

REGULAR SESSION

The Governing Body met in Regular Session in the City Council Chambers. Mayor Cody Schmidt called the meeting to order at 6:30 p.m. with the following present: Councilmembers Cory Urban, Junior Welsch, Lindsey Krom-Craven, Davis Jimenez, Brock McPherson and Jolene Biggs. Absent were councilmembers Kevyn Soupiset and Alan Moeder. Also in attendance were City Administrator Kendal Francis, City Attorney Alan Glendenning and City Clerk/Finance Director Shawna Schafer.

OPENING: PLEDGE OF ALLEGIANCE

A. CONSENT AGENDA

- a) **Minutes:** Minutes of the Regular Session held on December 6, 2021.
- b) **Claim's Warrant Register 12-20-21:** Covering 2021 bills to date in the amount of \$ 910,058.90.
- c) **Payroll Register P/R 12-17-21:** Covering payroll ending December 11, 2021, in the amount of \$397,574.19.
- d) **Appointments:** Mayor Schmidt appointed Steve Dobratz and Ladonna Moore to Planning Commission Board.
- e) **Agenda:** Mayor Schmidt amended the agenda to add item #13 City Administrator Contract Extension.

Mr. Urban made a motion to approve the consent agenda. The motion was seconded by Ms. Biggs and passed with all voting in favor.

B. OLD BUSINESS: There was no old business.

C. RECOGNITION OF VISITORS AND ANNOUNCEMENTS

- Hank Denning with SRCA presented the dragstrips annual report for 2021. Ms. Biggs expressed that SRCA has incurred unexpected expenses for prepping the dragstrip each race which costs thousands of dollars because of this issues that was created from project. She made a motion to waive the annual lease payment of \$10,000. The motion was seconded by Mr. Welsch and passed by a vote of 5-1, with Mr. McPherson voting no.
- Edwin Nelson addressed the Governing Body about the issue he has with the abatement of his property.
- Lee Wilborn also addressed the Governing Body about the abatement process he experienced with his property.

D. NEW BUSINESS

1. **Councilmember Reports:** There were no councilmember reports.
2. **Administrators Update:** City Administrator Kendal Francis presented an update on what is happening within the City organization.
3. **CVB/Community Coordinator Report:** Community Coordinator Christina Hayes presented her monthly report.
4. **Abatements:** Code Enforcement Art Keffer presented abatements.
 - A. **205 Frey St:** There is trash and refuse on the property including, but not limited to: mattresses, furniture, scrap metal and general refuse that needs to be removed, located at 205 Frey St. This real estate is the subject of Resolution Number 122021-A.
 - B. **205 Frey St:** There are numerous vehicles on the property that has flat tires and is either not displaying current registration, and/or is not in operable condition, and that said motor vehicle(s) constitute a nuisance pursuant to Section 10.20.030 of the Code of Ordinances of the City of Great Bend, Kansas located at 205 Frey St. This real estate is the subject of Resolution Number 122021-B.
 - C. **212 Chestnut St:** There is trash and refuse on the property including, but not limited to: furniture and general refuse that needs to be removed, located at 212 Chestnut St. constituting an unlawful accumulation. This real estate is the subject of Resolution Number 122021-C.
 - D. **215 Hubbard St:** There is a blue colored Chevrolet truck on the property that has flat tires and is either not displaying current registration, and/or is not in operable condition, and that said motor vehicle(s) constitute a nuisance pursuant to Section 10.20.030 of the Code of Ordinances of the City of Great Bend, Kansas located at 215 Hubbard St. This real estate is subject of Resolution Number 122021-D.
 - E. **217 Pine St:** There is trash and refuse on the property including, but not limited to: appliances, scrap metal and general refuse that needs to be removed, located at 217 Pine St. constituting an unlawful accumulation. This real estate is the subject of Resolution Number 122021-E.
 - F. **224 Maple St:** There is trash and refuse on the property including, but not limited to: appliance and general refuse that needs to be removed, located at 224 Maple St. constituting an unlawful accumulation. This real estate is the subject of Resolution Number 122021-F.
 - G. **509 Odell St:** There is trash and refuse on the property including, but not limited to: a water heater, furniture, doors and general refuse that needs to be removed, located at 509 Odell St. constituting an unlawful accumulation. This real estate is the subject of Resolution Number 122021-G.
 - H. **720 Morphy St:** There is trash and refuse on the property including, but not limited to: a pile of junk satellite dishes and general refuse that needs to be removed, located at 720 Morphy St. constituting an unlawful accumulation. This real estate is the subject of Resolution Number 122021-H.
 - I. **1036 Jefferson St:** There is a red colored Ford truck on the property that has flat tires and is either not displaying current registration, and/or is not in operable condition, and that said motor vehicle(s) constitute a nuisance pursuant to Section 10.20.030 of the Code of Ordinances of the City of Great Bend, Kansas, located at 1036 Jefferson St. This real estate is subject of Resolution Number 122021-I.

- J. 1114 Holland St:** There is a white colored motor home on the property that has either flat tires and is either not displaying current registration, and/or is not in operable condition, and that said motor vehicle(s) constitute a nuisance pursuant to Section 10.20.030 of the Code of Ordinances of the City of Great Bend, Kansas located at 1114 Holland St. This real estate is the subject of Resolution Number 122021-J.
- K. 1203 Madison St:** There is trash and refuse on the property including, but not limited to: tires, appliances and general refuse that needs to be removed, located at 1203 Madison St. constituting an unlawful accumulation. This real estate is the subject of Resolution Number 122021-K.
- L. 1206 Frey St:** There is trash and refuse on the property including, but not limited to: appliances, furniture, scrap metal and general refuse, located at 1206 Frey St constituting and unlawful accumulation. This real estate is the subject of Resolution Number 122021-L.
- M. 1211 Morton St:** There is a Black Jeep on the property that has flat tires and is either not displaying current registration, and/or is not in operable condition, and that said motor vehicle(s) constitute a nuisance pursuant to Section 10.20.030 of the Code of Ordinances of the City of Great Bend, Kansas. located at 1211 Morton St. This real estate is the subject of Resolution Number 122021-M.
- N. 1400 8th St:** There is trash and refuse on the property including, but not limited to: carpeting, a water heater and general refuse that needs to be removed, located at 1400 8th St. constituting an unlawful accumulation. This real estate is the subject of Resolution Number 122021-N.
- O. 1408 11th St:** There is trash and refuse on the property including, but not limited to: appliances, water heater, tub, sink, cabinets and general refuse that needs to be removed, located at 1408 11th St. constituting an unlawful accumulation. This real estate is subject of Resolution Number 122021-O.
- P. 2536 8th St:** There is trash and refuse on the property including, but not limited to: bags of trash, appliances and general refuse, that needs to be removed, located at 2536 8th St. constituting an unlawful accumulation. This real estate is subject of Resolution Number 122021-P.
- Q. 1610 Morton St:** There is trash and refuse on the property including, but not limited to: furniture, boxes and general refuse that needs to be removed, located at 1610 Morton St. constituting an unlawful accumulation. This real estate is the subject of Resolution Number 122021-Q.
- R. 2704 16th St:** There is a gray colored Cadillac on the property that has flat tires and is either not displaying current registration, and/or is not in operable condition, and that said motor vehicle(s) constitute a nuisance pursuant to Section 10.20.030 of the Code of Ordinances of the City of Great Bend, Kansas located at 2704 16th St. This real estate is the subject of Resolution Number 122021-R.

Ms. Krom-Craven made a motion to approve Resolution Numbers 122021A-R. The motion was seconded by Ms. Biggs and passed with all voting in favor.

- 5. Public Hearing Request for 1210 Morton Street:** Code Enforcement Art Keffer reported that the garage located at the real estate 1210 Morton Street has been inspected by the Code Enforcement Department and the Building Inspector. They have determined that the structure is unsafe and dangerous. The resolution presented is to just set the public hearing. Ms. Biggs made motion to approve Resolution Number 122021-S. The motion was seconded by Mr. Welsh was and passed with all voting in favor.

- 6. Public Hearing Request for 1923 Holland Street:** Code Enforcement Art Keffer reported that the house located at the real estate 1923 Holland Street has been inspected by the Code Enforcement Department and the Building Inspector. They have determined that the structure is unsafe and dangerous. The resolution presented is to just set the public hearing. Ms. Biggs made a motion to approve Resolution Number 122021-T. The motion was seconded by Mr. Welsch and passed with all voting in favor.
- 7. Unsafe & Dangerous Structure at 2555 19th Street:** City Attorney Allen Glendenning reported that the garage located at the southwest corner of real estate 2555 19th Street, 19th and Washington, has been inspected by the Code Enforcement Department and the Building Inspector. They have determined that the structure is unsafe and dangerous. By Resolution Number 110121-M, the Governing Body set a hearing for December 20, 2021 to allow any owner, agent lienholder or occupant to appear and show cause why the structure should not be removed. Resolution Number 1101021-M was mailed and published. The record owner of sent a letter stating that he will be unable to appear because he is in is in jail in Arkansas. He expects to be out of jail in early January and states that he has already obtained financing to repair the garage as well make other repairs and improvements on the property and intends to start the work in the spring of 2022. Ms. Biggs made a motion to continue the hearing to February 7, 2022, to permit the owner the chance to remove property and appear and present plans to repair the garage. The motion was seconded by Mr. McPherson and passed by a vote of 5-1, with Ms. Krom-Craven voting no.
- 8. 2021 Nonbudgeted Transfers:** City Clerk/Finance Director reported that attached is the proposed listing of the 2021 nonbudgeted transfers in the amount of \$1,538,964.95. These transfers also include monies received from donations and insurance proceeds. Mr. Welsch made a motion to approve the 2021 nonbudgeted transfers in the amount of \$1,538,964.95. The motion was seconded by Ms. Biggs and passed with all voting in favor.
- 9. Proposed Hangar III Lease:** Airport Manager Martin Miller reported that the bids for the city-owned Hangar III were advertised with a bid deadline of October 20. The highest bidder was Med-Trans Corporation, with a bid of \$1200/month. Mr. Urban made a motion to authorize the mayor to sign the proposed lease of \$1200/month with Med-Trans Corporation. The motion was seconded by Mr. Jimenez and passed with all voting in favor.
- 10. Metal Roof Repairs at the Sports Complex:** Public Lands Director Scott Keeler reported that the metal roofs at the Sports Complex were damaged during the past windstorms. Attached is a diagram of the areas to be repaired and bid. Roofmasters Roofing & Sheet Metal was the only bid at \$71,148.00. Insurance proceeds will cover the bid. Mr. Urban made a motion to approve the bid from Roofmasters Roofing & Sheet Metal for \$71,148 for the repairs to the roof at the sports complex. The motion was seconded by Mr. Jimenez and passed with all voting in favor.
- 11. Opioid Settlement:** City Administrator Kendal Francis reported that Kansas is a part of the multi-state litigation aimed at holding the producers and distributors of opioids accountable for the negative effects that their drugs have had on the American public. In 2021, the Kansas Legislature passed the Kansas Fights Addiction Act (HB 2079) to govern how funds from opioid settlements would be distributed in the state. Pursuant to the bill, local governments will receive 25% of the settlement funds. As required by the

bill, the League of Kansas Municipalities, the Kansas Association of Counties, and the Attorney General's office are finalizing an MOU to govern the administration and split of the local portion. In order to receive settlement funds, the city will need to certify previous or expected costs to the city of at least \$500, agree to spend any settlement funds for lawful purposes, and waive any remaining claims related to the opioid litigation. Ms. Krom-Craven made a motion to approve signing the waiver of claims and joining the settlement. The motion was seconded by Mr. Welsch and passed with all voting in favor. Mr. Welsch then made a motion to approve Resolution Number 122021-U. The motion was seconded by Ms. Biggs and passed with all voting in favor.

12. Master Fee Schedule Discussion: City Administrator reported that the City's executive team desires to implement an annual review of all fees that the city charges to ensure that they remain current and relevant. Currently, those fees are disbursed throughout the Code of Ordinances, obscuring them, and significantly hampering the team's ability to adequately review them. Best practice is to compile all fees into a Master Fee Schedule resolution, which allows for ease of review and adjustment. A few councilmembers expressed the desire of a work session to talk about the fees in depth. Mayor Schmidt requested that a work session be scheduled in January to discuss the fees. No action was taken.

13. City Administrator Contract Extension: Mayor Schmidt reported that the contract for the City Administrator has been prepared which authorizes the extension on his contract for 1 year (August 5, 2023) and includes a 2% raise retroactive to November 1, 2021. Mr. Urban made a motion to approve the contract extension. The motion was seconded by Ms. Krom-Craven and passed with all voting in favor.

ADJOURNMENT

Mr. Urban made a motion that the meeting be adjourned. Ms. Krom-Craven seconded the motion and passed with all voting in favor. The meeting was adjourned at 7:47pm.