
AGENDA ITEM

TO: Mayor McNeill, Lansing City Council
FROM: Tim Vandall, City Administrator
DATE: July 30, 2024
SUBJECT: Reinvestment Housing Incentive District Resolution

Policy Consideration: At the April work session, the City Council reviewed the idea of establishing RHID Districts throughout Lansing as a means to create more residential development that would be attainable for more residents. There are currently no active new subdivisions in Lansing.

The City has had positive conversations with multiple developers who believe this program can help jump start more residential development. To begin, the RHID will identify six parcels. The specific development agreement for each parcel can be established upon approval from the Department of Commerce of the City's RHID. Additionally, additional tracts can be added as an RHID later on in the process. Below are the parcels included in the initial RHID Resolution.

1) Fairway Estates Parcels (3)

a. Main Parcel, 25.5 acres, **Tract Description**

S13, T09, R22E, ACRES 25.46, E1/2 SW1/4 LYING S FAIRWAY EST Deed Book/Page 0703/0110 0703/0108 0703/0106 0509/1759

b. Secondary Parce, 16.9 acres, **Tract Description**

S13, T09, R22E, ACRES 16.89, S1/2 SW1/4 SW1/4 EXC N268.7' OF W364.7' & LESS ROW Deed Book/Page 08 /6478

c. DeSoto Access Parcel, 1.9 acres, **Tract Description**

S13 , T09 , R22E , N268.7' OF W364.7' OF SW1/4 SW1/4 SW1/4 LESS ROW (SCALED) Lot Width: 270.0 Lot Depth: 314.7 Deed Book/Page 08 /4875 08 /4872 08 /4873 0706/0058

- 2) Fairlane Townhomes, 3.1 acres. Fairlane Townhomes, 1st Plat, Lot 1
3) Fawn Valley Parcel-8.52 acres. Fawn Valley South, 2nd Plat, Lot 5
4) City Property at West Mary & DeSoto-37.1 acres, Archdiocese Addition, Lot 2

<https://www.kansascommerce.gov/program/community-programs/rhid/>

Financial Consideration: Establishment of the RHID does not cost the City money up-front. However, new property taxes generated in the district after construction can be rebated for up to 25 years back to the developer as a means to make housing more attainable. The City would come up with an agreement with each parcel/developer as to the timeline and percentage/rate of return.

Action: Approval resolution to create Reinvestment Housing Incentive District.