

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

Wednesday, March 21, 2018

5:30 p.m.

The governing body met in regular session on March 21, 2018, at 5:30 p.m. in the City Commission Room at City Hall, with the following members being present: Commissioners Sacco, Hasch, Snaveley, Lambertz, and Matthew.

Absent: None.

Other Officers: City Manager Lange, Finance Director Farha, and City Attorney Ferrell.

There being a quorum present, Mayor Sacco called the meeting to order.

Visitors: Toby Nosker, Jim Lowell, Ashley Hutchinson. Staff present: Ron Copple, Public Works Director; Bruno Rehbein, Building Inspector; Jeremy Arnold, Utilities Director; Chris Atkins, Recreation Director; Eric Voss, Fire Chief; Bruce Johnson, Police Chief.

There was no invocation. The Pledge of Allegiance was recited.

**APPROVAL OF MINUTES**

**APPROVED**

Commissioner Hasch moved to approve the minutes of the March 7, 2018, meeting. Commissioner Matthew seconded. Motion carried.

**FINANCIAL MATTERS**

**APPROVED**

Commissioner Matthew moved to approve appropriation ordinance #5. Commissioner Hasch seconded. Motion carried.

**PUBLIC COMMENTS**

There were no public comments.

**APPOINTMENTS:**

**FRANK CARLSON LIBRARY BOARD**

**PASSED**

City Manager Lange read the names of the individuals up for reappointment to the Frank Carlson Library Board and asked that they be approved.

Commissioner Lambertz moved to reappoint H. Maria Jindra and Shane Haug to the Frank Carlson Library board. Commissioner Matthew seconded. Motion carried.

**NEW BUSINESS:**

**UTILITIES VEHICLE BIDS**

**PASSED**

The utility department received two bids for a new pickup truck. They were as follows:

| DEALER                | VEHICLE                            | BID         |
|-----------------------|------------------------------------|-------------|
| Concordia Chevy Buick | 2018 Chevy 1500 Silverado Reg. Cab | \$21,220.00 |
| Womack Sunshine Ford  | 2018 Ford F-150 XL Reg. Cab        | \$21,011.16 |

Jeremy Arnold presented the bids noting that he recommended the low bid from Womack Sunshine Ford. Commissioner Matthew asked if the price was the only reason for the recommendation. Arnold stated yes and that he had no real preference. Matthew pointed out that the Chevy included a backup camera and he felt that additional safety was worth the small difference in price. Commissioner Lambertz asked about fuel mileage on the vehicles and Arnold said they were both a V6 and had similar mileage. Mayor Sacco asked about warranties. Commissioner Lambertz quickly did online research and found that they were the same.

Commissioner Lambertz moved to accept the bid from Concordia Chevy Buick for \$21,220.00. Commissioner Snaveley seconded. Motion carried.

**FEDERAL FUNDS EXCHANGE**

**PASSED**

Ron Copple gave a brief synopsis of the Federal Funds Exchange stating that it was a 75/25 exchange with the state. He explained that keeping the funds federal meant more requirements for a federal project and he recommended the city exchange the funds for state money.

Commissioner Snavelly moved to authorize the mayor to sign the request to exchange federal funds in the amount of \$63,828.49 and to apply for reimbursement of \$47,871.37 using the 18th Street project. Commissioner Lambertz seconded. Motion carried.

**MANAGER'S REPORT**

City Manager Lange stated that due to the timing of a possible petition and election, the decision on Sunday beer sales in Concordia would be delayed until August 1 and everyone directly involved had been notified. She discussed that there would be a contest to name the walking trail and the details were still being finalized, but she would give more information at a future meeting. Lange stated there is one remaining listening tour scheduled for next Monday the golf course and she felt the tours had been a success.

The owner of Mason Corporation, the company contracted with to furnish and install the water slide, had contacted the City requesting that the date of installation be moved back to the last week in April. They are installing another slide in Kansas the first week of May so this would help them with mobilization. Mayor Sacco wanted to increase the liquidated damages to ensure it is complete by the May 25 date. City Attorney Ferrell explained that we could ask for that, but since they are still within the terms of the original contract it would involve signing a new contract and Mason Corporation would have the option to decline. Commissioner Lambertz felt they weren't asking for anything not in line with the contract. Commissioner Matthew agreed, but wanted to let the company know that we did have our reservations. It was agreed that the installation could be moved, but still needed to be complete in the month of April as the contract stated.

**MAYOR/COMMISSIONER COMMENTS AND REPORTS**

Commissioner Matthew said he had continued to receive positive feedback on the listening tour. He also said the railroad tracks are in poor condition and the companies need to be put on notice. City Attorney Ferrell stated he had left several phone messages and is waiting to hear back.

Commissioner Lambertz stated that he had enjoyed the listening tour. However, he believes there needs to be more collaboration among citizens and the city. Certain items are city responsibility, but the citizens can take ownership and step up as well. More collaboration will lead to more being done.

Commissioner Hasch stated she also had found it interesting to see the results of the listening tour and has enjoyed them.

Mayor Sacco felt the city should enforce our ordinances more and that would solve some of the problems that are being voiced on the listening tour. Also, an individual from out of town told him that even people outside of the city are talking about the positive impact of the listening tour.

**STAFF COMMENTS**

Jeremy Arnold discussed the road closure on 16th Street from Lincoln to Kansas. He stated that a new main has been laid, but they are waiting on testing to determine if they can finish the project. They hope the road will be open by Friday, but right now all businesses are still accessible from Lincoln Street. He gave an update on the 6th Street project, stating there have been no surprises and it is on schedule.

Ashley Hutchinson explained that certain land within Cloud County had been named as an opportunity zone. As it is now unrealized capital gains of individuals and corporations, results of profitable investments in stocks and mutual funds, are just sitting on balance sheets. If they were to be sold they would be taxed at a federal rate of 20% plus 3.8% surtax. This new law will allow those investors to roll those unrealized gains into an Opportunity Fund and defer federal taxes. The longer the investment is held, the more tax relief it will provide. If the investment is retained for seven years the investor would pay 85% of capital gains tax and if it is retained beyond ten years, the investor permanently avoids capital gains taxes on any proceeds from the Opportunity Fund investment.

**EXECUTIVE SESSION:**

**ATTORNEY-CLIENT PRIVILEGE**

**HELD**

Mayor Sacco moved that the city commission recess into executive session for consultation with an attorney for information deemed privileged in the attorney-client relationship exception, K.S.A. 75-4319 (b)(2) with Amy Lange and Justin Ferrell in attendance, and to reconvene in the city commission chamber at 6:22 p.m. Commissioner Hasch seconded. Motion carried by the following vote:

Aye: Commissioners Sacco, Hasch, Snavelly, Lambertz, and Matthew.

Nay: None.

Time: 6:02 p.m.

The commission reconvened at 6:22 p.m.

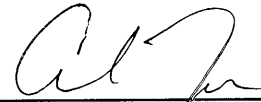
Mayor Sacco announced there was no binding action taken.

**ADJOURN**

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

There being no further business, at 6:23 p.m. it was moved and seconded to adjourn.

(Seal)



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Amber Farha  
Deputy City Clerk