

ORDINANCE NO. 1696

**AN ORDINANCE OF THE CITY OF COLBY, KANSAS, ADOPTING THE COLBY
STAR BOND PROJECT PLAN.**

WHEREAS, pursuant to K.S.A. 12-17,160 *et seq.* (the “Act”), the City of Colby, Kansas (the “City”) is authorized to create a STAR bond project district within an eligible area of the City for certain purposes set forth in the Act; and

WHEREAS, pursuant to Ordinance No. 1679, adopted by the City Council on December 17, 2024, and published December 20, 2024 (the “District Creation Ordinance”), the City established a STAR bond project district known as the Colby Star Bond Project District (the “District”) to promote, stimulate and develop the general and economic welfare of the state of Kansas and the City as a major commercial entertainment and tourism area; and

WHEREAS, the City received from the Secretary of Commerce of the State of Kansas (the “Secretary”) a determination that the proposed Colby STAR Bond Project District is an “eligible area” as said term is defined in the Act; and

WHEREAS, pursuant to the Act, the City is authorized to undertake one or more STAR Bond projects within the District, which may be implemented in separate development stages, and prepare a STAR Bond project plan, in consultation with the City’s planning commission; and

WHEREAS, the City is considering adoption of the Colby STAR Bond Project Plan (the “Project Plan”), which has been prepared in consultation with the City’s Planning Commission pursuant to the Act and provides for the redevelopment of all real property within the District, which consists of property generally located south of Walking Trail Lane, west of Sewell Avenue, north of and including the Oasis Travel Center, and east of the western City limit, and also including the property within City limits and east of Sewell Avenue, south of Davis Avenue, west of Franklin Avenue and North of Interstate 70, all within the City (the “Project Area”); and

WHEREAS, on August 14, 2025, the City’s Planning Commission made a finding that the Project Plan is consistent with the intent of the City’s comprehensive plan for the development of the City; and

WHEREAS, on September 2, 2025, the City Council adopted Resolution No. 1233 providing for a public hearing to consider the adoption of the Project Plan to be held on October 7, 2025, and notice of the public hearing was provided in accordance with the provisions of the Act; and

WHEREAS, on October 7, 2025, a public hearing on the Project Plan was opened, public comment was received by the City Council, and the public hearing was closed; and

WHEREAS, the City Council is authorized by the Act to adopt the Project Plan by ordinance passed by not less than two-thirds vote of the City Council.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF
COLBY, KANSAS:**

Section 1. Project Plan Adoption. The Project Plan for the redevelopment of the Project Area together with all attachments and exhibits thereto, which is on file in the office of the Clerk, is hereby adopted. The Project Plan is described in a general way as a major multi-sport athletic complex as well as a major commercial entertainment and tourism area that will include a multi-purpose arena and equestrian center, retail uses, restaurant uses, hotel, lodging, and recreational vehicle resort uses, commercial amusement, recreation, and museum uses, and other general commercial development. The City Council hereby further finds and determines that the relocation assistance plan contained in the Project Plan is hereby approved for use in the District.

Section 2. Financing Authorization. The City Council hereby declares its intention to issue and sell its special obligation notes and/or bonds in one or more series (the “Bonds”) in order to implement the Project Plan. The Bonds may be issued to reimburse the City for such project costs pursuant to Treasury Regulation § 1.150-2.

Section 3. Notification. The City Clerk shall cause copies of this Ordinance and the Project Plan to be transmitted to the Thomas County Board of County Commissioners, Clerk, Treasurer and Appraiser, to the Board of Education of USD 315, Thomas County, Kansas (Colby) and to the Secretary.

Section 4. Further Action. The Mayor, City Manager, Finance Director, Clerk and other officials and employees of the City, including Gilmore & Bell, P.C., Bond Counsel, are hereby further authorized and directed to take such other actions as may be appropriate or desirable to accomplish the purposes of this Ordinance.

Section 5. Effective Date. This Ordinance shall take effect and be in force from and after its passage and publication of a summary thereof one time in the official City newspaper.

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PASSED by not less than two-thirds vote of the City Council of the City of Colby, Kansas, on October 7, 2025.

(SEAL)

Lee Leiker, Mayor

ATTEST:

Joni L. Ketchum, City Clerk

CERTIFICATE

I hereby certify that the foregoing is a true and correct copy of the original ordinance; that said Ordinance was passed on October 7, 2025; that the record of the final vote on its passage is found on page ____ of journal ____; and that the Ordinance or a summary thereof was published in the *Colby Free Press* on October 15, 2025.

DATED: October 15, 2025.

Joni L. Ketchum, City Clerk

(Published in the *Colby Free Press* on October 15, 2025)

SUMMARY OF ORDINANCE NO. 1696

On October 7, 2025, the City Council of the City of Colby, Kansas (the “City”) passed an ordinance entitled:

AN ORDINANCE OF THE CITY OF COLBY, KANSAS, ADOPTING THE COLBY STAR BOND PROJECT PLAN.

The Ordinance adopts a Project Plan for the Colby STAR Bond Project Plan (the “Project Plan”) the redevelopment of the Project Area, described in a general way as a major multi-sport athletic complex as well as a major commercial entertainment and tourism area that will include a multi-purpose arena and equestrian center, retail uses, restaurant uses, hotel, lodging, and recreational vehicle resort uses, commercial amusement, recreation, and museum uses, and other general commercial development. A complete text of the Ordinance may be obtained or viewed free of charge at the office of the City Clerk, City Hall, 585 N. Franklin Avenue, Colby, Kansas. A reproduction of the Ordinance is available for not less than 7 days following the publication date of this Summary at www.cityofcolbyks.gov.

This Summary is hereby certified to be legally accurate and sufficient pursuant to the laws of the State of Kansas.

DATED: October 7, 2025.

John Gatz, City Attorney