

**MINUTES
CITY COMMISSION MEETING
CITY HALL, 701 WASHINGTON**

Wednesday, December 3, 2014 5:30 p.m.

The governing body met in regular session on December 3, 2014, at 5:30 p.m. in the City Commission Room at City Hall, with the following members being present: Commissioners Wentz, Johnson, Pounds, and Hasch.

Absent: Commissioner Parker.

Other Officers: City Manager Uri, Finance Director Clerk Farha, and City Clerk Crum.

Mayor Wentz declared that a quorum was present and called the meeting to order.

Visitors: Jessica LeDuc, Toby Nosker, Ashley McMillan, Kent Otott, Richard Vickers. Staff present: Chad Buckley, Utilities Director; Bruno Rehbein, Building Inspector; Ron Copple, Public Works Director; Bruce Johnson, Police Chief.

Pastor Kent Otott gave the invocation, followed by the reciting of the Pledge of Allegiance.

APPROVAL OF MINUTES

APPROVED

Commissioner Johnson moved to approve the minutes of the November 19, 2014, meeting. Commissioner Hasch seconded. Motion carried unanimously.

APPROPRIATION ORDINANCE #22

APPROVED

Answers to questions asked: the property taxes paid consisted of the new Plaza site as well as commercial properties at the 21st St. dam. It was unknown what the charger was for \$1253.60, but City Manager said he'd find out. To the question about vet fees, Amber Farha said the adoptions are mostly paying the vet bills.

Commissioner Pounds moved to approve appropriation ordinance #22. Commissioner Hasch seconded. Motion carried unanimously.

PUBLIC COMMENTS

There were no public comments.

PUBLIC HEARING:

NEIGHBORHOOD REVITALIZATION PLAN

HELD

Mayor Wentz opened the public hearing.

City Manager Uri said the agreement was to renew the plan which had expired after three years. It allows for improvements to newly constructed property for a real estate tax abatement. Ashley McMillan said seventy-three properties got on the program in the last three years.

Mayor Wentz closed the public hearing.

ORDINANCES:

2014-3088 NEIGHBORHOOD REVITALIZATION PLAN

PASSED

Thereupon, there was presented an Ordinance entitled:

AN ORDINANCE OF THE CITY OF CONCORDIA, KANSAS, ADOPTING THE "NEIGHBORHOOD REVITALIZATION PLAN FOR CLOUD COUNTY, KANSAS, 2015" AND AUTHORIZING ENTERING INTO AN INTERLOCAL AGREEMENT FOR THE ADMINISTRATION OF THAT PLAN.

Thereupon, Commissioner Hasch moved that said Ordinance be passed. The motion was seconded by Commissioner Pounds. Said Ordinance was duly read and considered, and upon being put, the motion for the passage of said Ordinance was carried by the vote of the governing body, the vote being as follows:

Yea: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Ordinance duly passed and the Ordinance was then duly numbered Ordinance No. 2014-3088, was signed by the Mayor and attested by the Clerk and was directed to be published one time in the official newspaper of the City.

NEW BUSINESS:

DESIGNATION OF OFFICIAL DEPOSITORIES

APPROVED

Commissioner Johnson moved to approve Citizens National Bank, Central National Bank, United Bank & Trust, Peoples Exchange Bank, and Elk State Bank as our depositories. Commissioner Pounds seconded. Motion carried unanimously.

CAMPBELL & JOHNSON EXTENSION OF CONTRACT

APPROVED

The extension will be for the same terms as the 2014 agreement, with no changes.

Commissioner Hasch moved to approve the Campbell & Johnson extension of contract. Commissioner Pounds seconded. Motion carried unanimously.

2014 BUDGET AMENDMENT

APPROVED

Amber Farha said the amendment was necessary, as the 911 wireless fund expended less funds at the end of the year than budgeted.

Commissioner Hasch moved to authorize the city manager to sign the amendment and to publish in the Blade-Empire. Commissioner Pounds seconded. Motion carried unanimously.

BROWN GRAND TAX CREDIT AGREEMENT

APPROVED

The Kansas State Historical Society issued tax credits to fund the Brown Grand's renovation project. The total project expenses of \$777,861.27 were determined to be eligible expenses of \$590,536.27. Twenty-five percent of those expenses were available as tax credits, or \$147,634.00. Central National Bank has offered to purchase those tax credits at a 5% discount, for \$140,252.30.

Commissioner Hasch moved to approve the Brown Grand tax credit agreement. Commissioner Johnson seconded. Motion carried unanimously.

RESOLUTIONS:

2014-1999 WAIVER OF GAAP

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

WHEREAS THE CITY OF CONCORDIA, KANSAS, HAS DETERMINED THAT THE FINANCIAL STATEMENTS AND FINANCIAL REPORTS FOR THE YEAR ENDED DECEMBER 31, 2015, TO BE PREPARED IN CONFORMITY WITH THE REQUIREMENTS OF K.S.A. 75-1120A(A) ARE NOT RELEVANT TO THE REQUIREMENTS OF THE CASH BASIS AND BUDGET LAWS OF THIS STATE AND ARE OF NO SIGNIFICANT VALUE TO THE GOVERNING BODY OR THE MEMBERS OF THE GENERAL PUBLIC OF THE CITY OF CONCORDIA;

Thereupon on motion of Commissioner Johnson, seconded by Commissioner Hasch, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-1999 was signed and approved by the Mayor and attested by the Clerk.

2014-2000 AUTHORIZED CHECK SIGNERS

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

WHEREAS, THE GOVERNING BODY FINDS THAT THE BEST INTERESTS OF THE CITY TO DESIGNATE THE POWERS AND AUTHORITIES OF CITY EMPLOYEES WITH RESPECT TO CERTAIN ACCOUNTS OF THE CITY;

Thereupon on motion of Commissioner Pounds, seconded by Commissioner Hasch, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-2000 was signed and approved by the Mayor and attested by the Clerk.

2014-2001 UNSAFE & DANGEROUS – 129 W. 2ND

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF CONCORDIA, KANSAS: WHEREAS, THE ENFORCING OFFICER PURSUANT TO K.S.A. 12-1750 ET SEQ., AS PROVIDED BY SECTION 7-47 (C) OF THE CODE OF ORDINANCES OF THE CITY OF CONCORDIA, KANSAS, HAS INFORMED THE GOVERNING BODY THAT IN HIS OPINION THE FOLLOWING STRUCTURE IS UNSAFE AND DANGEROUS:

Thereupon on motion of Commissioner Johnson, seconded by Commissioner Pounds, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-2001 was signed and approved by the Mayor and attested by the Clerk.

2014-2002 UNSAFE & DANGEROUS – 206 KANSAS

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF CONCORDIA, KANSAS: WHEREAS, THE ENFORCING OFFICER PURSUANT TO K.S.A. 12-1750 ET SEQ., AS PROVIDED BY SECTION 7-47 (C) OF THE CODE OF ORDINANCES OF THE CITY OF CONCORDIA, KANSAS, HAS INFORMED THE GOVERNING BODY THAT IN HIS OPINION THE FOLLOWING STRUCTURE IS UNSAFE AND DANGEROUS:

Thereupon on motion of Commissioner Johnson, seconded by Commissioner Hasch, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-2002 was signed and approved by the Mayor and attested by the Clerk.

2014-2003 UNSAFE & DANGEROUS – 233 W. 3RD

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF CONCORDIA, KANSAS: WHEREAS, THE ENFORCING OFFICER PURSUANT TO K.S.A. 12-1750 ET SEQ., AS PROVIDED BY SECTION 7-47 (C) OF THE CODE OF ORDINANCES OF THE CITY OF CONCORDIA, KANSAS, HAS INFORMED THE GOVERNING BODY THAT IN HIS OPINION THE FOLLOWING STRUCTURE IS UNSAFE AND DANGEROUS:

Thereupon on motion of Commissioner Pounds, seconded by Commissioner Hasch, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-2003 was signed and approved by the Mayor and attested by the Clerk.

2014-2004 UNSAFE & DANGEROUS – 301 E. 1ST

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF CONCORDIA, KANSAS: WHEREAS, THE ENFORCING OFFICER PURSUANT TO K.S.A. 12-1750 ET SEQ., AS PROVIDED BY SECTION 7-47 (C) OF THE CODE OF ORDINANCES OF THE CITY OF CONCORDIA, KANSAS, HAS INFORMED THE GOVERNING BODY THAT IN HIS OPINION THE FOLLOWING STRUCTURE IS UNSAFE AND DANGEROUS:

Thereupon on motion of Commissioner Hasch, seconded by Commissioner Pounds, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-2004 was signed and approved by the Mayor and attested by the Clerk.

2014-2005 UNSAFE & DANGEROUS – 427 E. 15TH

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF CONCORDIA, KANSAS: WHEREAS, THE ENFORCING OFFICER PURSUANT TO K.S.A. 12-1750 ET SEQ., AS PROVIDED BY SECTION 7-47 (C) OF THE CODE OF ORDINANCES OF THE CITY OF CONCORDIA, KANSAS, HAS INFORMED THE GOVERNING BODY THAT IN HIS OPINION THE FOLLOWING STRUCTURE IS UNSAFE AND DANGEROUS:

Thereupon on motion of Commissioner Hasch, seconded by Commissioner Johnson, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-2005 was signed and approved by the Mayor and attested by the Clerk.

2014-2006 UNSAFE & DANGEROUS – 513 KANSAS

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF CONCORDIA, KANSAS: WHEREAS, THE ENFORCING OFFICER PURSUANT TO K.S.A. 12-1750 ET SEQ., AS PROVIDED BY SECTION 7-47 (C) OF THE CODE OF ORDINANCES OF THE CITY OF CONCORDIA, KANSAS, HAS INFORMED THE GOVERNING BODY THAT IN HIS OPINION THE FOLLOWING STRUCTURE IS UNSAFE AND DANGEROUS:

Thereupon on motion of Commissioner Johnson, seconded by Commissioner Pounds, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-2006 was signed and approved by the Mayor and attested by the Clerk.

2014-2007 NON-CLASSIFIED PAY

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

A RESOLUTION AMENDING THE PAY GRADES FOR NON-CLASSIFIED EMPLOYEES OF THE CITY OF CONCORDIA.

Thereupon on motion of Commissioner Pounds, seconded by Commissioner Hasch, the Resolution was tabled by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-2007 was signed and approved by the Mayor and attested by the Clerk.

2014-2008 CLASSIFIED PAY

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

A RESOLUTION AMENDING THE PAY GRADES FOR CLASSIFIED NON-FIRE DEPARTMENT EMPLOYEES OF THE CITY OF CONCORDIA.

Thereupon on motion of Commissioner Johnson, seconded by Commissioner Pounds, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-2008 was signed and approved by the Mayor and attested by the Clerk.

2014-2009 FIRE DEPT. CLASSIFIED PAY

PASSED

Thereupon, there was presented to the City Commission a Resolution entitled:

A RESOLUTION AMENDING THE PAY GRADES FOR CLASSIFIED FIRE DEPARTMENT EMPLOYEES OF THE CITY OF CONCORDIA.

Thereupon on motion of Commissioner Pounds, seconded by Commissioner Hasch, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2014-2009 was signed and approved by the Mayor and attested by the Clerk.

MANAGER'S REPORT

City Manager Uri gave a Plum Road dam update. Work so far has been the relocation of the water line, as well as removing trees. He explained that Wells Fargo wished to deed 429 W. 5th to the City, along with \$8000, with the understanding that the City would sell the property by sealed bids and designate the money for repairs to the home. City Manager Uri said staff had revised the City's disaster plan today. He mentioned that a recent article had been published, ranking Concordia #12 in the state of Kansas for best places to live.

MAYOR/COMMISSIONER COMMENTS AND REPORTS

Commissioner Pounds mentioned that the sidewalk in front of Country Honky Tonk was in need of repair, and wondered about TIF to fund that. City Manager Uri said if Broadway gets repaved, part of the project would be replacing sidewalks.

Commissioner Johnson asked about the possibility of body cameras for police officers. Bruce Johnson said he is evaluating whether his department can fund outfitting the entire department, but hopes it can be done soon.

Mayor Wentz thanked the crew for installing the snowflakes.

STAFF COMMENTS

Ron Copple said he'd received an estimate of \$2000 to repair the pillar destroyed in the Elmhurst section on Willow St. It will be turned in to insurance.

EXECUTIVE SESSION – CONFIDENTIAL BUSINESS DATA

HELD

Commissioner Hasch moved that the commission recess into executive session for twenty (20) minutes for confidential business data. Inviting: City Manager Uri and Ashley McMillan. Commissioner Pounds seconded. Motion carried by the following vote:

Aye: Commissioners Wentz, Johnson, Pounds, and Hasch.

Nay: None.

Time: 6:21 p.m.

The commission reconvened at 6:41 p.m.


Mayor Wentz announced there was no binding action taken.

ADJOURN

Mayor Wentz announced there would be a study session following the adjournment of the meeting.

There being no further business, it was moved and seconded to adjourn. The meeting adjourned at 6:42 p.m.

(Seal)



Stacey Crum
City Clerk