

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

Wednesday, July 17, 2019

5:30 p.m.

The governing body met in regular session on July 17, 2019, at 5:30 p.m. in the City Commission Room at City Hall, with the following members being present: Commissioners Matthew, Hasch, Snavelly, Lambertz, and Sacco.

Absent: None.

Other Officers: City Manager Amy Lange, City Clerk Stacey Smith, Finance Director Amber Farha, and City Attorney Justin Ferrell.

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

Visitors: Jim Lowell, Monte Wentz, Gary Jeardoe, Everett Miller, Ken Johnson, John Paul Breault, Mikki Nelson, Phil Gilliland, Robert Frasier, David Garnas, Ty Gennette, Robert Steimel. Staff present: Jeremy Arnold, Utilities Director; Bruno Rehbein, Building Inspector; Ric Fredrickson, Police Chief; Chris Atkins, Recreation Director.

The invocation was followed by the reciting of the Pledge of Allegiance.

PUBLIC COMMENTS

None.

ACTION AGENDA (*Action Expected*)

Approval of July 3, 2019 Minutes

Commissioner Lambertz moved to approve the minutes from July 3, 2019. Commissioner Snavelly seconded. Motion carried.

Approval of Appropriation Ordinance #13

Commissioner Sacco moved to approve appropriation ordinance #13. Commissioner Snavelly seconded. Motion carried.

KDOT Agreement – Kyle Railroad Crossing at Cedar Street

The agreement is between KDOT, Kyle Railroad, and the City. Surfacing and crossing signal with gate and flashing lights will be replaced. The corresponding resolution authorizes the mayor to sign the agreement, and was requested by KDOT.

Commissioner Sacco moved to authorize the mayor to sign the agreement between KDOT, Kyle Railroad, and the City of Concordia. Commissioner Snavelly seconded. Motion carried.

Resolution 2019-2082 Authority of Mayor to Sign KDOT Agreement

There was presented to the City Commission a Resolution authorizing the mayor to sign the KDOT agreement with Kyle Railroad and the City of Concordia.

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

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

Nay: None.

Thereupon, the Mayor declared said Resolution passed and the Resolution was then duly numbered Resolution No. 2019-2082 was signed and approved by the Mayor and attested by the Clerk.

Development Agreement with Cloud County Health Center for Sale of Land

Amy Lange presented the agreement, stating the hospital wishes to relocate to the south development, land directly north of the new Dollar Tree. Citing the land pricing policy the City passed several years ago, the hospital would receive the land free. They must break ground within 18 months. The administrator has stated work would start in the spring of 2021.

Commissioner Hasch moved to authorize the mayor to sign the development agreement with Cloud County Health Center for development of Lot 5, Block A at College Drive Park. Commissioner Lambertz seconded. Motion carried.

Safety Manual

Stacey Smith presented the updated manual. The safety committee has worked on the manual the past few months. No major changes were done from the previous version. The committee will facilitate a city-wide training day on August 19, to familiarize all employees on the manual, the personnel handbook, other safety issues, and employee benefits. The committee asked that the manual be approved before that time, so that all employees may receive a copy.

Commissioner Lambertz moved to approve the safety manual and authorize the mayor and city manager to sign the adoption statements. Commissioner Hasch seconded. Motion carried.

LED Lighting Replacement at Sports Complex

Chris Atkins stated that a wind storm had blown down two light poles at the sports complex. Rather than replace with like lighting, he asked that the commission approve upgrading to LED lighting, as the current lights will become obsolete in two years. Insurance has approved the replacement. The additional cost will be \$11,089 plus the \$2500 deductible. He said most could come from the CIP fund. Hood's total quote is \$23,266.

Commissioner Lambertz moved to approve the purchase and installation of lighting from Hood Heating and Air for \$23,266.00. Commissioner Snavelly seconded. Motion carried.

Professional Services Contract for Construction of Airport Runway

Brad Waller of Benesch was on hand to discuss the nearly \$7,000,000 grant the City just received to widen and lengthen the runway. The grant requires no match. The project must be bid and approved by May 1, 2020. Since we were not approved for the width and length for which we applied, Mr. Waller said we still will be able to enlarge in the future. Benesch's contract is for \$483,187.00 for the survey, study, and design and bidding. The City will pay for the services from the general fund, but will be reimbursed by the grant.

Commissioner Snavelly moved to authorize the City Manager to enter into a contract with Benesch for professional services for construction of Runway 18/36 and conversion of Runway 17/35 into a parallel taxiway at Blosser Municipal Airport, in the lump sum amount of \$483,187.00 for topographic survey, geotechnical evaluation, aeronautical survey, design and bidding, to be paid from the General Fund and reimbursed by the supplemental appropriation to the FAA AIP grant. Commissioner Sacco seconded. Motion carried.

Authorize Liquidation of Revolving Loan Fund Project – Heavy's Steakhouse & BBQ

Heavy's Steakhouse & BBQ was the recipient of a \$100,000 loan from the City's revolving loan fund. The loan has a current balance of \$84,271.46. With the recent closing of the restaurant, the fund will not be able to recoup that loss. Central National Bank has accelerated repayment based on default of the owner.

Amy Lange stated since the fund's inception in 1988, the City has only seen two businesses in default out of sixteen loans. There is currently over \$484,000 available.

Commissioner Sacco moved to authorize and direct Central National Bank to liquidate Certificate of Deposit No. 7038326 on Thursday, July 18, 2019 and apply the total amount of \$84,271.46 from Certificate of Deposit No. 7038326 to pay the entire amount owed to Central National Bank under Loan No. ****7402 as allowed by the terms of the Agreement of Guaranty dated December 30, 2015. Commissioner Hasch seconded. Motion carried.

REPORTS

Manager's Report

Amy Lange announced that the Lieutenant Governor will be holding a listening tour in Concordia on his Rural Prosperity Tour on August 1. He and staff will be stopping by City Hall in the afternoon. She said there has been an increase in vandalism this year in City Park and the Plaza. Staff will be looking into a camera system at the park.

Staff Reports

Ric Fredrickson said the police officers will be hosting Cops & Cones on Friday at the Plaza, handing out free ice cream cones.

Mayor/Commissioner Comments & Reports

All commissioners thanked staff, especially Amber Farha, for the work with the budget this year.

Commissioner Lambertz stated he is disappointed in people who damage city property.

Mayor Matthew asked that people be mindful of the intense heat coming up, and care for themselves as well as their pets.

EXECUTIVE SESSION

Confidential Business Data #1

Commissioner Lambertz moved that the city commission recess into executive session to discuss confidential business data or trade secrets of a business, K.S.A. 75-4319 (b)(4) Amy Lange, Justin Ferrell, Monte Wentz, Ty Gennette, Everett Miller, John Paul Breault, and Mikki Nelson in attendance, and to reconvene in the city commission chamber at 6:35 p.m. Commissioner Hasch seconded. Motion carried by the following vote:

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

Nay: None.

Time: 6:20 p.m.

The commission reconvened at 6:35 p.m.

Confidential Business Data #2

Commissioner Lambertz moved that the city commission recess into executive session to discuss confidential business data or trade secrets of a business, K.S.A. 75-4319 (b)(4) Amy Lange, Justin Ferrell, Monte Wentz, Ty Gennette, Everett Miller, John Paul Breault, and Mikki Nelson in attendance, and to reconvene in the city

commission chamber at 6:45 p.m. Mayor Matthew seconded. Motion carried by the following vote:

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

Nay: None.

Time: 6:35 p.m.

The commission reconvened at 6:45 p.m.

ADJOURN

There being no further business, at 6:47 p.m. it was moved and seconded to adjourn to a study session to discuss BYOB at the Broadway Plaza and the 2020 budget.



/s/ Stacey Smith _____
City Clerk