



# CITY OF TOPEKA

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CITY COUNCIL  
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## EXCERPT

Classroom A Law Enforcement Center, Topeka, Kansas, Thursday, May 23, 2024. The Transient Guest Tax Committee members met at 3:00 P.M., with the following Committee members present: Michelle Hoferer (Chair), Brett Kell and Marcus Miller.

The following is an excerpt of the draft minutes from the meeting:

APPROVAL of Resolution to reallocate remaining Transient Guest Tax funding from the Evel Knievel Museum to the Downtown Topeka Foundation Ice Rink.

### **Undistributed Funds**

Chairwoman Hoferer stated there were undistributed TGT Funds from the Evel Knievel Museum and reviewed options that the Committee had before them. One option is to distribute the funds across the existing groups. Another option that has come forward is a request from Every Plaza to build an ice rink. If approved, there would be about \$100K by the end of 2024 that could go toward it, with another \$80K-\$90K being distributed toward it over the remaining three years. Josh McAnarney, Budget Manager, added that there is currently \$71K that is undispersed, and that staff is projecting that amount to be \$90K by the end of the year. There are future funds that would have been paid to Evel Knievel through the end of 2027 which would be about \$160K-\$170K in total over that time.

Kurt Young, with the Downtown Topeka Business Improvement District Advisory Board, made a request for the Downtown Topeka Foundation to receive the remaining funds from the Evel Knievel distribution. Two years ago, through the winter months, Every Plaza rented an ice rink. It was very popular and successful in the eyes of the community. However, from an economic standpoint, it lost money at an unsustainable level for the Foundation. The need was recognized, and ideas began to form about how to make a permanent ice rink possible. The proposal would be to build a permanent ice rink into the grassy area on the north end of the Plaza. At this point in time, the idea would be to be an oval shape 14' wide by 150' long. The center area could remain grass or turf. Mr. Young reminded that these figures were good estimates to allow for planning, however were not set in stone. In order to accomplish this goal, they have identified three funding sources. The estimated cost would be \$832K. This would cover building the rink.

Some positive things to come out of this would be that other activities could take

place on the track during the off-season. Things such as radio-controlled car races were one idea. From a long-term perspective, there will be a 10-15 year low/no maintenance build. From the skate rental procured during the last season of skating, they received roughly \$130K in revenue. They have been speaking with a potential sponsor. Although there is no signed commitment, there is a strong feeling that the sponsorship will happen. A second source of funding are the TGT dollars. They are also planning to apply for some of the ARPA funding that is available. The hope would be that, by using these three funding sources, the full cost for the ice rink would be covered and the process would start with a debt-free platform.

Committee member Kell inquired about the measurements of the track. Mr. Young stated it would be a donut shape and would be 14-feet wide.

Committee member Kell inquired if it was possible to make the area the full width of the grassy area, to allow for small hockey leagues to be formed (such as 4x4 or 6x6 teams). Mr. Young acknowledged a full, rectangular setup could be done. The only thing standing in the way currently, would be the funding. It would cost more money to build something other than the track-style rink. Committee member Kell stated he was in support of this goal, but would prefer to see a full-size rink rather than the track.

Committee member Miller was not sure if he could support a full-size rink, at this time. However, felt comfortable with supporting the track-style rink to start the process.

Chairwoman Hoferer inquired about next steps for the Committee. Mr. Young stated that, to move forward with any plan, they would need to know that the TGT funding is secured. From there, they will also begin to apply for the ARPA funding. The sponsor would fill in the gap with remaining funds for whatever is not covered by the other two sources.

Committee member Miller restated that he was supportive of the track-style rink.

Chairwoman Hoferer asked Mr. Young to find out if it would be possible, in the future, to change the oval if it was later determined a full ice rink would be a better model? And to inquire what those costs might look like. Mr. Young stated that it will cost a lot more, later, to retrofit the rink to make it a full-rink rather than building it that way in the beginning.

Committee member Kell suggested starting youth leagues on the smaller track rink. The revenue generated could help to support the cost to build the larger rink.

MOTION: Committee member Kell made a motion to approve the request of allocating the 2024-2027 unassigned reserve funds to the Downtown Topeka Foundation for an ice rink at Every Plaza, contingent upon a development

contract and review by City Legal. Committee member Miller seconded. Motion approved 3-0-0.

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