

City of Hays
City Commission
Work Session Notes
March 15, 2007

Present: Wayne Billinger, Troy Hickman, Barbara Wasinger, Henry Schwaller IV,
John Bird, Randy Gustafson

Absent: Kent Steward

Wayfinding Signage Study

In May 2006 a contract was executed between the City and Guidance Pathway Systems, Inc. for professional services related to a Wayfinding Signage Study. A consultant has visited Hays several times and a General Committee and a Design Committee were established.

Richard Goldber, representing Guidance Pathway Systems, presented the results of the Study to the Commission. Mr. Goldber stated that the objective of the Study was to create a sign system that would reflect the identity of Hays and be user friendly in directing visitors to various areas throughout the City. The Kansas Department of Transportation (KDOT) has reviewed the sign structures to insure they are in compliance with KDOT regulations.

John Braun, Assistant Director of Public Works, reviewed the proposed placement of the signs. Guidance Pathway Systems is recommending that 107 signs be placed throughout the City. Of those signs, 42 are located in downtown Hays. The average cost per sign installed is \$3,500. The total cost for 107 sign structures is nearly \$375,000.

Commissioner Schwaller requested this item be placed on a future work session for more discussion. He is uncomfortable with the design and the financial costs.

Guide for Renters

The Commissioners reviewed a draft copy of the Guide for Renters, Landlords and Homeowners. Several suggestions were made; the Commission will review a revised draft document of the Guide at a future work session.

Terminal Apron Reconstruction Bids

The Commissioners will be requested to approve a bid from Smoky Hill, LLC, in the amount of \$454,871.35 for the Terminal Apron Reconstruction Project at the Hays Regional Airport at the March 22, 2007 Commission meeting. This Project is an FAA Airport Improvement Project, which means that the Federal Government will cover 95% of the cost and the City of Hays will pay 5% of the cost, which amounts to \$22,743.57.

Change of Sign Regulation General Standards (17.104.040)

Public Works staff requested that the City of Hays' adopted ordinance on sign regulations regarding the gross area of a sign be amended for clarification and ease of enforcement.

The Commissioners will be requested to approve an ordinance amending the regulation at a future City Commission meeting.

Engineering Services for Wastewater Treatment Plant Improvements

The Commissioners will be requested to authorize the City Manager to enter into an agreement with Bartlett and West Engineers for engineering services related to improvements at the Wastewater Treatment Plant at the March 22, 2007 Commission meeting.

SCADA Improvements to Wastewater Treatment Plant

The Commissioners will be requested to authorize the City Manager to enter into a contract with R. E. Pedrotti Company to purchase and install a

Security Control and Data Acquisition (SCADA) system at the Wastewater Treatment Plant at the March 22, 2007 Commission meeting.

Replacement of Filter Control Panels at the Water Plant

The Commissioners will be requested to authorize the City Manager to enter into an agreement with R. E. Pedrotti Company for services related to the filter control upgrade and SCADA improvements at the Water Treatment Plant at the March 22, 2007 Commission meeting.

GIS Specialist/Interlocal Agreement

The Commissioners will be requested to approve an Interlocal Agreement between the City of Hays and Ellis County to establish a position of Geographic Information Systems Specialist to serve both entities in providing Geographic Information Systems data. Action on this item will be taken at the March 22, 2007 Commission meeting.

Establishment of the Hays Area Planning Commission/Board of Zoning Appeals

City Attorney John Bird stated that the Ellis County Commission is still reviewing the Resolution/Ordinance regarding the establishment of the Hays Area Planning Commission/Board of Zoning Appeals.

Other Items for Discussion

City Manager Randy Gustafson requested that the 8th Street bridge deck replacement, at a cost of approximately \$10,000, be included in the 2007 Street Maintenance Program.

The Commissioners approved the request.

Executive Session

Henry Schwaller IV moved, Barbara Wasinger seconded, that the Governing Body recess to executive session at 6:37 p.m. for five minutes to

discuss a real estate issue at the R-9 Ranch. 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 City Commission, the City Manager, the Assistant City Manager, the Director of Finance, and the City Attorney.

Vote: Ayes: Wayne Billinger
Troy Hickman
Barbara Wasinger
Henry Schwaller IV

Chairperson Billinger called the work session back to order at 6:42 p.m. He stated no action was taken during executive session.

The work session was adjourned.

Submitted by: _____

City Clerk