

MINUTES OF THE REGULAR CITY COMMISSION MEETING HELD JUNE 15, 2011

The governing body met in regular session on June 15, 2011, 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, Linda Sutton, Joe Jindra, Ron Gendre, Mike Copple, Beth Blochlinger, Irvin Charbonneau, Edna Charbonneau, Bill Fellow, Jason Monzon, Kirk Lowell, Jean Rosemarynoski, Susan Cantine-Maxson, Ken Johnson, Marcia Allen, Everett Ford, Anita Strommen, John Hood, Joyce Hood, Gary Dvorak, Shirley Gropp, John Cory, Chuck Sjogren, Joe Gerard, Ron Deal, Kevin Stover, Gale Longenecker, Tess Zehring, Jim Wahlmeier, Tom Sharp, Laura Monsanto, Carolyn Gendre. Staff present: Chad Buckley, director of public utilities; Ron Copple, director of public works; Larry Eubanks, fire chief, and Bruno Rehbein, building inspector.

Tess Zehring gave the invocation, followed by the reciting of the Pledge of Allegiance.

City Manager Uri added one item under New Business, application for grant for airport funding.

City Clerk Crum presented new iPads to the commissioners and gave a brief tutorial.

APPROVAL OF MINUTES

APPROVED

Commissioner Johnson moved to approve the minutes of the June 1, 2011, meeting. Commissioner Pounds seconded. Motion carried unanimously.

APPROPRIATION ORDINANCE #11

APPROVED

Commissioner Johnson asked about the Campbell & Johnson bill for 7th & Broadway, and inquired what that was. The answer was the Heavy's project. Commissioner Johnson asked if the Weatherbug charge was an annual fee. City Manager Uri said the charge was for the display itself. Commissioner Johnson asked if shirts were included in the Wildside bill, along with the embroidery. Larry Eubanks answered yes.

Commissioner Fraser moved to approve appropriation ordinance #11. Mayor Wentz seconded. Motion carried unanimously.

PUBLIC HEARING

The following were for unsafe and dangerous structures.

Mayor Wentz opened the public hearing on 319 W. 3rd. There were no comments. Mayor Wentz closed the public hearing.

Mayor Wentz opened the public hearing on 429 E. 2nd. There were no comments. Mayor Wentz closed the public hearing.

Bruno Rehbein stated there was no need for a public hearing for 233 W. 1st, as he had received an application to put this property on the demo program.

Mayor Wentz opened the public hearing on 210 W. 1st. There were no comments. Mayor Wentz closed the public hearing.

PUBLIC COMMENTS

There were no public comments.

APPOINTMENTS:

AIRPORT ADVISORY BOARD

City Manager Uri presented the recommendations from the airport advisory board on new members approved at the last board meeting. The two members receiving the majority of the votes were Dane Hanson, which would be a reappointment, and Lance Link, a new appointment to replace Member Susan Retter, who did not receive the votes necessary to be reappointed.

Discussion by the commission included the ratio of pilots to non-pilots on the board, as well as the ratio of Concordia residents versus county residents. The new appointments would put the pilot members at 7, out of the 9 members, and Concordia residents at 5 members.

Kirk Lowell and Everett Ford spoke representing the airport advisory board. Mr. Lowell was the dissenting vote against the recommendation of Lance Link to replace Susan Retter. Mr. Ford stated that the commission would be wise to respect the wishes of the board by approving these recommendations.

Mayor Wentz moved to appoint Dane Hanson and Susan Retter to the airport advisory board. Commissioner Fraser seconded. Motion carried 4-1, with Commissioner Johnson opposing.

Commissioner Fraser moved to appoint Lance Link as an ex-officio member of the airport advisory board. Commissioner Parker seconded. Motion carried unanimously.

NEW BUSINESS:

As City Manager Uri needed to leave at this point, he gave his manager report. The next meeting on July 6 will include the hospital discussion on the study session. On the comp plan, it was discussed whether there should be another study session to discuss the item, or if tonight's discussion would be sufficient. The consensus was that this would be the last discussion before being brought up for a vote. City Manager Uri said he and Kirk Lowell will be recommending a change in the map to make all of the ethanol plant land industrial use, rather than some of it being zoned as agricultural.

APPLICATION FOR GRANT FOR AIRPORT FUNDING

City Manager Uri said the grant application is preliminary for starting to acquire land for the runway extension. The estimate of the engineering costs for Benesch is \$75,960. The City's share is 5%, with the remainder being paid by the FAA.

Commissioner Johnson moved to allow the finance director to sign the grant application. Commissioner Parker seconded. Motion carried unanimously.

SMALL BUSINESS CENTER – REQUEST OF FUNDS

Joe Jindra and Linda Sutton discussed the center, a state agency which represents eleven counties and is based in Concordia. They requested \$14,000 from next year's budget.

SENIOR CITIZENS CENTER – REQUEST OF FUNDS

Gary Dvorak approached the commission with a request for \$4,000, the same as requested for the last four years. The \$4,000 supplements two minimum wage jobs by adding \$1.30 per hour for these positions. He discussed the activities at the center, and stated that the center takes care of 100 people per day.

RESOURCE COUNCIL – REQUEST OF FUNDS

Anita Strommen stated that the resource council does not receive government funding and must rely on local donations. She discussed the food bank, crisis assistance program, Club 81, and the summer lunch program. She requested \$12,000, the same as the previous two years.

BROWN GRAND THEATRE – REQUEST OF FUNDS

Susan Cantine-Maxson said that last year's request of \$20,000 had not been expended yet, due to waiting on the contractor. She addressed three phases of restoration plans and long term needs. The Brown Grand is again requesting \$20,000 to assist with the ongoing restoration.

WASTEWATER TREATMENT PLANT PUMP BIDS

Chad Buckley stated the return activated sludge pump at the treatment plant was slated to be replaced next year. However, \$60,000 had been budgeted for the lift station rebuild but the work is being done for roughly \$45,000. This leaves enough funds to purchase the pump this year. Staff recommended the Borger bid, which came in lower but meets all the specifications. The bid is for \$11,724, with the protective coating costing an additional \$1,358.

Commissioner Fraser moved to accept the bid from Borger for the RAS pump. Mayor Wentz seconded. Motion carried unanimously.

FIRE DEPARTMENT GRANTS

Larry Eubanks discussed an upcoming grant in which he could apply for facilities and equipment items. The two requested needs are an exhaust system for the truck bay, and updating rescue tools, specifically Jaws of Life. The total estimated costs of both of these are \$99,000, with a City match of 5%.

Commissioner Parker moved to authorize Mr. Eubanks to apply for both grants. Commissioner Fraser seconded. Motion carried unanimously.

RESOLUTIONS

2011-1906 319 W. 3RD

PASSED

Bruno Rehbein recommended noting 0 days as the time frame for beginning of removal of all structures in tonight's resolutions, as the owners have no interest in the properties.

Thereupon, there was presented 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:

Thereupon, Commissioner Pounds moved that said Resolution be adopted with 0 days for beginning of removal. The motion was seconded by Commissioner Parker. Said Resolution was duly read and considered, and upon being put, the motion for the adoption of said Resolution was carried by the vote of the governing body, the vote being as follows:

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

Nay: None.

Thereupon, the Mayor declared said Resolution duly adopted and the Resolution was then duly numbered Resolution No. 2011-1906 and was signed by the Mayor and attested by the Clerk.

2011-1907 429 E. 2ND

PASSED

Thereupon, there was presented 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:

Thereupon, Commissioner Johnson moved that said Resolution be adopted with 0 days for beginning of removal. The motion was seconded by Commissioner Fraser. Said Resolution was duly read and considered, and upon being put, the motion for the adoption of said Resolution was carried by the vote of the governing body, the vote being as follows:

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

Nay: None.

Thereupon, the Mayor declared said Resolution duly adopted and the Resolution was then duly numbered Resolution No. 2011-1907 and was signed by the Mayor and attested by the Clerk.

233 W. 1ST

Bruno Rehbein again stated that this property owner had elected to apply for the demo program. Two bids were received for demo and removal, with the least expensive at \$4450. The low bid is what the City bases the match on when reimbursing the owner.

Commissioner Parker moved to accept 233 W. 1st into the demo program based on the \$4450 low bid. Commissioner Fraser seconded. Motion carried unanimously.

2011-1908 210 W. 1ST

PASSED

Thereupon, there was presented 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:

Thereupon, Commissioner Pounds moved that said Resolution be adopted with 0 days for beginning of removal. The motion was seconded by Commissioner Fraser. Said Resolution was duly read and considered, and upon being put, the motion for the adoption of said Resolution was carried by the vote of the governing body, the vote being as follows:

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

Nay: None.

Thereupon, the Mayor declared said Resolution duly adopted and the Resolution was then duly numbered Resolution No. 2011-1908 and was signed by the Mayor and attested by the Clerk.

MAYOR/COMMISSIONER COMMENTS AND REPORTS

Commissioner Pounds commended Katrina Sorell for the City's newsletter. He also said he'd noticed the downtown cameras on the website.

Commissioner Johnson asked who paid for the curb and gutter at Lincoln School. Ron Copple said the school pays for the materials and the City pays the labor. Commissioner Johnson said it didn't seem right we did the work for the school, but on a City project (in this case, the library parking lot), rather than City crews doing the work, the work was bid out. Commissioner Johnson asked who pays for alley maintenance. Mr. Copple said the City does.

Commissioner Parker said last week the speed control was not working.

Commissioner Fraser asked about the rehabilitation grant on 5th and 6th Streets. Bruno Rehbein said more applications were needed. Applicants can receive up to \$20,000 per residence, and is based on income.

Mayor Wentz said she'd heard from citizens on the utilities water sample mailing that several dates were noted on it, other than just 2010. It was noted that certain samples are not taken every year.

STAFF COMMENTS

Bruno Rehbein discussed nuisance abatements. Eighty-four letters had been sent out, and 7-8 properties had been cleaned up.

City Clerk Crum mentioned she'd received an estimate from a local vendor on replacing carpet at City Hall. She noted there is apparently mold in the carpet, as it is wet in spots, and staff members are getting sick. She asked for permission to solicit bids from all local vendors, and said there is money to do this before the next budget year.

Chad Buckley said the water crew was called out in the night for a main break and had been out all night. He thanked the crew for their hard work.

Ken Johnson provided an update on the Broadway sewer, and said they are now patching asphalt.

Finance Director Farha presented a survey for a park at the flood control area, and said it is available on the website and City Hall. She encouraged all in attendance to pick up a copy and fill it out. She noted that on July 13 a committee will be meeting with the architect to look at designs.

EXECUTIVE SESSION – PRELIMINARY DISCUSSION FOR ACQUISITION OF REAL ESTATE HELD

Mayor Wentz moved that the commission recess into executive session for ten (10) minutes for preliminary discussion for acquisition of real estate. Inviting: Finance Director Farha and Ron Copple Commissioner Johnson seconded. Motion carried by the following vote:

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

Nay: None.

Time: 7:42 p.m.

The commission reconvened at 7:52 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, Commissioner Fraser moved to adjourn the meeting. Commissioner Pounds seconded. Motion carried unanimously.

(Seal)



Stacey Crum
City Clerk