

Meeting Minutes

Mayor Walker called the meeting to order at 7:00 pm and led the Pledge of Alliance.

Roll Call

Murdock – Present

Ritter – Present

Daniels – Present

Lane – Present

Honomichl – Present

All were Present.

1. Consent Agenda:

- a. Approve Minutes of the Council Meeting on February 16, 2023.
- b. Approve Pay Ordinance No. 944

Motion by Councilmember Ritter to approve the consent agenda. Second by Councilmember Ritter.

Roll Call

Murdock – Yes

Ritter – Yes

Daniels – Yes

Lane – Yes

Honomichl – Yes

Motion Carried.

2. Call to Public:

Members of the public are welcome to use this time to comment about any matter relating to City business not listed on this Agenda. The comments that are discussed under Call to Public may or may not be acted upon by the Council during this meeting. **There is a four-minute time limit.** Please stand and wait to be recognized by the Mayor. You must state your name and address.

Seeing no one wanting to speak, the Mayor moved to the next item.

3. Old Business:

- a. Consider Resolution No. 2000 Authorizing Issuance of \$135,000,000 in IRBs and 80% Tax Abatement for Flint Meadows East and related documents.
Councilmember Honomichl disclosed a conflict of interest, left the meeting at 7:02 pm, and was absent from the discussion and vote.

Mr. Patrick Reavey led on this item. He announced that the item was tabled at the February 16th meeting. He walked the council through the item and financial analysis. The council discussed the funding analysis.

Councilmember Lane proposed a 50% tax abatement on the development. Councilmember Daniels noted that he supported 75% abatement. Councilmember Daniels noted that he would support an 80% tax abatement if the development included elevators.

Councilmember Murdock discussed her concerns with the 75% abatements. Mr. Mike Brungardt gave an overview of the letter submitted by Flint Development.

Motion by Councilmember Ritter to approve the resolution 2000 as written with an 80% tax abatement; There was no second. The motion failed due to a lack of support.

Motion by Councilmember Ritter to approve the resolution 2000 with a 75% abatement; Second by Councilmember Daniels.

Lane– No	Ritter – Yes
Daniels – Yes	Honomichl–Absent
Murdock – No	Mayor Walker – Yes

Motion Carried.

- b. Consider Resolution No. 2001 Related to the Issuance of \$90,000,000 in IRBs and 80% Tax Abatement for Flint Meadows West.

Motion by Councilmember Ritter to approve resolution 2001 with a 75% tax abatement: Second by Councilmember Daniels.

Lane– No	Ritter – Yes
Daniels – Yes	Murdock–No
Honomichl – Absent	Mayor Walker – Yes

Motion Carried.

4. New Business:

- a. Discuss Fee Recommendations from the De Soto Parks and Recreation Advisory Board

Councilmember Honomichl returned to the meeting at 7:15 pm.

Mr. Brandon Mills, Assistant City Administrator, led on this item. He gave an overview of the Parks and Recreation Advisory Board's recommendation to the City Council regarding Park Fees in Liu of Land. Mr. Mills noted that the estimated annual increase in revenue because of the revised fees is approximately \$2,000. Mr. Josh Champlin, Chair of the De Soto Parks and Recreation Board, discussed the letter submitted on behalf of the advisory board.

Council discussed their support for the fee increase and asked staff to include the

change in the next fee ordinance.

- b. Consider Bids for Exterior Step Replace for the De Soto Community Center
Mr. Jay Garvin, Director of Parks and Recreation, led on this item. He gave an overview of the bid documents and the justification for the project. He recommended that the City Council approve the bid from Bedrock Concrete.

Motion by Councilmember Daniels to approve the low bid from Bedrock Concrete in an amount not to exceed \$24,857 and authorize the City Administrator to sign the contract. Second by Councilmember Ritter.

Lane– Yes

Ritter – Yes

Daniels – Yes

Murdock–Yes

Honomichl – Yes

Motion Carries

- c. Receive Updates from Clearwave Fiber on Construction Activities and Service Plans

Ms. Kala Maxfield, from Clearwave fiber led a team of representatives from Clearwave Fiber in a presentation regarding the build out of Clearwave Communication in the City of De Soto.

Commissioner Daniels thanked the staff from Clearwave Fiber for improving internet service in the community. He noted several issues with the construction phase of the buildout. Councilmember Lane discussed his frustration with the communication from Clearwave. He asked that Clearwave provide better communication with the public. He discussed the need for the service to underserved portions of the communities.

Councilmember Lane expressed his frustration with the contractors and the internet outage during the week of February 21st. Representatives from Clearwave Fiber noted that they are working with another service provider to provide redundancy.

Councilmember Ritter discussed his experience with safety violations on city roads involving contractors with Clearwave Fiber. Representatives from Clearwave noted that they have begun fining crews that were violating safety regulations.

The Mayor and Council thanked Clearwave staff for presenting to the council.

- d. Consider Sewer Pump Purchases for Wastewater Treatment Plant
Mr. Mike Brungardt led on this item. He announced that the early phases of the upcoming wastewater treatment plant expansion project would include temporary upgrades to a small existing lift station on site. He noted that some lift stations would be replaced, and staff is proposing to purchase new pumps that can be relocated to the De Meadow's pump station to replace aging pumps.

Motion by Councilmember Honomichl to authorize the City Administrator to accept the proposal from EPS in the amount of \$25,825 for sewer pumps at the wastewater treatment plant. Second by Councilmember Murdock.

Lane– Yes
Daniels – Yes
Honomichl – Yes
Motion Carries

Ritter – Yes
Murdock–Yes

- e. Consider Ordinance No.2566 Amending City Code Related to the City Investment Policy

Mr. Jeff White, Advisor with Columbia Capital, gave an overview of the ordinance. He noted the statutory regulations regarding the proposed City Investments. He noted that the policy would allow flexibility in idle funds. The council discussed the ordinance and the type of financial instruments the city could use for its idle funds.

Motion by Councilmember Murdock to approve Ordinance 2566 as written; second by Councilmember Ritter.

Lane -Yes
Daniels -Yes
Honomichl-Yes
Motion Carried

Ritter-Yes
Murdock-Yes

- f. Consider Ordinance No. 2567 Amending the City Code Related to the Equipment Reserve Fund and Capital Improvement Fund

Mr. Jeff White, Advisor with Columbia Capital, gave an overview of the ordinance. He gave a brief overview of the ordinance and its impact on the Equipment Reserve and Capital Improvement Funds.

Motion by Councilmember Murdock to approve ordinance 2567 as written:
Second by Councilmember Ritter.

Lane -Yes
Daniels -Yes
Honomichl-Yes
Motion Carried

Ritter-Yes
Murdock-Yes

- g. Consider Resolution No. 2005 Related to Eminent Domain for 103rd Street Road Project.

Councilmember Honomichl disclosed a conflict of interest, left the room at 8:11 pm, and was absent for the discussion and vote.

Mr. Brungardt led on this item. He gave a brief overview of the item and the actions in the resolution. He noted that the city is negotiating with the property owners to avoid eminent domain action.

Motion by Councilmember Murdock to approve resolution 2005 as written;
second by Councilmember Ritter.

Lane -Yes
Daniels -Yes
Honomichl-Yes
Motion Carried

Ritter-Yes
Murdock-Yes

H. Consider Ordinance 2568 Related to Eminent Domain for 103rd Street Road Project

Motion by Councilmember Murdock to approve Ordinance 2568 as written;
Second by Councilmember Ritter.

Lane -Yes
Daniels -Yes
Honomichl-Yes
Motion Carries

Ritter-Yes
Murdock-Yes

Councilmember Honomichl returned to the room at 8:22 pm.

5. Executive Session: None

6. Advisory Reports:

City Administrator- No report

City Attorney- No report

City Planner- No report

City Engineer- Gave an update on the K-10 and Lexington Ave exits. He noted that the RFQ for the Wastewater Treatment Plant is being developed. The board discussed the traffic light at 83rd street and Kill Creek Road.

Assistant City Administrator – No Report

7. Council Comments

Councilmember Lane- No report

Councilmember Murdock- Discussed hydrant flushing and water main breaks throughout the city. She discussed the water quality throughout the community.

Councilmember Daniels – No report

Councilmember Honomichl – No report

Councilmember Ritter - Discussed water leaks and water main breaks throughout the community.

Mayor Walker – Congratulated Councilmember Kevin Honomichl on his induction

into the Kansas State University Hall of Fame.

8. Adjournment

Motion by Councilmember Murdock to adjourn; Second by Councilmember Daniels.
All councilmember stated yes. The meeting was adjourned at 8:34 pm.

