

MINUTES OF THE REGULAR CITY COMMISSION MEETING HELD MARCH 2, 2011

The governing body met in regular session on March 2, 2011, at 5:30 p.m. in the City Commission Room at City Hall, with the following members being present: Commissioners Hattan, Hosie, Wentz, Johnson, and Fraser.

Absent: None.

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

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

Visitors: Jessica LeDuc, Toby Nosker, Denise Group, Darryn Gillihan, Retta Waite, Jason Ryals, Jim Winter, Lyle Pounds, Nathan Barnes, Greg Conway, Don Dean, Tammy Britt, Kirk Lowell, Tim Parker, Regina Ann Brummel, Cheryl Lanoue, Mary Hydorn. Staff present: Chad Buckley, director of public utilities; Ron Copple, director of public works; Bruno Rehbein, building inspector; Larry Eubanks, fire chief, and Chris Edin, police chief.

Pastor Denise Group gave the invocation, followed by the reciting of the Pledge of Allegiance.

APPROVAL OF MINUTES

APPROVED

Commissioner Wentz moved to approve the minutes of the February 16, 2011, meeting. Commissioner Johnson seconded. Motion carried unanimously.

APPROPRIATION ORDINANCE NO. #4

APPROVED

Commissioner Johnson asked about two trainings. Ron Copple answered that G. Farney is a pool and spa operator's class, and that he and one of his staff, along with the two pool managers, will be attending. City Manager Uri said that the Fred Pryor seminars are for all department heads to attend management training.

Commissioner Wentz asked if we made our own speed limit signs. Mr. Copple said that the recent purchase was for the signs; the faces are done in-house with decals.

Commissioner Johnson moved to approve appropriation ordinance #4. Commissioner Wentz seconded. Motion carried unanimously.

PUBLIC COMMENTS

Retta Waite, representing several citizens who had signed a protest petition, talked about the concerns of moving anhydrous tanks near the citizens' properties. The tanks in question are owned by Crop Production Services.

NEW BUSINESS:

SLURRY SEAL BIDS

Ron Copple presented two bids for slurry seal. He stated that this will cover about forty blocks, and in approximately two years, at the current schedule, he will start over what has been sealed in recent years. The engineer's estimate for this project was \$203,025.00. The bids are as follows:

Ballou Payment Solutions, Inc., Salina	\$191,473.75
Vance Brothers, Inc., Kansas City, MO	\$197,119.00

Staff recommended the low bid from Ballou.

Commissioner Fraser moved to accept the low bid from Ballou Payment Solutions for the slurry seal for \$191,473.75. Commissioner Hosie seconded. Motion carried unanimously.

TIF REIMBURSEMENT RESOLUTION AND KLA ENVIRONMENTAL CONTRACT

Thereupon there was presented a Resolution entitled:

A RESOLUTION OF THE GOVERNING BODY OF THE CITY OF CONCORDIA, KANSAS EVIDENCING THE OFFICIAL INTENT OF THE CITY TO UNDERTAKE A CERTAIN PROJECT, FINANCE THE SAME WITH GENERAL OBLIGATION BONDS OF THE CITY AND BE AUTHORIZED TO APPLY PROCEEDS OF SUCH BONDS TO CERTAIN ORIGINAL EXPENDITURES ON SUCH PROJECT.

Thereupon, Commissioner Wentz moved that said Resolution be passed. The motion was seconded by Commissioner Hosie. Said Resolution was duly read and considered, and upon being put, the motion for the passage of said Resolution was carried by the vote of the City Commission, the vote being as follows:

Yea: Commissioners Hattan, Wentz, Johnson, Hosie, and Fraser.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2011-1900 was signed and approved by the Mayor and attested by the Clerk.

City Manager Uri suggested changing the wording on KLA Environmental's contract to read they would be paid a total sum, rather than a lump sum.

Commissioner Johnson moved to approve the contract with KLA Environmental. Commissioner Hosie seconded. Motion carried unanimously.

VERIZON PRESENTATION

Darryn Gillihan, from Verizon, presented a power point on cell phone service, as well as demonstrating devices which could provide paperless packets for staff and the commission.

CAMPBELL & JOHNSON PROFESSIONAL SERVICES AGREEMENT

The agreement covers engineering for the concrete approach in front of the fire station. Ron Copple stated that there was money in the equipment reserve fund to pay for this.

Commissioner Wentz moved to approve the Campbell & Johnson professional services agreement. Commissioner Fraser seconded. Motion carried unanimously.

BUCKET TRUCK REPAIRS

Ron Copple explained that the bucket truck was in need of repairs. The other alternative is to purchase new, which is approximately \$165,000.00. The repairs would be \$9,500.00. The money will come from the equipment reserve fund.

Commissioner Johnson moved to approve the bucket truck repairs. Commissioner Wentz seconded. Motion carried unanimously.

ORDINANCES:

2011-3011 REZONING 112 WILLOW

FAILED

Nathan Barnes from Crop Production Services was on hand to explain the immediate need for moving anhydrous tanks to a new location. In order to do this, the area would need to be rezoned from light industrial to heavy industrial. Discussion included the reluctance of several commissioners to place the tanks near the property owners, who signed the petitions, and other commissioners, who stated the new location was much more secure than the current location. Mr. Barnes said that anhydrous sales are one-third of Crop Production's business. The current location is near the railroad tracks, and they have been ordered removed by the railroad. City Manager Uri said that because of the protest petitions, a vote of 4-1 would be needed to approve the ordinance.

Thereupon, there was presented an ordinance entitled:

AN ORDINANCE CHANGING THE ZONING CLASSIFICATION OF CERTAIN SPECIFICALLY DESCRIBED PROPERTY IN THE CITY OF CONCORDIA, KANSAS; ORDERING THE OFFICIAL CITY ZONING DISTRICT MAP TO BE CHANGED TO REFLECT SUCH AMENDMENTS; AND AMENDING SECTION 2 OF ARTICLE IV OF THE ZONING ORDINANCE FOR THE CITY OF CONCORDIA, KANSAS.

Thereupon, Commissioner Hosie moved that said ordinance be rejected. The motion was seconded by Commissioner Fraser. After discussion, Commissioner Hosie withdrew his motion, as this action would only have required another motion to approve the ordinance.

Thereupon, Commissioner Johnson moved that said ordinance be passed. The motion was seconded by Mayor Hattan. 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:

Aye: Commissioners Hattan and Wentz.

Nay: Commissioners Johnson, Hosie, and Fraser.

Thereupon, the Mayor declared said ordinance duly failed.

Ordinance 2011-3012 was withdrawn, as it pertained to the conditional use permit that would have been granted to Crop Production Services.

MANAGER'S REPORT

City Manager Uri said there had been a request from Lee Doyen to change the sign from Doyen Field to Lee Doyen Field. City Manager Uri said the change would be made.

City Manager Uri showed the Kansas Hazards 2010 list and topping the list was floods.

City Manager Uri said he planned to attend the next meetings of the college trustees board and the school board to present the maps of the flood control area.

MAYOR/COMMISSIONER COMMENTS AND REPORTS

Commissioner Johnson asked Kirk Lowell about his knowledge of a possible FEMA grant which would provide for an emergency management facility. Mr. Lowell stated the possibility was being discussed.

Commissioner Hosie asked Larry Eubanks if ads for reserves had produced results. Mr. Eubanks said he had received three applications. Commissioner Hosie said he'd just returned from Wichita and saw many signs around the City advertising payment pay for junk vehicles, and wondered if Concordia should do the same, due to the high price of scrap iron.

Commissioner Fraser commended staff for the condition of Pleasant Hill Cemetery, where trees are being trimmed.

STAFF COMMENTS

Ron Copple discussed the mower specifications that had been included in the packets. Two mowers will be purchased. Mr. Copple provided information on the gazebo and said this spring it would be sandblasted. Mr. Copple listed his street paving equipment.

Chad Buckley had just received the schedule from the contractor on the Broadway sewer and the start date has been moved back and most likely will not take place in March.

Chris Edin said he has been offered the purchase of two speed reader boards. New prices on these range from \$8000-\$15,000, and the price is \$7800 for both. They will be paid for with equipment reserve funds; half from the street department and half from the police department.

EXECUTIVE SESSION – PRELIMINARY DISCUSSION FOR ACQUISITION OF REAL ESTATE HELD

Mayor Hattan moved that the commission recess into executive session for twenty (20) minutes for preliminary discussion for acquisition of real estate. Inviting: City Manager Uri and Kirk Lowell. Commissioner Fraser seconded. Motion carried by the following vote:

Aye: Commissioners Hattan, Johnson, Hosie, Wentz, and Fraser.

Nay: None.

Time: 8:05 p.m.

The commission reconvened at 8:25 p.m.

Mayor Hattan announced there was no binding action taken.

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Aye: Commissioners Hattan, Johnson, Hosie, Wentz, and Fraser.

Nay: None.

Time: 8:26 p.m.

The commission reconvened at 8:46 p.m.

Mayor Hattan announced there was no binding action taken.

ADJOURN

There being no further business, Mayor Hattan moved to adjourn the meeting. Commissioner Wentz seconded. Motion carried unanimously.

(Seal)



Stacey Crum
City Clerk