

## CITY COMMISSION MINUTES

May 20, 2003

7:00 P.M.

The regular meeting of the Junction City City Commission was held on Tuesday, May 20, 2002 with Mayor Mick Wunder presiding.

The following members of the Commission were present: Kay Blanken, Terry Heldstab, Ken Talley, Jack Taylor, Mick Wunder. Staff present were: City Attorney Charles Zimmerman, City Engineer Thomas E. Neal and City Clerk Colleen Woodruff. Absent: City Manager Rod Barnes.

### PLEDGE OF ALLEGIANCE

### CONSENT AGENDA

Mayor Wunder stated that items g and h would be considered separately.

Commissioner Talley moved, seconded by Commissioner Heldstab to approve the consent agenda as amended. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder, Nays: None. Motion carried. The consent agenda consisted of the following:

- a. Commission Minutes
  1. Commission Minutes - May 6, 2003
  
- b. Approval of Appropriation and Payroll Ordinances:
  1. A-24 dated May 16, 2003 in the amount of \$778,037.48
  2. A-22 dated May 2, 2003 in the amount of \$93,150.04
  3. P-10 dated May 16, 2003 in the amount of \$160,354.44
  4. P-9 dated May 2, 2003 in the amount of \$161,771.77
  
- c. Monthly Reports:
  1. Building/Inspection
  2. Fire/EMS Department
  3. Personnel/EEO
  4. Police Department
  5. Water Administration
  6. US Filter
    - Wastewater Treatment Facilities
    - Water Treatment Plant
    - Public Works
  7. Parks and Recreation
  8. Rolling Meadows Golf Course

## **ITEM G- NOISE WAIVER FOR BLOCK PARTY**

A request from Babbette Carr, 839 W 6<sup>th</sup> to waive the noise ordinance on Saturday May 24, 2003 from 3:00 to 8:00 pm was presented for consideration. Commissioner Blanken moved, seconded by Commissioner Heldstab to approve the noise waiver as requested.

## **ITEM H-NOISE WAIVER**

A request from Patty Gavin, 517 W. Ash to waive the noise ordinance on Saturday May 24, 2003 and May 31, 2003 from 10:00 am to 10:00 pm was presented for consideration. The Commissioners were in agreement that twelve (12) hours was too long. Commissioner Blanken moved, seconded by Commissioner Talley to approve the noise waiver for the hours of 3:00 to 8:00 pm on the days requested. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder, Nays: None. Motion carried.

Mayor Wunder asked the Police Chief to keep them updated on any complaints that are received during the hours of the waivers for both properties.

## **SPECIAL PRESENTATIONS**

### **CREATION OF TASK FORCE-CASINO**

Chamber of Commerce Executive Director David Bossemeyer requested that the City Commission give their support for the creation of a regional task force to promote and support the development of a casino in Geary County. Mayor Wunder asked to appoint Commissioner Blanken to the task force. Commissioner Talley asked if anyone from Grandview Plaza or Milford were to be appointed. Mr. Bossemeyer stated that no one from either of those communities had been appointed yet, but could be in the future. Commissioner Talley moved, seconded by Commissioner Heldstab to approve the creation of the task force and to sign a letter of support. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder, Nays: None. Motion carried

### **BOYS AND GIRLS CLUB**

Members of the Eagle's organization presented a check for \$3,802.51 to the Junction City Boys and Girls Club.

## **PUBLIC HEARINGS**

### **RESOLUTION 1895-1108 N Jefferson**

Mayor Wunder opened the public hearing to consider Resolution 1895 for the condemnation and demolition of property located at 1108 N Jefferson. City

Engineer Neal gave a condition report on the property. Mr. Neal stated that staff had tried to contact the owners of the property, but the letters were returned. Mayor Wunder closed the public hearing.

Commissioner Blanken moved, seconded by Commissioner Heldstab to give the owners thirty days to contact city staff, if not a date of September 30, 2003 will be set for demolition or repair of said property. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder, Nays: None. Motion carried.

#### **RESOLUTION 1897-535 W 9<sup>th</sup>**

Mayor Wunder opened the public hearing to consider Resolution 1897 for condemnation and demolition of the property located at 535 W 9<sup>th</sup>. City Engineer Neal gave a condition report on the property. He stated that staff had tried to contact the owners of the property, but the letters were returned. He stated that Commissioner Heldstab had just learned of a current address for the owners. Mayor Wunder closed the public hearing.

Commissioner Heldstab moved, seconded by Commissioner Talley to direct the staff to try to contact the owners of the property and set a date of September 30 for repair or demolition of said property. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder, Nays: None. Motion carried.

#### **RESOLUTION 1896-230 E 16<sup>th</sup>**

Mayor Wunder opened the public hearing to consider Resolution 1896 for Condemnation and demolition of property located at 230 E 16<sup>th</sup>. City Engineer Neal stated that the owner of the property had contacted the city and obtained the necessary permits for repairs. Martin Toth, owner of the property stated that he had owned the property for four years and that he was currently residing at the property. He did have water service, but the only electricity was a construction site.

Commissioner Talley stated that he was concerned about health and safety issues of Mr. Toth living in the residence before the repairs were completed.

Commissioner Tally moved, seconded by Commissioner Heldstab to grant a nine month timeframe, setting December 20, 2003 as the date for demolition or repair of said property, with the stipulation that Mr. Toth vacate the premises as of May 20, 2003. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder, Nays: None. Motion carried.

#### **VACATION OF EASEMENT**

Vic Davis requested that the City Commission grant the vacation of a 10 foot utility easement which runs east and west along the southern most boundary of the Geary Grain Addition to the City of Junction City, Kansas. The vacation would allow for an expansion of the business. Larry Cope, Economic Development Director stated that the EDC is in favor of the vacation, thus allowing for the expansion of the business.

Commissioner Heldstab moved, seconded by Commissioner Blanken to approve the request as presented. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder, Nays: None. Motion carried.

## **YOUTH COMMISSION**

Jason Butler stated that they had the last meeting for the current session and that they would pick up again in August. He stated that a parade was being planned for cars that have the neon lights that were approved by the legislature.

## **NEIGHBORHOOD REVITALIZATION-615 N WASHINGTON**

Larry Cope, Economic Development Director stated that Terry and Peggy Heldstab had submitted a Neighborhood Tax Revitalization application on a project located at 615 N Washington Street. Construction costs are approximately \$20,000.00. The project meets the terms and conditions of the Neighborhood Revitalization Plan. It would qualify for 95% tax rebate in the first 3 years, 80% year 4, 70% year 5, 60% year 6, 50% year 7, 40% year 8, 30% year 9 and 20% for year 10.

Commissioner Blanken moved, seconded by Commissioner Taylor to approve the application as requested. Ayes: Blanken, Talley, Taylor, Wunder. Nays: None. Abstain: Heldstab. Motion carried.

## **INSPECTION SERVICES-WEST INTERCEPTOR SEWER—KAW VALLEY**

City Engineer Neal stated that Kaw Valley Engineers had submitted a proposal to provide inspection services on the construction of the west interceptor sewer. Because of the nature of the work and the large amount of rock it is important that the city have personnel on the construction site. Also there is a requirement to perform numerous material tests and Kaw Valley is equipped to provide this service. Their involvement in conjunction with periodic site visits by the city staff will ensure successful completion of the work. The fee for this service will not exceed \$18,483.00.

Commissioner Heldstab moved, seconded by Commissioner Taylor to approve the contract with Kaw Valley Engineering for inspection services not to exceed \$18,483.00. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder, Nays: None. Motion carried.

## **OUTSOURCING AMBULANCE BILLING**

Fire Chief Mike Ryan stated that the Fire/Ambulance Department have been studying billing companies which contract to bill and collect fees for ambulance billing services. These companies charge a set percentage of the actual funds collected. Fees run from 7 to 10 percent of the actual funds

collected not the amount billed. Approximately \$15,000 to \$21,000 could have been saved last year with outsourcing.

.Commissioner Heldstab moved, seconded by Commissioner Taylor to direct staff to solicit bids for ambulance billing outsourcing. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder. Nays: None. Motion carried.

**ORDINANCE G-949-POSSESSION AND CONSUMPTION CEREAL MALT BEVERAGES**

Ordinance G949 was presented on first reading.

**ORDINANCE G-949**

AN ORDINANCE PERMITTING THE POSSESSION AND CONSUMPTION OF CEREAL MALT BEVERAGES IN CERTAIN PUBLIC PLACES AT THE DISCRETION OF THE CITY MANAGER BY AMENDING SECTION 605.170 OF THE CODE OF THE CITY OF JUNCTION CITY, KANSAS, 1994.

The ordinance states that the City Commission authorizes the City Manager to grant exceptions to said prohibition upon the application of a person or organization for a special public event.

Commissioner Talley moved, seconded by Commissioner Blanken to approve Ordinance G-949 on first reading. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder. Nays None. Motion carried.

**ORDINANCE G-950-ISSUANCE OF TEMPORARY PERMITS FOR THE SALE AND SERVING OF CEREAL MALT BEVERAGES.**

Ordinance G-950 was presented for consideration on first reading.

**ORDINANCE G-949**

AN ORDINANCE PERMITTING THE ISSUANCE OF TEMPORARY PERMITS FOR THE SALE AND SERVICING OF CEREAL MALT BEVERAGES BY ADDING SECTION 605.015 OF THE CODE OF THE CITY OF JUNCTION CITY, KANSAS, 1994.

Commissioner Blanken asked what the minimum and maximum time limits were . Police Chief Story stated that the minimum was 1 day and the maximum was 3 days.. Only four permits may be issued in a 12 month period and the fee is \$25.00 per day.

Commissioner Blanken moved, seconded by Commissioner Wunder to approve Ordinance G-949 on first reading. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder. Nays: None. Motion carried.

## **WAIVE FEES FOR RED CROSS BLOOD MOBILE**

Garry Berges and Naida Sanders, representing the Red Cross Blood Drive stated that they would like to have the fees waived for the use of the Municipal Building for the Red Cross Blood drive. They felt that the drive helped the citizens of Junction City and that it was a community service.

Commissioner Blanken asked if other sites had been looked at. Mr. Berges stated that they had, but finding one large enough was a problem.

Mrs. Heck stated that she felt that if the location was changed donors would be lost. Commissioner Heldstab stated that the blood drive is an important public safety issue and felt that the fees should be waived. Commissioner Taylor thought that the blood drive is a community service and the fees should be waived. Commissioner Talley stated that the city needed to draw a line on what to waive and what not to waive. The waiver could open a door for any organization to have the same consideration. Commissioner Blanken stated that the drive is a community event and the fees should be waived.

Commissioner Blanken moved, seconded by Commissioner Taylor to waive the usage fees for the Red Cross Blood Drive. Ayes: Blanken, Heldstab, Taylor, Wunder. Nays: Talley. Motion carried.

## **ADDING STREET IMPROVEMENT TO THE CONVENTION CENTER SITE**

Leon Osborne, Kaw Valley Engineers requested that if another access to the convention center is desired the commission needed approve adding additional street improvements before the bid for water and sewer utilities go out. City Engineer Neal stated that the cost would remain the same amount the bonds were originally planned to be issued for.

Commissioner Heldstab moved, seconded by Commissioner Blanken to approve the add the additional street improvements to the convention center site. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder. Nays: None. Motion carried.

## **GENERAL DISCUSSION**

Mayor Wunder opened the meeting for general discussion.

There was no general discussion

## **COMMISSIONER COMMENTS**

Mayor Wunder opened the meeting for Commissioner comments.

Commissioner Blanken reminded the Commissioners that they needed to get their nominations for the curb appeal award turned in.

Commissioner Heldstab clarified how the Neighborhood Revitalization tax worked.

Commissioner Taylor asked when construction would begin on the E Street underpass. City Engineer Neal stated that it would begin in late 2005.

Commissioner Talley asked the status of the Salvage Yard on E 8<sup>th</sup>. City Attorney Zimmerman stated that it was in the court system. Commissioner Tally commended the inspection department for their dedication in working the issue. He also asked about the total count of parking spaces in the downtown area.

Mayor Wunder announced the town meeting scheduled for May 21 and 22. He also asked Mr. Neal if he could have staff look at the growth and fence blocking the view on 5<sup>th</sup> and Eisenhower.

### STAFF COMMENTS

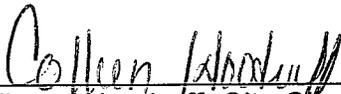
Mayor Wunder opened the meeting for staff comments.

City Engineer announced the district meeting scheduled for May 27 and 28<sup>th</sup>.

### ADJOURNMENT

Commissioner Blanken moved, seconded by Commissioner Heldstab to adjourn at 9:20 p.m. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder, Nays: None. Motion carried.

APPROVED AND ACCEPTED THIS 3rd DAY OF JUNE 2003 AS THE OFFICIAL COPY OF THE JUNCTION CITY CITY COMMISSION MINUTES FOR May 20, 2003

  
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Colleen Woodruff, City Clerk

  
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Mick Wunder, Mayor