

AGENDA
CITY COMMISSION MEETING
Tuesday, August 20, 2013
1:00 P.M.

- I. **Note: Pre-meeting at 11:00 a.m. – 11:45 a.m., tour of the Central Fire Station located at 302 N. Ninth Street. Administrative staff will be present and the pre-meeting is open to the public.**
- II. **REGULAR MEETING CALLED TO ORDER AND CITY CLERK ANNOUNCING QUORUM PRESENT.**
- III. **PLEDGE OF ALLEGIANCE TO THE FLAG AND INVOCATION.**
- IV. **APPROVAL OF THE MINUTES OF THE LAST REGULAR MEETING, WHICH IF NO CORRECTIONS ARE OFFERED, SHALL STAND APPROVED.**
- V. **PUBLIC COMMENT Agenda Schedule Allowance: 30 minutes (5 minutes per spokesperson)**
- VI. **CONSIDERATION OF PETITIONS, MEMORIALS AND REMONSTRANCES.**
 - A. Eric Cenatiempo with The Appliance and Furniture Mart requests Governing Body consideration to approve a waiver to the sign and temporary structure requirements from September 18 – September 30, 2013 at 1117 Fleming in order to hold a tent sale.
- VII. **REPORT OF THE CITY MANAGER.**
 - A. City Manager Allen would like to introduce and welcome Steve Coen, President and CEO of Kansas Health Foundation. Steve and the Kansas Health Foundation have played a vital role in working to improve the health of all Kansans.
 - B. Bids were to be received on August 14, 2013 for the renovation project at the Windsor Hotel. Unfortunately, we did not receive any bids. The parties are discussing how to proceed with KDOT and will report to the Governing Body at the September 3, 2013 meeting.
 - C. The City's auction was held on Friday, July 12, 2013. Net proceeds for the City of Garden City were \$23,344.00.
 - D. The City has received correspondence from Cox Communications regarding channel line-up changes.
 - E. Staff has provided several items of information for Governing Body review including the following: from Director of Aviation Powell the monthly enplanement and operations report, from Community Development Director Kentner the monthly building and code enforcement reports, from Finance Director Hitz the monthly financial report, from Police Chief Hawkins the monthly activity report, from Public Works Director the CIP schedule and City Link monthly report, and from Zoo Director Sexson the monthly zoo report.
 - F. Meetings of note:

- ✓ August 21, 2013 – 2013 KMEA Regional Meeting, City Administrative Center, Meeting Room – 10:00 a.m. – 2:00 p.m.
- ✓ August 24 – 25, 2013 – Tumbleweed Festival, Lee Richardson Zoo
- ✓ August 26 – 27, 2013 – Battle of the Badges Blood Drive at Trinity Lutheran Church
- ✓ September 7, 2013 – A Wild Affair at Lee Richardson Zoo at 6:00 p.m.
- ✓ September 10, 2013 – Finney County Job Fair
- ✓ September 14, 2013 – 87th Garden City Community Mexican Fiesta
- ✓ September 18, 2013 – The Mayor’s “State of the City” address at Chamber Breakfast
- ✓ September 21, 2013 – FallFest 2013 featuring Art in the Park, Knights of Columbus’ OktoberFest, Doxie Derby & Nasduck 500 Duck Races – 8:30 a.m. to 3:00 p.m.
- ✓ September 21, 2013 – Chamber of Commerce “Fire and Ice” Wine Tasting – 7:00 p.m.
- ✓ September 22, 2013 – Lee Richardson Zoo’s Cat Canyon Grand Opening from 1:00 -3:00 p.m.
- ✓ October 10, 2013 – Diversity Dinner at the Clarion Inn - 6:30 p.m. – 8:30 p.m.
- ✓ October 11, 2013 – Multi-Cultural Summit – Garden City Community College 8:00 a.m. – 5:30 p.m.
- ✓ October 12-14, 2013 – League of Kansas Municipalities Annual Conference – Overland Park, Kansas
- ✓ October 19, 2013 – Boo! At the Zoo

VIII. CONSIDERATION OF APPROPRIATION ORDINANCE.

- A. Appropriation Ordinance No. 2346-2013A.

IX. CONSIDERATION OF ORDINANCES AND RESOLUTIONS.

- A. Ordinance No. 2614-2013, an ordinance regulating traffic within the corporate limits of the City of Garden City, Kansas; incorporating by reference the Standard Traffic Ordinance for Kansas Cities, Edition of 2013, with certain omissions, additions, or changes; prescribing additional regulations; providing certain penalties; amending Code Section 86-2; repealing existing Code Section 86-2; all to the Code of Ordinances of the City of Garden City, Kansas.
- B. Ordinance No. 2615-2013, an ordinance regulating public offenses within the corporate limits of the City of Garden City, Kansas; incorporating by reference the Uniform Public Offense Code for Kansas cities, Edition of 2013, with certain omissions, additions or changes; amending Code Section 62-2; repealing existing Code Section 62-2; all to the Code of Ordinances of the City of Garden City, Kansas.
- C. Resolution No. _____-2013, a resolution making certain findings and determinations as to the need for housing within the City of Garden City, Kansas and setting forth the legal description of real property proposed to be designated as a Rural Housing Incentive District within the city. (undeveloped properties adjacent the Wilson Addition and Heritage Place neighborhoods)
- D. Ordinance No. _____-2013, an ordinance authorizing the execution of a power sales contract, between the City of Garden City, Kansas, and the Kansas Municipal Energy Agency relating to the purchase of electricity from the Jameson Energy Center by the City from the Kansas Municipal Energy Agency for sale or use by the city; authorizing the

execution of a site lease between the City of Garden City, Kansas, as lessor, and the Kansas Municipal Energy Agency, as lessee, for the real property on which the Jameson Energy Center will be located; and making certain covenants and agreements to provide for the payment and security thereof and authorizing certain other documents and actions in connection therewith.

- E. Ordinance No. _____-2013, an ordinance regulating conduct at locations where cereal malt beverages or alcoholic liquors are sold or consumed; amending Code Section 62-14; repealing current Code Section 62-14, all to the Code of Ordinances of the City of Garden City, Kansas.
- F. Resolution No. _____ - 2013, a resolution authorizing the City of Garden City, Kansas to enter into a municipal lease agreement to refinance an existing fire truck.
- G. The Governing Body is asked to consider two items pertaining to the Tax Increment Financing District (TIF) and Community Improvement District (CID) financing for the Stone Development, Inc. Retail Project. Items for consideration are conducting a public hearing on the TIF District Plan, followed by adoption of an ordinance, conducting a public hearing for creating a CID, also followed by adoption of an ordinance.
 - 1. 2:00 p.m. – Public Hearing on the matter of creating a Tax Increment Financing District (TIF) and approving the Redevelopment Project Plan for Stone Development Inc.
 - a. Ordinance No. _____-2013, an ordinance approving and adopting a redevelopment project plan for a project area in the 2013 redevelopment district in the City of Garden City, Kansas (Stone Development Project) and approving related documents.
 - 2. 2:15 p.m. – Public Hearing on the matter of creating a Community Improvement District (CID) in the City of Garden City, Kansas.
 - a. Ordinance No. _____-2013, an ordinance creating the Stone Development Community Improvement District in the City of Garden City, Kansas and authorizing the levy of a community improvement district retailers' sales tax to be collected within the district.

X. OLD BUSINESS.

- A. Mayor Fankhauser presents for Governing Body discussion, consideration to authorize the Mayor to sign a letter along with several Kansas communities asking Congress for immigration policy reform.
- B. Governing Body consideration and approval of an agreement for 2013 membership for the City of Garden City, Kansas with Great Plains Development Inc.

XI. NEW BUSINESS.

- A. The Sunflower Foundation is accepting application for another round of walking trail grants. City Engineer Cottrell has provided a memorandum outlining some possible projects for Governing Body consideration.

- B. Continued discussion from the July 2, 2013 City Commission meeting, the Governing Body directed staff to provide options for adjusting water rates.
- C. Mayer Specialty Services, LLC, of Goddard, Kansas has provided the City of Garden City with a proposal to clean approximately 8,500 feet of heavily corroded cast iron water mains in the amount of \$15.00 per linear foot. Mayer is the only company that could be found to provide the service requested. Governing Body consideration and approval of a contract between the City of Garden City, Kansas and Mayer Specialty Services, LLC.
- D. Governing Body consideration and approval to terminate the underutilized Residential Incentive Program in 2014 and reallocate those resources toward programs better utilized by builders and developers.
- E. The Traffic Advisory Board makes the following recommendations for Governing Body consideration:

- 1. Approve the request to install “Truck Parking” signs on Lareu Road next to the AmericInn.
- 2. Deny the request to allow left turn movement from Grant Avenue onto Main Street for safety reasons.
- 3. Deny the request to install 30 MPH speed limit signs on Maple Street between Sixth Street and Seventh Street.
- 4. Approve changing the speed limit to 30 MPH on Fulton Street between Seventh Street and Eighth Street.
- 5. Board agrees with the proposed pavement marking configuration from 4-lanes to 3-lanes with a center turning lane in the Downtown Area.
- 6. Deny the request to install “Resident Parking Only” signs on Teitelbaum Avenue.
- 7. Approve installing the “Stop” sign on Leslie Road for northbound traffic with the additional signage.

F. Advisory Board Recommendations:

- 1. Traffic Advisory Board – 1 appointment
- 2. Police Citizens Advisory Board – 1 appointment

G. **Consent Agenda for approval consideration:** (The items listed under this “consent agenda” are normally considered in a single motion and represent items of routine or prior authorization. Any member of the Governing Body may remove an item prior to the vote on the consent agenda for individual consideration.)

- 1. Governing Body acceptance and approval of an annexation agreement with First Christian Church Discipulos de Cristo for their property at N. Eighth Street and Bellevue Avenue.

2. Governing Body consideration and approval a lot split of the Reserves at Prairie Ridge Addition.
3. Governing Body consideration and approval of a short-term lease agreement with United Wireless Communications.
4. Licenses:

(2013 New)

- a) Finney County Preservation Alliance.....Temporary Cereal Malt Beverage
- b) Mathews MechanicalClass D-Mechanical
- c) BAR-TE & Associates, Inc..... Class D-E Mechanical

H. Staff requests Governing Body consideration of an executive session pursuant to K.S.A. 75-4319(b)(6) pertaining to preliminary discussions relating to the acquisition of real property.

XII. CITY COMMISSION REPORTS.

A. Mayor Fankhauser

B. Commissioner Law

C. Commissioner Cessna

D. Commissioner Dale

E. Commissioner Doll

XIII. ADJOURN.