

**MINUTES OF THE GOVERNING BODY OF
THE CITY OF PARK CITY, KANSAS
COUNCIL CHAMBERS – 1941 E. 61st STREET NORTH
August 23, 2022**

ROLL CALL

The following were present: Council Members: Charley Davidson, George Glover, Ben Saucedo, Kyle Nordick, Tom Jones, Brandi Baily, George Capps 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, City Attorney Doug Moshier, and Assistant Public Works Director Zach Day.

VISITORS

Ark Valley News
Chuck Tremmell
Zach Fenton
Ryan Noshbaum
Jennifer Cross
Doug Crumley
Jacquelyn Crumley

MEETING CALLED TO ORDER

The meeting was called to order by Mayor John Lehnerr at 7:00 pm. Pastor Chuck Peters gave the invocation and Owen Fenton led the Pledge of Allegiance.

APPROVAL OF AGENDA

Council Member Ben Saucedo moved to approve the agenda as presented.

Council Member Charley seconded the motion. Motion carried 8-0.

AWARDS AND/OR PRESENTATIONS

PUBLIC FORUM

None.

STAFF REPORTS

City Administrator Sean Fox stated the City website had a survey for Park City residents to take on the brand analysis. Mr. Fox stated the City still has cleanup coupons available. He stated there will be a blood drive on September 22nd, City wide garage sales on September 24th as well as Shakespeare in the park. Mr. Fox stated October 1st is brush and limb day and October 15th will be document shredding.

Council Member Brandi Baily asked about having a household hazardous waste cleanup day. Mr. Fox stated he would contact someone about getting that scheduled.

CONSENT AGENDA

1. Minutes of the August 9, 2022 Special Meeting.
2. Minutes of the August 9, 2022 Regular Meeting
3. Appropriations 991-2022 with Addendums.
4. July Financials
5. Approve the 2023 contracts for the Municipal Court Judge, Prosecutor, Public Defender and Court Services Officer.
6. Approve Sedgwick County RSVP Volunteer Transportation Program Agreement Renewal through Dec. 31, 2022.

Council Member Charley Davidson moved to approve the Consent Agenda as presented.

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

NEW BUSINESS

7. HOLD PUBLIC HEARING TO EXCEED THE REVENUE NEUTRAL RATE AND CONSIDER APPROVAL OF RESOLUTION

Finance Director Dee Anne Grunder stated the combined Notice of Hearing to Exceed the Revenue Neutral Rate and Budget Hearing was published in the Ark Valley News on August 4, 2022. Ms. Grunder stated the proposed estimated mill levy for the 2023 budget is 44.534 mills, the same as last year's final mill levy. She stated since it exceeds the revenue neutral rate of 34.728 mills, which is computed using a formula that was implemented during the 2021 legislative session, some additional steps are required prior to holding the budget hearing.

Ms. Grunder stated Council is required to hold a public hearing on the mill levy to hear public comments, and then before closing the hearing, consider adoption of a resolution to exceed the revenue neutral rate. She stated as discussed during the June 21, 2022 Budget Work Session, a change to the law this year requires that the resolution now be approved with a roll call vote.

Mayor John Lehnerr opened the public hearing at 7:07 pm.

Council Member Ben Saucedo wanted clarification that the mill levy would stay the same as last year. Ms. Grunder stated that was correct.

Council Member Ben Saucedo moved to approve Resolution #1129-2022 to exceed the revenue neutral rate for the 2023 budget.

Council Member Charley Davidson seconded the motion.

Roll Call

Council Member Charley Davidson	Yes	Council Member Tom Jones	Yes
Council Member George Glover	Yes	Council Member George Capps	No
Council Member Ben Saucedo	Yes	Council Member Brandi Baily	Yes
Council Member Kyle Nordick	Yes	Council Member Jim Schroeder	Yes

Mayor John Lehnerr closed the meeting at 7:09 pm.

8. HOLD PUBLIC HEARING AND CONSIDER APPROVAL OF THE 2023 CITY OF PARK CITY BUDGET

Finance Director Dee Anne Grunder stated the combined Notice of Hearing to Exceed the Revenue Neutral Rate and Budget Hearing was published in the Ark Valley News on August 4, 2022. She stated the total expenditures published were based on Budget Version #4 that was distributed to Council via e-mail on July 26, 2022. Ms. Grunder stated the Notice of Hearings and the budget have both been placed on the City’s website. She stated the budget can be accessed on the City's website as well.

Mayor John Lehnerr opened the public hearing at 7:10 pm.

Council Member George Capps expressed his concern on where the City’s money is being spent.

Council Member Kyle Nordick stated he approved the proposed 2023 budget with the exception of the addition of the administrative position within the public works division. He stated he would like to see more opportunities for public engagement.

Council Member Tom Jones stated his concern with the increase in rates and doing less as a city.

A discussion ensued.

Mr. Lehnerr closed the public hearing at 8:00 pm.



Council Member Ben Saucedo moved to approve adoption of the 2023 City of Park City budget in the amount of \$25,692,585, with an estimated mill levy of 44.534 mills.

Council Member Charley Davidson seconded the motion. Motion carried 7-1 (Council Member George Capps voting nay)

9. DISCUSS AND CONSIDER A CONTRACT WITH CONFLUENCE TO CREATE A PARKS MASTER PLAN

City Administrator Sean Fox stated in June, a Request for Proposal (RFP) seeking submissions from qualified consultants to create a Parks Master Plan that reflects current/existing conditions as well as one that provides a vision and blueprint for the next 5-10 years.

Mr. Fox stated submissions were due on July 29th and although the City sent the RFP to nearly two dozen local and neighboring state agencies, we received only one response. He stated fortunately that one respondent was Confluence, a reputable agency that has the experience and capabilities to provide the City with a community-supported Master Plan, which positions our parks system for quality growth, efficient operations, and appropriate programming. He stated in September 2020, the City approved a Master Agreement For Design Services with Confluence that was used for the initial Downtown Planning work.

Park and Recreation Board Member Jason Brabander came forward to address the Council. He stated the board was pleased with Confluence's proposal.

Council Member Tom Jones stated his concern for spending a great amount of money and not doing anything in the end.

A discussion ensued.

Council Member Kyle Nordick moved to approve and authorize the Mayor to finalize and execute a contract with Confluence in an amount not to exceed \$90,000.00, to be paid out of the General Fund - Parks Department.

Council Member Ben Saucedo seconded the motion. Motion carried 7-1 (Council Member George Capps voting nay)

10. DISCUSS AND CONSIDER AN AMENDED RESOLUTION DETERMINING THE ADVISABILITY OF WATER DISTRIBUTION IMPROVEMENTS FOR BARR ESTATES ADDITION.

City Administrator Sean Fox stated petitions for water distribution, sanitary sewer and paving improvements were filed with the City Clerk and approved by the Council in June 2021. He stated all were signed by the owners of record of more than one-half of the area liable for assessment for the proposed improvements and therefore, the request was approved without notice and hearing as required by K.S.A. 12-6a01 et seq.

Mr. Fox stated after the bid opening in March, the lowest bid exceeded the engineer's estimate, and the Developer chose to re-petition to amend the cost of the work to be completed.

Mr. Fox stated during construction, it was determined the plans erroneously identified CCUA's line as the connecting main instead of the City's main, which is located on the south side of 53rd Street. He stated the Developer has again chosen to re-petition to amend the cost of the work being completed.

Council Member Ben Saucedo moved to accept the amended petition and approve Resolution #1130-2022, a resolution amending and supplementing Resolution #1071-2021 which determined the advisability of the making of certain internal improvements in the City of Park City, Kansas; making certain findings with respect thereto; and authorizing and providing for the making of the improvements in accordance with such findings and repealing Resolution No 1115-2022.

Council Member George Glover seconded the motion. Motion carried 8-0.

11. DISCUSS AND CONSIDER A CONTRACT WITH APEX EXCAVATING TO REPLACE AND MAKE IMPROVEMENTS TO A DRAINAGE STRUCTURE IN THE WYNDHAM CREEK SUBDIVISION.

City Administrator Sean Fox stated in July, Council received a presentation from the Wyndham Creek Home Owners Association regarding stormwater drainage along Steeds Crossing and Briargate. He stated one of the items identified was drainage structure behind 4681 North Briargate Court that was incorrectly constructed and would require replacement. Mr. Fox stated the project will require site clearing and restoration, removal and construction of a new manhole, replacement 24-inch concrete culvert pipe and end section, and 18-inch rip-rap to protect the outlet of the pipe from erosion.

Mr. Fox stated the engineers estimate to complete this project was \$23,280.00, however, on August 17th a bid opening was held, and the lowest bid received was from Apex Excavating, LLC for \$28,050.00.

Council Member Jim Schroeder moved to approve and authorize the Mayor to finalize and execute a contract with Apex Excavating, LLC in the amount of \$28,050.00 to be paid out of the General Fund.

Council Member Brandi Baily seconded the motion. Motion carried 8-0.

12. DISCUSS AND CONSIDER CONSTRUCTION OF A TEMPORARY ROAD BETWEEN NEWPORT AND BEAUMONT.

City Administrator Sean Fox stated in June, Staff was directed to seek estimates for construction of a temporary road between Newport and Beaumont Streets, to help alleviate traffic concerns in Prairie Hills Addition. He stated included in the agenda packet is the Engineer's estimate to extend Newport Street 130 feet to the north 31 feet wide with curb and gutter) and then 800 feet to the west (22 feet wide) for a total cost of \$140,433.75.

Chuck Trimmell a Park City resident addressed the Council on the agenda topic. He stated the need for another entrance into the Prairie Hills Addition.

A discussion ensued.

Council Member Brandi Baily moved to approve the construction of a temporary road between Newport and Beaumont.

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

13. DISCUSS AND CONSIDER A RESOLUTION REAUTHORIZING THE 77TH STREET PROJECT

City Administrator Sean Fox stated in May 2021, Council approved a resolution authorizing and providing for payment of costs for certain improvements within the CIP. Mr. Fox stated the original amount estimated/approved was based of net amount Park City anticipated to pay versus (\$628,617) total anticipated costs, so the project was reauthorized in July 2021 to \$1,613,000. He stated the project is now complete and although the City's portion or net amount decreased from \$628,617 to \$462,645.00.

Council Member Tom Jones moved to approve Resolution #1131-2022 a resolution amending and supplementing Resolutions No. 1069-2021 and 1081-2021 which authorized and provided for payment of the costs of certain improvements included in the multi-year Capital Improvement Plan for the City of Park City, KS.

Council Member Kyle Nordick seconded the motion. Motion carried 8-0.

GOVERNING BODY REPORTS

Council Member Brandi Baily stated there would be a CUA meeting on August 25, 2022 at 4:30. She stated the position for utility manager for CUA has been posted. Ms. Baily stated she would like to see more public engagement as well as a budget book for the residents of Park City.

Council Member George Capps expressed his concerns on how Council is spending the City's money. He stated he appreciated all the hard work Staff has done.

Council Member Kyle Nordick stated the City needs to be tracking the efficiencies and effectiveness of their services to have a better understanding of how the City operates.

Council Member Ben Saucedo stated his concern for the public health issue of the increasing use of fentanyl.

Council Member George Glover stated he appreciated the community involvement on expressing their concerns. Mr. Glover stated United Way is a great resource guide for anyone needing help with their utilities, clothing, or food.

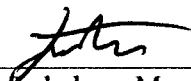
Council Member Charley Davidson encouraged citizens to come to meetings to voice their concerns.

ADJOURN

Council Member Ben Saucedo moved to Adjourn the meeting at 8:50 pm.


Council Member Tom Jones seconded the motion. Motion carried 8-0.





John Lehnherr, Mayor

Attest:



Marlo Rugg, City Clerk

The foregoing minutes were considered at the September 13, 2022 meeting and approved with the following amendment None.

The vote to approve the minutes 8-0.