

**MINUTES OF THE GOVERNING BODY OF  
THE CITY OF PARK CITY, KANSAS  
COUNCIL CHAMBERS – 1941 E. 61<sup>st</sup> STREET NORTH  
April 25, 2023**

**ROLL CALL**

The following were present: Council Members: Charley Davidson, George Glover, Ben Saucedo, Charles Schwanke, Tom Jones, George Capps, Brandi Baily, and Jim Schroeder.

Also present: Mayor John Lehnerr, City Clerk Marlo Rugg, City Administrator Sean Fox, Assistant City Administrator/Human Resources Manager Dana Walden, Chief of Police Phil Bostian, Finance Director Dee Anne Grunder, Public Works Director Jeana Estep, and City Attorney Doug Moshier,

**VISITORS**

Ark Valley News  
Jeff Stone  
Troy Hill  
Matt Baty  
Pat & Trent Lyon  
Jerry Elder  
Mike Ferrer

**MEETING CALLED TO ORDER**

The meeting was called to order by Mayor John Lehnerr at 7:00 pm. Pastor Jerry Elder gave the invocation and Council Member George Capps led the Pledge of Allegiance.

**APPROVAL OF AGENDA**

Mayor John Lehnerr stated Consent Agenda item #1 was incorrect. He stated it should state the approval of the April 11, 2023 Minutes.

Council Member Jim Schroeder moved to approve the agenda with Consent agenda item #1 modified from March 28, 2023 to April 11, 2023.

Council Member Ben Saucedo seconded the motion. Motion carried 8-0.

**AWARDS AND/OR PRESENTATIONS**

Assistant City Administrator/Human Resources Manager Dana Walden read the Arbor Day Proclamation proclaiming April 28, 2023 as the City of Park City's Arbor Day. Ms. Walden introduced the City's arborist Bruce Helberg. She stated Mr. Helberg has been the City's arborist for twenty five years.

Sedgwick County Commissioner Ryan Baty gave a brief quarterly update. He stated there have been two new appointments. Lynn Packer was appointed as the Public Works director and Laura Rainwater at the Election Commissioner. Mr. Baty stated his focus this year in the budget season is stability in County

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government. He stated the third update was on mental and behavioral health. Mr. Baty stated Sedgwick County will build a fifty to a hundred bed State mental health hospital. Lastly, Mr. Baty gave an update on Sedgwick County Fire District #1. Mr. Baty answered any questions Council had.

### **PUBLIC FORUM**

None.

### **STAFF REPORTS**

Finance Director Dee Anne Grunder gave an update on the City's first quarter revenues. Ms. Grunder went through her report in detail and answered any questions Council had for her.

### **CONSENT AGENDA**

- 1. Minutes of April 11, 2023 Regular Meeting.**
- 2. Appropriations 1006-2023 with Addendums**
- 3. March Financial Report**

Council Member Ben Saucedo moved to approve the Consent agenda with the change of March 28, 2023 to April 11, 2023.

Council Member Jim Schroeder seconded the motion. Motion carried 8-0.

### **NEW BUSINESS**

- 4. DISCUSS AND CONSIDER SUPPLEMENTAL AGREEMENT WITH PROFESSIONAL ENGINEERING CONSULTANTS (PEC) FOR DOWNTOWN DISTRICT.**

City Administrator Sean Fox stated in November 2022, Council approved a Scope of Services with Professional Engineering Consultants (PEC) for engineering services (traffic study and drainage analysis) for Park Centre. He stated Supplemental Agreement #1 was included in the Council packet, for landscape architecture and site development design services. Mr. Fox listed the additional items within the Scope of Services. He stated both the developer and the engineer agreed to divide cost equally with the City and pay a third of the agreement.

Council Member Brandi Baily moved to approve and authorize the Mayor to finalize and execute a supplemental agreement with Professional Engineering Consultants for the downtown district in the amount of \$4,500 to be paid out of Capital Projects Fund.

Council Member Ben Saucedo seconded the motion. Motion carried 8-0.

- 5. DISCUSS AND CONSIDER AUTHORIZING THE MAYOR TO SIGN A COOPERATIVE AGREEMENT FOR THE KDOT K-254 MANAGEMENT PLAN PROJECT.**
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City Administrator Sean Fox stated in October 2021, Council approved a Letter of Commitment for \$5,000 as part of a 30% local match for a K-254 Management Plan to identify needed improvements to enhance safety and allow for more efficient traffic along K-254.

Mr. Fox stated included in Council's packet is a Cooperation Agreement for Project KA-6499-01 that outlines cooperative participation in a corridor management study of the corridor and the preparation of a corridor management plan from Wichita to El Dorado.

Council Member Charley Davidson moved to approve and authorize the Mayor to sign a Cooperative Agreement for Project KA-6499-01 and authorizing payment of \$5000 for a local match to be paid out of the Special Streets and Highway Fund.

Council Member Ben Saucedo seconded the motion. Motion carried 8-0.

#### **6. DISCUSS AND CONSIDER RESOLUTION ALLOWING FOR A PUBLIC HEARING FOR THE ESTABLISHMENT OF A STAR BOND DISTRICT.**

City Administrator Sean Fox stated as was done in January, Chapter 12, Article 17 of the Kansas Statutes outlines the procedures for establishing a STAR bond project district.

Mr. Fox stated the City is required to adopt a resolution with specific information about the public hearing for the Star Bond project. He stated the State is required to send a letter establishing an eligible area within thirty days. Mr. Fox stated the State did not make the timeline, but since that time period the State has sent a letter authorizing the district as eligible. He stated there is a formal process required by State statues the City has to comply with in order to establish a star bond district.

Council Member Ben Saucedo moved to approve Resolution #1153-2023 a resolution of the City of Park City, Kansas, stating that the City is considering the establishment of a Star Bond Project District within an eligible area of the City and providing for notice of a public hearing to consider such establishment under the authority of the Star Bond Act.

Council Member Jim Schroeder seconded the motion. Motion carried 8-0.

#### **7. DISCUSS AND CONSIDER APPROVING ORDINANCE AMENDING WARD BOUNDARIES.**

City Administrator Sean Fox stated on March 28th, after considering a total of eight different redistricting options, Council approved an option whereas Ward #1 had a population of 2,032 (51 less than the target population of 2,083), Ward #2 had 2,031, Ward #3 had 2,128 and Ward #4 had 2,140.

Mr. Fox stated included in the Council packet is an Ordinance updating the legal descriptions of the four Wards that once approved, will be sent to the Sedgwick County Elections Office to update the associated voting precincts.

Council Member Charley Davidson moved to approve Ordinance # 1165-2023 an ordinance amending Section 6-202 of the Municipal Code of the City of Park City, Kansas pertaining to the description of the four election wards within the city and repealing the original of said Section 6-202.

Council Member Jim Schroeder seconded the motion.

**Roll Call**

Council Member Charley Davidson	Yes	Council Member Tom Jones	Yes
Council Member George Glover	Yes	Council Member George Capps	Yes
Council Member Ben Saucedo	Yes	Council Member Brandi Baily	Yes
Council Member Charles Schwanke	Yes	Council Member Jim Schroeder	Yes

Council Member Ben Saucedo asked if there was any way to notify those residents who had changes to their districts. Mr. Fox stated the new redistricting map would be available on the City’s website.

**GOVERNING BODY REPORTS**

Council Member Jim Schroeder thanked everyone who worked on Brush and Limb Day. Mr. Schroeder stated he had lunch with a business family in Wichita who had great things to say about the Park City City Administrator.

Council Member Brandi Baily commended Council for being forward thinking. She stated Park City is moving in a positive direction. Ms. Baily stated the CCUA meeting will meet on April 27<sup>th</sup> at 4:30 in the training room at the City Administration building.

Council Member George Capps stated he would like to see staff look into getting a post office in Park City. He stated his frustration on local businesses who advertise their location is north Wichita.

Council Member Charles Schwanke congratulated Bruce Helberg for being with the City for twenty five years.

Council Member George Glover commended Mr. Helberg for his years of service. Mr. Glover stated the annual fishing derby is June 17, 2023 and Serve Day is scheduled for May 28, 2023.

**ADJOURN**

Council Member Ben Saucedo moved to Adjourn the meeting at 7:55 pm.

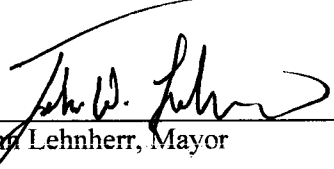
Council Member Jim Schroeder seconded the motion. Motion carried 8-0.

Attest.



*Marlo Rugg*

Marlo Rugg, City Clerk



John Lehnerr, Mayor

The foregoing minutes were considered at the May 9, 2023, meeting and approved with the following amendment NONE.

The vote to approve the minutes 5-0.

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