

Council Chambers
City Hall
January 16, 2007
7:30 P.M.

At 7:30 P.M. a Public Hearing was held to hear why a condemned house at 1003 2nd. Street should not be demolished. City Attorney, Michael Ryan, gave a report that the house has been boarded up and secured but the person wanting to take ownership of the house has not been able to get a title yet. The house does not look bad at this time. A Resolution will be prepared to continue this Public Hearing on June 19, 2007 at 7:30 P.M. This Public Hearing was then closed.

A Public Hearing was held to hear any comments to the rezoning request of property at 319 5th Street. The property is now owned by Propane Central, Dwight Baer local manager, and needs to be rezoned from residential to business. Propane Central is making plans to move their office from 314 Lincoln Avenue to the 319 5th Street address. There were no comments from the audience protesting the zoning change. The Planning Commission has recommended the rezoning request be granted. The Public Hearing was closed.

The Council was called to order at 7:40 P.M. in regular session with Mayor Reed presiding and roll call showing Councilmembers: Donald Button, Jack Wallace, Sheila Backstrom, Justin Begnoche, Lanny Crawford, Jonathan Coberly and Charles Smith present.

Copies of the minutes of the two previous meetings were presented and approved by the Council. Copies of the minutes of the two previous Public Utilities Commission meetings were presented.

Appropriation Ordinance Nos. 3160 and 3161, allowing claims, which had been checked by the Council, were presented. Moved by Councilmember Begnoche, seconded by Councilmember Crawford, that these ordinances be approved for payment. Upon being put to a vote by roll call this motion carried by a unanimous vote of all Councilmembers present.

City Attorney, Michael Ryan, stated he would like an executive session at the end of this council meeting to discuss matters regarded as Attorney/Client privilege. A development agreement with Enterprise Venture Corporation will be discussed during the executive session.

Mr. Ryan announced that the property at 736 Clay Street, that the City now owns, will be auctioned off on January 20, 2007 at 10:30 A.M.

City Clerk, Calvin Wohler, presented several licenses for approval.

Moved by Councilmember Button, seconded by Councilmember Smith, to approve an electrical business license for V & V Electric of Manhattan, Kansas. The motion carried unanimously.

Moved by Councilmember Button, seconded by Councilmember Crawford, to approve a CMB license for Gyle Springer, d/b/a Low Places, at 730 Bridge Street. The motion carried unanimously.

Moved by Councilmember Button, seconded by Councilmember Crawford, to approve an amusement devise license for Gyle Springer, d/b/a Low Places. The motion carried unanimously.

Gary Griffiths, representing Economic Development Group, appeared before the Council to present information about a recent survey they completed. Each councilmember was given a summary report entitled "Clay County Economic Development Group Strategic Plan of Action." Mr. Griffiths reported that 439 surveys were returned to the EDG Office. The report in summary listed the top ten positive responses plus the bottom ten negative responses. The survey is required by the State so Clay County can remain an Enterprise Zone. This survey must be completed every three years. The survey needs to be approved by County Commissioners and City Council. Council thanked Mr. Griffiths for his report.

Committee reports were as follows:

Ways and Means-Moved by Councilmember Button, seconded by Councilmember Smith, to approve the Clay County Economic Development Group Strategic Plan of Action as presented by Mr. Griffiths. The motion carried unanimously.

Streets and Alleys-Committee doing a study to either purchase or lease a skid-steer loader. The lease option may be a better deal. A proposal of \$2,500.00 a year has been offered to the City.

City has been approved for a KLINK project for West #24 Highway. The total cost of the project is \$266,000.00 and the City's share is 25%. The project would be a mill and overlay rehab from C Street to Meadowlark Road. City will need to make a decision soon if they want to do the project.

City Parks and Pool-Parks Department would like to do an 8' x 10' slab of concrete poured in Dexter Park to set new bleachers on. A low bid from Mall Construction of \$644.00 was presented. Moved by Councilmember Begnoche, seconded by Councilmember Wallace, to accept the Mall bid. The motion carried unanimously.

Bids were received from Griggs Electric to install two exhaust fans in the bathhouse at the Pool. It was decided it would be cheaper to install the fans in windows instead of through the roof. Moved by Councilmember Begnoche, seconded by Councilmember Smith, to accept the bid from Griggs Electric for \$3,037.09 to install the two fans as proposed. The motion carried unanimously.

Building Permits-Moved by Councilmember Begnoche, seconded by Councilmember Smith, to approve the following building permits:

Chris Schwensen for a 16' x 18' shed at 710 Hillcrest Drive.
Marion and Jay Mellies for a new house at 825 Hidden Valley Drive.

The motion carried unanimously.

Airport-City can start making plans for a milling and overlay project in 2008. FAA has some monies available now that can be used to do the engineering work this year. \$105,325.00 is available with a matching 5% from the City. Moved by Councilmember Smith, seconded by Councilmember Begnoche to proceed with the engineering of the overlay project this year. The motion carried unanimously.

Zoning-Moved by Councilmember Button, seconded by Councilmember Smith, to authorize the City Attorney to write an Ordinance to adopt the change of zoning of the property at 319 5th Street presented at the Public Hearing earlier. The motion carried unanimously.

New Business-Some residents that live on West Lincoln Avenue have questioned why big spools of cable are being stored on some vacant lots there. If the lots are being rented by someone there is a question about the zoning of the lots.

Council discussed the possibility of changing janitorial services at City Hall.

Moved by Councilmember Wallace, seconded by Councilmember Begnoche, to go into a thirty minute Executive Session to discuss matters deemed Attorney/Client privilege. Those present would be City Attorney, Mayor, City Clerk and Councilmembers. The motion carried unanimously. The Council went into Executive Session for thirty minutes.

The Council reconvened after thirty minutes.

Moved by Councilmember Button, seconded by Councilmember Begnoche, to authorize Joe Norton, representing Gilmore and Bell, and City Attorney, Michael Ryan, to present a Development Agreement between the City of Clay Center, Kansas, Clay Center Public Utilities Commission and Neighborhood Renaissance Foundation to the developers of the Center Heights project. The motion carried unanimously.

Moved by Councilmember Smith, seconded by Councilmember Begnoche, to adjourn the meeting. The motion carried unanimously. The meeting was adjourned.