

## CITY COMMISSION MINUTES

August 3, 2004

7:00 P.M.

The regular meeting of the Junction City City Commission was held on Tuesday, August 3, 2004 with Mayor Wunder presiding.

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

### PLEDGE OF ALLEGIANCE

Mayor Wunder acknowledged the Boy Scouts from Troop 64 that were attending the Commission meeting as part of the requirements to receive the Citizenship in Community merit badge.

### CONSENT AGENDA

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

- a. Approval of City Commission Minutes of July 20, 2004.
- b. Approval of Appropriation Ordinance A-29 dated July 23, 2004 in the amount of \$365,095.55, Appropriation Ordinance A-30, dated July 29, 2004 in the amount of \$1,129,527.67 and Payroll Ordinance P15 dated July 23, 2004 in the amount of \$172,387.79.
- c. The consideration of approval of the destruction of miscellaneous records per the City ordinance. (See enclosed list)

- d. The consideration of R2031 authorizing the City to apply for the United States Department of Agriculture, Rural Development Section 523 Grant (Self Help Housing).
- e. The consideration of authorization to change the STOP sign to a YIELD sign at the intersection of Grant and Franklin streets.
- f. The consideration of an agreement with Kaw Valley Engineering in the amount of \$10,350.00 for design engineering services on the Malstead Addition.
- g. The consideration of pay estimate #3 to Boyd Excavating for McCluskey's Hill Addition, #4 in the amount of \$29,530.11.
- h. The consideration of resolution R2034 authorizing and providing for the making of improvements in accordance with the petition for Wheatland Hills subdivision, Unit #3.
- i. The consideration of resolution R2035 authorizing and providing for the making of sanitary sewer, water and street improvements in accordance with the petition for Lots A, B and C, Block 1, Wheatland Hills Subdivision, Unit #1.
- j. The consideration of resolution R2036 authorizing and providing for the making of street improvements in accordance with the petition for Malstead Addition.
- k. The consideration of resolution R2032 and R2033 approving authorization for the Mayor to sign quitclaim deeds for selling property on 15<sup>th</sup> and 16<sup>th</sup> streets to MKM Investors, Inc.
- l. The consideration of request for noise waiver submitted by David Laster Jr. for a basketball tournament at the 12<sup>th</sup> Street Community Center on August 7<sup>th</sup> and 8<sup>th</sup>. The waiver would be from 9:00 a.m. until 9:00 p.m. each day.
- m. The consideration of Ordinance G971 amending Chapter 405, Article II, Section 405.110: "CSP" permitted uses deleting the words (no live bait). (Final Reading).

- n. The consideration of request to set a bid date of August 10, 2004 to receive bids for fencing at the softball fields at Cleary Park.
- o. The consideration of Resolution R-2037 concerning the purchase of property as part of the city's airport development program
- p. The consideration of Resolution R-2038 concerning the purchase of property as part of the city's airport development program.
- q. The consideration of Resolution R-2039 concerning the purchase of property as part of the city's airport development program.

#### **AWARD OF BID- LACY DRIVE SEWER EXTENSION-UPLAND MUTUAL**

City Engineer Adams stated that bids had been opened by city staff and that it was the recommendation to award the bid for the Lacy Drive Sewer extension (Upland Mutual) to the low bidder J & K Contracting at a cost of \$24,955.00. He stated that the cost was below the engineer's estimate.

Commissioner Blanken moved, seconded by Commissioner Talley to approve the award of bid as recommended by city staff. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder. Nays: None. Motion carried,

#### **NO PARKING REQUEST 100 BLOCK EAST PINE**

City Engineer Adams stated that a local business owner has requested that the City restrict parking on the 100 block of East Pine from the alley to Washington on the North side of the street. The claim from the business owner is that congestion from parked cars on Pine Street is negatively effecting the business. Mr. Adams stated that if congestion is the issue, there are several options to alleviate the problem: 1) The street right of way is 80 feet wide on Pine Street-room enough to widen the street or construct angled parking, which would retain 7 parking spaces. 2) Encourage the business owner of the car wash to construct a paved turn around along the south side of the car wash, allowing vehicles to get back onto Washington without ever entering Pine Street. 3) Post NO PARKING as requested on

the north side of Pine from the alley to Washington. However, this will force the auto body shop to park their vehicles to the east in front of the residences. 4) Do nothing. Accident history does not warrant NO PARKING in the proposed location. Mr. Adams stated that the 2003 Kansas Department of Transportation Junction City traffic safety audit did not recommend any improvements to that intersection. He also stated that he had spoken with several residents to the east of the intersection and not one resident was in favor of the proposed NO PARKING proposal, noting that it would force the body shop to park their vehicles in front of their houses.

Commissioner Blanken asked if emergency vehicles have any problems getting down Pine Street. Police Chief Story stated that for the ambulance and fire equipment it is a tight fit, but not any more so than other streets in the city.

Connie Mancinelli, owner of the car wash stated that she was asking for three parking spaces to be removed. She stated that having the vehicles parked there all of time was having a negative impact on her business.

Glen Oakquist, resident on Pine Street stated that the two business owners should solve the problem and split the cost for whatever they decide.

Joseph Walker stated that cars from the body shop have parked on his property before.

Carol and Calvin Lee stated that they have lived on Pine Street since 1984 and are tolerant of the parking issue and can't see where it would be a problem for vehicles entering and exiting the car wash. Mr. Lee stated that putting no parking signs would be a burden to the residences, when the parking would be forced to move east.

Connie Mancinelli stated that she sympathizes with the people that live on Pine Street, but for the sake of her business she needs a No Parking area.

Mayor Wunder moved, seconded by Commissioner Talley to direct the staff to hold a meeting with the owners of the car wash and the body shop to try and reach an amicable solution to the problem.

#### **PARKING CHANGES- ALLOWING ANGLE PARKING AT 624 N ADAMS**

City Manager Barnes stated that a request had been received to install angle parking in the 600 Block N, Adams. Commissioner Blanken asked if there would be any cost to the City. City Engineer Adams stated minimal expense for the paint. Commissioner Blanken moved, seconded by

Commissioner Taylor to allow angle parking on the east side of N. Adams from 6<sup>th</sup> to 7<sup>th</sup> Street. Ayes: Blanken, Talley, Taylor, Wunder. Nays: None. Abstain: Heldstab. Motion carried.

City Attorney Zimmerman stated that he would have a Resolution at the next meeting for Commission approval.

## **ORDINANCE G-973 FRANCHISE AGREEMENT WITH DS & O ELECTRIC**

Ordinance S-973 was presented for consideration on first reading.

### **ORDINANCE G-973**

AN ORDINANCE GRANTING DS&O RURAL ELECTRIC COOPERATIVE ASSOCIATION, INC., A KANSAS CORPORATION, ITS SUCCESSORS AND ASSIGNS, AN ELECTRIC, LIGHT, HEAT AND POWER FRANCHISE, PRESCRIBING THE TERMS AND CONDITIONS THEREOF, AND RELATING THERETO, AND REPEALING ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT WITH OR CONFLICTING WITH THE TERMS THEREOF.

Mr. Donald Hellwig, General Manager of DS & O Electric addressed some concerns that the Commission had asked about at the last meeting. He stated that they will now take credit card payment, and will try to do the membership paperwork by mail so the residents won't have to drive to Solomon to get service. He also stated that DS & O owns a portion of Country Hills Energy and will use that location as a depository.

He also stated that the rates will be competitive with those of WestStar.

Commissioner Talley moved, seconded by Commissioner Taylor to approve Ordinance G-973 on first reading. Ayes: Heldstab, Talley, Taylor, Wunder. Nays: Blanken. Motion carried.

## CONSIDERATION OF ABOLISHING THE BOYS AND GIRLS CLUB BOARD OF DIRECTORS AND REPLACE WITH A NEW BOARD.

City Manager Barnes stated that the Junction City Parks and Recreation Advisory Board had requested to abolish the Boys and Girls Club Board of Directors and create a new Board. Mr. Barnes stated that the Boys and Girls Club of Junction City/Geary County operates as a 501©3 organization and the City Commission does not have any legal authority to abolish the Board of Directors. However, as a recreational program through the Junction City Parks and Recreation Department, the City Commission can make specific requirements be met before the club receives funding. The Club has had problems with funding and with attracting board members. The Junction City Parks and Recreation Advisory Board met recently with Executive Director Michelle Avritt and members of the current board. Finances were reviewed along with board member attendance. The board has had a consistent problem since July 2003 with having a quorum to conduct business. The JCPRD Board recommended that the current board be abolished and a new board under new leadership be formed.

Deborah Johnson, Board Chairperson stated that the Board had a meeting with the parents regarding raising the fees to \$5.00 per month instead of \$5.00 per year and for the ten (10) week summer program, the fees will be between \$130 and \$150.

Mr. Coverdale, Chair of the Parks and Recreation Advisory Board stated that they would like a monthly financial report for efficient accountability. Mr. Barnes stated that Michelle Avritt, Executive Director of Boys and Girls Club will provide that information and that the information will be provided to the City Commission. Mr. Coverdale also stated that when the 2005 budget was approved, it was done without a quorum. The school District has agreed to partner with the City and Boys and Girls Club. Commissioner Talley moved, seconded by Commissioner Heldstab to have a member of the Boys and Girls Club attend the Parks and Recreation Advisory Board meeting and provide financial and status reports to them. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder. Nays: None. Motion carried.

## **CONSIDERATION OF SETTING AUGUST 10, 2004 AS A SPECIAL COMMISSION MEETING.**

City Manager Barnes stated that a special meeting of the City Commission needed to be held on August 10 for the 2005 budget hearing. Commissioner Talley moved, seconded by Commissioner Blanken to set a Special City Commission meeting for August 10, 2004 at 7:00 p.m. 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 Taylor offered condolences to the Malstead family on the death of Bill Malstead.

Commissioner Heldstab congratulated Chief Story and the Community Involvement Unit for a job well done on the annual night out against crime. He also congratulated the downtown Junction City Business Association on a good success with the first annual sidewalk sale.

Commissioner Talley congratulated Commissioner Blanken for taking the initiative to run for the State Senate.

## **STAFF COMMENTS**

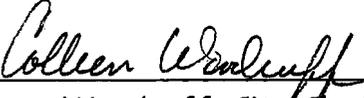
Mayor Wunder opened the meeting for staff comments.

There were no staff comments

## **ADJOURNMENT**

Commissioner Talley moved, seconded by Commissioner Heldstab to adjourn at 9:05 p.m. Ayes: Blanken, Heldstab, Talley, Taylor, Wunder. Nays: None. Motion carried.

APPROVED AND ACCEPTED THIS 10th DAY OF AUGUST, 2004 AS THE OFFICIAL COPY OF THE JUNCTION CITY CITY COMMISSION MINUTES FOR August 3, 2004.

  
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Colleen Woodruff, City Clerk

  
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Mick Wunder, Mayor