or ownership. The sale, subdivision, or other partition of the site does not exempt the project or portions thereof from complying with these regulations.

A. In the case of a "shopping center, office park or other grouping" which is occupied by more than one tenant, one (1) monument sign or ground sign may be permitted in addition to the wall mounted signs, which sign shall depict only the name of the center or grouping of shops or offices.

B. Where all tenants and/or property owners within a building or "shopping center, office park or other grouping" agree in writing, one tenant may, in lieu of the wall sign permitted, have one (1) monument sign or ground sign depicting the business or product. The design and location of this sign shall be subject to approval of the Planning Commission.

15. District Regulations:

A. Permitted Signs: The following table identifies permitted signs by type and district. Permitted signs are designated (P) in the table. Signs that are not permitted are designated (X). Signs that are permitted only by Special Use Permit are designated (S).

Sign Types	A-R, R-S, R-1, R-2, R-3, & M-P	C-1	C-2	O-I	I-1	I-2
Functional Types						
Off-site Advertising Sign	X	S	X	S	P	P
Bulletin Board Sign	P[4]	P	P	P	P	P
Business Sign	P[1]	P	P	P	P	P
Identification Sign	P	P	P	P	P	P
Name Plate Sign	P	P	P	P	P	P
Memorial Sign	P	P	P	P	P	P
Temporary Sign	P[2]	P[2]	P[2]	P[2]	P[2]	P[2]
Structural Types						
Awning, Canopy or Marquee Sign	X	P	P	P	P	P
Ground Sign	P[3]	P	P	P	P	P
Monument Sign	P[3]	P	P	P	P	P
Elevated Sign	X	P	P	P	P	P
Portable Sign	X	P	X	X	P	P
Projecting Sign	X	P	P	P	P	P
Wall Sign	P	P	P	P	P	P
Flush-Mounted Logo Roof Sign	X	P	N	N	P	P
Elevated/Projecting Roof Sign	X	X	X	X	X	X
Window Sign	X	P	P	P	P	P
Digital Video Sign	X	P	S	S	P	P

[1] Limited to business signs pertaining to a home occupation and subject to the sign requirements of the home occupation section of this regulation.

[2] Real estate signs for a period of not more than three years or beyond the sale of 75% of the lots of a subdivision.

[3] Limited to identification of subdivision only. Not to be used for individual lot or home occupation identification.

[4] Limited to identification of institutions and organizations. Not to be used for home occupation identification.

P = Permitted S = Special Use Permit Required X = Not Permitted

B. "A-R" Agricultural-Residential, "R-S" Residential Suburban, "R-1" Residential - Low Density, "R-2" Residential - Medium Density, "R-3" Multiple-Family Dwelling, "M-P" Manufactured Home Park Residential Districts:

(1) Number of Signs Permitted: One sign per zoning lot.

(2) Maximum Gross Area:

a. Business signs - home occupations: 4 square feet.

b. Bulletin board and identification signs: 50 square feet.

c. Construction signs: 20 square feet.

d. Name plate signs: 4 square feet.

e. Real estate signs: 9 square feet, provided that one sign not more than 100 square feet in area announcing the sale of lots and/or houses in a subdivision may be located on said development. Said sign shall be removed at the end of three years or when 75 percent of the lots have been sold, whichever occurs sooner.

(3) Maximum Height: 15 feet.

(4) Required Setback: No sign shall be placed closer to the front property line than one-half the distance of the front yard; except that real estate signs shall be exempt from setback requirements.

(5) Illumination: Bulletin board signs may be indirectly illuminated with incandescent or fluorescent lighting.

C. "C-1" Business-General Districts:

(1) Number of Signs Permitted:

a. Awning, canopy or marquee signs, portable signs and wall signs: No limitations.

b. Ground, elevated, or projecting signs: One per zoning lot.

(2) Maximum Gross Surface Area: 4 square feet for each lineal foot of street frontage, provided no single sign shall exceed a gross surface area of 300 square feet.

(3) Maximum Height: Same as "C-2", except elevated signs may not exceed 30 feet.

(4) Required Setback: None,

(5) Illumination: Illuminated signs shall be permitted.

D. "C-2" Business-Central Districts and "O-I" Office-Institutional Districts:

(1) Number of Signs Permitted:

a. Awning, canopy or marquee signs, portable display and wall signs: No limitations.

b. Ground signs and projecting signs: One per zoning lot.

(2) Maximum Gross Surface Area: 4 square feet for each lineal foot of street frontage, provided no single sign shall exceed a gross surface area of 100 square feet.

(3) Maximum Height: All signs: 10 feet, except wall and projecting signs may extend to the roof eave line.

(4) Required Setback: None

(5) Illumination: Illuminated signs shall be permitted.

E. "I-1" Light Industrial District:

(1) Number of Signs Permitted: Two per zoning lot.

(2) Maximum Gross Surface Area: 4 square feet per lineal foot of street, frontage, provided no single sign exceeds a gross surface area of 300 square feet; except that advertising signs shall not exceed 700 square feet.

(3) Maximum Height:

a. Roof signs: Not to exceed the highest point of the structure on which the sign is located.

b. All other signs: 10 feet, except elevated signs shall not exceed 30 feet, and advertising signs shall not exceed 16 feet.

(4) Required Setback: None, except that advertising signs shall maintain the same setback that is required for principal structures and shall be located no closer than 1,000 feet from any other advertising sign.

(5) Illumination: Illuminated signs shall be permitted.

F. "I-2" Heavy Industrial District:

(1) Number of Signs Permitted: Two per zoning lot.

(2) Maximum Gross Surface Area: 4 square feet per lineal foot of street, frontage, provided no single sign exceeds a gross surface area of 300 square feet; except that advertising signs shall not exceed 700 square feet.

(3) Maximum Height:

a. Roof signs: Not to exceed the highest point of the structure on which the sign is located.

b. All other signs: 10 feet, except elevated signs shall not exceed 30 feet, and advertising signs shall not exceed 16 feet.

(4) Required Setback: None, except that advertising signs shall maintain the same setback that is required for principal structures and shall be located no closer than 1,000 feet from any other advertising sign.

(5) Illumination: Illuminated signs shall be permitted.

TO: City Commission
FROM:
SUBJ: One-Cent Sales Tax Committee Appointments
DATE: March 6, 2023

Background:
Every five years, the City requires consideration of a ballot question to continue its one-cent sales tax. Voters last approved the one-cent sales tax in 2018. The City Commission tasks the One-Cent Sales Tax Committee with recommending a ballot question for El Dorado voters to consider during the upcoming general election in November.

The City's one-cent sales tax is currently allocated as follows: $1.65 million to property tax reduction; $600,000 to street maintenance; and $100,000 to economic development. The City Commission allocates any funds in excess of $2.35 million at the recommendation of the Excess Sales Tax Committee.

The City Commission needs to appoint the One-Cent Sales Tax Committee to allow a recommendation to be drafted prior to July 2023 in order to place a question on the November general election ballot.

The City Commission voiced the following individuals to serve on the committee: Bill Rinkenbaugh, Matt Jacobs, Jordan Buxton, John Steinbacher, David Sundgren, Craig Hamilton and Brett Remsberg. In addition, the City received applications from Lori Gioso, Ross Stumpf, and Edward Wilson to serve on this committee. The City Commission may appoint any citizen to serve on the committee. The individuals appointed to serve on the committee should be named in the motion.

Recommendation:
Not Applicable

Attachments:

Policy Issue:
Not Applicable

Fiscal Impact:
Not Applicable

Trade-offs:
Not Applicable

Staff Recommendation:
Not Applicable

Commission Action:
Commissioner _____ moved to appoint ***[insert names of individuals to appoint]*** to serve on the One-Cent Sales Tax Committee to prepare a recommendation for a ballot question concerning a one-cent sales tax for consideration by voters during the November general election.

Commissioner _____ seconded the motion.