

MINUTES OF A MEETING
OF THE GOVERNING BODY OF
THE CITY OF HAYS, KANSAS
HELD ON JANUARY 24, 2008

1. CALL TO ORDER BY CHAIRMAN: The Governing Body of the City of Hays, Kansas met in regular session on Thursday, January 24, 2008 at 7:30 p.m.

Roll Call: Present: Troy Hickman
Ron Mellick
Christopher Channell
Allan Lytton

Absent: Barbara Wasinger

Chairman Hickman declared that a quorum was present and called the meeting to order.

2. MINUTES: There were no corrections or additions to the minutes of the regular session held on January 10, 2008; the minutes stand approved as written.

3. FINANCIAL STATEMENT: Finance Director Kim Rupp reported that investments on December 31, 2007 totaled \$37,650,000, which is an increase of \$3,050,000 when compared to December 31, 2006. Interest due at maturity on current investments totaled \$1,220,545, which is a decrease of \$328,828 compared to December 31, 2006. In December, the Finance/City Clerk's Office invested \$9,550,000 of maturing certificates of deposits with a weighted average interest rate of 4.33%. Sales tax collected in December for the General Fund totaled \$533,792, which was an increase of \$61,066 when compared to 2006. To date, sales tax collections are up 5.61% when compared to 2006.

Ron Mellick moved, Christopher Channell seconded, that the Financial Statement for the month of December 2007 be approved.

Vote: Ayes: Troy Hickman
Ron Mellick
Christopher Channell
Allan Lytton

4. CITIZEN COMMENTS: There were no comments.

5. CONSENT AGENDA: There were no items on the consent agenda.

NEW BUSINESS

6. OVERLAND PROPERTY GROUP – RESOLUTION OF SUPPORT: Overland Property Group has brought forward a proposal for the construction of up to 32 units of affordable housing to be developed using the Internal Revenue Code Section 42 Tax Credit Program. In 2006, the Commission approved a similar request from Overland Property Group for the development of affordable housing located at 5th and Main. The proposed development is to be located in the vicinity of south Main.

Galen Romme represented the developer. He stated that occupancy of the housing at 5th and Main is full. That housing does not accept full-time students; the proposed housing will have the same criteria. The resolution states the development will contain up to 32 units; however, Mr. Romme stated that there would probably be 16 to 22 units in the new development. The resolution will be filed with the Kansas Housing Resources Corporation, as required, in order to receive the tax credits.

Ron Mellick moved, Allan Lytton seconded, that Resolution No. 2008-002, being a resolution in support of proposed development by Overland Property Group, LLC, be approved.

Vote: Ayes: Troy Hickman
Ron Mellick
Christopher Channell
Allan Lytton

7. HAYS AQUATIC PARK/WILSON POOL EXPENSES: City staff and Hays Recreation Commission staff have identified many items in need of repair or replacement at the Hays Aquatic Park and Wilson Pool. Staff is requesting the use of Pool Contingency funds to make the repairs/replacements. In addition, staff requested permission to purchase approximately 60 chairs for both pool facilities and install a digital sign at the Hays Aquatic Park. It is estimated that it will cost \$56,100 for the repairs/replacements/improvements. The current balance of the fund is \$475,656.

Allan Lytton moved, Ron Mellick seconded, that the use of Pool Contingency funds be approved to pay for the necessary items at the Hays Aquatic Park and Wilson Pool.

Vote: Ayes: Troy Hickman

Ron Mellick

Christopher Channell

Allan Lytton

8. FIREWORKS SALES ORDINANCE: Ordinance No. 3744, if approved, will allow the City Commission to set the days and hours for the use of fireworks within the city limits by resolution prior to June 15th of each year.

Police Chief Jim Braun stated the intent of this amendment is to allow flexibility and to coordinate the use of fireworks with Ellis County for uniform enforcement. Each year, City and County staff will monitor weather conditions one month prior to the fireworks season and make a recommendation to both the City Commission and the Ellis County Commission so that all residents in the city and county are under the same rules.

Christopher Channell moved, Allan Lytton seconded, that Ordinance No. 3744, being an ordinance amending Chapter 32 of the City of Hays, Kansas, Municipal Code, by modifying Article II., Division 3, Section 32-76, regarding fireworks sales, be approved.

Vote: Ayes: Troy Hickman
Ron Mellick
Christopher Channell
Allan Lytton

9. CITY EMPLOYEE UNIFORM BIDS: Proposals were solicited for uniform rental and cleaning services for Public Works, Parks, and Airport employees. The low bid was submitted by AmeriPride Services of Salina in the amount of \$19,431.52.

Ron Mellick moved, Allan Lytton seconded, that the bid submitted by AmeriPride Services of Salina in the amount of \$19,431.52 be approved.

Vote: Ayes: Troy Hickman
Ron Mellick
Christopher Channell
Allan Lytton

10. BRICKS IN RESERVE: The Commission previously recommended that staff keep 300,000 bricks in reserve for brick street repairs. The City has received a formal proposal from Gavin Historical Bricks located in Iowa City, Iowa, to clean, sort and palletize our bricks with the City keeping half of the finished product and Gavin Historical Bricks receiving the other half of the bricks. There may be the possibility that the City is left with less than 300,000 bricks if the City accepts the proposal. Public Works staff originally recommended that 200,000 bricks be kept in reserve.

City Manager Toby Dougherty estimated that there may be 600,000 usable bricks stored near the Public Works building. He requested the Commissioners lower the 300,000 threshold to a lower number or whatever is left once the bricks are cleaned. The estimated cost to clean 600,000 bricks is \$150,000.

Ron Mellick moved, Allan Lytton seconded, that the City enter into a contract with Gavin Historical Bricks to clean, sort and palletize street bricks with Gavin Historical Bricks receiving 50% of the bricks for payment and that staff be

authorized to modify the number of bricks in reserve accordingly in the event that the reserve is less than 300,000.

Vote: Ayes: Troy Hickman
Ron Mellick
Christopher Channell
Allan Lytton

11. COMMERCE BANK RESOLUTION: The Commerce Bank resolution authorizes the City Manager, the Director of Finance, and the Account Clerk II to establish and execute the new purchasing card program.

Christopher Channell moved, Ron Mellick seconded, that Resolution No. 2008-003, being a resolution authorizing City staff to establish and execute credit card accounts with Commerce Bank, N.A., and to execute all documents to effectuate this purpose which he/she may deem necessary and proper, including without limitation any application and agreement to open the accounts, be approved.

Vote: Ayes: Troy Hickman
Ron Mellick
Christopher Channell
Allan Lytton

12. MUNICIPAL INVESTMENT POOL RESOLUTION: The Municipal Investment Pool resolution changes our authorization and signatories with them.

Allan Lytton moved, Ron Mellick seconded, that Resolution No. 2008-004, being a resolution changing City authorizations for the Municipal Investments Pool, be approved.

Vote: Ayes: Troy Hickman
Ron Mellick
Christopher Channell
Allan Lytton

13. REPORT OF THE CITY MANAGER: The City Manager reported that Director of Human Resources Susie Billinger has announced her retirement effective April 1, 2008.

14. COMMISSION INQUIRIES AND COMMENTS: There were no comments.

15. EXECUTIVE SESSION: Troy Hickman moved, Ron Mellick seconded, that the Governing Body recess to executive session for 20 minutes at 8:06 p.m. to discuss property acquisition. The justification for the executive session is that it is in the public's best interest not to reveal the City's position during negotiations. The executive session included the Commissioners, the City Manager, the Assistant City Manager, and the City Attorney.

Vote: Ayes: Troy Hickman

Ron Mellick

Christopher Channell

Allan Lytton

Chairperson Hickman called the meeting back to order at 8:26 p.m. He stated no action was taken during executive session.

The meeting was adjourned.

Submitted by: _____

City Clerk