

CITY COUNCIL PROCEEDINGS

April 7, 2026

MINUTES OF THE MEETING OF THE CITY COUNCIL

Wichita, Kansas, April 7, 2026

Tuesday, 09:00 AM

The City Council met in regular session with Lily Wu, Dalton Glasscock, Joseph Shepard, Becky Tuttle, Mike Hoheisel, JV Johnston, and Maggie Ballard.

Staff Members Present: Dennis Marstall, City Manager, Jennifer Magana, City Attorney, and Shinita Rice, City Clerk.

Mayor Wu stated before we move on from our meeting, I just wanted to recognize that Assistant City Manager Troy Anderson was promoted outside of our city, and so this will be his last meeting. And so I just wanted to recognize him for his service.

[Approve the minutes of regular meeting March 24, 2026](#)

Motion:

Mayor Wu moved to approve the minutes of regular meeting March 24, 2026

Motion carried 7 to 0

[AWARDS AND PROCLAMATIONS](#)

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Proclamations:[Donate Life Month](#)[Fraud Prevention Month](#)[Leadership in Healthcare Summit Day](#)

Council Member Ballard stated thank you, Mayor. I just want to take a point of privilege and recognize Vanessa. She's one of our students from Friends, And she is just here to tour City Hall and check out what public service is all about. So, Ana, thank you so much for getting her the tour, and Vanessa, thank you for being here.

Awards:I) [PUBLIC AGENDA](#)1.) [Harold Schlechtweg - Wichita's hot weather and the tree canopy.](#)

Harold Schlechtweg stated Harold Schlechtweg, 351 North Fern Street. I'm a member on the board of ICT Trees. Wichita is trending hotter. Steadily rising temperatures and extreme heat events threaten the health and safety of our citizens. Wichita's most cost-effective solution is trees. During the past year, Wichita witnessed its warmest Christmas on record, this is part of a decades long trend. Evidence of this trend includes increasing average annual temperatures, increasing average summer temperatures, increasing summer nighttime temperatures which inhibit cooling down from high daytime temperatures and a lengthening of the freeze-free season. There is variation from year to year, but the overall trend is clear, Wichita is trending hotter. And this trend is projected to continue through

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mid-century. Moreover, This trend poses a serious threat to the health and safety of those who live and work in our city. In July 2024, The Wichita Eagle reported that more than 115 people were treated for heat related illness at the McConnell Air Show. During a seven day period at the end of June 2024 Kwch TV news reported that at least eleven people were treated at Ascension Via Christi for heat related issues, ranging from severe sunburn to heat exhaustion. Some of our citizens are more at risk than others. In 2022, The city of Wichita partnered with the National Aeronautics and Space Administration to learn how increasing outdoor temperatures might affect city neighborhoods. The NASA study found that some neighborhoods are more at risk than others due to an urban heat island effect that amplifies summer temperatures within Wichita. The urban heat island effect occurs when a high concentration of impervious surfaces, for example concrete and asphalt, and a scarcity of shade cause heat to be absorbed and re-emitted. Which does heat islands result in neighborhoods significantly hotter than outlying areas and natural landscapes. The increase in average summertime temperatures in Wichita is a product not only of climate change but of our local built environment. The impact of heat islands is not felt equally by all neighborhoods. Some neighborhoods suffer more. In general, heat exposure diminishes as one moves outward from the city core. Trees are a necessary feature in combating the urban heat island effect because they significantly reduce air and surface temperatures of buildings and streets. Shade reduces the surface temperature of roads, sidewalks, buildings by shading them from direct sunlight. Trees are also a source of natural air conditioning called evapotranspiration. This is an example of the sweating effect. If you work outside, you sweat and as the sweat dries, the moisture is absorbed into the air creating a cooling effect on your skin. Trees do something similar. Neighborhoods with mature tree canopies can have ambient air temperatures as much as twelve degrees cooler than neighborhoods without them. Trees help in other important ways. When planted in the right place, trees significantly lower the cost of heating and cooling buildings and homes. The best and most effective way to address trending hotter is to protect the trees we have and plant many more. We can do something about this. There's a problem, trees are the answer. Thank you.

2.) [Andrew Cranmer - Funding for WPD Equipment](#)

Andrew Cranmer stated My name is Andrew Cranmer. I reside at 3626 North Ridgeport Street. Good morning, Mayor Wu and members of the Council. Good to see you again,

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Councilmember Johnston. My name is Drew Cranmer, and I am a taxpayer residing in Wichita's fifth district. I am here today not to relitigate the privacy debate around license plate readers. I am here to ask a straightforward fiscal accountability question—one that every taxpayer in the City deserves an answer to. Six days ago, at midnight on March 31st, 2026, a one point six million dollar DOJ grant expired. It was the primary federal vehicle underwriting Wichita's surveillance technology expansion. There was no press release, no agenda item and no public vote. According to the City's own transparency portal, One hundred and ninety one cameras are still running and as of April first, nobody has publicly explained who is paying for them. These are not free. They never were. In fact, As far back as October 2024, Captain Aaron Moses of WPD acknowledged before this very Council that ongoing funding sources had not yet been identified beyond the grant structure for Wichita's own executed twenty one Flock contract obtained through KORA. The per unit rate is twenty five hundred dollars per camera per year. At one hundred and ninety one cameras, the minimum recurring obligation is \$477,500 annually. Consistent with GovTech's 2024 reporting, which projected WPD costs exceeding four hundred and four thousand once federal subsidies ended. That day is now. It was last Tuesday. On March third, just twenty eight days before this grant expired. Wichita voters defeated Proposition One, the public safety sales tax that would have generated dedicated revenue stream for exactly these kinds of recurring costs. The voters said no. That means the City entered April 1st, 2026 with no federal grant, no sales tax backstop, and as far as any public record shows, no Council vote authorizing where these costs now land in the general fund. I am aware the City Manager has stated that Wichita maintains healthy reserves and a triple A bond rating. I am not alleging insolvency. What I am alleging is a process failure, The absence of public deliberation about a half million dollar annual commitment now apparently being absorbed without explicit Council authorization. I submitted a written summary to the City clerk for official record, which documents these figures and formally requests a written response from the City Manager. That brings me to my two direct questions for this Council. First, as of April 1st , 2026, which specific line item in the general fund or which alternative fund is now paying the annual subscription cost for these one hundred and ninety -one Flock cameras? Second, At what point will this transition from federal dollars to City dollars be brought before this Council for a formal vote and public comment period? I am asking this Council to direct the City Manager to provide a written accounting within thirty days of the current funding source for the Flock ALPR program. The total annual obligation and a plan for ongoing authorization through the normal budget process. The public deserves answers about what this program costs, who authorized it, and what comes next. That conversation cannot wait any longer. Thank you for your time.

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3.) [George Theoharis - Policing](#)

George Theoharis stated Theo's epic Fury. Please have my eyre. Hello, Mayor, Vice Mayor, City Council. The honorable City Manager and City legal. The Mayor wants me to bring just one issue. But as the neighborhood president of three neighborhoods and six thousand citizens, I would need to talk every week and not have to wait thirty days between. So here we go with my five minutes. Back on October fifteen, my wife and I were coming back from the neighborhood meeting. And, my neighbor five doors to my north came up behind us at a high rate of speed with no lights on and was attempting to ram us. This scared my wife, And subsequently I called 911, and the police didn't respond until much later. Then a month later, The same neighbor came by my house, five separate times in a little over an hour on November thirteenth. I've come talk to this City Council, and the police were supposed to go do something. Well, what I've learned. If you rob a bank and don't answer the door, Then there's nothing they'll do because they went to the neighbor's house twice while he was home because his vehicle was out there, and he didn't answer the door. So they closed out the call. When questioned by me, the lieutenant said it was like apples and oranges. My comment about the bank robbery not answering the door, and at this point I have to know. Which is the apple and which is the orange? We were almost physically harmed by this guy, regardless of what his deal was. And a bank is just money. Now, On to a second situation, : I have delivered newsletters for twenty - seven years, ; thousands over those years, and I've told volunteers how to deliver newsletters well—newsletters. Well on Sunday afternoon, March 8th, I put a flyer in a person's screen door like I have thousands of times. And started to go to the next house. And the guy that lives there came out screaming at me and told me not to open his door. And I was being passive and backpedaling, Just trying to tell him, I was trying to save him some money on his trash bill. And he didn't want to hear that. And he started walking towards me and doing his fist, a rock'em sock'em robot. And I still was backpedaling, and I've since talked with the police. They told me this this is assault. And yet our City legal says it's a he said, he said. Well, this "he said" is willing to take a lie detector test. Will that other "he said" take a lie detector test? I know they're not admissible, but I have nothing to lie about. And this needs to be resolved as the last people who delivered newsletters for us were church members. Can't happen while I'm the president of the neighborhood. Number three, at the animal shelter, Which they asked for years to have an audit done. And yet we haven't never got around to it. I'm on the animal

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advisory board. And they told us one month, there was a ninety two percent of calls were closed. And I know myself, I had called them five or six times and didn't get any closure. So, what does that really mean, that ninety two percent close rate? So they I asked and they're closing calls if they don't get to them. Well, I don't see how you can do that. I was the chairperson on the licensing subcommittee and after asking Jan Jarman and Emily where our numbers on licensing are, They told me to get a KORA request or call licensing, which I might add have been directed not to talk to me. Our last police chief actually married my wife and I on May twentieth, nineteen ninety nine. Yet this chief won't even talk to me. Chief Ramsey said, "I make police accountable and better." I want to build up our police department, not tear it down. In closing, my wife's mom died last Monday. And Janet's afraid to come to Wichita anymore. Which is sad because that's where I have my house. But I want to say, City Manager, people on Nextdoor have said your salary is too high. Well, George P Harris says they should double it if you have to deal with this City Council. Eighty-two eighteen ring a bell? Thank you.

Council Member Hoheisel stated thank you, Mayor. Just for the previous speaker, Andrew, I just wonder if we can make sure that we get him a response. Thank you.

Celeste Racette stated Good morning, Celeste Racette, District Five. 2239 North Tee Time Court. Wasn't planning to speak on the public agenda, But I noticed, there's parking now where you have to pay for parking to come to a City Council meeting. I think in order to be open and listen to your constituents, and some of you have called for public meetings, Anyone who wants to come to a City Council meeting should not have to pay for parking. And so I'm slightly offended. I understand why we need security because I support all of you to be free from threats or physical violence. But still, we should be able to park and come in and speak. So I don't know whose idea that was, but I strongly discourage you from charging parking for people to speak. Thank you.

Mayor Wu stated we have one more spot available. I see, none. It is now time for Council members to ask the City Manager direct questions. City Manager, I do have a couple of questions regarding our speakers today. First and foremost, I wanted to make sure that it is public knowledge that the City of Wichita is planting trees, but make it more obvious. I am looking at the Parks and Recreation website right now, and the very first portion of the

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website doesn't even show the dashboard. And I think the dashboard should actually be on there. The dashboard shows illegal dumping; it shows, Homeless encampment cleanups, and I think that should be more prominent on the page. So that's what from speaker number one. For speaker number two, I would like Mr. Andrew Cranmer to get a response. So I would like to know how we are paying for those subscriptions regarding the Flock cameras. For speaker number three, Mr. Theo Harris. There were multiple items, and I know that Councilmember Hoheisel speaks to his constituent, Mr. Theoharis, often. And for speaker number four, Celeste, we had a whole conversation regarding parking two weeks ago during the workshop. But I'd like to get an update on how we are managing paid parking at City Hall. Paid parking at City Hall is not new; however, there is a new system. And I wanted to be clear for individuals that do come to City Council because I do want more people attending our Council meetings, that they are welcome, that they we want your voices to be heard. And so we have a validation process from the past. However, the new validation process may need to be communicated better to residents. So I'd like to see that also on the City of Wichita's page.

Council Member Shepard stated I just want to clarify, City Manager, Particularly to concern I believe the majority of those in the bench are reference to the speaker who spoke about parking, is that victims who were coming in to interview with Wichita Police Department would not be charged. Can you confirm whether or not that is true? And to the Mayor's point, can you please expand on The workshop that we had that addressed City parking.

Dennis Marstall, City Manager, stated thank you. Thank you, Mayor and Council. A couple of things related to parking is that yes, we have had parking at City Hall so it is not new. We do have new equipment and a new way to do that through the pay station and through license plate versus the actual coin meters. There is a validation option but Mr. Shepherd, to your question, we don't have the data on tracking victims who have come in here. So, some of them could have paid, But we do have in the past. We've had a validation system if their victims come into court. So they've had that option and they will have that option going forward. We just don't track them individually to tell you how many folks came through and did or did not pay. So it is a new system. So thank you for those who are working through this with us. We do have paid parking throughout downtown now. And so City Hall is part of that. And so we are just implementing a new system, not new paid parking. The rates are actually a little bit lower for the long term in the City hall than they

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used to be. But, we do not have the thirty minutes free that we used to have here at City hall, but we do have the validation option. And. So we do have to communicate since it's through technology in a lot of cases to get the validation.

Council Member Shepard stated Mayor, with a follow up please, Mr. Marstall? Where would we get that data from? And I'm sure that W.P.D. has that data. So is there a way that we can collect that data? I would like to know. You said that we don't collect data on victims. If they're coming to court, if they're speaking in court. So surely we can get that data.

Dennis Marstall, City Manager, stated no, well meaning if the court office, the court administrator gives out validations that day, We don't know if the validations are for victims or for other folks. And so we don't have it broken out.

Council Member Shepard stated But we can see how many validations were given out per department? Who's responsible for the validations per department? Who pays that cost?

Dennis Marstall, City Manager, stated the departmental budget absorbs those validation costs.

Council Member Shepard stated Okay, that's concerning given budgets. So take that for what it is. And who made the decision on parking, Mr. Marshall?

Dennis Marstall, City Manager, stated City Council.

Council Member Hoheisel stated thanks, Mayor. I just want to reiterate my belief that we should not be charging parking at City hall to people who are coming to petition their government. Just my thoughts. It makes sense on the weekends when people do use the parking lot, maybe to go downtown or anything like that. But during operations of City Council and City hall, I really do have issues with that. Thank you.

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Vice Mayor Glasscock stated I'll join with the chorus. I've had an opposition for charging parking at City hall. I think there's a majority of Council based on my colleagues, And so I'd be interested in that being brought back up to the vote of the Council. Because of the concerns, especially I know we're trying to look at it as an enterprise account. I think there's some merit with that, but to some points regarding parking at City hall, if you're expressing your First Amendment right to air your grievances as government, I think it should be easy to be able to do that because we should hear grievances. In addition, I also have concerns to Councilmember Shepard's points about when we have victims of potential crimes that have come up here, I don't want an additional burden on the how validate their or how validate their parking when they're already probably at the one of the most difficult points of their life as well. So, I think I hear from a general consensus with my colleagues that we'd be probably interested in addressing that for a further vote at the Council and codify.

Council Member Johnston stated thank you, Mayor. I will also concur with majority of the Council. I don't think they should have to pay to come to the City Council meeting. Anybody with domestic violence. I also think that people who come to pay a water bill. I think that's why they got thirty minutes free. They could probably least afford to pay that even though it's only a dollar. They obviously couldn't pay their water bill and they have fees to pay. so, I really think we should consider that. Also a question is the Rounds and Porter is that paid parking or not?

Dennis Marstall, City Manager, stated as of now, it is available for staff and other business, but it is not charged.

Council Member Johnston stated Rounds and Porter is not charged. So, a little further of a walk, but not too bad. Thank you

II) [CONSENT AGENDA ITEMS 1 THROUGH 31](#)

Council Member Johnston pulled item 3a.

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Motion:**Mayor Wu moved to** approve Consent Agenda item 1 through 31 except 3a.

Motion carried 7 to 0

Council Member Johnston stated thank you, Mayor. City Manager and Troy, I do have some questions about this item. How did we come to the amount per parking space? How was that amount determined? Is it just cost or estimate of cost?

Troy Anderson, Assistant City Manager, stated Yes, so Troy Anderson, Assistant City Manager. You'll recall back in the original development agreement that was approved by City Council. The cost was based on a mutually agreeable term and condition of thirty two thousand dollars, a stall. That's based on general consensus around what it would cost to have a structure like this built, and so when we ultimately negotiated that original development agreement with City Council, that was the term condition that was agreed upon by both parties.

Council Member Johnston stated Okay. There's some question whether that hotel is actually going to be built or not. We're all hopeful that it will be built. What if it's not built? What effect that has on this agreement?

Troy Anderson, Assistant City Manager, stated So if the hotel is not built for either of the projects for that matter, then the other party would be in default of the development agreement. And the City would have to enter into most likely litigation, with the other party to acquire the land back. If the defaulting party did not deliver what they promised that they would.

Council Member Johnston stated If that was the case, would this agreement help us in that court proceedings?

Troy Anderson, Assistant City Manager, stated Yeah, so I should probably make sure that we're not mixing messages here. The two documents that you all are approving today are

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simply exhibits to the development agreement that has already been approved by City Council. In the development agreement, the City Council already approved. City Council already agreed to a purchase of the parking garage upon substantial completion. And subsequently, Council previously approved leasing a percentage of the parking stall back to residents of the multifamily residential apartments, patrons of the hotel. These are simply those sort of final form documents. Nothing in these two documents that you all are approving today changes anything that you've all have already committed to, in regards to, again purchasing the parking garage for those mutually agreeable terms and conditions as well as leasing the a percentage of the parking stalls back to those individuals.

Council Member Johnston stated so this just sets the financial.

Troy Anderson, Assistant City Manager, stated these are purely just form documents. Yep, they're mutually agreeable with both parties. The development agreements are approved.

Vice Mayor Glasscock stated Thank you. A few additional questions concerns that the only thing if there's default is litigation, because it seems we haven't had a good track record when it comes to public private partnerships regarding parking. I can think of four right now that I am concerned with off the top of my head. So one of my questions would be, Right now, we've extended the verbal construction milestone to July 2026 to make sure that completion can happen, why couldn't this come back once vertical completion has begun, or at least vertical construction begins in July of 2026? What would be the detriment of waiting to make sure that the building is actually going vertical to figure out whether they're in default of the agreement before we codify this?

Troy Anderson, Assistant City Manager, stated I am going to probably i am going to play junior attorney here for just a second. Knowing understanding that we do have legal counsel on the room that can tell me I'm wrong, but a development agreement has already been approved. Right, This is when the development agreement was originally approved by City Council back in 2024, 2023. You may recall we were we were changing from an office use previously. The original development agreement prior to even this amended agreement where we separated out WRLP from EPC there was an office project. Well, we know post-

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COVID and really over the last decade, offices have been incredibly hard to backfill. Right? But, we knew and understood back in 2023 that residential was a more desirable use, particularly downtown. And so, back in 2023 when City Council approved this agreement, we left out exhibits J and K until such time as the project could be redesigned. To account for that residential versus the office, we didn't know how many residential units there were going to be, how much square foot. It was in redesign back in 2023. So, we intentionally left off exhibits J and K to that development agreement so that the development partner could go back redesign, knowing that we would ultimately bring back exhibits J and K to that development agreement. That's, what you all are approving today are those exhibits J and K in the original development agreement.

Vice Mayor Glasscock stated so the follow up question to that would be, could we bring this up once vertical construction has begun? Because at that point, the partner could be in default of the agreement if vertical construction doesn't begin. Is there a detriment of waiting until that day to be able to bring this forward?

Troy Anderson, Assistant City Manager, stated So, we actually have the development partner, Austin Bradley from EPC available online. I would defer to him to answer that question. My guess is that much like any sort of real estate transaction, their underwriting is going to want to see these documents as part of the underwriting for the project, And that probably they won't be able to commence construction unless and until these documents are part of those closing documents or part of that transactional documentation. But I don't know if we can.

Vice Mayor Glasscock stated To make it so legal, could this agreement be modified contingent on vertical construction, beginning with the date that's been passed by Council.

Jennifer Magana, City Attorney, stated Vice Mayor, I would need to look at the development agreement to see what our obligation is. I'm just not prepared to say what that development agreement requires.

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Vice Mayor Glasscock stated I don't know if I was comfortable moving today without that, And so I would probably be interested in maybe delaying that. One more question that I have for sure regarding this as well. What is different about this argument than pending maybe litigation with current parking situations as well, which I don't want to get us in trouble for. What is different about this agreement opposed to, I would say, Failed or difficult parking agreements that we currently have in place and other public private partnerships?

Troy Anderson, Assistant City Manager, stated So I would say that these parking negotiations are exponentially more favorable to the City. Right, And the context that none of this is binding to your point, unless and until the development partner begins to achieve those project milestones and ultimately delivers a project. There's no commitment by us. The way that we have structured this deal, right? You'll recall I've often kind of went back to making sure that our incentive packages are performance based, right? And that we're not burdening the taxpayer. Right in this case, that's true, right? We will not acquire the parking structure unless and until it's built upon substantial completion. So it's going to take eighteen months, right, to build this parking structure. It's not going, the City is not going to be obligated to purchase the parking structure and then subsequently lease parking back to those tenants, unless and until it's built. So in perhaps maybe some of those other circumstances again there were a lot of those agreements that were floated around, so I'll try to just generalize. There were over commitments, I think made by the City to sort of stand up and support some of those other projects in advance. In addition to that, I think we may have overextended our commitments to deliver and tie up parking that otherwise other folks could have used. In this case we have Terms and conditions that mitigate sort of use it or lose it type of provisions as well as exponentially like I said more beneficial to the City, but really to both parties. I think these the between the purchase sale agreement upon substantial completion and the subsequent leaseback. I think we position ourselves much better than we have in the past.

Vice Mayor Glasscock stated Well, I hope a development happens and I guess we'll find out in July as well. I might have more questions but I see a couple of my colleagues are on the board .

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Council Member Hoheisel stated thank you, Mayor. Thanks, Troy, appreciate your work. I have a couple of questions here about the eighty Five percent of this is available for the EPC or the hotel or the office space to lease. Is there a floor on that? Is there a certain amount that they have to lease at least in order to make sure that this project is viable and we actually receive some of the income that we're planning on here.

Troy Anderson, Assistant City Manager, stated no, there's not a floor. I can tell you, I can speak. And again, I don't want to put words in our development partner's mouth, but I can assure you they actually wanted to lease more than what we have agreed to. Right? We want to make sure that it is, that this is a public parking garage, right? That the folks who are parking in this public parking garage are residents of an apartment complex that is next door, citizens to the City. That that people who are parking in this parking garage are patrons and visitors who are staying in the hotel, or that might be frequenting a ballgame or may just be coming downtown to shop in the Delano shopping district, right? That this is a public parking garage. We want to make sure that we preserve that integrity first and foremost. I have no doubt in my mind that this parking garage will have the utmost demand given its location. And proximity to uses within the area.

Council Member Hoheisel stated have, they indicated what the split is that they would want for the apartments to the hotel?

Troy Anderson, Assistant City Manager, stated So, no, but if you can imagine there are several hundred apartment complexes and. I don't remember the exact. Well, hold on a second. So there are there's a hundred and fifty five room hotel, and there is at least eight hundred and fifty unit apartment complex, but I think it's north of two hundred apartments now. You can imagine pretty quickly, even if it's just sort of a one for one in that case, there could be three hundred, three hundred spaces within this parking structure that are occupied at any point in time.

Council Member Ballard stepped away briefly.

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Council Member Hoheisel stated appreciate that. Do we have a schedule for when this would be, would essentially pay for itself or pay it off the debt that we're going to take on for this project?

Troy Anderson, Assistant City Manager, stated So the recommendation and Mark is here, so just to back me up again, I'll play junior finance director here. So our intention, Our recommendation is upon substantial completion, once it's built, that the City would issue bonds. Those would be 20-year bonds. That over the life of those 20 - year bonds and the schedule associated with those 20 - year bonds, that the parking fund would backstop, right? Or would be the first line of payment towards those bond payments. Which is why we've been working sort of diligently over the last several years to stand up a successful parking management system. To assure that as the City starts to step into these business ventures, right, that again we're not burdening taxpayers. This is a user - based fee structure and a special revenue fund that is ultimately paying for the debt service on more of these assets.

Council Member Hoheisel stated Okay, yeah, I'm just curious when essentially again when It'll pay for itself. When we'll get the near 10 million dollars that we're putting into this paid back through this parking garage?

Troy Anderson, Assistant City Manager, stated so the bonds will be most likely a twenty year bond structure. So you have to again, this is very similar to a real estate portfolio, right? You can't look at individual parking structures in a vacuum, so to speak. Right? You'll almost never charge enough in rent within any one individual parking structure, right to recover the best on its life. Part of a system, much like any real estate portfolio, You are going to have some projects that ultimately make more money than they originally intended to. Once the debts retire, for example, We have a number of assets, downtown parking structures that no longer have any debt on them. And so the revenue that is being generated from those parking structures within the system are also going to pay for the debt service on these new parking garages. It's not just a kind of in a vacuum of the revenue for this garage, It's part of an ecosystem, and it's part of that network of parking structures and the revenue that the City is receiving off those other assets that will also go to pay for the debt service on these new assets.

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Council Member Hoheisel stated So, will that prioritize paying back the debt on this above maintenance that we want to see in the other parking garages and parking lots and whatnot.

Troy Anderson, Assistant City Manager, stated And the beauty of the system that we're standing up is it's not either or, it's both. Right? In fact, You'll see a presentation from staff later this year during the next couple of months on a routine maintenance strategy around all of our parking assets downtown. How are we continuing to invest and maintain a clean and safe environment? We look back at deferred maintenance in a lot of our assets over the last several years, right? Over the last several decades. And so now as the system is getting stood up, again, The revenues that are being generated as a result of the system, and the usage are now going back to pay for the maintenance and the debt service on these assets. So it's not either or; it's actually both.

Council Member Hoheisel stated Okay. Yeah, I share some of the same concerns as Council Member Glasscock. I wouldn't be against a delay as well until we see vertical. So, just my thoughts. Thank you.

Mayor Wu stated thanks Assistant City Manager. I have several questions actually regarding this item. First and foremost, the green sheet is inaccurate. So I'm looking at the minutes for the October 17th, 2023 meeting because there was no October 16th, 2023 meeting and this actually says it was a resolution setting a public hearing regarding this project plan, So I'd like to make sure that the green sheet is actually reflective of the actual meeting and the real document. So, can we get clarification: Is this what was being referred to? I'm looking at the minutes for October seventeenth, twenty three. The green sheet says October sixteenth, twenty three. Number one, there was no such meeting unless the minutes are incorrect. I want to make sure that green sheets are accurate because they become a historical record. And if they're incorrect this Council, again, a majority of this Council was not there on October sixteenth, twenty three so I want to make sure that, A, was it October 16th, 2023 or was it October 17th, 2023? The inaccuracies of this green sheet caused me pause about moving further in the discussion. In addition, I want to make sure that again, if this is reflective of what had happened in the past, and you've been mentioning multiple

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times. Council voted this. Well again a majority of this Council was not there. I want to have clarity. I do recall that on October twenty first, twenty twenty five, It was a unanimous vote by this Council minus Councilmember Shephard to make an amendment to this development plan, which did include that garage. And I do recall having a conversation regarding this garage. However, I've been always asking questions regarding parking garages and how much they cost per space. So right now this new parking garage would cost thirty two thousand per space. I'd like to know in comparison, across the street from this baseball stadium, the City of Wichita is building a new transit hub. How much per space is that?

Troy Anderson, Assistant City Manager, stated So regarding the dates in the green sheet, I will go back and verify actual dates on the green sheet. Regarding the thirty two thousand dollars a stall number, that is has been negotiated. The thirty two thousand dollars a stall number is the number that the City is willing to buy the parking garage for right. It may actually cost more than thirty two thousand dollars a stall to build the parking garage. Anything above and beyond the thirty two thousand dollars a stall is absorbed and is on the developer to bear those costs, right? The City is only willing to buy the garage for thirty two thousand dollars a stall. If it costs more than that, then then that's on the development partner to absorb those costs. I will, I saw City engineer come up over my shoulder. I'll let him speak to the hub, but before he does, I want to make sure that we're differentiating too when we talk about cost per stall. That's a that's a measure, right, That we use to at least begin to frame the conversation of how much these garages cost and what the City is getting as a result of it. For example, if we were going to spend eight million dollars on a parking garage, Eight million dollars to buy one space is wildly different than spending Eight million dollars to get eight thousand spaces, right? So now you start to kind of begin to provide context around how many spaces that you're actually purchasing. Because ultimately at the end of the day, in an operational model, we're leasing out individual spaces. So. Now we can kind of start to compare apples to apples of the revenue that we're receiving per space versus what it actually costs to get built. That's why we use that number. So, there's a number of different factors that lead into the cost. There's acquisition costs, the land and real estate. There's the hard costs of actually physically building the parking structure. There's the soft costs. Those are the costs associated with the design of the parking structure. And then ultimately there are kind of carrying costs, development costs, right? Those are it's developer fees and carrying costs again on the interest of loans that are associated with these, right? So There's a number of different factors. So, for

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example, you're going to hear from City engineer here in just a minute. In that scenario, We may have acquired the land for a whole lot less than perhaps where we might acquire land elsewhere. That changes that variable on that dynamic. Same with types of construction. So the cost of construction in a poured - in- place post - tensioned concrete parking structure has different costs than that which is a precast concrete structure, right? So, changes in construction type can also impact the overall construction cost. But with that being said, I am going to defer to City Engineer Paul Gensler.

Council Member Shepard stepped away briefly.

Paul Gunzelman, Public Works & Utilities, stated Thank you, Troy. Good morning, Mayor and Council Members. Regarding, the bid on the project was just under twenty million dollars. ;. It was \$19,738,580 for construction, and that also included the transit office spaces as well. So I have broken out those costs. The parking garage itself is just under \$17 million: \$16,921,743. And if there's there it has 425 spaces within that garage, so that equates to approximately \$40,000 per space. Now, if we add the soft costs that Troy mentioned land acquisition, design, construction administration, special inspections, Et cetera and prorate that or you know, transit office for construction is approximately 14 % of the total cost. So, if I take 86 % of the soft costs and add it to the parking garage construction cost, then that equates to approximately I. Think 45,725 per space. That is a, as I mentioned, that is a cast in place post tension garage. So which is a bit more than what the precast would be.

Mayor Wu stated And this EPC garage is what type of garage again?

Troy Anderson, Assistant City Manager, stated Originally it was contemplated that this was a uh, Cast in place post tension on the parking structure. I'd have to go back to the development partner and let them specify exactly what type of parking structure construction type this was going to be.

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Mayor Wu stated So, the EPC garage is a cast in place post tension, and the hub is also a cast in place post tension. Is that accurate? So we are kind of comparing apples to apples now. So, the hub which is on the west side of the stadium is roughly forty thousand per space, or if you add in soft costs, forty five thousand seven hundred per space. So between forty thousand to forty six thousand dollars per space for the parking spaces at the hub on the west side of the stadium. What, we're talking about right now is the EPC garage and the parking spaces at that garage, which would be very similar in construction, casting place, post tension. And they're asking for thirty two thousand, but we don't know if it would be higher or even lower. Is that accurate to say? Because, the City is only willing to buy it at thirty two thousand per stall. However, if it costs more, we would not buy them at that cost. Is that accurate?

Troy Anderson, Assistant City Manager, stated That's correct. Well, I'm going to go back. I'm going to defer to the development partner who's building it to identify basically what construction type that the parking garage that is being contemplated today is going to be built as. I don't want to misrepresent, misspeak. Yes we have representatives available online. The, second part is yes, regardless of how much it costs, the City has agreed to pay for or purchase the parking garage at a not to exceed price of thirty two thousand dollars a stall.

Mayor Wu stated so my follow up then, just for an idea of what we're talking about, Because I think that we have individuals who are either in the audience or watching online. In twenty sixteen, there was a garage that was built um in district number one with four hundred spots. It was seven point two million dollars, so per space, it was eighteen thousand dollars per stall. And then recently in the news. We have a parking garage at one of our healthcare hospitals, five hundred spots, roughly sixty five million dollars. That's about one hundred thirty thousand per stall. Again, I don't know if there are soft costs versus hard costs, but that's what we have from the news. And. Then we're talking about the City of Wichita's transit hub, and that in 2024 was. Twenty six million dollars was the total project itself. Is that accurate, Paul? Can you differentiate between your twenty million and the twenty six million that the Council approved?

Paul Gunzelman, Public Works & Utilities, stated Yes, so the total budget approved by City Council August 20th, 2024 was for twenty six million, three hundred and twenty five thousand for the project. Currently with the bid of nineteen million seven hundred thirty

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eight thousand plus soft costs, We are at a project cost right now of twenty four million three hundred thousand approximately.

Mayor Wu stated thank you, Paul. So this really is the question for they're online right now. Is that accurate? EPC. I'd like to know more about this parking garage that EPC will be building. Again, this Council already voted on the amendment back last year, but I think in comparison to these parking stalls, We all have pause because we know that there have been multiple issues regarding parking in downtown Wichita. And, we want to be prudent that we are making the best decision given the information that is at hand in 2026. So, the question is for EPC. I think they're online right now. Can you talk about this parking garage and I know that the City is willing to buy it at \$32,000 per stall, but if it comes higher or if it comes lower, what will be I guess any recourse by EPC? And tell me more about this parking garage that's being built because I think right now, they're saying it's a cast - in-place post - tension versus a precast type of structure.

Austin Bradley, EPC, stated Yeah, good morning. Can you guys hear me okay? Yes. Wonderful. Um, Mayor, City Council, Thank you for the opportunity to reply here and apologize for not being there in person. This is Austin Bradley, Executive Vice President of PPC. Um, Mayor starting with your question. Uh Troy and Paul were right initially. This was a cast - in- place post - tensioned garage. Uh it is now a precast garage um and to answer your question directly, it absolutely will be higher than thirty two thousand dollars is all the estimate at this point is twelve and a half million dollars for this garage. And so in terms of like you mentioned recourse, Mayor, that's where the TIF comes into play. And. So those will then be that delta between what this garage costs and what the City will be acquiring it for will then become reimbursable and certifiable eligible TIF cost that we can then recover over the TIF term. So again, we expect this to cost at least three million dollars more, than what it's being acquired for from the City. That's always been our assumption within our underwriting mortgage. I'd like to address some of the other comments here, but I'm going to pause, Mayor. Does that answer your question relative to the garage construction stuff?

Mayor Wu stated It does answer my question regarding what type of structure this is. Can, you explain why you guys chose to do precast versus the casting place post tension, which was the original?

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Austin Bradley, EPC, stated Absolutely, it's six million dollars. So it's a cost savings solution, you know, to keep the project within budget. You know, we're doing ten of these garages across the Midwest right now. I'm not saying that that's how our precast does; it's very common. But that's how we're at right now.

Mayor Wu stated And this parking garage again, there is nothing, There's no retail space in this garage. Can you just tell me a little bit more about this garage? I know at some point, someone had mentioned that there were other amenities that were on the garage. This is just a plain parking garage, no retail?

Austin Bradley, EPC, stated Correct, the original is not within the footprint of the garage. We do have our amenity deck on top of the garage, which I think is what you're referencing. And. Then we do have on the south and east side of the garage. We are wrapping it with apartments, retail, and our lobby. But none of that falls within the footprint of the garage itself.

Mayor Wu stated Thank you. You can address the other concerns. I think that you said you wanted to talk about.

Austin Bradley, EPC, stated Yeah, yeah, no appreciate that. Councilman Hoheisel. In terms of the program, we're actually up to 160 keys on the hotel and 192 apartments. So both have increased. Since we last spoke. To Troy's point, you know, we actually wanted to meet as much of the garage as we could. On the apartment side, you know, We expect to use somewhere in the one point two, one point three stalls per apartment. And that's how we sized that. And. Then in terms of the hotel use, this will be a brand driven requirement to have these stalls available for the hotel guests. So I don't know what scenario that would lead to us not being able to use all these stalls and lease those. So want to give you maybe a little bit of comfort there. And then, as has been mentioned a couple of times initially by Councilman Glasscock, the reason that timing is important is the acquisition and subsequent lease of the garage is such a fundamental component of the economics of this project, and it always has been since this was initially approved with development

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agreement. So as I am sure you can appreciate our, Our vendors, as they're getting through their diligence right now to keep us on track. We will have some purchase and sale agreement that we can share with them with some needs. And so until we have it, this is a major question you know for those parties in particular. So for us to maintain critical path again, we set this milestone with no cushion. So it's aggressive but on track. I think it's critical that we get these documents approved and before avoid any additional uncertainty as a business. Council wants to approve these documents because without a purchase and sale agreement and a subsequent lease, this project's not moving forward. So I wanted to make that clear. Obviously, happy to address any of these questions and further anything toward admission in this. These documents are really meaningless if this project does not go and they're executed because there will be no garage to buy. First of all, of course no stalls to lease on the backside so, in a nuclear scenario, if these documents are approved and executed, and we go down downfield, And this project does not stay on track and miss its milestones and never happens. Again, You know, I don't think these documents really mean much at that point because there's no nothing else should be had. So I wanted to clarify that piece. And I wanted to reiterate the importance of getting these documents done, so we can be sharing this with our capital partners and our lender, in particular, uh, you know, to bring clarity to, you know. Which again is all consistent with the development agreement from the outset.

Council Member Ballard stated Yeah, There's just a couple of people on the team that can't quite hear the speaker online, So I don't know if he could just talk into the mic a little bit better. But they're asking for a recap, but maybe um Just a short one somehow, and making sure that it's coming through so they can hear online. Sorry to interrupt. Thank you.

Vice Mayor Glasscock stated I just have a quick question as I may time with the recap. So regarding the language, I appreciate the verbal confirmation that vertical construction is going to happen, but verbal confirmation only goes in any particular way. So regarding this agreement, if we're confident that this needed for underwriters for the construction, Would the applicant be amendable to language that says contingent on verbal construction given that they have every intention. And, we can have an argument whether or not this is meaningless. Come the July deadline for vertical construction. That'll be something that I would need to feel comfortable moving forward. I also like the work or the verbal confirmation that this would not exceed thirty two thousand. But. I also want something

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codified. This is not verbal communication. So, looking at sub point one B of the agreement, It says language that an amount equal to thirty two thousand dollars multiplied by the number of parking stalls. Even the language up to thirty two thousand for the number of. So let's say it comes down for thirty thousand. Let's say we get a really good deal. I am not in the business of pricing out parking garages, well let's say it's thirty thousand. Then just that alone, this agreement means that we'd have to pay thirty two thousand, Which means if we multiply out that by the number of spots that were allocated to the agreement, We would be at a negative loss of five hundred and twenty thousand dollars for this. And so while yes the construction projects likely will be higher, It could be lower. And if that's the case, we still would be out, and the developer would be profiting five hundred and twenty three thousand by just the words equal or versus up to. So that would be one thing that I would probably want to change. There is also just a challenge, and I don't know how this could be addressed by this agreement, But there is no incentive to save money on the construction of this right now. They have no incentive to not hit the thirty two thousand. I mean they have an incentive not to hit forty two thousand, which is under thirty two thousand, but there is no incentive for them to go to thirty thousand, or twenty eight to figure out ways to make more of a cost conscience parking stall because we don't need necessarily all the amenities in a parking garage. So those are again some of my concerns moving this forward. I'm still likely to not support this if it just moves forward today without those changes, and would want a delay, but I am still interested. I see there's probably colleagues on the bench too.

Mayor Wu stated I do have follow up questions to that. Number one, Mr. Austin, Would you be in favor of changing the language to say " up to " instead of " equal to " ?

Austin Bradley, EPC, stated you know, first of all, This is not a profit center for us, and we're going to take a loss on this garage. And so the devils in the details, right. And so I think providing adequate evidence right to support what this garage costs is no issue. You know, we are aligned to maximize efficiencies on this garage, you know, to make sure this project stays in budget. So I do think we're aligned on that. Johnston and Glasscock, you know, they were at the thing where we're open to that, and we're kind of renegotiating the core terms in order to approve it in the element agreement. But you know, in spirit of kind of what it's for, you know, we're open to that concept. I just want to make sure we're all on the same page as far as what you're looking for to substantiate those costs. You know at the end of the day.

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Mayor Wu stated Austin, I think that this Council just wants to make sure that the contracts read in favor of the citizens of Wichita. And so I know that it's semantics and it's very minute, however, It is very critical for our citizens to know that they are being protected by this Council. So if it is changes of words that will make it so that citizens of Wichita feel more secure about this investment. I am in favor of delaying. The other question is, the question about making sure that we're not buying an item that is not even going to be constructed, given that July thirty first is the deadline. And I am confident that you will bring us an actual vertical construction starting July before July thirty one. However, I think this Council feels more comfortable if it is again codified in the language of the contract that if it doesn't commence, then this is null and void. So, it's maybe a question for legal: how would we codify that? I know with the intention that they are going to go vertical by July thirty one. But if they don't, I want to make sure that the taxpayers are not holding you know, a lease that doesn't even come through

Jennifer Magana, City Attorney, stated Mayor, Troy can jump in if he feels differently. I think this would require an amendment to the development agreement. Do you disagree?

Troy Anderson, Assistant City Manager, stated No, I don't necessarily disagree. I would agree that if we're going to go back and amend the terms and conditions of the development agreement, that's probably a different conversation, right? Because we have a development agreement. This spells out the fact that the City is willing to buy this parking garage upon substantial completion for the cost of thirty two thousand dollars a stall. But and again, We know that that as you heard from, and I can testify just in other conversations I've had in other parking garage acquisition conversations, I can guarantee you that the cost of building a parking garage exceeds thirty two thousand dollars a stall. I mean, that's almost just a fact nowadays. Between acquisition, hard cost, soft cost, developer fees. I have no doubt in my mind that this garage will far exceed thirty two hundred thousand dollars a stall. In fact the City is going to be, to your point that the fact that the City is, has negotiated acquisition of this garage for less than the actual costs is actually in favor of the taxpayers and the citizens. Because, we're only having to acquire the garage for less than it actually costs to build, but that's been part of the negotiation all along. You're right, If we want to go back and renegotiate terms and conditions of the

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development agreement, that's something that we would have to bring back as part of renegotiating the terms and conditions of the development agreement. These two documents that you all are approving today are in alignment with the terms and conditions of the development agreement approved by City Council.

Jennifer Magana, City Attorney, stated

I do concur, And like Troy said we've already committed to making these agreements as part of the development agreement. They could have been exhibits at the time; they weren't, but they are, the City's agreed to do this already in the development agreement. Now it does not address when the development agreement must be signed, but it is to be entered into on substantial completion of the apartments and the garage.

Vice Mayor Glasscock stated I'm reviewing the language in both the documents we have right now. And given that the development agreement isn't before us in this agenda, packet, But there was nothing that I have found in this packet that says that they are contingent on vertical construction by July 2026 and substantial completion.

Jennifer Magana, City Attorney, stated That's correct. I mean nothing in these documents would say that

Vice Mayor Glasscock stated So when looking at one of the items in resolution number one today, it specifically says That the governing body may make such alterations, changes, or additions as to be approved by the City Manager and the City attorney. And so, why couldn't we make any suggestions to the purchase and sale agreement that's listed, especially regarding language on item 1B Again, changing equal to up to. I mean, If this is just formality and we can't change any language that's in this document of the purchase and sale agreement, because the purchase and sale agreement would be different than the development agreement, correct?

Jennifer Magana, City Attorney, stated I just need to look at it. I would just need to read them together. I that's, it sounds like a pragmatic idea.

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Austin Bradley, EPC, stated sorry for jumping in. I do think the purchase and sale agreement was attached as an exhibit to the development agreement. Councilman Glasscock, that's not the case.

Troy Anderson, Assistant City Attorney, stated Exhibits J and K were not part of the development agreement. No. I'm going to pull up the development agreement.

Vice Mayor Glasscock stated I think there's still a lot of questions, so I'd be open to public comments. And then I'm ready with a motion.

Mayor Wu stated actually, I have one more question for Austin. The idea is that we want vertical construction to begin before July thirty first, twenty twenty six. I think that's what we even though this Council was not around back in twenty nineteen when this original idea came about, we want to make sure that this idea comes to fruition. And part of that coming to fruition is apartments, hotel. I know it was office in the past but that did not happen. So, we don't want an empty piece of land. We want something to be developed. So Austin, My question really to you is by July thirty one, twenty twenty six, not just a verbal agreement. We already have talked about this in the amendment back last year. Will we actually see a hotel and an apartment complex with a public garage?

Austin Bradley, EPC, stated Yes, we're on track for that. But and to be abundantly candid, delaying these documents will create headwinds because right now our brand, hotel brand has no nothing binding showing access to parking without the lease agreement. And then they're waiting on this document.

Vice Mayor Glasscock stated Will delay of a week, Austin will delay of a week, also delay the deadline of July twenty twenty six when we'll be working on getting these answers.

Austin Bradley, EPC, stated You're suggesting just a day - for- day delay relative.

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Vice Mayor Glasscock stated while we work on getting answers from legal, will a delay of one week jeopardize the project further? Is that what you're arguing?

Austin Bradley, EPC, stated I'm just being candid that this is a tight timeline, and any delay will create additional challenges. I'm not saying it's day-for-day or it's not. I just want to be clear that it's critical to get these documents first and foremost in a position that. Acceptable in the City, that's what we're asking to have. But get these wrapped up quickly. Again, four months relative to the initial deal. Happy to have these conversations, But I just want to stress the importance of getting these completed as quickly as possible.

Troy Anderson, Assistant City Manager, stated If I might, I pulled up the development agreement, right? And so I am just going to read right from the development agreement. So this is section 4.02. of the development agreement, and it reads: "Upon substantial completion of the multifamily residential apartment and parking garage." I'm going to pause that for just a minute. If substantial completion never occurs, then there's nothing to actually purchase. So, Substantial completion—that ' s the condition : " Upon, substantial completion of the multifamily residential apartments. And parking garage." The City shall purchase the parking garage from developer in the amount of thirty two thousand dollars per parking stall, which shall include all hard costs, architectural costs, engineering costs, cost of inspections, government permitting fees, consulting fees, punch list cost, Legal costs, real estate taxes, insurance cost, construction loan interest and financing fees and development construction management fees and any other costs incurred to develop and construct the parking garage. That's what we said. The thirty two thousand inclusive of those things such as acquisition, hard cost, soft cost, carrying costs. Located within the parking garage pursuant to the parking garage, purchase and sale agreement in substantially the form of exhibit J. Provided, however, that any amount expended by the developer in development and construction of the parking garage, which exceeds the amount of thirty two thousand dollars per parking stall located within the parking garage. Shall be reimbursable to the developer through tax increment funds pursuant to the terms of Article Six herein. The City shall finance the purchase of the parking garage by all these purchase revenue or redevelopment bonds at the City's sole discretion. The parties acknowledge that the City is self-insured for purposes of any insurance obligations related

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to ownership of parking garage.

Mayor Wu stated So in summary, then, upon substantial completion, will the City buy this? If there is no substantial completion, the City will not buy this. Even if we were to approve today's parking garage purchase, is that accurate?

Troy Anderson, Assistant City Manager, stated yes that is accurate.

Council Member Ballard stated Thank you. Troy, Quick question : I am really sorry if you already addressed this. In the green sheet it says the 260 parking spaces, and then below, the paragraph below it says 300 parking spaces. So it's a 60 space difference, which would be about \$1.2 million. So which. which one is it?

Troy Anderson, Assistant City Manager, stated So the language that you see in the first paragraph is what was part of the original agreement. I mean we're talking the original agreement way back when, right? And then as that project has evolved, right, The baseline is that the development partner must construct at a minimum that size of a multifamily residential project, that size of a hotel. As you've heard, the actual project has gotten larger, which is great for everybody involved. Right? And subsequently yes, The parking garage got larger and that has been taken into consideration in our pro formas around the Parking fund, But that thirty two thousand dollars per stall has always maintained consistency as we've navigated through this. So the actual project size is a three hundred give or take three hundred. I'll let Austin respond, but right now that project size is a three hundred space garage, not the minimum two hundred and sixty space parking garage that was originally required.

Council Member Ballard stated Austin, is that accurate? Three hundred spaces.

Austin Bradley, EPC, stated Correct. Yeah, and again, that's to the point after that the program has grown, which I think is a benefit to everybody. And so the department garage has grown, you know, commensurate with that additional square footage to ensure we can park the developments. I will tell you at this point where we kind of have a box we're

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working within. So there's not much latitude to consider adding parking stalls in it kind of is what it is at this point.

Council Member Hoheisel stated thank you, Mayor. What's substantial completion in this scenario look like?

Troy Anderson, Assistant City Manager, stated A temporary certificate of occupancy. Even though you don't generally get a temporary certificate of occupancy on a parking garage, you get a. Certificate of completion. So upon substantial completion, I mean you're passing a final inspection. That upon final inspection and pass the final inspection that we would begin to start coordinating closing

Council Member Hoheisel stated Is that tied to substantial completion of the hotel and apartments as well.

Troy Anderson, Assistant City Manager, stated No, that's just substantial. Well, it's all especially on this side of the street. It's all part of the same building, right? In essence, the City is buying call it a condominium unit. Right? The multi-family residential, the retail and all of these amenities. It's part of one building. So, I'd be remiss to think that they would build just the garage and not the entire development. But I'll, let Austin speak to kind of the integration of the parking garage into the overall concept of the project.

Austin Bradley, EPC, stated Yeah, no, that's right. I mean, it's the garage and mixed use. Are you know one of them same all part of the same structure. So, I think Councilman to answer your question and those are Completion is associated with their request.

Council Member Johnston stepped away briefly.

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Vice Mayor Glasscock stated Thank you again. I am not saying that that isn't going to happen, But it could happen that they just build the parking garage, and then the City have to acquire it given this language. Is that correct?

Troy Anderson, Assistant City Manager, stated I would argue that no, because the project deliverables that are in the development agreement include not just the parking garage, but include multifamily.

Jennifer Magana, City Attorney, stated I agree. It is also upon substantial completion of the apartments and the garage.

Mayor Wu stated Council members, any further questions? Austin, thank you for answering some questions. However, I have one more for you. If I feel like again our community wants to make sure that Number one, this project actually comes to fruition given that this promise was many years ago. But not more, but more importantly, that there is actual progress. And so I've been getting multiple questions about what is happening by the baseball stadium. And I think that a quarterly update or every other month update would be appropriate. Would, would you be able to provide an EPC update so that then the Council knows and can share with the community what are the next milestones. I know that the big milestone is not until July thirty first of this year, but there's a lot of time between then. Would you be able to provide maybe every other month updates that then could be shared with the entire public about this project?

Austin Bradley, EPC, stated Absolutely happy to do that. Right now we're finishing up all of our plans on both projects. Mental track monitors over the summer, which will keep us on track to open at the end of the summer. And then both projects obviously dealing with some logistics with both going on at the same time, room closures so and so forth. But between the two, You know, eighteen to twenty two months to complete and working actively with our contractor to compress that. Have a few other updates, which we can share next week, which are all positive and so high level. Absolutely happy to give those updates. It's great to continue to manage, but that's where we're at today.

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Mayor Wu stated Thank you. I think our community would appreciate that communication. And again, Your EPC's project is supposed to commence by July thirty one when it comes to vertical construction and is supposed to be completed or reach substantial completion by July thirty first of twenty twenty eight. Thank you very much for answering those questions. We will now open it up for public comment.

Celeste Racette stated Good morning, Mayor Wu and the City Council members. Thank you, City Council Member Mr. Johnston. I appreciate you pulled this from the consent agenda. Because it needs discussion, so I thank you that we can now discuss this. I will say right from the get go, I am disappointed in the staff report, particularly from Troy Anderson. I didn't hear any dates for development agreements amendments to various development agreements. There were a lot of questions from you all that indicated, "I don't know how this got on the consent agenda in the first place." This should have been public discussion, staff discussion. And I'm still at a loss. Don't even know what the plans look like. Have no conception of the apartments, of the parking garage, of there was going to be a pool at one time on the top. So, this is like an perfect example of why the proposed sales tax referendum failed eighty two to eighteen percent, because this is, frankly, a mess. So, here's a direct quote from a City Council member when this contract between the City of Wichita And Wichita Riverfront LP, the original developer, was signed. First he said, "We're going to maximize our return. We're going to get the best bang for the taxpayer dollar with claw backs and contingencies. We are lowering our risks. " And yet today, we're being held hostage to whatever the developer demands in order to see construction start. And we have amended this numerous times in the past. This City Council member went on to say. We're building something sustainable with mixed-use development, with our risk being mitigated because of that additional development. And yet today we're being held hostage to get that additional development going forward. This Council member went on to say, "For debt projections, We're going to be open and transparent with sharing as much of our analysis as possible. So that financing is clear." Former City Manager Layton agreed that financial analysis on future development would be updated and it would be shared. And easy to find. It is not easy to find. I searched on the transparency portal for CID and star bond debt on the ball stadium, which we're currently paying on, and I couldn't find anything. Didn't find this, didn't find the CID debt that we're paying on, And I saw this outdated Gantt chart that doesn't even show all the various hands that this development agreement has changed, starting with Wichita Riverfront, then it became EPC. Then EPC split it out, and it became WBD - H for the hotel and WBD for the rest of the development.

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So this is completely outdated and no helpful guide to taxpayers at all. Let's see, City Council promised all revenue on this development around Ball Stadium would pay off debt first. Okay, what are we doing? We're giving money to the developers. So we broke our promise. And, there's a City Council member who's currently serving on this Council that was here from the get go. And made that promise. And, that was the first promise broken when we created TIF to pay now EPC back as a pay as you go TIF instead of towards the debt. The ball stadium development agreement was first discussed six years ago. There were blank exhibits for this agreement, And there are still blank exhibits as we heard today on this agreement six years later. That just stuns me. I made a statement. This was the first time I started speaking in front of you, January seventh, twenty twenty, and I told former Mayor Longwell parking is going to be a big problem. And he said to me, and I quote: "We have a parking plan." And he reassured me six years ago. Parking would not be a problem, and it's interesting because in the initial discussions about this ball stadium development, parking garage wasn't even part of this discussion. The retail space was, in fact. I am going to quote from one of these documents that says, future development assumes that the following will be added through twenty twenty eight :, a hotel, fifteen restaurants, bars and clubs, and twenty small retail stores. And it said nothing. This was in 2019 about a parking garage. In fact, this is a document from the March 19th, 2019 meeting where again it talked about this multi-entertainment center, multi-sports stadium development. They called it an entertainment venue. Again, no mention of a parking garage. That came later. I'm not sure when it came later, but um this should have been part of the presentation, this mutation. Of these developers, and I got a limited discussion from Troy Anderson, who I believe his last day is Friday. So you better move quick to try to figure this out or delay it. That was a great suggestion. Delay it a week. There's just too many holes in everything. Let's see I'm out of time. I had more to say about this. Here's my questions real briefly, : Why is property tax revenue, not part of this cost model? Because we're going to lose that when we buy the garage? Why is depreciation not part of This cost model? Where are the financial statements for the parking fund, which is a backstop for this? I didn't see anything regarding the parking fund. Where's the debt service agreement for the ten million bond debt? Why is there no minimum lease sale requirement again?

Mayor Wu stated Celeste, can you send me a list of the questions that you have?

Celeste Racette stated Sure. I apologize for going over time, but thank you for pulling this for discussion. Thank you for your good comments and heard some good comments.

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You've absolutely got to nail this down, including what does substantial completion mean get it in the contract finally. Thank you.

Council Member Shepard stated Thank you, Mayor. I want to hit the pause button just for a second. First of all, Thank you to the previous speaker who came and spoke and reached out to the Council members in advance of this item being pulled. I think healthy discussion is always important, and I also just want to take a moment to lower the temperature in the room, to get to a place of learning and engagement and purpose. I think many times when we are talking about moments in our history or our time that have happened that have caused some distrust, can tend to get spirited. And I think there were just a few comments that I always want to be mindful, especially as someone fairly new up here, that we take a step back. And. So a couple things : I know that perhaps maybe from the public perception that it's easy to look at some of the Council members up here and maybe blame us for some of the decisions that we've made, and conversely, Perhaps look at our staff who I believe you will not find a harder working staff anywhere. I don't always agree, even in my three months here, but they're dedicated and there's shared accountability to this. It was it's not just the staff that have the opportunity to peel back the layers of the, the onion. But as you all know, every Friday we have agenda review. And, it is on all of us to take the time to review our packets and to ask those questions in advance. So that way we're not doing this what we see today. And sometimes it's healthy for us to do this today. So shared accountability and that includes me. It's not just on our assistant City Manager, please hold me accountable too. I could have could have raised this question in advance. There were some comments about folks who were on the Council long before my time. And I've said before, and I'll say it again, I am not responsible for what happened then, but I am responsible for how we move forward now. And I believe that all of my colleagues here again, don't always agree with them, But I truly do believe we are doing the best that we can in the moments that we have. And where we fall short because we do fall short, We do fall short. That, it is up to us to use that as a learning moment and how to do better. You've held us accountable today, many speakers have, and it is on us to receive that information and do better moving forward. I just want you to know I hear you, But I also want to take a moment to just provide some perspective from the other side. That's not always considered. So thank you for being here. I appreciate our staff and I also want shared accountability that this not just on them, this on us too.

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Vince Hancock stated Good morning, Mayor and City Council. Backtrack to Joseph's comments. To my knowledge, There are only three people in this room who've been involved in this discussion since the beginning. Doesn't mean that all of you weren't in our community, of our community and seeing this from a distance, but you were involved with discussions. And again, Joseph, that is not on you; those decisions are not on you at all. I know that Jennifer was with us at the time. Paul Gunzelman's been a very valuable part of this. And at that time, twenty eight actually twenty seventeen, I sat on the community in Vince Hancock, Delano District. You guys knew that we were working on a twenty year revitalization of the current neighborhood plan. We had that sucker knocked out. Everybody had wonderful visions for the future. And then in late twenty eighteen, Troy's predecessor came up to us and said, "Wait wait wait time out." We'd like to come up with a ballpark addendum to the pretty much wrapped up, tie a bow on it neighborhood plan. And so we humored him and we listened to him and said, This is the first time anybody had really heard about the stadium being moved a whopping two hundred yards to the west. And we looked at it and we said, this makes sense. To Celeste's point, there was a Mayor at the time and a City Council member that said, oh there is no need to add parking to this. Everybody's just going to walk and take bicycles here. And the rest of us said do you realize how many community events. Considering that I saw most of you at the St. Patrick's Day parade, that St. Patrick's Day parade used to start staging in the parking lot of the old Lawrence Dumont stadium. It can't do that now because the parking lot was essentially sacrificed down to one fifth of its space to make room for other things. So I'm glad that we're giving ourselves a little bit of flexibility and saying we are going to need some parking for this. Otherwise, there is not going to be a way to get people in there to enjoy these amenities. I do want to reiterate for your benefit, we had an issue years ago called the Minnesota Boys. Our community learned that words are great, contracts are better. So I am completely supportive of all of you saying, "trust but verify." I want to make sure that everything necessary is in writing. Because. How do you tell dishonest developers from honest developers? You don't until you look at the bank account at the end of the deal. So, we have to make sure that the paperwork is in place so that we're protected, our tax dollars are protected every single time. That said, we have had a previous project which I was also involved with EPC. They have gone above and beyond every single time I've seen visits with them. That was their first project in this town because they knew they live just down the road from us in Kansas, City, and they wanted to be more part of our community. And we've seen that so far, so I still believe they should be able to trust but verify. But so far, I've been very impressed and appreciate them so much. I do think we've got opportunities down the road to get some more documentation going on this parking garage. We've been talking

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about public parking for some time now. What are our expected annual maintenance costs over five years? Over ten years? It's called TCO total cost of ownership). Let's do that math. Depreciation. In thirty years, our arena is going to be a pile of dust. Nobody at counties that have a plan for depreciation on that arena. And lastly, and this is part of our parking discussion: revenue. We know how much it costs the City per space, but over the lifespan of this parking garage, will that revenue come to offset? Maybe not offset. Maybe it's the amenities, maybe it's the tourism aspect of it that's helping us cost justify this. I think those are numbers we should look at. Questions. Thank you, everyone.

Mayor Wu stated Thank you. We'll continue with public comment. I see none. We'll bring it back to the bench. Before we go into Council member comments. I have one more question for Austin : if this was to be delayed by a week, which would be next Tuesday, so that staff can give us all the answers we've been asking for, a corrected green sheet that has accurate dates. Please explain how this would affect your any of the current deadlines you have with the project.

Austin Bradley, EPC, stated Yeah, no, that's a fair question, Mayor. It's a little bit of a crystal ball to be honest with you. I am not sure anybody knows, right? I mean, I think a week. You know, theoretically, is not going to undermine the entire project. Our brand on this is laser focused on this issue because parking is so important to support the success of the hotel. And you know, I think depending upon where this goes and the timing of such, you know obviously it's not ideal by any means. So it's a little bit of a guessing game to be honest with you. I think we're all hopeful because these generally are form docs and I hear everything. You know, let's discuss today. I do think a lot of this already addressed in the development agreement. In particular, this all contingent upon hitting substantial completion. I think that's a huge piece of this. So, we're all hopeful we were hopeful last night that you know, we get through today if we need a week to answer any questions and continue the discussion, you know, but remaining in line with you know, the existing development agreement, then you know, that's probably okay. But. We're still looking through this today. Obviously, We remain available at all times to talk through this and continue to provide the updates. But this a big component for us. It's not just us; it's lenders, it's the brand on the hotel because of how important parking is. So, this a big deal. So, I'll follow up with you there, but you know, I guess those are my initial thoughts.

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Mayor Wu stated Thank you, Austin. As you can see, it's more internal discussions that we need answers to versus really with you and EPC. And so, Because we need to clean house and have the correct information out to the community, I am going to ask the City Manager to direct staff to provide a website of a page that provides the EPC timeline and all the documents that we've been talking about because I feel like we keep saying it was years ago. Well, what's years ago? Years ago could be thirty years, it could be three years ago. If, there is a timeline that is easy for community to go and check these documents, it will help with the conversation. But I do believe that I am feeling a sense that this Council would like to at least delay it for next week on Tuesday and bring this back up with all the answers to our questions, Plus a green sheet that's reflective of all of the historical data that we need. City Manager, Would that be possible within the next few days to have a website link with all of the timeline history? And, then we are able to have the true discussion just pertaining to the purchase of a parking garage. That is if EPC is They are at their substantial completion, So the City is not on the hook on this parking garage until it actually is substantially completed. So we're not paying nine point six million to an unknown garage, but rather when it is actually fully completed.

Dennis Marstall, City Manager, stated Mayor, answer your question: yes, we can have information on the website again. We'll work with you and Council. I want to make sure as we look forward that we're not confusing the issue from other developments that were associated with this, so always make sure you're right. We have the pertinent information, so people can understand what you all are looking at right now. Yeah, we can do that on the webpage. I'll talk with our communications folks about what we can see about having that done by the end of the week. But I want to be clear that Council : what questions remain in terms of if you're talking about timeline to July thirty first 2026. Or twenty eight, so that is in the development agreement. So that's in there. If there is something else they're looking for in the document, I want to make sure we're separating out the development agreement. It has some information where you talked about how we document thirty two thousand per stall. That is in the development agreement that's already been reviewed. If there is some changes you want to the resolution today or the documents today, let's make sure that we are clear on that. But I think the answers you're looking for are existing in the development agreement that Troy read to you. You've heard what was said. I think it was also documented and verified is in the development agreement. So, I want to be clear if you're

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looking for other information to finalize this decision, I want to be clear what that is. And I think we have it already in the development agreement, what we're talking about today, as we said in these two exhibits. So, if there's any amendments that you want to the resolution today or the amendments today, I would suggest that we can do those and we'll refer to legal here. Grab a question, if you wanted to make amendments to the packet in front of you. I think that would be helpful.

Mayor Wu stated I have a couple of detailed questions. So October twenty first twenty twenty five was with was when this Council approved the first amendment to the development agreement, extending the vertical construction milestone to July of twenty twenty six. That specific verbiage, this Council was very cognizant. We wanted to see vertical construction as soon as possible, but more importantly an actual date. So that was codified. And again, I want to make sure that, that agreement because that was not attached to what was given to us. It's easily available for not just the Council to see, but for the community to see this agreement. And I think Austin asked a question in that amendment. There were some exhibits, and those exhibits were regarding the parking, so they were J and K. And according to his copy of his development agreement, there were exhibits there. But according to what City assistant City Manager says, J and K were not there. So I'd like clarity. Was there or was there not an exhibit J and K? Because it seems like the developer has some, but we don't. So they need to be matching, and it should be public knowledge. And. So that's why I think that it's important back to the communication of this project. It has received a lot of scrutiny because people are confused about the various different agreements, and I understand this is a portion of the bigger agreement. One that was already passed unanimously last year, but these agreements again need to be communicated well to the community. And so, I would like to see that in addition, on that website because I actually emailed asking about the finances to this project. And I think they have been public knowledge in conversations amongst the Council meetings, but I got an email. I would rather I would like to see this information also available to the community, which is the Geo Bond funding, the STAR Bond funding, the TIF funding. All of that again, all in one space so that people can see transparently what has been happening because I know that it has been discussed amongst the Council in public, but it hasn't been all packaged into one location. So, I would like to see that happen again before Tuesday.

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Council Member Ballard stated thank you, Mayor. Troy, I have one more question. So, I've been getting some questions about the years—the amount of years in the lease. Can you explain whether it's twenty years? I know it says there is an option to extend the month-to-month renewal. Can you explain? I'm sorry. I think it's the second paragraph under analysis.

Council Member Hoheisel stepped away briefly.

Troy Anderson, Assistant City Manager, stated Yes, so first and foremost, this is month to month. Renews automatically as long as all parties are in compliance with all the terms and conditions of the agreement. And so there's a underlying base sort of month to month lease agreement, right? In addition to that, That next layer is that the base term for that continuation of that month - to- month is for thirty years unless otherwise terminated in accordance with the lease agreement, with two ten year extensions unless otherwise terminated. So, it starts in a very fundamental step of month to month as long as all parties are in compliance with all the terms and conditions of the agreement. And that allows us to that flexibility too, right? And increasing the number of leased spaces if necessary, decreasing the number of leased spaces if they're not being utilized. Having that month to month continues to assure that we're being responsive to occupancy and demand. First of all, but then yes, so long as that continues month to month, everybody's in compliance. First thirty year term with two ten year extensions for about fifty years.

Council Member Ballard stated Would the would that information come back to like Council? I mean, obviously, I won't be here, but I know t here is been some auto renewals in the past that just seemed to have kept on getting renewed, and maybe there should have been some questions asked along the way. So I'm just curious, like I said, I know I won't be here, But I'd like to make sure that we learn from those mistakes in the past and just that the Council's brought alongside to make sure that we're checking all the boxes as well.

Troy Anderson, Assistant City Manager, stated Yeah, absolutely. Again, that's why that's why we always start these conversations early now. You know, prior to me joining the City a couple of years ago, first and foremost, I appreciate the commentary from Council Member Shepard right about there were things that were in existence before we got here. Right?

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And. So there were there were development plans and terms and conditions that were negotiated long before any of us are standing here in front of you. So we're simply trying to do the best with what we have available to us and work within the confines of those terms and conditions that have been put before us. We, I'd like to believe we have been incredibly successful over the last several years, working with both WRLP, working with both EPC, to continue to advance favorable conditions for the City and taxpayers. I think we've achieved that. kind of where we're going and what we're presenting here today. So, appreciate the ongoing continued patience. Unfortunately, we couldn't start from a blank slate, right? We're working within the confines of the boundaries that have been put in front of us. So, I appreciate that commentary. I agree. We're going to take accountability and responsible for where we are today though, right? And. So in that and your so I'm going to read from uh the lease agreement in the documents provided to you here today that the option to extend that term, right? Provided there is no existing uncured event of default, The basic term of the agreement shall automatically renew month to month for two ten year terms, commencing on the first day following the expiration of the basic term or any successive extension term. So no, any extension won't necessarily come back to you. But, remember, we have baked into these agreements. We're going to come back to these are first and foremost month - to- month. And, as long as both parties continue to be compliant with all of the terms and conditions of the agreement, then we're achieving all the goals and objectives of this public-private partnership. Right? And, so if at any point in time during that term or any extension thereof, if there is an event of default, We can begin to start to respond to. Are you able to cure that default? Or do we need to start advancing towards termination of the agreement? I know we're having a wildly different conversation. But as long as all parties are compliant and consistent with the terms and conditions of the agreement, then this just continues on. And that gives everybody involved some assurances, right? That gives the residents who are in the apartment complexes assurances that they'll continue to be, that there will be parking options made available to them. There are underwriters, there are investors who will continue to be made assured that their investments are, Are being respected and the parties that are involved are agreeing to their mutually agreeable terms and conditions. So, this will continue sort of automatically unless and until there's an event of default, then we change it and we have a wildly different conversation.

Council Member Shepard stated move to close debate.

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Motion:**Council Member Shepard moved to** delay until April 14, 2026.

Motion carried 7 to 0

Council Member Tuttle stated Thank you and Troy, I thank you for answering all of our questions. I know you've got some work to do before the end of the week. I do want to recommend to you that we take a look. I was trying to do some quick stuff here, and this will give us a chance to look even more. But I do believe the October sixteenth date is correct. That's the date that we went into the agreement with the development agreement, and on October seventeenth, which is a Tuesday, is the day that we made it. We made the motion for the public hearing. So if maybe you know we can double check that. I know there are some sort of questions that the green sheet isn't accurate, which then kind of erodes the trust in the work that's been done on this initiative. And I don't believe that's the case, But I could certainly be wrong because I am trying to do it while I am here and trying to listen. But if that's something we could just verify for next week as well, that would be great. Thank you.

Mayor Wu stated And for clarity, thank you, Council Member Tuttle. Anything that is actually agreed upon must be voted on—is that accurate first or? Agreed upon, then just becomes the date.

Troy Anderson, Assistant City Manager, stated And I can confirm this trust but verify : October 16th is the date that the agreement was signed. So, based on the language in the agreement, the effective date is when both parties signed the agreement. That's the effective date of the development agreement. You're right. The other everything in the green sheet is true. There's nothing sort of errant in the green sheet. The information in the green sheet is true and accurate. Council approved it on a certain date, But the effective date of the agreement is when both parties actually signed the agreement. That's, when the effective date versus Council approved the date once both parties signed it contract, that's when they affected it again. I'll go back and verify that.

Jennifer Magana, City Attorney, stated that is correct. I believe it was voted on prior to that.

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Troy Anderson, Assistant City Manager, stated And these are. It wasn't until October sixteenth when both parties, ultimately, the Mayor at the time had been signed a couple of days thereafter, and then it was remitted to uh to the other parties. They had it in their possession. And then they ultimately signed it. So the information in the green sheet is true and accurate. And maybe not necessarily reflective of the Council date that Council approved, but that's when the actual effective date, that's when we entered into that agreement because that's the effective date of the agreement.

Mayor Wu stated Thank you. And again, that's the reason why, even more so, why that website is so critical. A timeline of how all of this has come to fruition is transparency. And while we talk about things amongst a Council meeting, unless codified in like a timeline, people don't know where to find those documents. And. So if it was approved by the Council because it must be approved by the Council before it can be signed. I can't sign things unless, This Council votes at least four, So that date should have been on this green sheet because, again, it does provide clarity on this process that we don't just sign things without the approval or without public comment. And. So I think it's disingenuous to provide a date that doesn't include the date that this Council, whoever was sitting in these seats at that time, voted on. So I really would like again that timeline. I think it would be helpful for the community to understand how we got to this point in time because as I was looking and again, thank you very much, Assistant City Manager Troy. You were not here when this initial idea came about. You came to the City of Wichita in August of twenty twenty two. This was before you. And so and this was before a lot of us. And so we are trying to do what's best moving forward, given that decisions from the past we still have consequences to. And so we have to move forward. And so that's why I appreciate this delay. And again, Austin, It is not you were not the initial twenty eighteen, twenty nineteen individuals that came before the City staff. So I am not, I want us to move forward, but it needs to be open, transparent, and clear. And so I appreciate a week delay. Thank you very much Council Member Shepard.

Council Member Hoheisel stated thank you Mayor. Just a quick remark. I do appreciate all your work Troy. We do have to learn from some of the mistakes of the past in this process can sometimes be a little choppy. So I think this is kind of what we're seeing here. So I do

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appreciate your work and all my fellow Council members' work, To try and again improve the process, not what we are responsive to the expectations of the voters moving forward. So I do appreciate that.

Dennis Marstall, City Manager, stated Mayor May I ask, is there any information that you want us to bring back to you next Tuesday?

Vice Mayor Glasscock stated I made a few questions during my remarks. So if I need to reiterate those, let me know.

Dennis Marstall, City Manager, stated Yeah, because if we need to codify something ...

Vice Mayor Glasscock stated for me, I again, I, one of the big concerns I have is item one B versus where it says up to versus equal. And again, I imagine that cost will probably exceed forty two thousand. But , or the thirty two thousand, but I would not feel comfortable. Let's say the cost comes at thirty one five, then we're paying more than the cost of construction is on that. And so for me, that's a concern that may not be, This could still move forward. It might just be a concern of mine. And then specifying in the green sheet, the language about contingent on the substantial completion versus the just vertical completion and making sure that's included here as well as part of the development agreement, Maybe link out to where that is in the original agreement because these are amendments to original agreements. So, let's make sure we have the original agreement as part of the present agenda packet to be able to verify. So those are the things that I mentioned during my remarks.

Mayor Wu stated And my additional comment is the website must be up before Tuesday so that, again, The community can see this timeline as well as this Council and easily accessible to these documents that we're referring to from 2018 to 2026. Thank you.

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III) BOARD OF BIDS AND CONTRACTS1.) [Board of Bids and Contracts dated April 6, 2026.](#)Attachment: [04-06-2026 Board of Bids.docx](#)

Josh Lauber, Finance Department, reviewed the item.

Council Member Johnston stated Thank you, Mayor. Josh, thank you. We've had a discussion before. Can you go back to slide number ten? Yes, sir. Where is Knapp Chevrolet located?

Josh Lauber, Finance Department, stated Houston, Texas.

Council Member Johnston stated Houston, Texas. How far. I'd like to have a conversation among the Council local versus Houston, Texas. How far off was the bid from probably Don Hatton and from those, from that ninety three thousand and eighty eight thousand.

Josh Lauber, Finance Department, stated Thank you for the question, Council member Johnston. Specifically, Rusty Eck Ford Incorporated did not bid on groups two and three. Groups two and three Don Hatton had a bid of one hundred, six thousand seven hundred seventeen dollars and one hundred thousand, three hundred, ninety four dollars, respectively. So. approximately twenty five thousand dollars more.

Council Member Johnston stated Okay. I hear that they all pay the same cost, so are they able to bid that much lower? I guess I guess you probably don't know that. You just get the bids.

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Josh Lauber, Finance Department, stated I'll tell you what I know and then we'll work on the rest. I think the challenge for, this specifically is we don't know what we don't know. So we rely on the process to give us the final price. The, second part of it is, is that within this industry, specifically high volume retailers from my experience can engage additional manufacturer discounts that others can't. That's why you may see Kansas City Missouri as a logistics hub for vehicle sales versus smaller communities because they're having higher volume output and sales. I can't speak to this firm specifically but, that was what led us to the low bid for them.

Council Member Johnston stated Are they responsible for getting it to Wichita, Kansas?

Josh Lauber, Finance Department, stated Yes, sir. Good question. Freight on board Wichita, Kansas is our shipping stipulations.

Council Member Johnston stated I would still like to have a conversation with Council at some point in time. I know other cities have a fifty mile radius or thereabout, maybe one hundred. I don't know what that is, but I'd like to have a conversation because i want i would like to keep it more local. I do think we have enough competition here, so maybe that's a discussion for another day. But thank you.

Vice Mayor Glasscock stated Thank you. I actually sent an email about that this week, So I echo Councilman Johnston's comments and again, not necessarily supportive of a complete by local ordinance, but let's have a conversation. I think a great workshop conversation of how do we weigh local companies versus out- of- state companies, especially in keeping the money in our community? So, I'd be very interested in the discussion. Can you also move forward? I like we quickly move through it. Has to do with delta eight testing as well. Have we continually or always tested for delta eight versus that just seems new to me on our conversation as well. I know what the City's policy is regarding that.

Josh Lauber, Finance Department, stated you want to work in tandem with our court administrator.

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Nathan Emmorey, Municipal Court, stated Nathan, court administrator. So, What this is really about is we contracted with GO to have a specific panel. We're seeing different drugs come into our community and need different tests to cover those drugs. A big one, you know, obviously Delta Eight is something that's growing. A big one that also wasn't included in our previous panel was fentanyl, and so that's getting ordered by judges to our cost, And so this contract actually lowers our cost for those drug tests that the judges want to see. So we've kind of been watching what the judges are ordering specifically. So we've got our standard test, and the judge will say, "I want you drug tested," and I specifically want this drug tested. Well, if it's not in the panel, we then pay more to have that one drug tested. We've seen it consistently happening. So, we've kind of arrived at an agreement where we capture those drugs that are now getting frequently tested. It increases the cost moderately, but reduces the cost. It increases the cost of our standard panel while reducing our overall costs because we're seeing so many of the kind of one - off drugs getting out there.

Vice Mayor Glasscock stated Great explanation. I have two questions, one for you and then one for someone else in a minute. Question for you: What is the state's policy regarding delta 8 currently? State law.

Nathan Emmorey, Municipal Court, stated I can't speak to the actual state law, so I don't know if there's ..

Vice Mayor Glasscock stated Okay, that doesn't have to be answered for this question, but I'd be interested to make sure that we're in line with that. And then second off, this isn't internal to our employees; this court costs. So, this regarding court drug testing—that 's just not listed on here. When we're talking about drug testing services. My assumption was for employees, So this separate then from employees versus people that are in our court system or defendants and cases. Correct?

Nathan Emmorey, Municipal Court, stated yeah, this court specific. This ordered by a judge. It is not related to internal employee testing.

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Josh Lauber, Finance Department, stated Vice Mayor Glasscock, thank you for the question and clarification. We have multiple contracts with different commodities and services, and specifically the employee services is Employee physical and testing services. So this was just for court.

Vice Mayor Glasscock stated And what does that come before us? I mean, it might change. Sorry, that's putting you way on the spot.

Josh Lauber, Finance Department, stated No, no, no. I vaguely remember with a working with a buyer a couple months ago to establish a new contract. So we've got at least a year with four one-year options from memory, But I can confirm that .

Vice Mayor Glasscock stated before that comes up I'd love to have a conversation with somebody on staff about our internal policies too.

Josh Lauber, Finance Department, stated We work with our requesting department, Human Resources, Who's kind of our subject matter expert, gatekeeper and then all the requesting departments pay for it. So we'll we can be happy to coordinate that.

Council Member Shepard stated thank you, Mayor. And I don't, Nathan, I hate to and I'm not a judge or an attorney here. So I'm going to lean on the experts, but I'm curious, why or how would we be allowed to test for a substance that is not banned or illegal. I know that Congress is discussing banning Delta Eight through the farm bill, But it currently is not banned in the state of Kansas, and there is no local ordinance in reference to that. So, how are we able to enforce something that is not on the books?

Nathan Emmorey, Municipal Court, stated Yeah, so that's a great question. The corollary is why would we test for alcohol? You know, We do test for alcohol, and the judge will say no you know, will order that an individual not use substances. Those substances may be legal substances. And. So the reason we've got that on our plate of options is that's something someone who has an addiction problem may go to instead of other things. Going to that doesn't really help their journey to sobriety or to pass the issues that brought them into

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court. And so yes, we do test for some legal substances, alcohol included. That they're prohibited based on the orders of the judge from consuming.

Council Member Shepard stated Perfect. I would love to learn more outside of this time of, then if that's the case, What steps are we taking for a restorative justice approach and ensuring that we are not placing them in jail or putting a strain on, you know, the county jail and or our law enforcement officers, but we are putting them in a pathway to get them the help that they need. So I appreciate you explaining that.

Vice Mayor Glasscock stated Thank you, I think Councilman Shepard hit on what I was trying to hit on specifically is something is legal, regarding the difference in what we're testing our employees for versus people involved in maybe the criminal justice system. I think is a conversation warranted. So, I'd love to maybe tag team that conversation with Joseph, Councilman Shepard.

Council Member Hoheisel stated thank you, Mayor. Just to put my two cents in, Also would like to look at possibly doing mouth swabs instead of UA's as something that's a little more recent, as far as what the person would have in their system. So, like if there's an accident, you could still have pot in your system from three or four weeks ago. Whereas something like cocaine or something like crack is out of your system in two days. So kind of focusing on the, the more immediate effects that somebody has on the system, I just think it goes a long way towards showing again, restorative justice and also. Making sure we're cracking down on the things that actually impact the job. So, just putting the two cents out there.

Motion:

Mayor Wu moved to receive and file report, approve the contracts and authorize the necessary signatures.

Motion carried 7 to 0

IV) PETITIONS FOR PUBLIC IMPROVEMENTS

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1.) [Petitions for Public Improvements](#)

Attachment: [PFPI.docx](#)

Attachment: [Eastside Community Church 3rd.pdf](#)

Attachment: [Midland Baptist Church 3rd.pdf](#)

Attachment: [Trintiy Point 2nd.pdf](#)

Attachment: [04-07-2026 Resolution No. 26-124 Water Improvements - Eastside Community Church 3rd Addition WDS 005517.docx](#)

Attachment: [04-07-2026 Resolution No. 26-125 Stormwater Drain No. 561 Eastside Community Church 3rd Addition SWD 561 085645.docx](#)

Attachment: [04-07-2026 Resolution No. 26-126 Sanitary Sewer IMprovements - Eastside Community Church 3rd Addition SS 005518.docx](#)

Attachment: [04-07-2026 Resolution No. 26-127 Water Improvements Midland Baptist Church 3rd Addition WDS 005521.docx](#)

Attachment: [04-07-2026 Resolution No. 26-128 Stormwater Drain No. 562 Midland Baptist Church 3rd Addition SWD 562 085646.docx](#)

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Attachment: [04-07-2026 Resolution No. 26-129 Sanitary Sewer Improvements Midland Baptist Church 3rd Addition SS 005522.docx](#)

Attachment: [04-07-2026 Resolution No 26-130 Paving Improvements Midland Baptist Church 3rd Addition PV 086267.docx](#)

Attachment: [04-07-2026 Resolution No. 26-131 Phase 2 Water IMprovements Trinity Point 2nd Addition WDS 005531.docx](#)

Attachment: [04-07-2026 Resolution No. 26-132 Paving Improvements Trinity Point 2nd Addition and Unplatted Tract A PV 086268.docx](#)

Attachment: [04-07-2026 Resolution No. 26-133 Phase 2 Paving Improvements Trinity Point 2nd Addition PV 085719.docx](#)

Paul Gunzelman, Public Works & Utilities, reviewed the item.

Council Member Johnston stepped away briefly.

Mayor Wu stated I do have just one: This all paid for by specials, is that accurate?

Paul Gunzelman, Public Works & Utilities, stated that is correct.

Mayor Wu stated And I know that last week on Tuesday, we had a discussion because there's currently a bill in front of the governor regarding some of our bond financing. And a lot of these projects, or all of these projects, are paid for through specials. How would this affect public improvements if it gets signed by the governor?

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Dennis Marstall, City Manager, stated On it, I'll take that. On a surface level, and we'll see what the governor's action is in relation to the bill. And, we'll give you a full write - up about the proposal as we understand it as it stands. When you factor in assessed value and bond capacity, the fact that we have bonds on this infrastructure for these developments, It can " quote - unquote " work against us in terms of how much money do we have already expended in bond capacity. And so it's a little bit more complicated, certainly. We'll work with Mark to write up, but yes, there is what I'll call it a penalty that would be levied in terms of how we can do our assessed value and taxation based upon our bond amount. So since we have a high bond amount because we do these infrastructure projects, that could actually be a liability for us going forward. And, we'll outline that for you all depending upon what the governor's reaction is to the legislation.

Motion:

Mayor Wu moved to approve the new and revised petitions and budgets, adopt the new and amending resolutions, and authorize the necessary signatures.

Motion carried 7 to 0

V) UNFINISHED COUNCIL BUSINESS

- 1.) [Public Hearing and Request by Prairie Glen MF, LLC for Approval of a Letter of Intent to Issue Multifamily Residential Revenue Bonds \(District II\)](#)

Attachment: [Agenda Report V-1](#)

Attachment: [Letter of Intent.docx](#)

Attachment: [PILOT.docx](#)

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Attachment: [04-07-2026 Resolution No. 26-134 Multifamily Housing Revenue Bonds.docx](#)

Troy Anderson, Assistant City Manager, reviewed the item.

Council Member Hoheisel stated Thank you, Mayor. I had a quick question, not so much related to the project, just to IRBs in general. What percentage. Is there a percentage that is open for affordable housing? How does that figure in to any projects that come before us utilizing IRB, like is that a ten percent possible property tax deduction?

Troy Anderson, Assistant City Manager, stated I want to see if I understand your question correctly. What percentage of IRBs go towards ...

Council Member Hoheisel stated Yeah, if a project comes in and they have affordable housing, does that help qualify them for any additional tax incentives?

Troy Anderson, Assistant City Manager, stated So, for whatever it's worth, We almost inevitably always include these types of bonds associated with projects that are awarded low- income housing tax credits because of the sales tax exemption and the property tax abatement. And so, it's almost uniquely sort of always associated with these projects. Not entirely, But it's a significant percentage of projects that are award – LIHTC credits that also are coupled with this additional requirement under those those guidelines. And, we have our housing community service director here that will probably give you greater clarity on that. But no, there's nothing in our current guidelines. Again, remember our current guidelines. Don't really address housing. Right, That's that was the direction we were trying to move in amendments to our economic development guidelines was we know and understand housing. And the housing affordability in our community is a need. And so we're migrating towards, including there's actually nothing in the guidelines right now that talk about housing affordable or not as an additional incentive of primarily, we're basing our recommendations on at this point their capital investment. But, if you want to know about kind of the correlation between sort of the LIHTC awards. And these types of bond issuances, we have folks here that can answer those questions

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Council Member Hoheisel stated Okay. No I just want maybe a discussion for council. So I know we're taking a look at maybe doing some different things as far as some of these incentives go and I definitely think that should be central to some of the discussions that we have, just to again giving options as far as any projects that do have affordable housing attached to it, whether it's ten percent or or whatnot. Just for the Council discussion later. So, I appreciate it. Thank you.

Council Member Shepard stated Thank you, Mayor. I will just echo those sentiments and reinforce. We had a district advisory board last night. Housing gave a phenomenal presentation. That was also the question that came up from the board is what are we doing in regards to incentives? And how are we tying it back to meeting significant needs and gaps in our community? And so I do hope that we can have that conversation at a workshop. I know that we spoke about it at a City Council retreat, so I'd like to see that for workshop. Thank you.

Mayor Wu stated I have a couple of questions regarding this project. First and foremost, can I ask what are the current property taxes for this area?

Beau Hudson, Developer, stated Good morning. I can answer that question for you. I'm Beau Hudson, one of the developers. The current tax for this parcel where this project would actually be built is six dollars a year. Full taxes we're asking for fifty percent over ten years, So we'll pay thirty three thousand a year up until year ten, and then it'll go. These are projected to sixty six thousand dollars a year, but today, six dollars.

Mayor Wu stated thank you. And that is because it's agricultural land is that right?

Beau Hudson, Developer, stated correct.

Mayor Wu stated So, we had the opportunity. I think many of the Council members had the opportunity to meet with you and, your partner. And it looks like you do these townhouses

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across the City of Wichita. This Council is very much in favor of housing of all types. Can you address how you guys look at townhouses and where else you've uh built them? And this what you consider workforce housing, is that accurate?

Beau Hudson, Developer, stated True, yes. Or missing middle. It's a dollar fourteen a foot rent, So sixteen hundred dollars on a fourteen hundred square foot residence with a two car garage. But yes, we've done similar projects. We've tweaked them as we learn things, and we tweak them to fit the districts they might be in, But we've done these projects in two or three other districts, aside from this district and plan to continue doing so.

Mayor Wu stated Thank you. And then, just addressing one more time. This is to assist with the shortage of housing that we have, not just in this City but across other cities in the nation. Can you address how you're addressing the missing middle?

Beau Hudson, Developer, stated From what I can tell you and depending on where you're looking at statistics, One thing that we're kind of focused on is average rent across the country is at Eighteen hundred and fifty bucks a foot, based on what I've looked at, and a starter home mortgage is often almost twice that. So we feel like there is a reason that these developments fill up. We feel like the numbers that we're hitting are something that's needed. And I mean, we've built several of these in and they lease up within nine months. I mean, to us the market speaks to what people want and need.

Mayor Wu stated Thank you both. I see no further questions from this Council. We will now open it up for public comment. I see no one from the public. We will close public comment and bring it back to the bench. This resides in Councilmember Tuttle's district.

Council Member Tuttle stated Thank you, And I just want to say thank you to staff who have worked on this, appreciate it from the economic development team, thank you to Troy and Troy again, it has been a pleasure to work with and learn from you. So thank you so much, and I wish you nothing but the best for the future. I know you have a few more agenda items, but I might not get to comment. So I just wanted to make sure that I said that. Come

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visit us often. Thank you to Beau and thank you to Prairie Glen. Appreciate your time. Appreciate your meeting with all of us. It's really helpful. Whenever a landowner can do that just so that we can get more information. I know there's lots of discussion always consistently from this bench about affordable housing, but I say consistently we need all types of housing right? We need every type of housing that we can get in our community. So, this is just one more opportunity to expand upon our housing stock so that we can be more competitive in the economic development world. So thank you for your investment in Wichita. We truly appreciate it.

Motion:

Council Member Tuttle moved to close the public hearing, adopt the resolution, and authorize the necessary signatures.

Motion carried 7 to 0

2.) [Police Robotic Dog](#)

Attachment: [Agenda Report V-2.docx](#)

Attachment: [FW_Robot Dogs Council 1.pdf](#)

Attachment: [04-07-2026 Resolution No. 26-111 Bond for Police Robotic Dog.docx](#)

Captain Jason Cooley, WPD, reviewed the item.

Motion:

Mayor Wu moved to delay to after VI-1

Motion carried 7 to 0

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VI) NEW COUNCIL BUSINESS

- 1.) [Public Hearing and Request for an Amendment of the Project Lease and Payment in Lieu of Taxes Agreement \(Webb Industrial, LLC\) \(District II\)](#)

Attachment: [Agenda Report VI-1.docx](#)

Attachment: [Amended Agreement for Payment in Lieu of Taxes \(PILOT\).docx](#)

Attachment: [04-07-2026 Resolution No. 26-135 Amendment Ad Valorem Tax Exemption.docx](#)

Troy Anderson, Assistant City Manager, reviewed the item.

Council Member Shepard stepped away briefly.

Council Member Hoheisel stated Thank you, Mayor. So, this is essentially restarting the clock on the ninety five percent. And then after five years, it will be fifty percent again?

Troy Anderson, Assistant City Manager, stated No, we're not restarting the clock. Basically we're going back and remodeling it, The abatement that exists today will continue, and in fact, the five year review that we conduct as a result of after the five year review wasn't slated to be completed until you know, Q one, January, twenty eight. So in January February March of twenty eight. We were going to do a five year review anyway. Under the SPEC program there wasn't going to be really much to certify because it's just a spec program. Although, we would have had to probably gone back. And what did you find a tenant? And those kind of things, right? There are some criteria. So we we're going to do that in January of twenty twenty eight regardless. That's that five year review period. This adds the

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additional criteria of did you also make that we knew you made the initial investment in the building, did you also make that initial investment in the tenant improvements and the FF&E, And did you also create the seventy five jobs that you committed to in order to arrive at these cost benefit numbers, right? Those cost benefit ratio. So we're not starting the clock over; we're continuing the clock. We're introducing new conditions that they will have to satisfy in order for the additional five years to be continued, but rather than being continued at fifty percent they'll be continued at ninety five percent.

Vice Mayor Glasscock stated Seeing that it wasn't, well Councilman Johnston may have a question before I was going to ask Mr. Philmeyer to come up and talk about his plans and what his intentions are with the program.

Mr. Philmeyer, Applicant, stated Mayor, City Council, thanks for having me today. You know, the benefits calculations are very theoretical, but I'm just giving you a few facts as I know them. We plan to build two to three hundred homes a year, And we're seeing the demand, you know, not only in the City and the county but throughout the state. I've been at numerous City Council meetings already. And again, I just want to give an example of one. It was in Harper, Kansas where they had an ID district and they built two homes. They were really more attainable homes not affordable homes. They were three bedroom two bath where the land was free. There's no special because all the entitlements are going to be paid for by the AHID. Yet, they are listing these how these two houses that they built for two hundred, seventy, five thousand dollars. And they're twelve hundred square feet. And they're asking me why there's no takers and the answers are obvious, but we don't need to get into that. But what I what I explained to them is we could have built for them a house for one hundred, seventy, five thousand dollars that nearly matches what they did. And, that's the benefit of the economies of scale and technologies that you're aware of that we get with modular manufacturing. It just took, you know, A group of people that had the desire to want to go work in this area. You know, And that's our mindset is to do this in a way where we're not really profit - seeking ;. We're trying to bend the cost curve here so that we can go into neighborhoods around the community. And instead of leasing a house for three hundred thousand dollars, which is like what the average median new price per, prices for two three bedroom home, we can we can put out there two hundred thousand. Now that's ambitious. I am going to run this prices, but won't always be able to do that. It depends on development costs as well as the cost that we incur inside of our plant, but we're

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developing capabilities to try to knock all those things down. So I appreciate your support here today. You know, we're fully invested in making this happen. We have a great team of people that we're talking to, that we are starting to hire, that is passionate about the same things and I know at one point The City has said they want this to be the year of affordable housing, and for me, it's affordable housing for sure. We're going to attack that segment as vigorously. As you know, we've talked about with infill and just one lot at a time, but also attainable housing, which is just as big of a problem here and across the country. As for the cost benefit analysis, I'll also just say that the benefits are simple, if we're doing that kind of volume. You know, we should be generating about a million dollars in sales tax to the state. We should be generating a property tax base on these two or three hundred homes, that would be times whatever number you want to put against that. I'll tell you, it's hundreds of thousands of dollars and a property and a payroll tax base, excuse me, from the new employees that we'll have in that district.

Mayor Wu stated Thank you, Mr. Philmeyer. Can I just ask you really quickly? I know that this is supposed to create seventy five new jobs in a field that is one that this Council is very much interested in, which is housing and manufacturing of housing. Can, you just share what you plan to do at that manufacturing plant one more time and why housing has become your passion?

Mr. Philmeyer, Applicant, stated It's become a passion because as I studied the area, starting to acquire and repurpose homes that are vacated and boarded up, which we now have about seventy five of those underway as a separate initiative altogether. But I just saw how huge the need was, and how glaring the prospects were or the lack of prospects were to meet that supply gap. And just knowing how affordability levels continue to be more and more constrained. Rents are not rents are far outpacing mortgage levels as you heard earlier, far outpacing people's incomes and their ability to buy homes. Not only buy homes, but rent or buy. And so that was really the passion, and realizing that modular had advantages that you cannot get when you are stick building ;, just that simple. We can get economies of scale to reduce waste, to improve productivity not to improve by not paying the proper wage twenty five dollars an hour in this plant. And we hope to employ a number of second chance workers. We found that at least our experience is when you take somebody who's coming out of the justice system that's ready for it. Not everybody's ready, but when they're ready and somebody takes a chance on them and trains them new skills

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so that they have an occupation, they can be proud of, and they can work with for the rest of their life, they're loyal. And. So the turnover levels far outpace what we hope to experience in our plant because of that kind of approach we've been able to take with Second Chance Employees.

Vice Mayor Glasscock stated Thank you. Question for Troy, but maybe a question for the MAPC, Which I don't know if Scott is here, so I might have to ask this question later because this would affect this application today regarding that there are modular homes, Zoning concerns in particular parts of the community where there'll be prohibitions where these could be located at some point. And are we looking at proactively addressing some maybe those zoning restrictions, maybe certain areas?

Troy Anderson, Assistant City Manager, stated I want to see if I can separate the distinction from the manufacturing facility. Is a manufacturing facility so what they manufacture? Yes, separate from today's ask in terms of how they make yes right. So the product, in essence is from a zoning perspective a single family residence. So, in any zoning district that permits a single family residence, this type of product would be permissible through zoning. From a building code perspective, right? And this is something that Mr. Philmeyer and I have discussed, right? So long as these, this product that these buildings are built and inspected and certified in accordance with the International Residential Code standards, then yes, that should not be an issue with the building code, either, so clearing the way for both zoning compliance and building compliance. The product that comes off this assembly line should be permissible in any zoning district that permits single - family residential.

Vice Mayor Glasscock stated thank you. I just want to make sure that wasn't a hurdle in the future. Thank you.

Mayor Wu stated And I would also tag along with that question, that there's no redundancy. They're already going to expect said item at a manufacturing plant. Does it have to be reinspected when it Just gets moved to the final location.

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Troy Anderson, Assistant City Manager, stated Yes and no. No, in the context of the things that, for example, things like mechanical, electrical, plumbing those things that are inside the wall cavity no they've already been inspected. There will probably be some a few tiny minor kind of. Was it secured to the footing and foundation? And those kind of things there will be some inspections that will have to occur on site. But to your point, not nearly the volume other inspections that are typically associated with what they call stick build or site build residences.

Council Member Shepard stated Thank you, Mayor, and to the Mayor's point, Troy D. Is there a cost associated with that inspection?

Troy Anderson, Assistant City Manager, stated There is, but one of the things that we are working on again no promises. But are there opportunities for the building division, Metropolitan area building construction department to waive or significantly reduce building permit fee costs and inspection costs? Yes, we're having those conversations.

Joseph Shepard stated Perfect. Thank you so much. I would be very interested in that in looking at the process that's done in the warehouse in comparison to the process that's MABCD does to ensure like there is not a significant gap, But in the case that there is major overlap in what is being done in the warehouse versus what we do, do you think it is reasonable to look at reducing those costs.

Mayor Wu stated I see no further questions. Thank you. We will now open it up for public comment. I see no one from the public who would like to speak. We'll bring it back to the bench.

Council Member Tuttle stated Thank you, for that. I appreciate it, and I certainly want to give my thanks and kudos to Webb Industrial LLC. But unfortunately, due to a conflict of interest, I will have to abstain from this vote.

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Motion:

Vice Mayor Glasscock moved to close the public hearing, adopt the amended resolution and authorize the necessary signatures.

Motion carried 6 to 0

Council Member Shepard stated thank you, Mayor. I snuck that one in on the last minute, But I just want to share that I know that as Assistant City Manager Anderson mentioned, we're talking about the warehouse and then there's the actual product. But I am really grateful to have seen the impact of the product in District One. And I know that often I am a major advocate for undesigning the red line and making sure that there are major investments. in the parts of our community that have not seen that investment before. And Mr. Philmeyer, I, just want to take the opportunity to say thank you for seeing value in a community that is oftentimes overlooked. But if you are to ever go out in the community, and particularly on a scale, You will see what happens when people invest in a community that is often overlooked. I had the opportunity to go to some of the open houses and across the street, and spoke to the neighbor and I said, "How do you feel about this?" And with the biggest smile on his face, he said, " I ' m happy somebody is finally investing in our block and seeing the power of that." The Kansas Leadership Center also quoted the impact of this. And one of the tenants said, "It means a lot to have our own home. To be able to say we have a home that is ours." The project is building quality affordable homes. We talk about that a lot, but it's also creating jobs. And I'm very passionate about giving those who are reintegrating back into our society a second chance. I am a younger brother to a brother who needed a second chance. And so I know firsthand the impact it has when folks like you, Mr. Philmeyer and your team, say you have potential, you have value, Dignity and you deserve an opportunity to be paid a liveable wage and learn the skills that you need. And. So I hope that our community is looking at this as a model that we can continue to celebrate and invest in. And I hope that it gives other developers hope to look in communities like 67214 to know that investing in our community is not a risk. It's an opportunity to bring hope and help. So thank you for that.

Dennis Marstall, City Manager, stated Mayor, if I may, I encourage maybe a little option to take a motion to recess for a few minutes. We do have some lunch options for you back there, But it'll give us the opportunity to get the presentation up for the robotics presentation. So if you would entertain maybe a ten to fifteen minute.

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2.) [Police Robotic Dog](#)

Captain Jason Cooley, WPD, reviewed the item.

Council Member Hoheisel stated Thank you, Mayor, and thank you, Captain. I appreciate the presentation. Do you know how many other departments that have one dog, Have two dogs?

Captain Jason Cooley, WPD, stated Yeah, so I asked that question when I was negotiating the price. I didn't get a full answer on how many have two dogs, But they told me that twenty agencies are already in the work to come back and get their second one because they're realizing one just isn't enough. And when I was negotiating that, that was the reason for the original ask for two. It was very clear from those departments that they were finding one wasn't enough. Whether they were having use in scenario or operating one at bomb or swat, whatever their scenarios were, they were finding one wasn't sufficient

Council Member Hoheisel stated Okay so, most of those departments were where they balancing it between bomb squad and swat.

Captain Jason Cooley, WPD, stated . I don't know how else they were doing it. I can tell you our current robots that we have that have the limitations, we have them on bomb and we have them on swat. Just because they're doing two complete operations, maybe simultaneously, just like we had at Easter. So those were operating, you know the same. So I can't give you an answer on how many are currently operating two, But I can tell you that there was 16 to 20 that are coming back for their second one right now.

Council Member Hoheisel stated Okay. How old are the current robots that we have?

Captain Jason Cooley, WPD, stated So we have a robot that is from twenty three. We have

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a robot from seventeen, we have a robot from twenty one. And we have a robot from twenty four. The twenty one, and the twenty four are the robots that I speak of the most, that are exactly the same robot with the tracks and everything, and those robots were we purchased those through a different funding source through the region, which we talked about that funding source last time, and those were roughly two hundred and seventy thousand. So, we're not out of the ballpark of those same robots that don't have this capability.

Council Member Hoheisel stated So, would those robots be used for the kind of region wide drills that we have? Or will there still be spot kind of covering all bases there?

Captain Jason Cooley, WPD, stated Yeah, so those robots. were purchased by the region, so we don't have a choice but to offer them to the region. Like we mentioned last time, That's at the chief's discretion if we respond to a call in the region or not. We do participate in mutual aid, just like we expect mutual aid when we had our three day squad incident at forty one forty one south Seneca. We used agencies from all over the state to help us to relieve our fatigued swat officers. So, We do participate in mutual aid, same with fire and go out on fire calls, whether it's blocking traffic or whatever. So we do participate in mutual aid. Our goal for SPOT is that is a Wichita asset to be available for Wichita incidents. Not saying it couldn't happen, But I don't want to speak on behalf of the chief of whatever scenario he gets to approve that.

Council Member Hoheisel stated that Could you give a little background on any warranties or maintenance costs that come with this?

Captain Jason Cooley, WPD, stated Yeah, so there's not a lot of maintenance cost. The maintenance costs that they are seeing over the six years from a law enforcement aspect, I can't speak on, you know the warehouses that are running six and ten of these things at one time. But they are seeing just small pins in the arm, Just various things that you would think of would break over time as the usual maintenance cost. That costs thirty dollars or something to get a new pin. Large maintenance costs, they're not seeing that unless a structure falls on it or it gets shot or something like that. It does come with a one year warranty for that, Which is a we basically overnight them spot and they fix it and send it

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back. After the one year, it's just under twenty eight thousand if you want to continue that warranty. That does cover any replacement, any cost of any damaged things and does get you the overnight. You know, if we don't continue after the one year, whatever issues are with it, we just have to pay to ship it and then it's a fixed, just like we would a vehicle or whatever else is out of warranty.

Council Member Hoheisel stated Okay, do you plan on writing that in the budget for the twenty eight thousand?

Captain Jason Cooley, WPD, stated So I am looking in our software budget to see if we can absorb that warranty. I have not had that discussion in the budget hearings or for that ask because I'm still looking for it. So, I don't want to get my skis out ahead of me on answering that one. But based on what I'm seeing from other agencies, it's one of those where there's not a lot of them getting it, but some of them are. There's not a lot of repair cost. Of course, we'd be happy to entertain, continuing it if the budget could support it. That's a cost versus reward type question.

Council Member Hoheisel stated And that's per dog.

Captain Jason Cooley, WPD, stated yes.

Council Member Shepard stated okay. Last question on the SWAT kind of the SWAT operations : If. The door is locked, does it have any ability to get through a door that's locked?

Captain Jason Cooley, WPD, stated No, it doesn't, and that's by design. It's the same reason this dog cannot be weaponized. ;. It is prohibited from being weaponized. It is prohibited from applying enough force to crush a door knob or to force the door open. That is not what they're designed to do. They are designed for, you know, the items that I showed you in there to get in, to get eyes on, to remove an object, to detect explosive devices. It is not meant to be a forced maximum. So it is not used to breach an entry.

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Council Member Shepard stated Thank you, Mayor. I had a couple of questions from a constituent, and I believe you've answered three out of the four of them already. And I'm curious if maybe you can clarify whether any alternative solutions or shared regional resources were evaluated prior to coming forward with the request of purchasing new ones for the department.

Captain Jason Cooley, WPD, stated Yeah, so we've evaluated all the grants. The grants are slowly. I know I kind of touched on some of the police grants last time. We are seeing some of those slowly come in. They are more in the wellness aspect than equipment aspect. We did receive word that our the regional funds were going to be unlocked, I guess for a lack of a better term. That we're roughly thinking is about two hundred and seventeen thousand. We use the bulk of the regional funds to fund the bomb team, to buy items for the bomb team: their suits, their x rays, their radiation meters, their gas meters, their vehicles. So two hundred thousand doesn't go very far in the bomb world of equipment. You know, one of their trucks needs replaced, which we talked about last time. That's a half million dollars I think we'll probably put the two hundred towards that to offset a fifty percent. You know of that. Just we're not seeing the funding that we're used to.

Council Member Johnston stated thank you, Captain Cooley. Thank you. I appreciate the information. In the last year, how, many of the events would SPOT take care of that your robots now cannot take care of?

Captain Jason Cooley, WPD, stated Events as in like River Festival events?

Council Member Johnston stated no, no, no, no. The calls you went on in the last year, I guess you used your robots on, how many of them failed? That says and Spot could have accomplished that goal.

Captain Jason Cooley, WPD, stated Yeah, We don't keep a statistic that you know, says the robot failed or we had reaching tool failed or I can tell you yesterday, our robots failed, for the exact same thing that we're asking for Spot to do.

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Council Member Johnston stated What happened yesterday?

Captain Jason Cooley, WPD, stated So, yesterday, we had a wanted individual that was wanted for a shooting. Shot someone multiple times. We had information that they were inside of a residence. Got obtained legal grounds to get inside the residence. We did the normal de-escalation protocols we do. At some point it was decided to. We had to send robotics inside. The operators went up in front of corner of the door, put themselves in harm's way to open the door for the big robot. When I say big, it's big. It's kind of like Spot. I mean, it's big. It's got tracks. It went in and the house was cluttered enough, and there was objects on the couch, and the floor couldn't get over it. We can't get over any of those clothes, so we had to fly a drone in after that. The drone could only go so far; it was having issues with all the clutter in there. So eventually we had to systematically put operators, sorry, Swat personnel into the residence with a handheld robot and slowly keep walking it forward threat after threat after threat because our big robot was as soon as there was clothes or boxes or whatever we can't use them.

Council Member Johnston stated How did that end up being resolved?

Captain Jason Cooley, WPD, stated It ended up the SWAT operators ended up having to pull the robots back out and then go back to what we're trained to do and just systematically clear the residence room by room by room. He wasn't in there. We just they're just putting out a media brief now that they located him this morning.

Council Member Johnston stated last question is you talked about your software budget. Is that in the police budget or is that in the IT budget?

Captain Jason Cooley, WPD, stated police budget.

Mayor Wu stated Captain Cooley, I had a couple of questions. Can, you go back to maybe one of the slides that shows the different capabilities of just an actual example? I was just curious if there would be any opportunity for this robot to be multipurposed. So I know that you've mentioned this CBRNE threat detection. Is that the sphere-looking there? Is that that sphere?

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Captain Jason Cooley, WPD, stated ? So, on the top right photo, What you're looking at is the arm has been removed because they're just walking around an event. They're not there to perform any operation. So, the front, The dome sphere that you're looking at is the communication and the thermal camera. So the operators can see. On the rear of it, they have placed their CBRN on the back of that with the antenna for the communication coming off of it. So on the back of it is what you're seeing is the chemical, biological nuclear detection, on there.

Mayor Wu stated Does that mean that the arm can be removed and then placed back on to the robot?

Captain Jason Cooley, WPD, stated Correct. Yeah, we can take the arm off and put in needed sensors. that are needed for whatever the event is. So, I don't know. That looks like probably the Indy 500, so I don't know exactly what they bought, what their purpose of their robot is. But my speculation is like the bottom right one there, they probably took off the arm, Move the camera up front and put their CBRN on the back, knowing they were there to just scan this Indy 500

Mayor Wu stated So my question then would be, are there opportunities to make it multipurpose, both for SWAT and for BOMB.

Captain Jason Cooley, WPD, stated Yeah, it can be multipurpose. You can remove different pieces from it and put them on ;. They're all kind of attached by different railing. Where that becomes problematic from what other agencies are seeing is it is a internal operation problem that if, for example. Easter, they're at St. Joe working in the device inside the hospital. That dog is not available for the SWAT call also going on right now. So some agencies are working one, I think is probably the root of your question. They are working one, and they are changing them at all, you know, which is how we wound up with Radeco. They are a vendor of these and they uplift these robots to do what we're asking them to do. I don't know if I showed the picture. Probably one of them walking up the stairs. That's like if you bought it from Boston Dynamics, nothing on it, Just get an arm. Radeco uplifts it to do what we're asking these things to do. So I think that was probably the same thought of a lot

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of jurisdictions is, let's get one move pieces around operationally. I think is where they're finding the challenge and which is where we discuss that when we were asking for two. I think we'll have the same operational challenge. Where do we keep one dog? Do we keep it at our bomb room? Do we keep it at our SWAT room? Who has to go get it? Can we get it? Is it on another call? Who brings it, what operator needs to operate it. And that was part of the discount that was negotiated too is training those number of people. We received a discount to train both teams all on their specific robot for one visit.

Mayor Wu stated A follow up question to that, I know that there will be training costs with this robot. I know that if it was only one robot, can you still train all users that will be using this robot?

Captain Jason Cooley, WPD, stated That would be probably a company or a question for Radeco. I would have to ask them. If, We purchased a bomb robot, and it came with all the needed stuff, which is in the three hundred and thirty. I guess technically, SWAT could operate those devices that come as long as bomb removed the sensors from the dog. If that makes sense.

Council Member Hoheisel stated Captain, what would the plans be for some of the previous robots we've purchased? Are they available to sell to other jurisdictions, regionally doing some of the regional stuff as well? What would the plans be for any of those extra previously purchased robots?

Captain Jason Cooley, WPD, stated So our plan would be to keep them. We have one that is like the original. It's big. We can't even bring it out; it stays at the bomb room, and we use that one to take the explosives down range. So it kind of fits its purpose. I don't have to ask one of my operators to actually carry the explosives down range ;. We can use that large robot that we can't get into scenes to take it down range, Which is how we lost our last bomb lieutenant was he was down range with explosives. So we utilize that old, big robot to do that now. Some of the other robots we have are more handheld throw robots. There was a video I didn't put in here, But there's an individual in a crawlspace under a house and you're not getting a robot in there, you're not getting Spot in there. But they did put the

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robot, the throw robot, in Spot's mouth, Walk it up to the crawlspace and tell Spot to drop it, and then they could drive it into the crawlspace without sending any human being up there. So we still have needs for those, Whether it's an attic or a crawl space, or maybe we throw it in a window, or you know there is multiple possibilities for the small ones. The two big ones. That's probably the root of your question that I keep referring to, we plan on keeping those because there are still operational needs for those. If we had an active shooter at a school, It does have a camera on it, and I don't want to get too many Tactical terms here, but when we're down a hallway in that fatal funnel, We do need to keep eyes down that hallway or behind us on the wing of what we've already cleared as well. So there are operational needs to have it. Same with the bombs robot; that is a regional asset. So for example, when we went to Augusta on a large device, we had to detonate that in place; we used that robot to systematically move those that large device into a hole we dug to detonate that. We could not bring that back into the City to take care of it. So, we still have operational needs for those robots. Plus, we still are a regional team with regional responsibilities. So, you know, want to keep them in house, Keep using them. And if we have to provide mutual aid or the operational needs for them, we still want to have that capability.

Mayor Wu stated Captain Cooley, can you go back to the number of incidents that have been responded to?. I would be curious. I know that the Council is still talking about the number of robots, but I would be actually curious about data and tracking that data. If this Council was to approve not two but one of these technology items, I'd like to see more data regarding the usage of them, when they were used by SWAT versus bomb, when there was a conflict that there were you would have wanted that robot to be at this location, but it was being occupied by another unit. I think that data would be helpful to understand how highly utilized they are. I appreciate this information and first and foremost, I want to say thank you to the SWAT members and the bomb members. Because, again, they're in very high risk situations and that's why they're a specialized unit. Their safety along with the safety of residents is paramount. And so I would like to always see data to see when there are conflicts. And you mentioned that it can be multi-purpose, which I really appreciate. I think that multi - purposing this robot would be appropriate since there are two units that could utilize it. But it requires internal operations, logistics, you know, working that out. And I think that, I know I have confidence in the police department being able to do internal ops and figuring this out. But I would be very much interested in more data if the dogs get purchased. Because again, I want to make sure that safety of officers is number one, and

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safety of residents is equally number one. So I appreciate that there's technology now that does not put A human life at risk first, and is able to really gather enough information, And then humans can then make the decision of what to do as the next step. So I appreciate technology being utilized in the City of Wichita, which is the largest City in the state of Kansas. And because we are so spread out, I want to make sure that these types of equipment are utilized to their best potential. And then hearing, you say the fire department in New York has utilized this for just assessing the safety, I can see that kind of like our drones being able to be utilized amongst various different departments as well. So I appreciate it, you even saying the fire department has done something like this with their spot.

Captain Jason Cooley, WPD, stated I can tell you from being the incident commander on Swat and bomb incidents. It would probably be harder for me to find an incident where we didn't use robotics, but I guess that's just my word. I don't have data to back that up, so we will start collecting that for you.

Mayor Wu stated Thank you, Captain Cooley. And then lastly, I know that you mentioned that there are two units that are regionally purchased both in twenty one. And twenty four Can. You tell me what those, the names of those robots was it from the same company?

Captain Jason Cooley, WPD, stated No, Boston Dynamics is the only one that makes Spot. So those other two are iCors, which is I C O R.

Mayor Wu stated And that is utilized by the region, correct?

Captain Jason Cooley, WPD, stated yes.

Mayor Wu stated . Thank you, Captain Cooley. I see no further questions from the Council. Thank you for the presentation. We will now open it up for public comment.

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Reed Harter stated my name is Reed Harter. I live on the corner of Edwards and Douglas, where every time it rains, the street floods and garbage washes into my lawn. I'm taking today off work to come to the Council and talk to you about this robotic dog project. Wichita has a lot of real problems. We have issues with sanitation, public transit, the stormwater systems. And, then we spend \$141 million from the general fund each year on the police department, while crime falls year to year. That's, 40% of our general fund budget. I don't see why we need to spend even more money on fun toys when we have actual things that need to be done in this City. That's all I've got. Thank you.

Faith Martin stated He stole some of my comments, I want to thank. Thank you guys for, delaying this so that we could talk about it today. I don't know if you've been paying attention to social media, but maybe for every fifty comments of people opposing this, I'll see one person that's like this is a good idea. And, that includes all of the phone calls and emails and texts that I've gotten. Sometimes you have to go back in time a little bit like with the agenda item earlier. We needed to understand the history so that we could understand what was the best decision to make today. So I'm going to go back in time six years, to when we had an incident, and we had to hire a company and pay them to come in. And figure out how to help City of Wichita HR and WPD, to get some issues taken care of ever since then there's been a couple FOP contracts where they got more bonuses and pay raises without all of the recommendations being implemented. The meet and confer process has been going on for a while without having those things taken care of, and in the meantime, we've gotten drones, Raven Flock, Falcon Flock. And, when we just you know, begged poverty and we needed to have a sales tax to help out our firefighters. And Station Fifteen is my local fire. It's just, A quarter mile down the road for me. When I see what's in the CIP, What was the thinking where we needed to have this come a year ahead when there are other priorities in the CIP that haven't been funded for years? I'd like to know what the thinking behind that was. Because if the CIP priority is keeping Wichita safe, having firefighters having to move their equipment and their personnel into other stations, it looks like we have different ideas of what a priority of keeping Wichita safe means. I would also like to know, well, I said that. I want to know why the equipment ask does not include those costs. You did kind of talk a little bit about that, But why are we asking for it if we don't know how we're going to fund it in the future? That should be part of the ask. Also, um, Why are the policies not in place that would protect citizens and the City of Wichita from risk? If there's an incident with those dogs? They're not dogs, Robots. The uncanny valley I have when I see those robots. I don't know that I want to see them walking around in my

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neighborhood. They creep me out. So they're robots, they're not dogs. What is the cost per use of these? I think the Mayor asked that question. What are the false positives for the CBRN? How many times have they. what's the data around that? Because I know this company, they specialize and in those things, you know, radiation and that kind of detection. Do we normally make large purchases without any policies in place? And if we already have four, Why wouldn't we get one potentially see how that works? And then just like the water treatment plant, we're keeping the other one as a redundancy. Why, wouldn't we keep those four in redundancy and purchase these in the future as those redundancies fail? Someone brought up Well, they can't get through a locked door. I don't know how many of you leave your doors unlocked in Wichita, but I don't. So if they can't get in a locked door, then we're back to the same personnel. I'm not saying that I don't support safe streets and policing and keeping our police officers safe, But I agree with the speaker before me that we have a lot of other issues in Wichita and I don't think this is something that needs to be done right now. If, it's next year, and we get around to it when it was originally in the CIP, we'll see how we're doing then. But I think we have other priorities. Oh, are the robots' camera footage available like body cam? Can that be can we ask for that if they were going into people's houses? Thank you.

Vince Hancock stated

Good afternoon, Mayor and City Council. Vince Hancock from Delano. I'm generally in favor of this item, but I do have significant unanswered questions and requests for guardrails. I understand the overall cost saving of buying two units now, But feel it's maybe more wise to crawl before we walk on these four legs. We spoke about this a month ago, shy of a couple days. At that point in time, I was focusing on the discussion of transparency. Now I feel we need to do move into a discussion on integrity. They've had a month to come up with policy. We don't have a policy. How, are we going to implement these safely when we do not have a policy? Last month, you asked the very appropriate question, "Will these use AI?" And you were told, "No." That is the exact opposite of the truth. In fact, Ratica's own two-page sales brochure for their service variant, champions that Boston Dynamics has advanced AI. Tech journals published four years ago showed the audio capabilities, speech recognition, video capabilities, The ability for it to recognize things that it sees and appropriately work with them. Their locomotion, Their actual ability to move all four of those legs and get down those stairs. Every single one of those oh and the object manipulation, the ability to turn up every single one of those features requires AI. They're

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running on an Nvidia chip called the Jetson AGX Oregon that's carried on the back. Anybody who'd done their research on these would know that and have given you an honest answer. Then we have a very important question of pricing. Most of us are familiar that when we buy a car, it has a base price, and then there are available additional things with additional cost for aftermarket add-ons. The base price for a Boston Dynamics quadruped is seventy five thousand dollars. How can Redico aftermarket add-ons and training increase the price four hundred forty percent? Will the gas sensors detect both the nitrogen based explosives and the triacetone triperoxide? It's the new thing on the block. Now, the good news is anybody with. Any knowledge of chemistry, you know, says it's only got seventy percent the power of TNT. And, you are more likely to sign up for a Darwin Award making it than anything else. But if they're dumb enough to do that, I say let them do it. How many before that for the full cost? How many operators are going to receive training? That training was not in the presentation at all. And so many other times with our finances we get reluctantly itemized. Invoices to show here's how all the individual costs add up to this total cost. Where's our itemized invoice of how we get from seventy five thousand dollars per unit up to this much. I will stand for your questions, but I don't have the answers for those.

Council Member Hoheisel stated Thank you, Mayor. Captain Cooley, do we have any response as far as body cams and overall policy?

Dennis Marstall, City Manager, stated something, it was unintelligible through transcript.

Council Member Hoheisel stated we can wait until after I suppose.

Nancy Bradley stated My name is Nancy Bradley, I live in District 4. Okay. The month before my father died at the age of eighty-eight, he celebrated his fifty-fourth birthday as an active member of Alcoholics Anonymous. Years ago, I was still in grade school. He received a call from the wife of an A.A. friend. His friend was drunk, barricaded in a home, and had a gun. The police were already on the scene. My father went immediately to do what he could, which was really nothing. His friend died that afternoon suicide by cop. I have no doubt that if my father was alive today, He would be standing here supporting the purchase of this technology that could save the lives of those suffering from addiction and mental crisis.

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During Captain Cooley's presentation last month, the first person I thought of was the officer in the bomb unit that was tragically killed. The second person I thought of is a relative of mine who, along with two more deputies were shot in the line of duty two years ago in another state during a SWAT call. This call was a typical SWAT call and it happens here as well. Without, miraculously, they all survived. But, my relative had to take disability retirement due to his injuries and end a career, he loved serving his community. Besides the three men who were shot, Their families and the officers they worked with were also affected as well as the family of the man who shot them. The use of this technology not only has the potential to save lives, but also to alleviate the trauma of everyone affected. There have been a lot of hateful and disrespectful comments made about this request, particularly online. Yesterday I made the mistake of reading the opinion of an obvious anti-WPD reporter. He actually compared the members of WPD to nagging children who demand their promised birthday present a year early. He made fun of this lifesaving technology by sarcastically comparing it to a living dog. One commenter actually suggests that replacing all our officers with robots, thus eliminating officer safety concerns. Comments like this only fuel hatred for the men and women who would risk their lives to protect these individuals from harm. While listening to the agenda meeting last Friday, I could not believe the audacity in asking Chief Sullivan to choose between two groups of officers. who take additional risks in their duties to protect this community. I have absolutely no qualms with his decision, nor did any officers I talked to in the last few days, none of whom are members of either one of these special units. If you choose to only purchase one robot dog, how do you think the members of the SWAT team will feel? What about their loved ones? Are they not worth the investment? It is not just the SWAT team members that will be affected by this decision. So will the alcoholics and drug addicts who have hit rock bottom and can't find a way back up. The person suffering from a mental crisis, who just wants to give up and end it all. The victim of domestic violence, trying to get out of a situation alive. Not only does SWAT respond to calls involving barricades or hostage situations, They also serve the high risk search warrants to remove the worst threats to our community. This robot, Spot, has so many more capabilities than the current robots in use. It enables communication with the suspect as well, giving the officers insight of what is happening, and allows them to make decisions with as many facts as possible in the safest way possible. It helps with a judgment of what action including possible use of force, the team should be ready to take. Last year they were they were activated forty three times, This year, the number is already up to nine, including the event just this past Sunday. That incident is a perfect example of how a SWAT event affects the entire neighborhood. It seems to me the majority of the debate revolves around money. This discussion really

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should be about the value of human life, the safety of all Wichitans. The cost of purchasing the two robots is six hundred and twenty nine thousand, six forty seven and fifty six cents. With approximately four hundred thousand, Which is how residents that's an investment of about a dollar fifty seven per person. When you break it down per citizen, that's not much when it comes to the safety of our neighborhoods, our districts, our City. The officers in these two units are examples of all officers dedicated and committed to uphold the oath they took .To serve and protect our community. They all deserve the investment of this technology to mitigate the dangers they face. Thank you.

Mayor Wu stated Would anyone else from the community like to speak? I see none. We will now ask Captain Cooley to answer Councilmember Hoheisel's question.

Council Member Hoheisel stated Body cam policy and policy in general.

Captain Jason Cooley, WPD, stated so, Spot's camera does have the capability to stream back to the operator or to our real time information center, but it doesn't capture photo like videos like a body cam does. There's no recording. The only way to record that is, if we did a screen record on the operator's screen or you took your phone and you recorded the screen. The robot is designed to just show you live and real time information on what's happening. You could screen record, I guess, if you so choose to do so, but it doesn't operate the same way as bodycam camera does.

Council Member Hoheisel stated Okay, I think for my preference anyway is that we do record when it's in operation, specifically swat operations. I think that is it's very important to capture whatever we have as far as conflict resolution goes. And just for transparency to the public, as how these are being used.

Captain Jason Cooley, WPD, stated Yeah, And it comes with that capability of a of an SD card in the handheld. That is designed on purpose again, that way. Spot is not in the cloud storage business. Like our body cam footage company is. It is stored locally on that device.

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You take a plug, it in and you can offload it that way. So, It's designed purposely not to have to, you know, store footage like our body cams.

Council Member Hoheisel stated Okay, I mean, I don't think we would have to use as often as the rest of the body cams. So. And then policy does that something we'll put on our transparency portal as well?

Captain Jason Cooley, WPD, stated So we don't have a policy specific to robotics. We don't have policies specific to every item, you know, that we own or operate. We have general policies that guides the officers on what they can and can't do with those. With technology in general, whether it's the computers or the cell phones. Some of those we have specific policies from things that we've seen, Throughout the way, But we have standard operating procedures of what the operators can and can't do with robotics. Or, it's very similar to we have a device that we can deliver inside of a residence to provide someone a phone so they can communicate with us, and we can start de-escalating the situation. All, those are outlined in standard operating procedures of what you can and can't do or how you should work at a functionable. We don't have policies specific to all those items individually.

Council Member Hoheisel stated Okay, I think that's something maybe we need to look into, and I'll go ahead and bring this up now. I'd also like to look into potentially having a non-lethal robotics ordinance. Something that we can ground keep around this going forward. I know that's a policy that's a company policy as well. We have seen in the past, I believe, San Francisco, maybe where they have strapped explosives to robots to use that. So there's stuff that I'd like us to explore here on the Council, potentially solidifying that ordinance and again working through some policies as we move forward.

Captain Jason Cooley, WPD, stated Yep. Dallas, but we're familiar with what you're talking about. We've had those internal discussions and we support the manufacturers, you know, you can't weaponize this thing so. That's not what we're looking to do. That's not the point of what WPD wants to do with these robotics. That's not what we've done with any of our robotics, And we've had robotics for twenty three years at I can that we still have on the books. There is probably robots that replaced these robots, so or probably thirty forty years

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into robots. Same thing with our drones.

Council member Hoheisel stated San Francisco, they actually did they allowed it for a little bit, and then went back and realized it. So appreciate that clarification.

Chief Joe Sullivan, WPD, stated good afternoon. This is an easy one. If it makes Council more comfortable, We can create that policy and we can just as we did with drones, And we can explicitly state in there that it could never be weaponized and any other restrictions you want included in there. That's an easy one. And then we would post that public as we have all our other policies. All our policies, except a few that are very sensitive, are our procedures. We would not put publicly because that has some sensitive information. But what you're asking for is not a problem. We have Lexipol now, and we just go to Lexipol and make that happen. Any specifics that members of Council would like to see in that policy, Please communicate that to me, and we'll make sure that is incorporated in there. So you're completely comfortable with us utilizing this technology.

Council Member Hoheisel stated Yeah, I appreciate that. I was also looking at our guardrails for us in future Councils as well, so I really appreciate that, Chief.

Captain Jason Cooley, WPD, stated While I am up here, I can address some of the other comments if you prefer. Okay, The seventy five thousand dollars is an old price that just still happens to be on Google ;. That's not sufficient pricing anymore. Is, actually, the base price is one hundred and fifteen ;. That's what you are going to see in a factory scanning inventory. Then you got to add in another seventy five thousand for the arm, another radio for a half mile radius for approximately fifty thousand. The spot cam and pan tilt zoom thermal is another fifty thousand. Obviously through the negotiated price, I do have all the itemized quote. That's not a secret. I have that of every itemized thing. So that's quickly how you get up to the dollar amount that we're at. As far as AI, I understand some of the information out there says it has AI. I think AI is probably thrown around loosely in today's age. I can tell you that straight from the manufacturer, what I'm being told is it doesn't have AI, it has what's called machine learning. And reinforced learning, which they refer to as ML and RL, which is loaded up during the software development. And once the software is loaded on the robot for the customer, there is no more learning or training that happens.

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The only additional that the robot will receive is a update, Much like your phone gets an update if the manufacturer pushes out an update to help navigate whatever. Then they'll push that out. The navigation is done by stereo cameras and lidar. And it's manipulated the task of opening an object is pre- trained inside of the robot. So it can't learn additional doorknobs along the way, unless the manufacturer pushes out an update. So that's the information that I'm being told straight from Boston Dynamics. And I think I covered all the questions. If I missed one, I'll be happy to answer it.

Vice Mayor Glasscock stated Meant to remove my name, but I was just going to echo Councilman Hoheisel's point regarding the non-legal ordinances. So thank you for the chief's clarification on it as well, but that was prior to the chief talking. Thank you.

Mayor Wu stated One quick question regarding the ICOR robots that currently are being utilized : Do. They have cameras? And if so, is there a recording mechanism, and if so, what is that policy?

Captain Jason Cooley, WPD, stated Yes, they have cameras. I don't know if they record. I've never seen that recording. As far as I know, And last time we brought the subject matter experts. This time we didn't Or they would be able to answer your question. I don't think we've ever offloaded the recording, which tells me it's probably just a live feed back to the operator, but I can figure that out. I can text him right here and get the answer. I think it's a tag along to the question that Council Member Hoheisel as well as Vice Mayor, this is what we know was to be answering that question. And Vice Mayor Glasscock asked about policy. I would be interested in also understanding if the policy can include the recording of this video for future evidence. or even training purposes. And I think it should be clearly stated within the policy. So people know that if this technology is utilized, that it can be recorded.

Mayor Wu stated Yeah, . I think it's a tag along to the question that Council Member Hoheisel as well as Vice Mayor, this is what we know was to be answering that question. And Vice Mayor Glasscock asked about policy. I would be interested in also understanding if the policy can include the recording of this video for future evidence. or even training

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purposes. And I think it should be clearly stated within the policy. So people know that if this technology is utilized, that it can be recorded.

Captain Jason Cooley, WPD, stated Yeah, that's not a problem. Sorry, I actually have a bomb call, so I'm actually working a device right now. So I apologize, but my focus is here as well. So, but this also gives me an opportunity to ask the ICOR question while I'm actually being tested by a device. I'll see if I can't get that answer.

Mayor Wu stated Thank you, Captain Cooley, and thank you, Chief. And thank you to our four speakers. We're now going to bring it back to the bench. I think I gained a lot more clarity in knowing that again, one of those robots can be multi-purpose d. Thank you, Captain Cooley for sharing that information that if we approve, one of those robots, that there will be some internal operations that you have to work out, but it would be utilized by both bomb and squad and SWAT rather. And so, I would believe that, that is a prudent next step being able to utilize it for two different special units. And so if that can be achieved, I will be in preference of having one robot. And that robot being shared between the bomb squad and SWAT.

Council Member Johnston stated thank you, Mayor. This is a tough vote because I've always supported the police department. ; I still do, always will. But, it's also a vote about priorities too, where our funding goes what matters most. I see a lot of deferred maintenance around the City that needs to take care of, and so that's, That's why I'll be voting no on this, even for one. Thank you

Council Member Hoheisel stated Thank you, Mayor. This is a tough vote as well. Ultimately it comes down to not putting a price tag on people's lives, on public safety, But that also needs that include how we approach other items in our budget moving forward. So I think that's a challenge for this Council, and I hope that extends into the budget discussions. Fire apparatus and facilities. We've heard that we have invested more in those in the past couple of years, but we need to continue that as well. Parks for healthy childhood development and health outcomes. Those are things that affect lives as well as public safety. Libraries, childhood literacy, Giving kids options third grade literature That's, the biggest indication of poverty that we have. Safety improvements, senior services, Groups

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reaching out and reaching kids before they do decide to pick up a gun. Those are other programs that we need to invest in as well. So, we need to keep that in mind as we work our way through the budget. I do support one robot. I do support the capabilities that they have specifically bomb squad, active shooter and whatnot. These are tough decisions to make when you're up here. They really are because every decision we make could potentially have an impact, and we have to be prepared for some things. So I need support one robot. And again, we need to keep this in mind as we go through the budget discussions, Pivoting away from some of the economic development that we focus on and actually get down to the nuts and bolts of what improves lives and quality of life moving forward. And again, going back to libraries, parks. This isn't an either or, But it is something that we need to include if we are talking about putting public safety first. Thank you.

Council Member Shepard stated Thank you so much. And I appreciate both of my colleagues, Both Councilmember Johnston and also Councilmember Hoheisel adding perspective to this very complicated vote for me as well. I am a firm believer in public safety. I believe that it is important that we recognize the risk that our police officers put up every single day. They leave their house wondering if they will return at all, their families, their spouses do as well. I think that's a major sacrifice. With that being said, to Councilmember Hoheisel's his point, there is need for investment in prevention and I think we've talked about it for too long and I think that there is not a pie because police gets this and fire should get this, or because police gets this, we also can't invest in prevention. But I think that in District One specifically, that's certainly the perception amongst a large faction of my constituents. Many of whom support public safety and want to see us making sure that our words align with our actions. I'm open to innovation. But to me, it needs to align with community needs. And in District One, that is consistent and viable preventative safety. In District One, I believe when we do that, we reduce the strain from our police officers. And it also means that when we invest in crime prevention, we strengthen our relationships between the community and police officers. I've heard overwhelmingly that people in District One want to see more investment in community policing. They want to make sure that we are Prioritizing a world - class training facility through the CIP so that our police officers can train at the highest level without doing so in our neighborhoods. And, we have to be honest that bonding for projects like this, it does come with long-term interest cost. And we need to make sure that we are making the right investments at the right time. I do believe that waiting until next year when this was originally in the CIP would allow us to gather data, gather policies, gather guidelines. And equipment usage, We heard today that

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there was a lot of things that we would like to see. I thank Chief Sullivan for being willing to be amenable to those things. And yet, I think about my time on the Council, How much we have pushed back on other departments who've come forward and they've not had that information. And we've delayed those things because that information was not readily available. That is not a slight on Wichita Police Department again. I'm very grateful for the sacrifice and service that you all give to this community. Um, and I have as you all know, voted in favor of the equipment that you needed to protect lives, But I do not believe that this is the right investment at the right time. And with that, I cannot be supportive today.

Mayor Wu stated of both one and two?

Council member Shepard stated I will not be supportive at all.

Council Member Ballard stated Thank you, Mayor. While, I share a lot of the same thoughts, questions and concerns. All of my colleagues, Councilmember Johnston, Councilmember Hoheisel, and Shepard. I worry about the policy portion. We talk about policy what seems like sometimes too late in the conversation. And so I know we don't want to delay, But is there any appetite to delay for a week to get some type of policy in place? I'm just for conversation. I'm just curious what my colleagues think, but I do think that is an important piece. And, I've received several messages since we've been sitting here, actually all day and when it was on the agenda a couple weeks ago. So I just am curious what my colleagues think about the policy portion.

Mayor Wu stated I actually have a question maybe to ask to staff: how soon can you get a policy with the concerns that were raised so far.

Chief Joe Sullivan, WPD, stated Very quickly. I mean, I'm confused about concerns because we've been using robots for 30 years, and this is what we've always done, continuously improved those capabilities. I was out there Easter night. We said we could have really used spot out here because we had it, we did not have the ability to effectively communicate with our subject. And our goal, there was to save his life and to prevent any type of lethal confrontation, even though there was a firearm involved. Communication is everything and the ability to get this, this is an extension of what we already do and have

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been doing. So but, As I said before, whether we approve it today or not, to satisfy any concerns of Council around policy, That is something that we will do very quickly and are happy to do it. We are very transparent police department. That is why we have our transparency portal. We're glad to share whatever information Council would like us to with the public.

Council Member Shepard stated Thank you, Mayor, and thank you, Chief for that. To Councilmember Ballard's point, I actually last night had the opportunity because I was really wrestling with this, as I have shared with many people. It's a tough situation to be in. My job is to listen to constituents in my district and many times that is also an uncomfortable situation to be in. And they've made it clear that they are not overwhelmingly at a point where they could support this type of investment. But to me, it's not about us crafting a policy that we want to see. It's about giving the community an opportunity to engage with law enforcement and building that trustworthy process that we talked about building when again, I hate to bring up the sales tax again, But I think that was the loud and clear message that I take away is people want investment in these things. They're not opposed to them. They want to be a part of the process of building out policy guidelines, and understanding the data. And in fact, in the CIP budget, WPD states very clearly and powerfully that, I mean, they've been doing it. They've been engaging with community. So I wonder what it would look like for during one of their quarterly community input and listening sessions to take this out to the community. And if nothing else give the community to be heard and also work alongside our police department to come to an understanding of what these robot dogs are for and the impact that it would have long term.

Council Member Tuttle stated thank you. And I may have more comments in a bit, depending on how this conversation goes, but I am going to be supportive today. I come from a law enforcement family and Ms. Nancy and I'm sorry, I didn't catch her last name. But when you made the comment of how do we explain to the SWAT team and the SWAT team's family that we're getting one that truly resonated with me. So I just want to say thank you for being here. I know you came for the proclamation, you've been here a long time, but your words were certainly not lost on me and I appreciate that. I also addressed our police department. You have a very small part of the CIP. You have a large part of our operating budget because of personnel, So you don't ask for a great deal in the CIP. And this was a

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request that came to us. The world is incredible incredibly unpredictable right now, especially with everything that's happening in Iran today. But the one thing that is consistent is this Council's keeping our police officers, our firefighters, our first responders' safety as paramount as well as our community members. So I would not be supportive of delay because we had this as an agenda item five six weeks ago. Then we did a workshop and then now we've waited a couple more weeks. I think we've been talking about this for what well over two months, and so there's been multiple opportunities for community engagement. I understand we need to craft policy. I'm not opposed to that, But we probably couldn't craft have community input and approve a policy in a week. And the reason that I feel deadline driven is with Riverfest coming up, And Chief Sullivan and I have talked significantly to be able to place an order, have it delivered, and have staff trained to be able to utilize it, seems to be a concern of the chief and of the Wichita Police Department, and you are the content experts, and I trust you. So I would like to see us take action today so that we can be deadline driven for Riverfest. Thank you.

Council Member Ballard stated thank you, Mayor. Thank you, Chief for sharing that. I would just, my comment to that would be, "We don't know what we don't know." And so, with the new technology, I've just received several comments, questions, and concerns. So, that's why I just was proposing the policy conversation to see what my colleagues thought.

Council Member Hoheisel stated Thank you, Mayor. I am okay with delaying until policy. That's again being my perspective. I do see that the public does feel left out of a lot of these conversations. I don't know what that looks like, but it is something I would be open to.

Vice Mayor Glasscock stated Thank you, Mayor. I want to echo everything that Councilman Tuttle said. I agree with her wholeheartedly. I think this is the first time that a majority of my constituents speak on any specific item. Three of the four speakers from my district and all three offer different perspectives. I think to Reed's comments, we're able to balance other priorities in the City as well, including flooding. I think we need to take that seriously. To Vincent's point regarding policies, yes, we should have policies in place and yes, we have policies that make sure that we protect private citizens. And when we're talking about non-legal ordinances as well, that's something that should be paramount. And to Nancy, thank you for speaking. I think your comments, to Councilmember Tuttle's point struck me in

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asking the question of which of these departments do I choose and which do I elevate their safety beyond the other. And, that's not a decision that I'm willing to make from this bench because I believe all of our law enforcement officers need the help that they are asking for in these circumstances. And if this can help mitigate the loss of life, my paramount view every decision I make up here is how to protect life, and I think that this is a way to do that very tangibly. And so, I just want to say thank you for coming up there and speaking on the behalf of everybody for coming up and speaking. I think all of you uh acted in good faith when it comes to these conversations. I. Think of the last line of duty death we had could have been mitigated with this technology, and that's something that isn't lost on me as well. And also want to say, Probably in conclusion of these comments is that we're a representative republic, And that we don't govern solely by the will of a democratic vote on every single issue. And, that's because our job is to be able to take the decisions that we're given and be able to make educated choices based on those decisions from this bench. And I think we should all keep that in mind in decisions we make as well. And so I would not support delay for the same members, same points that Councilmember Tuttle has. I think often, and I'm not saying this is the intention by any means. I think often delay is sometimes a way to just keep pushing things forward and forward and forward. I think we have the information, the public's been given opportunity to speak about it. We've had a town hall about it, And a majority of the constituents that have reached out to me, not exclusively as we heard from today. But a majority of my constituents that have reached out to me have been supportive of this. And when I ran for this seat, It was talking about how we can fully fund the Wichita, Police Department and Fire Department. And, that's when I commit to this bench is when things are needed, and there are very few times I've seen the chief lean this hard into something, saying that it is a necessity for the department. And I don't take that lightly as well. So, I will not support delay. And I can also count to four, And I know that we'll likely get one today, if not one in the near future. But I think this is a necessity for our police department.

Council Member Shepard stated Thank you, Mayor. And as always, I really appreciate the diverse thought process and philosophy present here. That gets me a lot to think about. So, let me add to that color that we have in the conversation happening right now. I support the public police department. And yes, We are in a democratic republic and I've made votes up here that did not align with my constituents. And I stood behind that didn't apologize for those votes. And, my job was to mobilize that opinion and helping them understand why I voted the way I did. So, Chief, WPD, If you all ever want to have a conversation one-on-one

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about why I feel the way that I feel, I welcome that. I'm going to stand by my vote today. Even when you can count to four. Doctor King often said just because something is just doesn't make it right. And. So it's important for us to recognize that we can make votes up here that may align with what we agreed to or have advocated for, doesn't mean that it's going to resonate with everyone. And that's my biggest concern here. I understand why you need this investment. My constituents are telling me they don't. And I think that, that would actually create more problems in terms of the perception of Wichita Police Department. If we don't take the time to hit the pause button, engage, Mobilize the opinion and actually look at creating a robust policy that meets the community where they are. With that? I don't think I have anything else left to say.

Council Member Johnston stated Thank you, Mayor. All that echo those thoughts. I do support the police department. I've always supported them and will continue to do it in the future. I think there's a question about priorities. None of our peer cities on I-35 corridor have this. Doesn't mean we shouldn't, but they don't. On technology, maybe it's rising now, but eventually it will fall. It will go down. And I just think it's about priorities. Where do we want to spend our money? Talk about CIP a little bit. CIP is mainly staff driven. Then, those things come to the vote before us, and our constituents give us feedback on what they want. And don't want. So, I don't think everything in the CIP is going to happen. Most of it does, no doubt. But it is staff driven. I know we do approve it, But we don't go every line item every quarter over every line item over the next ten years and approve every line item. That's why it comes before City Council. So, I said this is a very tough vote. Um, I think it's about priorities. It's all money doesn't matter if it's our budget or our CIP. It's all taxpayer dollars, and most of it is property tax. And so I just think it's about priorities. I see a lot of other needs in the community. I agree that I think libraries, parks and rec should be funded better than they are. And I think we need to think about our priorities going forward.

Mayor Wu stated Thank you to each of the Council members for your perspective. I Would like to know from the chief, if we approved at least one of these robotic technological items, Would you be able to help craft policy and get feedback from the different districts because there are six districts uh before it gets deployed.

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Chief Joe Sullivan, WPD, stated Yeah, absolutely. We've done it before. I just want to be clear that before we purchase new technology, we have listening sessions. This a continuation of what we've always done. This is robotics. We've always had that. That's the reason that that wasn't done, But it's easy enough to go back there if the next people feel more comfortable. This is just a robot, just that we have robots now. This one has legs. That enables it to get places that our current robots cannot. But that means they're able to get there in very sensitive, very critical situations where we need to be able to communicate with someone who's in the midst of a crisis or we need to get to an object. When I first came here, I wasn't here very long and I was at the first bomb job I was at. That was the problem that we came up with. We had antiquated robots. We were at not able to what I consider, I've overseeing a bomb squad for twelve years in Philadelphia. In my estimation, We were putting we were putting the technician at an unnecessary risk because of the inability of the robot. And, it's no different than what I've seen on SWAT jobs. Been a SWAT officer, supervisor commander and I've used robotics throughout my entire career. I understand the importance of them and how I've seen hundreds of times how they enable us to resolve things without anyone getting hurt. And that is the purpose of SWAT, save lives. That's any operator would tell you, that's the reason me that they exist. If I can get them on scene to a situation. I know the likelihood of that ending peacefully just increases exponentially. But in order to do that, I need to be able to communicate with the person and do so effectively. Loud hailing, as we call it, is the worst way to do it. That's what we had to do the other night. It can actually aggravate the situation. We want to have a one-on-one conversation. We want to be able to see if we can identify where the weapon is. Because the more intelligence that we have, the better opportunity we have to have a plan in place that will, once we execute it, will result in the saving of a life. So that's the long answer, Mayor. And I am passionate about this because I got to be honest with you. We talk about money or higher priorities. I understand what you're saying but from my perspective it's very hard to put a dollar amount on the life of a bomb tech or a SWAT operator equally important. A member the public who's having a crisis like the person did on Sunday, But we're also doing something extremely dangerous and we needed to resolve that. And we did. But we could have desperately used this technology. So I will do whatever Council requires of me. I would like to move forward. Police department is two percent of the CIP. So when it comes to the CIP, we don't ask for a lot. And, the other thing that I really want to make clear is that when I came here, I was astounded of how far backward this department, how poorly equipped they were with technology. So sometimes when I hear about how much that how much technology I bought, I'm just trying to get us up to where we should be. And that was, there's a lot of work involved there. This department, you

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know, Sunday night, you'll have to cuddle into an SUV and try to watch the video and try to make very important decisions because we do lack a lot of technology. And that has been my goal. And yes, I know nobody else has this in this area. But to me, my goal is to make sure that our department, our City has the best technology available. And this is something that seven years old. We didn't decide that, oh, well, that looks interesting. That looks sexy. Let's run out and buy it. We sat back, we watched, we talked to people that utilize it. We found out what they utilize it for, how successful it's been in their utilization. Confirmed that the claims made are claims met. That it will perform as designed. Captain Cooley has done an incredible job of scoping this out, getting all the details, asking the hard questions. This just isn't just something that we decided to do. This was approved. We moved it up into CIP because Captain Cooley had this project ready to go. So when there was availability in the CIP, we followed the process to make sure that it could be moved up, and it has been approved in a CIP. So this Council will let me know what they need me to do to get this to move forward. Whether it be one dog, two dogs, we will make that happen.

Motion:

Vice Mayor Glasscock moved to approve the initiation of project funding, the purchase of SPOT Robotic Dogs from RADeCO, Inc, and the bonding resolution and authorize the necessary signatures.

Motion:

Mayor Wu moved to approve the initiation of project funding, the purchase of SPOT Robotic Dog from RADeCO, Inc, and the bonding resolution and authorize the necessary signatures.

Council Member Tuttle stated thank you. I have a Jennifer, I'm not sure if it's a substitute motion or a friendly amendment. What I would like to see is if we go forward with one today. I am fearful what will happen is that we'll just get one and things will move on. And data has been requested, policy has been requested, ethicacy of this has been requested. And. So what I would like to see as a substitute motion is if today we move forward with just the

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one. That, the caveat is also placed that this item come back to us on July seventh with a data update, with policy update. We've had chance to get more community input, And the chief can decide at that point, if we are in need of the second robotic dog.

Jennifer Magana, City Attorney, stated I mean, they are also for the bonding resolution right now. The bonding resolution is drafted for two. If we're, make the motion to approve just one dog with the bond resolution would need to be modified accordingly. If, that could just be a friendly amendment to modify the bond resolution to apply to that dog.

Council Member Hoheisel stated so that would be \$330,000?

Jennifer Magana, City Attorney, stated Yes, if Mark's here, exactly half? I am just suspecting if we could just authorize bonding resolution is as needed determined by finance to purchase one.

Motion:

Mayor Wu moved to Approve the initiation of project funding, the purchase of SPOT Robotic Dog from RAdECo, Inc, the amended bonding resolution as needed by finance to purchase one dog, authorize the necessary signatures, and come back on July 7, 2026 with a data and policy update to decide if a second one is needed.

Motion carried 4 to 3 (Nay: Joseph Shepard, JV Johnston, Maggie Ballard).

Council Member Tuttle stated Yes, We just need to make sure that we include my substitute amendment to the substitute motion. I don't want this to get lost, Chief, Thank you. And I'm sorry, I feel like we have put you through lots of hoops and taken lots of time from the very important work that you and your team has done. And my fear, as I mentioned, is that, you know, we're going to get, I think if I can count the votes one today. But I don't want our SWAT team to be forgotten in the process. We can celebrate the success of potentially one but I don't want any part of our City of Wichita team, let alone our police department, to feel that they're not being protected. And I do want to make a quick caveat. I know it's been a long meeting, but I do appreciate Councilmember Hoheisel, Councilmember Ballard, Johnston, all of Shepard here comments. I believe library. I believe park. I've been an advocate supporter of you know all of those. But, this is a

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little different for me just because lives are actually in danger. Make sure that July seventh date is highlighted and not forgotten in the motion. Thank you.

Council Member Shepard stated Thank you, Mayor. Again, I appreciate all the advocacy that was happening here. Just really need to reiterate : if, and when anybody from WPD would like to hear from me directly about my thoughts and why my vote, I believe that's my obligation, and I want to be able to do that. I believe in public safety. I am a strong supporter of the police department. And I think I've already stated as to why I'm voting the way that I am today. It's not that I don't value the SWAT team or that I that I'm not. That I'm ignorant enough to believe that they do not put themselves at risk every single day. They do, and I'm grateful. And, I believe what i have heard from my constituents is that we have work to do to bridge the gap. And I don't believe that work is on WPD alone. And I'm willing to work with WPD to help bridge that gap. Thank you.

- 2.) [Simplifying Short-Term Rental License Applications - Amending Ordinance Section 3.40.080 of the Code of the City of Wichita](#)

Attachment: [Agenda Report Vi-2](#)

Attachment: [04-14-2026 Ordinance No. 52-923 Amendment to 3.40.080 Short Term Rental Property Licensing.docx](#)

Nate Vierthaler-Johnson, Law Department, reviewed the item.

Mark Manning, Finance Department, reviewed the item.

Vice Mayor Glasscock stated I'll keep it short. Thank you Nate, Mark, thank you. This a huge win. I think we're streamlining, and I know this just about the short-term rental license, but again, I just want to hail your team's success fully on the online application process I've heard from businesses already this a success. We'll hear from a lot more businesses in

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April, especially once the drinking establishment portion is online. But, this a huge win to streamline businesses and get government out of the way for private sector to be successful. So thank you all for that. And thank you to Nate for doing this as well.

Mayor Wu stated Any further questions for staff? I see none. Thank you. We'll now open it up for public comment.

Vince Hancock stated Vince Hancock from Delano, I'll make this quick. I think anytime we can make bureaucracy streamlined, everybody wins. We're all in agreement on that. I do have some concerns In the last six months, We had a short-term rental in the Delano above where former liquor store was that involved a shooting. And, this was the original reason why short-term rentals had to become licensed in this town was because people were using them as party houses. I believe that we have an opportunity to increase our transparency in this, in the fact that we've just had no way of knowing which are the short-term rentals, which are they not? The part that concerns me the most is, my own community policing officer has been met with a brick wall when he's tried to find out where the STRs are in our neighborhood. We can't have that. So, I'm asking that we get some staff behind the scenes to work around and say, our community policing officers need to know where the short-term rentals are. Ninety percent of them are probably going to be without problems, But the ones that have problems they need to be able to get on that, and they need to find out who they can get a hold of in an emergency situation. Thank you. Appreciate you all.

Mayor Wu stated I see no other individuals who would like to speak. We will now bring it back to the bench.

Motion:

Mayor Wu moved to approve the ordinances on first reading and authorize the necessary signatures.

Motion carried 7 to 0

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3.) [Lease Agreement for City-Owned Property at 329 North Mead \(District VI\)](#)Attachment: [Agenda Report VI-3](#)Attachment: [Lease Agreement 329 N Mead.pdf](#)

Gerri Ford, Development Services, reviewed the item.

Mayor Wu stated questions for staff? I have a couple questions. I wanted to know how much do these tenants pay in terms of parking? And what is the contract right now? What's the actual monthly rate?

Gerri Ford, Development Services, stated Yes, so parking is not a separate line item in the lease. Parking is required per City code, And the City does receive rental revenue from the property and pays into the parking fund. We have different requirements for the different uses. Some properties, if you I go back and show you. For instance, the two parcels, the last two on the on the right, three twenty three and three twenty nine. Those properties are almost identical in size, But they have different parking requirements, because one is a restaurant, and one is a retailer. But in total, right now, the City does have one hundred and twenty seven parking stall requirement for those businesses in place. Which is the equivalent of nine hundred and fifty two dollars and fifty cents per month. And right now we pay, two times a year, we'll go in and reimburse the parking fund for the six months at a time.

Mayor Wu stated So, is it accurate to say that per parking stall per month is seven dollars and fifty cents?

Gerri Ford, Development Services, stated That is correct. We still are obliged to the current rate that everybody else pays

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Mayor Wu stated I find that very alarming, Knowing that our parking fund is become a source of lots of conversation over the years. And knowing that they're still paying nineteen nineties prices, And I know this because we had this conversation in the latter half of twenty twenty four. This was a major concern, knowing that they're still paying again nineteen nineties prices. That's thirty years old. I find that, Very perplexing. So I'd like to know what are the next steps regarding how to actually make sure that it at least maintains the parking lots, right? Because, there are potholes in the parking lots or any painting improvements so that you can actually visibly see parking stalls. Can you address that?

Gerri Ford, Development Services, stated I can to only an extent because I'm not involved with the parking plan and the implementation of its maintenance programming. But as it was noted earlier today, when payments are received into the parking fund, the parking fund has a discretion to implement repairs as necessary and where necessary to any of the parking infrastructure.

Mayor Wu stated I'm just going to put it against I think that's Assistant City Manager Troy is going to come up. But I'm concerned because I've seen over the last four years multiple issues, whether it's a homicide shootings, vandalism, illegal racing in the parking garage abutted to these retail spaces. And so I've heard of concerns regarding safety, both from police officers as well as residents. But those things cost in order to make improvements to that garage and seven dollars and fifty cents per stall per month. I don't know if that even pays for the parking arm, how much is the parking arm, Assistant City Manager Troy?

Troy Anderson, Assistant City Manager, stated So, there is no parking arm. What I will tell you is yes, the seven dollars and fifty cents per space per month is two decades old rate structures and actually covers very little cost. The dollars that we collect currently through Old Town, I don't have the numbers in front of me. I want to say about two hundred fifty thousand dollars a year. It's a fraction of really what we should be collecting, given the volume of tenants that are out there. So if you'll recall, last year as we amended the car park agreement, and we started implementing the twenty nineteen parking, multimodal parking and multimodal plan strategies we excluded Old Town and we excluded Delano. We excluded Old Town at their request following a CID application that was also denied by

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City Council. There was an attempt or a suggestion by folks within the Old Town Association that they were going to petition the state to amend this CID act. To then also account for sales tax on top of alcohol sales, which currently doesn't isn't taken into consideration under the CID Act. So, one of the biggest issues we had last year was, we didn't think that the that the CID even in its base form would generate enough sales tax to then offset the cost of expanding parking management at Old Town. But we removed Old Town from the implementation strategy at that time. I can tell you since then, a bill has been introduced to the state legislature, but knowing and understanding when that went into veto week, we probably don't anticipate that, that bill will come out of committee this session or otherwise. So yes, here, probably in the near future, one of our recommendations is going to go back and recommend the expansion of parking management into the old town area, so that we can again now start investing back into our assets. One of the reasons why we've been unable to invest in these assets today is because we don't have a parking management strategy in old town. The revenues that we are receiving aren't enough to invest in the equipment, invest in the access controls to create a cleaner, safer environment in and around old town. So at this point in time, we've really just kind of been holding off, Waiting to see how this was going to play out over the last six to nine months. Probably a better indication of where that's going at this point. And, we'll come back to you all with a strategy here, probably in the next couple of weeks on how to introduce and implement parking management Old Town, how that will then allow us to invest in some of the access controls. Control arms gates much like we're doing downtown, which will then help improve safety security. We talked at the workshop about putting out a RFP for security cameras in all of our parking structures. And. So you're starting to see our investment back into downtown and into our assets as a result of these parking management strategies. Conversations over the next couple weeks will be. Do we expand that into Old Town given what we know now. Hopefully that expands on your question.

Council Member Hoheisel stepped away briefly.

Council Member Ballard stated thanks Mayor. Quick question. I know we've talked a lot about parking. If parking changes in any way in Old Town, will that affect the rent rate that were that has been negotiated now? Because I know I don't know how much of their rent of the \$7.50 per spot go to that parking fund. I just in my mind, the rent would go down, but that's one of my questions.

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Gerri Ford, Development Services, stated That's a great question. The way, we have drafted the lease because we've also thought about that. The lease is drafted, where that's a little bit ambiguous. It is not a separate line item, so parking is included with their rental space, But it is not going. It will not cause a deduction in the rental rate.

Council Member Ballard stated but are you transferring a fee now into the parking?

Gerri Ford, Development Services, stated We are taking from our gross our net revenue and our gross revenue and transferring funds to the parking fund. But it is not.

Council Member Ballard stated So why would their grant not go down if it's including parking now? And I am just trying to understand. No, I don't get it.

Gerri Ford, Development Services, stated That's okay. Parking is required by code, and different properties have different requirements based on their use. What we're providing them is that that suitability of having parking on site that they can use. So they're code compliant. They're not leasing any particular stalls or reserved spacing at all. They just have access to parking. With the parking, if it does shift in any way where the public is, maybe responsible for the parking instead of the property owner. That would not cause a deduction in the rent. It is because of the way the lease is written.

Council Member Johnston stated Thank you, Gerri, quick question. If somebody breaks a window in the old lease, the tenant would pay for that? In the new lease, landlord City would pay for that?

Gerri Ford, Development Services, stated yes.

Council Member Johnston stated Okay. Just to be clear, That's a little bit unusual, isn't it?

Gerri Ford, Development Services, stated In gross modified no, the property owner would generally be responsible for the maintenance of their area, and that would qualify.

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Typically, in the landowner, the property manager would be responsible for major capital expenditures. So things that are roof structure, HVAC related.

Council Member Johnston stated Okay. Every triple net lease I've given to a tenant or something, if HVAC went out, they're responsible. If a window's broken, they're responsible. Not the landlord.

Gerri Ford, Development Services, stated No, typically no. What happens is those costs are they are passed down to that's part of the additional rent. So, what we estimate to maintain that property is the nine dollars a square foot. And so if our maintenance cost of that facility decrease over a year. Then that rent could be reduced if they were to be increased over a year. They could they would be required to pay that additional rent.

Council Member Johnston stated So the accounting at the end of the year, I guess it's on a calendar year, I'm guessing right?

Gerri Ford, Development Services, stated yes.

Council Member Johnston stated So the calendar year, you have to get them replacing HVAC. That cost would directly be for that tenant. It would go into the accounting there for the nine dollars, and if it ends up being twelve dollars, then they'd have to pay twelve dollars a square foot. Am I correct?

Gerri Ford, Development Services, stated Common area maintenance type costs are on a percentage basis. So for this particular lease, They have a sixteen point four eight percentage interest in the overall structure of the facility. So anything that is structural related or not structural related, but property related that would apply to everybody, they would only pay sixteen percent.

Council Member Johnston stated So I guess I'm guessing I'm not making myself clear. HVAC. Oh, that's use a window. It's their window. It gets broken. Landlord pays for it, City

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pays for it?

Gerri Ford, Development Services, stated yes.

Council Member Johnston stated that's unusual on a triple net lease. Generally the tenant pays for that. Every lease I've ever seen, the tenant pays for that. I just wonder why the tenant wouldn't pay for that in this case?

Gerri Ford, Development Services, stated Those costs are passed on to the tenant.

Council Member Johnston stated As a percent of the whole thing? Yes.

Gerri Ford, Development Services, stated I find that unusual, but okay. As long as we recover that cost, but the other tenants going to have to pay for his window. So, the other thing I had I just wanted to state is when we look at parking, I think we need to be able to go back to those old town business owners and say, okay, let's get a CID together and let's raise that rent per space, or we have to put a parking in there. So I think we need to have a conversation with them and say, Yeah, and we are okay. Because it doesn't look like the governor's going to pass that. So, But still good on other things, just wouldn't be on top of the alcohol from the CID. So thank you.

Mayor Wu stated I see no further questions from the Council. We will now open it up for public comment. I see no one from the public here.

Motion:

Council Member Ballard moved to approve the lease agreement and authorize the necessary signatures.

Motion carried 7 to 0

4.) [2025 Wichita Land Bank Annual Report and Consideration of Dissolution](#)

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Attachment: [Agenda Report VI-4](#)

Attachment: [2025 Wichita Land Bank Annual Report.docx](#)

Carmen Hoffine, Housing and Community Services, reviewed the item.

Council Member Hoheisel stated Thank you, Mayor. So, there was no willingness from county to talk about keeping that reinterpretation of some of the rules that would help with the land bank, carrying the debt, for example over on the properties that are going to auction?

Carmen Hoffine, Housing and Community Services, stated From what so I wasn't exactly a part of that, but from what I've heard, especially in conversations that were had previously, There were multiple conversations from staff with county and I, also, I do have Lance Dixon here who was a big part of that. He may be able to add to that as far as what those conversations may have been at that time, but there were several attempts to try to figure out how we can make it work and alleviate that barrier.

Council Member Hoheisel stated Okay, what are some other options that we could use? I know they talked about increasing funding into the land bank. Is that similar to what some of the other land banks around the state are doing?

Sally Stang, Housing and Community Services, stated Sally Stang, the Housing and Community Services Department for the record, we did a lot of outreach to different land banks around this state, you know, consolidating Wyandotte Pittsburgh those that have viable land banks, And their county's interpretation on how to transfer properties from the tax sale very different than Sedgwick County's. Cities law department and county's law department met several times to talk those through, And it still, the county stood by their interpretation of what they could do, And that they could not work with us to streamline the process to bring properties to the land bank.

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Council Member Hoheisel stated could not or would not?

Sally Stang, Housing and Community Services, stated So well. Based on their interpretation.

Council Member Hoheisel stated Okay, does the land bank require for anything else that we do?

Sally Stang, Housing and Community Services, stated it is not. There's only one power that a land bank holds that the City doesn't already hold. And, that is the ability any property that transfers to a land bank under state statute, all taxes prior to the current year get wiped out. That's a power the City doesn't have. It's the only power the City doesn't have if it wanted to acquire properties And then you know try and reposition them for productive use going forward.

Council Member Hoheisel stated so they meet once a year essentially now because there's no actionable items.

Sally Stang, Housing and Community Services, stated they haven't met since December of twenty twenty four when they voted to recommend the sale of the two parcels to Habitat for Humanity.

Council Member Hoheisel stated So there's just nothing on the agenda, there's no need for them.

Sally Stang, Housing and Community Services, stated correct.

Council Member Hoheisel stated So we're not really using staff time by keeping the land bank going.

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Sally Stang, Housing and Community Services, stated Not much at this point, yes.

Council Member Hoheisel stated , I know we had talked about there being a potential subcommittee. We are talking about consolidating some of our housing boards, But I believe in our conversations, you said that the land bank would not be eligible to be a subcommittee ;. It had to be its own entity.

Sally Stang, Housing and Community Services, stated That was the interpretation we got from the law department because the state statute is very specific on the board of trustees for a land bank.

Council Member Hoheisel stated Specific on the board of trustees, but it's not so specific on.

Sally Stang, Housing and Community Services, stated Correct, The affordable housing review board is just an advisory board that created it's not created under a state statute, whereas the land bank board of trustees is required.

Council Member Hoheisel stated Are there, other things that you can look at to see potential uses with the land bank within? I mean, I know we would have to have some changes potentially some funding going into it, But what are some other uses that you could potentially see for the land bank?

Sally Stang, Housing and Community Services, stated Aligned with the original plan policy, I mean the land bank. Obviously, The activity that was entailed in twenty twenty three. We did extensive planning and outreach to particular neighborhoods identified by the board of trustees to try and get and identify those abandoned or vacant parcels and try to get with those property owners to encourage the transfer of those properties. And Unfortunately, it just didn't get very far. We had a couple of opportunities to acquire a couple of parcels that the fact that the only funding we have was CDBG made it challenging. There were a couple of parcels that abutted off one thirty five, and the owner was willing to convert to transfer those to the land bank. The problem was we could have never gotten those parcels

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approved under an environmental review, passed noise mitigation. That would keep them still affordable, so we wouldn't have a CDBG eligible activity. So that we could not invest any time or money in them with our current funding source. So that's an example with where had we had other funding available, because there could have been potentially a way to activate those properties, but not under the CDBG regulations. So, that's why we did put in a request a couple of years ago for program option for a little bit of general funds, but that was not taken up.

Council Member Hoheisel stated The road, the twenty first housing bill, Can you see anything in there that would help with that? Some has some of the qualifications that we could spend money on?

Sally Stang, Housing and Community Services, stated No, I don't see the changes under the road act. They're still going to have the environmental requirements. We're still going to have to do an environmental review. They're just streamlining the process so that the noise mitigation is a real thing. And it can be mitigated, But it's mitigated through construction materials and the way that properties are built when they're adjacent to something that's high noise. And you know, we still have that problem which adds to the expense, which puts it out of affordability.

Council Member Shepard stated Okay, I'll have some comments later. Council Member Schellinger: Thank you so much. And Sally, you are speaking about the two parcels in District One. That went through the land bank, which Ninth and Ash. I hope folks drive by there and see the difference that it has made in that community. Families are getting ready to move in or have already moved in. They'll be paying property taxes, And I think it's a great example of what a thriving land bank could really do. And as we look around our state, we talk about the missing middle, we talk about transitional housing and then permanent housing, and of course homelessness. It's a multi-pronged issue, and Wyandotte County has a land bank, Emporia has a land bank. So I just want to commend you for the work that you have tried to do to bring some of these innovative strategies to Wichita. And. It's unfortunate that maybe the interpretation of some of the language is not being viewed in a way that's favorable to us continuing this forward. I do wonder if this might be a subject that we can bring up at the En Banc in June since we're already talking about housing. That

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certainly won't affect what we're doing today, But definitely we want to mention that and just make a comment of gratitude to you and your team.

Council Member Ballard stated Councilmember Shepard, I think we did talk about this at the en Banc, in twenty twenty four, I have talked to Commissioner Baty about it. And, he said that it's not that they necessarily don't want to continue the conversation at the county. ;. It's at the state level that we need to try to work with to allow us to do more, I guess.

Council Member Shepard stated Yeah, thank you so much, Councilmember Ballard. So we have the South Central Legislative Delegation meeting coming up, but unfortunately, it's at the same time as our trigovernmental meeting. So maybe if we just send some concerns or questions to our representation in Topeka, via email that could suffice.

Mayor Wu stated Thank you for that information. I actually did not know that the South Central Kansas delegation was meeting at the same time as tri- government, and Vice Mayor Glasscock just mentioned is there may be a possibility to combine. So I will be talking with the two other entities for tri- government, but see if maybe South Central Kansas could come together as well. So, thank you for that added bit of information. I see no further questions from the bench. I do, sorry Sally, I do have one. That's, because Habitat for Humanity actually did contact me and I just wanted to know if we dissolve this board, but there's future changes, whether at the state level or at the county level, how quickly can this be set back up? Will it delay anything? I know that there was a lot of work that was done prior to discussing this topic. Can you address that?

Sally Stang, Housing and Community Services, stated Sure, I actually believe it could be stood up rather quickly. We have existing bylaws, we have standard operating procedures, we have things in place. It would mean coming back to the City Council with the new ordinance to restand it up. So I think it could be done in sixty days. Any potential change in legislation would likely give us a heads up pretty far ahead of time so that we could start the ball rolling to do that. And just to address about Councilmember Shepherd's comment too, I absolutely love what Habitat has done with Ninth and Ash. It didn't take land bank to do

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that though, because there were no back taxes on it. The City owned that parcel because it was purchased with CDBG well before the land bank was ever established. We just transferred those properties into the land bank. We were testing our SOPs, our policies and procedures on how we, you know, what activities, Accounting and maintenance and everything would be put into play when the land bank acquired a property. And then also the policies and procedures when we made a property available to the community. So that would have happened even without the land bank.

Mayor Wu stated We will now open it up for public comment. I see no one in the public here that would like to speak. I will go ahead and move this item.

Council Member Hoheisel stated Thank you, Mayor. Just a couple of thoughts here. I do appreciate the thought. I was actually thinking that about bringing it up again at the En Banc because this tie into housing, which is what I think we want the focus of that one to be. Also, places where people has not worked out the way that we had hoped. We need to rethink this. We need to rethink infill. We need to rethink affordable housing. I talked earlier today about making or about trying to include incentives in the scoring process for things like IRBs. So, I honestly, i don't see the point in shutting the land bank down right now. Just my own personal thoughts

Motion:

Council Member Hoheisel moved to receive and file the 2025 Wichita Land Bank Annual Report.

Motion:

Vice Mayor Glasscock moved to receive and file the 2025 Wichita Land Bank Annual Report and direct staff to prepare an ordinance for the dissolution of the Wichita Land Bank.

Motion carried 4 to 3 (Nay: Joseph Shepard, Mike Hoheisel, Maggie Ballard).

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COUNCIL BUSINESS SUBMITTED BY CITY AUTHORITIES

PLANNING AGENDA

VII) NON-CONSENT PLANNING AGENDA - NONE

HOUSING AGENDA

VIII) NON-CONSENT HOUSING AGENDA - NONE

AIRPORT AGENDA

IX) NON-CONSENT AIRPORT AGENDA - NONE

COUNCIL AGENDA

X) COUNCIL MEMBER AGENDA

1.) [Partnership Agreement with Wichita Collective Impact](#)

Attachment: [Agenda Report X-1](#)

Attachment: [Collective Impact Agreement.pdf](#)

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Jennifer Magana, City Attorney, reviewed the item.

Council Member Ballard stepped away briefly.

Misty Bruckner, PPMC, and Tyrone Baker, YMCA, reviewed the item.

Council Member Shepard stepped away briefly.

Council Member Johnston stated Thank you, Mayor Misty. Great presentation, great program. Believe in it is that literature also available in Spanish?

Misty Bruckner, PPMC, stated yes it is available Spanish and Vietnamese.

Council Member Tuttle stated Thank you. I just want to thank you Tyrone and Misty for being here. I know you've had a long day. It was funny, Tyrone texted me this morning and he said, "Do you think we'll be on the agenda around nine fifteen?" And I said, "You mean tonight?" So, Tyrone and Adrian Ladd and I first met back in December and just had lots of questions, Wanted to make sure that we had things thought out before we brought this to my colleagues. It's so nice to hear this coming from that side of the bench, because I say it from this side of the bench all the time. This is something that's been a passion project of mine, so thank you for your efforts on this. I really appreciate it. I also want to thank Jennifer and Legal and City Manager Marstall. We had a couple meetings just to make sure we're getting everything right and making sure the City's commitment was what we could follow through. And then also, I did want to thank Adrian Ladd with Child Care Licensing last, two Saturdays ago, Tyron and I had the pleasure of being at their training Palooza, where we had over a hundred childcare providers there. And literacy and third grade literacy was one of the focuses. And then my last shameless plug, , at the last tri-government meeting when we were looking for a common theme, I pitched third grade literacy. It matters to the county because of ComCare, because of the health department, because the jail. It matters to the City because of police, because a library, because childcare licensing. Obviously two five

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nine, and it's something that can be measured and there's an initiative. So, when we have the next TriGovernment meeting where there's an opportunity to pitch a project third grade literacy and kindergarten readiness is going to be what I pick. But thank you again for being here today appreciate all your efforts.

Council Member Shepard stated Echo the sentiments. I am curious, Can you speak to the work that you do with other nonprofit entities like Storytime, Village and or local independent bookstores, Watermark Books and or Let's On Read? Is there any correlation there at all with the theme of literacy?

Misty Bruckner, PPMC, stated Yeah, great question on the bookstores. As far as I know, we have not engaged that, but that's a great suggestion and I would love that. Storytime Village has been at the table. They've come in. We have a quarterly meeting luncheon where we talk about different topics, bring in speakers, do planning. They have been a part of all of that table. Like I said, we got thirty seven partners, but well over fifty that are engaged and helping out with that work.

Council Member Shepard stated Right? I would if there was anything that district wanted to do particularly. We have a district breakfast once a month, and we have lots of kids that come right. So that's a great opportunity to pour into them with literacy. We are in conversations with Storytime Village and Left on Read, which is the only black owned bookstore in the state of Kansas, right here in Wichita. So if there's a way we can continue that collaboration, please let me know. Be very supportive with that.

Mayor Wu stated Thank you again Tyrone and also Misty for the presentation. This is obviously something that this whole Council is very much interested in because we know that prevention as Councilmember Shepard often refers to is how we're going to help improve this community. And the best way to improve this community is when we have an educated community, and literacy is part of education. I came to the United States not speaking English, so I was one of those kiddos you were talking about. I was eight years old. I also was a child in poverty then, if you consider any child that is receiving free or reduced lunches, so I was one of those kids. And so I appreciate again any time I have an

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opportunity to say it, That taxpayers have been paying for my public school education and that that's how I was able to receive a free public school education. But I know that in 2026, we have many wonderful nonprofit organizations from Storytime Village to the YMCA to many others that are helping to really strengthen that fabric, That is not just being taught in the public school system, but also being taught in community. And so I love this collaborative effort. I talk about how we all need to be working in the same direction, so that coordinated effort, I'm very happy to see more of our initiatives need to be coordinated. And I love that this is going to the next level, which is collective impact. And impact really is data. And, we want to see those numbers improve when we have third grade reading levels being achieved by every young child. That's how our community improves. So I really appreciate this collective effort, the partnerships that are together moving in the same direction. And I hope that we can mimic the same exact model to other areas that are community challenges from homelessness to crime prevention. So thank you very, very much. Thank you so much. We'll open it up for public comment. I see no one from the public here.

Council Member Tuttle stated Thank you, I appreciate that. Again, thank you to everyone. Thank you to um Council. You know this something that's very important to me. And to many of you, I appreciate you tolerating me talking about this all the time.

Motion:

Council Member Tuttle moved to approve the Partnership Agreement with Wichita Collective Impact.

Motion carried 7 to 0

- 2.) [Approve to exceed the gift limit, established by the Ethics Ordinance, for Mayor Lily Wu to accept travel and expenses to attend the Community Leaders of America Forum for Community Leaders 2026 Texas Spring National Conference in Fort Worth, TX, April 29 - May 1 for the purpose of sharing and learning about challenges and solutions facing America's cities, towns, and counties. The 2026 Texas Spring National Conference is hosted by the Community Leaders of America | Forum for Community Leaders, for the purpose of equipping local leaders to better](#)

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[serve their communities. The estimated gift amount for travel, hotel, and meals is less than \\$1,500.](#)

Motion:

Vice Mayor Glasscock moved to approve the travel.

Motion carried 7 to 0

- 3.) [Approve that pursuant to Section 2.04.090 Mayor Lily Wu and Council Member Shepard's travel to attend the Greenwood Rising Tour hosted by the Wichita Police Department on May 1, 2026, in Tulsa, OK for the purpose of professional development and cultural education, consistent with A.R. 3.1, be approved. They will ride via Charter Bus with the Wichita Police Department, and there will be no other expense to the City.](#)

Motion:

Vice Mayor Glasscock moved to approve the travel.

Motion carried 7 to 0

- 4.) [Approve that pursuant to Section 2.04.090 Council Member Maggie Ballard's travel to attend the Greenwood Rising Tour hosted by the Wichita Police Department on May 1, 2026, in Tulsa, OK for the purpose of professional development and cultural education, consistent with A.R. 3.1, be approved. She will ride in her own vehicle, travel expenses, as estimated on the Travel Authorization and Expense Form. Upon return from travel, actual expenses shall be reported the Controller's Office.](#)

Motion:

Mayor Wu moved to approve the travel.

Motion carried 7 to 0

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- 5.) [Approve that pursuant to Section 2.04.090 Michael Hoheisel's travel to attend the Greenwood Rising Tour hosted by the Wichita Police Department on May 1, 2026, in Tulsa, OK for the purpose of professional development and cultural education, consistent with A.R. 3.1, be approved. He will ride with Council Member Ballard, and there will be no other expense to the City.](#)

Motion:

Mayor Wu moved to o approve the travel.

Motion carried 7 to 0

- 6.) [Approve to exceed the gift limit, established by the Ethics Ordinance, for Mayor Lily Wu to accept travel and expenses to attend the Hunt Mayors Fellowship Program, Cohort 1 Session 2 in Durham, NC on May 14-15, 2026 for the purpose of the Mayors Fellowship second session. The Hunt Mayors Fellowship program is hosted by the Hunt Institute for the purpose of bringing our nation's mayors together to engage in thoughtful dialogue, peer learning, and policy exploration to strengthen Mayor Fellow's capacity as education leaders.. The estimated gift amount for travel, hotel, and meals is a total of \\$1214.51.](#)

Motion:

Vice Mayor Glasscock moved to Approve the travel.

Motion carried 7 to 0

Mayor Wu stated just to put note to that, the Hunt Mayors specifically talks about third grade reading levels. So I am very grateful that Councilmember Tuttle has taken a leadership role with that. The Hunt Mayors are also big advocates of third grade reading levels.

- XI) [COUNCIL MEMBER APPOINTMENTS AND COMMENTS](#)

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Council Member Tuttle stated there was a little bit of miscommunication regarding one a couple weeks ago, so I didn't get to do this, but I'd like to do it for the record today reappoint Joseph Couey for the police and fire retirement board, he will serve a partial term of exactly one more year.

Council Member Shepard stated Thank you. Councilmember Schaefer? Thank you, Mayor. I also need to make sure that I rescind my appointment for TaDonna Neal, who was appointed to the library board at the workshop on two weeks ago. She is actually turned out after looking into that, so we are currently having some discussions on how we can continue to get her to serve in the City. She's a phenomenal addition to the City, and so we want to make sure that we figure that out. I want to make sure that I said that correctly: City Attorney Magana. Rescind that perfect. In addition, uh, to that, I would like to appoint Troy Williams of the Airport Advisory Board, Tranda Daniels of the Wichita Employees Retirement Board, Tracy Adams of the Police and Fire Retirement Board, and Bryce Graham of the WASHAP

Council Member Ballard stated Thank you, Mayor. I would like to reappoint Terry Jones to the Wichita Retirement Board, Stephanie Merritt to the Food and Farm Council, Claire Willenberg to the Historic Preservation Board, David Gao to the Police and Fire Board, Case Bell to the Community Service Block Grant, Jason Chance to Transit Board. Sangita to the cultural funding board and Kim McGahee, I think, to the bike ped board.

Mayor Wu stated Thank you, Council Members. I sent my email to all of you with those names including the clerk. I will read them aloud now. I am going to reappoint to the Historic Preservation Board Bruce Rowley ; reappoint Affordable Housing Review Board member Rebecca Starkey Keasling; Reappoint Bicycle and Pedestrian Advisory Board Alan Kailer. Reappoint Animal Services Advisory Board Susan Richardson. Reappoint Board of Code Standards and Appeals Shailen White. Reappoint Self-Supported Municipal Improvement District DAB Member Natalie Gosch. Reappoint Wichita Citizen Review Board Robert Green. I will make new appointments to The Wichita Advisory Board, Ebony Clemens on behalf of the county and Board of Code Standards and Appeals Chad Burish. And then also, also from my email reappoint to the Transit Board the following individuals : Michelle Gifford from Major Area Employer, Heather Schroeder Greater Wichita

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Partnership, Susie Santos Visit Wichita, Justin Lee Shore for Reap and Emily Martin for WSU.

Council Member Shepard stated thank you, Mayor. I think I've got to you also reappoint Donald Klisch to the Food and Farm Advisory Council.

Motion:

Mayor Wu moved to approve appointments

Motion carried 7 to 0

Council Member Hoheisel stated Thank you Mayor this Saturday I will be having my district breakfast Christian Faith Center on the Pawnee and Hillside nine thirty, you guys all know the drill. We will be talking budget issues. It's more of a listening session about what priorities you have, kind of getting a little depth about the sales tax, where do we go moving forward. So I just encourage everybody, you don't have to just be a member of district three. Anybody who wants a good time, good discussion, good breakfast come on down. I'd love to have you. Thank you.

Council Member Shepard stated Thank you, Mayor and speaking of that I know that it was mentioned that we had bonding capacity in the twenty twenty six CIP budget, be curious if maybe we can get an update on that. What does that look like? What does that include?

Council Member Johnston stated Thank you very much. I'd like to give a congratulations to Troy Anderson on his job new job. Coach, I had Newman days again, reminding me, said t here is only eighteen inches difference between an assistant coach and a head coach. But the real difference is now you're the lifeline. So, congratulations, and. I'd like you bunching back next Tuesday. We'll talk about parking. It's only a three-hour drive. Okay, thanks again, congratulations.

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Council Member Ballard stated . Thank you, Mayor. Also, I would like to congratulate Troy. It's been a pleasure working with you. Thank you so much. You had almost every hard project in the City to work on in your couple years that you've been here, so definitely appreciated and you'll be missed. I also wanted to share there's a river cleanup this weekend. Be sure to follow the district six page because I think it starts at ten o'clock, but I will get the address for sure. And then On Saturday from ten to three at the Emporia Park, uh, the ICT trees will be giving away trees. So if you live anywhere in six seven two one four, they'll be giving away a hundred trees. I think they have about twenty four of them claimed so far. So if you need anyone, or if you know anyone that lives uh within that zip code, send them our way.

Vice Mayor Glasscock stated Thank you. I'm going to pile on because I know it's always uncomfortable getting accolades from peers. Thank you, Troy. I always appreciate our candid conversations, And I always appreciate that you challenge me on my ideas when we would have meetings. And I just am thankful for your service and excited to see what you do up there. And now that we have the Chiefs on our side, we'll have to see what Independence, Missouri is going to be doing to try to steal things from Kansas too. So competition breeds success and congratulations.

Council Member Hoheisel stated Thank you, Mayor. I just want to add, and I think Maggie hit it head on. You got like the short end of the stick with literally every bad project and contentious project that we had coming before us. So, I do appreciate your perspective. I've learned a lot. It's just like anybody else up here; we don't always agree, but we got to work through to govern as best as we can. So, I do appreciate your time here.

Mayor Wu stated Thank you very much for your service to the citizens of Wichita, Assistant City Manager Troy. We wish you well in your new role as City Manager in Missouri. And also just wanted to say thank you for again, taking on a lot of these challenges and helping the community and this Council understand the history behind a lot of this. So I think we now have a foundation that we can build upon. Even today, The discussion was very robust regarding one specific project that we're going to move forward by really getting to be more clear and be more transparent so that our community feels like they're always being part of that process because they should be, and they are through the votes of the Council. So

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thank you very much, Troy. I also wanted to say congratulations to the Wichita State University bowling team. They made the final four, so that is exciting. And I just wanted to say again, thank you to our community for being named a top twenty All America City. We will now compete for the actual award, which is the All America City Award at the end of June. So, it was a collaborative effort, and we're very grateful that the City is being recognized for all the achievements, which is very exciting at this moment in time.

Vice Mayor Glasscock stated not to make the meeting any longer than it already is. But I have as the last place finisher of the bracket challenge before the bracket's even done, um, I wanted to thank Councilman Johnston. Only three of us participated, so I'm actually only in third place. I'll count four people who didn't participate as losers. But uh it's Councilman Johnston, Hoheisel and then I was last again. I think that's my second year being last.

Council Member Johnston stated Mayor. I might be remiss if I didn't congratulate Newman University on their success in bowling too, so great job with Newman. A lot of uh, they take a lot of people who can't make the WSU team, so they have great success there so congratulations.

Motion:

Mayor Wu moved to Recess into executive session for 30 minutes to receive information from City staff pursuant to KSA 75-4319(B)(1) to discuss employer-employee negotiations whether or not in consultation with the representative or representatives of the public body or agency. This executive session is required to protect the City's right to the confidentiality of its negotiating position and the public interest. The executive session will begin at 3:25 p.m. and end at 3:55 p.m. The meeting will resume in Council Chambers. Motion carried 7 to 0

Motion:

Mayor Wu moved to recess into executive session for 15 minutes to receive updated information on a civil case, pursuant to KSA 75-4319(B)(2) for legal consultation with the City Attorney which would be deemed privileged in the attorney-client relationship pending

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litigation and legal advice. The executive session is required to protect attorney-client privilege and the public interest. The executive session will begin at 3:55 p.m. and end at 4:10 p.m. The meeting will resume in Council Chambers.

Motion carried 7 to 0

Returned from Executive Session at 4:17 p.m. no binding action was taken.

[Adjournment](#)

Motion:

Mayor Wu moved to adjourn at 4:17 p.m.

Motion carried 4 to 0

Respectfully submitted,

Shinita Rice, City Clerk

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ATTACHMENT 1 - CONSENT AGENDA ITEMS 1 THROUGH 31

II) CITY COUNCIL CONSENT AGENDA ITEMS

1) Applications for Licenses for Cereal Malt Beverages:

a.) Applications for Licenses to Retail Cereal Malt Beverages

Attachment: [CMB Licenses for April 7, 2026.pdf](#)

2) Preliminary Estimates:

a.) Preliminary Estimates

Attachment: [PEsforCC_04-07-26.pdf](#)

3) Agreements/Contracts:

a.) Approval of a Purchase and Sale Agreement for a Parking Garage and Subsequent Lease Agreement WBD, LLC (District IV)

Attachment: [Agenda Report II-3a](#)

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Attachment: [Purchase and Sale Agreement_Final.docx](#)

Attachment: [Parking Lease Agreement.docx](#)

Attachment: [04-07-2026 Resolution No. 26-140 Purchase and Sale Agreement for WBD, LLC Parking Garage.docx](#)

b.) Developer's Agreement for Cornejo East 2nd Addition (District II)

Attachment: [Agenda Report II-3b](#)

Attachment: [Developers Agreement Cornejo East 2nd.pdf](#)

c.) Developer's Agreement for Young East Addition (District II)

Attachment: [Agenda Report II-3c](#)

Attachment: [Developers Agreement Young East.pdf](#)

d.) Agreement with Connected Nation Internet Exchange Points, LLC (District I)

Attachment: [Agenda Report II-3d](#)

Attachment: [Point-to-Point Agreement - CNIXP Final v2.pdf](#)

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4) Design Services Agreements:

- a.) Design Agreement for Arvada Second Addition, Phase 1 (District V)

Attachment: [Agenda Report II-4a](#)

Attachment: [Design Agreement.pdf](#)

5) Change Orders:

- a.) Change Orders for West Street from I-235 to MacArthur and West Street from Harry to Pawnee (District IV)

Attachment: [Agenda Report II-5a](#)

Attachment: [Change orders.pdf](#)

6) Property Acquisitions:

- a.) Partial Acquisition of 14219 West Maple for the Maple Street from 135th to 167th Streets Improvement Project and Maple Water Pump Station Project (District IV)

Attachment: [Agenda Report II-6a](#)

Attachment: [14219 W Maple Supporting.pdf](#)

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- b.) Acquisition of Permanent and Temporary Construction Easement at 257 South Bleckley Drive for the Bleckley Drive Drainage Improvement Project (District I)

Attachment: [Agenda Report II-6b](#)

Attachment: [Tract 19 TCE.pdf](#)

Attachment: [Tract 19 PE.pdf](#)

- c.) Acquisition of a Permanent and Temporary Construction Easement at 241 South Bleckley Drive for the Bleckley Drive Drainage Improvement Project (District I)

Attachment: [Agenda Report II-6c](#)

Attachment: [Tract 22 TCE.pdf](#)

Attachment: [Tract 22 PE.pdf](#)

- d.) Acquisition of a Permanent and Temporary Construction Easement at 229 South Bleckley Drive for the Bleckley Drive Drainage Improvement Project (District I)

Attachment: [Agenda Report II-6d](#)

Attachment: [Tract 24 PE.pdf](#)

CITY COUNCIL PROCEEDINGS

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Attachment: [Tract 24 TCE.pdf](#)

- e.) Acquisition of a Permanent and Temporary Construction Easement at 225 South Bleckley Drive for the Bleckley Drive Drainage Improvement Project (District I)

Attachment: [Agenda Report II-6e](#)

Attachment: [Tract 25 PE.pdf](#)

Attachment: [Tract 25 TCE.pdf](#)

- f.) Acquisition of a Permanent and Temporary Construction Easement at 219 South Bleckley Drive for the Bleckley Drive Drainage Improvement Project (District I)

Attachment: [Agenda Report II-6f](#)

Attachment: [Tract 26 PE.pdf](#)

Attachment: [Tract 26 TCE.pdf](#)

- g.) Acquisition of a Permanent and Temporary Construction Easement at 201 South Bleckley Drive for the Bleckley Drive Drainage Improvement Project (District I)

Attachment: [Agenda Report II-6g](#)

CITY COUNCIL PROCEEDINGS

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Attachment: [Tract 29 PE.pdf](#)

Attachment: [Tract 29 TCE.pdf](#)

- h.) Acquisition of a Permanent and Temporary Construction Easement at 232 South Bleckley Drive for the Bleckley Drive Drainage Improvement Project (District I)

Attachment: [Agenda Report II-6h](#)

Attachment: [Tract 35 PE.pdf](#)

Attachment: [Tract 35 TCE.pdf](#)

- i.) Acquisition of a Permanent and Temporary Construction Easement at 228 South Bleckley Drive for the Bleckley Drive Drainage Improvement Project (District I)

Attachment: [Agenda Report II-6i](#)

Attachment: [Tract 36 TCE.pdf](#)

Attachment: [Tract 36 PE.pdf](#)

- j.) Acquisition of a Temporary Construction Easement at 117 North Bleckley Drive for the Bleckley Drive Drainage Improvement Project (District I)

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Attachment: [Agenda Report II-6j.docx](#)

Attachment: [Tract 65 TCE.pdf](#)

- k.) Acquisition of a Permanent and Temporary Construction Easement at 211 South Bleckley Drive for the Bleckley Drive Drainage Improvement Project (District I)

Attachment: [Agenda Report II-6k.docx](#)

Attachment: [Tract 27 PE.pdf](#)

Attachment: [Tract 27 TCE.pdf](#)

7) Minutes of Advisory Boards/Commissions:

- a.) Bicycle and Pedestrian Advisory Board Meeting Minutes February 23, 2026 Board of Park Commissioners Meeting Minutes December 8, 2025 Board of Park Commissioners Special Meeting Minutes January 28, 2026 Library Board of Trustees Meeting Minutes February 17, 2026 Library Monthly Activity Report February 2026 Ethics Board Meeting Minutes December 11, 2025

Attachment: [BPAB Meeting Minutes - 02232026.pdf](#)

Attachment: [12-2025 Board of Park Commissioners Meeting Minutes - Signed.pdf](#)

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Attachment: [01-2026 Board of Park Commissioners Special Meeting Minutes - Signed.pdf](#)

Attachment: [February 17, 2026 minutes - final.pdf](#)

Attachment: [Monthly Activity Report - 2026 February.pdf](#)

Attachment: [2025-12-11 Ethics Board Minutes \(PDF\).pdf](#)

Uncategorized Items:

8.) Proclamation Votes

Attachment: [Agenda Report II-8.docx](#)

9.) DER2024-00009 Amendment to the July 9, 2009, Edition of the Wichita-Sedgwick County Unified Zoning Code Adopted by City of Wichita Ordinance No. 48-431 and Sedgwick County Resolution No. 137-09, As Amended, Establishing the Short-Term Rentals in the County Land Use as Provided in: Article II-B., Definitions Article III-D.6.rr., Short-Term Rental in the County

Attachment: [Agenda Report II-9.docx](#)

Attachment: [04-14-2026 Ordinance No. 52-924 Amendments to Zoning Code Articles II, III and V.docx](#)

Attachment: [x.x str in county draft changes Rev 10-18-24_Marked.docx](#)

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Attachment: [x.x str in county draft changes Rev 10-18-24_Clean.docx](#)

Attachment: [x.x MAPC Minutes Excerpt - 02.13.25.docx](#)

Attachment: [x.x STRs in the County_BoCC Staff Meeting Notes_11.18.2025.docx](#)

10.) Purchase Option of Industrial Revenue Bond Leased Property (Uptown Landing, LLC)
(District I)

Attachment: [Agenda Report II-10](#)

Attachment: [04-07-2026 Resolution No. 26-136 Sale of Uptown Landing, LLC.docx](#)

Attachment: [04-07-2026 Resolution No. 26-137 Sale of Uptown Landing, LLC.docx](#)

11.) Approval of Letter of Intent to Issue Industrial Revenue Bonds for 123 S. Market, LLC
(District I)

Attachment: [Agenda Report II-11](#)

Attachment: [04-07-2026 Resolution No. 26-142 Development Agreement 123 S Market LLC.docx](#)

Attachment: [Letter of Intent.docx](#)

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The attached file is the final signed copy of the resolution, which was included in the physical agenda packets delivered to City Council on 4/2/2026. The versions published on 4/2/26 and 4/6/26 had the incorrect resolution attached.

12.) Extension of Economic Development Exemption (Metal Pros, LLC) (District IV)

Attachment: [Agenda Report II-12](#)

13.) Extension of Economic Development Exemption (B&B Airparts, Inc) (District IV)

Attachment: [Agenda Report II-13](#)

14.) Public Exigency Ratification, Change Order No. 1, and Change Order Limit Adjustment at Parol West Substation (District V)

Attachment: [Agenda Report II-14](#)

Attachment: [PWU public exigency for soil stabilization, patrol west.pdf](#)

Attachment: [CO #1 Patrol West Police Station.pdf](#)

Attachment: [04-07-2026 Resolution No. 26-139 Change Order Patrol West Substation.docx](#)

15) Second Reading Ordinances:

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- a.) SECOND READING ORDINANCES FOR APRIL 7, 2026 (FIRST READ MARCH 24,2026)
ORDINANCE NO. 52-918 AN ORDINANCE MAKING A SPECIAL ASSESSMENT TO PAY FOR THE REMOVAL OF CERTAIN STRUCTURES, BEING DANGEROUS AND UNSAFE BUILDINGS WHICH HAVE BEEN DECLARED A NUISANCE (BUILDING CONDEMNATION-DEMOLITION) UNDER THE PROVISION OF SECTIONS 18.16.010 TO 18.16.090 OF THE CODE OF THE CITY OF WICHITA, KANSAS An ordinance for an assessment to remove dangerous structures. ORDINANCE NO. 52-919 AN ORDINANCE MAKING A SPECIAL ASSESSMENT TO PAY FOR THE BOARDING-UP AND SECURING OF CERTAIN STRUCTURES, BEING DANGEROUS AND UNSAFE BUILDINGS WHICH HAVE BEEN DECLARED A NUISANCE (BUILDING EMERGENCY BOARD-UP) UNDER THE PROVISION OF SECTIONS 18.16.010 TO 18.16.090 OF THE CODE OF THE CITY OF WICHITA, KANSAS An ordinance for an assessment to board up structures. ORDINANCE NO. 52-920 AN ORDINANCE INCLUDING AND INCORPORATING CERTAIN BLOCKS, PARCELS, PIECES AND TRACTS OF LAND WITHIN THE LIMITS AND BOUNDARIES OF THE CITY OF WICHITA, KANSAS. An ordinance to include land within Wichita city limits. ORDINANCE NO. 52-921 AN ORDINANCE AMENDING SECTION 2 OF ORDINANCE 52-880 OF THE CITY OF WICHITA, KANSAS, LEVYING ASSESSMENTS TO PAY FOR THE COST OF CUTTING WEEDS IN THE CITY OF WICHITA, KANSAS. An amendment to correct an error in a previous ordinance. ORDINANCE NO. 52-922 AN ORDINANCE PROVIDING FOR A UNIFORM SCHEDULE OF STANDARD PAY RANGES FOR NON EXEMPT EMPLOYEES OF THE CITY OF WICHITA, REPEALING ORDINANCE NO. 52-870, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF WICHITA. An ordinance establishing standard pay ranges for Wichita Transit employees.

Attachment: [List of Second Read Ordinance April 7 2026.pdf](#)

II) CONSENT PLANNING AGENDA ITEMS

- 16.) ZON2025-00072 Zone Change Request in the City from GO General Office District and MF-29 Multi-Family Residential District to GC General Commercial District with

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Protective Overlay to Allow Construction Sales and Service, Generally Located to the Southeast of the Corner of East 9th Street North and North Hillside Avenue and on the West Side of North Holyoke Avenue (District I)

Attachment: [Agenda Report II-16.docx](#)

Attachment: [ZON2025-00072 WCC Supporting Docs.docx](#)

Attachment: [ZON2025-00072 MAPC Minutes Excerpt.docx](#)

Attachment: [ZON2025-00072 DAB I report.pdf](#)

Attachment: [04-14-2026 Ordinance No. 52-925 ZON2025-00072.docx](#)

- 17.) ZON2026-00001 with CON2026-00001 Zone Change Request in the City from TF-3 Two-Family Residential to LC Limited Commercial District (with CON2026-00001 for Entertainment Establishment in the City), Generally Located West of North Fairmount Avenue, within One-Block South of East 17th Street North (1655 North Fairmount Avenue). (District I)

Attachment: [Agenda Report II-17.docx](#)

Attachment: [ZON2026-00001 and CON2026-00001 WCC Supporting Documents.docx](#)

Attachment: [ZON2026-00001 and CON2026-00001 MAPC Minutes.docx](#)

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Attachment: [HPB Minutes.docx](#)

Attachment: [04-07-2026 Resolution No. 26-138 Zoning Change Two-family Residential to Limited Commercial CON2026-00001 WCC Resolution.docx](#)

Attachment: [04-14-2026 Ordinance No. 52-926 ZON2026-00001.docx](#)

- 18.) ZON2025-00067 Zone Change Request in the City from SF-5 Single-Family Residential District to TF-3 Two-Family Residential District, Generally Located 912 Feet North of West 55th Street South and 0.4 Miles West of South Seneca Street (5413 South Vine Street). (District IV)

Attachment: [Agenda Report II-18.docx](#)

Attachment: [ZON2025-00067 WCC Supporting Documents.docx](#)

Attachment: [ZON2025-00067 MAPC Minutes.docx](#)

Attachment: [2026-02-02 DAB 4 Feedback on ZON2025-00067.pdf](#)

Attachment: [04-14-2026 Ordinance No. 52-927 ZON2025-00067.docx](#)

- 19.) SUB2025-00051 - Plat of First Furlong Located Southeast Corner of East Harry Street and South 127th Street East (District II).

Attachment: [Agenda Report II-19](#)

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Attachment: [SUB2025-00051 First Furlong Addition Green Sheet Attachments.pdf](#)

II) CONSENT HOUSING AGENDA ITEMS

20.) Sale of 539 North Summitlawn Lane (District V)

Attachment: [Agenda Report II-20](#)

Attachment: [Real Estate Agreement - 539 N. Summitlawn Ln..pdf](#)

21.) Sale of 538 North Summitlawn Lane (District V)

Attachment: [Agenda Report II-21](#)

Attachment: [Real Estate Agreement - 538 N. Summitlawn Ln.pdf](#)

22.) Sale of 551 North Summitlawn Lane (District V)

Attachment: [Agenda Report II-22](#)

Attachment: [Real Estate Agreement - 551 N. Summit lawn.pdf](#)

23.) Sale of 502 North Summitlawn Lane (District V)

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Attachment: [Agenda Report II-23](#)

Attachment: [Real Estate Agreement - 502 N. Summitlawn Ln..pdf](#)

24.) Sale of 7023 West Newell Street (District V)

Attachment: [Agenda Report II-24](#)

Attachment: [Real Estate Agreement - 7023 W. Newell.pdf](#)

25.) Sale of 7001 West Newell Street (District V)

Attachment: [Agenda Report II-25](#)

Attachment: [Real Estate Agreement - 7001 West Newell.pdf](#)

26.) Sale of 7035 West Newell Street (District V)

Attachment: [Agenda Report II-26](#)

Attachment: [Real Estate Agreement - 7035 West Newell.pdf](#)

27.) Sale of 1501 East Berkeley Avenue (District I)

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Attachment: [Agenda Report II-27.doc](#)

Attachment: [Real Estate Agreement - 1501 East Berkeley.pdf](#)

28.) Sale of 1547 North Gentry Drive (District I)

Attachment: [Agenda Report II-28](#)

Attachment: [Real Estate Agreement - 1547 North Gentry.pdf](#)

29.) Sale of 1613 East Del Mar Street (District III)

Attachment: [Agenda Report II-29](#)

Attachment: [Real Estate Agreement - 1613 East Del Mar.pdf](#)

II) CONSENT AIRPORT AGENDA ITEMS

30.) Grant Agreements - 2026 Pavement Management Plan - Wichita Dwight D. Eisenhower National Airport and Colonel James Jabara Airport.

Attachment: [Agenda Report II-30](#)

Attachment: [ICT Application for Financial Assistance, Standard Form 424.pdf](#)

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Attachment: [AAO_Application for Financial Assistance, Standard Form 424.pdf](#)

31.) Cooper Aviation, LLC d/b/a RealClean Wichita Use and Lease Agreement - Wichita Dwight D. Eisenhower Airport

Attachment: [Agenda Report II-31](#)

Attachment: [20260407 1761 Airport Road Suite 111 Cooper Aviation dba RealClean Wichita Use and Lease Agreement.pdf](#)