

## REGULAR SESSION

The Governing Body met in Regular Session in the City Council Chambers. Mayor Alan Moeder called the meeting to order at 5:30 p.m. with the following presents: Mayor Alan Moeder Councilmembers, Rickee Maddox, Shelly Peacock, Shelly Arnberger, Kevyn Soupiset, Jay Luerman, Davis Jimenez and Tina Mingenback. Absent was Gary Parr. Also in attendance were City Administrator Logan Burns, City Attorney Allen Glendenning and Finance Director/City Clerk Shawna Schafer.

### OPENING: PLEDGE OF ALLEGIANCE

#### A. CONSENT AGENDA

- a) **Minutes:** Minutes of the Regular Session held on February 2, 2026.
- b) **Claim's Warrant Register 2-17-26:** Covering 2026 bills to date in the amount of \$561,359.90.
- c) **Payroll Register P/R 2-6-2026:** Covering payroll ending January 31, 2026, in the amount of \$430,380.49.
- d) **Appointments:** Mayor Moeder appointed Tina Mingenback to the CVB Board.
- e) **Sports Complex Concessions Lease Agreement:** Authorize the Mayor to sign the concessionaire lease with Jason Ward at the Sports Complex.
- f) **Bat Cats AI Burns Facility Use Agreement:** Authorize the Mayor to sign the attached Facility Use Agreement with Great Bend Bat Cats.
- g) **Merchant Police License:** Inner-Parish Security, Corp, DBA IPSC, out of Hammond, Louisiana has applied for a Merchant Police License (responsible person Kristal Zook). All requirements of the ordinance have been completed and recommend approval.
- h) **Agenda:** Approval of agenda as submitted.

Ms. Peacock made a motion to approve the consent agenda. Ms. Arnberger seconded the motion and passed with all voting in favor.

B. **OLD BUSINESS:** There was no old business.

C. **RECOGNITION OF VISITORS AND ANNOUNCEMENTS:** There were no visitors or announcements.

#### D. NEW BUSINESS

1. **Councilmember Reports:** Ms. Maddox spoke about the Senior Center and the vital services they provide the community from bus rides within the community to meals served.

2. **Administrators Update:** City Administrator Logan Burns presented an update on what is happening within the City organization.
3. **CVB Report:** CVB Director Amanda Gaddis presented her monthly report.
4. **Nex-Tech:** Friday Otuya addressed the Governing Body about being a smart rural city.
5. **2261 Prairie Rose Drive – RHID Purchase:** Administrator Logan Burns reported that Kevin and Jeff Keller have expressed interest in constructing a single-family residence on the lot located at 2261 Prairie Rose Drive. The property is within a Rural Housing Incentive District (RHID). The City of Great Bend will convey title to the buyers and will hold \$10,000 in escrow, which will be returned once a certificate of occupancy is issued. The proposed dwelling will be consistent in design and character with existing homes in the neighborhood. All requirements related to dwelling size, floor plan, purchase price, and housing type are detailed in the attached purchase agreement with the Kellers. Building permits must be obtained within 90 days of the closing date, and a certificate of occupancy must be issued within 365 days of permit issuance. If the buyers fail to meet these construction deadlines, they will be required to return the property to the city or reimburse the City for the cost of the property and associated improvements, including water, sewer, stormwater, and paving. Mr. Jimenez made a motion to authorize the sale of the lot located at 2261 Prairie Rose Drive to Kevin and Jeff Keller and authorize the Mayor to sign the documents necessary to complete the sale. Mr. Luerman seconded the motion and passed with all voting in favor.
6. **Great Bend Lodging Final Plat:** Administrator Logan Burns reported that Great Bend Lodging has submitted a final plat for property located at 3017 10th Street, adjacent to the Events Center, for the future development of a hotel and associated restaurant uses. The final plat was presented to the Planning Commission during a public hearing on January 26, 2026. At that meeting, the Planning Commission heard from representatives of the ownership group regarding the proposed site improvements and reviewed discussion related to the drainage study for the property. Following the public hearing, the Planning Commission voted to recommend approval of the final plat to the City Council. The proposed improvements associated with the final plat include the relocation of the existing sanitary sewer line further south on the property and extending it east. This adjustment is intended to create a larger developable lot for a restaurant, with the hotel located toward the rear of the site. To guarantee completion of these improvements, the owners have submitted a letter of credit in the amount of \$60,000, which will ensure installation of the new sanitary sewer line and removal of the existing line. Mr. Soupiset made a motion to approve the final plat and motion to authorize the mayor to sign the final plat. Ms. Mingenback seconded the motion and passed with all voting in favor.
7. **Public Lands Truck:** Public Lands Director Scott Keeler reported that annually at budget time we request through capital outlay funding to upgrade/replace some of our ageing equipment. We received two bids. The low bid was from Marmie Ford for a 2026 F250 4x4 for \$43,875.00. Marmie Dodge was \$45,460.00 and Chevrolet did not bid. This will replace the 2010 F150 with ongoing mechanical issue. The trade-in will be applied to the price. Ms. Maddox made a motion to approve the purchase of a 2026 F250 4X4 from Marmie Ford for \$43,875.00. Mr. Soupiset seconded the motion and passed with all voting in favor.

**8. Executive Session:** An executive session has been requested to discuss information deemed privileged in the attorney-client relation. The executive session shall include the Governing Body, the City Administrator, and the City Attorney. Ms. Arnberger made a motion to recess into executive session for a period of 10 minutes to seek legal advice for contract matters regarding the dragstrip pursuant to K.S.A. 75-4319(b)(2), consultation with an attorney for the body which would be deemed privileged in the attorney-client relationship. The regular meeting will resume at 6:11 p.m. Ms. Maddox seconded the motion and passed with all voting in favor. The regular meeting resumed at 6:11p.m. and no action was taken.

**9. Mayors' Comments:** Mayor Moeder had no comments.

## **ADJOURNMENT**

Ms. Mingenback made a motion that the meeting be adjourned. The motion was seconded by Ms. Arnberger and passed with all voting in favor. The meeting was adjourned at 6:11 p.m.