

CITY COMMISSION MINUTES

May 16, 2023

7:00 p.m.

CALL TO ORDER

The scheduled meeting of the Junction City Commission was held on Tuesday, May 16th, 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

Ronnie Newman, 812 West 8th Street, Junction City, KS spoke on his property at 812 West 8th Street that burned down in November of 2017 and the blight that occurred on the property.

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-10 dated – May 2nd, 2023 – May 12th, 2023, in the amount of \$645,026.48 and pre-approval for items listed below in the amount of \$318,445.15.

Columbia Capital Management \$1,290.00, Dartpoints LLC \$365.76, Joshua Douglass \$2,762.50, Kansas State Treasurer \$4,236.07, NinjaOne, LLC. \$360.00, Veolia Water North America \$309,300.82, Maritza Rinehart \$60.00, & Underground Vaults and Storage \$70.00.

- b. Consideration of April 2023 ambulance contractual obligation adjustments for \$30,399.08 and bad debt adjustments for \$22,280.67.
- c. Consideration of City Commission Minutes for the May 2nd, 2023 Meeting.
- d. Consideration of the request to apply for the Hero Fund America Grant for First Responders.
- e. Report of Emergency Purchase for the Maintenance & Repair of the Heritage Park Fountain.

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PUBLIC HEARING

Public Hearing to consider condemnation of property located at 122 West 14th Street was opened by Mayor Landes at 7:07 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 122 West 14th Street was closed by Mayor Landes at 7:07 p.m.

Public Hearing to consider condemnation of property located at 200 West 17th Street was opened by Mayor Landes at 7:08 p.m. Nicolas Perez spoke on his ownership of 200 West 17th Street and the work to take place. The Public Hearing to consider condemnation of property located at 200 West 17th Street was closed by Mayor Landes at 7:10 p.m.

Public Hearing to consider condemnation of property located at 204 East 2nd Street was opened by Mayor Landes at 7:10 p.m. Gary Glacken spoke on acquiring this property. The Public Hearing to consider condemnation of property located at 204 East 2nd Street was closed by Mayor Landes at 7:11 p.m.

Public Hearing to consider condemnation of property located at 218 West 11th Street was opened by Mayor Landes at 7:11 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 218 West 11th Street was closed by Mayor Landes at 7:12 p.m.

Public Hearing to consider condemnation of property located at 338 West 15th Street was opened by Mayor Landes at 7:12 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 338 West 15th Street was closed by Mayor Landes at 7:12 p.m.

Public Hearing to consider condemnation of property located at 424 West 13th Street was opened by Mayor Landes at 7:12 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 424 West 13th Street was closed by Mayor Landes at 7:13 p.m.

Public Hearing to consider condemnation of property located at 428 West 12th Street was opened by Mayor Landes at 7:13 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 428 West 12th Street was closed by Mayor Landes at 7:13 p.m.

Public Hearing to consider condemnation of property located at 430 West 12th Street was opened by Mayor Landes at 7:14 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 430 West 12th Street was closed by Mayor Landes at 7:14 p.m.

Public Hearing to consider condemnation of property located at 432 West 12th Street was opened by Mayor Landes at 7:14 p.m. There were no public

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comments. The Public Hearing to consider condemnation of property located at 432 West 12th Street was closed by Mayor Landes at 7:14 p.m.

Public Hearing to consider condemnation of property located at 436 West 13th Street was opened by Mayor Landes at 7:14 p.m. Charles Newman of Ogden, KS spoke on acquiring this property. The Public Hearing to consider condemnation of property located at 436 West 13th Street was closed by Mayor Landes at 7:15 p.m.

Public Hearing to consider condemnation of property located at 512 West 5th Street was opened by Mayor Landes at 7:15 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 512 West 5th Street was closed by Mayor Landes at 7:16 p.m.

Public Hearing to consider condemnation of property located at 518 West 10th Street was opened by Mayor Landes at 7:16 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 518 West 10th Street was closed by Mayor Landes at 7:16 p.m.

Public Hearing to consider condemnation of property located at 709 East 9th Street Lot 1 was opened by Mayor Landes at 7:16 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 709 East 9th Street Lot 1 was closed by Mayor Landes at 7:16 p.m.

Public Hearing to consider condemnation of property located at 812 West 8th Street was opened by Mayor Landes at 7:16 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 812 West 8th Street was closed by Mayor Landes at 7:16 p.m.

Public Hearing to consider condemnation of property located at 1033 West Chestnut Street was opened by Mayor Landes at 7:17 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 1033 West Chestnut Street was closed by Mayor Landes at 7:17 p.m.

Public Hearing to consider condemnation of property located at 1436 Rucker Road (Barn) was opened by Mayor Landes at 7:17 p.m. There were no public comments. The Public Hearing to consider condemnation of property located at 1436 Rucker Road (Barn) was closed by Mayor Landes at 7:17 p.m.

Public Hearing for the CAMSO Manufacturing Taxable Revenue Bonds was opened by Mayor Landes at 7:17 p.m. Mickey Fornaro-Dean, Junction City Area Chamber of Commerce Economic Development Director and President of Operations and Chris Uher of Michelin/CAMSO gave details and answered questions. The Public Hearing for the CAMSO Manufacturing Taxable Revenue Bonds was closed by Mayor Landes at 7:22 p.m.

SPECIAL PRESENTATIONS

Presentation of the Life Saving Award was presented to Officer Gus Falter.

Proclamation declaring May 15th, 2023 as Peace Officer' Memorial Day & May 14th-20th, 2023 as Police Week in the City of Junction City by Mayor Landes to Police Chief Lamb.

Proclamation declaring May 21st-27th, 2023 as Emergency Medical Services Week in the City of Junction City by Mayor Landes presented to EMS Chief Vosburg.

Proclamation declaring June 2nd, 2023 as National Gun Violence Awareness Day in the City of Junction City by Mayor Landes presented to Mary Snipes.

Proclamation declaring May 20th, 2023 as Kids to Parks Day in the City of Junction City by Mayor Landes presented to Parks & Recreation Director Gray.

Proclamation declaring May 21st-27th, 2023 as National Public Works Week in the City of Junction City by Mayor Landes presented to Leon Osbourn, President of Kaw Valley Engineering on behalf of Public Works Director Ibarra.

NEW BUSINESS

Resolution No. R-3065, Industrial Revenue Bonds for CAMSO/Michelin was presented. City Attorney Stites and Mickey Fornaro-Dean, Junction City Area Chamber of Commerce Economic Development Director and President of Operations gave details and answered questions. Commissioner Larson moved to approve Resolution No. R-3065, Industrial Revenue Bonds for CAMSO/Michelin, seconded by Commissioner Bea. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Discussion & Consideration of the Request to Apply for the FY 2023 Defense Community Infrastructure Pilot (DCIP) Program for the Library Building Project was presented. City Manager Dinkel and Susan Moyer, Dorothy Bramlage Library Director gave details and answered questions. Commissioner Underhill moved to approve the Request to Apply for the FY 2023 Defense Community Infrastructure Pilot (DCIP) Program for the Library Building Project, seconded by Commissioner Bea. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Memorandum of Understanding with USD 475 & JCPD regarding School Resource Officers was presented. Police Chief Lamb gave details and answered questions. Commissioner Underhill moved to approve the Memorandum of Understanding with USD 475 & JCPD regarding School Resource Officers,

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seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Memorandum of Understanding with the United States Veterans Affairs & JCPD was presented. Police Chief Lamb gave details and answered questions. Commissioner Larson moved to approve the Memorandum of Understanding with the United States Veterans Affairs & JCPD, seconded by Commissioner Bea. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The request to purchase a 2022 Dodge Durango from Specialty Vehicle Source in the amount of \$66,725.00 was presented. Police Chief Lamb gave details and answered questions. Commissioner Bea moved to approve the request to purchase a 2022 Dodge Durango from Specialty Vehicle Source in the amount of \$66,725.00, seconded by Commissioner Underhill. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Award of Bid for the 2023 Spin City Roof Repair to Danker Roofing, Inc. in the amount of \$94,041.00 was presented. Parks & Recreation Director Gray gave details and answered questions. Commissioner Underhill moved to approve the Award of Bid for the 2023 Spin City Roof Repair to Danker Roofing, Inc. in the amount not to exceed \$94,041.00, seconded by Commissioner Bea. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3049, Declaring the Structure located at 122 West 14th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3049, Declaring the Structure located at 122 West 14th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Bea. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3050, Declaring the Structure located at 200 West 17th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3050, Declaring the Structure located at 200 West 17th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3051, Declaring the Structure located at 204 East 2nd Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3051, Declaring the Structure located at 204 East 2nd Street a Dangerous & Unsafe Structure unfit for Human Use or

Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3052, Declaring the Structure located at 218 West 11th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3052, Declaring the Structure located at 218 West 11th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3053, Declaring the Structure located at 338 West 15th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3053, Declaring the Structure located at 338 West 15th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3054, Declaring the Structure located at 424 West 13th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3054, Declaring the Structure located at 424 West 13th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3055, Declaring the Structure located at 428 West 13th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3055, Declaring the Structure located at 428 West 13th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3056, Declaring the Structure located at 430 West 12th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3056, Declaring the Structure located at 430 West 12th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3057, Declaring the Structure located at 432 West 12th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions.

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Commissioner Underhill moved to approve Resolution No. R-3057, Declaring the Structure located at 432 West 12th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3058, Declaring the Structure located at 436 West 13th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3058, Declaring the Structure located at 436 West 13th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3059, Declaring the Structure located at 512 West 5th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3059, Declaring the Structure located at 512 West 5th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3060, Declaring the Structure located at 518 West 10th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3060, Declaring the Structure located at 518 West 10th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3061, Declaring the Structure located at 709 East 9th Street Lot 1 a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3061, Declaring the Structure located at 709 East 9th Street Lot 1 a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3062, Declaring the Structure located at 812 West 8th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3062, Declaring the Structure located at 812 West 8th Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3063, Declaring the Structure located at 1033 West Chestnut Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3063, Declaring the Structure located at 1033 West Chestnut Street a Dangerous & Unsafe Structure unfit for Human Use or Habitation, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Resolution No. R-3064, Declaring the Structure located at 1436 Rucker Road a Dangerous & Unsafe Accessory Structure unfit for Human Use or Habitation was presented. Fire Chief Lankas, City Manager Dinkel and Sarah Brown gave details and answered questions. Commissioner Underhill moved to table Resolution No. R-3064, Declaring the Structure located at 1436 Rucker Road a Dangerous & Unsafe Accessory Structure unfit for Human Use or Habitation to the next 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 Dangerous & Unsafe Structure located at 215 West 12th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve the Request to Solicit Bids for the Demolition of the Dangerous & Unsafe Structure located at 215 West 12th Street, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Change Order #1 for the Water Line Improvements to serve the Rosa Meyer Property was presented. Leon Osbourn, Kaw Valley Engineering President gave details and answered questions. Commissioner Larson moved to approve Change Order #1 for the Water Line Improvements to serve the Rosa Meyer Property, seconded by Commissioner Underhill. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

Change Order #1 for the Sanitary Sewer Improvements to serve the Rosa Meyer Property was presented. Leon Osbourn, Kaw Valley Engineering President gave details and answered questions. Commissioner Underhill moved to approve Change Order #1 for the Sanitary Sewer Improvements to serve the Rosa Meyer Property, seconded by Commissioner Larson. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

The Final Plat for 1240 Miller Drive was presented. Leon Osbourn, Kaw Valley Engineering President gave details and answered questions. Commissioner Underhill moved to approve the Final Plat for 1240 Miller Drive, seconded by Commissioner Story. Ayes: Landes, Underhill, Larson, Bea, and Story. Nays: None. Motion carried.

There was a discussion on the Drug Task Force Relocation. City Manager Dinkel and Police Chief Lamb gave details and answered questions.

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There was a discussion on Oakridge Drive. City Manager Dinkel and Leon Osbourn, Kaw Valley Engineering President gave details and answered questions.

There was a discussion on the Establishment of a Planning Commission & Board of Zoning Appeals. City Manager Dinkel gave details and answered questions.

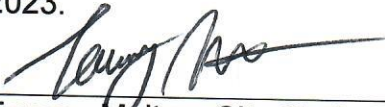
MAYOR, COMMISSIONER & STAFF COMMENTS

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

ADJOURNMENT

Commissioner Underhill moved, seconded by Commissioner Larson to adjourn at 8:57 p.m. Ayes: Landes, Larson, Underhill, Bea and Story. Nays: None. Motion carried.

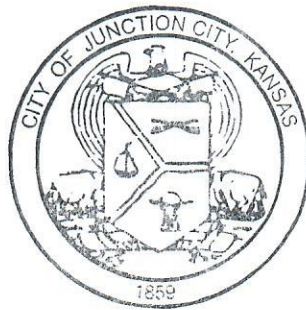
APPROVED AND ACCEPTED THIS 6TH DAY OF JUNE AS THE OFFICIAL COPY OF THE JUNCTION CITY COMMISSION MINUTES FOR MAY 16TH, 2023.



Tammy Melton, City Clerk



Pat Landes, Mayor



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