

**AGENDA
CITY COUNCIL
Tuesday, June 10, 2025
9:00 AM**

The regular meeting of the City Council will be held on Tuesday, June 10, 2025 at 9:00 AM in
the City Council Chambers
455 N. Main Street, Wichita, KS 67202

OPENING OF REGULAR MEETING

Call to Order

Invocation and Pledge of Allegiance

Approve the minutes of regular meeting June 3, 2025.

AWARDS AND PROCLAMATIONS

Awards:

Service Award - Larry W. Martin Jr.

I. PUBLIC AGENDA

NOTICE: No action will be taken relative to items on this agenda other than referral to the City Manager for information. Requests to appear will be placed on the agenda on a "first-come, first-served" basis. Except as otherwise directed by the Presiding Officer of a regular meeting: (1) this portion of the meeting is limited to twenty-five minutes and shall be subject to a limitation of five minutes for each presentation with no extension of time permitted. Non-scheduled speakers may be allowed to speak if the twenty-five minute limit has not been reached; and (2) no speaker shall be allowed to appear more frequently than once every fourth meeting, and (3) members of the public desiring to present matters to the Council on the public agenda must submit a request in writing to the office of the City Clerk 24 hours prior to the meeting, or by noon on the Friday prior to the meeting if the day before the meeting is a holiday. The request should state the name of the individual(s) desiring to be heard and the matter to be presented. Substitutes for the individual(s) to be heard or matters to be presented are not permitted unless the twenty-five minute limit is not reached. Item requests may be referred, at the discretion of the City Manager, to appropriate staff for mediation prior to being placed on the public agenda if the individual(s) consents to said referral. Rules of decorum will be observed and enforced as provided in this Code.

1. Arthur Stokes - Black mold
2. Janette Peterson - Experience with the Animal Advisory Board
3. Lauren Hirsch - Wichita Public Library system good news, challenges, and budget considerations.

II. CONSENT AGENDA ITEMS 1 THROUGH 16

NOTICE: Items listed under the "Consent Agendas" will be enacted by one motion with no separate discussion. If discussion on an item is desired, the item will be removed from the "Consent Agendas" and considered separately (The Council will be considering the City Council Consent Agenda as well as the Planning, Housing, and Airport Consent Agendas. Please see "ATTACHMENT 1 – CONSENT AGENDA ITEMS" for a listing of all Consent Agenda Item).

COUNCIL BUSINESS

III. BOARD OF BIDS AND CONTRACTS

1. Board of Bids and Contracts dated June 9, 2025.

RECOMMENDED ACTION: Receive and file report, approve the contracts and authorize the necessary signatures.

[06-09-2025 Board of Bids.pdf](#)

IV. PETITIONS FOR PUBLIC IMPROVEMENTS

1. Petitions for Public Improvements

RECOMMENDED ACTION:

Approve the revised petition, adopt the revised resolution and authorize the necessary signatures.

[PFPI.docx](#)

[Brookfield South Addn.pdf](#)

[Resolution No. 25-257 PV 085784.docx Sidewalk Improvements - Brookfield South Addition and Brookfield South 2nd Addition.docx](#)

V. UNFINISHED COUNCIL BUSINESS

VI. NEW COUNCIL BUSINESS

1. Public Hearing to Consider Establishing a Community Improvement District for SoCe Corner (District III)

RECOMMENDED ACTION: Close the public hearing, place the ordinance on first reading and authorize the necessary signatures.

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

[2025-0610 Development Agreement Public Hearing to Consider CID for SoCe Corner.docx](#)

[Ordinance No. 52-745 Public Hearing to Consider SOCE CID.docx](#)

2. Public Hearing and Request by Clemens Aviation, LLC for Approval of a Letter of Intent to Issue Airport Special Facility Revenue Bonds (District II)

RECOMMENDED ACTION: Close the public hearing, adopt the resolution and authorize the necessary signatures.

[Agenda Report VI-2.docx](#)

[Resolution No. 25-258 Special Facility Revenue Bonds - Colonel James Jabara Airport.docx](#)

[2025-0610 Letter of Intent Public Hearing and Request by Clemens for LOI to Issue ASFRB.docx](#)

3. Public Hearing and Request by Garver, LLC for Approval of a Letter of Intent to Issue Airport Special Facility Revenue Bonds (District IV)

RECOMMENDED ACTION: Close the public hearing, adopt the resolution and authorize the necessary signatures.

[Agenda Report VI-3.docx](#)

[2025-0610 Letter of Intent Public Hearing and Request by Garver for LOI to Issue ASFRB.docx](#)

[Resolution No. 25-259 Special Facility Revenue Bonds -Dwight D. Eisenhower National Airport.docx](#)

4. [Item Pulled per Assistant City Manager] Public Hearing and Request by Hill Haus, LLC for Approval of a Letter of Intent to Issue Multifamily Residential Revenue Bonds (District I)

5. First Reading of an Ordinance Authorizing the City to Issue Industrial Revenue Bonds for the Bulk Conveyors Project (District VI)

RECOMMENDED ACTION: Place the ordinance on first reading and authorize the necessary signatures.

[Agenda Report VI-5.doc](#)

[Ordinance No. 52-746 IRB- Series I Bulk Conveyors Project.docx](#)

6. An Ordinance Amending Chapters 2.76 and 2.77 of the Code of the City of Wichita, Kansas, Pertaining to Requests for Open Records

RECOMMENDED ACTION: City Council approve the proposed ordinance and authorize the necessary signatures.

[Agenda Report VI-6.docx](#)

[2.76 and 2.77 KORA Records DELINEATED 4-29-25 FINAL.docx](#)

[Ordinance No. 52-747 Amendments to Sections 2.76.080, 2.77.0220, 2.77.030, and 2.77.070 of the Code of the City of Wichita Relating to Open Public Records.docx](#)

7. 2025 Arterial Sidewalk Program

RECOMMENDED ACTION: Approve the project and locations, adopt the resolution, and authorize the necessary signatures.

[Agenda Report VI-7.docx](#)

[Resolution No. 25-261 2025 Arterial Sidewalk Program.docx](#)

8. 2026 Sewer Mains for Future Development

RECOMMENDED ACTION: Approve the budget, adopt the resolution, and authorize the necessary signatures.

[Agenda Report VI-8.doc](#)

[NOI 2026 SMFD.docx](#)

[Resolution No. 25-262 2026 Sanitary Sewer Mains for Future Development.docx](#)

9. Property and Evidence - Rounds and Porter Facility Improvements (District VI)

RECOMMENDED ACTION: Approve the project and budget, adopt the new and amending bonding resolutions, and authorize the necessary signatures.

[Agenda Report VI-9.docx](#)

[Resolution No. 25-263 GO Bonds for Property and Evidence Improvements at Rounds and Porter.docx](#)

[Resolution No. 25-264 Property and Evidence Fire Suppression Improvements at Rounds and Porter Building.docx](#)

10. Safe Streets and Roads for All (SS4A) Grant for Broadway from 37th Street to Pawnee (Districts I, III, and VI)

RECOMMENDED ACTION: Approve the submittal of the grant application.

[Agenda Report VI-10.doc](#)

COUNCIL BUSINESS SUBMITTED BY CITY AUTHORITIES

PLANNING AGENDA

NOTICE: Public hearing on planning items is conducted by the MAPC under provisions of State law. Adopted policy is that additional hearing on zoning applications will not be conducted by the City Council unless a statement alleging (1) unfair hearing before the MAPC, or (2) alleging new facts or evidence has been filed with the City Clerk by 5p.m. on the Wednesday preceding this meeting. The Council will determine from the written statement whether to return the matter to the MAPC for rehearing.

VII. NON-CONSENT PLANNING AGENDA

1. PUD2025-00005 - Amendment to PUD #78 to an Illuminated Building Sign Greater than 15 Inches in Height, Generally Located on the East Side of North Fairmount Avenue and within 350 Feet South of East 17th Street North (1728 North Fairmount Avenue). (District I)

RECOMMENDED ACTION: Adopt the findings of the MAPC and approve the requested zone change, place the ordinance on first reading, authorize the necessary signatures, and instruct the City Clerk to publish the ordinance after approval on second reading (requires 4 of 7 votes). Alternatives: 1) Override the MAPC, adopt alternate findings, and approve the amendment to PUD #78 as recommended by DAB I (requires 5 of 7 votes); 2) Override the MAPC, adopt alternate findings, and deny the zone change request (requires 5 of 7 votes); or 3) Return the case to MAPC for additional consideration (requires 4 of 7 votes).

[Agenda Report VII-1.docx](#)

[PUD2025-00005 WCC Supporting Docs.docx](#)

[PUD2025-00005 MAPC Minutes Excerpt.docx](#)

[Memo PUD2025-00005.pdf](#)

[Ordinance No. 52-748 PUD2025-00005.docx](#)

HOUSING AGENDA

NOTICE: The City Council is meeting as the governing body of the Housing Authority for consideration and action on the items on this Agenda, pursuant to State law, HUD, and City ordinance. The meeting of the Authority is deemed called to order at the start of this Agenda and adjourned at the conclusion. A Housing Member, is also seated with the City Council.

VIII. NON-CONSENT HOUSING AGENDA

1. Non-Congregate Shelter & Permanent Supportive Housing Development Sub-Agreement, Project Based Voucher Award, and Funding Allocation

RECOMMENDED ACTION: Approve the allocation of \$10,000,000 in Public Housing sales proceeds, the award of 50 Project Based Vouchers, and the Development Sub-Agreement with PETRA in an amount not to exceed \$15,182,117 as a Sub-Agreement under the Master Development Agreement for development of 25 units on non-congregate shelter and 50 units of permanent supportive housing at the Park Elementary School location at 1025 N. Main Street and authorize the necessary signatures.

[Agenda Report VIII-1.doc](#)

[CH10HS450-SW-05-23-2025-10-16-49.pdf](#)

AIRPORT AGENDA

NOTICE: The City Council is meeting as the governing body of the Airport Authority for consideration and action on items on this Agenda, pursuant to State law and City ordinance. The meeting of the Authority is deemed called to order at the start of this Agenda and adjourned at the conclusion.

IX. NON-CONSENT AIRPORT AGENDA - NONE

COUNCIL AGENDA

X. COUNCIL MEMBER AGENDA

XI. COUNCIL MEMBER APPOINTMENTS AND COMMENTS

Adjournment

ATTACHMENT 1 - CONSENT AGENDA ITEMS 1 THROUGH 16

II. CITY COUNCIL CONSENT AGENDA ITEMS

1. Applications for Licenses for Cereal Malt Beverages:

a. Applications for Licenses to Retail Cereal Malt Beverages

RECOMMENDED ACTION: Approve licenses subject to staff review and approval.

[CMBs for June 10, 2025.docx](#)

2. Preliminary Estimates:

a. Preliminary Estimates

RECOMMENDED ACTION: Receive and file.

[PEsforCC_06-10-25.pdf](#)

a. Preliminary Estimates for paving improvements to serve Rainbow Lakes Estates Addition (District V)

RECOMMENDED ACTION: Receive and file.

[E9072 PV Rainbow Lakes Estates NTBA.doc](#)

[E9072 PV Rainbow Lakes Estates NTBA.doc](#)

3. Agreements/Contracts:

a. Funding and Agreement for Assessment of City-Owned Parking Garages (Districts I, III, and VI)

RECOMMENDED ACTION: Approve the project budget, the selection of Martin-Martin and the proposed agreement, adopt the resolution, and authorize the necessary signatures.

[Agenda Report II-3a.docx](#)

[250058 contract revised for signature 5-28-2025-SIGNED.pdf](#)

[Resolution No. 25-265 GO Bonds for Improvements to City-Owned Parking Garages.docx](#)

b. Amendment to the SEIU MOA

RECOMMENDED ACTION: Approve the Amendment to the SEIU MOA and authorize the necessary signatures.

[Agenda Report II-3b.docx](#)

[Amendment to SEIU MOA.pdf](#)

c. Ratification of Library Agreement

RECOMMENDED ACTION: Ratify the agreement executed by Wichita Public Library April 5, 2024 and authorize the necessary signatures for the contract amendment.

[Agenda Report II-3c.docx](#)

[OCLC-Framework-Agreement-Loc-US-EN-US.pdf](#)

4. Minutes of Advisory Boards/Commissions:

- a. Wichita Citizens' Review Board Monthly Meeting Minutes 4/24/2025

RECOMMENDED ACTION: Receive and file.
[04-24-2025 CRB Minutes.pdf](#)

Uncategorized Items:

5. Proclamation Votes

RECOMMENDED ACTION: Receive and file the report.
[Agenda Report II-5.docx](#)

6. Abatement of Dangerous and Unsafe Structures

RECOMMENDED ACTION: Approve the proposed assessments, place the ordinances on first reading and authorize the necessary signatures.

[Agenda Report II-6.doc](#)
[6-10-25 Supporting Documents.doc](#)
[Ordinance 52-752 Emergency Board-Up.doc](#)
[Ordinance 52-749 Building Condemnation-Demolition.docx](#)

7. Community Events - Pride Party (District VI)

RECOMMENDED ACTION: Adopt the Resolution and authorize the necessary signatures.

[Agenda Report II-7.docx](#)
[Pride Party Site Plan.pdf](#)
[Resolution No. 25-266 Waiving the Time Limitations for the Proposed Pride Party Community Event.docx](#)

8. Community Event with Alcohol Consumption - Wichita Pride in the Park (District I)

RECOMMENDED ACTION: Approve the request for temporary street closures , adopt the resolution, and authorize the necessary signatures.

[Agenda Report II-8.docx](#)
[Wichita Pride in the Park TED Map.pdf](#)
[Resolution No. 25-267 Alcohol Consumption on Public Streets During the Wichita City Pride Community Event.docx](#)

9. **Second Reading Ordinances:**

- a. SECOND READING ORDINANCES FOR JUNE 10, 2025 (FIRST READ JUNE 3, 2025) ORDINANCE NO. 52-744 AN ORDINANCE CHANGING THE ZONING CLASSIFICATIONS OR DISTRICTS OF CERTAIN LANDS LOCATED IN THE CITY OF WICHITA, KANSAS, UNDER THE AUTHORITY GRANTED BY THE WICHITA-SEDGWICK COUNTY UNIFIED ZONING CODE, SECTION V-C, AS ADOPTED BY SECTION 28.04.010, AS AMENDED An ordinance changing zoning from single family to a duplex development at Maple and West Street.

RECOMMENDED ACTION: Adopt the ordinances.

[List of Second Read Ordinances June 10, 2025.docx](#)

II. **CONSENT PLANNING AGENDA ITEMS**

NOTICE: Public hearing on planning items is conducted by the MAPC under provisions of State law. Adopted policy is that additional hearing on zoning applications will not be conducted by the City Council unless a statement alleging (1) unfair hearing before the MAPC, or (2) alleging new facts or evidence has been filed with the City Clerk by 5p.m. on the Wednesday preceding this meeting. The Council will determine from the written statement whether to return the matter to the MAPC for rehearing.

10. ZON2025-00013 with CON2025-00062 - Zone Change Request from B Multi-Family Residential to LC Limited Commercial (with CON2025-00062) to Allow for Personal Care Service and Entertainment Establishment in the City, Generally Located on the Southwest Corner of West Saint Louis and North West Street (445 North West Street). (District VI)

RECOMMENDED ACTION: Adopt the findings of the MAPC and approve the requested zone change and Conditional Use, authorize the necessary signatures, and instruct the City Clerk to publish the ordinance and the resolution after approval (requires 4 of 7 votes).

[Agenda Report II-10.docx](#)

[ZON2025-00013 and CON2025-00062 WCC Supporting Documents.docx](#)

[ZON2025-00013 and CON2025-00062 MAPC Minutes.docx](#)

[ZON2025-00013 and CON2025-00062 DAB 6 MEMO.pdf](#)

[Ordinance No. 52-750 ZON2025-00013.docx](#)

[Resolution No. 25-268 CON2025-00062.docx](#)

11. ZON2025-00016 - Zone Change Request in the City from SF-5 Single Family Residential and GC General Commercial District to CBD Central Business District; Located on the Southeast Corner of West Maple Street and South Osage Street (721 West Maple Street). (District IV)

RECOMMENDED ACTION: Adopt the findings of the MAPC and approve the requested zone change, place the ordinance on first reading, authorize the necessary signatures, and instruct the City Clerk to publish the ordinance after approval on second reading (requires 4 of 7 votes).

[Agenda Report II-11.docx](#)

[ZON2025-00016 WCC Supporting Documents.docx](#)

[ZON2025-00016 MAPC Minutes.docx](#)

[2025-05-05 DAB 4 Feedback on ZON2025-00016 \(1\).pdf](#)

[Ordinance No. 52-751 ZON2025-00016.docx](#)

12. VAC2025-00012 - Request in the City to Vacate a Portion of a Pipeline Easement Dedicated by Separate Instrument; Generally Located One-Block West of North Webb Road and Within One-Half Mile South of East 29th Street North (9422 East Woodspring Court). (District II)

RECOMMENDED ACTION: Follow the recommendation of the Metropolitan Area Planning Commission and approve the Vacation Order (simple majority of four of seven votes required) and authorize the necessary signatures.

[Agenda Report II-12.docx](#)

[VAC2025-00012 WCC Supporting Documents.docx](#)

[VAC2025-00012 Excerpt Minutes.docx](#)

[VAC2025-00012 VACATION ORDER.docx](#)

13. SUB2024-00050 - Plat of Greenwich Legacy Addition Located South of West US-54 Highway and a Quarter Mile West of South 151st Street West (District IV)

RECOMMENDED ACTION: Approve the documents and plat and authorize the necessary signatures.

[Agenda Report II-13.docx](#)

[SUB2024-00050 OAK TREE Green Sheet Attachments \(1\).pdf](#)

[SUB2024-00050 OAK TREE Green Sheet Attachments \(2\).pdf](#)

II. **CONSENT HOUSING AGENDA ITEMS**

NOTICE: The City Council is meeting as the governing body of the Housing Authority for consideration and action on the items on this Agenda, pursuant to State law, HUD, and City ordinance. The meeting of the Authority is deemed called to order at the start of this Agenda and adjourned at the conclusion. A Housing Member, is also seated with the City Council.

14. HOME Program; 2024 Housing Development Loan Program, Wichita Habitat for Humanity, Inc., Funding Allocation (District I)

RECOMMENDED ACTION: Approve the HOME Investment Partnerships Program funding allocation of \$45,537.40 and authorize the necessary signatures.

[Agenda Report II-14.docx](#)

[AHRB Meeting Minutes 4.28.2025.docx](#)

[Wichita Habitat 2025 HDLP Agreement - 2046 E 9th - 06-10-2025.pdf](#)

[Wichita Habitat 2025 HDLP Agreement - 1011 N Ash - 06-10-2025.pdf](#)

15. Sale of 2343 North Poplar Avenue (District I)

RECOMMENDED ACTION: Approve the contract, authorize the necessary signatures, and authorize any necessary budget adjustments for proceeds and disposition expenses.

[Agenda Report II-15.doc](#)

[Real Estate Agreement 2343 N. Poplar.pdf](#)

16. Amendment to Housing Development Loan Program Funding Agreements with Mennonite Housing Rehabilitation Services, Inc. (District I)

RECOMMENDED ACTION: Approve the contract amendments for 2311 N. Piatt and 2402 N. Green, providing for an extension of the dates for completion, and authorize the necessary signatures.

[Agenda Report II-16.doc](#)

[2022 MHRS - HDLP Funding Agreement First Amendment 2402 N Green 06-10-2025.pdf](#)

[2022 MHRS - HDLP Funding Agreement First Amendment 2311 N Piatt 06-10-2025.pdf](#)

II. **CONSENT AIRPORT AGENDA ITEMS - NONE**

NOTICE: The City Council is meeting as the governing body of the Airport Authority for consideration and action on items on this Agenda, pursuant to State law and City ordinance. The meeting of the Authority is deemed called to order at the start of this Agenda and adjourned at the conclusion.