

CITY OF LOUISBURG, KANSAS
MINUTES OF REGULAR MEETING
May 1st, 2023

Livestream: <https://boxcast.tv/view/louisburg-city-council-5-1-23-vn4hsfob7cxenxkt92sg>

The Council of the City of Louisburg, Kansas, met at 6:30 p.m. in regular session in the City Hall Council Chambers. Mayor Pro Tem Clint Ernst presiding in the absence of Mayor Donna Cook.

Council Members Steve Town, Scott Margrave, Tiffany Ellison, TJ Williams
City Administrator Nathan Law
Finance Director Rick Mikesic
City Clerk Jessica McGowin
Police Lieutenant David Sander
Fire Chief Gerald Rittinghouse
Public Works Supervisor Craig Hufferd
Communications Coordinator Jean Carder
City Attorney Mary Stephenson

PLEDGE OF ALLEGIANCE

Councilmember Steve Town led the pledge of allegiance.

APPROVAL OF THE CONSENT AGENDA

Mayor Pro Tem Clint Ernst requested amending the consent agenda to include removing the water rates discussion and moving it to another day as a workshop and to move 9D on the Administrator's report to 9A. Councilmember Tiffany Ellison moved, seconded by Councilmember TJ Williams and carried 5-0, to approve the agenda as amended.

Councilmember Williams moved, seconded by Councilmember Town and carried 5-0, to approve the minutes from the April 17th, 2023, regular meeting.

Councilmember Town moved, seconded by Councilmember Scott Margrave and carried 5-0, to approve the bills list.

SCHEDULED VISITORS

Rachael Stevens, Bub's Bar and Grill – Stevens asked Council for a resolution to allow consumption of alcohol within the public right of way for a special event on May 20, 2023. There was discussion about security and how to control underage drinking and over-serving patrons. Stevens stated that a scanning app would be used to scan IDs and wrist bands would be utilized for patrons 21 years of age and older. It was also stated that no glass would be used.

Town moved, seconded by Williams and carried 5-0, to pass a resolution pending final approval of paperwork, to extend alcohol consumption and sales within the public right of way for the special event.

Gracie Salinas, Matamoros – Administrator Law said the special event application for Matamoros was different than the previous event as the Matamoros event was occurring solely on private property and therefore a resolution was not needed. Lt. Sander said the security plan for the restaurant’s Cinco de Mayo event was approved. No action was taken.

Becky Bowes, Louisburg Chamber - Bowes asked the Council to consider placing an ad in the Kansas Travel Magazine with support from local businesses to promote Louisburg. Bowes stated that eight businesses have expressed interest so far. A one page ad costs about \$6,000. Bowes is asking the Council to consider funding the remaining balance of the amount that cannot be collected from businesses.

Bowes also discussed a Christmas drive-thru light display at Lewis-Young Park with displays provided by businesses, families and organizations. Bowes said this idea is in the early stages and was bringing it before Council for ideas and support. Ellison asked if Bowes had been in touch with Evergy. Bowes stated that she would be getting in contact with them. Town advised her to bring it before the Park Board at the next meeting. There was discussion on when this event would take place. Bowes said it is hoped to start it this year but if that doesn’t work then next year. Ellison voiced concern about having enough volunteers to work it as Holiday Magic on Broadway has been a success and the Council has already devoted money to that event. Ellison asked if it would be a volunteer effort or if City resources would be needed. Bowes stated that it would take City resources and volunteers to make it happen.

PUBLIC COMMENTS

None

DEPARTMENT REPORTS

Public Works – Craig Hufferd, public works supervisor, presented Council with three concrete bids for the 2023 concrete work. Williams asked about previous history working with the companies and the result. Hufferd stated that he had worked with two of the three contractors and was pleased with the work. Williams moved, seconded by Town and passed 5-0, to hire G-B Construction. Administrator Law noted that G-B Construction was not the lowest bid. Ellison asked if the amount fell within the budget expectation. Law said it did.

Hufferd requested to hire two full-time Public Works employees. It was recommended that Brian Nutt and Rocky Potts be hired with salary classification as Public Service Worker I, pay scale 2-2A. Town moved, seconded by Margrave and passed 5-0, to hire both candidates.

Police – None

Fire – None

CITY ATTORNEY'S REPORT

Nothing to report.

MAYOR'S REPORT

Suddenlink – Administrator Law stated that Jean Carder and Robert Lake were following up with individuals, and he is working on the legal claim.

ADMINISTRATORS REPORT

Electric Vehicle Charging Station Grant – Jason Gudenkauf with Louisburg Ford was present to answer questions in regard to a grant opportunity for EV charging stations. Mr. Gudenkauf explained that Louisburg Ford would like to apply for a grant that would pay 80 percent of the cost to install EV charging stations. Mr. Gudenkauf stated that Louisburg Ford would incur all additional costs and no City funds would be used. He said there is a need for charging stations in Louisburg and along U.S. 69 and K-68 and that it would be a destination for people with electric vehicles to charge up and to possibly stay in Louisburg to eat and shop. Ellison voiced concern that it appeared the City would be responsible for the 20 percent. Ellison also stated that she would like for Louisburg Ford to be able to apply for the grant without using the City. Ellison asked to be able to review the grant language before a decision is made. There was discussion regarding any City responsibility with the grant. Mr. Gudenkauf stated that there would be administrative and recording responsibilities for the City. Ernst asked if the City had to apply for the grant. Administrator Law explained that it was unknown if the City would have to apply on Ford's behalf and that it would depend on the type of grant that they are applying for. Ernst asked how the City would benefit from this grant. Mr. Gudenkauf said that it would be accessible to the public and the City benefits from sales tax the dealership collects. Ernst agreed that there would be a benefit for people stopping in Louisburg and that it could add visibility to Louisburg and that would be a positive aspect. Town asked about infrastructure. Mr. Gudenkauf said that he is considering kiosks at the charging stations that would promote businesses in Louisburg. As part of the grant requirements, Ford would provide a waiting area, restrooms, vending machines and similar services. Ellison said she understood the memo to say the City would be liable for the 20 percent. Administrator Law said the City would not be responsible for that cost. Mr. Gudenkauf stated that Ford would pay all costs and there was no risk to the City. Ernst asked who the grant would be through. Mr. Gudenkauf stated that it was through KDOT. Ellison asked for time to review the grant language before they moved forward. Williams agreed that they should allow any Councilmember the time to review the language before they voted and suggested a special meeting the next day to make sure Mr. Gudenkauf can meet the grant's

May 5 deadline. This discussion will continue at a special meeting at 6 p.m., Tuesday, May 2 in the City Hall Council Chambers.

Sidewalk Repair/Replace – Law presented Council with options as provided in the agenda packet for repairing or replacing sidewalks in the older part of town. The included map shows current and future stormwater projects, and he recommends coinciding them with sidewalk projects when possible. Cost estimates for the previously identified orange or red sidewalk areas as part of the Master Trails Plan were provided, as well as financial considerations and remaining budget for the current year to help show that we could accommodate many of these requests this year. Williams asked how much we had set aside for sidewalks. Law said that there is \$600,000 budgeted. Williams asked who would be responsible for repairs in the future if the property owner didn't ask for the new sidewalk but would ultimately be held responsible for repairs. Law said legally the property owner would be held responsible but this council or future councils could discuss a cost/share option. Williams said it makes sense to fix gaps and sidewalks with safety concerns. It was decided to table the discussion and review during a budget workshop.

Backflow Preventer Inspection Code Language – Law provided the code sections as it exists and a draft ordinance for the stated change. Williams asked if this would eliminate all backflow testing. Law stated that it would not eliminate all testing that there would be exceptions to commercial and some residential ones that would need to be inspected on a regular basis. Ellison moved, seconded by Williams and carried 5-0, to approve ordinance number 1182 as presented.

Natural Gas Rate Ordinance – Law provided a draft ordinance to make a change to the gas rate previously discussed by Council. Williams moved, seconded by Town and carried 5-0, to approve ordinance number 1183 as presented.

Stormwater Priority Projects Bids – Law provided Council with a list of bids from multiple companies. He also provided a letter with the recommendation from project engineer Brent Johnson with Olsson. He said the Council may want to consider a construction observation group to oversee the projects and often the engineer can provide that at a cheaper cost and with more efficiency than hiring another firm to provide those services. Williams moved, seconded by Ellison and carried 5-0, to accept the bid from Infrastructure Solutions for \$708,955.

School Resource Officer Request – Law provided Council with a request by the Louisburg Unified School District No.416 for the City of Louisburg Police Department to seek grant funding for adding up to two SRO officers. Ellison asked when the deadline was. Law stated it is Thursday of this week. Williams asked if the two positions would be additions to the

department when school is not in session. Law said that would be the expectation, and this would be in addition to the 13 full-time officers budgeted. Ernst asked what happens after the 3 years that the grant allows. There was discussion on extra costs to the City including more patrol cars, gear and training. Ellison asked why the school could not apply for the grant. Sander said the grant requires the application be submitted by a law enforcement agency. Discussion occurred. The Council decided not to pursue the grant.

EPA Lead & Copper Rule Revision – Law provided information in the packet regarding the LCRR requirements for inventory. Ernst asked about cost to contract out. Public Works Supervisor Hufferd said he is working to gather that information. Administrator Law stated that this is being discussed today for informational purposes only. No action was taken.

Text Amendment – 23002-TXA – Tiny Homes - Law provided an ordinance that would allow for language change of the current City Zoning Regulations to allow Tiny Home Family Dwellings in Mobile Home Parks. Williams asked if it would be limited to the current mobile home facility only. Law stated the zoning regulation change would encompass all future mobile home parks as well. Williams moved, seconded by Ellison and carried 5-0, to accept ordinance 1184, a text amendment that allows for tiny homes in mobile home parks.

Master Plan Review –Law asked if there were any questions on the Master Plan Review item. Council had no questions or comments.

EXECUTIVE SESSION

Councilmember Ellison moved, seconded by Councilmember Williams and carried 5-0, to recess into executive session to discuss personnel matters of non-elected personnel pursuant to the non-elected personnel matter exception KSA 75-4319(b)(1) with the council, City Administrator and City Attorney present for a total of 12 minutes with the open meeting to resume at 8:30 p.m.

Council returned to open meeting at 8:31 p.m.

COUNCIL REPORTS

Williams – asked for an update on Metcalf 2.0 project. Law said asphalt work is scheduled to begin this week. Law said the electronics will be one of the last items completed. Williams asked if there was any follow up to the resident that voiced a concern at the last meeting. Law said he has not received any additional communication.

Ernst – Ernst congratulated Jessica McGowin as the new City Clerk and extended thanks to Kelly Bond for being the Acting City Clerk during the interim.

Ellison – Ellison, liaison to the LRC board, noted that group would be meeting June 12 to discuss field usage fees in a joint meeting with the City and LRC. She said the school had not indicated a desire to attend that meeting. She said she and Law are working with KDOT engineers to schedule a meeting about traffic issues at Amity/Aquatic Dr. She also stated that she is collecting signatures to show support and community interest. Ellison noted that in a previous workshop the location of the dog park was discussed. Carder said she had reached out to representatives from the Louisburg Barracudas swim team about the dog park based on concerns stated on social media. Carder said the Barracudas representatives had no concern with the location.

Margrave – Margrave wanted to encourage Council and staff to keep thinking about extending sidewalks out to Price Chopper. Margrave also wanted to thank Craig Hufferd and Public Works crew for the good job they have done at the burn site.

Town – Town asked that once Metcalf 2.0 is finished that we continue conversations about the signage at the lake trail and the trail at Lewis Young Park. Town would like to stay ahead of anything that should arise.

ADJOURNMENT

Margrave moved, seconded by Williams and carried 5-0, to adjourn the meeting at 8:37 p.m.

Approved:

Donna Cook, Mayor

Attest:

Jessica McGowin, City Clerk