

City of Great Bend  
January 18, 2016

## REGULAR SESSION

The Governing Body met in Regular Session in the City Council Chambers at 7:30 p.m. Mayor Mike Allison called the meeting to order with the following present: Councilmembers Mike Zinn, Allene Owen, Wayne Henneke, Vicki Berryman, Joel Jackson and Matt Hiss. Councilmembers Dana Dawson and Erika Julian were absent. Also in attendance were City Administrator Howard Partington, City Clerk Amit Patel and City Attorney Robert Suelter.

### A. CONSENT AGENDA

- a) **Minutes:** Minutes of the Regular Session held on January 4, 2016.
- b) **Claim's Warrant Register #01-18-16:** covering 2016 bills to date in the amount of \$160,982.19.
- c) **Payroll Register P/R 01-08-2016** covering payroll ending January 2 2016, in the amount of \$275,677.47.
- d) **Appointments:** Mayor Allison made no appointments.

Mr. Henneke moved, seconded by Ms. Berryman, to approve the consent agenda. The motion passed 6-0.

**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:** There were no councilmember reports.
2. **City Administrator's Update:** City Administrator Howard Partington reported on recent activities of the various city departments.
3. **Community Coordinator Report:** Christina Hayes made her monthly report.
4. **Abatement Requests:** Assistant Sanitarian Thomas Holmes reported that one of the properties scheduled for hearing was now cleaned to code and presented the following abatement for the remaining property:
  - a. 1300 Patton Road. An old tire, refuse, discarded fencing, a discarded hot tub, a junk golf cart, tree limbs and other refuse is all located on the real estate, all or which constitutes an unlawful accumulation. This real estate is the subject of Resolution Number 011816-A.

Mr. Henneke made a motion to adopt Resolutions Numbered 011816-A and 010416-B. The motion was seconded by Ms. Owen and passed with all voting in favor.

5. **Code Enforcement Update:** Stuart Baker presented the Governing Body an update on his activities during the past year. He reported that the owners of 16 properties had demolished buildings during the year as a result of his working with them. The city has had to demolish structures on two parcels of real estate. The two structures located near Park and Kansas are to be rehabilitated. He is currently working with fifteen property owners who are repairing structures. He reported that he has four possible demolitions that may be brought before the Governing Body.
6. **Request for Resolution of Support for Housing Tax Credits:** At the January 4, 2016, meeting a letter of support for Overland Property Group's application to the Kansas Housing Resource Corporation for the next phase of their Reserves at Trail Ridge apartment complex was approved. The support should have been in the form of a resolution. Ms. Owen made a motion to adopt Resolution Number 011816-B, a resolution of support for the housing tax credits for the next phase (48 units) of the Reserves at Trail Ridge project. The motion was seconded by Mr. Henneke and passed with all voting in favor.
7. **Request for Resolution of Support for Housing Tax Credits:** The Great Bend Housing Authority has requested a resolution of support for housing tax credits for the purpose of rehabilitating the Great Bend High Rise facility. Mr. Henneke made a motion to adopt Resolution Number 011816-C to support housing tax credits for the Great Bend High Rise. The motion was seconded by Mr. Zinn and passed with all voting in favor.
8. **Events Center Improvements:** City Administrator Howard Partington updated the Governing Body on the anticipated improvements at the Great Bend Events Center. DMA Architects has revised its preliminary drawings and modified canopy and the parking arrangements. Additionally Mr. Partington indicated that plans have been developed to use the office building for break out rooms and other functions and was requesting permission to seek proposals to replace the heating and air conditioning systems in that facility. He requested authority to move forward on these improvements. Ms. Berryman made a motion to authorize DMA Architects to move forward with the design and specifications for the improvements to the front of the Events Center. The motion was seconded by Mr. Zinn and passed with all voting in favor. Mr. Zinn then made a motion to authorize staff to seek bids for heating and air conditioning improvements to the office building at the Events Center. The motion was seconded by Mr. Hiss and passed with all voting in favor.
9. **Termination of Transportation Security Administration Lease at Airport:** City Administrator Partington reported that the City has received notice that the U.S. General Services Administration that the Transportation Security Administration will be removing all personnel from the Great Bend Municipal Airport and would be terminating its lease in the office building at the airport. This was an informational item only.
10. **Natural Gas Service at Amber Meadows RHID:** Kansas Gas Services has agreed to install natural gas lines in the RHID section of Amber Meadows. City Administrator Partington reported that some of the homes may need natural gas but that the issue has not arisen before now since the original developer has installed heat pumps in the earlier homes. The cost of the installation will be \$6,664.82. Mr. Zinn made a motion to authorize Mayor Allison to sign the agreement with Kansas Gas Service for the provision of natural gas distribution lines in Phase I of the Amber Meadows RHID Subdivision and to extend the line

to the point to the east where the existing line terminates. This would be done for the amount of \$6,664.82. The motion was seconded by Ms. Owen and passed with all voting in favor.

- 11. Request for Barricades on 8<sup>th</sup> Street West of Grant:** Traffic has been driving from Grant to McKinley through the Eighth Street cut on the west side of Grant. No street has ever been developed in the area. Barricades to prohibit traffic have been requested and the Engineering Department has recommended the erection of barricades to control the traffic. Ms. Owen made a motion to authorize the establishment of barricades on Eighth Street from Grant Street west to the west property line of the Reserves at Trail Ridge. The motion was seconded by Mr. Zinn and passed with all voting in favor.
- 12. Lights at Stone Lake:** Mark Kurcher, from Wheatland Electric, has informed the City that the lights on the south side of Stone Lake are repeatedly shot out. Kurcher wanted guidance on how to proceed with the lights. Discussion included suggestions that he installation of cameras be investigated, the use of crime stoppers and investigating the possibility of bullet proof glass. There appeared to be no support for the removal of the lights. It was pointed out that the people fishing in the area appreciated the lights. This was an informational item.
- 13. Pecos League Professional Baseball.** City Attorney Robert Suelter reported that Andrew Dunn, Director of the Pecos League of Professional Baseball, has been in contact the City with the idea of locating a Pecos League Professional Baseball team in the City. He has requested the use of Al Burns Field in Veterans Memorial Park. In order for the team to locate in Great Bend the City would have to allow beer sales at the facility and enter into a facility use agreement. Andrew Dunn presented information to the Governing Body concerning the operation of the league the team and how they will work with the City and the Great Bend Recreation Commission. The Great Bend Recreation is a party to the Facility Use Agreement. Diane Henderson informed the Governing Body that GBRC was in favor of the actions requested. Mr. Hiss made a motion to adopt Ordinance Number 4294 allowing the sale of cereal malt beverage by a licensed entity at Al Burns Field in Veterans Memorial Park. The motion was seconded by Ms. Owen and passed with all voting in favor. Mr. Hiss then made a motion to authorize Mayor Allison to sign the Facility Use Agreement. The motion was seconded by Mr. Zinn and passed with all voting in favor.
- 14. Oxford House.** Jason Cavender addressed the Governing Body on the location of a residential facility for recovering substance abusers at 1716 Morton. The group home will house approximately seven residents and is anticipated to open on February 1, 2016. The facility will be a non-profit facility will be known as the Oxford House. There are several Oxford Houses located in the State of Kansas and nationwide. The facility is accepting donations for getting started.
- 15. Request for Resolution of Support for Housing Tax Credits.** Vicky Dayton reported on an anticipated development west of the Cherry Village Housing area. She is requesting an \$80,000.00 contribution from the City. This recently changed from a higher amount when an additional revenue source was located. Plans will be finalized and this matter will be placed on the February 1, 2016, agenda for consideration.

## E. ADJOURNMENT

Mr. Hiss made a motion that the meeting be adjourned. The motion was seconded by Mr. Henneke and passed with all voting in favor. The meeting was adjourned at 8:49 p.m.

