

MINUTES OF A MEETING
OF THE GOVERNING BODY OF
THE CITY OF HAYS, KANSAS
HELD ON JULY 10, 2025

1. CALL TO ORDER BY CHAIRPERSON: The Governing Body of the City of Hays, Kansas met in regular session on Thursday, July 10, 2025 at 4:00 p.m.

Roll Call: Present: Sandy Jacobs

Mason Ruder

Alaina Cunningham

Reese Barrick

Shaun Musil

Mayor Jacobs declared a quorum was present and called the meeting to order.

2. MINUTES: There were no corrections or additions to the minutes of the regular session held on June 26, 2025; the minutes stand approved as presented.

3. CITIZEN COMMENTS: Ruben Schuckman, City of Hays resident, stated his concerns about all the fireworks being shot off during the 4th of July and all the debris that he cleaned up in his yard.

4. CONSENT AGENDA: Approve the Cereal Malt Beverage license for Tiger Station.

Commissioner Ruder moved, Commissioner Cunningham seconded, to approve the Consent Agenda.

Vote: Ayes: Sandy Jacobs

Mason Ruder

Alaina Cunningham

Reese Barrick

Shaun Musil

NEW BUSINESS

5. PRESENTATION FROM GARY FOSS OF THE ARKSTAR GROUP – HAYS

REGIONAL AIRPORT PERFORMANCE: Gary Foss, CEO of The ArkStar Group, gave a report regarding the performance of the Hays Regional Airport with some key points:

- SkyWest/United provides a great product at a great price.
- Passengers are happy, as evidenced by the projection of an 18% increase in passengers in 2025.
- The schedule is almost optimal.
- There are a lot of potential passengers still to be captured, as the City of Hays Airport is only carrying 15% of the available market.
- SkyWest is happy with what the City is doing and has no immediate plans to change anything substantially.
- The investments that have been made to the airport are reaping benefits.

Commissioners thanked Mr. Foss for his wonderful presentation and thanked him and Jamie Salter, Airport Director, for always looking out for the Hays Regional Airport.

6. RESOLUTION AUTHORIZING THE CITY TO ISSUE BONDS TO FINANCE I70 EXIT 161 INFRASTRUCTURE IMPROVEMENTS AND THE GROVE DEVELOPMENT PUBLIC INFRASTRUCTURE IMPROVEMENTS:

Kim Rupp, Director of Finance, presented a financial plan with Bonds for the AMI project, the Grove RHID, I70 Exit 161, and the Police Facility:

Project Authorization Resolution. Pursuant to the Development Agreement, the City has agreed to finance construction of infrastructure to support the Grove RHID project. The City will have the right to receive the annual RHID increment to pay or reimburse payment of the infrastructure costs. The City estimates that at full buildout the annual RHID increment generated will be sufficient to pay the debt service on bonds issued to fund the RHID eligible expenses, including the public infrastructure, approximately \$3,675,000. However, if the RHID increment is not sufficient, the City will still be required to make the debt service payments.

The City has considered the need to make infrastructure improvements in the vicinity of I70 Exit 161. These improvements are expected to cost

approximately \$4,000,000 net of the grant received. City staff recommends that a portion of the costs of the I70 Exit 161 project be temporarily financed through the sale of the City's general obligation temporary notes.

Sale Resolution. To provide an orderly plan of finance for the City, staff recommends that the City issue (a) general obligation bonds to fund the RHID infrastructure improvements, permanently finance a portion of the advanced metering infrastructure improvements, fund a portion of the police station project in the amount of \$6,850,000, and fund the Grove RHID economic development grant in the amount of \$825,000; and (b) general obligation temporary notes to temporarily finance the I70 Exit 161 infrastructure improvements. State law and capital market structures require that City staff and the City's advisors take various actions prior to the City offering any of its general obligation bonds or temporary notes for sale. These actions may include publication requirements, offering documents drafting, and other preparations to receive bids on the securities for sale. Approval of the Sale Resolution would authorize all necessary actions to offer for sale the City's general obligation bonds and temporary notes for the purposes stated above.

David Arteberry, Stifel, Nicolaus & Co., presented an overview of the financing plan and calendar for Bond – tax-exempt series 2025-A, Bond – taxable series 2025-B, Note – tax-exempt series 2025-1, and Note – Series 2025-2.

Commissioner Barrick moved, Commissioner Cunningham seconded, to approve Resolution No. 2025-010 authorizing the City to issue bonds to finance the Grove RHID public infrastructure improvements and I70 Exit 161 infrastructure improvements.

Commissioner Musil asked if interest rates dropped, could the City refinance the 20-year note, and what percentage of interest rate drop would warrant doing that.

Mr. Arteberry responded an eight or a nine-year call feature would be available; therefore, the City could look to refinance in eight or nine years. To consider refinancing, at least a one percent interest rate drop would need to happen.

Vote: Ayes: Sandy Jacobs

Mason Ruder

Alaina Cunningham

Reese Barrick

Shaun Musil

7. RESOLUTION AUTHORIZING THE OFFERING FOR SALE OF GENERAL OBLIGATION BONDS, SERIES 2025-A; TAXABLE GENERAL OBLIGATION BONDS, SERIES 2025-B; AND GENERAL OBLIGATION TEMPORARY NOTES, SERIES 2025-1: Commissioner Ruder moved, Commissioner Musil seconded, to approve Resolution No. 2025-011 authorizing the offering for sale of the City's General Obligation Bonds, Series 2025-A, Taxable General Obligation Bonds, Series 2025-B, and General Obligation Temporary Notes, Series 2025-1.

Vote: Ayes: Sandy Jacobs

Mason Ruder

Alaina Cunningham

Reese Barrick

Shaun Musil

8. COMMISSION INQUIRIES AND COMMENTS: Commissioners thanked Governor Kelly for coming to Hays to sign the bipartisan House Bill 2172 creating a water task force.

Commissioner Ruder thanked Jamie Salter, Toby Dougherty, & Melissa Dixon for all the hard work promoting and taking care of the airport, coming out of the pandemic, which has been remarkable.

The meeting was adjourned at 5:22 p.m.

Submitted by: _____

Jami Breit – City Clerk