

MULVANE CITY COUNCIL
REGULAR MEETING MINUTES

November 19, 2018

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: Brent Allen, Jenean Keck, Kevin Cardwell, Nancy Mottola and Barry Fleming.

Others Present: Debbie Parker, Kent Hixson, J.T. Klaus, Gordon Fell, Mike Robinson, Joel Pile, Mike Howell, Linda Howell, Cathy Walker, Brad Rogers, Jack Henderson, Tony Meek, Jeri Myers, Kevin Baker, Karen Rambo, Cara Hinshaw, Kande Jones.

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

Approval of Regular Meeting Minutes Dated 11-05-18:

MOTION by Allen, second by Cardwell to approve the Regular meeting minutes dated 11-05-18.

MOTION approved unanimously.

Correspondence: Mayor Steadman received a thank you note for support on the Doc Sunback Film Festival and a note from Mr. Carson for the partnership on the completion of the street project.

Review and Closing of the Agenda: None

Appointments, Awards and Citations: None

OLD BUSINESS

None

NEW BUSINESS

1. Employee Health Insurance Renewal:

Mike Howell of Gallagher Benefits reviewed the Blue Cross Blue Shield and Delta Dental plans for 2019 with the Council. The renewal from Blue Cross Blue Shield yielded a 5.9% increase for January 1, 2019. There was a slight decrease in the Delta Dental plan.

The City health and safety committee are recommending that the contribution for employees remain the same for 2019. However, there would be an additional increase to the City in the amount of \$61,849.60 which is to pick up the employees share of the 5.9% increase (\$6,185) but leaving the actual contribution scheme at the 90/10 split. The City had budgeted for a possible 15% increase for 2019.

Howell also advised the council of wellness incentives the City would like to offer employees for the next year and answered questions regarding the FLEX spending account the city provides employees.

MOTION by Allen, second by Mottola to approve the Blue Cross/Blue Shield employee health insurance plan renewal for 2019 and pick up the employee's portion of \$6,185.00.

MOTION approved unanimously.

MOTION by Keck, second my Mottola to approve the 2019 Delta Dental renewal.

MOTION approved unanimously.

Council advised they would like to have more time to research the benefit information next year.

2. Amending the 2018 Annual Budget:

The City needs to amend the 2018 budget for the following reasons:

- The Transportation Impact Fund's actual cash carryover after the 2017 audit is \$46,718 more than was budgeted in 2018 (\$3,229). To utilize the cash carryover difference for resurfacing and street improvements, the City needs to amend the 2018 budget to \$49,947.
- The Park Impact Fund's actual cash carryover after the 2017 audit is \$65,724 more than was budgeted in 2018. To utilize the cash carryover difference for the Rockwood Park improvements, the City needs to amend the 2018 budget to \$66,724.

The Transportation Impact Fund and the Park Impact Fund are no longer funds that we collect revenue for. Once the cash in these two funds are used, they will become inactive funds. The City will be required to amend the budget to allow the additional expenditures. This will require a legal publication (with at least a ten-day notice) and a public hearing. This process must be completed before December 31, 2018.

MOTION by Allen, second by Cardwell to set a public hearing for the purpose of amending the 2018 annual city budget for Monday, Dec. 3rd, 2018 at 7:30 p.m. at city hall.

MOTION approved unanimously.

3. Sedgwick County- Senior Center Renewal for 2019:

Subject to County appropriation, this Agreement will provide \$18,000 from Sedgwick County to the Center. The Mulvane Senior Center's 2019 total annual operating budget is \$64,500.00.

Mayor Steadman stated for the record, that she is an employee of Sedgwick County, although she will receive no financial benefit in connection with the operation of the Senior Center and does not work for any department affiliated with this agreement and will have no comments or voting on the agreement.

It was noted there needs to be a correction to the date on the agreement.

MOTION by Allen, second by Fleming to approve the agreement for the Mulvane Senior Center - Senior Center Level I between the City of Mulvane and Sedgwick County for 2019 with any

date changes that need to be corrected for the time period.
MOTION approved unanimously.

4. Purchase of a new scoreboard for the baseball field at the Sports Complex:

Baker advised of a need for a new scoreboard at the Sports Complex. The amount requested should cover additional accessories, and includes a \$2,000.00 credit with BSN.

MOTION by Mottola, second by Fleming to approve the purchase of one baseball scoreboard and accessories from BSN Sports in the amount not to exceed \$14,000.00.

MOTION approved unanimously.

5. Purchase of new Right-of-Way Mowers:

The Public Works Department mows all the right-of-ways in the Mulvane city limits to include K-15, K53, Rock Road, 111th St. and 103rd St. Additionally, the Department mows the 13 City Parks, Sports Complex Grounds, City Hall, Quad Manor, Power Plant grounds, Lift Station and Dog Pound grounds, the Franklin St. Drainage basins leading to Styx Creek, as well as the drainage basin outflow from the City limits to the Arkansas River. We have a total of 8 mowers, 3 are staged at the Sports Complex.

To maintain a reliable fleet and while the mowers still hold a reasonable trade value, it is recommended to purchase 3 new mowers and trade in three mowers no longer in warranty.

Three quotes were received from 3 different John Deere dealerships, they are as follows:

- Prairieland John Deere Wichita \$37,306.87
- Prairieland John Deere Winfield \$37,968.91
- Prairieland John Deere Anthony \$37,968.91

MOTION by Cardwell, second by Fleming to approve the purchase of three John Deere (2018) 1550 Terrain Cut Mowers & Decks from Prairieland John Deere of Wichita with the cash trade value of 3 current units applied to the purchase cost, for a total amount of 37,306.87.

MOTION approved unanimously.

ORDINANCES & RESOLUTIONS

1. General Obligation Bond Issue:

The City Council, by previous action, adopted Resolution No. 2018-5 calling a public hearing to receive complaints or objections to the proposed special assessments for (i) water, sewer and street improvements in Cedar Brook Subdivision and Cedar Brook 2nd Subdivision by Resolution No. 2013-2, as amended by Resolution No. 2016-4, (ii) water and sewer improvements in Villa Maria Senior Housing Addition by Resolution No. 2016-14, as amended by Resolution No. 2017-1, (iii) water, sewer, paving and drainage improvements in Nottingham Estates at Hunters Pointe by Resolution No. 2017-8, as amended by Resolution No. 2017-11, (iv) water, sewer, street, storm sewer, mass grading and detention pond improvements in Emerald Valley Estates by Resolution No. 2017-12, and (v) sewer and storm sewer improvements in Gilberts Addition by Resolution No. 2017-14 (collectively, the “Improvements”). Following the holding of this hearing, the next step in the process of providing permanent financing for these projects is to

adopt the ordinance levying special assessments against the benefiting properties, providing for the giving of notice to the property owners of their option of paying the total amount of their assessments in full by December 6, 2018, or having their respective amounts included in a bond issue and having the amount of their special assessment levied over a 15-year period with interest each year on the unpaid balance.

The benefited properties in the petitioned benefit district will be responsible for 100% of the costs associated with the Improvements. Special assessments will be levied against the benefited properties following the holding of the required public hearing.

A Notice of Public Hearing has been published and individual notices were mailed to the benefiting property owners of the time, date and place of the public hearing.

Mayor Steadman opened the public hearing as follows: *“I hereby open the public hearing to receive complaints or objections to the proposed special assessments for (i) water, sewer and street improvements in Cedar Brook Subdivision and Cedar Brook 2nd Subdivision, (ii) water and sewer improvements in Villa Maria Senior Housing Addition, (iii) water, sewer, paving and drainage improvements in Nottingham Estates at Hunters Pointe, (iv) water, sewer, street, storm sewer, mass grading and detention pond improvements in Emerald Valley Estates, and/or (v) sewer and storm sewer improvements in Gilberts Addition. Does anyone present wish to address the City Council on these special assessments?”*

Council listened to comments from the citizens regarding the proposed special assessments. Jack Henderson addressed the council with questions about the water assessment to a lot which contains a pool and garage. He did not feel the assessment should apply for this lot. City Attorney gave an explanation regarding the assessment. Karen Rambo asked about the interest rate on the specials.

Henderson requested the City provide to him in writing the determination on his issue.

There being no further comments, the Mayor closed the public hearing.

Mottola felt that the Henderson lot could have future development and should be assessed.

MOTION by Allen, second by Cardwell to adopt Ordinance No. 1508, levying special assessment taxes for improvements benefiting certain subdivisions in the City.

MOTION approved unanimously.

MULVANE LAND BANK

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

MOTION approved unanimously.

MOTION by Allen, second by Keck to approve the Land Bank Board of Trustees meeting minutes dated 11-05-18.

MOTION approved unanimously.

MOTION by Allen, second by Fleming to terminate the Option Agreement for the property at 110 W. Main and authorize the Chair to sign the Termination Agreement.

MOTION approved unanimously.

Joel Pile gave the Board an update of the repair at 201 W. Main.

Brad Rogers of Rogers Contracting gave a power point presentation for the property at 100 & 102 W. Main. The presentation included plans for the property and services and assistance he is requesting from the City.

The Board will consider the two options that have been presented to date and research the information provided and other aspects of consideration. Rogers will be advised of the Board's decision at a later date.

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

MOTION approved unanimously.

PUBLIC BUILDING COMMISSION

MOTION by Mottola, second by Cardwell to recess the City Council meeting and convene as the Public Building Commission.

MOTION approved unanimously.

MOTION by Mottola, second by Fleming to approve the PBC meeting minutes dated 11-05-18.

MOTION approved unanimously.

MOTION by Fleming, second by Cardwell to accept the bid from KA-COMM, Inc. for the purchase of a new dispatch console in the amount of \$66,862.72.

MOTION approved unanimously.

MOTION by Allen, second by Fleming to adjourn the Public Building Commission meeting and reconvene as the Mulvane City Council.

MOTION approved unanimously.

ENGINEER

Project Review and Update: Hixson and Pile reviewed the Engineers report with the Council in the absence of the City Engineer. English Park and Styx Creek Drainage Improvements; Decommissioning of the Boxelder Power Plant; Water Distribution GIS mapping; and Meadow Crossing. The City website will be updated with information if the FEMA grant is approved.

City Clerk: None

City Administrator: A City light pole on K-15 was damaged due to an accident. Keck had a question regarding lots and building a garage. Staff will research sub-division regulations for the time period in question.

City Attorney: The City Attorney requested an executive session to discuss matters privileged in the attorney/client relationship under the justification of 75-4319 for a period not to exceed ten (10) minutes and to reconvene at approximately 9:40 p.m. to include the Mayor, City Council, City Administrator and City Attorney.

MOTION by Mottola, second by Keck to recess the City Council meeting to an executive session to discuss matters privileged in the attorney/client relationship under the justification of 75-4319 for a period not to exceed ten (10) minutes to include the Mayor, City Council, City Administrator and City Attorney to reconvene at approximately 9:40 p.m.

MOTION approved unanimously at 9:30 p.m.

MOTION by Mottola, second by Cardwell to reconvene the City Council meeting at 9:42 p.m.
MOTION approved unanimously.

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

Consent Agenda - Items 1 - 7:

MOTION by Mottola, second by Allen to approve Consent Agenda items 1 – 7.

1. Payroll Dated 11-16-18 (\$193,777.49)
2. Public Works Dept. – Purchase rubber mulch for park playgrounds (\$10,808.00) from Direct Rubber Mulch, Inc.
Liquor Licenses:
 3. DLN, LLC – DBA Mulvane Liquor
 4. Kansas Star Casino, LLC - DBA Kansas Star Casino
 5. Wyldewood Cellars, Inc. - DBA Wyldewood Cellars
CMB licenses:
 6. Pizza Hut of Southeast Ks., Inc. – DBA Pizza Hut
 7. Dillons Companies, LLC - DBA Dillons #32

MOTION approved unanimously.

ANNOUNCEMENTS, MEETINGS AND NEXT AGENDA ITEMS:

- Monday, Dec. 3rd - Next council meeting @ 7:30 p.m.

ADJOURNMENT:

MOTION by Mottola, second by Keck to adjourn the City Council meeting at 9:48 p.m.

MOTION approved unanimously.

Minutes by:
Debra M. Parker, City Clerk