



City Council Meeting Minutes

June 28, 2021

6:00 p.m.

Mayor: John McTaggart
Councilmember Chuck Adams Carolyn Caiharr Garrett Mellott
Margaret Shriver Chuck Stites

1. Consider approval of consent agenda items

a) Approve minutes of June 14, 2021

b) Statement of bills paid in the amount of \$74,664.67

- **Motion:** Councilmember Mellott made the motion to approve the consent agenda items.
- **Second:** Councilmember Shriver seconded the motion
- **Vote:** Passes 5-0

2. Requests or Comments from the public

- Dan Cerran, South 110th St. and Kansas Ave., provided a write-in comment urging the City Council to not take any action on new facilities for the Police, Fire, or administrative departments until more road work in the north end is complete. He also stated his desire to see the Public Works facility converted into a City-ran EMS service station. He noted he'd like a cheap alternative for public works relocated to the river front area
- Dave Johnson, 1205 S. 102nd St., also provided a write-in comment, noting that before new facilities are considered that streets need to be repaired. Mr. Johnson specifically identified 102nd, Swartz, Riverview, and Richland as roads that need to be addressed.

3. Consider Resolution 2021-08 substituting projects authorized by 2020 General Obligation Bonds – OLD BUSINESS

- City Manager Michael Webb reviewed this item with the City Council, summarizing the discussion at the group's previous meeting. Originally staff proposed moving excess funds from the Riverview project to the 98th Street project, but Council directed staff to review the possibility of diverting a portion of that excess to public safety facilities.
- Two resolutions were presented, one dedicated solely to 98th St., the other splitting the amount between the two projects. The total amount being diverted remains the same.
- Councilmember Caiharr asked about the possibility for using the funds for renovation of the existing Fire Station. Mr. Webb noted that the uses would need to be associated with an existing project.
- Tyler Ellsworth of Kutak Rock, reviewed the problems surrounding arbitrage if funds are left unused and collecting interest.
- Mr. Webb continued that version 2 of the resolution would essentially bring both projects (facilities and 98th St.) to the same state or preliminary planning.
- Councilmember Adams asked if splitting the funds would have any impact on the timeline for the 98th St. project. Mr. Webb confirmed that the project timeline would not be affected.

- Councilmember Shriver asked what is the estimated cost for 98th St., which Mr. Webb noted was about \$7 million.
- Councilmember Stites noted that the excess funds could be used for the 98th Street project south of its original termination point. Mr. Webb said that would need to be reviewed to see if it was applicable.
- Mayor McTaggart stated he did not agree that the street projects should take precedence over all other capital projects.
- Councilmember Adams asked how much money had been invested in the Towne Center project, which Mr. Webb noted it was just shy of \$1 million in acquisition, demolition, etc. Mr. Adams noted that those funds were used with the intent to develop the site.
- Councilmember Stites cited an incident where an oil pan was damaged as an example as why 98th Street is in such dire need of repair.
- Councilmember Adams if there was a figure to fix all of the issues with the roads noted previously. He continued that if an expense could be calculated then the Council should commit to bond financing to address these needs. This way, the road projects can continue to move forward in addition to the needed public facilities.
- PW Director Zenger provided additional comments on ongoing patching and road repair taking place throughout the City. Mr. Webb then reviewed the federal calendar for capital projects.
- Councilmember Adams restated his commitment to increasing spending on road repairs in this and future budgets and urged the Council to do the same.
- **Motion:** Councilmember Adams made the motion adopt version 2 of Resolution 2021-08, allocating funds to both the 98th St. project and the public safety facilities project.
- **Second:** Councilmember Mellott seconded the motion.
- **Vote:** Passes, 3-2 with Councilmembers Stites and Shriver in the dissent.

4. Conduct a public hearing regarding the property at 9711 Steele Rd. and record its determination of the matter through Resolution 2021-09

- Mr. Webb reviewed the history of this item, noting the required process involved in making this determination. Mr. Webb also noted the property's recent sale via the Wyandotte County tax sale.
- **Motion:** Councilmember Mellott made the motion to open the public hearing.
- **Second:** Councilmember Shriver seconded the motion.
- **Vote:** Passes, 5-0
- No comments were offered during the public hearing.
- **Motion:** Councilmember Adams made the motion to close the public hearing
- **Second:** Councilmember Shriver seconded the motion
- **Vote:** Passes, 5-0
- Councilmember Shriver asked what the estimated back taxes owed, which Mr. Webb noted it was about \$10,000. She also asked if any of the materials were salvageable, which Mr. Webb noted that it was not likely.
- Councilmember Caiharr asked if there was any interaction with the insurance company or other possible stakeholders for the property. Mr. Webb noted that the City orders an owner and encumbrances report for each property that undergoes this process. To date there have been no outreach from those parties after the certified mail was sent out.
- Mr. Webb noted that there would be additional outreach to the new owner to work with them in good faith on the abatement of the current conditions.
- **Motion:** Councilmember Adams made the motion to adopt Resolution 2021-09

- **Second:** Councilmember Mellott seconded the motion.
- **Vote:** passes, 5-0

5. Consider authorizing the City Manager to enter into a contract for pavement striping in conjunction with the 2021 Surface Seal Project

- PW Director Zenger reviewed this item, noting it was related to the surface seal project and would be funded through the special sales tax fund.
- There is no contractor currently identified, as costs came in higher than what staff anticipated. As such, the surface seal project will be scheduled soon and this will need to be addressed in conjunction with that effort. The staff estimate for the work is \$35,000.
- Councilmember Stites asked why would they move forward without a contractor identified, which staff again explained the time-sensitive nature of the project as it related to the surface seal program.
- Councilmember Caiharr asked if the cost included all the streets in the original project, which Mr. Zenger confirmed. He noted that the residential streets will not have the center striping as they are not high-volume.
- **Motion:** Councilmember Mellott made the motion to authorize the City Manager to enter into a contract for this work not to exceed \$35,000
- **Second:** Councilmember Adams seconded the motion
- **Vote:** Passes, 4-1, with Councilmember Stites in the dissent.

6. Hear staff presentation regarding the mill levy implications of the Revenue Neutral Rate (RNR) and take any necessary actions

- Assistant City Manager Zack Daniel reviewed this item, summarizing the recent changes at the state level related to budget calendars.
- Mr. Daniel then reviewed the RNR process and noted its deficiencies when applied to Edwardsville, specifically in the area of industrial revenue bonds.
- Mr. Daniel further explained how the revenue neutral rate, developed by Wyandotte County, does not represent true neutrality as there are a number of factors it does not account for (PILOT payments, delinquent taxes, etc.).
- The Wyandotte County Clerk's office proposed an RNR of 39.579146 mills, or an overall reduction of 3.7 mills.
- Mr. Daniel pointed out that this Council has steadily been reducing the tax burden for the last five years without these stipulations.
- Mr. Daniel explained the process to consider exceeding the RNR and presented a resolution to that effect. The resolution would place a cap on the mill levy at its current rate, guaranteeing that the levy could not be raised from FY21 levels.
- Councilmember Caiharr noted she understood the intent of the state legislation was to hold taxing entities accountable but she asked if any of the proposed figures would change in the coming weeks. Mr. Daniel noted that staff may get more clarity on how the number was developed, but noted they will not change from the proposed levels.
- Mr. Daniel provided further context on the budget adoption calendar.
- **Motion:** Councilmember Adams made the motion to adopt Resolution 2021-10 stating the City's intent to exceed the RNR at a level not to exceed the current FY21 mill levy.
- **Second:** Councilmember Mellott seconded the motion.
- **Vote:** Passes, 6-0 with Mayor McTaggart voting.

7. City Manager Report

- Police Chief Mark Mathies provided additional information about the changes related to the City's dog boarding practices.
- Assistant City Manager noted the recent news stories about the Goats-on-the-Go effort at the Stoney Point Cemetery. He also noted that 35 people participated in the recent vaccination event at the Community Center.

8. Council and Mayor Comments

Councilmember Stites brought up speeding and traffic concerns along 98th Street.

Councilmember Shriver thanked Zack for the budget presentation and noted she was looking forward to reviewing lowering the mill levy in FY22. She also asked that the info regarding lost animals be shared via the City's news outlets.

Councilmember Mellott asked if the arbitrage process plays a factor in the Quiet Zone project, which Mr. Webb noted he was not sure exactly, but did provide an update on this project's status.

Councilmember Caiharr stated it was vital that streets be addressed as part of the upcoming budget process. She noted she wanted to fix the streets correctly vs. temporary repairs. She asked for an updated schedule of repairs at a later Council meeting. Ms. Caiharr also stressed the need to collect exit interviews from departing staff. She closed by promoting the upcoming Harvester's event.

Councilmember Adams pushed for further action to explore the possibility of a dedicated ZIP code for the City. He summarized his recent actions in looking into this item. He also asked for more details regarding the upcoming EFD toy drive.

Councilmember Stites provided another comment stating he did not feel like any member of the City Council should be disrespected or treated poorly by their peers. He felt it was not appropriate to be talked down to or yelled at in a public meeting.

ADJOURNMENT

The meeting was adjourned at 9:23 p.m.

Zachary Daniel
City Clerk