

- City Manager Michael Webb Addressed the public concerns, noting staff would reach out to the individuals who voiced concerns to continue the conversation regarding code enforcement.
- 4. Hear presentation regarding the issuance of General Obligation Bonds for repayment of temporary notes and new public improvements**
- Michael Webb reviewed this item and gave a presentation outlining the details of the 2019 General Obligation Bonds.
 - Mr. Webb reviewed the par amount, estimated interest rate, and term for the bonds.
 - The primary use of the funds would be for payoff of the 2019 temporary notes, the Riverview Crossroads road improvement project (engineering only), property acquisition for the Public Works Department, continued development of the Towne Center site, street improvements, and drainage improvements.
 - Mr. Webb provided a mill levy analysis should the projects move forward.
 - Finally, Mr. Webb provided a calendar of events related to this project.
 - No official action was required by the City.
- 5. Consider authorizing the City Manager to enter into a contract with KBS Constructors, Inc. for Phase I services for the redevelopment of Towne Center**
- Mr. Webb reviewed this item, noting the previous actions taken to this point.
 - Mr. Webb reviewed KBS's proposed role as project consultant for this effort and noted the cost for phase I is \$476,160 to be paid out of the EcoDevo Fund as well as anticipated General Obligation Bonds. KBS's contracted amount is for an amount not to exceed \$44,160 in addition to a \$20,000 for a retail market report.
 - Dave Anderson of KBS Constructors provided additional details on the phasing aspect of the project.
 - Councilmember Mellott stressed his desire not to disrupt City Hall operations with this project.
 - **Motion:** Councilmember Adams made the motion to authorize the City Manager to enter into a contract with KBS Constructors, Inc. for Phase I services for the redevelopment of Towne Center.
 - **Second:** Councilmember Caiharr Seconded the motion.
 - **Vote:** Passes 5-0
- 6. Consider Resolution 2019-07 setting the date the conduct a public hearing regarding a dangerous and unfit structure at 1830 S. 94th St.**
- Public Works Director Tammy Snider introduced this item.
 - Ms. Snyder noted that the property owners have been told multiple times about the need to apply for the necessary permits related to the rehabilitation of their fire-damaged home.
 - The Resolution, which will be provided to all interested parties per City Code, sets a public hearing for the June 24, 2019 City Council meeting.
 - **Motion:** Councilmember Stites made the motion to conduct a public hearing set for June 24, 2019 regarding a dangerous and unfit structure located at 1830 S. 94th St.

- **Second:** Councilmember Shriver Seconded the motion.
- **Vote:** Passes 5-0

7. Hear presentation regarding the 2019 Quarterly Budget Review

- Assistant City Manager Zack Daniel presented this topic.
- Mr. Daniel provided a review of unaudited revenues and expenditures from 2018, noting that staff expects to end the year with revenues outperforming expectations and surpassing expenditures. He reviewed some areas that drove expenditures increasing from budget adoption to now.
- Mr. Daniel reviewed the major revenue sources, noting that on the whole, revenues are slightly ahead of the 3-year average for the fourth quarter.
- Mr. Daniel then reviewed General Fund expenditures, noting that they are at regular levels at this point in the year. He explained that there are many front-loaded expenditures such as worker's comp payments and vehicle lease payments.
- Mr. Daniel then reviewed the performance of other funds in the first quarter.
- There was some discussion around why EMS revenue was down. Both Mr. Daniel and Fire Chief Whitham noted that calls were down from this time last year.

8. Consider motion to recess into Executive Session in accordance with K.S.A. 75-4319(b)(4) to discuss data relating to financial affairs or trade secrets of corporations, partnerships, trusts, and individual proprietorships

- Mr. Webb noted that there was no need to call an executive session at this time.

9. Advisory Reports

a. City Manager- Michael Webb reminded the council that the next Council Meeting would be held on Tuesday 5/28/2019 due to the holiday. Mr. Webb then stated that the City Wide clean up would be held that upcoming Saturday 5/18/2019. Mr. Webb then informed the council that June 10th the official audit would be available.

Assistant City Manager- Zack Daniel presented some pictures to the council of spring-cleaning projects being completed around the city. Mr. Daniel then spoke briefly about the City-Wide Garage sales. Mr. Daniel then informed the council of the success of the Stoney Point Cemetery clean up project as well as the plans for continued maintenance.

b. Chiefs (Police & Fire)- Police Chief Mathies informed the council that two new hires are completing their 14 weeks of training. Chief stated that he was hoping to get the two new hires into the academy for the June Class. Chief then informed the council that due to power outages there have been a lot of IT issues. Chief stated that they had just replaced the backup battery.

Fire Chief Whitham commented about two brush piles that are left over from the cemetery clean up project that would be burnt as soon as the weather allows. Chief then informed the Council that there are two open positions at the fire department. Chief indicated the open hiring process would be closed on

Monday 5/21/2019. Chief then stated that his crew would be present to help with the City Wide Clean up on Saturday 5/18/2019.

- c. **Public Works-** Public Works Director informed the council that the Public department responded to 17 ice and snow events. Ms. Snyder then informed the Council that the department has completed numerous pothole filling projects. Mrs. Snyder then provided some insight into the code enforcement process
- d. **City Attorney-** Lisa Dehon stated to the council that most codes are complaint driven. Typically, the Code Enforcement officer is not out looking for code issues. Mr. Webb added to this conversation.

10. Council and Mayor Comments

Adams: Councilmember Adams inquired about grandfathering any of the code violators. Tammy Snyder and Michael Webb replied. Adams then asked Chief Mathies as to whether or not a meeting had taken place with Kansas Highway Patrol in regards to Race Day police presence. Chief Mathies and Michael Webb gave some insight in the KHP practices during race weekends. Adams then inquired about whether or not the police force was reporting dumping. Chief Mathies noted they have a notification process that involves public works. Adams then stated that the grass at the Compass Commodity location was looking bad. Mr. Webb noted that they would pass that note and get it mowed.. Adams then stated that the Cemetery board was very pleased with the cemetery clean up project. Adams then suggested a Fall Memorial or Dedication Service. Adams then inquired as to whether or not the city trailer was parked in gravel. Mr. Webb and Tammy Snider replied.

Caiharr: Councilmember Caiharr asked about being kept in the loop about the code violation issues. Caiharr then mentioned buying cameras to be placed at the high dumping areas to identify who is dumping. Caiharr then inquired about how to encourage resident projects picking up trash.

Mellott: Councilmember Mellott noted flooding issues in the area around Bank Midwest. Mellott then indicated that the street needs to be raised to prevent the constant flooding. Mellott then thanked Zack for the Budget presentation.

Shriver: Councilmember Shriver thanked Zack for his Budget Presentation. Shriver then addressed a pot hole problem in Williamson Farms. Shriver then inquired about a grade issues in Williamson Farms. Mr. Webb and Mrs. Snyder replied. Shriver then mentioned an eighteen-wheeler that is parking on the street in the Williamson farms neighborhood. Mr. Webb noted staff would review this issue.

Stites: Councilmember Stites commented about the code enforcement complaints brought up during the meeting questioning if there is a way to remedy the issues. Mr. Webb noted that staff would follow up with the residents. Stites then mentioned that the LED lights had been replaced and a new light pole Installed at 98th and Riverview. Stites then inquired about the demolition project at 1516 S. 94th. Tammy Snider provided an update. Stites then stated that at 98th and Riverview there is a concrete slab that is need of maintenance. Stites then stated

that there are a number of ditches that are filling and holding water that need to be repaired. Stites then thanked Zack for the Budget presentation.

Mayor: Mayor McTaggart thanked the staff for their work on the presentation presented.

ADJOURNMENT

The meeting was adjourned at 9:12 p.m.

Zachary Daniel

City Clerk