

MINUTES OF THE REGULAR CITY COMMISSION MEETING HELD FEBRUARY 1, 2012

The governing body met in regular session on February 1, 2012, at 5:30 p.m. in the City Commission Room at City Hall, with the following members being present: Commissioners Wentz, Pounds, Johnson, Parker, and Fraser.

Absent: None.

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

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

Visitors: Jessica LeDuc, Toby Nosker, Beth Stover, Lucille Blecha, Paul Huber, Megan Murdock, Marcia Allen, Everette Eastman, Jean Rosemarynoski, Kirk Lowell, Ryan McMillan, Kris Huber, Lori Huber, Lacey Huber, Janet Lowell, Kim Wiesner, Vicki Conn, Don Collins, Retta Waite, Joe Fakler, Ruth Fakler, Bill Gieber, Neil Losh, Brenda Losh, Marsha Doyenne. Staff present: Chad Buckley, Director of Public Utilities; Larry Eubanks, Fire Chief; Bruno Rehbein, Building Inspector; Ron Cople, Director of Public Works; and Chris Edin, Police Chief.

Sister Beth Stover gave the invocation, followed by the reciting of the Pledge of Allegiance.

City Manager Uri added Start Up Kansas under New Business.

APPROVAL OF MINUTES

APPROVED

Commissioner Johnson moved to approve the minutes of the January 18, 2012, meeting. Commissioner Pounds seconded. Motion carried unanimously.

APPROPRIATION ORDINANCE #2

APPROVED

Commissioner Johnson asked if the mapping purchase was a grant. Chris Edin answered that it is part of the new CAD installation. Commissioner Johnson noted a missing check between this appropriation and last. City Clerk Crum said the check was added late and was included at the bottom of the check register at the last meeting. Commissioner Johnson asked why the deposit refunds were various amounts. It was answered that sometimes the final bill is withheld from the refund. Commissioner Johnson asked if we would continue to outsource the ambulance billing. City Manager Uri said that Katrina Sorell had received extensive training when employed by the City, and was doing a good job.

Mayor Wentz inquired about the grant application check. Larry Eubanks said he did not receive a firefighter grant this year, and the fee will allow the consulting service to reapply for it next year. Mayor Wentz questioned the purchase of pencils for \$251. Mr. Eubanks the invoice was paid with grant funds and the pencils are given away to children during Fire Prevention Week.

Commissioner Parker asked about repairs to a 1995 Chevy truck. Chad Buckley said the dump truck door got crushed by falling debris.

Commissioner Pounds moved to approve appropriation ordinance #2. Commissioner Fraser seconded. Motion carried unanimously.

PUBLIC COMMENTS

Lucille Blecha spoke on the high water bill she had just received, stating she did not feel she had any kind of leak. City Manager Uri explained that after looking at the report generated by information taken from her meter, staff felt the excess water usage was a toilet running, and this did not fall under the policy of water adjustments.

PUBLIC HEARING:

UNSAFE & DANGEROUS - 304 E. 16TH

Mayor Wentz opened the public hearing.

This house was involved in a fire last year. Bruno Rehbein said the owner had requested 90 days to get his finances in order. In that time frame, he would have to start the process of repair or removal. Mr. Rehbein said he recommended 60 days.

Mayor Wentz closed the public hearing.

RESOLUTIONS:

2012-1924 304 E. 16TH

PASSED

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

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: THE RESIDENTIAL STRUCTURE ON THE PREMISES LOCATED AT 304 EAST 16TH, CONCORDIA, KANSAS, AND MORE COMPLETELY DESCRIBED AS: THE WEST 36 FEET OF LOT 8 AND ALL OF LOT 9, BLOCK 37, CONCORDIA ORIGINAL TOWN SITE, IN THE CITY OF CONCORDIA, CLOUD COUNTY, KANSAS.

The Resolution was considered and discussed; and thereupon on motion of Commissioner Johnson, seconded by Commissioner Parker, the Resolution was adopted by the following roll call vote:

Aye: Commissioners Wentz, Pounds, Johnson, Parker, and Fraser.

Nay: None.

Thereupon, the Mayor declared said Resolution duly passed and the Resolution was then duly numbered Resolution No. 2012-1924 was signed and approved by the Mayor and attested by the Clerk.

NEW BUSINESS:

BUY THE BOOK LOAN RESTRUCTURING

The owners of Buy the Book requested refinancing to lower the payment, from \$456 to \$215, and lengthen the term of the loan to 84 months. The business has closed.

Mayor Wentz moved to approve the change in the loan for Buy the Book. Commissioner Parker seconded. Motion carried unanimously.

START UP KANSAS

The agreement was discussed during the Threads for Him revolving loan application. Start Up Kansas is providing \$45,000 to finance the project, and the City, as the collecting agency, needs to disperse payment to the business owner.

Commissioner Pounds moved to approve the Start Up Kansas award agreement. Commissioner Fraser seconded. Motion carried unanimously.

MANAGER'S REPORT

City Manager Uri discussed the current policy for the downtown improvement grants. A request of funds might be made for the exterior of a new building to be built soon. Generally, the funds have been for improvements on existing structures. It was decided to discuss it further on the next study session. City Manager Uri said the front office carpet had been removed in the front entryway, to replace with tiles. No signs of mold were spotted, but the problem would need to be addressed soon.

MAYOR/COMMISSIONER COMMENTS AND REPORTS

Commissioner Johnson said Lucille Blecha's request wasn't addressed, and moved to adjust to an average bill. Motion died for lack of a second. Commissioner Pounds said the meter is new and must be correct. Commissioner Fraser said the policy was just changed, and would have to be changed again if the bill was adjusted.

Commissioner Fraser asked for an update on the Alco building. Ron Copple said the walls have been removed, and the dance floor still needs to be torn out. City Manager Uri said the locks had been changed.

Mayor Wentz inquired about the aging Girl Scout building and whether it would be repaired. Mr. Copple said there weren't plans to do so. He said it is now used for storage. It was discussed tearing it down.

Commissioner Pounds asked if there had ever been a request for a dog park. Mr. Copple answered no.

STAFF COMMENTS

Ron Copple said he'd budgeted for a tractor, for mowing the right of ways. He recommended going with the government program to save money. The tractor will be purchased from Concordia Tractor, the only place in town which will be able to meet the specs.

Bruno Rehbein said the process will soon be starting for the housing rehabilitation grant, getting the paperwork in order and starting with contracts. There are 165 houses in the target area.

Chad Buckley told the commission the water department saved \$116,000 by purchasing meters before the end of the year, as the prices had gone up 29%.

Trash from the storm sewers was discussed, and how this problem could be alleviated.

ADJOURN

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

There being no further business, Commissioner Johnson moved to adjourn the meeting. Commissioner Pounds seconded. Motion carried unanimously. The meeting adjourned at 6:44 p.m.

(Seal)



Stacey Crum
City Clerk

