

EL DORADO CITY COMMISSION MEETING

February 19, 2024

The El Dorado City Commission met in a regular session on February 19, 2024, at 5:30 p.m. in the Commission Room with the following present: Mayor Bill Young, Commissioner Kelly Tetrick, Commissioner Syndee Scribner, Commissioner Leon Leachman, Commissioner Kendra Wilkinson, City Manager David Dillner, Assistant City Manager Tabitha Sharp and City Engineer Scott Rickard. Absent: City Attorney Ashlyn Lindskog.

VISITORS

Mike Holton	220 E 1 st Ave	El Dorado, KS
Emily Connell	El Dorado Main Street	El Dorado, KS
Phil Benedict	El Dorado Chamber	El Dorado, KS
Eddie Dean Jr.		El Dorado, KS
Wes Struthers		
Samantha Ghareeb	SEH Inc	

CALL TO ORDER

Vice Mayor Leon Leachman called the February 19, 2024, meeting to order.

INVOCATION

Pastor Stan Martin, First Presbyterian, opened the meeting with an invocation.

PLEDGE OF ALLEGIANCE

The City Commission leads the Pledge of Allegiance.

PERSONAL APPEARANCE

EL DORADO CHAMBER OF COMMERCE ANNUAL REPORT

El Dorado Chamber of Commerce Director Phil Benedict presented the City Commission with a review of Chamber accomplishments from 2023 and their plan for 2024.

PUBLIC COMMENT

Vice Mayor Leon Leachman opened the floor for public comments.

Steve Fellers stated that there is a big need for childcare in El Dorado. He thanked the City Staff and Commissioners for all that they are doing.

CONSENT AGENDA

Approval of City Commission minutes from January 16, 2024, Work Session minutes from January 31, 2024, and City Commission meeting minutes from February 5, 2024.

Approval of the Appropriation Ordinance No. 12-23 in the amount of \$1,581,287.96.

Commissioner Kendra Wilkinson moved to approve the consent agenda.

Commissioner Kelly Tetrick seconded the motion.

Motion carried 4-0.

PUBLIC HEARING

There were no public hearings scheduled.

OLD BUSINESS

There was no old business.

NEW BUSINESS

CONSIDERATION OF THE ANNEXATION OF THE PROPERTY LOCATED IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 26 SOUTH, RANGE 5 EAST, BUTLER COUNTY, KANSAS.

City Engineer Scott Rickard stated that Wes Struthers has submitted a petition seeking the annexation of approximately 78 acres of vacant land along W Towanda Ave. The current zoning designation for the property is AG-40, and the petitioner aims to rezone it to R-3 Multi Family to facilitate future housing development. In alignment with the City of El Dorado Sub-Division Regulations, the property owner will also petition for infrastructure improvements to support anticipated growth when development is ready.

Vice Mayor Leon Leachman asked if there was a downside to this project.

City Engineer Scott Rickard stated that there are always things to consider such as the impact on city services. He stated that they should also consider that it would also bring more residents.

Eddie Dean Jr stated that they are going to be working in phases. He stated that depending on the help from the City and State will determine how many they will open in the first section.

Commissioner Syndee Scribner asked if they are building duplexes or townhomes.

Eddie Dean Jr stated that they are planning twin homes on the far east side and single-family housing for the rest.

City Engineer Scott Rickard stated that R-3 is the most flexible residential zoning that we have.

Commissioner Kelly Tetrick motioned to approve an Ordinance for Consideration of the Annexation of the property located in the west half of the Northeast Quarter of Section 9, Township 26 South, Range 5 East, Butler County, Kansas.

Commissioner Syndee Scriber seconded the motion.

Motion carried 4-0.

DISCUSSION ITEMS

There were no discussion items.

REPORTS

CITY COMMISSION AND ADVISORY BOARD UPDATES

Vice Mayor Leachman stated that the Experience El Dorado met and that there was a lot of good discussion over 2024 and the upcoming events.

Commissioner Kendra Wilkinson stated that EFABC talked about turf and track. She stated that they are working with Greenbush. She stated that there was a walkthrough for those companies interested in the project and 3 companies showed up. She stated that bids are due back on March 6th.

CITY MANAGER REPORT

City Manager David Dillner stated that City Staff will be meeting with the Bond Council to map out the process for issuing those bonds and to discuss the financing of it.

City Manager David Dillner stated that the Central Avenue Project Bidding starts soon. He stated that those will be due at the end of April. He stated that at the May 1st meeting they plan to have the Engineer come and give the commission an overview. He stated that it would be a great opportunity to ask questions.

City Manager Dillner stated that the Constant Creek project will be bid at the same time. He stated that there are a couple of easements that the city needs to secure. He stated that the property owners are out of state and have sold the properties, so staff is working through this.

City Manager Dillner stated that the Transportation Master Plan is in the public engagement phase. He stated that the survey is out and will be running until the end of March. He stated that we are encouraging citizens to go online and take it.

City Manager Dillner stated that El Dorado Inc. is drafting an RHID Policy and will go to the Commission for approval soon.

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City Manager Dillner stated that he and Mayor Young met with the gentleman from the Newspaper. He stated that they concluded that the best way to move forward is to designate the City's Website as the Official Publication of the City and to also to continue to publish in the Newspaper to provide that means of notification to the community.

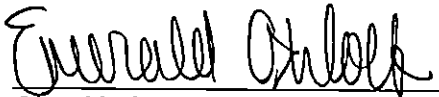
City Manager Dillner stated that they will have a Housing Work Plan Discussion at the February 28th work session, the Economic Development Work Plan Discussion at the March 13th Work Session, and the Quality-of-Life Work Plan Discussion at the following work session.

ADJOURNMENT

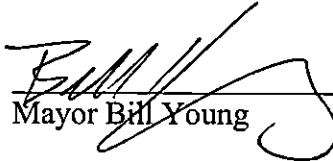
Commissioner Kendra Wilkinson moved to adjourn the meeting at 6:15 p.m.

Commissioner Syndee Scribner seconded the motion.

Motion carried 4 – 0.



City Clerk Emerald Ashlock



Mayor Bill Young