



October 19, 2022

Board of Johnson County Commissioners
Attn: Penny Postoak Ferguson
111 S. Cherry Street, S-3300
Olathe, KS 66061-3441

Dear Members of the Johnson County Commission:

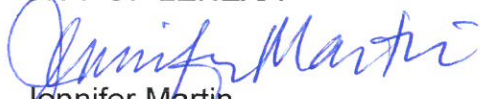
Please be advised that on October 18, 2022, the Governing Body of the City of Lenexa, Kansas, published notice of a Public Hearing to consider granting of an exemption from ad valorem taxation in connection with the property financed with industrial revenue bonds for 95th Street and Twilight Lane Project located in the southwest corner of 95th Street and Twilight Lane in the City of Lenexa. The public hearing is scheduled to be heard at City Hall, 17101 W. 87th Street Parkway, Lenexa, Kansas at 7:00 p.m. on Tuesday, November 1, 2022 at the City Council meeting or as soon thereafter as may be heard.

Pursuant to K.S.A. 12-1740 *et seq.*, a copy of the public hearing notice is enclosed. Chief Finance Officer Nate Blum prepared a cost benefit analysis as required by K.S.A. 12-1749d which was a positive return for all taxing jurisdictions.

If you have any questions regarding this matter, please direct your inquiries to Nate Blum, CFO. Nate can be reached at 913/477-7544.

Sincerely,

CITY OF LENEXA


Jennifer Martin
Lenexa City Clerk

cc: Nate Blum, CFO
Sean McLaughlin, City Attorney

Enclosure

NOTICE OF PUBLIC HEARING
OF THE CITY OF LENEXA, KANSAS

The city of Lenexa, Kansas (the "City"), will conduct a public hearing at 7:00 p.m. or as soon thereafter as the matter may be heard on Tuesday, November 1, 2022, at the City Hall, 17101 W. 87th Street Parkway, Lenexa, Kansas, to consider applying to the Kansas Board of Tax Appeals of the state of Kansas to grant an exemption from ad valorem taxes pursuant to K.S.A. 79-201a *Second* and/or *Twenty-Fourth* for property financed with the proceeds of approximately \$21,000,000 principal amount of industrial revenue bonds (the "Bonds") in accordance with K.S.A. 12-1740 to 12-1762d, inclusive, as amended. The proceeds of the Bonds will be used to pay the cost of acquiring, constructing and equipping a new office, warehouse, and manufacturing facility located on approximately 8.1 acres at southwest corner of the intersection of 95th Street and Twilight Lane in Lenexa, Kansas (the "95th and Twilight Office/Warehouse Project"). Application for the exemption will be conditioned on agreement by the 95th and Twilight Office/Warehouse Project owner to make certain payments in lieu of taxes which payments will be apportioned and paid by the Johnson County Treasurer to all taxing subdivisions in the territory in which the 95th and Twilight Office/Warehouse Project is located in the manner provided by K.S.A. 12-1742. The Bonds and the interest thereon will not be a debt or general obligation of the City, the state of Kansas or any municipal corporation thereof, and neither the Bonds nor the interest thereon are payable in any manner from tax revenues of any kind or character.

The meeting and public hearing will be open to the public. Interested members of the public are invited to attend the hearing and will have an opportunity to express their views with respect to the exemption. Written comments with respect to the exemption may also be submitted to the City Clerk before the hearing. The resolution of intent to issue the Bonds is on file with the City Clerk and available for inspection during normal business hours. Additional information regarding the exemption may be obtained in advance of the hearing from the City's CFO Nate Blum.

Dated: October 14, 2022

For Publication: Tuesday, October 18, 2022

	City of Lenexa	Johnson County	JoCo CC	Library	Parks	SMSD #512 School District	School District	State of Kansas
Benefits								
Sales Taxes:	\$ 34,031	\$ 82,969						\$ 560,625
Property Taxes:	\$ 1,672,959	\$ 1,067,171	\$ 523,698	\$ 224,655	\$ 177,977	\$ 2,970,131	\$ -	\$ 86,229
Utilities & Franchise Fees:	\$ -	--	--	--	--	--	--	
Income Taxes:	--	--	--	--	--	--	--	\$ 640,087
School Funding:	--	--	--	--	--	\$ -	\$ -	
Other Revenues:	\$ -	\$ -	\$ -	\$ -	\$ -	--	--	\$ -
Total Revenues:	\$ 1,706,990	\$ 1,150,140	\$ 523,698	\$ 224,655	\$ 177,977	\$ 2,970,131	\$ -	\$ 1,286,941
Costs								
Costs for Services:	\$ -	\$ -	\$ -	\$ -	\$ -	--	--	\$ -
Tax Abatements:	\$ 836,479	\$ 533,585	\$ 261,849	\$ 112,328	\$ 88,988	\$ 1,485,065	--	\$ 43,115
Incentives:	\$ -	\$ -	--	--	--	--	--	\$ -
Costs for New Students:	--	--	--	--	--	\$ -	\$ -	\$ -
Total Costs:	\$ 836,479	\$ 533,585	\$ 261,849	\$ 112,328	\$ 88,988	\$ 1,485,065	\$ -	\$ 43,115
Net Cost/Benefit								
Public Benefits:	\$ 1,706,990	\$ 1,150,140	\$ 523,698	\$ 224,655	\$ 177,977	\$ 2,970,131	\$ -	\$ 1,286,941
Public Costs & Incentives:	\$ 836,479	\$ 533,585	\$ 261,849	\$ 112,328	\$ 88,988	\$ 1,485,065	\$ -	\$ 43,115
Net Benefits (Costs):	\$ 870,511	\$ 616,554	\$ 261,849	\$ 112,328	\$ 88,988	\$ 1,485,065	\$ -	\$ 1,243,826
Present Value of Net Benefits:	\$ 814,175	\$ 580,617	\$ 244,210	\$ 104,758	\$ 82,992	\$ 1,385,054	\$ -	\$ 1,240,917
Present Value of Abatements and Incentives:	\$ 780,144	\$ 497,648	\$ 244,210	\$ 104,758	\$ 82,992	\$ 1,385,054	N/A	\$ 40,205
Payback Period for Incentives and Abatements:	5 Years	5 Years	6 Years	6 Years	6 Years	6 Years	N/A	Within 1 year
Cost-Benefit Ratio:	2.04	2.17	2.00	2.00	2.00	2.00	N/A	31.86
Annualized Compound Rate of Return:	7.41%	8.04%	7.18%	7.18%	7.18%	7.18%	N/A	41.36%