

COMMISSION MEETING MINUTES
TUESDAY, AUGUST 23RD, 2022 6:30 P.M.

The Board of Commissioners met in Regular Session at 6:30 p.m. in the Commission Room. The meeting was called to order by Mayor Vannoster.

Present:

COMMISSIONER JUSTIN DOANE
COMMISSIONER DEBORAH MAPLES
COMMISSIONER JASON SWINDELL
COMMISSIONER ANN MARIE VANNOSTER

Absent:

COMMISSIONER ROBERT YORK

City Staff in attendance:

CITY ATTORNEY PAUL KRITZ
CITY MANAGER MARK HALL
CITY CLERK MELISSA CARTER
DIRECTOR OF IT CHRIS FELIX
DIRECTOR OF FINANCE STEPHANIE RICHARDSON
DIRECTOR OF ELECTRIC UTILITY MIKE SHOOK
DIRECTOR OF HOUSING CHARLA BROWN
DIRECTOR OF ENGINEERING SERVICES THOMAS OSBORN
BUILDING OFFICIAL MATT CONGER

- A. CALL TO ORDER** – Mayor Ann Marie Vannoster
- B. ROLL CALL** – Commissioner Robert York was absent.
- C. INVOCATION** – Pastor Mark Waits, Solid Rock United Pentecostal Church
- D. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG**
- E. REVIEW OF AGENDA**
- F. CONSENT AGENDA**
 - 1. City Commission Meeting Minutes – Tuesday, August 9th 2022
 - 2. 2022 Appropriation Ordinance No. AO-22-16 – \$1,521,749.52

MOTION: Move to approve items 1 & 2 of the consent agenda as presented.

ACTION: MOTION: VANNOSTER SECOND: MAPLES
ROLL CALL: ALL PRESENT AYE

- 3. 2022 Appropriation Ordinance No. AO-22-16A (Isham's & Liebert's) \$1,177.34

MOTION: Move to approve item 3 of the consent agenda as presented.

ACTION: MOTION: DOANE SECOND: SWINDELL
ROLL CALL: MAPLES – AYE, SWINDELL – AYE, DOANE – AYE,
VANNOSTER - ABSTAIN

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G. COMMENTS

1. Comments from Public

Any citizen desiring to address the Commission shall be recognized, advance to the podium, state his/her name and address for the record. Comments shall be limited to 3 minutes unless extended by a vote of the majority of the Commission. The Commission does not hear matters involving litigation or City Personnel. The Commission does not take action on subjects not on the agenda unless unusual or hardship conditions exist. Citizens may address the Commission on agenda items as they are brought to the floor.

REGULAR AGENDA ITEMS

H. PUBLIC HEARING(s), SPECIAL PRESENTATION(s), & PROCLAMATION(s).

1. Swearing in of Coffeyville Police Officers Austin Sevier and Jacob Stine.

Mayor Vannoster gave Coffeyville Police Officers Austin Sevier and Jacob Stine the Law Enforcement Oath and the officers were pinned.

2. Public Hearing to Exceed Revenue Neutral Rate.

Director of Finance Stephanie Richardson stated as part of the process to approve the 2023 FY budget, the Kansas Legislature passed SB 13 and the trailer bill, HB 2104, establishing a Revenue Neutral Rate for the purpose of increased transparency regarding the amount of property tax levied. The RNR is defined as the tax rate for the current tax year that would generate the same property tax revenue as levied the previous tax year using the current tax year's total assessed valuation. The process to exceed the RNR is that City must give notice of intent to exceed the RNR, County Clerk provides notice to all taxpayers of the proposed hearings to exceed the RNR, hold a hearing to exceed the RNR to allow citizens an opportunity to present oral testimony, and pass a resolution to that effect before the adoption of the budget. Coffeyville's FY 2023 RNR was 49.451 mills and the City is proposing a mill rate 53.129 mills which is the same mill rate we have had the last few years. In order to exceed the RNR the city followed the necessary steps. Mayor Vannoster opened the Public Hearing.

Thomas Darbro, 1105 W. 5th, came to the podium. He stated that he thinks getting the mailers from the County is a great thing because it makes it more clear on where the money comes from. He said as property taxes continue to increase and the continued increase of taxes by the city, it prohibits growth. He said the average sales tax in Kansas is 8.2% and Coffeyville is 9.5%. He then said Montgomery County costs approximately \$2 for every \$100 of income and with the taxes we currently have if we stay at our current mill levy \$5 of every \$100 earned will come back to the city. Mr. Darbro said that although Coffeyville isn't increasing their rate, based on valuations the city will increase that they make over a \$160,000.00 next year. He asked why the city needs to increase their revenue and if that increase was worth the continued issues we have with retaining people living in Coffeyville.

Carla LeLacheur, 2041 County Road 4300, came to the podium and said that she gets people coming into her office and complaining about their real estate taxes. She said this is the first time she knew that the mill levy was going above the Revenue Neutral Rate or even knew what it was. She asked if the only reason they got the forms is because of the legislation that was passed. It was answered yes. Discussion continued on what the Revenue Neutral Rate was and how it was determined by the state and county. Ms. LeLacheur said that the city will get more revenue because valuation has increased. She then said people are choosing not to live here and or are moving because they can't afford their taxes.

Daryl Hart, 808 Willow, came to the podium and said he just moved here. He said that the taxes he is paying are in excess of anywhere else and the services in the city are not reflective

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of that. He said he moved here because the property is not as expensive as Florida but the utility bills and taxes are higher. He stated he has not heard of happy people in Coffeyville and it would be nice if the taxpayers could understand what they are paying for and where it is going.

Mayor Vannoster closed the Public Hearing.

3. Resolution R-22-50 a Resolution of the City of Coffeyville, Kansas, to levy a property tax rate exceeding the Revenue Neutral Rate.

MOTION: Move to approve Resolution R-22-50 agenda as presented.

ACTION: MOTION: DOANE SECOND: MAPLES
ROLL CALL: ALL PRESENT AYE

4. Public Hearing for the FY 2023 Budget Approval.

Director of Finance Stephanie Richardson stated that as proposed during the budget meeting with commissioners the city is proposing a budget with a mill levy of 53.129 mills which is the same mill levy as the previous few years. Estimated Assessed Valuation this year is \$51, 264, 825.00 and last year it was \$47,716,385.00. Mayor Vannoster opened the Public Hearing.

Thomas Darbro, 1105 W. 5th, came to the podium and said the numbers may seem small as far as percentages but what was just passed and the vote coming up will cost him just under \$300 in property tax just for the city's portion.

Mayor Vannoster closed the Public Hearing.

5. Resolution R-22-51 a Resolution to approve and to authorize the certification of the FY 2023 City of Coffeyville municipal budget with total expenditures of \$98,000,335 and authorizing \$2,723,680 to be the amount of ad valorem tax to be levied with an estimated mill levy of 53.129 mills.

MOTION: Move to approve Resolution R-22-51 agenda as presented.

ACTION: MOTION: VANNOSTER SECOND: DOANE
ROLL CALL: ALL PRESENT AYE

I. OLD BUSINESS

J. NEW BUSINESS

1. Resolution R-22-52 a Resolution to Adopt the 2030 Coffeyville Strategic Housing Plan.

Director of Housing Charla Brown said this will be utilized as a planning document that provides a comprehensive framework to set the priorities of the commission and aligns it with the city manager to prioritize and respond to our community needs. Staff will utilize the plan to allocate resources to accomplish the work in the plan.

MOTION: Move to approve Resolution R-22-52 agenda as presented.

ACTION: MOTION: VANNOSTER SECOND: MAPLES
ROLL CALL: ALL PRESENT AYE

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2. Resolution R-22-53 a Resolution to Adopt the 2022 Coffeyville Housing Needs Analysis. Director of Housing Charla Brown stated this is the second part to the strategic plan. It is a snapshot of the figures and facts of the housing stock characteristics and key housing indicators that can help inform the commission and community what are housing needs are. It will also help developers and investors articulate the most effective housing strategies to further grow Coffeyville. The housing needs analysis will help align federal and state agency programs with the needs of the people.

MOTION: Move to approve Resolution R-22-53 agenda as presented.

ACTION: MOTION: VANNOSTER SECOND: DOANE
ROLL CALL: ALL PRESENT AYE

3. Resolution R-22-54 a Resolution to Approve Purchase of Property for the USDA Rural Development Section 523 Mutual Self-Help Housing Program. Building Official Matt Conger stated that currently Sardis First Missionary Baptist Church owns 10 lots in the 1500 block of South Elm Street. They would like to donate them to the USDA Mutual Self-Help Program. In return they are requesting no permit fees and no utility connection fees for the proposed Fellowship Hall adjacent to the new church they are building in the 700 block of East 12th Street. The lots are in the 1500 block of South Elm – 6 on the east side of the street and 4 on the west side. They are all zoned Residential and utilities are already in place.

MOTION: Move to approve Resolution R-22-54 agenda as presented.

ACTION: MOTION: DOANE SECOND: MAPLES
ROLL CALL: ALL PRESENT AYE

4. Resolution R-22-55 a Resolution to Allow the Coffeyville Police Department to apply for the FY2023 Federal Edward Byrne Memorial Justice Assistance Grant. Police Chief Kwin Bromley stated that The Federal Edward J. Byrne Memorial Justice Assistance Grant is made available each year for law enforcement to assist in numerous projects including officer safety. This grant would enable the police department to purchase equipment to improve law enforcement services for the citizens of Coffeyville and our surrounding communities, while at the same time increase officer and citizen safety. The JAG would fund the purchase of 7 Kenwood NX-5900K mobile 800 MHz police radios and all supporting cables, antennas, and licensing which would be installed in the patrol fleet. Currently, only two of our marked patrol units are equipped with 800 MHz radios. Our remaining patrol/detective units do not have direct “car to car” communications with our law enforcement partners, i.e. Kansas Highway Patrol, KBI, other state agencies and neighboring county sheriff departments operating on the state wide 800 MHz network. During critical incidents and major investigations, an officer needing to communicate immediately to a non-UHF frequency agency must radio dispatch on our frequency, convey the information to dispatch, then have the dispatcher repeat the information on another radio to the outside 800MHz agency. The process is then repeated in reverse with the response. Having communications with our partner law enforcement agencies allows for better interoperability and efficiency. The LRAD 100-X Wireless kit and supporting equipment are part of the Long Range Acoustic Device that was previously awarded by the State of Kansas through the FY2020 JAG. Our Crisis Negotiations Team, which is part of a county-wide

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crisis team utilize the LRAD during critical situations that require crystal clear communications. The wireless kit will enable our CNT officers to communicate with individuals from a safe distance (up to 980 feet). The kit also includes an MP3, which will allow the CNT officers to download prerecorded bilingual commands and a tripod and protective carrying case.

MOTION: Move to approve Resolution R-22-55 agenda as presented.

ACTION: MOTION: VANNOSTER SECOND: DOANE
ROLL CALL: ALL PRESENT AYE

5. Resolution R-22-56 a Resolution Authorizing a purchase order for property insurance coverage on the Electric Utility System.

Director of Electric Utility Mike Shook stated that last year, staff worked with Charlesworth Consulting on an RFP to solicit competitive pricing proposals for renewal of the property insurance coverage for the electric system, which is performed on a 3 year cycle. Staff is recommending continuing coverage supplied by Coffeyville Insurance Associates and Chubb Group of Insurance Companies as proposed. Chubb Insurance Group has worked well with the City on previous claims filed, including providing inspections and preventive maintenance services for the utility, which have proven to be beneficial. The Chubb premium quote is an increase of 4.5% from the previous year, while the market is seeing 10+ % increases on average. This is the 2nd year of that 3-year cycle, previously selecting Chubb Group of Insurance Companies and Coffeyville Insurance Associates as carrier and agent for this coverage. Staff is recommending that a purchase order be issued for the renewal insurance to Coffeyville Insurance & Chubb Group of Insurance Companies in the amount of \$506,092.00 for the 2022/2023 policy year.

MOTION: Move to approve Resolution R-22-56 agenda as presented.

ACTION: MOTION: VANNOSTER SECOND: DOANE
ROLL CALL: ALL PRESENT AYE

6. Ordinance G-22-06 an Ordinance to Establish a Noise Ordinance in the City of Coffeyville. City Manager Mark Hall stated that this is to establish a Noise Ordinance for the City of Coffeyville. This is being brought back after changes were made to the initial one. He went through how the process would work. Justin Martin, 2211 W. 3rd, came to the podium and thanked the commission for taking this Ordinance back and fixing some things. Discussion continued on how the warning piece of this will work.

MOTION: Move to approve Ordinance G-22-06 agenda as presented.

ACTION: MOTION: VANNOSTER SECOND: SWINDELL
ROLL CALL: ALL PRESENT AYE

7. City Manager's Report

City Manager Mark Hall said that we are moving in to the fall months and are preparing for Winter. He said things are going well and staff is completing projects.

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8. Comments from Commissioners and Staff

Mayor Vannoster said that she noticed that more of the Intersections for the Intersection and Drainage Improvement project have been completed. She mentioned the increase of water main breaks due to the dry weather. Mayor Vannoster encouraged people to look at the Coffeyville Police Department's Crime Stats that are included in the agenda packet that is on the city's website.

K. EXECUTIVE SESSION(s)

L. GENERAL STAFF, COMMITTEE & BOARD REPORTS AND MINUTES

1. Coffeyville Police Department Statistics – June & July 2022

M. ADJOURN

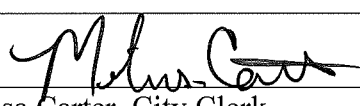
Move to Adjourn

ACTION: MOTION: VANNOSTER SECOND: DOANE
ROLL CALL: ALL PRESENT AYE

Time the meeting was adjourned: 7:37 pm

Date the minutes were approved:

9/13/2022


Melissa Carter, City Clerk

