



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.

Proclamation: National Gun Violence Awareness Month

Mayor Walker read the proclamation. He thanked the visitors for their support.

Consent Agenda Items will be acted upon by one motion unless a Council member requests an item be removed for discussion and separate action.

1. Consent Agenda:

- a. Approve Minutes of the Council Meetings from the April 20th City Council Meeting
- b. Approve Pay Ordinance No. 948
- c. Approve Temporary Use for Spring Fling Event
- d. Approve Agreement with Kansas City Fire & Security for Fire Alarm Maintenance and Inspection Services
- e. Approve Donation Request from Starside Elementary PTA
- f. Approve Agreement with Johnson County Government for Notify JOCO Services.

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

Murdock - Yea

Ritter – Yea

Daniels – Yea

Lane – Yea

Honomichl – Yea

Motion Carried

2. Call to Public:

Name	Address	Item
Leslie Janssen	35300 W. 95 th street	Discussed her displeasure with the communication around the improvements along 95 th , in particular the power line moved on her property. She discussed the sewer and road improvements. She noted that she has lived in De Soto for over 20 years, and her children attend De Soto Public Schools. She noted that she has a significant number of horses on her property, and she would like to get more information regarding the improvements to the area.

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

3. Old Business:

4. New Business:

- a. Receive an Update from the Kansas Department of Transportation on Construction Activities
Mr. Paul Kulseth, Assistant Director of Project Management, led a group of representatives from the Kansas Department of Transportation to discuss road improvements around De Soto. They included an updated timeline for the reconstruction of 103rd street and Lexington Ave, various bridge repairs throughout De Soto, and an updated De Soto sign on the K-10 highway.
- b. Consider a CMB License for PH of De Soto
Mr. Brandon Mills, Assistant City Administrator, led on this item. He noted that according to the city code, any first-time applicant for a CMB must be present to answer questions from the City Council. Mr. Mills noted that the paperwork was in order and recommended that the city approve the CMB license with PH of De Soto. Ms. Jeannie Waters from PH of De Soto discussed the opening date for the location. The Mayor and Council expressed their excitement for the redeveloped property.

Motion by Councilmember Murdock to approve the CMB License; Second by Councilmember Lane.

Murdock - Yea
Daniels – Yea
Honomichl – Yea

Ritter – Yea
Lane – Yea
Motion Carried

- c. Consider Final Plat #12 for Carriage House
Mr. Weisenburger, City Planner, took charge of the Carriage House development item and shared that the initial final plat for each building only displays the property boundary and the building's outline. He added that a re-plat of each

building would take place after the structures are constructed to define the interior walls' location. As per the Subdivision Regulations, the Planning Commission approves the final plats, which are then submitted to the City Council for the acceptance of easements and ROW. Mr. Weisenburger recommends that the City Council accepts the easements and ROW for Carriage House #12.

Motion by Councilmember Honomichl to accept the easements and ROW for Carriage House #12; Second by Councilmember Murdock.

Murdock - Yea	Ritter – Yea
Daniels – Yea	Lane – Yea
Honomichl – Yea	Mayor Walker Yea

Motion Carried

d. Consider Final Plat for Cottage Creek

Mr. Weisenburger presented the item regarding the Cottage Creek Townhome development and reported that the Planning Commission had approved the re-zoning and site plan for the said development. He further mentioned that the City Council had already approved the re-zoning during the March 16th meeting. However, before the issuance of building permits, the final plat must be presented to the Planning Commission for approval and to recommend to the city council for the acceptance of easements and ROW. Mr. Weisenburger then recommended that the city council accept the easements and ROW for Cottage Creek.

Motion by Councilmember Murdock to accept the easements and ROW for Cottage Creek; Second by Councilmember Daniels

Murdock - Yea	Ritter – Yea
Daniels – Yea	Lane – Yea
Honomichl – Yea	Mayor Walker - Yea

e. Consider Ordinance 2575 Implementing Revisions to City Economic Incentives Policy.

Mr. Brungardt, City Administrator, presented the item regarding the incentives policy and shared that several revisions had been made based on the feedback received during the workshop held on April 20. He proceeded to outline the changes made to the policy, and the Council had a discussion on various items, including how the incentive requests will be presented to the Council, the timeline for reviewing the requests, and the maximum amount of tax abatement allowed for housing developments. Mr. Brungardt then stated that if the Council agrees with the changes, they should make a motion to approve the attached Ordinance.

Councilmember Ritter discussed the proposed development near 82nd Street. Mr. Brungardt noted that the project would fall outside of the incentive areas, but the council has the discretion to approve items outside of the incentive areas.

Councilmember Ritter discussed the timeline from application received to approved. The council discussed the typical timeline for development.

Motion by Councilmember Daniels to adopt Ordinance 2575 with the revision to economic incentive matrix to add the phrase “up to” in the constitutional tax abatement column; Second by Councilmember Lane.

Murdock - Yea
Daniels – Yea
Honomichl – Yea

Ritter – Yea
Lane – Yea
Motion Carried

5. Executive Session:

a. Land Acquisition:

Motion by Councilmember Daniels to recess into executive session at 7:40 p.m. for 10 minutes to discuss the acquisition of right-of-way pursuant to land acquisition, K.S.A. 75-4319(b)(6)), with the open meeting resuming in the City Council Chamber no sooner than 7:50 p.m. and invite the City Administrator and City Engineer to join the discussion.

Councilmember Honomichl noted that he would recuse himself from the executive session due to a conflict of interest. He was not present for the executive session and stayed in the council chambers.

The Council returned to the room at 7:51 pm.

Motion by Councilmember Daniel to authorize the City Administrator to enter into an agreement for \$80,000 for property acquisition; Second by Councilmember Murdock.

Murdock - Yea
Daniels – Yea
Honomichl – Abstain

Ritter – Yea
Lane – Yea
Motion Carried

b. Personnel:

Motion by Councilmember Murdock to recess into executive session at 7:50 p.m. for 15 minutes to discuss employee performance issues and hiring of personnel pursuant to non-elected personnel, K.S.A. 75-4319(b)(1)), with the open meeting resuming in the City Council chamber no sooner than 8:05 p.m. and invite the City Administrator and City Engineer to the session; Second by Councilmember Ritter.

All Council replied yes.

The Council returned to the room at 8:06 pm and took no further action.

6. Advisory Reports:

a. City Administrator –Informed the Council that he would be posting a position for a new Building Inspection. He noted that the funding for the position would come from the contingency line item in the general fund totaling \$1,000,000. He asked that the Council approve the new position and move the Code Enforcement Officer to the Public Works Administration.

The council agreed with the City Administrator’s proposal.

b. City Attorney – No Report

c. City Planner – No Report

d. City Engineer – Gave an overview of the proposals for the water plant rehabilitation. City

staff will bring the construction contract at the next city council meeting.
e. Assistant City Administrator – No Report

7. Council & Mayor Comments

Councilmember Honomichl: Asked that Evergy give a presentation to the City Council.

Councilmember Ritter: Thanked the City Engineer for cleaning up a ditch in the city.

Councilmember Daniels: No Report

Councilmember Murdock: Thanked the city staff and Panasonic for their work on getting the Parade of Hearts in De Soto.

Councilmember Lane: Thanked the Parks and Recreation staff for setting up the National Day of Prayer ceremony.

Mayor Walker: No Report

8. Adjournment

Motion by Councilmember Murdock; Second by Councilmember Honomichl. All Council approved by "ayes." The meeting was adjourned at 8:15 pm.

Respectively Submitted by:

Brandon Mills
Brandon Mills, MPA, City Clerk