

MULVANE CITY COUNCIL
REGULAR MEETING MINUTES

March 6, 2017

7:30 p.m.

The Mulvane City Council convened at the City Building at 211 N. Second at 7:30 p.m. Presiding was Mayor Shelly Steadman, who called the meeting to order.

Council Members Present: Joe Johnson, Terry Richardson, Jenean Keck, Kevin Cardwell and Nancy Mottola.

Others Present: Debbie Parker, Kent Hixson, J.T Klaus, Joel Pile, Cathy Walker, Chris Young of Young & Assoc., Mike Robinson, Don Williams, Jerry Bachman, Khristina Myers – Mulvane Old Settlers, Gary McGuire, Tom Burkhart – Carson Insurance Group, Karen Rambo, Pat Wilson, Brent Allen and Jeri Myers.

Pledge of Allegiance: All stood for the Pledge of Allegiance led by Mayor Steadman.

Approval of Regular Meeting Minutes Dated 2-20-17:

MOTION by Keck, second by Richardson to approve the Regular meeting minutes dated 2-20-17.
MOTION approved unanimously.

Correspondence:

1. Karen Rambo would like to address the council on the matter of a marquee sign for the community room and naming of the community room.
2. First Street storm drainage; Randy Webster contacted Mayor Steadman.
3. Mulvane Recreation Commission Director Ticia Herd sent an invitation to all council members inviting them to a joint meeting with the MRC and USD 263 BOE.

Review and Closing of the Agenda:None

Appointments, Awards and Citations:None

OLD BUSINESS

1. Community Room – Remodel Agreement:

Joel Pile, Planning & Zoning Director, reviewed the agreement with Van Asdale Construction for remodel work at the Community Room. The Council has previously approved three proposals from Van Asdale Construction for remodel work at the Community Room. The total contract sum for all of the work approved to date is \$112,111.00. The agreement formalizes the terms of the project.

Because the contract is for more than \$100,000 it must contain a performance and statutory payment bond. It was suggested to contract separately for the remodel to come under the \$100,000 limit and have the contractor submit new agreements.

The issue was tabled until the 3-20-17 meeting in order to address those issues. Remodel work on the community room will continue.

2. Community Room – Naming the Building:

Karen Rambo, representing the Marquee Replacement Committee, addressed the council advising they would like to raise funds to buy and install a marquee sign on the community room. This would be a

replica of the old PIX sign that was once at the theater. The group would like the council to consider using the name "PIX" when naming the building.

The issue was tabled until the 3-20-17 council meeting.

NEW BUSINESS

1. Transient Guest Tax Funds Request – Old Settlers Festival:

In 2008, the council passed Charter Ordinance # 26 establishing a 5% Transient Guest Tax.

In 2011, the council passed Resolution # 2011-9, a policy that defines how the Transient Guest Tax can be used and disbursed. The TGT funds should result in overnight stays at the Hampton Inn.

Don Williams, Treasurer of the Mulvane Old Settlers Association, was present to request Transient Guest Tax Funds for the 2017 celebration in the amount of \$2,000. Don indicated the committee was about \$5,000 short due to the flood that occurred last year. After some discussion, Don withdrew the MOS application and will submit a new application at the 3-20-17 council meeting. The Old Settlers Committee is to keep a list of expenditures and receipts going forward.

2. City Property & Casualty Insurance Policy Renewal:

Tom Burkhart of the Carson Insurance Group was present to explain the policy renewal.

MOTION by Mottola, second by Cardwell to approve the City's 2017-18 property and casualty insurance policy renewal through Carson Insurance Group with a premium amount of \$271,166.88.

MOTION approved unanimously.

3. City Phone System – Review Cox Proposal:

At the present time, the City of Mulvane's current providers for telecommunication services are AT&T (telephone), Sprint (long distance), Verizon (wireless internet), and Cox Communications (internet only). Since 2012, the cost for our telephone service with AT&T has increased by 47%; this is for the main telephone system only. In 2016, the average cost per month of service was \$2,910.

Cathy Walker, Finance Director, reviewed our current phone service and explained the Cox proposal.

The City pays AT&T approximately \$4,000 per month for all of our telephone services only. Due to the constant rate changes with AT&T, City departments have not been able to budget an appropriate amount for this line item. The City had an independent audit done on all of our telecommunication services. The audit did not find any charges to us that did not agree with the tariffs, but did show that the City's cost for telephone service could be considerably lower. AT&T also submitted a quote to re-negotiate our rates. The City would need 60 telephone lines.

If we were to stay with AT&T, the average monthly bill would be \$2,231. If the City were to go with Cox, the monthly savings would be approximately \$1,956 per month. If the City were to remain with AT&T and sign a new one year agreement, the savings would be approximately \$1,769. After the first year, the savings with Cox would be around \$2,100 per month.

The one time penalty for terminating the contract with AT&T is \$1,737.

MOTION by Mottola, second by Richardson to enter into a one year agreement with Cox Communications for telephone & long distance services for the City.

MOTION approved unanimously.

ORDINANCES AND RESOLUTIONS

1. Resolution Setting Public Hearing Dates For Demolition of Structures:

MOTION by Richardson, second by Keck to adopt Resolution No. 2017-6 fixing the Seventeenth, day of April 2017 at 7:30 p.m. in the City Council room at City Hall as the date, time and place for the owner(s), the owner's agent(s), any lienholders of record and any occupant(s) of 106 W. Walnut, 14 N. Circle Drive and 13 SE Louis Drive to appear and show cause why such structures should not be condemned and ordered repaired or demolished.

MOTION approved unanimously.

RESOLUTION NO. 2017-6

A RESOLUTION FIXING A TIME AND PLACE AND PROVIDING NOTICE OF A PUBLIC HEARING BEFORE THE GOVERNING BODY OF THE CITY OF MULVANE, KANSAS, AT WHICH THE OWNERS, THEIR AGENTS, ANY LIENHOLDERS OF RECORD AND ANY OCCUPANTS OF THE STRUCTURES LOCATED ON THE PREMISES DESCRIBED HEREIN, MAY APPEAR AND SHOW CAUSE WHY SUCH STRUCTURES SHOULD NOT BE CONDEMNED AND ORDERED REPAIRED OR DEMOLISHED AS A PUBLIC NUISANCE, DANGEROUS OR UNSAFE STRUCTURES.

LAND BANK BOARD OF TRUSTEES

MOTION by Richardson, second by Keck to recess City Council meeting and convene as the Mulvane Land Bank.

MOTION approved unanimously.

MOTION by Mottola, second by Keck to approve the Land Bank Board of Trustees meeting minutes dated 2-06-17.

MOTION approved unanimously.

MOTION by Mottola, second by Cardwell to approve the purchase of the properties set out in the Real Estate Purchase Agreement with Pendergraft Properties of Kansas, L.L.C. presented before the Board of Trustees and authorize the Chair of the Mulvane Land Bank to sign the same and request the City Finance Director to prepare the necessary budget amendments to effectuate the purchase.

MOTION approved unanimously.

MOTION by Keck, second by Mottola to adjourn the meeting of the Mulvane Land Bank and reconvene as the Mulvane City Council.

MOTION approved unanimously.

ENGINEERS REPORT

1. Engineer's Report/Project Review and Update:

Chris Young of Young & Associates updated the Council on the GIS mapping of city utility, E. Mulvane Street drainage project, Cedar Brook 2nd Addition, Hunters Pointe Addition and the Villa Maria Senior Housing Project.

City Clerk: None

City Administrator:None

City Attorney:

Executive Session:

The City Attorney requested an executive session not to exceed twenty (20) minutes to discuss matters privileged in the attorney-client relationship to discuss land acquisition. The executive session to include the Mayor, Council, City Administrator, City Attorney and City Engineer.

MOTION by Richardson, second by Mottola to recess for a period not to exceed twenty (20) minutes to discuss matters privileged in the attorney-client relationship to include the Mayor, Council, City Administrator, City Attorney and City Engineer.

To return at 9:20 p.m.

MOTION approved unanimously at 9:00 p.m.

MOTION by Mottola, second by Keck to return from executive session at 9:25 p.m.

MOTION approved unanimously.

Mayor Steadman announced that no binding decisions were made during the Executive Session.

Consent Agenda:

MOTION by Mottola, second by Keck to approve Consent Agenda items 1 – 6

1. Payroll dated 2-24-17 (\$190,437.68)
2. Warrant Register for February (\$1,328,722.03)
3. Triplett, Wolfe & Garretson – legal services (\$5,219.00)
4. Villa Sr. Housing Add. – KE Miller engineering services (\$16,200.00)
5. Approve the purchase of 48,000 lbs. of ferric chloride for \$9,101.00 and 48,000 lbs. of sodium hydroxide for \$6,941.00 at a total cost of \$16,042.00 from Brenntag, Inc.
6. Villa Sr. Housing Add. - Pay App. to McCullough Excavating (\$24,302.70)

MOTION approved unanimously.

Announcements, Meetings and Next Agenda Items:

- Next regular council meeting – Monday, March 20th @ 7:30 p.m.
- Mottola will not attend the 3-20-17 council meeting.

Adjournment:

MOTION by Richardson, second by Keck to adjourn the council meeting at 9:26 p.m.

MOTION approved unanimously.

Debra M. Parker, City Clerk