

Three more KAN STEP projects funded by Kansas Commerce

Kansas Commerce recently funded three new projects through the self-help program, KAN STEP. The city of Damar will construct a new community center.

They are currently using the basement of the church for larger functions and would like to have a facility to hold functions, both small and large. The city of Greenleaf will install an entirely new water distribution system. The city of Miltonvale will construct a new Emergency Services Building. I'd like to take this opportunity to provide information about each of these projects.

New Emergency Services Building for Miltonvale

Commerce recently awarded a KAN STEP grant of \$293,440 to

help the residents in and around Miltonvale construct a new Emergency Services Building. Local volunteers will contribute \$387,884; the total retail cost is estimated at \$681,324. The new emergency services building

will measure 64 feet wide and 100 feet long. The facility will include a training room with a kitchenette, restrooms, an office, two ambulance bays, and a six-bay fire department.

Miltonvale is located in southeastern Cloud County, west of Clay Center. The population of the city is approximately 550 people. Miltonvale has an impressive history of volunteerism.

One of the first things that visitors notice is how nice the city park and downtown area are. The improvements are the result of volunteers who donated their time and the businesses and individuals who donated funds to make those improvements. For example, community leaders and workers helped establish a community health center in the 1980s; they developed a downtown improvement program and installed all new sidewalks; they constructed a huge new city park called 'Tootleville' and a new footbridge.

Project Representative Daren Sanders explained the need for the project, "The Miltonvale Rural Fire District 3 has four vehicles housed in a two-bay station. Vehicles have to be pulled outside to open compartment doors due to

newer equipment is over 10 feet tall. We have no training room and there is no bathroom or washing facilities at the rural station. With the new building all of the personnel will be under one roof. This will allow for more cooperation among the Miltonvale City Fire, Miltonvale City Ambulance and Miltonvale Rural Fire District 3."

Damar to build new Community Center

The city of Damar in western Rooks County in northwest Kansas has been awarded a \$297,665 KAN STEP Grant to construct a new 2,800 sq. foot community center. Damar will match the funding with \$198,495 in volunteer labor for a total retail cost of \$496,160.



Shane Holthaus
KAN STEP Tech

**CITY OF MILTONVALE
EMERGENCY SERVICES BUILDING**

KANSTEP PROJECT: #08-ST-802

KANSAS DEPARTMENT OF COMMERCE: \$ 293,440 MILTONVALE VOLUNTEERS: \$ 385,334

CITY COUNCIL:

- John Puckett, Mayor
- Eddie Mottin, Council President
- Robert Gilmore
- Josephine Huyghebaert
- Dwaine Randel
- Curtis Swenson

PROJECT SPARKPLUGS:

- Jim DeMars and Daren Sanders

DESIGN:

- BG Consultants

INSPECTION & ASSISTANCE:

- Kansas Rural Water Association

GRANT ADMINISTRATION:

- North Central Kansas Regional Planning

The floor plan shows a rectangular building layout. At the top left is the Training Room. To its right is an Office. Below the Office is a Foyer. To the right of the Foyer are two Ambulance Bays. Below the Foyer and Ambulance Bays are two Restrooms. At the bottom of the plan are six Fire Department Bays.

One of the requirements of the KAN STEP program is to install a project sign. Kansas Rural Water Association prepares signs such as shown here as a component of providing technical assistance to the program.

a lack of space. The rural building is poorly insulated and expensive to heat. Both buildings were designed for smaller firefighting equipment. The doors on both are only 10 feet tall. A lot of the

The community center will include two community rooms, one for smaller meetings and another larger for receptions, dances and larger meetings. The community center will also

include a kitchen, restrooms and a storage/mechanical room.

Project representatives at Damar are Tim Benoit and Brian Newell. Ciroma Cox of the Northwest Kansas Planning and Development

volunteer projects like this can become a reality. This small town has not had a building erected on Main Street since the new post office in the mid-1980s. We feel like this building will enhance our

New water system funded for Greenleaf

When driving down some of the brick streets in Greenleaf, you'll notice a constant patching of the street. Why the patches?



Damar's new 2,800 sq. ft. community center was designed by Don Marrs, DMA Architects, Salina. It will be the first new facility built on Main Street in more than 20 years.



The city of Greenleaf experiences many breaks and leaks in its old steel water distribution system as evident from the clamps on this section of 3-inch pipeline held by City Employee Jerry Baker.

will provide grant administration. The architect is Don Marrs, DMA Architects, Salina. Kansas Rural Water Association will provide inspection services and technical assistance.

Sparkplug Tim Benoit said, "The community of Damar has several reasons for pursuing the community center. First, we do not have a community gathering facility that is handicapped accessible; this building will be easily accessible for everyone. Second, with this project we can prove that big things can happen in small communities. Third, throughout Damar's history we have been blessed with residents of many skilled occupations. We currently have a heating and air contractor, a plumbing and electrical contractor, a drywall and painting contractor, a certified welder, three building contractors and an artist. This project will allow us to use our skills for the betterment of the community. Fourth, this project means that Damar will get a chance to show other small communities that

main street and our community tremendously. I can use my skills as a plumber/ electrician to give my community a landmark that will be used for generations to come."

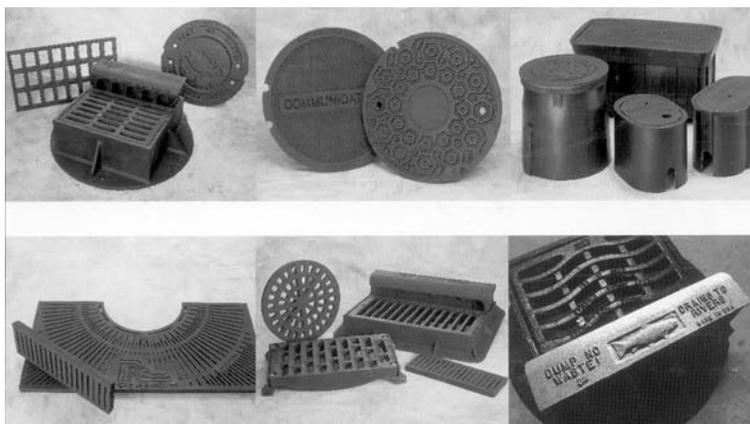
Well, there's a water line below it – and the city has made many, many repairs on old steel pipelines.

Operator Jerry Baker looks forward to having fewer problems with breaking pipes. "There are

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Grant Administrator Debra Ohlde of North-Central Kansas Planning Agency responds to a question by project consultant Stuart Porter of Schwab – Eaton, P.A., Manhattan. Greenleaf operator Jerry Baker, Mayor Delmar Crawford and Salih Doughramaji of Kansas Commerce review the plans at the post award meeting on August 14.

quite a few leaks and we are always digging; the water system is in bad shape. We know that replacing the system will be a lot of work but when it's completed, we will have something to be proud of," Baker explained.

When the city met with representatives of Kansas Commerce, they took along a section of pipeline that had been removed due to leaks. "That section of pipeline really opened some eyes," Baker said.

Waving the flag for KAN STEP – unique in all the USA

KAN STEP is a community development program sponsored by the Kansas Department of Commerce designed to help communities with an acknowledged community improvement problem. A minimum of 40 percent savings of typical 'retail cost' must be shown through this self-help process. Types of facilities that qualify include improvements to water or sewer systems and buildings. Examples of eligible

buildings include senior centers, community buildings, and fire stations. The program is designed to benefit low- and moderate-income persons. The Kansas Rural Water Association provides inspection services and technical assistance to the KAN STEP. Kansas is the only state constructing buildings through this program.

KAN STEP is a highly successful program that continues to help numerous communities across the state. From McDonald to Whiting to Burns and Enterprise, local volunteers are proving that working together pays off – saving money and building community pride and facilities.

For more information about KAN STEP, directly contact:

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Topeka, KS 66612-1354
Phone: 785/296-3610

Price increases hit projects

Anyone associated with the construction industry or paying the bills for projects is keenly aware of the recent escalation of material costs. For example, the cost of reinforcing rebar has really impacted costs of foundations and concrete work. Here are some interesting facts on the 5-year history of rebar cost. Rebar is just one material critical to good construction. Cost of other materials are nearly as volatile.

In September 2003, 3/8-inch rebar sold for \$2.43 per 20 foot stick. Half-inch rebar on the same date sold for \$3.50. That was five years ago! In 2006, 3/8-inch rebar was \$3.00 per stick and 1/2-inch was \$4.05. In January 2008, 3/8-inch rebar was \$3.50 and 1/2-inch was \$5.35. In September 2008, 3/8-inch rebar is \$4.70 and 1/2-inch rebar is \$7.55. This is a 93 percent increase for 3/8-inch rebar and a 115 percent increase for 1/2-inch rebar since five years ago.

The cost of rebar in the current market can be quite unpredictable. In early spring this year, prices were so volatile that buyers of steel were told that their quotes were only valid for one hour. Suppliers would tell retailers to either make the purchase within the hour or possibly face higher costs later the same day.

While this can deter some people, the cost of steel reinforcement is still far better than alternate materials. Putting rebar in concrete is still less expensive than fiber reinforcement. Rebar provides a viable option for contractors who want to maintain their reputation for building a reliable concrete slab.



The rebar that goes into a footing is more easily assembled above ground. Here, a section of the 'cage' for the new KAN STEP Fire Station at St. Joe in Reno County is being tied by volunteer Jim Weinman, KRWA Tech Mike Fisher and volunteer Kendra Ernst; another section has just been completed.



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