

The El Dorado City Commission met in a work session on January 26, 2026, at 5:00 p.m. in the Commission Room with the following present: Mayor Bill Young, Commissioner Andrew Tipton, Commissioner Syndee Scribner, Commissioner Leon Leachman, Commissioner Kendra Wilkinson, and City Manager David Dillner. Absent:

VISITORS

Tabitha Sharp	Assistant City Manager	El Dorado, KS
Scott Rickard	Director of Engineering	El Dorado, KS
Kevin Wishart	Parks and Recreation Director	El Dorado, KS
Brad Meyer	Director of Public Works	El Dorado, KS
Haley Remsberg	HR Director	El Dorado, KS
Emerald Veatch	City Clerk	El Dorado, KS
Joe Haag	Fire Chief	El Dorado, KS
Michael Holton	Police Chief	El Dorado, KS
Jeremy Scheffler	Vintage HOA	El Dorado, KS
Nicole Scheffler	Vintage HOA	El Dorado, KS
Sadie Roberts	Vintage HOA	

CALL TO ORDER

Mayor Bill Young called the January 26, 2026, meeting to order.

WORK SESSION DISCUSSION ITEMS**12TH AVENUE BIKE PATH AND BRIDGE**

City Engineer Scott Rickard stated that KDOT's 12th Avenue Bridge replacement over the Walnut River is moving forward and will include 10-foot pedestrian accommodation, with construction anticipated to begin in summer 2026 at no cost to the City; the City Commission and Butler County Commission previously approved support for the pedestrian facility. The work session addressed extending an off-street shared-use path to connect the bridge to the City's bicycle and pedestrian network, with staff proposing pursuit of KDOT Transportation Alternatives funding to construct an 8-foot concrete shared-use path in the 12th Avenue right-of-way connecting the existing path near Jason Drive to the Walnut River Sports Complex and Walnut River Campgrounds at El Dorado State Park, and requesting consensus to submit a project concept. Mr. Rickard noted the City's Transportation Plan has been completed and accepted, public engagement identified strong support for improved pedestrian and bicycle connectivity, and Transportation Alternatives is a bi-annual grant program requiring a 20 percent local match, with the following timeline: Call for Projects opens February 2, 2026; Project Concept Forms due February 27, 2026; Applications due May 15, 2026; Application review May 15–June 30, 2026; and project selections announced in Fall 2026.

Commissioner Leon Leachman asked for consideration regarding runoff mediation and increased traffic.

Sadie Roberts asked where did this idea stem from.

Mr. Rickard stated that it started with the bridge being replaced. He stated that citizens have made several comments about extending the bike paths.

Jeremy Sheffler stated that he would like the Commission to look at alternatives to this bike path. He stated that it is a safety concern to the homeowners along 12th avenue.

Mayor Bill Young stated that this has been a conversation for a long time. He stated that he understands the concerns and would like staff to look at alternatives to this path.

Mr. Rickard asked what the biggest concerns are.

The HOA members stated that they were concerned about the foot traffic behind their houses.

The City Commission requested that staff gather more information for alternatives to the path.

HOUSING TASK FORCE RECOMMENDATIONS

City Engineer Scott Rickard reviewed the Housing Task Force recommendations with Commission.

The commission directed this forward to the planning commission.

FIRE SUBSTATION REZONING DISCUSSION

City Engineer Scott Rickard stated that the purpose of this discussion regarding the potential productive use of City-owned property located west of the Fire Substation along 6th Avenue. City Engineer Scott Rickard stated the property was acquired through prior economic development efforts related to BG Products and that the remaining tract is a remnant parcel with no planned municipal use. Mr. Rickard stated residential development may be a suitable use for the site due to the surrounding residential zoning, proximity to Oil Hill School, available buffering, and the community's documented need for additional housing. Although the property is currently zoned I-1, he noted the area includes meaningful transitional edges and buffers, including the Kansas Turnpike, the Union Pacific Railroad right-of-way, the Fire Substation property, and Constant Creek, which may support consideration of residential development. Mr. Rickard further stated the site is served by public infrastructure that could be extended without unusual constraints. He noted the property is encumbered by an active oil lease, a 16-inch waterline easement, and a natural gas pipeline right-of-way. While these existing interests will affect site layout and require coordination, he stated they are typical development constraints that can be accommodated through appropriate planning and design. Mr. Rickard provided estimated single-family residential lot yields ranging from approximately 23 to 34 lots depending on

zoning classification. No action was taken, as the discussion was for informational and exploratory purposes only.

The Commission directed staff to move forward with rezoning this site.

ADVISORY BOARD APPOINTMENTS

The City Commission discussed the advisory board, and committee appointments and instructed staff to put the appointments at the next regular session meeting.

REGULAR AGENDA PREVIEW

The City Commission reviewed the upcoming agenda for January 20, 2026.

COMMISSION REPORTS

There were no reports.

CITY MANAGER REPORTS

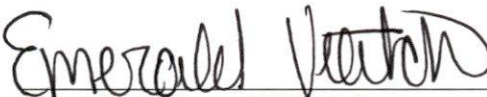
There were no reports.

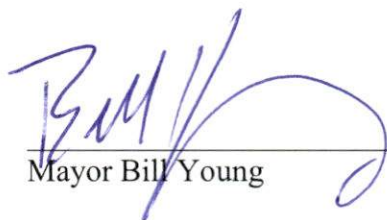
ADJOURNMENT

Commissioner Leon Leachman moved to adjourn the meeting at 7:24 PM.

Commissioner Kendra Wilkinson seconded the motion.

Motion carried 5 – 0.


City Clerk Emerald Veatch


Mayor Bill Young