

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

Council met in regular session with Mayor Sharon Brown presiding and roll call showing Councilmembers: Steve Fox, Justin Begnoche, Daton Hess, Rhys Baker, Butch Hess, Charles Smith, Connie Jordan and Jack Wallace present.

Copies of the minutes of the previous Meeting were presented and approved by the Council. Copies of the minutes of the previous Public Utilities Commission meeting were presented.

Municipal Judge's receipts for the month of September were \$3,825.00.

Appropriation Ordinance Nos. 3198 and 3199, allowing claims, which had been checked by the Council, were presented. Moved by Councilmember Begnoche, seconded by Councilmember B. Hess, 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, did not have anything to present to the Council.

City Clerk, Calvin Wohler, presented a business electrical license for North Central Electric at 1961 Navajo Road, Clay Center, Kansas for approval. The Electrical board has signed off on the application. Moved by Councilmember Begnoche, seconded by Councilmember B. Hess, to approve the above mentioned electrical license. The motion carried unanimously.

Roland Milligan, resident at 336 W. Lincoln Avenue, appeared before the Council to inform them that the lot at 301 W. Lincoln Avenue, still is not completely cleaned up and there appears to be business activities going on. The lot is also not being mowed. Council instructed Police Chief, Bill Robinson, to watch the property and issue a citation, if needed.

Bill Callaway, Public Utilities Superintendent, appeared before the Council asking them to authorize Mayor Brown to sign a twenty year Westar Base Load Contract for electric supply. The contract is cost based. Mr. Callaway had appeared before the Council during the work session to explain the Westar Contract. Moved by Councilmember Wallace, seconded by Councilmember D. Hess, to approve a twenty year Base Load Contract with Westar as presented by Mr. Callaway. The motion carried unanimously.

Mr. Callaway requested that the Council approve a Resolution between the Cost-Based Formula Rate Agreement for base load electricity service from Westar Energy, Inc. and the City. The Resolution allows the Kansas Power Pool to facilitate this resource. Moved by Councilmember Wallace, seconded by Councilmember Begnoche, to authorize the City Attorney to prepare this Resolution. The motion carried unanimously.

During the work session before the Council Meeting, Mr. Callaway talked about raising the connect and disconnect fees for water and electricity. The current rate is \$10.00 and has been at this rate for quite some time. Most charges are just for a reconnect fee for non-payment of utility bill. Moved by Councilmember Wallace, seconded by Councilmember B. Hess, to authorize the City Attorney to write an ordinance to raise the connect and disconnect fee for water and electricity from \$10.00 to \$25.00. The motion carried unanimously.

Committee reports were as follows:

**Ways and Means**-Purchasing flu shots for employees was discussed. It will cost \$31.00 per any employee, who wishes to receive a flu shot this year. Usually about one-half of the employees get the shots when offered. Moved by Councilmember Begnoche, seconded by Councilmember Smith, to pay for flu shots for all employees and councilmembers who want one. The motion carried unanimously. The flu shots will be available in City Hall at 1:00 p.m. on November 14, 2007.

Mayor's hours and compensation was discussed.

**Streets and Alleys**-Committee has received eight applications for the Street Commissioner position. Committee will be

interviewing three applicants soon.

Committee announced that Fall Clean Up would begin on November 13, 2007. Department has placed a "help wanted" ad in the newspaper for a refuse employee.

**City Parks and Pool**-The caboose setting on the old depot property was discussed. The City had been looking for a place to move the caboose but now do not need to. Joe Ferguson, who now owns the property, wants to keep the caboose for now.

Committee has received a bid from Mel's Plumbing to remodel one side of the bathhouse at the pool. A bid will be asked for to do the other side of the bathhouse also.

Bids for spraying parks and ball diamonds was presented from Francis Lawn and Maintenance. The spraying is done annually in the fall for broadleaf weeds and dandelions. The total bid is for \$3,810.25 with \$950.00 being for Public Recreation at the fairgrounds. Moved by Councilmember Fox, seconded by Councilmember Smith, to approve the spraying bid from Francis Lawn and Maintenance. The motion carried unanimously.

**Building Permits**-Moved by Councilmember Jordan, seconded by Councilmember Smith, to approve a permit for Jim and Peggy Schulze for a new house at 815 Hidden Valley Drive. The motion carried unanimously.

**Airport**-Committee is getting bids for some painting on buildings. Committee sent a letter to Airport Manager to do some cleaning up around buildings.

**Emergency Preparedness**-Councilmember Daton Hess, will attend a meeting in Wichita on October 18, 2007 for elected officials. The topic will be on master management for city emergencies.

**Old Business**-David Sandir and Don Cooper, representatives from Commercial Group, appeared before the Council to answer any questions about moving forward with the Center Heights development. There was a lengthy discussion about the reimbursement of land to Commercial Group through the TIF program. The Council had decided in the past that land purchased should not be part of the TIF reimbursement. Moved by Councilmember Begnoche, seconded by Councilmember Jordan, to reenter negotiations with the Commercial Group for development of approximately eight acres and \$50,000.00 be included as land reimbursement and total not to exceed actual land purchase amount in future phases. The motion carried 7-1. Councilmember B. Hess voted "nay".

Youth Academy will have eighteen students this year. The group will be visiting City, County and Hospital facilities this Thursday, October 18, 2007.

It was announced that the second meeting in November will be on November 19<sup>th</sup> instead of the 20<sup>th</sup>.

**New Business**-Mayor Brown asked the Property Committee to meet and review the City's franchise agreements with AT & T and Eagle Communications. A new franchise agreement may be needed with Twin Valley Telephone.

Moved by Councilmember Smith, seconded by Councilmember Wallace, to go into Executive Session for fifteen minutes to discuss non-elected personnel issues and Mayor, City Attorney, and City Clerk also be present. The motion carried unanimously. The meeting went into an Executive Session for fifteen minutes.

After fifteen minutes the Council was returned to regular Session.

Moved by Councilmember Smith, seconded by Councilmember B. Hess, to trade in a Skid Steer Loader at the Wastewater Department at a cost difference of \$19,995.00. A lengthy discussion followed about sharing equipment. A salesman from KanEquip also spoke to the Council. The motion and second was withdrawn by Councilmember Smith and Councilmember B. Hess. The Committee will prepare specs for a new loader and try to get other equipment dealers to bid on the Skid Steer Loader.

Moved by Councilmember Begnoche, seconded by Councilmember Jordan, to adjourn the meeting. The motion carried

unanimously. The meeting was adjourned.