

**CITY OF LOUISBURG, KANSAS  
MINUTES OF REGULAR MEETING  
JANUARY 17, 2017**

The Council of the City of Louisburg, Kansas met at 6:30 p.m. in regular session in the City Hall Council Chambers. Mayor Marty Southard presiding. Councilmember Dave Maddax was absent.

Council Members Steve Town, Kalee Smith, Bill Smith, Carol Aust  
City Administrator Nathan Law  
City Clerk Traci Storey  
City Attorney Kelly Stohs  
Police Chief Tim Bauer  
Planning & Zoning Assistant Jean Carder  
Visitors Thorvald McKiernan

**PLEDGE OF ALLEGIANCE**

Councilmember Steve Town led the pledge of allegiance.

**APPROVAL OF CONSENT AGENDA**

Councilmember Carol Aust moved, seconded by Councilmember Steve Town and carried 3-0, (Mayor Southard voted yes) to approve the minutes from the January 3, 2017, City Council Regular Meeting.

Councilmember Steve Town moved, seconded by Councilmember Carol Aust and carried 4-0, to approve the minutes from the Special Council Meeting held January 9, 2017.

Councilmember Steve Town moved, seconded by Councilmember Carol Aust and carried 4-0, to adopt the consent agenda to include adoption of the agenda, and approval of the bills list.

**VISITORS**

None

**PUBLIC COMMENTS**

Thorvald McKiernan who is on the Planning Commission and was part of the Downtown Committee told the Council he would like to see Broadway converted to one-way. A one-way street would eliminate the left-hand turns onto Amity St. and would be safer for drivers. It would also allow for more parking and handicap parking would be accessible on both sides of Broadway as part of the street reconstruction. McKiernan understands that the survey went out and people picked having a two-way street, but he thinks residents were not aware that it is taking away parking and handicap accessibility on one side. McKiernan stated if it started one-way and at some point in the future the Council wanted to go back to a two-way street, it could easily be done. The Council thanked McKiernan for attending the meeting and members said he made some very valid points.

### **DEPARTMENT REPORTS**

None

### **CITY ATTORNEY'S REPORT**

None

### **COUNCIL REPORTS**

None

### **MAYOR'S REPORT**

**Direction of Broadway:** Mayor Marty Southard asked the Council which direction they would like Broadway to go. Councilmember Smith asked what did the business owners want. Administrator Nathan Law said 37 wanted 2-way and 13 wanted one-way. The mail survey that went out to residents had 443 votes for 2-way and 93 votes for 1-way. Mayor Southard said he was in favor of having handicap accessibility on both sides of the street. Councilmembers had discussion. Councilmember Bill Smith moved, seconded by Councilmember Kalee Smith to make Broadway a 2-way street. Councilmember Carol Aust and Councilmember Steve Town voted no. Mayor Southard voted for the two-way to break the tie.

**Construction Company for Downtown Project:** Mayor Southard asked the Council what their thoughts were from the presentations that were given for the Downtown Project. Councilmember Bill Smith said he felt like G-B Construction had the most points from the survey Councilmembers had filled out. The bid came

in lower, and they plan to use local contractors and work force, he said. Councilmembers Carol Aust and Kalee Smith felt like Freeman Concrete Construction was the better of the three. Concrete will last longer, at least 20-30 years, which in the long run is cheaper than an asphalt road, it looks much nicer and is not as hot as an asphalt street. Councilmembers had discussion. Councilmember Bill Smith stated G-B Construction gives us more bang for our buck. Councilmember Aust loves the concrete idea for the street and feels Freeman has better ideas in their proposal. Councilmember Steve Town asked if Broadway could be constructed using concrete as proposed by the competing Lenexa group. Representative of G-B/RIC team said the use of concrete instead of asphalt could be an option for the project if that is what the council desired. Councilmember Bill Smith moved, seconded by Councilmember Steve Town to award the contract to the G-B Construction team. Councilmembers Carol Aust and Kalee Smith voted no. Mayor Southard cast the deciding vote to go with G-B Construction and Renaissance Infrastructure Consulting. Mayor Southard said we had three quality bids and it was a hard decision.

### **ADMINISTRATOR'S REPORT**

**LHS Band to Rose Bowl:** City Administrator Nathan Law said the LHS Band would be performing in the 2018 Rose Bowl Parade, an opportunity that is once-in-a-lifetime. Councilmember Carol Aust had asked at a previous meeting how the City can help the band. Financial assistance is not the only way to support such a venture, the City has available the new newsletter, the City announcement board, City website, etc. that could be utilized to help get the word out. Councilmember Steve Town said Band Director John Cisetti would be happy to come to a Council meeting and make a presentation once the band committee gets more information from the Rose Bowl Committee. Administrator Law said this is a great selling point for our Community and the City is excited to be a part of it.

**Economic Development Incentive Policy Adoption:** City Administrator Nathan Law presented an updated Policy and Procedures for Tax Exemptions and Incentives for Economic Development. Minor changes have been made from the previously presented draft documents to those included with this meeting packet. The fee associated with the application is non-refundable, in the amount of \$500. Council may wish to increase this to match the County's \$1,000 fee. Each incentive will have varying financial impacts at the local and county level based on the agreed upon incentive type and scope, but will be considered individually. Staff recommends adopting the resolution, incorporating the Policy and Procedures for Tax Exemptions and Incentives for Economic Development. Councilmember

Steve Town moved, seconded by Councilmember Bill Smith and carried 4-0, to authorize Mayor Southard to sign Resolution 1-17-17 as presented.

**Zone Change for Property at 301 S. Mulberry:** The Planning Commission discussed a proposed zone change for property located at 301 S. Mulberry - owned by Mathew and Nancy Paperi - at the regular meeting on December 28, 2016. The rezone would allow the property to be used for a small gathering place under the C-2-Central Business District designation, which includes “Auditoriums and similar places of public assembly”. This property is currently zoned R-3. A number of neighboring property owners were present at the planning commission meeting as part of the public hearing process to voice concern regarding parking on streets, blocking driveways, blocking street access, disturbing the neighborhood and disrupting the atmosphere of the neighborhood.

After conducting the public hearing, receiving comments, and closing the hearing, and after taking into consideration what the Commission felt were the facts of the request, Planning Commission voted 7-0, to approve the rezone request and recommend City Council approve the same. All necessary fees for the process have been paid. City Councilmember Carol Aust asked how is parking not going to be an issue. Administrator Law stated the owners have said due to the small nature of the business and the availability of other off-street parking in the area there shouldn't be an issue. After Council discussion Carol Aust moved, seconded by Councilmember Steve Town and carried 4-0, to authorize Mayor Southard to sign Ordinance 1075 (changing the zoning for property at 301 S. Mulberry).

**Thank you note:** Mayor Southard read a thank you note from Traci Storey thanking the City for the flowers sent for her Dad's funeral.

## **ADJOURNMENT**

At 7:34 p.m. Councilmember Bill Smith moved, seconded by Councilmember Kalee Smith to adjourn the meeting. Motion carried 4-0.

Approved:

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Marty Southard, Mayor

Attest:

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Traci Storey, City Clerk