



City of Lansing
 800 First Terrace
 Lansing, Kansas 66043

City Administrator’s Report
 September 5, 2024

Agenda Items:

Per State statute, a public hearing will need to be conducted for the City to exceed the Revenue Neutral Rate. The RNR would be 31.482 mills. Lansing has met the revenue neutral rate the previous two years, and reduced the mill levy from 41.031 mills to 32.912 mills.

The 2025 Budget is on the agenda for Thursday evening (the date for this meeting was set several months ago). This budget reflects nine mills being included for fire protection, set aside in a separate levied fund. For Lansing’s taxpayers, approximately nine mills for Leavenworth County Fire District Number One will drop off. Aside from the fire protection transition, the mill levy is flat from the previous year. Based on Lansing’s valuation increase of approximately 4.5%, a flat mill levy generates about \$180,000 more than previous years (bearing in mind the City received less property taxes the previous two years). The budget reflects two public work sessions, as well as hours of staff time for our Finance Director Beth Sanford, who deserves significant credit. Per State statute, a public hearing is required prior to approval of the budget.

	2021	2022	2023	2024	2025 Proposed
Lansing	41.571	41.031	36.448	32.912	41.912
LCFD#1	8.923	8.923	8.925	8.922	0
State of KS	1.5	1.5	1.5	1.5	1.5
USD 469	58.958	57.371	57.377	53.443	TBD
Leav. Count.	36.946	36.691	35.924	35.779	TBD
TOTAL	147.898	145.516	140.174	132.556	

Wastewater:

The McIntyre Sewer Project is substantially complete, well ahead of schedule. All performance testing is completed. Final permanent seeding will be completed this fall during the seasonal seeding window. This project was paid for partially by a GO Bond, a \$1.3Million grant from the State of Kansas, and Leavenworth County also contributed \$240,000 for design.

Easement exhibits and ownership reports for the Ida/Gamble Sewer Relocation project are wrapping up and will be forwarded to an appraiser for evaluation. 30% plans are expected the first week of September. This project will relocate sewers near this intersection that are oversized for the current flows to the new 7 Mile Creek 36” interceptor.



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The Town Centre Sewer Replacement Project should be bid this month, with the bid opening taking place in early October. This is a comparatively smaller project compared to some of our recent projects, with a construction timeline of 120 days.

All fieldwork is complete for the Inflow and Infiltration mitigation project, except for a few sewer mains that need to have roots cut out, which is scheduled for mid-September. A draft report with recommendations will be presented this fall. This project will identify defects and repairs in the collection system that contribute to excessive flows during heavy rain events.

Public Works:

Staff is working to receive bids to repair/replace a rusting stormwater pipe. The pipe is located along 4H Road, near the gas station. Staff is considering utilizing a pipe liner to avoid road closures.

Nearly all work for the annual capital improvement plan has been completed. Staff is considering coding recent paving work to the ARPA fund to help ensure the fund is closed out prior to the end of 2024. Funds originally transferred from the General Fund could then be utilized for other items in 2025.

A resident recently utilized the City’s sidewalk reimbursement program. As a reminder, the City will share a portion of the costs to replace dilapidated or damaged sidewalks. In this recent instance, we contributed \$1,420 to improve the sidewalks on Caraway Place. Please feel free to mention this program to residents as a way to improve sidewalks throughout town!

YTD Sales Tax Update:

The year-to-date sales tax updates are below.

	2023 YTD	2024 YTD	Difference
Local Sales & Use Tax (1.9%)	\$1,254,321	\$1,590,989*	*
County Sales Tax	\$646,382	\$606,028	-\$40,354, -6.24%
County Use Tax	\$260,861	\$248,124	-\$12,737, -4.88%
Guest Tax	\$76,178	\$56,126	-\$20,052, -26.3%

*The 2024 year-to-date figure includes the new sales taxes all eight months, while at this point last year the new sales tax rate had only been collected for two month. When excluding the new sales tax for the pool, our local sales tax figures have decreased from 2023.

The total non-food sales tax rate in Lansing is broken down as follows:



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- 6.5% State Sales Tax (varies on food)
- 1% Countywide Sales Tax
- 1% City General Sales Tax-General Fund
- .45% DeSoto Road & Park Improvements (20 years)
- .45% Aquatic Center (20 years)
- 9.4% TOTAL
- 1% Community Improvement Dist. (Mainstreet Chrysler Dodge Jeep Ram property only)

The special sales tax to pay for the Aquatic Center has generated \$442,526 through the first eight months of the year. The special sales tax to pay for DeSoto Road and Bernard Park Improvements also generated \$442,526 (both special sales taxes are for the same amount, .45%). Both of these special sales taxes are on pace to generate \$663,789 this year, which pays off the debt for both projects.

Update on ARPA Funds:

A summary of the total amount received from the federal government, and what we have spent the funds on is below. The ARPA funds need to be committed by 12-31-2024 and spent by 12-31-2026.

- \$1,823,526.76 American Rescue Plan Act Funds Received
- \$800,000 High Speed Internet in Lansing
- \$90,822 Sewer Improvements near Fairlane
- \$80,000 Sewer Improvements near First Terrace
- \$35,000 Economic Development Data (Buxton)
- \$314,667.73 Water Line Center Drive
- \$503,037.03 ARPA Funds Remaining

Meetings & Announcements:

There are multiple openings for Police Officer I/II. Interested candidates can apply by clicking on the "How Do I?" tab under the website homepage and clicking job opportunities. Starting pay is \$50,107/year, with opportunities for overtime. Officers with experience, education, or certification can be started higher on the pay scale. Additionally, the City offers a \$3,000 sign-on bonus for new, uncertified police officers!

The Volunteer Dinner is scheduled for Tuesday, January 7th in the Community Center.

Staff is coordinating with all of the contractors for the repairs and improvements to City Hall. Staff is also working to coordinate with Midwest Coating to discuss cutting overflows into the



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roof to see if they can coat the openings to ensure the overflows do not void our warranty and remain watertight.

Based on discussion at the work session, staff plans to reach out to the State Fire Marshall to discuss safety codes related to fireworks sales.

Staff is also evaluating ideas that work for all parties to ensure the tours of the penitentiary are successful and beneficial for tourists and Lansing businesses.

- Thursday, September 5 City Council Meeting, 7:00pm, Lansing Library
 - Public Hearings & Approval of 2025 Budget
- Wednesday, September 11 Citizens Academy Begins, Location TBD
- Wednesday, September 18 Planning Commission Meeting, 7:00pm, Lansing Library
- Thursday, September 19 City Council Meeting, 7:00pm, Lansing Library
- Thursday, September 26 City Council Work Session, 7:00pm, Lansing Library
- Thursday, October 3 City Council Meeting, 7:00pm, Lansing Library
- Wednesday, October 16 Planning Commission Meeting, 7:00pm, Lansing Library
- Thursday, October 17 City Council Meeting, 7:00pm, Lansing Library
- Saturday, October 19 Fall Festival, Angel Falls Trail
- Thursday, October 24 City Council Meeting, 7:00pm, Lansing Library
- Saturday, October 26 Spooky Center, Lansing Activity Center

Sincerely,

Tim Vandall