



CITY OF TOPEKA

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Memorandum

Date: April 19, 2024

To: Joint Economic Development Organization (JEDO) Board Members

From: Braxton Copley, JEDO Finance Committee Chairman

Re: Project Status Update

In conformance with Mutual Covenant 6 of the Shawnee County (County) / City of Topeka (City) Interlocal Agreement relating to the 2017-2031, ½ Cent, Countywide Sales Tax, attached are separate County and City project status updates. Please note that County sales tax projects were not prioritized in the agreement's Exhibit A.

Staff from the City and County have each prepared their own project list and projections of future sales tax revenue. Please note that these are projections which are subject to the actual sales as well as potential action at the State level that could significantly reduce the revenue such as elimination of sales tax on the sale of groceries.

The City ran projections at a 2%, 4% and 6% future sales tax increases. It is important to note that even at the most favorable 6% growth rate, there would be a \$3.2M shortfall at the expiration of the sales tax term while the shortfall with the most conservative growth rate is \$16.7M.

The County ran projections at 1%, 2.5% and 4% growth rates. The conservative projection of 1% revenue growth results in a shortfall of \$5M while the optimistic projection of 4% growth results in a surplus of \$5M. Any surplus will be directed towards County bridges that are in need of rehabilitation or replacement, the costs of which continue to increase as they have done so for specifically identified road projects.

The City's construction cost estimates are based on current project pricing and the scope of work for each project is based on reconstruction of pavement and replacement of storm sewer along with the addition of complete streets items such as sidewalk, shared use path, and lighting. Obviously, the governing body for each party has the ability to alter the scope of the projects to reduce the cost thereby being able to fund more projects.

Please let us know if you have any questions.

Respectfully Submitted,

JEDO Finance Committee

Braxton Copley, City of Topeka Public Works Director
Josh McAnarney, City of Topeka Budget Director
Curt Niehaus, Shawnee County Public Works Director
Jennifer Sauer, Shawnee County Financial Administrator

2017-2031 COUNTYWIDE 1/2 CENT SALES TAX PROGRAM - 2024 PROJECT UPDATE - SHAWNEE COUNTY

ESTIMATED GROWTH IN COUNTY DISTRIBUTIONS

	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
LOW RANGE - 1.0% Growth										
County Share (52%)			8,888,431	8,977,315	9,067,088	9,157,759	9,249,337	9,341,830	9,435,249	9,529,601
County Expenses	Year Ending Balance		(8,013,867)	(12,366,267)	(12,365,067)	(12,165,267)	(12,161,667)	(12,164,267)	(11,462,667)	(11,561,867)
Yr End Balance	10,672,461	13,509,821	14,384,385	10,995,434	7,697,456	4,689,948	1,777,619	(1,044,818)	(3,072,236)	(5,104,501)
Rev % change			1.00%	1.00%	1.00%	1.00%	1.00%	1.00%	1.00%	1.00%
AVERAGE RANGE - 2.5% Growth										
County Share (52%)			9,020,437	9,245,948	9,477,097	9,714,024	9,956,875	10,205,797	10,460,942	10,722,465
County Expenses	Year Ending Balance		(8,013,867)	(12,366,267)	(12,365,067)	(12,165,267)	(12,161,667)	(12,164,267)	(11,462,667)	(11,561,867)
Yr End Balance	10,672,461	13,509,821	14,516,392	11,396,073	8,508,104	6,056,862	3,852,070	1,893,600	891,876	52,474
Rev % change			2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%
UPPER RANGE - 4.0% Growth										
County Share (52%)			9,152,444	9,518,542	9,899,283	10,295,255	10,707,065	11,135,347	11,580,761	12,043,992
County Expenses	Year Ending Balance		(8,013,867)	(12,366,267)	(12,365,067)	(12,165,267)	(12,161,667)	(12,164,267)	(11,462,667)	(11,561,867)
Yr End Balance	10,672,461	13,509,821	14,648,398	11,800,673	9,334,890	7,464,877	6,010,276	4,981,356	5,099,451	5,581,576
Rev % change			4.00%	4.00%	4.00%	4.00%	4.00%	4.00%	4.00%	4.00%
PROJECTS										
		JEDO Cost Estimate	Current Budget	2017-2023 Expenses	2024-2031 Commitments	2024-2031 Remaining	Project Years	Status		
NW 46TH - Fielding to Rochester	→ → →	9,300,000	13,800,000	245,668	439,924	13,114,408	2023-2026	In Design		
NW Rochester - Walmart to NW 50th		13,700,000	26,600,000	-	-	26,600,000	2025-2031	Not Yet Started		
Stormont Vail Events Center		45,000,000	45,000,000	21,022,400	23,977,600 1	-	2017-2031	Project Complete		
County Bridges		32,500,000	43,000,000	14,316,667 3	3,400,000 2	25,283,333	2017-2031	In Process		
TOTAL		100,500,000	128,400,000	35,584,735	27,817,524	64,997,741				
NOTES										
1: Debt service payments				↑	↑					
2: Four years (2024 through 2027) of \$850,000 repayments to KDOT for Carlson Road bridge				↑	↑					
3: One year (2017) @ \$1.317M and six years (2018 through 2023) @ \$2.167M				↑	↑					

Project Status Update - Countywide 1/2 Cent Sales Tax for City

JEDO Revenue Overview (3/17/2024)

Below are tables showing the fund scenerios based off YoY sales tax revenue collections and the projected end of year fund balance for each year

2.00%	2023 Actuals	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
Revenues	\$ 7,784,004	\$ 7,939,684	\$ 8,098,478	\$ 8,260,447	\$ 8,425,656	\$ 8,594,169	\$ 8,766,053	\$ 8,941,374	\$ 9,120,201	\$ -	\$ -
Expenses	\$ 7,356,405	\$ 2,063,000	\$ 5,475,396	\$ 7,225,396	\$ 9,425,396	\$ 12,550,000	\$ 16,550,050	\$ 16,475,050	\$ 4,050,000	\$ 10,731,875	\$ 10,731,875
Fund Balance	\$ 10,413,512	\$ 16,290,197	\$ 18,913,278	\$ 19,948,330	\$ 18,948,590	\$ 14,992,759	\$ 7,208,762	\$ (324,914)	\$ 4,745,287	\$ (5,986,588)	\$ (16,718,463)

4.00%	2023 Actuals	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
Revenues	\$ 7,784,004	\$ 8,095,364	\$ 8,419,179	\$ 8,755,946	\$ 9,106,184	\$ 9,470,431	\$ 9,849,248	\$ 10,243,218	\$ 10,652,947	\$ -	\$ -
Expenses	\$ 7,356,405	\$ 2,063,000	\$ 5,475,396	\$ 7,225,396	\$ 9,425,396	\$ 12,550,000	\$ 16,550,050	\$ 16,475,050	\$ 4,050,000	\$ 10,731,875	\$ 10,731,875
Fund Balance	\$ 10,413,512	\$ 16,445,877	\$ 19,389,659	\$ 20,920,209	\$ 20,600,997	\$ 17,521,428	\$ 10,820,626	\$ 4,588,795	\$ 11,191,741	\$ 459,866	\$ (10,272,009)

6.00%	2023 Actuals	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
Revenues	\$ 7,784,004	\$ 8,251,044	\$ 8,746,107	\$ 9,270,873	\$ 9,827,126	\$ 10,416,753	\$ 11,041,758	\$ 11,704,264	\$ 12,406,520	\$ -	\$ -
Expenses	\$ 7,356,405	\$ 2,063,000	\$ 5,475,396	\$ 7,225,396	\$ 9,425,396	\$ 12,550,000	\$ 16,550,050	\$ 16,475,050	\$ 4,050,000	\$ 10,731,875	\$ 10,731,875
Fund Balance	\$ 10,413,512	\$ 16,601,557	\$ 19,872,268	\$ 21,917,745	\$ 22,319,475	\$ 20,186,228	\$ 14,677,936	\$ 9,907,150	\$ 18,263,670	\$ 7,531,795	\$ (3,200,080)

*Tax Expires in 2031

JEDO Fund Balance Overview (3/17/2024)

Fund Balance Schedule	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
Projected End of Year Fund Balance	\$ 10,413,512	\$ 16,445,877	\$ 19,389,659	\$ 20,920,209	\$ 20,600,997	\$ 17,521,428	\$ 10,820,626	\$ 4,588,795	\$ 11,191,741	\$ 459,866	\$ (10,272,009)
Projected Revenues Remaining by Year	\$ -	\$ 8,095,364	\$ 8,419,179	\$ 8,755,946	\$ 9,106,184	\$ 9,470,431	\$ 9,849,248	\$ 10,243,218	\$ 10,652,947	\$ -	\$ -
Projected Expenses Remaining by Year	\$ 2,225,654	\$ 2,063,000	\$ 5,475,396	\$ 7,225,396	\$ 9,425,396	\$ 12,550,000	\$ 16,550,050	\$ 16,475,050	\$ 4,050,000	\$ 10,731,875	\$ 10,731,875

* Revenue is assuming a YoY Increase of 4%

JEDO Project Estimates 2024 - 2033

Projects	2023 & Prior	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	JEDO Funding
701013 - SW 6th Gage to Fairlawn	\$ 5,600,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,600,000
701016 - 12th Street - Gage to Kansas	\$ 13,080,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,080,000
701021 - SE California 37th to 45th	\$ 6,000,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,000,000
701025 - SW 17th St. - I-470 to MacVicar Ave.	\$ 1,450,000	\$ -	\$ -	\$ -	\$ 600,000	\$ 4,450,000	\$ 9,475,050	\$ 9,475,050	\$ -	\$ -	\$ -	\$ 25,450,100
701028 - SW Huntoon St. - Gage Blvd. to Harrison St.	\$ -	\$ 100,000	\$ 850,000	\$ 1,650,000	\$ 5,300,000	\$ 5,300,000	\$ 5,300,000	\$ -	\$ -	\$ -	\$ -	\$ 18,500,000
701033 - SW 29th St. - Wanamaker Rd. to Shunga Creek Bridge	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,025,000	\$ 500,000	\$ 3,606,875	\$ 3,606,875	\$ 8,738,750
701049 - SW Topeka Blvd. -15th - 21st St.	\$ 1,584,200	\$ 463,000	\$ 3,600,000	\$ 3,600,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,247,200
701055 - SW 37th St. - Burlingame Rd. to Scapa Place	\$ -	\$ -	\$ -	\$ 450,000	\$ 2,200,000	\$ 2,200,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,850,000
701056 - SW 17th St. - Washburn Ave. to Adams St.	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,425,000	\$ 750,000	\$ 7,125,000	\$ 7,125,000	\$ 16,425,000
701057 - NE Seward Ave. - Sumner St. to Forest Ave.	\$ -	\$ -	\$ -	\$ -	\$ 300,000	\$ 100,000	\$ 1,250,000	\$ 1,250,000	\$ -	\$ -	\$ -	\$ 2,900,000
701058 - SE 37th St. - Kansas Ave. to Adams St.	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 525,000	\$ 2,800,000	\$ 2,800,000	\$ -	\$ -	\$ 6,125,000
Master Bikeways Program	\$ 1,500,000	\$ 500,000	\$ -	\$ 500,000	\$ -	\$ 500,000	\$ -	\$ 500,000	\$ -	\$ -	\$ -	\$ 3,500,000
Zoo Payments*	\$ 5,923,812	\$ 1,000,000	\$ 1,025,396	\$ 1,025,396	\$ 1,025,396	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 10,000,000
Totals	\$ 35,138,012	\$ 2,063,000	\$ 5,475,396	\$ 7,225,396	\$ 9,425,396	\$ 12,550,000	\$ 16,550,050	\$ 16,475,050	\$ 4,050,000	\$ 10,731,875	\$ 10,731,875	\$ 130,416,050

* Zoo funding distribution of funds is tentative

Detailed Project Information (3/17/2024)

Projects	New Years	Status	2022 PCI	2015 Estimate	JEDO Funding	Current Budget	Utility Costs****	Commitments	Expenses	Remaining
701013 - SW 6th Gage to Fairlawn	2017 - 2018	Completed	90	\$ 5,600,000	\$ 5,600,000	\$ 5,600,000	\$ -	\$ -	\$ 5,573,154	\$ -
701016 - 12th Street - Gage to Kansas*	2019 - 2023	Completed	90	\$ 13,180,000	\$ 13,080,000	\$ 15,430,000	\$ -	\$ 40,830	\$ 14,967,502	\$ 421,668
701021 - SE California 37th to 45th	2019 - 2023	Completed	NA	\$ 5,600,000	\$ 6,000,000	\$ 6,000,000	\$ -	\$ -	\$ 5,146,053	\$ -
701025 - SW 17th St. - I-470 to MacVicar Ave.**	2027 - 2030	Pushed	80	\$ 14,600,000	\$ 25,450,100	\$ 25,450,100	\$ 9,000,000	\$ -	\$ 1,161,905	\$ 24,288,195
701028 - SW Huntoon St. - Gage Blvd. to Harrison St.	2024 - 2029	Public Engagement	60	\$ 11,740,000	\$ 18,500,000	\$ 18,500,000	\$ 3,416,000	\$ -	\$ -	\$ 18,500,000
701033 - SW 29th St. - Wanamaker Rd. to Shunga Creek Bridge***	2030 - 2033	Pushed	72	\$ 6,100,000	\$ 8,738,750	\$ 9,557,390	\$ 1,000,000	\$ -	\$ -	\$ 9,557,390
701049 - SW Topeka Blvd. -15th - 21st St. Phase II	2023 - 2026	Moved Forward	24	\$ 4,900,000	\$ 9,247,200	\$ 9,247,200	\$ 1,350,000	\$ -	\$ -	\$ 9,247,200
701055 - SW 37th St. - Burlingame Rd. to Scapa Place	2026 - 2028	Moved Forward	75	\$ 3,700,000	\$ 4,850,000	\$ 4,850,000	\$ 350,000	\$ -	\$ -	\$ 4,850,000
701056 - SW 17th St. - Washburn Ave. to Adams St.	2030 - 2033	Pushed	73	\$ 8,300,000	\$ 16,425,000	\$ 16,425,000	\$ 3,580,000	\$ -	\$ -	\$ 16,425,000
701057 - NE Seward Ave. - Sumner St. to Forest Ave.	2027 - 2030	Moved Forward	74	\$ 1,500,000	\$ 2,900,000	\$ 2,900,000	\$ -	\$ -	\$ -	\$ 2,900,000
701058 - SE 37th St. - Kansas Ave. to Adams St.	2029 -2031	Future Project	72	\$ 4,400,000	\$ 6,125,000	\$ 6,125,000	\$ 520,000	\$ -	\$ -	\$ 6,125,000
861010 - 2018 Bikeways Program	2018	Projects out to bid	NA	\$ 500,000	\$ 500,000	\$ 500,000	\$ -	\$ -	\$ 500,000	\$ -
861026 - 2020 Bikeways Program	2020	In Progress	NA	\$ 500,000	\$ 500,000	\$ 500,000	\$ -	\$ -	\$ 287,831	\$ 212,169
861029 - 2022 Bikeways Program	2022	Projects out to bid	NA	\$ 500,000	\$ 500,000	\$ 500,000	\$ -	\$ 428,085	\$ 71,915	\$ -
601071 - 2018 Pavement Management	NA	Completed	NA	\$ -	\$ 3,330,000	\$ 3,330,000	\$ -	\$ -	\$ 3,330,000	\$ -
601093 - 2019 Pavement Management	NA	Completed	NA	\$ -	\$ 6,660,000	\$ 6,660,000	\$ -	\$ -	\$ 6,600,000	\$ -
Zoo Payments	2018 - 2030	In Progress	NA	\$ 10,000,000	\$ 10,000,000	\$ 10,000,000	\$ -	\$ -	\$ 5,923,812	\$ 4,076,188

* Supplemented with Federal Funds (\$2,350,000)

** Project has been pushed back due to costs

***The portion from Fairlawn to Wheatfield Village Entrance was completed in 2021 for net expenses of \$395,361 (not included in table above) Portion also includes GO Bond Funding (\$818,640)

****Only includes Water and Wastewater; Storm Water is included in Current Budget Column ; these numbers do draw from the JEDO fund

<https://www.iedoecodevo.com/Documents/JEDOLocalAgreementbetweenSNCOandCOT-2017salestax.pdf>