City Council Minutes – Regular Meeting – Monday, June 26, 2017

The Bonner Springs City Council met in regular session at 7:30 p.m. on Monday, June 26, 2017.

**Governing Body Present:** Mayor Jeff Harrington; Councilmembers: Tom Stephens, George Cooper, Bob Reeves, Dani Gurley, Joe Peterson, Mark Kipp, Mike Thompson, and Rodger Shannon

**City Staff Present:** Sean Pederson, City Manager; Amber McCullough, City Clerk; Tillie LaPlante, Finance Director; Rick Sailler, Public Works & Utilities Director; Brian Hunt, Building Official; Carrie Newton, Public Housing Authority Director; Skipp Dobbs, Parks and Recreation Director; Justine Spease, Recreation Coordinator; Betsy Smith, Recreation Coordinator; Ben Hess, Recreation Coordinator; Billy Naff, Police Chief and Larissa Phillips, Animal Control Officer

**Others Present:** Tyler Ellsworth, Kutak Rock

The Mayor led the Pledge of Allegiance to the Flag of the United States of America, and asked Councilmember, Mike Thompson, to lead the invocation.

**Item No. 1 – Citizen Appreciation Presentation – Stephen Baker** – The Mayor and the Police Chief presented a plaque to Stephen Baker in appreciation of his assistance to the Animal Control Officer when she was attacked by two aggressive dogs recently.

**Item No. 2 - Parks and Recreation Month Proclamation** - The Mayor presented a proclamation to the Parks and Recreation Department staff in observance of Parks and Recreation Month.

**Item No. 3 - Citizen Concerns About Items Not on Today’s Agenda** – None Presented.

**CONSENT AGENDA**

The Mayor read the Consent Agenda Items 4 through 12 and asked the staff, audience or City Council if they wished to remove an item for separate consideration. Item No. 10 was pulled to make corrections. The Mayor abstained from vendor no. 0402.

**Item No. 4 – Minutes of the June 12 2017 City Council Meeting** – Presented for approval.

**Item No. 5 – Claims for City Operations for June 26, 2017** - Presented for approval were Supplement Claims in the amount of $137,683.58 and Regular Claims in the amount of $379,719.93.

**Item No. 6 – Public Housing Authority Claims for June 26, 2017** – Presented for approval were Regular Claims in the amount of $15,745.39.

**Item No. 7 – Street Closure for JMS Entertainment dba 3rd Street Asylum** – JMS Entertainment dba 3rd Street Asylum requested the City close Third Street in front of the 1918 building 10/6-7, 10/13-14, 10/20-21 and 10/27-29 from 6:00 p.m. to midnight.

**Item No. 8 – Appointments to Committee for Marion Vaughn Award** – The Mayor recommended the appointment of Councilmembers Shannon and Thompson, former Mayor Clausie Smith, Chamber of Commerce President Jeff Jones, Vaughn Trent Executive Director Rachael Nickerson, Rotary Club Vice President Jim Bishop and last year’s recipient Tony Dusil.

**Item No. 9 – Public Housing Authority Vehicle Policy** – The Public Housing Authority Director requested to implement a vehicle policy to help alleviate resident concerns about parking.

**Item No. 11 – Public Housing Authority Pest Policy** – The Public Housing Authority Director requested to implement a pest policy to make residents more responsible for pest control in their homes.

**Item No. 12 – Public Housing Capitalization Policy** – The Public Housing Authority Director requested to implement a capitalization policy to track PHA assets.

**CONSENT AGENDA APPROVAL**

Stephens made a Motion to Approve the Consent Agenda with the exception of Item No. 10. Gurley seconded the motion and it carried on a vote of eight to zero.

**REGULAR MEETING AGENDA**

**Item No. 10 – Public Housing Authority Updated Schedule of Fees** – The schedule of fees lists the charges to PHA residents for damages, cleaning or other issues caused by residents that incur cost to the PHA.

- The depreciation chart for painting should show “Number of Bedrooms” instead of “Number of Years”
- The depreciation chart for flooring should show $100 for 3-bedroom units instead of $95.

Stephens made Motion to Approve the Updated Schedule of Fees for PHA. Peterson seconded the motion and it carried on a vote of eight to zero.
Item No. 13 – KG Properties LLC IRB Public Hearing –
Gurley made a Motion to Open the Public Hearing at 7:45 p.m. regarding KG Properties IRB. Cooper seconded the motion and it carried on a vote of eight to zero. The Mayor asked for any staff or public comments.
- Tyler Ellsworth, Kutak Rock, City Bond Counsel, stated the City has been in discussion with KG Properties LLC for several weeks.
- The IRB is for a 12.4 million dollar project with a graduated 60% abatement over a ten-year term with additional abatements when certain investments are met.
- John Snyder, attorney for Kincaid, thanked Tyler Ellsworth and the City staff for their work on the project. Cooper made a Motion to Close the Public Hearing at 7:53 p.m. Stephens seconded the motion and it carried on a vote of eight to zero.

Item No. 14 – KG Properties LLC IRB Resolution –
Reeves made a Motion to Approve a Resolution of Intent to Issue Industrial Revenue Bonds in the Approximate Amount of $13,932,170 for KG Properties, LLC for Property Tax Abatement and Sales Tax Exemption. Shannon seconded the motion and it carried on a vote of eight to zero. Assigned Resolution No. 2017-04.

Item No. 15 – Additional Holiday for July 3-
Cooper made a Motion to Approve an Additional Holiday for July 3, 2017. Reeves seconded the motion and it carried on a vote of eight to zero.

Item No. 16 – Resolution of Demolition of Public Building – The City Manager presented:
- Two city-owned buildings at 120 and 130 North Nettleton were structurally reviewed and recommended for demolition as a result of the reviews.
- The police department was moved out of these buildings as they were deemed untenable and uninhabitable. Shannon made a Motion to Approve the Resolution for Demolition of the Public Buildings Located at 120 and 130 North Nettleton. Thompson seconded the motion and it carried on a vote of eight to zero. Assigned Resolution No. 2017-05.

Item No. 17 – Change Order No. 1 for 126th and 134th PRV Installation – The Public Works Director presented:
- The Change Order includes Work Change Directives for the 126th Street PRV installation project:
  - The 126th Street PRV vault required a footing for an additional cost of $2,975.
  - The contractor captured the spring water in the immediate area, piped it 100 feet and connected it to the interconnect vault for Board of Public Utilities for an additional cost of $2,752.19
  - The contractor removed and replaced the concrete lid on the interconnect vault and sealed the lid to eliminate seepage for an additional cost of $500.
- The Change Order includes Work Change Directives for the 134th Street PRV installation project:
  - The contractor constructed a floor for the PRV vault because the floor of the vault is below the flowline of a nearby creek allowing water seepage into the vault for an additional cost of $3,575.
Gurley made a Motion to Approve Change Order No.1 for Schuetz Construction, LLC in an Amount Not to Exceed $9,802.19 for the PRV Installation Projects. Shannon seconded the motion and it carried on a vote of eight to zero.

Item No. 18 - City Manager’s Report –
- The cost to get the Citizen’s Survey broken down by ward is $810. If the City Council would like the breakdown, staff can request it and have it available for the next City Council meeting.
- City offices will be closed for Independence Day on Monday, July 3rd and Tuesday, July 4th.
- Bonner Blast and Patriotic Band Concert will be Thursday, June 29th at 8:30 p.m.
- The City will host a Public Open House to discuss options for a Government Services Center on August 10th at Bonner Springs High School at 6:30 p.m.

Item No. 19 – City Council Items –
- Shannon reported the northeast area of the parking lot at North Park is sinking.
- Gurley asked everyone to keep an ear out for information about the vandalism of Hunter’s Outdoor Learning Center at Bonner Elementary.
- Reeves stated the “Welcome to Downtown Bonner” sign is down. City crews are working on the creek behind his house and it looks good. There are shrubs growing over the street on the east side of Lakewood.
- Cooper thanked City staff for fixing the sight line issue at 130th and Swartz.
- Gurley asked what the status is of the electronic sign at Nettleton and Sheidley. Staff reported they are going through design work for the encasement.
Item No. 20 – Mayor’s Report – The Mayor:
➢ Appreciates the Parks and Recreation department and the City Band concerts.
➢ Encouraged staff to plan to keep up the City facilities as need arises.
➢ Stated the sand volleyball courts look great.
➢ Asked if the basketball court at Lion’s Park could be fenced for futsal.
➢ Stated some Frisbee golf goals in Lion’s Park were vandalized. The City is installing 18 holes in North Park.
➢ Met with Wyandotte County Mayors.
➢ Stephens asked if the walking trail in the southeast corner is closer to completion. Staff stated the ground must be prepped and they are waiting on the contractor.
➢ Stephens reported he has heard constituents say they don’t see the Councilmembers at events and he asked his peers to put the Open House on their calendars to attend.

The meeting adjourned at 8:24 p.m. ____________________________ Amber McCullough, City Clerk