

City of Hays  
City Commission  
Work Session Notes  
June 19, 2014

Present: Henry Schwaller IV, Eber Phelps, Shaun Musil, Ron Mellick, Carol Park, Toby Dougherty

Absent: Kent Steward

**June 5, 2014 Work Session Notes**

There were no corrections or additions to the minutes of the work session held on June 5, 2014; the minutes stand approved as presented.

**Fireworks for 2014**

From City staff's perspective, the recent rains have mitigated the potential of fire hazard for now. At this time, we don't know whether conditions will remain the same or revert back to dry conditions before the 4th of July holiday. City staff held discussion on the matter and feels that the best course of action is to keep the prohibition on the sale and use of fireworks in place for the 2014 season. This recommendation is based on the experience of the past two years where fireworks were not allowed.

Dan Thyfault and Roy Herman representing Taz Fireworks addressed the Commissioners and stated the recent rain has improved the dry conditions and would like to see fireworks allowed.

Commissioner Phelps stated that Ellis County and the City of Ellis and Victoria have banned fireworks, and enforcement becomes an issue if we are not consistent. He stated fireworks users might misunderstand the reach of the city limits and shoot fireworks in Ellis County where they are banned.

Commissioner Musil stated it isn't going to get any greener this time of year and if we make the decision on dryness, fireworks should be allowed.

Dustin Schlaefli addressed the Commissioners as a citizen and feels shooting fireworks is a great way to celebrate our country's independence. He stated it is apparent that the fire risk is lessened due to the rain and would like to see the ban lifted.

Chairperson Schwaller and Commissioner Mellick were not in favor of repealing the ban.

The Commissioners will not pursue a repeal of the fireworks ban.

### **Commercial Insurance Renewal – 2014/2015**

The City's Commercial Insurance Policy with BRIT Insurance will expire on July 1, 2014. Arthur J. Gallagher provides for critical insurance oversight for the City as the Insurance Broker. Requested quotes to various companies by Arthur J. Gallagher resulted in a responsive and responsible bid from our current carrier in the amount of \$191,699. The outcome of Gallagher's negotiation translates into a decrease in premium for the property and liability package of - 2.5%. Additionally, alternative markets have been recommended for the Crime and Equipment Breakdown coverages furthering the premium decrease to \$189,663 or -3.5% if these options are selected.

At the June 26, 2014 Commission meeting, the Commissioners will be requested to authorize the City Manager to renew the 2014/2015 Commercial Insurance Policy with BRIT Insurance for the coverage presented and accept Gallagher's recommendation to place the Crime and Equipment Breakdown coverages separately with Hanover and Hartford, respectively, with an annual premium total amount not to exceed \$189,663 to be funded from the Intergovernmental Insurance and Surety line item.

### **Water Supply Update**

Utilities Director Bernie Kitten updated the Commissioners on the effects of the recent rains on the Smoky Hill River and Big Creek wells.

### **Proposals for Replacement of Water Plant Boiler**

Proposals were received for replacement of the hot water boiler at the water treatment plant. After reviewing proposals with respect to equipment efficiency, warranty, control systems, costs, references for similar boilers, and the amount of space to be gained through the installation, staff recommends award of a contract to Shubert Heating & Air, Inc. in the amount of \$37,700 for the installation of two HTP Elite boilers and an add alternate of the replacement of two existing gate valves.

The existing boiler dates to 1978 and no longer has available replacement parts. It is near the end of its useful life.

At the June 26, 2014 Commission meeting, the Commissioners will be requested to approve authorizing the City Manager to award a contract in the amount of \$37,700 to Shubert Heating & Air.

### **Hays Regional Airport Terminal Construction Remodel – FAA Grant Agreement**

On May 22, 2014, the City Commission approved the bid from Paul-Wertenberger Construction for Airport Terminal construction/remodel contingent on receipt of a Federal Aviation Administration (FAA) match grant. The FAA Regional Office has authorized a grant for the Airport in the total amount for construction and construction engineering of \$1,385,185 with FAA paying \$918,783 and the City share of \$466,402.

Staff recommends accepting the grant offer from FAA with City match as: \$203,407 from the Airport Improvement Fund; \$60,800 from the 2014 Airport Operating Budget; and, \$202,195 from the Capital Projects Fund, and direct the City Manager to enter into agreement with Paul-Wertenberger Construction for the base bid plus alternates #1 and #8 totaling \$1,220,185.

At the June 26, 2014 Commission meeting, the Commissioners will be requested to authorize the City Manager to enter the agreement with FAA for the grant funding of \$920,133 of the costs for the construction and construction engineering of the terminal improvements with city match of \$203,557 from the

Airport Improvement Fund; \$60,800 from the 2014 Airport Operating Budget; and, \$202,195 from the Capital Projects Fund.

### **Hays Regional Airport Terminal Construction Remodel – Construction Engineering Agreement**

The FAA has awarded a grant to renovate the Airport Terminal Building. Inspection and observation of the construction needs to be accomplished according to FAA guidelines to satisfy the terms of the grant funding and to assure proper adherence to the plans and quality construction. The City's Airport Engineering Consultant, Burns and McDonnell, has presented a scope of services and fee to accomplish the required construction oversight and project documentation. The cost for said services is \$165,000 and included in the funding scenario covered under the FAA Grant for Terminal Renovation Project.

At the June 26, 2014 Commission meeting the Commissioners will be asked to approve the work authorization from Burns and McDonnell in the amount of \$165,000.

### **Addendum to the SEIU Local 513 Contract**

The City of Hays and the SEIU Local 513 have an agreement for fiscal year 2015 Wages, and Administration of the Pay Plan. The agreement states the City will provide members of the SEIU bargaining unit with a one-time 2% bonus, paid bi-weekly beginning with the first payroll in 2015 and ending with the last payroll in 2015. The City will continue the current pay ranges.

Commissioners will be requested to authorize the Mayor, City Manager, Directors of Parks, Public Works and Utilities to sign the 2015 Addendum to the 2013 thru 2015 Union Contract at the June 26, 2014 Commission meeting.

### **Other Items for Discussion**

Commissioner Mellick commented that the Fly-In at the Hays Regional Airport on Saturday June 7, 2014 was well attended and thanked the group that

put it together with a special thanks to Shelley Bryant, Administrative Assistant for Public Works on a job well done.

Commissioner Musil would like additional discussion on the sale and use of fireworks and requested this item be placed on a future work session.

Commissioner Phelps commented that the Chamber Chat is at the Hays Regional Airport June 20, 2014 at 9:00 a.m. and the Gallery Walk is tomorrow evening June 20<sup>th</sup>, as well.

The work session was adjourned at 7:17 p.m.

Submitted by: \_\_\_\_\_

Brenda Kitchen – City Clerk