

The El Dorado City Commission met in a regular session on June 7, 2021 at 6:30 p.m. in the Commission Room with the following present: Vice Mayor Gregg Lewis, Commissioner Matt Guthrie, Commissioner Nick Badwey (lead the meeting because Vice Mayor Lewis was experiencing some sight issues), Commissioner Kendra Wilkinson, City Manager David Dillner, City Engineer Scott Rickard and City Clerk Tabitha Sharp. Absent: Mayor Bill Young and City Attorney Ashlyn Lindskog

**VISITORS**

Curt Zieman	128 N Vine	El Dorado, KS
Tiya Tonn	Butler County History Museum	El Dorado, KS
Kevin Wishart	220 E 1st Ave	El Dorado, KS
Loren Anthony	Parks and Rec. Advisory Chair	El Dorado, KS
Syndee Scribner	826 W 4th	El Dorado, KS
Susan Droney	1114 S Emporia	El Dorado, KS
Evelyn & Dustin Mettler	1221 Ellet	El Dorado, KS
Laura Fowler	1314 Sunset	El Dorado, KS
David Johnson	1310 Sunset	El Dorado, KS
Robert Parker	1323 Douglas	El Dorado, KS
Clayton Conrade	1155 Douglas	El Dorado, KS
Harvey Hofstetter	1015 Douglas	El Dorado, KS

**CALL TO ORDER**

Vice Mayor Gregg Lewis called the June 7, 2021 meeting to order.

**INVOCATION**

Major Eric Johnson, Salvation Army, opened the meeting with an invocation.

**PLEDGE OF ALLEGIANCE**

The City Commission led the Pledge of Allegiance.

**RECOGNITION**

The City Commission recognized Jerry Clark for his many years of service leading a crew from the El Dorado Correctional Facility to complete projects for many agencies, including the City of El Dorado.

**PERSONAL APPEARANCE**

Tiya Tonn, Butler County History Museum, thanked the City Commission for their support in purchasing the new sign for the museum. She also discussed upcoming events and attractions.

**PUBLIC COMMENT**

Vice Mayor Gregg Lewis opened the floor for public comments.

Susan Droney, 1114 S Emporia, asked where she could get information on fences and set backs.

City Engineer Scott Rickard stated that she could contact his office and someone would help her out.

**CONSENT AGENDA**

Approval of City Commission Minutes from May 17, 2021.

Approval of Appropriation Ordinance 05-21 in the amount of \$1,384,286.05.

Commissioner Kendra Wilkinson moved to approve the consent agenda as presented.

Commissioner Matt Guthrie seconded the motion.

Motion carried 4 – 0.

**NEW BUSINESS**

**ASSESSMENT PUBLIC HEARING FOR PROJECT 533 – OIL HILL/ROCKY ROAD**

City Engineer Scott Rickard stated that Project 533, the paving of Oil Hill/Rocky Road was complete. He stated that the total cost of the project was \$558,131, of that, the improvement district is responsible for \$385,110.39. He stated that the cost will be part of the upcoming bond and will allow the improvement district, Grizzly Development and BG Products, to pay the debt off over a twenty year period.

Commissioner Nick Badwey opened the public hearing.

City Engineer Scott Rickard stated that Grizzly Development was unable to be present, but had called to express their concern with assessments on undeveloped property.

Commissioner Nick Badwey closed the public hearing.

Commissioner Matt Guthrie asked if they were aware of the project from the beginning.

City Engineer Rickard stated that the project was initiated by BG Products, but that all property owners were aware of the project. He stated that their call was related to the fact that they have properties in multiple areas and they wanted to understand how it was done in the City of El Dorado.

Commissioner Kendra Wilkinson moved to approve Ordinance No. G-1353 levying special assessments on certain property to pay the costs of internal improvements in the City of El Dorado, Kansas, as previously authorized by Resolution No. 2857 of the city; and providing for the collection of such special assessments.

Commissioner Vice Mayor Lewis seconded the motion.

Motion carried 4 – 0.

**ASSESSMENT PUBLIC HEARING FOR PROJECT 542 – DOUGLAS ROAD**

City Engineer Scott Rickard stated that Project 542, the paving of Douglas Road was complete. He stated that the total cost of the project was \$1,409,413.27 and the improvement district is responsible for \$591,668.08. He stated that the cost will be added to the next bond issue and residents will be assessed over a period of twenty years. He stated that the city-at-large costs include the intersection at Towanda Avenue and the sidewalks, both of which will be paid with street sales tax funds and federal exchange fund dollars.

City Engineer Rickard stated that the final costs were less than originally quoted, and that all individuals in the benefit district were notified of the decreased cost.

Commissioner Nick Badwey opened the public hearing.

Evelyn and Dustin Mettler, 1221 Ellet, stated that their property was not directly facing the new road and that she felt it was unfair to make them pay for it. She stated that they lost property in the new project. She was concerned about the overall cost of the project and the interest rate, she felt that the annual payments would be more than they currently pay in property tax.

Commissioner Badwey asked if staff knew what the rate would be.

City Manager David Dillner stated that the current rates are around 2.5 to 3%.

Commissioner Badwey stated that the street policy requires everyone to pay for two streets, but only one time in the street's existence, after that, the City is responsible for maintenance and repair.

Mrs. Mettler stated that the district cost is more than the city's.

City Engineer Rickard stated that of the \$1.4 million project, the city's cost is over \$800,000.

Mrs. Mettler stated that they did not get input on the project when it was created.

City Engineer Rickard stated that the project was approved by the Commission in 2018 and the residents should have been notified of it when they purchased their property.

Laura Fowler, 1314 Sunset, stated that her property isn't on Douglas and her proposed assessment is \$21,000. She stated that it wasn't disclosed to her that the property would be included in this project.

David Johnson, 1310 Sunset, asked about the installment payments.

City Engineer Rickard stated that he would contact him about his pre-payments this week.

Robert Parker, 1323 Douglas, stated that he felt that he should only be assessed for the property directly in contact with Douglas, not the remainder.

City Engineer Rickard stated that the policy is to assess costs based on the entire property.

Clayton Conrade, 1155 Douglas, asked if he could prepay each year.

City Engineer Rickard stated that he would contact the County and get back with him.

Harvey Hofstetter, 1015 Douglas, asked for clarification on the interest rate.

City Engineer Rickard stated that the City will go to bond in the fall and receive bids on interest rates then.

Mr. Hofstetter asked when it would appear on his taxes.

City Engineer Rickard stated that it would be there in December of 2021.

Commissioner Badwey closed the public hearing.

Commissioner Matt Guthrie moved to approve Ordinance No. G-1354 levying special assessments on certain property to pay the costs of internal improvements in the City of El Dorado, Kansas, as previously authorized by Resolution Nos. 2872 & 2925 of the city; and providing for the collection of such special assessments.

Commissioner Kendra Wilkinson seconded the motions.

Motion carried 4 – 0.

**COMMUNITY DEVELOPMENT BLOCK GRANT PUBLIC HEARING FOR 142 N MAIN**

City Engineer Scott Rickard stated that this application is for the second phase of the project at this location. He stated that the second phase will include the replacement of existing windows and doors, a passenger elevator, public restrooms on the second floor, a plumbing

sewer main and interceptor and electrical service. He stated that the estimated cost will be \$341,700, of which they could be eligible to receive up to \$250,000 in grant funds.

Commissioner Nick Badwey opened the public hearing.

There were no comments.

Commissioner Badwey closed the public hearing.

Commissioner Matt Guthrie moved to direct the Vice-Mayor to sign the contract and to direct the Mayor and City Manager to complete any other documents associated with the grant process.

Commissioner Nick Badwey seconded the motion.

Motion carried 4 – 0.

**YMCA YOUTH RECREATION PROPOSAL**

City Manager David Dillner stated that Commissioner Kendra Wilkinson has requested that this topic be tabled until it can be discussed at a work session. He stated that it was moved to this meeting because the work session was canceled last week.

Vice Mayor Gregg Lewis asked if Commissioner Wilkinson can participate because her daughter works for the YMCA.

Commissioner Kendra Wilkinson stated that she has no financial benefit from this proposal and that a different employee will be hired to provide these services at the YMCA. She stated that she felt the YMCA, Parks and Recreation Board and Commission should discuss this at a work session.

Commissioner Nick Badwey asked if anything had changed since this proposal was discussed at the advisory board level.

City Manager Dillner stated that nothing has been changed, a new proposal was submitted the day of their meeting, but they were able to review it. He stated that they voted not to accept the proposal.

Vice Mayor Lewis stated that he felt that most citizens felt they could not afford this proposal.

Commissioner Badwey stated that he felt the advisory board had addressed the topic well and a unanimous vote by them was good enough for him.

Commissioner Wilkinson stated that the effect on the recreation department was never discussed in the entire conversation. She stated that the department is woefully underfunded and understaffed. She stated that if this proposal is not accepted, she wants to know how the Commission will help them offer more opportunities to the children in the city. She stated that if they really want them to be successful, they need to provide them with the resources to do so whether it be a partnership with the YMCA or the school or any other organization.

Commissioner Matt Guthrie asked the Parks and Recreation chair if there is a proposal they could make that he would vote for.

Loren Anthony, Parks and Recreation Board Chair, stated that he didn't feel that this proposal brought anything helpful to the current parks and recreation programming. He didn't believe that they could do better than the current staff. He stated that they have not brought a proposal that does anything to work together, only to take over the programming.

Commissioner Guthrie stated that he would like to have a larger conversation about working with the YMCA better and is okay with tabling the current conversation. He stated that

he wasn't against the advisory board, but would like to have a larger conversation about the topic.

Vice Mayor Lewis stated that he felt if we ask another committee to change their minds, they will continue to lose volunteers on the advisory board.

Commissioner Badwey moved to reject the current proposal from the YMCA.

Vice Mayor Gregg Lewis seconded the motion.

Commissioner Guthrie stated that he would accept this motion, but wanted to have the conversation at a later date with the YMCA and Recreation board.

Motion carried 3 – 1 (Commissioner Kendra Wilkinson voted against).

**BID APPROVAL FOR PROJECT 588 – 12” WATER LINE REPLACEMENT – BOYER ROAD**

City Engineer Scott Rickard stated that bids were received for the replacement of a 12” water line at Boyer and Third. He stated that the existing line is in poor condition and needs replacement. He stated that they will replace the current ductile iron pipe with a high density poly ethylene pipe.

Commissioner Kendra Wilkinson asked if the replacement was at the intersection.

City Engineer Rickard stated that it will go from there to the south about 510 feet. He stated that the bid price is \$49,720 and will be paid through from the water fund.

Commissioner Matt Guthrie asked if this line provides water to the industrial park to the west.

City Engineer Rickard stated that they receive water from a Rural Water District.

Commissioner Kendra Wilkinson moved that since Nowak has submitted the lowest and best bid of \$49,720.00 for Project No. 588, the City Manager be directed to award the bid to said contractor providing that the company furnish the proper bonds.

Commissioner Matt Guthrie seconded the motion.

Motion carried 4 – 0.

**BUDGET PROCESS PRESENTATION**

City Manager David Dillner provided the City Commission with a presentation detailing the new budget process required by the State of Kansas.

**REPORTS**

**CITY COMMISSION AND ADVISORY BOARD UPDATES**

Commissioner Kendra Wilkinson provided an update on Parks and Recreation activities, she stated that there are 428 enrolled in baseball and softball. Tennis camp has begun, we have hired 18 lifeguards, and we have hired 70 total students to work this summer.

Commissioner Matt Guthrie asked how much damage the recent storm caused.

Parks and Recreation Director Kevin Wishart stated that there wasn't much, a tree in a cemetery and some branches in parks.

Commissioner Guthrie confirmed that there will be budget money to take care of the roads at Sunset cemetery.

City Manager David Dillner stated that they could do it without sales tax funds if necessary.

Commissioner Nick Badwey stated that excess sales tax money could still be used because they haven't voted on it, but he confirmed that it would happen either way.

City Engineer Scott Rickard stated that the trafficway project came in at a very good price and we are going to be able to include it in that project if necessary.

Commissioner Guthrie asked about advisory board applications for the Planning Commission.

City Clerk Tabitha Sharp stated that they are usually discussed at a work session, but the Commission had not had one recently.

Commissioner Guthrie asked if the Commission should be concerned about activating more of the water space.

City Manager Dillner stated that Baker Tilly is working on a study to help us make that decision.

Commissioner Badwey commended the animal control officer on his work with an animal issue. He reminded citizens to make sure that animals have adequate shade and water over the summertime.

**CITY MANAGER REPORT**

City Manager David Dillner stated that the sales tax receipts for May are the highest on record.

City Manager Dillner stated that KDHE inspected the wastewater system recently and stated that everything is good. He stated that the city was commended on the facility, grounds and processes.

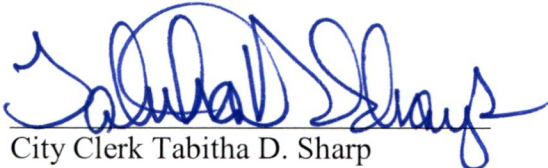
City Manager Dillner asked if the Commission would consider moving work sessions to Monday prior to the regular meeting because it was difficult to get a quorum on Wednesdays. The City Commission asked the him to wait until Mayor Young returns and get his input.

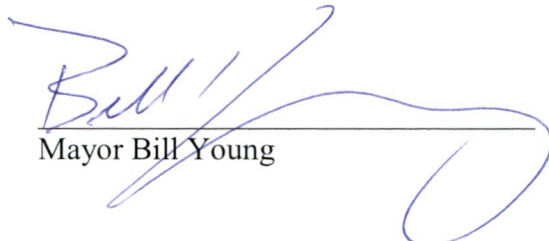
**ADJOURNMENT**

Commissioner Nick Badwey moved to adjourn the meeting at 8:25 p.m.

Commissioner Kendra Wilkinson seconded the motion.

Motion carried 5 – 0.

  
City Clerk Tabitha D. Sharp

  
Mayor Bill Young