

COMMISSION MEETING MINUTES
TUESDAY, OCTOBER 10TH, 2023 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 PAM JONES
COMMISSIONER DEBORAH MAPLES
COMMISSIONER JASON SWINDELL
COMMISSIONER ANN MARIE VANNOSTER
COMMISSIONER ROBERT YORK

City Staff in attendance:

CITY MANAGER MARK HALL
CITY CLERK MELISSA CARTER
DIRECTOR OF IT CHRIS FELIX
DIRECTOR OF PUBLIC WORKS THOMAS OSBORN
DIRECTOR OF WATER SERVICES STEVE SMITH
DIRECTOR OF AIRPORT SERVICES JARROD POWERS

- A. CALL TO ORDER** – Mayor Ann Marie Vannoster
- B. ROLL CALL**
- C. INVOCATION** – Pastor Shannon Dozier, Lifepoint Church
- D. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG**
- E. REVIEW OF AGENDA**
- F. CONSENT AGENDA**
 - 1. City Commission Meeting Minutes – Tuesday, September 26th, 2023
 - 2. Letter of support for the County Road 1400 Project being submitted by the Kansas Department of Transportation for the Cost Share Program by the Public Works Department.
 - 3. 2023 Appropriation Ordinance No. AO-23-19 \$1,615,938.46

MOTION: Move to approve items 1-3 of the consent agenda as presented.

ACTION: MOTION: VANNOSTER SECOND: YORK
ROLL CALL: ALL AYE

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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.

Don Edwards, 1107 W. 5th, stated he has been spending time watching meeting and reading minutes from the last four years and has noticed that from the 2021 to the 2024 budget there has been an \$18 million dollar increase and asked why. Vice Mayor York said that goes back to assessed values which are established by the community based on property values. He noted that the Commission has held the mill levy throughout. Discussion on the budget continued. Mr. Edwards asked if it was this Commission's intention to hire a new city manager before the end of the year. They replied they were going to try. Mr. Edwards asked if they thought they were going to get a good quality candidate, the Commission replied that they hoped. Mr. Edwards continued with his narrative and opinion on the hiring of a City Manager.

Patrick Willoughby, 609 East Xyler, Tulsa Ok, came to the podium. He is also now as OK Diver and requested permission to access the shell pit on South Walnut. Mr. Willoughby is a professional scuba diver specializing in blackwater diving and underwater sonar and is present to see how he can assist in the approval process. Vice Mayor York said that he does not have an issue with it but we need to make sure we have guidelines in place for safety and fairness. City Manager Mark Hall discussed the testing, health and legal aspects of diving in the shell pit. Mr. Willoughby went over his experience and diving process.

Jim Falkner, 1014 W. 3rd, asked for an update on the 9th street pillar removal project. City Manager Mark Hall stated that in June of 2022, property owners were notified of violations. The city moved forward with the fencing for safety. Discussion continued on what business owners and the city were doing in this situation and the awning removal project.

Lew Bell, 1200 South Willow, came to the podium and asked if the City has an action plan in place to get people in the community to be more proactive in voting. Jim Falkner returned to the podium with his narrative and opinion on voting and the elections.

REGULAR AGENDA ITEMS

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

I. OLD BUSINESS

J. NEW BUSINESS

- 1. Discussion and action to make an appointment to the Coffeyville Regional Medical Center Board of Trustees.**

MOTION: Move to appoint James Grimmatt to the Coffeyville Regional Medical Center Board of Trustees for a term expiring January 1st, 2026.

ACTION: MOTION: VANNOSTER SECOND: JONES
ROLL CALL: ALL AYE

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2. Resolution R-23-69 a Resolution to adopt a Water Purchase Contract between the City of Coffeyville and the Kansas Water Office for the purpose of supplementing the city's water supply.

Director of Water Services Steve Smith came to the podium and stated on December 16, 1981 the City of Coffeyville entered into "Water Purchase Contract No. 81-5" between the City and the State of Kansas which authorized the State to supplement the City's water supply utilizing water stored in Elk City Lake during times of drought and low natural flows within the Verdigris River. The original contract was for a supplemental amount of 1.9 billion gallons of water per year at a cost of \$0.135 per 1000 gallons of water in which ½ of the allotted amount was to be paid up front for an initial annual cost to the City for the first half of water contracted to be \$70,319.00 whether the water was utilized or not. On October 23, 1987, the Kansas Water Office reduced the maximum contract amount from 1.9 billion gallons to 300 million gallons based on our average daily usage of 2.5 million gallons per day at a cost of \$.010 per 1,000 gallons and a minimum cost to the city of \$15,000 annually. The current Water Purchase Contract is set to expire at midnight on December 15, 2023. After analyzing the current water demands which currently averages 3.8 million gallons per day, the city has requested an increase in our amount of water supplement from Elk City Lake through a new "Water Purchase Contract" to increase from the current 300 million gallons per year to 500 million gallons per year to insure we have an adequate water supply for our users. The current cost for this supplemental water is \$0.473 per 1,000 gallons of water drawn under the contract which is a variable rate set by the state annually in which ½ the cost of the supplemented water would be due in January of each year. The rate set for 2024 is \$0.495 in which the initial amount due from the city would be \$123,750. Any water drawn annually from the reserves in excess of the initial 150,000 million gallons would then be billed to the city at the current rate per each 1,000 gallons of water drawn. Discussion continued on the current water situation and Water Warning that Coffeyville is under.

MOTION: Move to approve Resolution R-23-69 as presented.

ACTION: MOTION: YORK SECOND: SWINDELL
ROLL CALL: ALL AYE

3. Resolution R-23-70 a Resolution of intent to adopt a First Amendment to the Neighborhood Revitalization Plan and set a Public Hearing on the proposal.

Director of Public Works Thomas Osborn stated that one of the options to the City of Coffeyville for boosting economic impact is property taxes. The Neighborhood Revitalization is a property tax rebate where you initially pay the taxes, but then get some back. This is the First Amendment to the Neighborhood Revitalization Plan that was passed in 2021 to expand it a little more as well as add an economic incentive for downtown. This would change it from a step down rate to 100% for 10 years. If the Commission chooses to pass the intent, we will notify the taxing entities and hold a Public Hearing at the November 14th Commission Meeting. Should it pass at that time it will go to all the taxing entities for signed approval and to the Attorney General for approval as well.

MOTION: Move to approve Resolution R-23-70 as presented.

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

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4. Resolution R-23-71 a Resolution to approve an agreement with the Kansas Department of Transportation for design and repaint of Runway 17-35 at the Coffeyville Municipal Airport. Director of Airport Services Jarrod Powers said this is the second half of the grant that they approved application for on October 11th, 2022. He said because of the rapid deterioration of Runway 422 they wanted to take the grant money from 17-35 and apply it to that. They made a request to KDOT to reallocate those funds and they could not fulfill their request so they are asking to go ahead with the project on 17-35 for a total project cost of \$265,000. 95% KDOT and 5% City on the design and 90% KDOT and 10% City on the construction. The total cost to the City would be \$25,500. He announced the fly-in event at the Coffeyville Municipal Airport on Saturday, October 28th.

MOTION: Move to approve Resolution R-23-71 as presented.

ACTION: MOTION: MAPLES SECOND: JONES
ROLL CALL: ALL AYE

5. Resolution R-23-72 a Resolution to authorize the use of ARPA funds to purchase technology upgrades for the Coffeyville Police Department. Director of Technology Chris Felix said that ARPA funds would be used to replace a majority of computers in the Police Department. It will replace the two current dispatch consoles and add a third. It will also add hardware for safety tape switches, additional cameras for the jail area, more access control points from the conference room, a smartboard and projector.

MOTION: Move to approve Resolution R-23-72 as presented.

ACTION: MOTION: VANNOSTER SECOND: YORK
ROLL CALL: ALL AYE

6. City Manager's Report

City Manager Mark Hall said we are moving ahead on Sycamore Park on the lighting, walking paths and shelters. GRDA has donated a swing play area, Pete's has donated \$24,000 and the Beach Family Foundation has donated \$8,903 for park improvements. Staff is getting ready for winter and doing preventative maintenance. He complimented the departments.

7. Comments from Commissioners and Staff

Mayor Vannoster said there is a lot going on in Coffeyville. This past weekend was Dalton Defenders Days and it was fabulous. She thanked Public Service, the Dalton Defender group and all those that helped make the event a success. She said this weekend is the Chamber of Commerce Hops Around Town Brewfest in Union Pacific Park on Saturday at 2:00 pm. She encouraged residents to get out and support the non-profit events going on around town. Vice Mayor York said the Dalton Defenders Days Marching Band Festival was fantastic and a great opportunity for the participants.

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K. EXECUTIVE SESSION(s)

1. Executive Session to discuss personnel matters of nonelected personnel.

MOTION: Move to recess to Executive Session for the purpose of discussing personnel matters of non-elected personnel as permitted by the non-elected personnel matter exception to the Open Meetings Act, as set forth in K.S.A. 75-4319(b)(1), to include the City Commission to reconvene in the Commission Room at 8:00 p.m.

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

L. GENERAL STAFF, COMMITTEE & BOARD REPORTS AND MINUTES

1. Hillcrest Golf Course Report – September 2023

M. ADJOURN

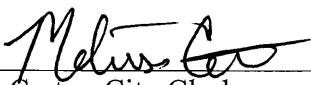
MOTION: Move to Adjourn

ACTION: MOTION: VANNOSTER SECOND: YORK
ROLL CALL: ALL AYE

Time the meeting was adjourned: 8:00 pm

Date the minutes were approved:

10/24/2023



Melissa Carter, City Clerk

