

**December 15, 2009  
Agenda**

**Mayor Terry Heldstab  
Vice Mayor Mike Rhodes  
Commissioner Ken Talley  
Commissioner Scott Johnson  
Commissioner Jack Taylor  
City Manager Rodney D. Barnes  
Assistant City Manager Mike Guinn  
City Engineer Christina Cook  
City Attorney Catherine Logan  
City Clerk Tricia Gowen**

**1. 7:00 P.M. - CALL TO ORDER**

- a. Moment of Silence.
- b. Pledge of Allegiance
- c. Most improved student awards presented by Junction City South Kiwanis.

**2. GENERAL DISCUSSION:** The Commission requests that comments be limited to a maximum of five minutes for each person.

**3. CONSENT AGENDA:** All items listed are considered to be routine by the City Commission and will be enacted by one motion. There will be no separate discussion of these items unless a Commissioner or a citizen so requests, in which event the item will be removed from consent status and considered in its normal sequence on the agenda.

- a. Approval of the **December 1, 2009**, City Commission meeting minutes.
- b. The consideration of **Appropriation Ordinance** dated November 25, 2009 to December 9, 2009 in the amount of \$458,631.41.
- c. Monthly Reports:
  - 1. Police Report

2. Personnel Report
  3. Water Report
  4. EMS Report
  5. Fire Report
  6. Rolling Meadows Report
- d. The consideration and approval of the **2010 Cereal Malt Beverage Licenses**.
  - e. The consideration and approval to provide a **letter of support to the Geary County Senior Citizen's Center** to support the grant funded acquisition of a new van.
  - f. The consideration and approval for **Pay Estimate** to KDOT in the amount of \$375,667.77 for the East Chestnut St. Roundabout Grading and Concrete Pavement Project.
  - g. The consideration and approval for **Pay Estimate** to KDOT in the amount of \$228,482.31 for the East Chestnut St. Grading and Concrete Project.
  - h. The consideration and approval for **Pay Estimate #7** by Middlecreek Corporation in the amount of \$32,410.16 for construction services through November 17, 2009 on the K-18 and Karns project. The project is 100% complete as of this pay estimate.
  - i. The consideration and approval of the **Grant of Permanent Right-of-Way at 1100 McFarland Road** from Nathaniel and Tina Lohli for the Safe Routes to School project at no cost to the City.

#### **4. APPOINTMENTS:**

- a. The consideration and approval to **reappoint Eleanor Waller** to the Junction City Housing Authority Board for a term of four years as the Board's Resident Member.

#### **5. CELEBRATIONS:**

#### **6. SPECIAL PRESENTATIONS:**

- a. Presentation of **Mark of Excellence Awards** to recognize employees for Excellent Service with the City of Junction City. **Administrative Services Director Gowen Presenting**

- b. A report from Leon Osbourn of Kaw Valley Engineering on the **repairs to Riverwalk Landing Lake** and the consideration and approval to authorize the repairs to Riverwalk Landing Lake per the recommendation of Kaw Valley Engineering.
- c. Presentation of 2010 Budget Adjustments. **City Manager Barnes Presenting**

**7. PUBLIC HEARINGS:**

- a. The consideration of the **amendment of the 2009 Budget**. **City Manager Barnes Presenting**

**8. YOUTH COMMISSION COMMENTS:**

**9. UNFINISHED BUSINESS:**

- a. The consideration and approval **Ordinance S-3072** a CID policy and **development agreement with Mike Rice** for the use of a community improvement district for the Goody's Plaza development. **Final Reading – City Attorney Logan Presenting.**
- b. The consideration and approval of award of contract to Pearson Excavating for the **demolition of 701 Chicago and 1501 Rucker Rd.** in the amount of \$2,500.00.

**10. NEW BUSINESS:**

- a. The consideration and approval of the interlocal cooperation and members' **agreement for the new Flint Hills Regional Council**. **City Manager Barnes Presenting**
- b. The consideration and approval of a **memorandum of understanding** between the City of Junction City and Sundown Salute on operation of the annual 4<sup>th</sup> of July festival. **City Manager Barnes Presenting**
- c. The consideration and approval of the **Final Plat of Olivia Farms 4<sup>th</sup> Addition**, a replat of a portion of Olivia Farms along Lucy Court and south of Buddy Drive. **David Yearout Presenting**
- e. The consideration and approval to enter into agreement with the Kansas Department of Transportation for **the 6<sup>th</sup> and Franklin Traffic Signal Installation project and to approve R-2581**, authorizing the

Mayor and City Clerk to execute, for and on behalf of the City, Agreement 337-09. **Assistant City Manager Guinn Presenting**

- f. The consideration and approval of **Transportation Revolving Loan Fund 0121 in the amount of \$447,892.00** for Improvements to Ehler's Hilltop and approval of Ordinance S-3073. **Assistant City Manager Guinn Presenting**
- g. The consideration and approval of **Neighborhood Revitalization Application** to James Sampson to construct a new building (Freddy's Frozen Custard) at Sampson Addition, Lot 2, Block 1 (East of Arby's). Project Qualifies for 3 year tax rebate of 95% for all 3 years. The EDC voted 6-0-1 in favor of the application. **Stacy Schulte Presenting**
- h. The consideration and approval of **Neighborhood Revitalization Application** to H2O by Storm, LLC (The Eye Doctors), to construct a new building at 1027 W. 6<sup>th</sup> Street. Approximate cost of construction is \$627,150. Project qualifies for a 5 year tax rebate. Years 1 & 2 at 95%, 75% year 3, 50% year 4, and 25% year 5. EDC voted 6-0-1 in favor of the application. The EDC voted 7-0 in favor of the application. **Stacy Schulte Presenting**
- i. The consideration and approval of **Neighborhood Revitalization Application** to Geary Grain, Inc. to construct a concrete tank at 340 E. 13<sup>th</sup> Street. Project qualifies for a 5 year tax rebate. Years 1 & 2 at 95%, 75% year 3, 50% year 4, and 25% year 5. The EDC voted 8-0 in favor of the application. **Stacy Schulte Presenting**
- j. The consideration and approval of **Neighborhood Revitalization Application** to Carlos Deleon-Santa and Maria Cristina Pinto (Self-help housing) to construct a new home at 138 E. 1<sup>st</sup> Street. Approximate Construction costs are \$130,000. Project qualifies for a 5 year tax rebate. Years 1 & 2 at 95%, 75% year 3, 50% year 4, and 25% year 5. **Stacy Schulte Presenting**
- k. The consideration and approval of **R-2582** to amend R-2406 that determined the advisability of issuing the City's Taxable Multifamily Revenue Bonds to pay the costs of acquiring, constructing, furnishing, and making improvements to a residential rental duplex facility located in the City. (Deer Trail Investments, LLC) **City Manager Barnes Presenting**
- l. The consideration of a **motion providing for the termination of R-2252** a Resolution expressing the City Commission's intent to issue Taxable

Multifamily Rental Revenue Bonds (Sunrise East/Sunrise West Project).  
**City Manager Barnes Presenting**

- m. The consideration and approval of an agreement between the City of Junction City and Geary County for jail services.
- n. The consideration and approval of **Ordinance S-3074** authorizing the acquisition of land for economic development purposes. (Final Reading)  
**City Manager Barnes Presenting**
  - 1. Request for declaration of emergency.
  - 2. The consideration and approval of Ordinance S-3074 on final reading.
- o. The consideration and approval of **Ordinance S-3075** declaring Thompson Drive and Brooke Bend as main trafficways. (Final Reading) **City Manager Barnes Presenting**
  - 1. Request for declaration of emergency.
  - 2. The consideration and approval of Ordinance S-3075 on final reading.
- p. The consideration and approval of **R-2583** authorizing trafficway improvements or reimprovements of certain main trafficways within the city of Junction City, Kansas; and providing for the payments thereof. **City Manager Barnes Presenting**
- q. The consideration and approval of **R-2584** a Resolution authorizing and directing the issuance, sale and delivery of taxable general obligation temporary notes, series 2009-D, of the City of Junction City, Kansas; providing for the levy and collection of an annual tax, if necessary, for the purpose of paying the principal of and interest on said notes as they become due; making certain covenants and agreements to provide for the payment and security thereof; and authorizing certain other documents and actions connected therewith. **City Manager Barnes Presenting**
- r. Discussion of interim City Manager position.

**11. COMMISSIONER COMMENTS:**

**12. STAFF COMMENTS:**

**13. EXECUTIVE SESSION:**

**14. ADJOURNMENT:**