

# GREAT BEND CITY COUNCIL MEETING

July 16, 2018

6:30 p.m.

## AGENDA

### Members present:

___ Mayor Joe Andrasek	___ Councilmember Cory Urban
___ Councilmember Joel Jackson	___ Councilmember Vicki Berryman
___ Councilmember Brock McPherson	___ Councilmember Andrew Erb
___ Councilmember Dan Heath	___ Councilmember Cory Zimmerman
___ Councilmember Jolene Biggs	___ Clerk Shawna Schafer
___ Interim Administrator George Kolb	___ Attorney Robert Suelter

### A. CONSENT AGENDA

- a) **Minutes:** Minutes of the Regular Session held on July 2, 2018.
- b) **Claim's Warrant Register #7-16-18:** Covering 2018 bills to date.
- c) **Payroll Register P/R 7-6-18:** Covering payroll ending June 30, 2018 in the amount of \$314,486.59.
- d) **Appointments:** Mayor Andrasek will make appointments as appropriate.
- e) **Tree Trimmers License:** Sallee Tree Service (Trent Sallee) out of St. John, KS has applied for a tree trimmers license. Application has been received along with payment and copy of the insurance.
- f) **Agenda:** Approval of agenda as submitted or amended.

### B. OLD BUSINESS

### C. RECOGNITION OF VISITORS AND ANNOUNCEMENTS

### D. NEW BUSINESS

1. **Councilmember Reports:** Councilmembers will report on the boards and commissions that they serve on.

Recommendation: Informational item.

2. **CVB/Community Coordinator Report:** Community Coordinator Christina Hayes will present her monthly report.

Recommendation: Informational item.

- 3. Abatement Requests:** Sanitarian Austin LaViolette will present abatements.

Recommendation: Take action on abatements.

- 4. Request for Letter of Support for Community Service Tax Credits:**

Attached is a letter from Rosewood Services asking for a letter of support from the City for Community Service Tax Credits from the Kansas Department of Commerce. Rosewood Service Director of Development Anna Hammond-Bodine will present.

Recommendation: Motion to authorize the Mayor to sign the Letter of Support to the Kansas Department of Commerce.

- 5. GAAP Waiver for 2018:** Each year the City requests a waiver from the Generally Accepted Accounting Principles (GAAP) for the reporting of our financial statements and to allow the City to use the regulatory basis of accounting under the Kansas Municipal Audit & Accounting Guide (KMAAG). City Clerk/Finance Directors Shawna Schafer will report.

Recommendation: Motion to adopt Resolution No. 071618-E requesting a waiver of the GAAP requirements for reporting of our financial statements for 2018.

- 6. Sale of Property to GBRH Properties, 2009, LLC:** Attached is a Resolution authorizing the redemption and payment of its taxable Industrial Revenue Bonds, Series 2013A and Series 2013B (Great Bend Regional Hospital (GBRH) Project) and the sale and conveyance of certain property to GBRH Properties, 2009, LLC. City Attorney Robert Suelter will report.

Recommendation: Motion to adopt Resolution No. 071618-F for the sale of the land to GBRH Properties, 2009, LLC.

- 7. Rezoning Request:** Richard "Scott" Reddig has requested rezoning of real estate located in the three-mile radius surrounding the City of Great Bend. The original request was for rezoning of two parcels of real estate located southwest of the City of Great Bend, Kansas, from R-M (multi-family residential) to LM-SC (light manufacturing-service commercial) and illustrated in the shaded areas of the attached map filed under Original Zoning Request. The Planning Commission conducted a public hearing on May 22, 2018, which was adjourned after a special meeting was scheduled for June 19, 2018. On June 19, 2018, the special meeting was conducted by the Planning Commission at which time Mr. Reddig also indicated that he was modifying his request to only the real estate described and illustrated in the supplemental materials filed under Amended Zoning Request and Legal Description. Mr. Reddig also indicated that he has executed the contract for a portion of the real estate to the north end of the amended request to that was going to build a nursing home facility and

associated facilities that would employ 50 to 70 people. The hearing of the Planning Commission is reflected in the proposed minutes attached to the agenda. After the hearing was closed, the Planning Commission adopted the Findings of Fact and Supplemental Findings of Fact and recommended that the City Council approve the amended rezoning request. The public hearing was held before the Planning Commission. The Governing Body's duty is to:

- (1) Adopt the recommendation by ordinance, or
- (2) Override the Planning Commission's recommendation by a 2/3 majority vote of the membership of the Governing Body (6 votes), or
- (3) Return such recommendation to the Planning Commission with a statement specifying the basis for the Governing Body's failure to approve or disapprove.

At this point in the proceedings, the Governing Body's duty is not to conduct a public hearing but to take one of the above three actions. City Attorney Robert Suelter will report.

Recommendation: Motion to accept the recommendation of the Planning Commission and to adopt the Findings of Fact and Supplemental Findings of Fact as recommended by City Staff and adopted by the Planning Commission. Motion to adopt Ordinance Number 4320 approving the amended rezoning request.

- 8. Consideration of Stone Street Reconstruction:** Attached is an estimate from PEC for the reconstruction of Stone Street from 10<sup>th</sup> Street to 12<sup>th</sup> Street for a total amount of \$945,000. This project would be paid from the ¼ Cent Sales Tax Fund that is designated for residential streets and the ½ Cent Sales Tax Infrastructure Fund that is used for Streets and Fire Equipment. Interim City Administrator George Kolb will report.

Recommendation: Take appropriate action.

- 9. Appointment of City Administrator:** Mayor Andrasek will make the appointment of the City Administrator.

Recommendation: Motion to consent to Mayor Andrasek's appointment of the City Administrator.

## **ADJOURNMENT**