

CITY COMMISSION MINUTES

September 5, 2023

7:00 p.m.

CALL TO ORDER

The scheduled meeting of the Junction City Commission was held on Tuesday, September 5th, 2023 with Mayor Pat Landes presiding.

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

PUBLIC COMMENT

Shawn Chauncey, 2728 Samantha Drive, Junction City, Kansas spoke on issues with Land Bank and Drippé buying land bank lots.

Karen Augustine, 2141 Old Highway 40, Junction City, Kansas spoke on concerns with the slaughterhouse and the interchange.

Amy Paden, 112 North Washington St, Junction City, Kansas spoke about Packages for Warriors and their upcoming Pickleball Tournament at 12th Street Community Center.

Gary Olds, 3308 Frontier Circle, Manhattan, Kansas spoke on concerns with the mill and overlay on 12th and 13th Street, sign ordinance requesting to make it appropriate to our community, and Senate Bill 13.

CONSENT AGENDA

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

- a. Consideration of Appropriation Ordinance A-17 dated – August 15th, 2023 – September 1st, 2023, in the amount of \$1,182,238.29 and pre-approval for items listed below in the amount \$547,866.86.

Prairiefield Water Inc. \$10.00, Initiatives, Inc \$15,000.00, Davenport Group \$315.00, Jason Lafasciano \$240.00, Joel Maldonado \$160.00, Joshua Douglass \$4,162.49, John Lewis Tice \$240.00, Maritza Rinehart \$60.00, KDHE – Bureau of Environment \$522,345.03, Municipal Emergency Services \$74.04, Raven Aero Service, Inc \$850.00, Underground Vaults & Storage \$30.00, & VC3 Inc \$4,380.30.

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- b. Consideration of Payroll No. 16 & No. 17.
- c. Consideration of City Commission Minutes for the August 15th, 2023 Meeting.
- d. Consideration of the request to apply for the 2023 Edward Byrne Memorial Justice Assistance Grant (JAG).
- e. Consideration of the Special Event Permit for All-Treats Day on October 26th, 2023 at 5:00 p.m. - 7:00 p.m. between 6th & 11th Street on North Washington Street.
- f. Consideration of the Request to allow Alcohol sales for the Ghosts and Goblins Gala, a Junction City Mainstreet Fundraiser on October 27th, 2023 at Spin City.

PUBLIC HEARING

Public Hearing to Exceed the RNR for the 2024 City Budget was opened by Mayor Landes at 7:15 p.m. Finance Director Miller and City Manager Dinkel gave details and answered questions in public comment.

Alan Bontrager, 7122 Old Milford Road, Milford, Kansas spoke on the special highway fund, land bank fund, benefit line item, and the bluffs bonds.

Gary Olds, 3308 Frontier Circle Manhattan, KS spoke on concerns with the mill levy and wants the city to lower it, said he was told he could not attend the budget workshops.

The Public Hearing to Exceed the RNR for the 2023 City Budget was closed by Mayor Landes at 7:30 p.m.

Resolution No. R-3068, Granting Approval to Exceed the RNR for the 2024 City Budget was presented. Finance Director Miller gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3068, Granting Approval to Exceed the RNR for the 2024 City Budget, seconded by Commissioner Larson. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

Public Hearing for the Proposed 2024 City Budget was opened by Mayor Landes at 7:31 p.m. Finance Director Miller and City Manager Dinkel gave details and answered questions in public comment.

Gary Olds, 3308 Frontier Circle Manhattan, KS spoke on budget dollars and how the commission decides who gets what money and whether they have a vision for the City.

The Public Hearing Regarding the Proposed 2024 City Budget was closed by Mayor Landes without further comment at 7:47 p.m.

SPECIAL PRESENTATIONS

Playground Committee Update with Quality Play for All by Kendall Schoenrock.

Downtown Junction City Small Area Plan was presented by Wendy VanDuyne with Stantec.

NEW BUSINESS

The Proposed 2024 Budget was presented. Finance Director Miller and City Manager Dinkel gave details and answered questions. Commissioner Underhill moved to approve the Proposed 2024 Budget, seconded by Commissioner Larson. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

The request from Packages for Warriors-Hearts of America, Inc. to use 12th Street Community Center to hold a Pickleball Tournament Fundraiser with a waiver of fees was presented. City Manager Dinkel gave details and answered questions. Commissioner Underhill moved to approve the request from Packages for Warriors-Hearts of America, Inc. to use 12th Street Community Center to hold a Pickleball Tournament Fundraiser with a waiver of fees, seconded by Commissioner Bea. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

Ordinance No. S-3277, Granting a Special Use Permit allowing a temporary concrete plant in the "CS" Service Commercial District was presented. Planning and Zoning Director Livingston gave details and answered questions. Commissioner Underhill moved to approve Ordinance No. S-3277, Granting a Special Use Permit allowing a temporary concrete plant in the "CS" Service Commercial District, seconded by Commissioner Larson. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

There was discussion on the Dangerous & Unsafe Structure located at 408 West 7th Street was presented. Fire Chief Lankas gave details and answered questions. Commissioner Underhill moved to approve the extension of the Dangerous & Unsafe Structure located at 408 West 7th Street until November 7th, 2023, seconded by Commissioner Larson. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

The Continuance/Postponements Sought for Unsafe Residences at 424 West 13th Street, 430 West 12th Street & 432 West 12th Street was presented. City Attorney Stites, City Manager Dinkel, Carl Taylor and Richard Pinaire gave details and answered questions. Commissioner Bea moved to approve the Continuance/Postponements Sought for Unsafe Residences at 424 West 13th Street, 430 West 12th Street & 432 West 12th Street, seconded by Commissioner Larson. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

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Resolution No. R-3068, Repealing Resolution No. R-1980 was presented. City Manager Dinkel gave details and answered questions. Commissioner Underhill moved to approve Resolution No. R-3068, Repealing Resolution No. R-1980, seconded by Commissioner Bea. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

The Cheney Construction, Inc. vs. City of Junction City, Kansas Arbitration Final Order was presented. City Attorney Stites gave details and answered questions. Commissioner Underhill moved to approve the Cheney Construction, Inc. vs. City of Junction City, Kansas Arbitration Final Order, seconded by Commissioner Larson. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

Ordinance No. G-1300, Re-establishing a Planning Commission & Board of Zoning Appeals was presented. City Attorney Stites gave details and answered questions. Commissioner Larson moved to approve Ordinance No. G-1300, Re-establishing a Planning Commission & Board of Zoning Appeals, seconded by Commissioner Underhill. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

The Award of Bid for the 2023 Alley Repairs to Stallbaumer Contracting, LLC in the amount of \$250,874.06 was presented. Public Works Director Ibarra gave details and answered questions. Commissioner Bea moved to approve the Award of Bid for the 2023 Alley Repairs to Stallbaumer Contracting, LLC in the amount not to exceed \$250,874.06, seconded by Commissioner Underhill. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

EXECUTIVE SESSION

Executive Session to Discuss Confidential Data Regarding Project Shorty was held. Commissioner Underhill moved that the Commission recess for an executive session to include the City Attorney, City Manager, Junction City Area Chamber of Commerce Economic Development Director and President of Operations Mickey Fornaro-Dean, Economic Development Committee Chairman Mark Powers, and City Consulting Engineer Leon Osbourn, regarding Project Shorty for 15 minutes at 8:45 p.m. to Discuss Confidential Data Relating to Financial Affairs or Trade Secrets of Corporations, Partnerships, Trust & Individual Proprietorships. The justification for the executive session is provided by KSA 75-4319(b)(4). The open meeting is to resume in this room at 9:00 p.m., seconded by Commissioner Larson. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried. Commissioner Underhill moved to return from Executive Session to Discuss Confidential Data Relating to Financial Affairs or Trade Secrets of Corporations, Partnerships, Trust & Individual Proprietorships where no actions were taken or decisions made, seconded by Commissioner Larson. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

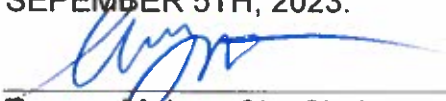
MAYOR, COMMISSIONER & STAFF COMMENTS

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

ADJOURNMENT

Commissioner Underhill moved, seconded by Commissioner Larson to adjourn at 9:14 p.m. Ayes: Landes, Larson, Underhill, and Bea. Nays: None. Motion carried.

APPROVED AND ACCEPTED THIS 19TH DAY OF SEPTEMBER AS THE OFFICIAL COPY OF THE JUNCTION CITY COMMISSION MINUTES FOR SEPTEMBER 5TH, 2023.



Tammy Melton, City Clerk



Ronna Larson, Vice Mayor

