

MINUTES OF A MEETING
OF THE GOVERNING BODY OF
THE CITY OF HAYS, KANSAS
HELD ON AUGUST 24, 1995

1. CALL TO ORDER BY CHAIRMAN: The Governing Body of the City of Hays, Kansas, met in regular session Thursday, August 24, 1995, at 7:30 p.m.

Roll Call: Present: Sharon Leikam
Daniel Rupp
Eber Phelps
Jayne Clarke
Errol Wuertz

Mayor Leikam declared that a quorum was present and called the meeting to order.

2. MINUTES: Eber Phelps moved, Daniel Rupp seconded, that the minutes of the August 10, 1995, regular session, be approved.

Vote: Ayes: Sharon Leikam
Daniel Rupp
Eber Phelps
Jayne Clarke
Errol Wuertz

3. FINANCIAL STATEMENT: Daniel Rupp moved, Errol Wuertz seconded, that the Financial Statement for July, 1995, be approved.

Vote: Ayes: Sharon Leikam
Daniel Rupp
Eber Phelps
Jayne Clarke
Errol Wuertz

4. CITIZEN COMMENT: Lynette Schmeidler, Fort Hays State University Student Body President, was present to explain a new program at FHSU called "The Ride". This program provided rides from local bars and restaurants for FHSU students who are too impaired to drive. She said the purpose of the program is to

promote safe driving, not bar hopping. The Commission felt the program was very worthwhile, and commended the FHSU Student Governing Body for their efforts in initiating this program.

Bruce Basye, representing the High Plains Baptist Church School, was present and requested that the area around the school be a designated school zone.

Assistant City Manager Bartlett said this request has been discussed by the Traffic Advisory Board, and has not been formally denied. One of the concerns is the number of students attending the school. Some day-care centers may possibly have the same number of children attending, and do not have a school zone designation.

City Manager Zacharias pointed out that part of the area is in the County. The issue is still being studied by the Traffic Advisory Committee.

5. COMMISSION INFORMATIONAL MEMORANDUM: Mayor Leikam thanked Jean Ross, Strategic Plan Advisory Committee member, and Bob Wichaël, Human Resource Committee member, for their dedicated service. Both Ms. Ross and Reverend Wichaël have resigned from those committees.

6. CONSENT ITEMS: There were no consent items to be approved.

Mayor Leikam presented Leo Wellbrock with a plaque in honor of his upcoming retirement after 42 years of employment with the City. Mayor Leikam said Leo will be truly missed.

The Commissions commended Leo for his dedication and conscientious service. Leo's wife, Kay and several family members were in attendance.

7. BUDGET HEARING: Mayor Leikam opened a public hearing regarding the 1996 Budget. Out of fairness to all citizens, she asked each person to limit their comments to five minutes.

Ron Hubbs, 3307 Thunderbird Drive, said the Budget was not prepared in five minutes, and he did not see how it could be analyzed in five minutes. Mr. Hubbs' desire was to review the budget line-by-line focusing mainly on travel and training, car allowance, salaries, and overtime. Mr. Hubbs went beyond his allotted time, and continued to speak even after the Mayor told

him he was out of time, and out of order. He stated that the Commission was trying to "slam dunk" this Budget.

City Manager Zacharias made some general statements to address the concerns of Mr. Hubbs. He pointed out that City staff and the City Commission spent two evenings reviewing the budget line items.

Commissioner Rupp noted that not all of the dollars budgeted in 1996 will be spent. A minimum of one million dollars will be carried over into the next year. This carry-over is prudent budgeting; without it, there is danger of having to issue no fund warrants. Lack of carry-over also leads to a greater mill levy increase the following year.

Mr. Hubbs was not satisfied with the response given by City staff and the Commission. Mayor Leikam pointed out that Mr. Hubbs has not even paid his 1994 property tax bill. She thanked him for his comments.

Jayne Clarke moved, Errol Wuertz seconded, that the 1996 Budget hearing be closed.

City Manager Zacharias said he would be willing to spend additional time with Mr. Hubbs to address any further questions he may have.

8. BUDGET ADOPTION: Errol Wuertz moved, Daniel Rupp seconded, that Ordinance No. 3348, being an ordinance approving, adopting and appropriating by fund the Budget of the City of Hays, Kansas, for the year beginning January 1, 1996, be approved.

Vote: Ayes: Sharon Leikam
Daniel Rupp
Eber Phelps
Jayne Clarke
Errol Wuertz

9. RISK MANAGEMENT RESERVE FUND RESOLUTION: City Manager Zacharias said this resolution allows for the transfer of unexpended dollars budgeted for health insurance into a reserve fund. These dollars would be used to pay the cost of additional health insurance premiums. This transfer will be made until a comfort level is reach. At that point, the amount budgeted

annually for health insurance would be reduced.

Eber Phelps moved, Daniel Rupp seconded, that Resolution No. 182, being a resolution creating a Risk Management Reserve Fund under K.S.A. 12-2615, for the purpose of reimbursing the City of Hays, Kansas, for insurable losses not otherwise insured.

Vote: Ayes: Sharon Leikam
Daniel Rupp
Eber Phelps
Jayne Clarke
Errol Wuertz

10. ASSISTANCE FOR RANS INCORPORATED: City Manager Zacharias said the City has received a letter from Randy Schlitter, owner of Rans Corporation for financial assistance to extend a sewer line to accommodate expansion of his business located along the U.S. 183 Alternate. The estimate cost of the sewer line extension is \$31,000. Mr. Schlitter also requested assistance in relocating the ARFF (Fire Station) facility proposed at the Airport to help his proposed expansion at the Airport. Mr. Schlitter was present to further explain his request.

City Manager Zacharias said the City Development Policy indicates that placement of sewer collector lines are the responsibility of the developer, but may be specially assessed at the developer's request. The property in question is currently not annexed into the City.

Given the level of community interest regarding the expansion of this particular business, along with the prospect of adding significant employment to the community, financial assistance for the sewer line may be appropriate. Funds have not been set aside in the 1995 Budget for the expansion. However, funds may be available from the Water and Sewer Reserve Account, should the Commission desire to exempt RANS Corporation from the existing Development Policy. He suggested that the sewer line be extended, only if the property is annexed into the City.

Rans Corporation has also requested some modifications to

the existing plans regarding the ARFF facility at the Airport to accomodate ramp exposure to RANS Corporation. This project has been approved by the FAA and is in the final stages of plan development for bidding this fall.

City staff feels other accommodations can be made to allow for ramp exposure without jeopardizing the funding of ARFF facility. The City Manager asked for authorization to continue discussions with Mr. Schlitter regarding the ramp exposure and reach an agreement that is acceptable to both the City and Rans Corporation.

Daniel Rupp moved, Errol Wuertz seconded, that \$31,000 be set aside for a sewer line extension to Rans Corporation, with the proviso that the property be annexed into the City limits, and authorized the City Manager to approach the County Commission regarding financial assistance for the sewer line, and further authorized the City Manager continue discussion and establish a mutual agreement between the City and Rans regarding ramp exposure.

Vote: Ayes: Sharon Leikam
Daniel Rupp
Eber Phelps
Jayne Clarke
Errol Wuertz

11. GENERATOR BIDS: City Manager Zacharias said funds for this item are available in the 1995 Budget. This generator would provide continuous power to the Wastewater Treatment Plant in the event of a power outage. He noted that specifications for the generator were drawn up by Wastewater Plant Superintendent Steve Leiker with assistance from Midwest Energy, thus avoiding an estimated \$10,000 for engineering costs.

Bids for the generator were received as follows:

Central Detroit Diesel Wichita, Kansas	\$102,183
Comet Industries, Inc. Kansas City, Missouri	\$104,272
Foley Tractor Company	\$105,595

Wichita, Kansas

Bids for the generator wiring and hookup were received as follows:

Don's Electric and Rewind, Inc.	\$19,600
Hays, Kansas	
R & A Electric	\$22,160
Hays, Kansas	
Rohleder Electric Company, Inc.	\$21,050
Hays, Kansas	

Eber Phelps moved, Daniel Rupp seconded, that the low bid from Central Detroit Diesel, totaling \$102,183, for the purchase of an emergency generator, be accepted; and the low bid from Don's Electric and Rewind, totaling \$19,600, for the wiring and hook up of the emergency generator, be accepted.

Vote: Ayes: Sharon Leikam
Daniel Rupp
Eber Phelps
Jayne Clarke
Errol Wuertz

12. HALL STREET STRIPING: City Manager Zacharias said Commissioner Wuertz has ask that the striping of Hall Street from 27th Street to 41st Street as a four-lane street be reconsidered. The issue was reviewed by the Traffic Advisory Board and reviewed by the City Commission in June of 1993. The Traffic Advisory Committee and City staff's recommendation at that time was to designate the street as four-lane by striping. The issue drew a great amount of opposition from property owners along Hall Street. The City Commission denied the request, and the street remained unmarked.

Commissioner Wuertz pointed out that the development of 41st Street Plaza Addition will create 29 more homes; this could add an estimated 50 more cars to the current traffic flow.

The Hays Police Department records indicate that 21 non-intersection accidents have occurred since 1988.

Rich Wunder, 3103 Hall, spoke in protest of the four-lane designation, stating he did not feel the striping would reduce the number of accidents.

David Coen, 506 West 40th, said he just wanted the street marked either two-lane or four-lane. His personal preference would be to have traffic move slower through that area and marked as two-lane.

Commissioner Clarke said she felt at some point the street will need to be striped four-lane just to handle traffic.

Commissioner Wuertz said at this time, there appears to be one proponent for and one proponent against. Until a majority comes forth in favor of four-lane, he would be willing to leave as is. No action was taken.

13. ADD-ON ITEMS: City Manager Zacharias announced that Elden Hammerschmidt has been appointed as Public Works Director effective September 1, 1995 to replace retiring Leo Wellbrock.

City Manager Zacharias said the City has been notified that the Americorp Project for cleaning up Big Creek has been funded. The project should begin shortly.

Commissioner Clarke wanted to clarify whether or not aerosol cans are recyclable if they have been punctured. She considered that to be dangerous. Assistant Public Works Director Elden Hammerschmidt said there appears to be some misinformation concerning aerosol cans. Aerosol cans should not be punctured, and should not be included in with the recyclables.

Commissioner Leikam asked City staff to address the danger of the flood drainage pipe at Lincoln Draw. City Manager Zacharias said placing a screen or bars across the pipe would impede the water flow, and would not meet FEMA regulations. City staff will consult with the City Attorney regarding wordage of a sign warning of the danger. Flood waters in general are very dangerous, and children should be made aware of that fact.

Mayor Leikam said she hoped the incident with Ron Hubbs does not discourage citizens from attending Commission meetings and voicing their concerns. If Mr. Hubbs had reviewed the

entire budget, he would have found an explanation to many of his concerns.

Thereupon the Governing Body adjourned.

Clerk of the Board