

## June 13, 2018

The regular monthly meeting of the Chapman City Council was held June 13, 2018 at the Chapman City Office. Mayor Jeff Blixt called the meeting to order at 7:00pm. Council members present were Howard Battishill, Luan Sparks, Tim Jury and Clint Thornton. Council member Wolf absent. Also in attendance were City Clerk Erin Tilton, City Administrator John Dudte and City Attorney John Purvis. Others in attendance were Bob Diehl, Joan Atkinson, Mike Stutz, Kevin Diercks, Jacob Oppenheimer, Lance Tilton, Josh Smith, Eric Arveson, Kristina Zlotow, Tony Frieze and Tanner Weiland.

### Agenda #2 Consent Agenda

Motion by Jury to accept the consent agenda, 2<sup>nd</sup> Sparks, Vote: yes, unanimous (-0). Motion carried.

### Agenda #3 Public Comments

No public comments.

### Agenda #4 Introduction of new utility billing and court clerk – Kristina Zlotow

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### Agenda #5 Introduction of new public works utility worker – Eric Arveson

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### Agenda #6 Appointment to Chapman library board – Delores Stewart

Motion by Sparks to appoint Delores Stewart to the Chapman library board, 2<sup>nd</sup> Battishill, Vote: yes, unanimous. Motion carried (4-0).

### Agenda #7 Appointment to Chapman national historic site committee – Joshua Smith

Motion by Thornton to appoint Joshua Smith to the Chapman national historic site committee, 2<sup>nd</sup> Jury, Vote: yes, unanimous. Motion carried (4-0).

### Agenda #8 Ord. 1010 – Permitting of fireworks stands and the location thereof

City staff and legal council provide a work around for permitting fireworks in their current locations. Current locations are not in zoned property where retail sales are allowed. Legal council drafted Ordinance 1010 for current locations to be tolled and held in abeyance, from the date of said ordinance to July 6, 2018 so fireworks can sell in their current locations. Additional review of fireworks code will be done in the future to address the issue.

Motion by Jury to approve Ordinance 1010, 2<sup>nd</sup> Thornton, Vote: yes, unanimous. Motion carried (4-0).

### Agenda #9 Ord. 1011 – Fireworks application change of due date

Moving the application deadline from June 1 to May 1 allows the council to work with applicants who may need to adjust their application and bring it back for council approval the following month.

Motion by Battishill to move the application change of due date to June 1 of each year, 2<sup>nd</sup> Jury, Vote: yes, unanimous. Motion carried (4-0).

Agenda #10 Application to sell fireworks – Celebrating Freedom LLC d/b/a TNT Fireworks  
No city staff concerns.

Motion by Jury to approve Celebrating Freedom LLC d/b/a TNT Fireworks application, 2<sup>nd</sup> Thornton, Vote: yes, unanimous. Motion carried (4-0).

Agenda #11 Application to sell fireworks – Block Buster Fireworks

No city staff concerns.

Motion by Thornton to approve Block Buster Fireworks application, 2<sup>nd</sup> Jury, Vote: yes, unanimous. Motion carried (4-0).

Agenda #12 Approval of lease agreement between the city of Chapman and BSB Capital – public works 2018 Hustler mower

Continuation of lease agreement. Received 2018 machine.

Motion by Sparks to approve the lease agreement between the city of Chapman and BSB Capital for the 2018 Hustler mower, 2<sup>nd</sup> Battishill, Vote: yes, unanimous. Motion carried.

Agenda #13 City Hall roof repair

City staff presented several quotes that had been retained for roof repair at city hall. Roof is currently leaking in several locations. City staff recommended the overcoat estimate from McGee Roofing in the amount of \$8,683.12. Funds will come out of capital improvement.

Motion by Thornton to approve the McGee Roofing estimate in the amount of \$8,683.12, 2<sup>nd</sup> Sparks, Vote: yes, unanimous. Motion carried (4-0).

Agenda #14 Approval of additional water meter purchase – rural water district

City staff requested the approval to purchase 50 radio read water meters. Meters would be installed in the rural water district north of town where it takes city staff the longest to read during meter reading. Meters out in the rural water district are also in challenging locations and often difficult for staff to get to. Cost for 50 radio read meters is \$11,030.00 and will come out of rural water repair money that was transferred to the city when the city took over the maintenance of the water system.

Motion by Sparks to approve the purchase of 50 radio read meters in the amount of \$11,030.00, 2<sup>nd</sup> Battishill, Vote: yes, unanimous. Motion carried.

Agenda #15 Approval of recreation advertising contracts

City staff put together a cost structure and advertising contracts for recreation advertising at the ball complex, pool and golf course.

Motion by Jury to approve the advertising contract and cost structure as presented, 2<sup>nd</sup> Thornton, Vote: yes, unanimous. Motion carried (4-0).

Agenda #16 Approval of 2010 street sweeper lease to purchase agreement

City staff have reviewed several options for a new street sweeper. They tested another machine that was twice the price and didn't do anymore than the one being presented. Several companies weren't willing to bring a sweeper out to be tested. The 2011 street sweeper from Key Equipment not only cleans streets but can be utilized for leaf pickup, pulling/cutting weeds and pulling water and sand out of work areas. Astra Bank has presented two different lease to

purchase options for the 2011 street sweeper at \$125,000.00. City staff recommends the 12-year term at 4.75% interest with annual payments coming out of equipment reserve. Transfers currently being made to equipment reserve are \$14,500/year. The recommended street sweeper comes with a 1-year warranty on the truck and a 90-day warranty on the sweeping module. Motion by Sparks to approve the purchase of the 2011 street sweeper from Key Equipment for \$125,000.00 with financing through Astra bank for 12 years at a rate of 4.75% interest, 2<sup>nd</sup> Jury, Vote: yes, unanimous. Motion carried (4-0).

Agenda #17 Easement agreement between the city of Chapman and KCML Holdings, LLC  
City staff presented council with two easements between the city of Chapman and KCML Holdings, LLC. The first easement was a temporary grading and slope easement during the construction of KCML's building.

Motion by Jury to approve the temporary grading and slope easement between the city of Chapman and KCML Holdings, LLC, 2<sup>nd</sup> Battishill, Vote: yes, unanimous. Motion carried (4-0).  
The second easement was a shared access agreement. The shared access agreement is tied to the additional commercial lot that the city will still own. When the additional lot sells, the agreement will be between KCML Holdings, LLC and a new owner.

Motion by Thornton to approve the shared access agreement between the city of Chapman and KCML Holdings, LLC, 2<sup>nd</sup> Battishill, Vote: yes, unanimous. Motion carried (4-0).

Agenda #18 Executive Session – non-elected personnel

Mayor Blixt requested a motion to recess the city council into executive session to discuss non-elected personnel pursuant to the non-elected personnel matter exception, K.S.A. 75-4319(b)(1). The meeting will resume in the city council chambers at 8:00pm. The executive session will include the mayor, council members, city attorney and the rite to invite the city administrator at any point. Motion by Jury, 2<sup>nd</sup> by Thornton, Vote: yes, unanimous. Motion carried (4-0).  
Executive session ended. No action taken.

Agenda #19 Reports

**City Administrator**

- Public works is working to make their last street repair on 2<sup>nd</sup> street before continuing onto the north side of the tracks
- Sidewalk project is completed along Chapman Valley Manor
- Exercise equipment has been moved from the golf course to the building downtown
- Significant repairs are needed at the intersection of 8<sup>th</sup> and Sheeran that public works will start next week
- The bush hog mower has been purchased and is in use
- Police department vests are coming
- Fire department did water supply training at their last fire meeting, focusing on the basics
- Chairs and tables have been ordered and are coming for the golf banquet room
- Complaints have been heard regarding the recreation department, specific assignments have been made to remedy some of the complaints
  - Restrooms
  - Weeds
  - Sunflower seeds
  - Grass, repairs have been made on the irrigation system

- City staff continue to work on the correct amount of water that needs to get on the fields
- National Anthem is now being played before games
- Windscreens are up
- Press box and shed have been cleaned up
- Rec director hours have been shifted
- Administrator attended a meeting with DKCO EDC on Thursday
- Grants are still pending with Quality of Life Coalition and DKCO United Way
- City staff have interviewed one soldier for the soldier in transition program
- 413 N Marshall fitness center is open, Austin Murphy did a wonderful job with the remodeling of the building and getting it to the point to which it is at
- 4-H club looking for community service projects, working with legal council to see what jobs can be done by them

### **Luan Sparks**

- 4<sup>th</sup> of July reminders to clean up and where fireworks can and cannot be shot off at

Agenda #20 Council budget work session – Monday, June 18, 2018 5:30pm  
Luan Sparks will be unable to attend.

Agenda #21 Adjournment

Motion by Sparks to adjourn, 2<sup>nd</sup> Jury, Vote: yes, unanimous. Motion carried.