

**MULVANE CITY COUNCIL
REGULAR MEETING MINUTES**

March 17, 2014

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 James P. Ford, who called the meeting to order.

COUNCIL MEMBERS PRESENT: Terry Richardson, Doug Hatfield, Joe Johnson, Shelly Steadman. Jenean Keck was absent.

OTHERS PRESENT: Kent Hixson, J.T. Klaus, Patty Gerwick, Mike Robinson, Chris Young with Young & Associates, Brad Modlin, Ryan Murray and Barbara Basinger with ICI Insurance Center, Janis Hellard with Sumner County Economic Development Commission and Charlie Morgan with Carson Bank

All stood for the Pledge of Allegiance and Invocation led by Mayor Ford.

APPROVAL OF REGULAR MINUTES DATED 3-3-14: MOTION by Hatfield, second by Steadman to approve the Regular minutes dated 3-3-14. MOTION approved unanimously.

CORRESPONDENCE: None at this time.

REVIEW AND CLOSING OF THE AGENDA: No changes. Mayor Ford declared the agenda closed.

APPOINTMENTS, AWARDS AND CITATIONS: None at this time.

OLD BUSINESS

None at this time.

NEW BUSINESS

1. **CITY PROPERTY & CASUALTY INSURANCE RENEWAL – INSURANCE CENTER:**
Ryan Murray with the Insurance Center reviewed the proposal for the 2014-2015 insurance renewal. The City requested that our Agent look at the market and obtain alternate proposals if possible. Travelers Insurance submitted a proposal that came in \$13,734 less than the renewal from EMC. The Travelers premium was lower but the deductibles for wind/hail coverage and for the power plant were much higher and Travelers does not offer a dividend program. Based on those considerations and our long-term relationship with EMC, it was staff's recommendation to renew with EMC and ICI. MOTION by Steadman, second by Richardson to approve the renewal of the City's 2014-2015 Property & Casualty insurance program with EMC & ICI in the amount of \$235,985. MOTION approved unanimously.

2. JOBS GRANT APPLICATION REVIEW – SCEDC DIRECTOR – JANIS HELLARD: Janis Hellard, Sumner County Economic Development Director and Charlie Morgan, Sr. Vice President/Risk Mgr. with Carson Bank would like to apply for an Economic Development Grant called Joint Opportunities for Building Success (JOBS) through the Federal Home Loan Bank in the amount of \$25,000. If selected for the Grant, the money would be paired with and further enhance the City's Downtown Revitalization Program recently enacted by the Council. Hellard and Morgan came to the Council asking the City to be the recipient of funding and administer the grant program if approved. In addition, Carson Bank is going to make available a total of \$100,000 for loans for Downtown Revitalization projects. The maximum loan per borrower will be \$25,000 to be paid back over 5 years at 0% interest as long as payments are made on time. Council member Steadman noted that she was not participating in this discussion and would abstain from voting on this matter due to conflict of interest (Downtown Business Owner). MOTION by Johnson, second by Richardson to approve the submission of the JOBS grant application by Carson Bank on behalf of the City of Mulvane. MOTION approved unanimously. Steadman abstained. MOTION by Johnson, second by Hatfield to approve the City of Mulvane to administer the JOBS grant program and funding if application is awarded. MOTION approved unanimously. Steadman abstained.
3. K-15 & ROCK ROAD – TRAFFIC SIGNAL UPGRADE: Brad Modlin, Utility Distribution Director asked the Council for permission to update the signal system at K-15 and Rock Road intersection from a weight detection system that was installed in 1996 to a video detection system. The video detection system is approved by KDOT for signalization of Kansas Highway Systems. MOTION by Richardson, second by Johnson to approve Phillips Southern Electric Company Inc. to provide all material, labor and equipment to install a video detection system with battery back up on the signal lights at K-15 Highway and Rock Road for a cost not to exceed \$45,000. MOTION approved unanimously.
4. KS. STAR CASINO – REQUEST FOR TRANSIENT GUEST TAX DISTRIBUTION: Hixson explained that as part of the original casino negotiations, the City asked the Casino Developer to pay for infrastructure improvements to the casino and surrounding area. To help offset some of those expenses, the Council offered to give the Transient Guest Tax back to the casino based on the number of hotel rooms. The City receives this money from the State of Kansas. The Kansas Star Casino has requested a distribution of these monies. MOTION by Richardson, second by Johnson to authorize the city administrator to approve the request from the Kansas Star Casino for Transient Guest Tax funds in the amount of \$200,000.00. MOTION approved unanimously.
5. KS. MUNICIPAL ENERGY AGENCY – APPOINT DIRECTOR #2: MOTION by Hatfield, second by Richardson to appoint Brad Modlin, Utility Distribution Director as Director #2 to the KMEA Board of Directors. MOTION approved unanimously.
6. USD 263 – ACCEPT EASEMENTS AND DECLARATIONS: Hixson explained that with all the improvements to the Grade School Campus the City requested and has now received a Declaration of Restrictive Covenants and an Emergency Fire Access Easement for the Grade School Campus. The Covenants define and secure the drainage reserve on the campus and

insures it will not be reduced in size or otherwise altered to cause drainage issues for the surrounding neighborhood. The Fire Access Easement secures the City's right to drive up to the building in case of a fire. MOTION by Johnson, second by Richardson to accept the Declaration of Restrictive Covenants (regarding drainage) to the Grade School Campus. MOTION approved unanimously. MOTION by Johnson, second by Richardson to accept the Emergency Fire Access Easement to the Grade School Campus. MOTION approved unanimously.

RESOLUTIONS AND ORDINANCES

None at this time.

ENGINEER'S REPORT – CHRIS YOUNG

1. Water Treatment Plant – Review & Approve Change Order #1: Chris Young, City Engineer reviewed the changes and costs for additions/modifications to the Water Treatment Plant project with UCI Construction. Young presented a Change Order in the amount of \$104,170 for a chlorine feed system, flow meters and electrical upgrades for Wells 4 and 5 and SCADA upgrades. The Mayor and Council expressed their concerns about some of these changes and asked to TABLE the item until the April 7th Council meeting. No Action Taken.
2. Project Review and Updates: Young provided updates on active city projects.

CITY CLERK

Nothing at this time.

CITY ADMINISTRATOR

1. New Library – Review Design Schedule and Special Election Calendar: Hixson advised that per Council instruction, he has given the Architect a \$4.2 million budget for a new library. Based on assumed interest rates, the annual debt payment would be just under \$500,000/year. A 1% sales tax is estimated to generate between \$520K & \$540K/year. The City has purchased and is in the process of purchasing additional property for the site of the proposed library. It was the consensus of the Council to have the City-at-Large absorb the cost of land acquisitions for a new library site. The timeline for the Design Committee is to present a revised design to the Council at the May 5th meeting. Attorney Klaus has reviewed the Special Election Calendar with the Sedgwick County Election Commissioner. The earliest date for a Special Election would be June 24, 2014. The Council expressed their concerns about rushing into this project and discussed the pros and cons to having a stand-alone Special Election versus combining this election with the General Election. The Council agreed to proceed with a Special Election on June 24, 2014 if possible.

CITY ATTORNEY

City Attorney Klaus wanted to make everybody aware that people are going door-to-door asking people to sign up for waste collection services. This would be a 36 month obligation so people need to be aware of what they are signing.

CONSENT AGENDA: MOTION by Richardson, second by Johnson to approve the Consent Agenda Items as follows:

1. Employee Payroll dated 3-14-14 (\$187,867.98)
2. Warrant Register for February (\$1,710,760.20)
3. City Hall Remodel – Pay App. #1 to VanAsdale Const. (\$87,400.00)
4. City Hall Remodel – Change Order #3 to VanAsdale Const. – Sub-Flooring (\$2,965.00)
5. EMS Substation #2 Pay App. #11 to Walz-Harman (\$51,989.00)

MOTION approved unanimously.

ANNOUNCEMENTS, MEETINGS AND NEXT AGENDA ITEMS:

3-25-14 – School Board – City Council Breakfast – Laurie’s Kitchen – 6:30 a.m.

ADJOURNMENT: MOTION by Richardson, second by Johnson to adjourn at 9:15 p.m.
MOTION approved unanimously.

Patty Gerwick
City Clerk