

MINUTES OF A MEETING OF
THE GOVERNING BODY OF
THE CITY OF HAYS, KANSAS
HELD ON NOVEMBER 24, 1998

1. CALL TO ORDER BY CHAIRMAN: The Governing Body of the City of Hays, Kansas met in regular session, Tuesday, November 24, 1998, at 7:30 p.m.

Roll Call: Present: Wayne Billinger
Troy Hickman
Howard Rome
Sharon Leikam
Jayne Clarke

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

2. MINUTES: Sharon Leikam moved, Howard Rome seconded, that the minutes of the November 12, 1998, regular session, be approved.

Vote: Ayes: Wayne Billinger
Troy Hickman
Howard Rome
Sharon Leikam
Jayne Clarke

3. FINANCIAL STATEMENT: Jayne Clarke moved, Troy Hickman seconded, that the Financial Statement for October, 1998, be approved.

Vote: Ayes: Wayne Billinger
Troy Hickman
Howard Rome
Sharon Leikam
Jayne Clarke

4. CITIZEN COMMENTS: There were no comments.

5. COMMISSION INFORMATIONAL MEMORANDUM: City Manager Zacharias noted that the City has applied for a \$1,000,000 Grant from the Federal Highway Transportation Fund for corridor management. This Grant requires no matching City funds.

6. CONSENT ITEMS: There were no consent items for consideration.

7. YEAR 2000 COMPUTER ISSUES: A video addressing Year 2000 computer issues was shown. City Manager Zacharias assured the Commission that the City staff is preparing for the Year 2000. Each City department is required to have a plan in place by the end of this year prioritizing the critical areas, and develop a contingency plan should any system fail. The City has backup generators should the power fail.

Information Systems Coordinator Ken Kuhn said the City computer hardware and any newly purchased software are Y2k compliant. Some older System 36 software used for the AS400 will need to be upgraded to be compliant or replaced. The options available are : 1) rewrite all present code that is date affected to Y2k complaint standards for a cost of \$13,634, 2) convert all the System 36 programming code to the newer AS400 programming language and replace the package with the KomTech Accounting package for a total cost of \$62,572, 3) Convert all the System 36 programming code to the necessary format required by a Windows Accounting package and replace the present accounting package with a Windows based package for total cost of \$69,624.

After researching each option, Option 1 is recommended, since the other two options are very expensive and there is not sufficient time to research those options. City staff feels the price of the KomTech Accounting Package, and the Windows based package will be reduced after the year 2000. Also, any inherent problems in the new accounting packages due to the Y2k issue will undoubtedly be discovered and resolved soon after January 1, 2000.

Troy Hickman moved, Howard Rome seconded, that an agreement with Municipal Software Incorporated to update the City's accounting software to be Y2k compliant for a total cost of \$13,634, be approved.

Vote: Ayes: Wayne Billinger
Troy Hickman
Howard Rome
Sharon Leikam
Jayne Clarke

8. SLURRY SEAL/OVERLAY ENGINEERING: An Engineering Contract with Bucher, Willis, and Ratliff for slurry seal and micro-surface improvements on 13th Street from Milner to Harvest Road was presented. An alternate project will include portions of Allen Street, 22nd Street, 33rd Street, Willow Street, Oak Street, Elm Street, 3rd Street and the west Vine Street Frontage Road was presented . Also, an Engineering Contract for improvements to 8th Street from Oak to Milner and Allen Street from 8th Street to 9th Street. Alternate No. 1 will include 8th Street from Elm to Fort Street and Indian Trail and Barclay Drive both from 27th Street to 27th Street Terrance was presented. Alternate No. 2 will be for 8th Street from Fort Street to Oak Street and will consist of repairing the portions of the existing brick pavement identified in the field check. Assistant Public Works Director Brenda Cary and Public Works Superintendent Don Larson were present to address the contracts.

Ms. Cary said a total of \$462,000 has been included in the 1999 Budget to be used for slurry seal projects. Public Works staff used the Roadway Management System (RMS) to identify streets to be included in the 1999 street maintenance projects. The RMS identified the arterial and collector streets needing repair the most to be 13th Street, Hall Street, Vine Street as well as portions of 8th Street.

Troy Hickman moved, Jayne Clarke seconded, that an Engineer Agreement totaling \$36,900.00, with Bucher, Willis & Ratliff for engineering services associated with the base bid of the slurry seal on 13th Street, be approved.

Vote: Ayes: Wayne Billinger
Troy Hickman
Howard Rome
Sharon Leikam
Jayne Clarke

A lengthy discussion took place in regard to improvements to 8th Street. The City has a policy that was adopted on November 22, 1977, which states that when any repair or resurfacing work is done, bricks must be reinstalled in order to maintain a continuous brick surface. The City Commission made an exception to this policy in 1990 by not replacing brick in front of City Hall (Main Street from 15th to 17th Streets). Concrete was used to reconstruct this portion of Main Street.

City staff is recommending that the brick remain in its natural state on 8th Street between Oak and Fort Streets. Asphalt overlay is recommended from Oak to Milner, and Fort to Elm. This recommendation is based on cost. The cost to replace 8th Street with clay bricks is estimated to be \$1,419,000. A 1 1/2 inch overlay is estimated to cost \$128,000.

It was the consensus of the Commission to postpone a decision regarding 8th Street until the next meeting to allow more time to study the issue and receive public input.

9. TAP FEES ORDINANCE: City Manager Zacharias said the existing water tap fees were established in August of 1982. A tap fee increase was included in the 1999 Budget as follows:

	1998 Fees	1999 Fees
5/8" meter	\$270	\$440
3/4" meter	\$290	\$460
1" meter	\$355	\$540
1 1/2" meter	\$730	\$1,020
2" meter	\$1,180	\$1,790

Mayor Billinger said the increases are substantial; he questioned whether it would be better to stagger this rate increase over two years. Public Works Director Hammerschmidt felt the increase was way over due, and didn't feel the increase would stop anyone from building.

Jayne Clarke moved, Howard Rome seconded, that Ordinance No. 3458, being an Ordinance amending Sec. 28-128 of Article IV, Chapter 28, of the Code of Ordinances of the City of Hays, Kansas, as amended by Ordinance No. 2918, as passed on August 26, 1982, and as published on September 9, 1982, by increasing the connecting fees of consumers to the Municipal Water System, be approved.

Vote: Ayes: Wayne Billinger
Troy Hickman
Howard Rome
Sharon Leikam
Jayne Clarke

10. AMEND WATER CONSERVATION RESTRICTIONS ORDINANCE: City Manager Zacharias explained that the present Water Conservation Ordinance states that water violations are cumulative and not affected by passage of time or conclusion of the calendar year. City staff recommends that water violations be deleted from a water customers' record at the end of two years. The Commission directed City staff to prepare an ordinance to that effect for approval at the next meeting.

11. TEMPORARY NOTES: Bids were received from the following for the purchase of a \$540,000 General Obligation Temporary Note, Series 1998-A to finance water, sewer, storm sewer and street improvements made within Tallgrass Addition and engineering services for West 27th Street Reconstruction Project.

The result of that bid opening is as follows:

Commerce Bank	3.510%
Kansas City, MO	
Country Club Bank	3.5104%
Kansas City, MO	
First Tennessee Capital Market	3.7436%
Overland Park, Kansas	
United Missouri Bank	3.678%
Kansas City, MO.	

City Manager Zacharias noted that a Resolution authorizing the 27th Street Project is necessary, before a bid can be accepted.

Jayne Clarke moved, Troy Hickman seconded that Resolution No. 297, being a Resolution initiating proceedings by the Governing Body for improvements of a portion of 27th Street in the City of Hays, Kansas, be approved.

Vote: Ayes: Wayne Billinger
Troy Hickman
Howard Rome
Sharon Leikam
Jayne Clarke

Jayne Clarke moved, Sharon Leikam seconded that the bid from Commerce Bank, Kansas City, Missouri, at an interest rate of 3.5100% for the purchase of \$540,000 General Obligation Temporary Notes, Series 1998-A, be accepted, and Resolution No, 298 authorizing the issuance and delivery of \$540,000 principal amount of General Obligation Municipal Temporary Notes (street and utilities improvements project), Series 1998-A, of the City of Hays, Kansas for the purpose of temporarily financing the cost of certain street and utilities improvements of the City; and prescribing the terms and details of said notes, be approved.

Vote: Ayes: Wayne Billinger
Troy Hickman
Howard Rome
Sharon Leikam
Jayne Clarke

The result of the bid opening for the issuance of \$100,000 General Obligation Municipal Temporary Notes is as follows:

Country Club Bank	5.3809%
Kansas City, MO	
United Missouri Bank	5.4656%
Kansas City, MO	

Sharon Leikam moved, Troy Hickman seconded, that the bid from Country Club Bank, Kansas City, Missouri at an interest rate of 5.3809% for the purchase of a \$100,000 Airport General Obligation Bonds, Series 1998-B, Temporary Note, be accepted, and Resolution No. 299 authorizing the issuance and delivery of \$100,000 principal amount of General Obligation Municipal Temporary Notes (airport improvements) Series 1997-B of the City of Hays Kansas, for the purpose of temporarily financing the cost of certain improvements to the Municipal Airport, be approved.

Vote: Ayes: Wayne Billinger
Troy Hickman
Howard Rome
Sharon Leikam
Jayne Clarke

12. LEGISLATIVE POLICY STATEMENT: City Manager Zacharias presented the 1999 State Legislative Policy Statement for consideration which addresses Home Rule, state mandates and revenue sources, public safety, community and economic development, and environmental quality.

Howard Rome moved, Troy Hickman seconded, that the Legislative Policy Statement as presented, be approved with the stipulation that item 8-B, be changed to T-2I Program instead of ISTEA Program.

13. EXECUTIVE SESSION: Jayne Clark moved, Howard Rome seconded that the Commission recess to executive session for the purpose of discussing litigation for a period of ten minutes. The executive session will include the City Commission, the City Manager, the Assistant City Manager and the City Attorney.

Vote: Ayes: Wayne Billinger
Troy Hickman
Howard Rome
Sharon Leikam
Jayne Clarke

Mayor Billinger called the meeting back to order within the allotted time and stated that pending litigation was discussed during the executive session, and no action is necessary.

14. ADD-ON ITEMS: Commissioner Hickman thanked all the citizens who attended the meeting in regard to the 32nd/33rd Street issue. He assured the citizens that their input regarding a solution to the 32nd/33rd problem does count, and thus far no decision has been made.

Thereupon the Governing Body adjourned.

Submitted By: _____