

City of Hays
City Commission
Work Session Notes
Thursday, March 5, 2015 – 6:30 p.m.

Present: Eber Phelps, Shaun Musil, Ron Mellick, Kent Steward, John Bird, Toby Dougherty

Absent: Henry Schwaller IV

February 19, 2015 Work Session Notes

There were no corrections or additions to the minutes of the work session held on February 17, 2015; the minutes stand approved as presented.

Introduction of Sara Bloom, DHDC Executive Director

President of the Downtown Hays Development Corporation (DHDC), Sandy Jacobs, discussed the DHDC's role as a business recruitment entity and introduced Sara Bloom as the new Executive Director of DHDC.

Executive Director of DHDC, Sara Bloom, introduced herself and talked about three events in 2015: the bi-annual event The Taste, Fire on the Frontier BBQ Classic that is replacing Blues, BBQ, & Bargains, and Bargains on the Bricks.

46th Street, Second Addition, Phase 2 – Award of Bid

Western Plains Service Corp. has petitioned the City for street, storm sewer, water, and sanitary sewer improvements to an area containing 18 lots adjacent to West 46th St. within the 46th St. 2nd Addition for the lots along Coolidge Ct. and Adams Dr. A resolution authorizing those improvements was approved by the City Commission in January. Bids were opened on February 18, 2015 for the construction of the improvements, with J Corp being the low bidder at \$399,453.20. Pavement was bid with options for concrete or asphalt, with concrete being the lowest cost option. The City share for oversizing

Sanitary Sewer is \$32,883.00 to be funded out of Water/Sewer Capital and the remaining costs to be paid by the developer and assessments to the special benefit district.

Discussion was held about sewer line locations and access to them if development does happen on the north side of town.

At the March 12, 2015 Commission meeting, Commissioners will be requested to authorize the City Manager to enter into a contract with J Corp in the amount of \$399,453.20 for construction of street, water, and sanitary sewer improvements within the 46th Street Second Addition, Phase 2, with the City share of \$32,883.00 to be funded out of Water/Sewer Capital.

Comprehensive Financial Management Policy Review

Finance Director, Kim Rupp, reviewed the 13 categories of the Financial Management Policy, which were all in compliance.

Commissioner Phelps commented on Category V, Debt Management, where the City upgraded from AA- to AA in the rating from Poor's Rating Services. Phelps questioned how this will benefit the City.

Finance Director, Kim Rupp, discussed that rates would benefit when dealing with bonds.

Other Items for Discussion

Commissioner Phelps acknowledged Nick Budd from Eagle Communications is leaving Hays and thanked him for his work on the commission meetings

The work session was adjourned at 7:08 p.m.

Submitted by: _____

Jami Breit – Deputy City Clerk