

EL DORADO CITY COMMISSION MEETING

June 19, 2017

The El Dorado City Commission met in a regular session on June 19, 2017 at 6:30 p.m. in the Commission Room with the following present: Mayor Vince Haines, Commissioner Chase Locke, Commissioner Gregg Lewis, Commissioner Nick Badwey, Commissioner Kendra Wilkinson, City Attorney Ashlyn Lindskog, City Manager David Dillner, City Engineer Scott Rickard and City Clerk Tabitha Sharp.

VISITORS

Don Adlesperger		El Dorado, KS
Brad Meyer	220 E 1 st Ave	El Dorado, KS
Jeremy Costello	Butler County Times Gazette	El Dorado, KS
Curt Zieman	220 E 1 st Ave	El Dorado, KS
James Cook	719 Fredrick Dr	El Dorado, KS

CALL TO ORDER

Mayor Vince Haines called the June 19, 2017 meeting to order.

INVOCATION

Reverend Mark Somerville, Family Worship Center, opened the meeting with prayer.

PLEDGE OF ALLEGIANCE

The City Commission led the Pledge of Allegiance.

PUBLIC COMMENT

Mayor Vince Haines opened the floor for public comment.

There were no comments.

CONSENT AGENDA

Approval of the City Commission minutes from June 19, 2017.

Approval of Appropriation Ordinance No. 05-17 in the amount of \$2,328,243.33.

Approval of the de-licensing of Great Western Dining on June 17, 2017 at BG Stadium for the purpose of a special event license.

Approval of Resolution No. 2844, allowing Walnut River Brewing Co. to sell alcoholic beverages on the street at 111 W Locust for their 4th Anniversary Party.

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Commissioner Gregg Lewis moved to approve the consent agenda as presented.

Commissioner Chase Locke seconded the motion.

Motion carried 5 – 0.

OLD BUSINESS

There was no old business.

NEW BUSINESS

APPLICATION TO REZONE 3913 SW 10TH TO I-1 LIGHT INDUSTRIAL

City Engineer Scott Rickard stated that the property owner is requesting a rezone to light industrial from agricultural. He stated that the Planning Commission voted unanimously to recommend the rezone.

Mayor Vince Haines confirmed the location.

Mr. Rickard stated that it was south of the current KDOT facility. He stated that currently the property is utilized for pipeline and tank farms.

Commissioner Chase Locke moved to approve Case No. 17-003-REZ, requesting a rezoning of 3913 SW 10th Street to I-1 Light Industrial District and that Ordinance No. G-1251 be approved.

Commissioner Gregg Lewis seconded the motion.

Roll Call Vote

Position No. 2	Commissioner Gregg Lewis	Yes
Position No. 3	Commissioner Nick Badwey	Yes
Position No. 4	Commissioner Kendra Wilkinson	Yes
	Mayor Vince Haines	Yes
Position No. 1	Commissioner Chase Locke	Yes

APPLICATION TO REZONE 403 N STAR ST TO R-2 MEDIUM DENSITY RESIDENTIAL

City Engineer Scott Rickard stated that the Planning Commission voted to approve this application. He stated that the application is requesting that a duplex be placed in this area, the

owner plans to demolish the structure currently on the property. He stated that the proposal fits the plan for the area.

Mayor Vince Haines asked what the reason for the move to R-2 was.

Mr. Rickard stated that it has to be classified as R-2 in order to have more than a single family home.

Commissioner Nick Badwey moved to approve Case No. 17-005-REZ, requesting a rezoning of 403 N. Star Street to R-2 Medium Density Residential District and that Ordinance No. G-1252 be approved.

Commissioner Kendra Wilkinson seconded the motion.

Roll Call Vote

Position No. 3	Commissioner Nick Badwey	Yes
Position No. 4	Commissioner Kendra Wilkinson	Yes
	Mayor Vince Haines	Yes
Position No. 1	Commissioner Chase Locke	Yes
Position No. 2	Commissioner Gregg Lewis	Yes

APPLICATION TO REZONE A 6.9-ACRE TRACT NEAR TOWANDA AVENUE AND SOUTH HAVERHILL RD TO AN R-3 MULTIPLE FAMILY DWELLING DISTRICT

City Engineer Scott Rickard stated that the Planning Commission voted to approve this application. He stated that the applicant is requesting an R-3 zoning, he stated that this parcel is bordered by R-3 zoning to the West and East currently and fits within the current land use map.

Commissioner Kendra Wilkinson asked if this was the dumping ground for the tornado debris.

Mr. Rickard stated that he had heard that, but was unsure if it was true.

Commissioner Gregg Lewis moved to approve Case No. 17-006-REZ, requesting a rezoning of a 6.9-acre tract located on the north side of Towanda Avenue and approximately 400 feet east of S. Haverhill Road to R-3 Multiple Family Dwelling District and that Ordinance No. G-1253 be approved.

Commissioner Nick Badwey seconded the motion.

Roll Call Vote

Position No. 4	Commissioner Kendra Wilkinson	Yes
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	Mayor Vince Haines	Yes
Position No. 1	Commissioner Chase Locke	Yes
Position No. 2	Commissioner Gregg Lewis	Yes
Position No. 3	Commissioner Nick Badwey	Yes

MODERATE INCOME HOUSING PROGRAM GRANT AGREEMENT

City Engineer Scott Rickard stated that the City of El Dorado was awarded a Moderate Income Housing Grant for the construction of 4 duplexes in the 900 block of Walnut Street. He stated that staff are requesting the Commission sign an agreement with the Kansas Housing Resources Commission. He stated that staff are requesting that the agreement be contingent upon a development agreement being in place between the City of El Dorado and Walnut Street Properties, LLC.

Mr. Rickard stated that we were awarded \$120,000 for the construction. He stated that the intent is to begin construction in September and have a unit complete by the end of the year, then move on to the other units.

Mayor Vince Haines confirmed that this was the first step in the process.

Mr. Rickard stated that staff wanted to complete this step so that they could move quickly. He stated that the original submission was quite a different project than what the State of Kansas was only able to fund \$120,000.

Commissioner Chase Locke moved to authorize the City Manager to sign the Grant Agreement with the Kansas Housing Resources Corporation for the Kansas Moderate Income Housing Program contingent on the execution of a development agreement between the City of El Dorado and Walnut Street Properties, LLC.

Commissioner Gregg Lewis seconded the motion.

Motion carried 4 – 0 (Commissioner Wilkinson abstained)

NAMING THE DISC GOLF COURSE

Mayor Vince Haines asked for an update on the Disc Golf Course construction.

Scott Rickard, City Engineer, stated that a contractor has been hired to complete the path. Public Works has been working on rehabilitating the bridges. Dynamic Disc has been working on the signage for the holes. He stated that they anticipate that they will meet the goal to be open before the Shrine Bowl.

Mayor Haines asked if there had been a grand opening scheduled.

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Mr. Rickard stated that Dynamic Disc has mentioned that they will do a grand opening at which two professional players will play an exhibition game.

Mr. Rickard stated that it will be an interesting yet difficult course to play.

Commissioner Kendra Wilkinson requested a tour for the Commission.

Mr. Rickard stated that he would keep them updated about when everything was installed.

Commissioner Kendra Wilkinson moved to accept the recommendation of the Parks and Recreation Board and to name the facility El Dorado Disc Golf Course at Legion Park.

Commissioner Chase Locke seconded the motion.

Motion carried 5 – 0.

ACCEPTANCE OF REFUSE TRUCK BID

Public Works Director Brad Meyer stated that there was a catastrophic failure of one of the refuse trucks in March. He stated that the repairs would be in excess of \$10,000, and it does not make sense to spend that money on a truck scheduled for replacement in another year.

Mr. Meyer stated that the City received bids from Key Equipment and Downing Sales and Service. He stated that the Key Equipment truck was approximately \$2,000 more than the Downing truck, but had better qualifications than the Downing truck did. He stated that this vehicle is the downtown daily commercial refuse truck and so it tends to take a little more punishment than the others.

Mr. Meyer stated that this will be a CNG truck, and so all of the first out refuse trucks will be CNG and the fuel savings will be noticeable.

Mayor Vince Haines clarified that the funds are available in the refuse account, it will just be earlier than expected.

Mr. Meyer stated that he was correct, they build funds over the years to expend on the larger purchases.

Mayor Haines asked if we ever lease garbage trucks if both go down.

Mr. Meyer stated that they do not lease garbage trucks, sometimes you can catch a demo truck, but those are not common.

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Commissioner Nick Badwey confirmed that the difference between the two was the sturdier body.

Mr. Meyer stated that he was correct, they went with the 2019 truck, and it is being built now so we will have to wait for it to be completed. He stated that both trucks were Freightliners, which are not the most expensive, but not the bottom of the barrel either.

Commissioner Nick Badwey moved to accept the bid from Key Equipment in the amount of \$189,935.

Commissioner Gregg Lewis seconded the motion.

Motion carried 5 – 0.

REPORTS

CITY COMMISSION AND ADVISORY BOARD REPORTS

Commissioner Kendra Wilkinson stated that CVB will not meet again until August. She stated that the Airport Advisory Board met and they are very grateful that the runway is re-opened and the work was completed on the entry road. She stated that on August 19th the airport will be having its fly-in, she invited citizens to attend.

Commissioner Wilkinson stated that the damage done at parks and recreation facilities is continuing. She asked that if anyone had information on the vandalism they could call the El Dorado Police Department or Crime Stoppers.

Commissioner Nick Badwey confirmed that when we catch the individuals responsible, they will be prosecuted.

City Attorney Ashlyn Lindskog stated that they would be.

Commissioner Chase Locke asked if it had been done again.

Commissioner Wilkinson stated that it has been repeatedly done over the last few months.

Commissioner Badwey encouraged citizens to check on elderly neighbors and keep an eye out for pets with the continued heat.

Commissioner Locke stated he would be gone for the July 5th meeting.

Mayor Haines confirmed that the meeting on July 3rd was moved to the 5th and the July 17th meeting was moved to the 18th.

CITY MANAGER'S REPORT

City Manager David Dillner stated that the city has received approximately 17 applications for the Fire Chief position and will be conducting interviews soon.

City Manager Dillner stated that the next work session is scheduled for June 28th.

City Manager Dillner stated that the 4th of July Celebration will begin at 9 a.m. on the 4th and will include games, the bicycle parade and lunch. The pool will be open in the afternoon for a free swim and fireworks will follow the Broncos game.

EXECUTIVE SESSION

Commissioner Nick Badwey moved to adjourn into executive session pursuant to the attorney client privilege exception under K.S.A. 75-4319(b)(2), to discuss pending legal matters and to reconvene the regularly scheduled meeting at 7:20 p.m. in the City Commission Room.

Commissioner Chase Locke seconded the motion.

Motion carried 5 – 0.

Mayor Vince Haines reconvened the meeting at 7:23 p.m.

ADJOURNMENT

Commissioner Nick Badwey moved to adjourn the meeting at 7:23 p.m.

Commissioner Chase Locke seconded the motion.

Motion carried 5 – 0.

City Clerk Tabitha D. Sharp

Mayor Vince Haines