

CITY COMMISSION MINUTES

March 21, 2023

7:00 p.m.

CALL TO ORDER

The scheduled meeting of the Junction City Commission was held on Tuesday, March 21st, 2023 with Mayor Pat Landes presiding.

The following members of the Commission were present: Pat Landes, Jeff Underhill, Ronna Larson, Matthew Bea, and Bob Story. Staff present was: City Manager Dinkel, City Clerk Melton, Finance Director Miller, and City Attorney Stites.

PUBLIC COMMENT

Gary Olds, 3308 Frontier Circle, Manhattan, KS spoke on issues with the sign ordinance not being enforced, request that emails be sent for blight notices, request to lower the mil levy, expressed appreciation for repaving the older part of town & the waterline on 16th Street, & expressed appreciation for the condemnations.

Victor Zarnecki, 416 West 7th Street, Junction City, KS spoke on concerns with his neighbor & wants the codes department to address the issues. Also expressed concerns on the meat packing plants location & the resources needed for that plant.

CONSENT AGENDA

Commissioner Larson moved, seconded by Commissioner Story to approve the consent agenda as presented. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

- a. Consideration of Appropriation Ordinance A-6 dated – March 7th, 2023 – March 17th, 2023, in the amount of \$845,652.17 and pre-approval for items listed below in the amount of \$236,571.48.

C.L. Hoover Opera House \$40,500.00, Dartpoints LLC \$365.76, Joshua Douglass \$2,762.50, Maritza Rinehart \$30.00, Kansas State Treasurer \$5,263.00, Midwest Public Risk \$815.24, Nomic Networks, Inc. \$1,94.00, T&M Concrete Construction \$84,833.10, & Kaw Valley Engineering \$100,054.88.

- b. Consideration of City Commission Minutes for the March 7th, 2023 Meeting.

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- c. Consideration of the Request to Serve Alcohol at the Library on April 5th, 2023 for the annual meeting & the sale of alcoholic beverages for the Library Fundraiser on April 15th, 2023 at Spin City.
- d. Consideration of the MOU with the Junction City Junior Baseball Association for use of City Facilities for the 2023 Season.

PUBLIC HEARING

Public Hearing for the Annexation of Certain Lands at or Near 00000 Oakridge Drive was opened by Mayor Landes at 7:11 p.m. City Attorney Stites gave details and answered questions in public comment. The Public Hearing for the Annexation of Certain Lands at or Near 00000 Oakridge Drive was closed by Mayor Landes at 7:13 p.m.

Public Hearing for the Annexation of Certain Lands at or Near 00000 West 8th Street was opened by Mayor Landes at 7:13 p.m. City Attorney Stites gave details and answered questions in public comment. The Public Hearing for the Annexation of Certain Lands at or Near 00000 West 8th Street was closed by Mayor Landes at 7:14 p.m.

Public Hearing for the Annexation of Certain Lands at or Near 00000 K-18 Highway was opened by Mayor Landes at 7:14 p.m. City Attorney Stites gave details and answered questions in public comment. Vic Davis, Munsons Lawyer asked for a continuance. The Public Hearing for the Annexation of Certain Lands at or Near 00000 K-18 Highway was closed by Mayor Landes at 7:18 p.m.

Public Hearing for the Annexation of Certain Lands Located Along U.S. Highway 77 was opened by Mayor Landes at 7:18 p.m. City Attorney Stites gave details and answered questions in public comment. The Public Hearing for the Annexation of Certain Lands Located Along U.S. Highway 77 was closed by Mayor Landes at 7:19 p.m.

SPECIAL PRESENTATIONS

A Certificate of Appreciation was Presented to JCHS Student Jazmine Smith by EMS Chief Kent Vosburg.

UNFINISHED BUSINESS

Consideration of the Request to Sell City Property on Ethan Drive was removed.

NEW BUSINESS

Ordinance No. S-3267, Annexing Certain Lands at or Near 00000 Oakridge Drive was presented. City Attorney Stites gave details and answered questions. Commissioner Underhill moved to approve Ordinance No. S-3267, Annexing Certain Lands at or Near 00000 Oakridge Drive, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Ordinance No. S-3268, Annexing Certain Lands at or Near 00000 West 8th Street was presented. City Attorney Stites gave details and answered questions. Commissioner Underhill moved to approve Ordinance No. S-3268, Annexing Certain Lands at or Near 00000 West 8th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Ordinance No. S-3269, Annexing Certain Lands at or Near 00000 K-18 Highway was presented. City Attorney Stites gave details and answered questions. Commissioner Underhill moved to Continue Ordinance No. S-3268, Annexing Certain Lands at or Near 00000 West 8th Street at the April 4th, 2023 Commission Meeting, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Ordinance No. S-3270, Annexing Certain Lands Located along U.S. Highway 77 was presented. City Attorney Stites gave details and answered questions. Commissioner Underhill moved to approve Ordinance No. S-3270, Annexing Certain Lands Located along U.S. Highway 77, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Ordinance No. S-3271, Authorizing the Amended Taxable IRB Series 2007 (Capgemini Building Project) was presented. City Attorney Stites, Finance Director Miller and City Manager Dinkel gave details and answered questions. Commissioner Underhill moved to approve Ordinance No. S-3271, Authorizing the Amended Taxable IRB Series 2007 (Capgemini Building Project), seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Ordinance No. S-3272, Falcon Ridge Litigation Request was presented. City Attorney Stites and City Manager Dinkel gave details and answered questions. Commissioner Underhill moved to approve Ordinance No. S-3272, Falcon Ridge Litigation Request, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3032, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 122 West 14th Street was

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presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3032, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 122 West 14th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3033, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 200 West 17th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3033, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 200 West 17th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3034, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 204 East 2nd Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. Resolution No. R-3034, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 204 East 2nd Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3035, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 218 West 11th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3035, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 218 West 11th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3036, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 338 West 15th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3036, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 338 West 15th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3037, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 424 West 13th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3037, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 424 West 13th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

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Resolution No. R-3038, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 428 West 12th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3038, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 428 West 12th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3039, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 430 West 12th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3039, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 430 West 12th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3040, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 432 West 12th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3040, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 432 West 12th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3041, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 436 West 13th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3041, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 436 West 13th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3042, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 512 West 5th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3042, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 512 West 5th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3043, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 518 West 10th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3043, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe

structure at 518 West 10th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3044, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 709 East 9th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3044, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 709 East 9th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3045, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 812 West 8th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3045, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 812 West 8th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3046, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 1033 West Chestnut Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3046, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe structure at 1033 West Chestnut Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3047, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe barn at 1436 Rucker Road was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3047, setting a public hearing date of May 16th, 2023 to address the dangerous & unsafe barn at 1436 Rucker Road, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Request to solicit bids for the Demolition of the Structure located at 215 West 12th Street was presented. Fire Chief Lankas, City Manager Dinkel, and Code Enforcement Officer Brown gave details and answered questions. Commissioner Underhill moved to table the Request to solicit bids for the Demolition of the Structure located at 215 West 12th Street to the May 16th, 2023 Commission Meeting, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Request to solicit bids for the Demolition of the Structure located at 823 West 12th Street, being a dangerous & unsafe structure was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill

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moved to approve the Request to solicit bids for the Demolition of the Structure located at 823 West 12th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

There was discussion on 408 West 7th Street, being a dangerous & unsafe structure. Fire Chief Lankas gave details and answered questions.

The Agreement with Cox Business to reduce the cost of our fiber internet connection was presented. IT Director Germann gave details and answered questions. Commissioner Underhill moved to approve the Agreement with Cox Business to reduce the cost of our fiber internet connection, seconded by Commissioner Bea. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Agreement with Twin Valley to provide phone services to the Police Department was presented. IT Director Germann gave details and answered questions. Commissioner Larson moved to approve the Agreement with Twin Valley to provide phone services to the Police Department, seconded by Commissioner Bea. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Request for C&K Construction to Repair Montgomery Fountain in the amount of \$17,005.00 was presented. Interim Parks & Recreation Director Gray gave details and answered questions. Commissioner Bea moved to approve the Request for C&K Construction to Repair Montgomery Fountain in the amount not to exceed \$17,005.00, seconded by Commissioner Story. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Change Order #2 for the 2022 Water System Improvements in the amount of \$48,250.00 was presented. Public Works Director Ibarra gave details and answered questions. Commissioner Underhill moved to approve the Change Order #2 for the 2022 Water System Improvements in the amount not to exceed \$48,250.00, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Request to Purchase a Bi-Fold Door for the Life Star Hangar in the amount of \$27,527.17 was presented. Public Works Director Ibarra gave details and answered questions. Commissioner Larson moved to approve the Request to Purchase a Bi-Fold Door for the Life Star Hangar in the amount not to exceed \$27,527.17, seconded by Commissioner Bea. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Request for Geotechnical Services at Freeman Field to Alfred Benesch & Company in the amount of \$25,204.00 was presented. Public Works Director Ibarra gave details and answered questions. Commissioner Underhill moved to approve the Request for Geotechnical Services at Freeman Field to Alfred

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Benesch & Company in the amount not to exceed \$25,204.00, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Request to Exchange Federal Funds under the Federal-Aid Exchange Master Agreement was presented. City Manager Dinkel gave details and answered questions. Commissioner Larson moved to approve the Request to Exchange Federal Funds under the Federal-Aid Exchange Master Agreement, seconded by Commissioner Underhill. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Request to Purchase 60 N-Ear Radio Earpieces for Police Personnel Use in the amount of \$7,664.49 was presented. Police Chief Lamb gave details and answered questions. Commissioner Underhill moved to approve the Request to Purchase 60 N-Ear Radio Earpieces for Police Personnel Use in the amount not to exceed \$7,664.49, seconded by Commissioner Bea. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Request to Purchase Computer Software from LEFTA was presented. Police Chief Lamb gave details and answered questions. Commissioner Larson moved to approve the Request to Purchase Computer Software from LEFTA, seconded by Commissioner Story. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

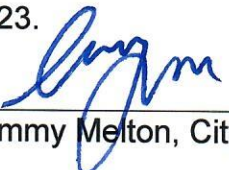
MAYOR, COMMISSIONER & STAFF COMMENTS

Mayor, Commissioners and Staff provided reports on Committees and Community Events.

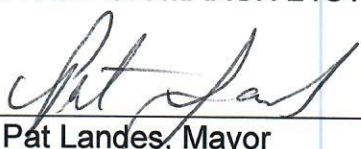
ADJOURNMENT

Commissioner Underhill moved, seconded by Commissioner Larson to adjourn at 8:24 p.m. Ayes: Landes, Larson, Underhill, Bea and Story. Nays: None. Motion carried.

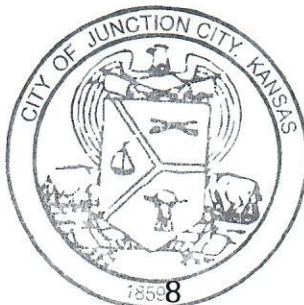
APPROVED AND ACCEPTED THIS 4TH DAY OF APRIL AS THE OFFICIAL COPY OF THE JUNCTION CITY COMMISSION MINUTES FOR MARCH 21ST, 2023.



Tammy Melton, City Clerk



Pat Landes, Mayor



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