

MINUTES OF A MEETING
OF THE GOVERNING BODY OF
THE CITY OF HAYS, KANSAS
HELD ON NOVEMBER 14, 2013

1. CALL TO ORDER BY CHAIRMAN: The Governing Body of the City of Hays, Kansas met in regular session on Thursday, November 14, 2013 at 6:30 p.m.

Roll Call: Present: Kent Steward
Henry Schwaller IV
Eber Phelps
Shaun Musil
Ron Mellick

Chairperson Steward 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 October 24, 2013; the minutes stand approved as presented.

3. CITIZEN COMMENTS: There were no comments.

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

NEW BUSINESS

5. AMENDMENT TO CITY ORDINANCE REGARDING WATER TAP FEES:

Henry Schwaller IV moved to table this item to the next work session on November 21, 2013 to allow time to talk about policy options for this suggested increase.

Vote: Ayes: Henry Schwaller IV

No: Kent Steward
Eber Phelps
Shaun Musil
Ron Mellick

Current fees to tap water mains and install water meters, which were adopted in the mid 90's, do not reflect present costs of labor or materials. This service is generally assessed during new construction or lawn meter requests.

A proposed increase for water tap fees would charge; for example, \$1,500 for installing a standard 5/8" tap and water meter, an increase from the current fee of \$440.

Ron Mellick moved, Eber Phelps seconded, to approve Ordinance No. 3875, an ordinance amending Sec. 65-219, Tap-in fees, to increase fees to represent the actual costs to tap water mains and install water meters.

Commissioner Mellick is concerned that tap fees are the same for both residential and commercial properties and would like to consider discounting water tap fees for affordable housing. He suggested reducing the tap fee \$250.00 from the actual cost of the tap. This would only apply to single dwelling and new construction homes less than \$175,000; all other tap fees would be at the actual cost.

Commissioner Schwaller would like to look at different pricing models, particularly for low-income or first time home owners.

Commissioner Steward stated that this is a utility and the way utilities work is that they are not supported with tax dollars, they are supported with fees. The fees are assessed to people according to how they use that utility.

Vote: Ayes: Kent Steward

Eber Phelps

Shaun Musil

Ron Mellick

No: Henry Schwaller IV

6. AMENDMENT TO CITY ORDINANCE REGARDING WATER FEES:

Currently City staff sells water meters separately through the Planning Inspection Enforcement Department to contractors. Staff requests approval of the revised ordinance to solidify the ability to charge water meters at the City's cost.

Shaun Musil moved, Eber Phelps seconded, to approve Ordinance No. 3876, which amends City code Sec. 65-187 regarding ownership of meters and maintenance.

Vote: Ayes: Kent Steward
Henry Schwaller IV
Eber Phelps
Shaun Musil
Ron Mellick

7. AMENDMENT TO CITY ORDINANCE REGARDING FEES FOR DOGS AND CATS IMPOUNDED BY THE HAYS POLICE DEPARTMENT:

The City of Hays currently has an agreement with the Humane Society of the High Plains for their shelter to provide boarding and care for animals impounded by the Hays Police Department. The City of Hays is being charged a \$15.00 impound fee as well as the \$10 /night boarding fee for a total of \$25.00 a night per animal. As per City of Hays ordinance, the Hays Police Department can only charge the pet owner \$20 per animal for impounding. If the owner comes the next day to claim the dog or cat, the City of Hays is losing \$5.00 per animal.

Henry Schwaller IV moved, Ron Mellick seconded, to approve Ordinance No. 3877, an ordinance amending Sec.5-88 (b), to allow the City of Hays to adjust the fees to cover the boarding costs for animals impounded by the Hays Police Department.

Vote: Ayes: Kent Steward
Henry Schwaller IV
Eber Phelps
Shaun Musil
Ron Mellick

8. FORT HAYS MUNICIPAL GOLF COURSE TOURNAMENT FEE INCREASE:

The Fort Hays Municipal Golf Course Advisory Board has recommended a fee increase for all golf tournaments due to the ever increasing costs for preparation and oversight by golf course maintenance personnel and course

marshals. Additionally, the City of Hays appears to have fallen behind most other courses in tournament fee requirements.

Discussion was held and it was suggested the Golf Course Advisory Board reevaluate the entire tournament policy and come back with an easier, more understandable policy.

9. FORT HAYS MUNICIPAL GOLF COURSE JUNIOR GOLF FEES: The Fort Hays Municipal Golf Course has never offered a fee to encourage younger individuals to play golf at the course. Adding a Junior Golf greens fee will make the course more affordable for those seventeen years old and under which should increase play on the course and perhaps add future membership/greens fees for the course.

It was suggested to send both items back to the advisory board to review the greens fees, the tournament fees, and the Junior Golf greens fees and bring back a proposal.

10. REPORT OF THE CITY MANAGER: The City Manager had no additional items to report.

11. COMMISSION INQUIRIES AND COMMENTS: Commissioner Phelps offered his condolences to the family of Leo Wellbrock who was a long time City employee. He was a great source of information and a very dedicated City employee.

12. EXECUTIVE SESSION: Ron Mellick moved, Henry Schwaller IV seconded, that the Governing Body recess to executive session at 7:26 p.m. for 30 minutes to discuss attorney-client privileged communications. The executive session included the City Commissioners, the City Manager, the Assistant City Manager, City Attorney, and the Public Works Director. K. S. A. 75-4319 authorizes the use of executive session to discuss the topics stated in the motion.

Vote: Ayes: Kent Steward
Henry Schwaller IV
Eber Phelps
Shaun Musil
Ron Mellick

Chairperson Steward called the meeting back to order at 7:56 p.m. No action was taken during executive session.

Ron Mellick moved, Henry Schwaller IV seconded, that the Governing Body recess to a second executive session at 7:57 p.m. for 10 minutes to discuss attorney-client privileged communications. The executive session included the City Commissioners, the City Manager, the Assistant City Manager, City Attorney, and the Public Works Director. K. S. A. 75-4319 authorizes the use of executive session to discuss the topics stated in the motion.

Vote: Ayes: Kent Steward
Henry Schwaller IV
Eber Phelps
Shaun Musil
Ron Mellick

No action was taken during executive session.

The meeting was adjourned at 8:07 p.m.

Submitted by: _____

Brenda Kitchen – City Clerk