

City Council Meeting Minutes
June 5, 2018

WELCOME AND CALL TO ORDER

Mayor Debi Schwerdtfeger called the regular City Council Meeting to order with the Pledge of Allegiance. Council members present were: Jesse Knight, Mark Berner, Jeff Blosser, Keith Wessel, and Sharon Haun. Council member Mark Brooks was absent. City Attorney Randy Heilman and City Administrator Nick Jones were also present. Others attending were: Kay Hutchinson, Larry Fischer, Diane Wolfe, Monna Metzger, Kathy Montgomery, Roberto Trillo, Joshua Thurlow, Kathy Miller, Kathryn Miller, Todd Byrum, Jo King, Larry Heyka, Kelley Judd, Mary Washburn, Utilities Superintendent Derrick Craige, Building Inspector Larry Siegrist, Deputy Building Inspector James Masters, Marcus Hernandez, and Megan Glotzbach.

PUBLIC HEARING – BLIGHTED STRUCTURES

Deputy Building Inspector James Masters noted there are four structures with resolutions stating the time and place for a public hearing, one structure that needs direction regarding a Demolition Permit, and one structure with an update.

Deputy Building Inspector James Masters noted 1014 Guston St. – Owner: Mary Washburn – with a recommendation to enforce the Demolition permit; an extension has been granted from the original permit date and has expired with no noticeable progress made. City Administrator Nick Jones noted the Building Inspectors have been trying to work with Travis Bacon, the individual in charge of the demolition. Kathy Montgomery, neighbor of 1014 Guston St., noted there has been an increase in rats and trash is being blown into their yard. After discussion Councilperson Jesse Knight made a motion to proceed with the required procedures of adopting a resolution and setting a hearing for as soon as possible. Councilperson Keith Wessel seconded the motion and the Council voted 5-0 in favor. Motion carried.

Deputy Building Inspector James Masters noted 225 E. Conn St. – Owner: Kerry Long – with a recommendation to repairing the structure; has finished the required repairs and no further action is required.

Deputy Building Inspector James Masters noted 000 S. 7th St. – Owner: David Henson, Jr. & Terrah McFadden; with a recommendation to demolish; has demo almost complete and just needs some more time to complete. After discussion Councilperson Jeff Blosser made a motion to grant a 30 Day extension to 000 S. 7th St. Councilperson Sharon Haun seconded the motion and the Council voted 5-0 in favor. Motion carried.

At this time Mary Washburn, owner of 1014 Guston St. arrived and requested the Council revisit their prior decision. After discussion Councilperson Jesse Knight made a motion to dissolve the prior adopted resolution and revisit 1014 Guston St. on the next regular Council meeting. Councilperson Sharon Haun seconded the motion and the Council voted 5-0 in favor. Motion carried.

Deputy Building Inspector James Masters noted 414 W. Main St. – Owner: William & Carol Cummings; with a recommendation repair; has had no progress on securing the door or repairing the window. After discussion Councilperson Jeff Blosser made a motion to secure the property at 414 W. Main St. and issue an order to repair. Payment for securing the structure will come from Blighted Structures. Council person Keith Wessel seconded the motion and the Council voted 5-0 in favor. Motion carried.

Deputy Building Inspector James Masters noted 113 Railroad Ave. – Owner: Carl Watson; with a recommendation to repair the main building and demolish or repair the addition; has started demo on the addition but due to health issues is unable to remove the debris from his property. Deputy Building Inspector Masters noted the Blighted Structures Committee recommends having the City crew's complete the demolition of the addition and haul away the material. The homeowner is willing to sign a Hold Harmless Agreement. After discussion Councilperson Jeff Blosser made a motion to have street crews remove the addition and haul away the material. Councilperson Jesse Knight seconded the motion and the Council voted 5-0 in favor. Motion carried.

Deputy Building Inspector James Masters gave an update of no progress at 511 Columbia St.

CONSENT AGENDA

Councilperson Keith Wessel made a motion to approve the Consent Agenda as presented in the packet. Councilperson Jeff Blosser seconded the motion. The consent agenda consisted of:

- May 15, 2018 Minutes.
- May 15, 2018 to Current Appropriations.
- Transfers – C-04 from David Troy Nowakowski to Tracey J. Gros Trust, Manhattan, KS.

The Council voted 5-0 in favor. Motion carried.

OLD BUSINESS

- **City Employee Health Insurance Update**

City Administrator Nick Jones noted the budgeted amount for the City's Health Insurance has not changed from 2016 and he is continuing to look into other options.

PUBLIC COMMENT PERIOD I – MOVED DOWN PER MAYOR

Monna Metzger, representing DAR, requested permission to hold a celebration, with a short ceremony and lunch, on the Madonna of the Trail Park on September 7, 2018. After discussion Councilperson Sharon Haun made a motion to allow the DAR to use the Madonna of the Trail Park on September 7, 2018. Councilperson Jeff Blosser seconded the motion and the Council voted 5-0 in favor. Motion carried.

NEW BUSINESS

- **City Lake Association**

Larry Heyka, Vice President of the Council Grove Lake Association, presented the Lake Association report. Some highlights noted there have been compliments on the new Lake Signs and glad to see the Police patrolling the area.

- **Chamber of Commerce**

Diane Wolfe, Director of the Morris County/Council Grove Chamber of Commerce, presented the quarterly Chamber Report. Some highlights noted are the Leadership Morris County is going well, Ladies Night Out will be in July, and Evening on the Riverwalk will be on August 25, 2018. Diane Wolfe requested permission to use the lower section of the Riverwalk for the Evening on the Riverwalk on August 25, 2018 from 7:00 P.M. to 10:00 P.M., approve the liquor permit and waive the fees for the permit. After discussion Councilperson Jesse Knight made a motion to approve the request as presented. Councilperson Keith Wessel seconded the motion and the Council voted 5-0 in favor. Motion carried.

- **Property Abatements**

Deputy Building Inspector James Masters noted 518 Oak St. – Owner: Kennith Buchman; by order of the Municipal Court the City may abate the violations; go onto the premises to complete such abatement; haul to the landfill, sell or dispose of any items removed from the premises without liability to the owner; and the owner waives any claims for compensation or damages as a result of such abatement. After discussion Councilperson Jeff Blosser made a motion to approve the abatement. Councilperson Jesse Knight seconded the motion and the Council voted 5-0 in favor. Motion carried.

Deputy Building Inspector James Masters noted 1204 W. Main St. – Owner: Charles & Brandi Simpson; no changes have been made. After discussion Councilperson Jesse Knight made a motion to approve the abatement as stated in Resolution # 041718-01. Councilperson Jeff Blosser seconded the motion and the Council voted 5-0 in favor. Motion carried.

Deputy Building Inspector James Masters noted 102S. 3rd St. – Owner: David & Debbie Warner; have completed an agreement to abate blighting conditions and mutual release. After discussion Councilperson Jeff Blosser made a motion to approve the abatement agreement as presented. Councilperson Mark Berner seconded the motion and the Council voted 5-0 in favor. Motion carried.

- **Utilities Committee Recommendations**

Utilities Superintendent Derrick Craige noted the Intake valve on the upper section of the City Lake tower needs to be fixed. A quote from Inland Potable Services is presented in the packet for the Council to review. After discussion Councilperson Jesse Knight made a motion to approve the quote as presented in the packet with payment of \$2,875.00 to come from Water. Councilperson Mark Berner seconded the motion and the Council voted 5-0 in favor. Motion carried.

- **Lake Committee Recommendations**

Building Inspector Larry Siegrist noted the Lake Committee Recommends granting a variance request to the 100 foot setback from the standard water level of the lake for C-21, Owners: Dave and Lynn Wagner. The Wagner's are replacing the current cabin and the new one will be placed on existing foot print. The current cabin is within the 100 foot set back and the new cabin will not be any closer to the water than the current cabin. After discussion Councilperson Jesse Knight made a motion to approve the variance request as presented. Councilperson Jeff Blosser seconded the motion and the Council voted 5-0 in favor. Motion carried.

- **City Hall Conference Room Improvement – TCT**

A quote from TCT for updating the Audio/Video Equipment in the Council Room is presented in the packet for the Council to review. City Administrator Nick Jones noted the Office Committee has met and made a list of what they would like for the Council room and requested price options from two companies. TCT was the lowest at an estimated cost for Equipment and Installation of \$5,560.96. Councilperson Jesse Knight noted the upgrade will be good for video conferencing with consultants rather than having them come to Council Grove as well as fix some issues with compatibility. After discussion Councilperson Mark Berner made a motion to approve the quote from TCT as presented for \$5,560.96 with payment to come from the Computer Fund. Councilperson Sharon Haun seconded the motion and the Council voted 5-0 in favor. Motion carried.

- **Rocking KM Vet Services**

City Administrator Nick Jones noted a new vet has taken over Jernigan's Vet Clinic and requires an increased cost to vaccinate, spray, chip and hold stray dogs to keep the clients animal's safe. The options are presented in the Packet for the Council to review. Option 1: Annual Contract – Covers all services needed and will cost \$6,500.00. Option 2: Pay per service as rendered with a 10% discount and will cost per service needed. Kathryn Miller, the new vet, noted she does not feel comfortable boarding stray dogs with unknown vaccinations next to client's dogs. After discussion regarding looking at other options and the pros and cons of each Councilperson Jeff Blosser made a motion to discuss this at the next regular Council meeting. Councilperson Keith Wessel seconded the motion and the Council voted 5-0 in favor. Motion carried.

- **Recreation Committee Recommendation: Appointment of Seasonal Workers**

Mayor Debi Schwerdtfeger made the following appointments.

- Seasonal Concession Stand Workers; Eden Crabb and Keely Steere at \$7.69/hour

Councilperson Jeff Blosser confirmed all appointments. Councilperson Sharon Haun seconded the confirmation and the Council voted 5-0 in favor. Motion carried.

- **Executive Sessions – Attorney Client Privilege – Discussing the Stella and City Lake**

Councilperson Jeff Blosser made a motion to go into a 15 min. Executive session – Attorney Client Privilege – to discuss the Stella. Those to attend are the Full Council present, Mayor Debi Schwerdtfeger, City Attorney Randy Heilman, City Administrator Nick Jones, and Building Inspector Larry Siegrist. Councilperson Keith Wessel seconded the motion and the Council voted 5-0 in favor. Motion carried.

Upon return Councilperson Jeff Blosser made a motion to have the Blighted Structures Committee look into resolutions for the Stella. Councilperson Jesse Knight seconded the motion and Council voted 4-0 in favor with Councilperson Keith Wessel abstaining. Motion carried.

Councilperson Jeff Blosser made a motion to go into a 20 min. Executive Session – Attorney Client Privilege – to discuss the City Lake. Those to attend are the Full Council present. Mayor Debi Schwerdtfeger, City Attorney Randy Heilman, and City Administrator Nick Jones. Councilperson Sharon Haun seconded the motion and the Council voted 5-0 in favor. Motion carried.

Upon return no action was taken.

GOVERNING BODY COMMENTS

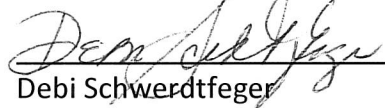
- Councilperson Jesse Knight noted he has received compliments on the curbs and Street crew.
- Councilperson Mark Berner noted the curbs look nice.
- Councilperson Jeff Blosser noted the recreation attendance and team numbers are up.

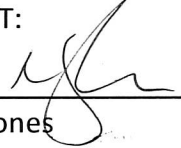
Councilperson Blosser also noted the Street curbs look nice.

- Councilperson Mark Brooks – Absent
- Councilperson Keith Wessel noted he has received positive comments about the Streets and the interactions with City crews.
- Councilperson Sharon Haun noted the Flint Hills Regional Council is putting together a “Know Your Community” website that will showcase the communities in the Flint Hills area.
- City Attorney Randy Heilman noted all leaseholders that were delinquent on taxes or leases have been paid in full.
- City Administrator Nick Jones noted the Armory Lights have been installed, Downtown lights have been fixed, City Hall’s hand rails are complete, City Crews will be repainting the Crosswalks, and the Utilities Department will be conducting a sewer smoke test on June 18, 19, and 20.
City Administrator Jones noted the League of Kansas Municipalities annual conference will be coming up in October and to let Appropriations Clerk Megan Glotzbach know if any Council member wishes to attend.
- Mayor Debi Schwerdtfeger noted the County has suggested the City should remove the special tax assessments from 14 N. Neosho, which is owned by the City, and the County will look into rebating the remaining back taxes. After discussion Councilperson Jesse Knight made a motion to write a letter to the County requesting that all specials the City added to be removed from 14 N. Neosho. Councilperson Keith Wessel seconded the motion and the Council voted 5-0 in favor.
Motion carried.

ADJOURNMENT

Councilperson Jeff Blosser made a motion to adjourn. Councilperson Jesse Knight seconded the motion and the Council voted 5-0 in favor. Motion carried.


Debi Schwerdtfeger Mayor

ATTEST:

Nick Jones City Administrator

