

City of Great Bend
November 2, 2020

REGULAR SESSION

The Governing Body met in Regular Session in the remodeled southwest room of the Events Center. Mayor Cody Schmidt called the meeting to order at 6:30 p.m. with the following present: Councilmembers Junior Welsch, Lindsey Krom-Craven, Dana Dawson Jolene Biggs, Cory Urban, Alan Moeder, and Brock McPherson. Councilmember Barry Bowers arrived at 6:33pm. Also in attendance were City Administrator Kendal Francis, City Attorney Robert Suelter, City Clerk/Finance Director Shawna Schafer.

OPENING: PLEDGE OF ALLEGIANCE

A. CONSENT AGENDA

- a) **Minutes:** Minutes of the Regular Session held on October 19, 2020.
- b) **Claim's Warrant Register 11-2-20:** Covering 2020 bills to date in the amount of \$902,703.86.
- c) **Payroll Register P/R 10-23-20:** Covering payroll ending October 17, 2020 in the amount of \$419,070.14.
- d) **Appointments:** Mayor Schmidt appointed Dr. Jonathon Pike to the Great Bend Recreation Board.
- e) **Agenda:** Approval of agenda as submitted or amended.

Mr. Dawson made a motion to approve the consent agenda. The motion was seconded by Mr. Krom-Craven and passed with all voting in favor.

B. OLD BUSINESS: There were no old business.

C. RECOGNITION OF VISITORS AND ANNOUNCEMENTS: There were no visitors or 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:** There were no councilmember reports.

2. **Administrators Update:** City Administrator Kendal Francis presented an update on what is happening within the City organization.
3. **Economic Development Report:** Economic Development Inc. President Sara Hayden presented her monthly report.
4. **Abatements:** Josh Blankenship and Danyon Holden addressed the governing body about the Ordinance pertaining to parking recreational vehicles on their property. Per the Ordinance, you can legally park your recreational vehicle on your property as long as the recreational vehicle is aligned with the front of your house. If it does not comply, then you can be fined. Both individuals feel this is infringing on their rights as a property owner and would like to see this changed. After much discussion, council agreed to have a work session to review the Ordinance.

Property Maintenance Enforcement Manager Austin LaViolette will present abatements.

- a. **304 Locust Street:** Trash and refuse including, but not limited to; tires and general refuse that needs to be removed located at 304 Locust Street constituting an unlawful accumulation. This real estate is subject of Resolution Number 110220-A.
- b. **1400 19th Street:** Trash and refuse including, but not limited to; tires and general refuse that needs to be removed located at 1400 19th Street constituting an unlawful accumulation. This real estate is subject of Resolution Number 110220-B.
- c. **1118 8th Street:** Trash and refuse including, but not limited to; tires and other general refuse that needs to be removed located at 1118 8th Street constituting an unlawful accumulation. This real estate is the subject of Resolution Number 110220-C.
- d. **1419 Hubbard Street:** Trash and refuse including, but not limited to; a fallen tree, branches/limbs and other general refuse that needs to be removed located at 1419 Hubbard Street constituting an unlawful accumulation. This real estate is subject of Resolution Number 110220-D.
- e. **409 3rd Street:** Trash and refuse including, but not limited to; tires and other general refuse that needs to be removed located at 409 3rd Street constituting an unlawful accumulation. This real estate is the subject of Resolution Number 110220-E.
- f. **224 Locust Street:** Trash and refuse including, but not limited to; home siding construction material and other general refuse that needs to be removed located at 224 Locust Street constituting an unlawful accumulation. This real estate is subject of Resolution Number 110220-F.
- g. **421 Walnut Street:** Trash and refuse including, but not limited to; a branch pile and other general refuse that needs to be removed located at 421 Walnut Street constituting an unlawful accumulation. This real estate is subject of Resolution Number 110220-G.
- h. **804 Adams Street:** Trash and refuse including, but not limited to; tree limbs/branches, scrap metal, dilapidated bicycles and other machinery, and general refuse that needs to be removed located at 804 Adams Street constituting an unlawful accumulation. This real estate is subject of Resolution Number 110220-H.

Mr. Bowers made a motion to approve Resolution Numbers 110220A-H. The motion was seconded by Mr. Dawson and passed by a vote of 7-0, with Mr. McPherson abstaining.

- 6. Audit Proposals:** City Clerk/Finance Director Shawna Schafer reported that request for Proposals for a 3-year audit engagement were sent out to 10 audit firms throughout the State and published in the Great Bend Tribune at the end of August. The City received only 2 proposals from Gordon CPA and Swindoll, Janzen, Hawk & Lyod, LLC. Audit bids for fiscal years 2020, 2021 and 2022 from Gordon CPA was \$23,500, \$24,215, and \$24,950 respectfully. Audit bids for fiscal years 2020, 2021 and 2022 from Swindoll, Janzen, Hawk & Lyod, LLC was \$33,000, \$34,650, and \$36,300 respectfully. The City would recommend going with that low bid from Gordon CPA. Mr. Urban made a Motion to approve the low bid from Gordon CPA and to authorize Mayor Schmidt to sign the 3-year engagement letter. The motion was seconded by Ms. Biggs and passed by a vote of 7-1, with Mr. McPherson voting no.
- 6. Quail Cove Rezoning Request:** City Attorney Robert Suelter reported that the Housing Opportunities, Inc. (HOI) has an option to purchase certain real estate from Pamela Lewis, who has joined in the request to rezone the real estate from R-3 (multi-family residential) to PUD (Planned Unit Development). A public hearing was held on September 28, 2020. The meeting was attended by approximately 20 people. Complaints were raised about the rezoning for several reasons including the drainage issue, a concern about loss of property value, an increase of taxes on neighboring properties and the placement of the type of housing in the neighborhood. After considerable discussion, the Planning Commission voted unanimously to adopt the findings of fact prepared by the staff and recommend that the Governing Body approve the rezoning. The day after the Planning Commission hearing, city staff requested that HOI provide the City with a drainage study for the property. The drainage study was to determine the effect of the drainage on the downstream properties bordering the drainage ditch on the west side of this property. Staff requested that the study be submitted to the City's contract engineer for their review. On October 26, 2020, the Study was sent to the City's contract engineers for review. HOI Director Vicky Dayton assured the Governing Body that they would like to address the citizens' concerns and make sure everybody is satisfied. She will understand if the Council decides to push this back to the Planning Commission for review of the drainage plan as this was not provided in the original public hearing. After much discussion and concerns from the property owners, Ms. Krom-Craven made a motion to return the matter to the Planning Commission, along with a written statement, to study the new drainage & development plan for reconsideration by the Planning Commission. The motion was seconded by Mr. Welsch and passed with all voting in favor.

ADJOURNMENT: Ms. Biggs made a motion that the meeting be adjourned. Mr. Dawson seconded this motion and passed with all voting in favor. The meeting was adjourned at 7:50pm.