

**March 9, 2022**

The scheduled monthly meeting of the Chapman City Council was held Wednesday, March 9, 2022, at City Hall at 7:00 pm. Mayor Howard Battishill was not present. Tim Jury, the President of the Council, was present and functioned as the presiding officer for the meeting. Councilmembers Christy Loy, Mary Monasmith, and Rick Johnson were present. Also in attendance were City Attorney John Purvis, City Clerk Bill Flanery, Police Chief Kevin Diercks, Austin Murphy (Superintendent Indian Hill Golf Course), Randy Purdue (Kaw Valley), Ron Kabat (American Legion), Mary Jo McDonald (Senior Center), and Phyllis Cheney (EDC). Councilmember Jim Bell was not present.

**#2 Consent Agenda**

Motion by Johnson to approve the consent agenda as presented, 2nd by Monasmith, vote: yes, unanimous (3-0). Motion carried.

**#3 Public Comments**

None

**Motion by Johnson to add item 4a – Road Closure of East 3rd Street in front of the American Legion on 2 April 2022 from 1:00pm to 8:00pm to the agenda, 2nd by Monasmith, vote: yes, unanimous (3-0). Motion carried.**

**#4 Bids for Sewer Project**

Randy Purdue, Kaw Valley, stated that bids for the sewer project opened on Monday, 7 March 2022. The only bid received was from Mayer Specialty Services. Mayer Specialty Services was cleaning the sewer system for Chapman a couple of years ago and are very familiar with the system in Chapman. The bid from Mayer Specialty Services was for \$243,707.03 and is approximately \$50,000.00 less than the engineer's estimate. The project will be funded as part of the consolidated USDA loan. The project is for 4,700 linear feet of pipe lining and patching of 11 holes. The project also includes major pipe elevation repairs in five locations.

Motion by Loy to accept the bid from Mayer Specialty Services in the amount of \$243,707.03 for sewer repairs, 2nd by Johnson, vote: yes, unanimous (3-0). Motion carried.

**#4a Request for Closure of East 3rd Street in front of the American Legion on 2 April 2022 from 1:00pm to 8:00pm**

Ron Kabat requested that East 3rd Street in front of the American Legion be closed for an event on 2 April 2022 from 1:00pm to 8:00pm.

Motion by Johnson to approve the road closure of East 3rd Street in front of the American Legion on 2 April from 1:00pm to 8:00pm, 2nd by Monasmith, vote: yes, unanimous (3-0). Motion carried.

**#5 Proclamation for March being March for Meals Month (Senior Center)**

Mary Jo McDonald thanked the Mayor and the City Council for supporting the Senior Center. The Senior Center averages about 50 meals per day for residents. The program would not be able to function without numerous volunteers from the community.

City Clerk Bill Flanery read the March for Meals Proclamation.

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### **#6 Request for Closure of Marshall Street from the Middle School to Old 40 Highway in support of the St. Patrick's Day Parade on 25 March 2022 at 1:00pm**

Phyllis Cheney, member of the Chapman EDC, requested that Marshall Street be closed from the Middle School to Old Highway 40 on 25 March 2022 at 1:00pm until completion of the parade.

Motion by Johnson to approve closure of Marshall Street from the Middle School to Old 40 Highway in support of the St. Patrick's Day parade on 25 March 2022 at 1:00pm until completion of the parade, 2nd by Loy, vote: yes, unanimous (3-0). Motion carried.

### **#7 Request for Road Closure on 26 March 2022 in support of St. Patrick's Day 5K Fun Run**

Phyllis Cheney asked for support with road closures on 26 March 2022 at 7:00am in support of the St. Patrick's Day 5K Fun Run. The route will be the same as last year and the run begins and ends at the library. Chief Diercks stated that officers will provide traffic control and closing of roads for the event is not necessary. The council agreed that the city will provide traffic control instead of blocking and closing roads for the event.

### **#8 Discussion on Purchasing a Greens Aerator for the Golf Course**

Austin Murphy, Superintendent of Indian Hill Golf Course, stated the golf course has been borrowing or renting an aerator for the greens for several years. Unfortunately, the person that has loaned the aerator in the past has left. There is money in the golf equipment reserve fund to pay for a used aerator. A used aerator is currently available for \$9,000.00.

Motion by Johnson to approve the purchase of an aerator for the golf course in the amount \$9,000.00, 2nd by Loy, vote: yes, unanimous (3-0). Motion carried.

### **#9 Discussion on Golf Cart Paths**

Austin Murphy, Superintendent of Indian Hill Golf Course, stated that a portion of the golf cart paths had been completed with a grant under the previous City Administrator. The golf donation fund has approximately \$13,000.00. Austin would like to use the donation funds to put in golf cart paths in much needed areas. No action taken by the Council.

### **#10 Ordinance 1050 – Increase Rate for Electricity**

Motion by Johnson to approve Ordinance 1050 – Increase Rate Charged for Electrical Customers by \$0.015, 2nd by Loy, vote: yes, unanimous (3-0). Motion carried.

### **#11 Ordinance 1051 – Change Rate for Sewer**

Motion by Johnson to approve Ordinance 1051 – Removing Rate-Setting Structure that Averages Usage to Set Charges for Sewer Rates, 2nd by Loy, vote: yes, unanimous (3-0). Motion carried.

### **#12 Ordinance 1052 – Increase Rate for Water**

Motion by Johnson to approve Ordinance 1052 – Increase Rate Charged for Water Customers to \$3.50 per 1000 Gallons, 2nd by Loy, vote: yes, unanimous (3-0). Motion carried.

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**#13 Discussion on Use of 100 Block of E. 4th Street for Food Trucks and Installation of Electric Car Charging Station**

Kevin Diercks, Police Chief, stated that the grade school previously wanted to close a portion of Marshall Street for food trucks during an event in late April. The grade school no longer needs to close Marshall Street as the vendors will set up at the grade school parking lot during the event. The city owns an empty lot in the 100 block of E. 4th Street and the lot could be used to set up 4 to 6 pedestals for electrical outlets to support food trucks and an electric vehicle charging station. This location could also be used for the food trucks during Labor Day. Estimates for the project will be given to the council later along with any grant information. No action was taken by the council.

**#14 Assistance to Indian Hill Cemetery – Tree Limb Removal**

Kevin Diercks, Police Chief, stated that there are large tree piles at the cemetery. Burning the tree piles on-site at the cemetery is not an option. Blixt construction cleared the paths at the cemetery and stacked the branches/limbs in piles. Chief Diercks recommended using city resources (loader and trucks) to haul the branches to the city's burn pile near the old sewer plant. The expense to the city would be loading the branches and hauling them to the burn pile. It would be close to 10 truckloads. The cemetery board does not have the funds to remove the tree piles.

Motion by Johnson to allow the use of city resources to assist the cemetery in removing the piles of tree branches/limbs from the cemetery, 2nd by Monasmith, vote: yes, unanimous (3-0). Motion carried.

**#15 Discussion on Contract with Blixt Construction for Resident's Use of Landfill**

Bill Flanery, City Clerk, stated that the city currently has an agreement with Blixt Landfill for residents to use landfill to dispose of yard waste and limbs. The landfill has been closed by the Kansas Department of Health and Environment. Bill Flanery recommended the city void the contract with Blixt Landfill. Bill Flanery also recommended the city remove the \$1.00 charge on residents' utility bills for use of the landfill and reimburse residents for the \$1.00 they paid on their previous utility bill.

Motion by Johnson to void the contract with Blixt Landfill, remove the \$1.00 charge from resident' bills, and reimburse residents for the \$1.00 paid on their previous utility bill, 2nd by Loy, vote: yes, unanimous (3-0). Motion carried.

**#16 Hazard Mitigation Plan Annual Review for Floodplain Management**

Chapman participates in the National Flood Insurance Program (NFIP) and has a rating of 8 which provides residents with a 10% discount on their flood insurance premiums. To continue participation in the NFIP and to maintain the city's current rating, the council must be presented with the hazard mitigation plan annually. Chapman has adopted the Kansas Homeland Security Region F Hazard Mitigation Plan. No action required by council.

**#17 Discussion on Cardboard Recycling**

Chapman does not have any cardboard recycling options. None of the waste management companies provide recycling options to Chapman at this time. The recycling center in Abilene would take cardboard from Chapman if the city were able to take it to the recycling center. The City Clerk will check with the school district and the Chapman Food Mart to determine how they dispose of cardboard. No action taken by the council.

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**#18 Discussion on City Administrator Position**

Motion by Johnson to recess the council into executive session to discuss the city administrator position pursuant to the non-elected personnel matter exception, K.S.A. 75-4319(b)(1). The executive session will include Council and the City Attorney, 2<sup>nd</sup> by Monasmith, vote: yes, unanimous (3-0). Motion carried. The open meeting will resume in the city council chambers at 8:20 p.m.

The open meeting resumed at 8:20 p.m. All personnel present prior to the executive session were once again present. No action was taken by the council during executive session.

Motion by Johnson to approve the contract with Bill Flanery as the City Administrator and to make the contract retroactive to 11 February 2022, 2<sup>nd</sup> by Monasmith, vote: yes, unanimous (3-0). Motion carried.

**#19 Reports**

**City Administrator – Bill Flanery**

The roof of City Hall needs to be repaired. The roof was repaired about 5 or 6 years but still leaks and is worse now that the HVAC system was installed last year. The insurance company will be contacted prior to beginning any work or gathering estimates.


The City Treasurer, Anita Duncan, is leaving soon. The position will be advertised as a part-time position.

The consolidated USDA loan has been completed and the city paid off two bonds. The remainder of the consolidated loan will pay for additional sewer projects.

Council thanked the public works staff for their efforts with snow removal.

**#20 Adjournment**

Motion by Johnson to adjourn, 2<sup>nd</sup> by Loy, vote: yes, unanimous (3-0). Motion carried.



Howard Battishill, Mayor

ATTEST:



Bill Flanery, City Clerk