

LINDSBORG CITY COUNCIL

September 8, 2015 – 6:30 p.m.

Meeting Minutes

Members Present – Rick Martin, Becky Anderson, Betty Nelson, Kelley Menke, David Higbee, Blaine Heble Corey Peterson & Mayor Bill Taylor

Absent – Emile Gallant

Others Present – Greg DuMars, Jerry Lovett-Sperling, Tim Berggren, Holly Lofton, Larry Lindgren, Dan Carr, Kate Elliott, Gary Shogren, Bill Gusenius, Tim Gadde, Stephanie Wessell, Tom Finger, Kent Ebling, Marcus & Elizabeth Spencer, Linda Branch & Amy Habiger

The meeting was called to order at 6:30 p.m. and the Pledge of Allegiance was said.

Public Input – Public Safety Tim Berggren introduced Eric Kruckenberg. He is the newest officer of the Lindsborg Police Department.

Amendments to the Agenda – None

Mayor's Report – Mayor Taylor noted the months meetings, thanked all city staff and volunteers for their service to Lindsborg and informed council of the joint meeting with the Planning & Zoning Commission on October 20, 2015.

Consent Agenda – Betty Nelson moved to approve the consent agenda that includes the minutes of the August 17, 2015 regular council meeting, Purchase Order Ordinance 4938 and Payroll Ordinances 4936 & 4937, and the appointment of Chase Ellis to the Lindsborg Fire Department. Motion seconded by Corey Peterson and passed unanimously by roll call vote.

Planning & Zoning – No items

Old Business – EMS BUILDING RURAL DEVELOPMENT LOAN APPLICATION - City Council purchased property south of the existing Public Safety Center with the goal of providing a new facility for EMS to

meet the present and future demands of the service. Money was ear-marked towards this goal and some of it has been used in preparing the property, architectural plans, etc. Financing for the project was considered by looking at grants, USDA Rural Development loan or bonding. After a lengthy process that involved mailing surveys to all in our response area it was found that we were not eligible for grant assistance. The consensus was to go with a USDA Rural Development 30 year loan.

Blaine Heble moved to approve the following documents for the USDA Rural Development Community Facilities loan: SF 424, "Application for Federal Assistance"; AD-104, "Certification Regarding Debarment, Suspension, and Other Responsibility Matters – Primary Covered Transactions"; RD 400-1, "Equal Opportunity Agreement"; RD 1910-11, "Application Certification, Federal Collection Policies for Consumer or Commercial Debt"; and RD 1940-Q, Exhibit A-1, Certification for Contracts, Grants and Loans; and, authorize the Mayor to sign the documents on behalf of the City of Lindsborg. Motion seconded by Betty Nelson and passed unanimously by roll call vote.

RESOLUTION 05-15 – Betty Nelson moved to adopt Resolution 05-15 – Adopting Standards and Procedures for Procurement, Bidding and Contract Awards. Motion seconded by Rick Martin and passed unanimously by roll call vote.

RESOLUTION 04-15 – HOUSING INCENTIVE POLICY - A revised Housing Incentive Policy Resolution (04-15) is submitted for approval. The introductory section has been amended to make reference to Council's Strategic Goal to expand the housing base. In the standards section, the sentence following "Prohibited Incentives" had a double-negative, and did not read well. The title was removed. One typo was corrected.

Two clarifications need to be expressed. First, the primary purpose for this resolution is to create an incentive (a Rural Housing Incentive District-RHID). An RHID is permitted by the State of Kansas Department of Commerce. In order to get approval from the Secretary, cities must demonstrate that

there is a need for housing, and that there is a policy in place which is fair, predictable and cost-effective. Drafting the policy is not a marketing effort, but it can certainly be incorporated into a broader marketing strategy.

Secondly, the establishment of a Housing Incentive Committee is to assure the Secretary that the three taxing entities (City, County and School District) are communicating about development projects, and that there is agreement about providing property tax diversion on specific deals. The County and School District do not ratify development agreements that include RHID, but they can act to veto their participation in a particular project. A veto would effectively kill a specific deal, wasting time and effort by those involved. We have a good working relationship with McPherson County and USD 400, but not all Kansas municipalities can say the same. Thus, language requiring cooperation is included in the policy.

Rick Martin moved to adopt the Housing Incentive Policy, Resolution 04-2015. Motion seconded by David Higbee. The Council asked that the “governing body” phrase in the section concerning the Housing Incentives Committee be clarified. Rick Martin and David Higbee agreed to amend their motion to include the change and the motion passed unanimously by roll call vote.

New Business – SIDEWALK CAFÉ LICENSE - Ordinance 4920 was adopted on June 1, 2015 establishing Sidewalk Cafe Licensing, which allows a restaurant to serve food and/or alcohol on the public right of way. Farley’s Bar & Grill submitted a Sidewalk Cafe License Application, and it was recommended for approval by the Design Review Board on August 21, 2015. The attached application packet is presented to City Council, which may adopt, modify or reject the recommendation of the Board, or may return the application to the Board for further consideration. If the Council approves the application, then a license to operate will be issued for the remainder of the calendar year, subject to renewal in January, 2016.

David Higbee moved to approve the Sidewalk Café License for Farley's Bar and Grill. Motion seconded by Kelley Menke and passed.

ORDINANCE 4939 – PERMITTED PARKING 500 NORTH 2ND STREET - Request for controlled parking in the 500 block of North Second Street was presented by residents of this block to City Council on August 17, 2015. Staff was directed to provide an Ordinance that would allow Public Safety to respond to this location safely and yet meet the requests of the residents in this block. Rick Martin moved to adopt Ordinance 4939 allowing permitted parking in the 500 block of North 2nd. Motion seconded by David Higbee. After discussion by council, staff was directed to modify some of the language regarding the effective date. Rick Martin then moved to table the item until the next council meeting to allow staff to address the requested modifications. Motion seconded by Corey Peterson and passed with Kelley Menke voting no.

SUNDSTROM CONFERENCE CENTER CHAIRS - Currently the SCC has tables and chairs to seat 196 guests at one time. Out of the past 22 events, 6 have required furniture to be rented. To rent a chair, our cost is approximately \$7.17 per chair including the extra fees, delivery and pick-up. After 8.79 events requiring more than 196 chairs, the cost of the new chair would be paid for in the amount of rental fees we would be saving. The current chairs were bought from a company that has discontinued the chair frame and fabric. After searching for frames to match our current chairs, this quote outlines chair frames that are as similar (if not exactly the same) as we currently have. The fabric has been discontinued. We have included in the quote a grade 8 fabric in which samples show similar to the current fabric on the chair.

Samples have been requested but are not available as each chair is manufactured with the specific fabric choice. Quality of the chair should be the same if not better than the current.

Council previously approved new chairs to be ordered for the amount of \$2,288.59. This was prior to our knowledge of that company discontinuing the chair. Freight is approximately \$690.00 for the new order. Betty Nelson moved to approve the additional expenditure of \$1,437.41 plus freight to purchase 60 conference chairs from Daniel Paul Chairs. Motion seconded by Corey Peterson and passed unanimously by roll call vote.

LEAGUE OF KANSAS MUNICIPALITIES VOTING DELEGATES – David Higbee moved to designate Greg DuMars and Jerry Lovett-Sperling as voting delegates for the League of Kansas Municipalities Conference in October. Motion seconded by Rick Martin and passed.

Executive Session – MATTERS RELATED TO THE PURCHASE OF REAL ESTATE – Rick Martin moved to enter executive session for 15 minutes to include the City Administrator and the City Attorney to discuss matters related to the purchase of real estate. Motion seconded by David Higbee and passed. Council entered executive session at 7:45 p.m. and returned at 8:00 p.m. Rick Martin moved to return to executive session for 10 minutes to include the City Administrator and the City Attorney to discuss matters related to the purchase of real estate. Motion seconded by David Higbee and passed. Council entered the session at 8:02 p.m. and returned at 8:12 p.m. No action taken.

Other – Betty Nelson brought up two items for an update: the status of a lodging establishment for the community and the status of the 150th Anniversary Committee. Mayor Taylor asked that they be added as agenda items for the next meeting.

Adjournment - Blaine Heble moved to adjourn the meeting. Motion seconded by Rick Martin and passed. Meeting adjourned at 8:18 p.m.

Respectfully submitted,

Jerry Lovett-Sperling, MMC

City Clerk