

CITY COMMISSION MEETING MINUTES
Winfield, Kansas
August 21, 2017

The Board of City Commissioners met in regular session, Monday, August 21, 2017 at 5:30 p.m. in the City Commission-Community Council Meeting Room, City Hall; Mayor Brenda K. Butters presiding. Commissioner Ronald E. Hutto was also present. Also in attendance were Jeremy Willmoth, City Manager; Brenda Peters, City Clerk and William E. Muret, City Attorney. Other staff members present were Gary Mangus, Assistant to the City Manager; Patrick Steward, Director of Community Development; and Mark Olney, Director of Parks and Public Lands.

City Clerk Peters called roll. Commissioner Thompson was noted as absent.

Commissioner Hutto moved that the minutes of the August 7, 2017 meeting be approved. Mayor Butters seconded the motion. With both Commissioners voting aye, motion carried.

OLD BUSINESS

Bill No. 1753 – A Resolution – Setting forth findings that the structure, a house, located on a tract of land legally described as follows *Lot 7 and 8, Block 14, Collee Hill Addition, Winfield, Kansas*, commonly known as 420 Soward St. recorded in Book 578 Page 154, in the Office of the Register of Deeds in Cowley County, Kansas, is unsafe and/or dangerous and ordering said structure to be repaired or removed in ninety (90) days. (Tabled on July 17, 2017 until August 21, 2017.) Winfield Attorney Mark Krusor spoke on behalf of Tracy Schumacher who is the disputed owner of record and gave an update of where the determination of ownership of the property is. Krusor asks the Commission for more time to try and determine who actually owns the property, or how the Schumachers could obtain a clear title to the property. Two concerns that the Commission expressed were that the ability to pay back property taxes is there, and that City staff be able to gain access inside the property for further evaluation pertaining to condemnation. Tracy Schumacher was also present and is considered the possible owner of record, and agreed to coordinate an interior inspection with Community Development Director Steward before the next regular meeting on September 5, 2017. Commissioner Hutto moved to table Bill No. 1753 until September 5, 2017. Mayor Butters seconded the motion. With both Commissioners voting aye, Bill No. 1753 was tabled until September 5, 2017.

BUSINESS FROM THE FLOOR

NEW BUSINESS

Bill No. 1763 – An Ordinance – Authorizing the City of Winfield, Kansas to approve the issuance by the Kansas Independent College Finance Authority of the authority's Educational Facilities Revenue Bonds in an aggregate principal amount not to exceed \$3,100,000 for the purpose of refunding certain bonds to refinance certain projects of the Southwestern College; authorizing the designation of such bonds as qualified tax-exempt obligations; authorizing and approving the execution of certain documents certain other actions in connection with the bonds. City Clerk Peters explains that Southwestern College wishes to do some re-financing of their debt. As part of this process, the City must acknowledge that this refinancing becomes part of the annual debt allowance

for the City, by statute, of ten million dollars. This ordinance authorizes the college to issue or re-finance debt of \$3,100,000 in 2017 under the City's legal debt limit. Upon motion by Commissioner Hutto, seconded by Mayor Butters both Commissioners voting aye, Bill No. 1763 was adopted and numbered Ordinance No. 4065.

Bill No. 1764 – An Ordinance – Adopting an annual budget of the City of Winfield, Kansas, for the year ending December 31, 2018, and providing for expenditures not to exceed amounts stated herein. City Manager Willmoth explains that this action is the formal adoption of the City of Winfield's budget authority for 2018 for expenditures not to exceed \$60,578,186. Upon motion by Commissioner Hutto, seconded by Mayor Butters both Commissioners voting aye, Bill No. 1764 was adopted and numbered Ordinance No. 4066.

Bill No. 1765 – An Ordinance – Relating to and providing an amount of ad valorem tax to be levied as provided for under K.S.A. 79-1801 et seq. for the purpose of raising revenue for the General Fund, Special Liability Expense Fund, Industrial Development Fund, General Bond and Interest Fund and Library Fund. City Manager Willmoth explains that the ordinance formally authorizes the levy of property tax for the City of Winfield for 2018 for \$3,773,283. Upon motion by Commissioner Hutto, seconded by Mayor Butters both Commissioners voting aye, Bill No. 1765 was adopted and numbered Ordinance No. 4067.

Bill No. 1766 – A Resolution – Authorizing and directing the issuance, sale and delivery of General Obligation Temporary Notes, Series 2017-1, of City of Winfield, Kansas; providing for the levy and collection of an annual tax, if necessary, for the purpose of paying the principal of and interest on said notes as they become due; making certain covenants and agreements to provide for the payment and security thereof; and authorizing certain other documents and actions connected therewith. David Arteberry representing George K. Baum and Company explains that this is the final step to authorize the issuance of the temporary notes, Series 2017-1. These notes totaling \$6,305,000 are being financed by a consortium of local banks as follows: RCB Bank participating with \$2,105,000; Community National Bank participating with \$2,100,000; and Union State Bank participating with \$2,100,000. Arteberry also explains that the notes will come due on December 1, 2018, but that the City will have the option to pre-pay the notes without penalty after June 1, 2018. Upon motion by Commissioner Hutto, seconded by Mayor Butters all Commissioners voting aye, Bill No. 1766 was adopted and numbered Resolution No. 5217.

OTHER BUSINESS

-Consider Board Appointments -City Clerk Peters presented possible appointments to the Commission for the Convention and Tourism Committee, the Park Board, the Street and Transportation Advisory Task Force, KMGGA Board of Directors. Peters also informs the Commission of the resignation of Eric Andreas from the Street & Transportation Advisory Task Force. Commissioner Hutto made a motion to accept the board appointments as submitted:

Convention & Tourism Committee:
Kaydee Riggs-Johnson

Park Board
Joyce McArtor

Street & Transportation Advisory Task Force
Wayne Steadham

KMGA Board of Directors
Adam R. "Gus" Collins

Mayor Butters seconded the motion. With both Commissioners voting aye, motion carried.

-Consider voting delegates for the Annual League of Kansas Municipalities September 16-18, 2017. Commissioner Hutto made a motion that City Manager Jeremy Willmoth be appointed as voting delegate at the League of Kansas Municipalities annual conference. Mayor Butters seconded the motion. With both Commissioners voting aye, motion carried.

-Consider contract to paint the Aquatics Center – Director of Parks and Public Lands, Mark Olney, explains that the Aquatics Center pool is in need of painting and recommends approving an agreement with D.E.M. Enterprises, LLC for a project cost of \$108,026. Commissioner Hutto moved to accept the bid from D.E.M. Enterprises, LLC for painting the pool for a cost of \$108,026. Motion was seconded by Mayor Butters. With both Commissioners voting aye, motion carried.

ADJOURNMENT

Upon motion by Commissioner Hutto, seconded by Mayor Butters, both Commissioners voting aye, the meeting adjourned at 5:50 p.m.

Signed and sealed this 31st day of August 2017.

Signed and approved this 5th day of September 2017.

Brenda Peters, City Clerk

Brenda K. Butters, Mayor