

THE REGULAR MEETING OF THE BOARD OF COMMISSIONERS

City of Garden City
February 17, 2015

The regular meeting of the Board of Commissioners of the City of Garden City was held at 1:00 p.m. at the City Administrative Center on Tuesday, February 17, 2015 with all members present. Commissioner Fankhauser opened the meeting with the Pledge of Allegiance to the Flag and Invocation.

Commissioner Law moved to approve and allow the Mayor to proclaim March 2, 2015 as Read Across America Day. Commission Fankhauser seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna	Dale	Doll	Fankhauser	Law
Yea	Yea	Yea	Yea	Yea

Commissioner Fankhauser moved to approve a request from Mr. Russ Tidwell, President of the Tumbleweed Festival, Inc., for the use of the west green at Lee Richardson Zoo on August 21-23, 2015 for the 24th annual Tumbleweed Festival. The request includes set-up August 17 – 20 and teardown August 24-25. The request also includes allowing volunteers to drive in gates at no charge, and closing the drive in gates during the festival to maintain safe walking areas. Commissioner Dale seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna	Dale	Doll	Fankhauser	Law
Yea	Yea	Yea	Yea	Yea

Staff provided an update on the progress of the emergency repairs to the swimming pool.

The Planning and Community Development Department completed its annual report containing information regarding Garden City, Finney County and Holcomb.

The City received an annual royalty check in the amount of \$5,021.39 from Service Line Warranties of America.

Staff provided several items of information for Governing Body review including the following: from Director of Aviation Powell the monthly activity report, from Community Development Director Kentner the monthly building report and code enforcement report, from Finance Director Hitz the monthly financial report, from Police Chief Hawkins the monthly activity report, from Public Works Director Curran the monthly projects update, and from Zoo Director Newland the monthly activity report.

Meetings of note:

- ✓ February 16, 2015 – Downtown Vision Annual Meeting & 10 year Anniversary Celebration at 6:00 p.m. at High Plains Public Radio Meeting Room
- ✓ February 18, 2015 – Garden City Area Chamber of Commerce monthly breakfast – The Golf Club at Southwind at 7:30 a.m.
- ✓ February 21, 2015 – Legislative Coffee at St. Catherine Hospital, Classroom B at 10:00 a.m.
- ✓ February 21, 2015 – Shop Small Saturday and Winter Sidewalk Sale in Downtown GC
- ✓ February 23, 2015 – Governing Body Goal Setting Retreat at Finnup Center at 8:30 a.m. – 4:00 p.m.
- ✓ March 2, 2015 – Joint Meeting of the Governing Bodies of Garden City, Holcomb and Finney County at 11:00 a.m. – 1:00 p.m.in the Carol Brown Conference Room at the Finney County Administrative Center

- ✓ March 18, 2015 – Garden City Area Chamber of Commerce monthly breakfast – The Golf Club at Southwind at 7:30 a.m.
- ✓ March 21, 2015 – Legislative Coffee at St. Catherine Hospital, Classroom B at 10:00 a.m.
- ✓ March 28, 2015 - GCPD Citizens Police Academy – seven sessions held once a week from 9:00 a.m. – 12:00 p.m.
- ✓ April 11-14, 2015 – Western Kansas Congressional Delegation reception in Washington, D.C.
- ✓ April 15, 2015 – Garden City Area Chamber of Commerce monthly breakfast – The Golf Club at Southwind at 7:30 a.m.
- ✓ April 18, 2015 – Legislative Coffee at St. Catherine Hospital, Classroom B at 10:00 a.m.

Appropriation Ordinance No. 2382-2015A, “AN APPROPRIATION ORDINANCE MAKING CERTAIN APPROPRIATIONS FOR CERTAIN CLAIMS IN THE AMOUNT OF \$1,427,962.14,” was read and considered section by section. Commissioner Fankhauser moved to approve and pass Appropriation Ordinance No. 2382-2015A. Commissioner Dale seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna	Dale	Doll	Fankhauser	Law
Yea	Yea	Yea	Yea	Yea

Ordinance No. 2689-2015, “AN ORDINANCE REZONING LAND FROM “L-R” LOW DENSITY RESIDENTIAL DISTRICT TO “R-1” SINGLE FAMILY RESIDENTIAL DISTRICT AND “R-3” MULTIPLE FAMILY RESIDENTIAL DISTRICT IN THE CITY OF GARDEN CITY, KANSAS; AMENDING THE DISTRICT ZONING MAP OF THE CITY OF GARDEN CITY, KANSAS; REPEALING THE CURRENT DISTRICT ZONING MAP AND ORDINANCE 2592-2013; ALL TO THE CODE OF ORDINANCES OF THE CITY OF GARDEN CITY, KANSAS (Chappel Heights First Addition),” was read and considered section by section. Commissioner Fankhauser moved to approve Ordinance No. 2689-2015. Commissioner Doll seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna	Dale	Doll	Fankhauser	Law
Yea	Yea	Yea	Yea	Yea

Ordinance No. 2690-2015, “AN ORDINANCE GRANTING BLACK HILLS/KANSAS GAS UTILITY COMPANY, LLC D/B/A BLACK HILLS ENERGY, A KANSAS CORPORATION, ITS LESSEES, SUCCESSORS AND ASSIGNS, A NATURAL GAS FRANCHISE AND THE AUTHORITY TO CONSTRUCT, OPERATE, MAINTAIN, AND EXTEND A NATURAL GAS DISTRIBUTION PLANT AND SYSTEM, AND GRANTING THE RIGHT TO USE THE STREETS, ALLEYS, AND OTHER PUBLIC PLACES WITHIN THE PRESENT OR FUTURE CORPORATE LIMITS OF THE CITY OF GARDEN CITY, KANSAS,” was read and considered section by section. Commissioner Doll moved to approve Ordinance No. 2690-2015. Commissioner Fankhauser seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna	Dale	Doll	Fankhauser	Law
Yea	Yea	Yea	Yea	Yea

Resolution No. 2623-2015, “A RESOLUTION OF THE CITY OF GARDEN CITY, KANSAS, OPPOSING THE KANSAS STATE LEGISLATURE’S CONSIDERATION OF MAKING MUNICIPAL ELECTIONS PARTISAN AND MOVING THEM TO THE FALL OF EVEN NUMBERED YEARS, A PROPOSAL CURRENTLY CONTAINED IN SB 171,” was read and considered section by section. Commissioner Law moved to approve Resolution No. 2623-2015. Commissioner Dale seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna Dale Doll Fankhauser Law
 Yea Yea Yea Yea Yea

Commissioner Doll moved to authorize the Mayor and/or his designee to submit written or oral testimony in support of HB2248, a bill which expands the definition of TIF “Eligible area” to include a building or buildings which are 65 years of age or older and any adjacent vacant or condemned lots. Commissioner Dale seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna Dale Doll Fankhauser Law
 Yea Yea Yea Yea Yea

Commissioner Fankhauser moved to direct the Trustee to call the series 2011 and series 2005 tax exempt bonds as requested in a letter from Bruce Mueller, Wheatland Electric, dated February 11, 2015. The Governing Body was also asked to direct the Trustee to call the series 2010 taxable bonds as described in a subsequent letter from Mr. Mueller, Wheatland Electric. Commissioner Law seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna Dale Doll Fankhauser Law
 Yea Yea Yea Yea Yea

Lona Duvall, Finney County Economic Development Corporation President and Ray Purdy, the City’s representative from Finney County Economic Development Corporation Board gave a review of their annual report.

Commissioner Fankhauser moved and directed staff to submit an application to KDOT for the 2015 fund exchange program for the areas of Buffalo Jones Avenue from 5-Points to Thirteenth Street and Walnut Street from Eighth Street to Garden City Avenue. Commissioner Dale seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna Dale Doll Fankhauser Law
 Yea Yea Yea Yea Yea

Commissioner Doll moved to approve a proposal to clean approximately 6,709’ feet of cast iron water main in various locations in Garden City. The requested work is in addition to the existing Sanitary Sewer Collections System agreement with Mayer Specialty Services, LLC of Goddard, Kansas. Commissioner Law seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna Dale Doll Fankhauser Law
 Yea Yea Yea Yea Yea

Commissioner Law moved to reject the bids received for a skid loader at the Garden City Regional Airport.

BIDDERS	COST	LESS GOVT DISCOUNT	TOTAL CITY COST	DELIVERY DATE	EXCEPTIONS & COMMENTS
White Star Machinery	\$58,810.83	\$19,765.95	\$39,044.88	10 - 12 wks	Bobcat S650 T4
Foley Tractor	\$41,331.60 \$3,500/month	\$0.00	\$41,331.60 \$42,000.00	6 wks	CAT 246D 12 month lease
American Implement	\$59,118.00	\$16,526.91	\$42,591.09	8 wks	John Deere 323 E Series
Kanequip Inc	\$62,006.00	\$18,906.00	\$43,100.00	7 - 8 wks	New Holland L228
Foley Tractor	\$44,407.71 \$3,500/month	\$0.00	\$44,407.71 \$42,000.00	6 wks	*Option to annual lease \$3,500 with no purchase CAT 262 12 month lease 250 hrs/year - \$10/hour after that
Victor L. Phillips Co.	\$48,937.00 \$3,500/month	\$0.00	\$48,937.00 \$42,000.00	6 wks	Case SR270 12 month lease

Commissioner Fankhauser seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna Dale Doll Fankhauser Law
Yea Yea Yea Yea Yea

Public Works Director Curran presented the bids for a Solid Waste Sideload collection truck, and discussed an alternate bid for a Compressed Natural Gas (CNG) vehicle. Commissioner Fankhauser moved to approve bids received on February 10, 2015 for a Solid Waste Sideload Collection Truck and award the bid to the low net cost bid without the compressed natural gas alternate.

BIDDERS	LIST PRICE	GOV'T DISCOUNT	LESS TRADE-IN	NET CITY COST	DELIVERY DATE	EXCEPTIONS & COMMENTS
Maupin-Western Star Truck Brian Tabor (800) 950-4155	\$157,597.00		\$17,500.00	\$140,097.00	Mid October	Freightliner MT106 w/Champion
Dodge City International Ken Kerschen (620) 276-8500	\$161,372.27		\$17,500.00	\$143,872.27	15 - 18 wks	International 7400 with Champion CL30-LH
Downing Sales & Service Inc. Jaret Wohler (785) 770-2612	\$152,504.00		\$15,000.00	\$137,504.00	150 - 210 days	DID NOT MEET SPECS International 7400 with PakMor HLR 29 Yard with Emco Lift Carriage, Streetside
Downing Sales & Service Inc. Jaret Wohler (785) 770-2612	\$149,227.00		\$15,000.00	\$134,227.00	280 - 340 days	DID NOT MEET SPECS Freightliner MS-106 with PakMor HLR 29 Yard with Emco Lift Carriage, Streetside
Maupin-Western Star Truck Brian Tabor (800) 950-4155	\$199,829.00		\$17,500.00	\$182,329.00	Mid October	ALTERNATE BID - CNG 2015 Freightliner M2 112

Commissioner Law seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna Dale Doll Fankhauser Law
Yea Yea Yea Yea Yea

Commissioner Doll moved to approve bids received on February 10, 2015 for a Solid Waste Frontload Collection Truck and award the bid to the low net cost bid

BIDDERS	LIST PRICE	GOV'T DISCOUNT	LESS TRADE-IN	NET CITY COST	DELIVERY DATE	EXCEPTIONS & COMMENTS
Downing Sales & Service Inc. Jaret Wohler (785) 770-2612	\$212,720.00		\$15,000.00	\$197,720.00	210 - 265 days	2016 Peterbilt 320 with Bridgeport Frontier 40 cu yd frontload
Armor Equipment Steve Simpson	\$240,868.00		\$25,000.00	\$215,868.00	3 weeks	2015 Mack MRU163 with Heil Body

Commissioner Fankhauser seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna Dale Doll Fankhauser Law
Yea Yea Yea Yea Yea

Commissioner Fankhauser moved to appoint the individuals listed below with term limits to the Community Health Advisory Board:

Scott Taylor, Ashley Goss and LeeAnn Shrader – 02/17/2015 – 01/01/2018
Donna Gerstner, Troy Unruh and Kevin Campbell – 02/17/2015 – 01/01/2017
Jette Desalvo, Beth Koksall and Judy Nusser – 02/17/2015 -01/01-2017

Commissioner Law seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna Dale Doll Fankhauser Law
Yea Yea Yea Yea Yea

Commissioner Fankhauser moved to approve the following:

1. Governing Body consideration and acceptance of bids received February 10, 2015 for the irrigation system at Santa Fe Park.

BIDDER	BID AMOUNT	
Engineer's Estimate	\$ 10,000.00	
Kel's Tender Lawn Care Scott City	\$ 5,995.00	LOW
Western Irrigation Inc. Garden City	\$ 6,680.00	
Ward's Garden Center, inc. Garden City	\$ 7,150.00	

2. Governing Body consideration and approval of the Amendment to Lease Agreement between J. Kent Scott, d/b/a Scott Auction and the City of Garden City, Kansas.
3. Governing Body consideration and approval of crop lease agreements at the Garden City Regional Airport.
4. Governing Body consideration and approval of a crop lease agreement between the City of Garden City, Kansas and Michael J. Richmeier.
5. Permission for Estella G. Mull to reserve burial rights of Space 7, Lot 56, Zone J of Valley View Cemetery of the consideration of \$50.00 for the period of one year.

6. Licenses:

(2015 New)

- a) Kel-Mar Properties, LLC..... Class A General
- b) Heco Heating and Cooling Class D-M Mechanical
- c) Ace Masonry & RemodelingClass E-SOC Specialized Other
- d) T-John HandymanClass E-SOC Specialized Other

(2015 Renewal)

- e) Crossland Construction Class A General
- f) Dodge City Home Builders Class A General
- g) Dave Tabor Construction Class B General
- h) Dwight Ford Class B General
- i) Farr Construction..... Class B General
- j) Garden City Habitat for Humanity Class B General
- k) Nemechek Construction Class B General
- l) Robert Wirth..... Class B General
- m) Tim Fuller Construction Class B General
- n) Outlaw Enterprises Class B General
- o) Rod Fercking Construction. Class B General
- p) Superior Home Improvements, LLC..... Class B General
- q) Brungardt Construction Class C General
- r) Woodbridge Home Exteriors of Kansas, Inc..... Class C General
- s) Black Hills/Kansas Gas Utility Company Class C General
- t) Encore Electric, Inc. Class C General
- u) Faith Technologies, Inc. Class C General
- v) Stegman Brothers Electric, Inc..... Class C General
- w) Wallace Electric Class C General
- x) Angel AC & Refrigeration Class D-M Mechanical
- y) Black Hills/Kansas Gas Utility Company Class D-M Mechanical

- z) Fowler's Heating & Cooling Class D-M Mechanical
- aa) IMAC & Heating..... Class D-M Mechanical
- bb) Ray Omo, Inc. Class D-M Mechanical
- cc) Black Hills/Kansas Gas Utility Company Class D-P Plumbing w/ Gas
- dd) City of Garden City Class D-P Plumbing w/ Gas
- ee) A-R Roofing, LLC Class D-R Roofing
- ff) Swank Landscaping & Sprinklers Class E-BF Backflow Test
- gg) BJ Concrete Class E-SOC Specialized Other
- hh) E&L Lawncare Class E-SOC Specialized Other
- ii) Garden True Value (fences) Class E-SOC Specialized Other
- jj) Garden True Value (sprinklers)..... Class E-SOC Specialized Other
- kk) Kel's TLC..... Class E-SOC Specialized Other
- ll) Niemens Siding & Home Improvement Class E-SOC Specialized Other
- mm) Ramos Concrete..... Class E-SOC Specialized Other
- nn) Swank Landscaping & Sprinklers (sprinklers). Class E-SOC Specialized Other
- oo) Swank Landscaping & Sprinklers (arborist).... Class E-SOC Specialized Other

Commissioner Dale seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna	Dale	Doll	Fankhauser	Law
Yea	Yea	Yea	Yea	Abstained

Mayor Cessna moved that the City Commission go into executive session pursuant to K.S.A. 75-4319(b)(2) for 20 minutes for the purpose of consultation with City legal counsel on matters which are privileged in the attorney/client relationship which if discussed in open session would waive that privilege and that the City Commission reconvene into open session in the City Commission Chambers at 2:44 p.m.. Commissioner Fankhauser seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna	Dale	Doll	Fankhauser	Law
Yea	Yea	Yea	Yea	Yea

At the expiration of the designated time, and in open session, Mayor Cessna stated no action was taken.

Mayor Cessna moved that the City Commission go into executive session pursuant to K.S.A. 75-4319 (b)(6) for 15 minutes for the purpose of preliminary discussion relating to the acquisition of real property and that the City Commission reconvene into open session in the City Commission Chambers at 3:00 p.m.. Commissioner Fankhauser seconded the motion. The vote was taken by yeas and nays and recorded as follows:

Cessna	Dale	Doll	Fankhauser	Law
Yea	Yea	Yea	Yea	Yea

At the expiration of the designated time, and in open session, Mayor Cessna stated no action was taken.

Mayor Cessna adjourned the meeting since there was no further business before the Governing Body.

Roy Cessna, Mayor

ATTEST:

Celyn N. Hurtado, City Clerk

City Commission Reports

Commissioner Fankhauser stated he would not be in attendance at the Legislative Coffee scheduled for February 21, 2015.

Commissioner Law had no comments.

Mayor Cessna stated he attended the TET Celebration and that it was well attended. Mayor Cessna announced that he would be in attendance at the Legislative Coffee and encouraged others to attend.

Commissioner Dale stated since the Girl Scouts came to the last Commission meeting, he has had a few stop by his residence and was pleased to find out that if a person doesn't need any more cookies, they can purchase cookies and they will be sent to a military person on active duty.

Commissioner Doll commented that she attended the Downtown Vision's annual meeting and is excited to see the plans they have this year for the downtown area.