

# GREAT BEND CITY COUNCIL MEETING

September 8, 2020

6:30 p.m.

**Council meeting will be resumed in the council chambers with no public access in the building. The meeting will be livestreamed for public to view on our city council facebook page, <https://www.facebook.com/gbcitycouncil/>.**

## AGENDA

### Members present:

<input type="checkbox"/> Mayor Cody Schmidt	<input type="checkbox"/> Councilmember Cory Urban
<input type="checkbox"/> Councilmember Barry Bowers	<input type="checkbox"/> Councilmember Lindsey Krom-Craven
<input type="checkbox"/> Councilmember Brock McPherson	<input type="checkbox"/> Councilmember Junior Welsch
<input type="checkbox"/> Councilmember Alan Moeder	<input type="checkbox"/> Councilmember Dana Dawson
<input type="checkbox"/> Councilmember Jolene Biggs	<input type="checkbox"/> Clerk/Finance Director Shawna Schafer
<input type="checkbox"/> Administrator Kendal Francis	<input type="checkbox"/> Attorney Robert Suelter

## OPENING: PLEDGE OF ALLEGIANCE

### A. CONSENT AGENDA

- a) **Minutes:** Minutes of the Regular Session held on August 17, 2020.
- b) **Claim's Warrant Register 9-8-20:** Covering 2020 bills to date.
- c) **Payroll Register P/R 8-28-20:** Covering payroll ending August 22, 2020 in the amount of \$414,209.94.
- d) **Appointments:** Mayor Schmidt will make appointments as appropriate.
- e) **Tree Trimmer License:** Brandon Tree Service from Great Bend, 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

*The public is free to comment on items not listed on the agenda. Please address comments to the City Council as a body and be mindful of others who may also wish to speak by limiting comments to 3 minutes.*

## D. NEW BUSINESS

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

Recommendation: Informational item

2. **Administrators Update:** City Administrator Kendal Francis will present an update on what is happening within the City organization.

Recommendation: Informational item.

3. **Economic Development Report:** Economic Development Inc. President Sara Hayden will present her monthly report.

Recommendation: Informational item.

4. **Abatements:** Property Maintenance Enforcement Manager Austin LaViolette will present abatements.

Recommendation: Take action on abatements.

5. **Water & Sewer Rate Ordinances:** The City hired Ranson Financial to perform a third-party analysis of the utility rates. The analysis revealed that if rates were not addressed, expenditures would exceed revenues by \$2.5million in water & \$4.25million in sewer by 2025. Therefore, staff is recommending the following increases for both water & sewer usage rates. Water: Increase 22% from \$2.54/1,000 gals. to \$3.10/1,000 gals. & then 3% each year for next 5 years. Sewer: Increase 33% from \$3.80/1,000 gals. to \$5.05/1,000 gals. & then 3.5% each year for next 5 years. As you know, neither the water meter charges nor usage rates for customers in the Westport Addition have been adjusted since at least 1975. Therefore, we are recommending a plan to incrementally adjust water rates that will bring Westport Addition customers in line with all other users by the year 2024. This plan is included in the proposed ordinance. City Administrator Kendal Francis will report.

Recommendation: Motion to adopt Ordinance No. 4360 as the City water rates. Motion to adopt Ordinance No. 4361 as the City sewer rates.

6. **Land Lease at Great Bend Airport:** Spray Bothers LLC has requested the lease on one acre of land at the Great Bend Municipal Airport for the purpose of erecting an aircraft hangar. The lease will be for a period of twenty years with a lease payment for the land set at \$2,400 per year for the first year and the City's ability to increase the lease by 6% each year over the twenty year period. The building will remain under the ownership of Spray Brothers LLC. Spray Brothers LLC will be responsible for paying taxes levied on the leased real estate and the

building. At the end of twenty years, the lease can be renewed on a price to be renegotiated then. If negotiations are not successful, the building will be removed, or the City can purchase the building if a negotiated price can be reached. City Attorney Robert Suelter will report.

Recommendation: Motion to authorize Mayor Schmidt to sign the lease agreement with Spray Brothers LLC.

## **ADJOURNMENT**