

CITY OF DE SOTO  
CITY COUNCIL  
City Hall, 32905 W. 84<sup>th</sup> Street  
November 6<sup>th</sup>, at 7:00 P.M.

## MINUTES

**PLEASE NOTE: THE COUNCIL WILL MEET AT CITY HALL AT 5:00 P.M. TO TRAVEL TO OLATHE TO TAKE A TOUR OF THE OLATHE WATER PLANT PRIOR TO THE REGULAR MEETING. MEMBERS OF THE PUBLIC ARE WELCOME TO JOIN THE TOUR.**

The special meeting of the City Council was called to order at 5:00 p.m. by Mayor Anderson.

Roll Call:	Cannon	Present	Morse	Present
	Drennon	Present	Templin	Present
	Maniez	Absent		

Mayor Anderson stated this special meeting is for the purpose of the Council and interested citizens to tour the City of Olathe's water plant.

Motion by Councilwoman Cannon to leave the Council Chamber to go and tour the City of Olathe's water plant; and, Council will reconvene at the regularly scheduled meeting at 7:00 p.m. this evening; second by Morse.

All Council approved by "ayes".

Council members and interested citizens left the Council Chamber at 5:05 p.m. for the tour.

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The regularly scheduled meeting was reconvened at 7:00 p.m. by Mayor David Anderson.

Roll Call:	Cannon	Present	Morse	Present
	Drennon	Present	Templin	Present
	Maniez	Absent		

Mayor Anderson introduced the Cub Scouts from Wolf Den Pack #3054. The Scouts led the Pledge of Allegiance. Citizens signed the book on page 129.

Consent Agenda Items will be acted upon by one motion unless a Council member requests an item be removed for discussion and separate action.

1. Consent Agenda:
  - a. Approve Minutes of the Council Meeting of October 16<sup>th</sup>, 2008.
  - b. Approve Pay Ordinance No. 604.

Motion by Councilman Drennon to approve the Consent Agenda; second by Templin.

Roll Call:	Cannon	Yes	Morse	Yes
	Drennon	Yes	Templin	Yes
	Maniez	Absent		

Motion carried.

2. Call to Public:

“Members of the public are welcome to use this time to comment about any matter relating to City business that is not listed on this Agenda. The comments that are discussed under Call to Public may or may not be acted upon by the Council during this meeting. **There is a four-minute time limit.** Please stand and wait to be recognized by the Mayor.”

No one appeared.

3. Chamber / EDC Report: Executive director, Sara Ritter, was not present.
4. Old Business: N/A
5. New Business:
  - a. Consider contract for consulting services with RDG for Downtown Streetscape Planning. Engineer Brungardt apologized for the delay in getting the contract negotiated. The proposed scope is heavy on public involvement, planning and concepting. Because the extent of the improvements is yet to be determined, it is important to include ample opportunity for dialogue with those impacted. There isn't much design included in this contract because we do not know the extent and nature of the project at this time. There will be a full topographical survey of the downtown area, and will also look at the design for the sidewalk along the west side of the Dollar General building. If funding allows, that sidewalk could be designed and installed in Spring, 2009. There will be further discussions as this project moves forward.

Discussion between Councilwoman Templin and Engineer Brungardt on what is being proposed. She questioned that some of this public work has already been done through public meetings and Mr. Shukert walking through the downtown area during the initial presentation of the Downtown Plan. Engineer Brungardt stated this scope would go into much more detail on the project, and allow the public to see exactly how the project will directly affect their individual property.

Motion by Councilwoman Templin to authorize the Mayor to sign the agreement for professional services with RDG for the planning and design work for the Downtown Streetscape project for the lump sum amount of \$46,980.00; second by Drennon.

Roll Call:	Cannon	Yes	Morse	Yes
	Drennon	Yes	Templin	Yes
	Maniez	Absent		

Motion carried.

- b. Consider Contract for Guardrail Repair Project at Cedar Creek Bridge. Administrator Guilfoyle said he received two quotes for the repairs. Councilwoman Templin asked if the culprit had been caught. Administrator Guilfoyle said it is likely someone was moving a piece of farm equipment across the bridge and caught the guardrail. The City's insurance does not cover the damage to the guardrail. Funding will be taken from the Street Department budget.

Motion by Councilman Morse to award a contract to Highway Safety Solutions for an amount not to exceed \$7,584.96; second by Cannon.

Roll Call:	Cannon	Yes	Morse	Yes
	Drennon	Yes	Templin	Yes
	Maniez	Absent		

Motion carried.

- c. Discussion About a Formal TIF Policy (preliminary draft). Administrator Guilfoyle said the Council had discussed an interest in creating a formal TIF policy. The City’s financial advisor, Jeff White, has provided a draft of such a policy. City Attorney Patrick Reavey has reviewed the policy, as well as the City’s bond counsel, Gary Anderson. Administrator Guilfoyle referred to the nine (9) “blight” requirements set by state law, 5 of which would have to be met for a TIF incentive to qualify. Council discussed the length of time a TIF would be applicable, the maximum allowed by Kansas law being 20 years. Council has total discretion in the granting of a TIF incentive. Further discussions between Administrator Guilfoyle, Mayor Anderson and the Council members regarding the proposed TIF policy. Council requested staff continue and provide the final policy for approval at the next meeting. Council discussed potential redevelopment areas, beyond those areas that are located within the existing Enterprise Zone, that might qualify for TIF financing, e.g., Lakeview Heights and Clearview City.
- d. Consider Ordinance Implementing Emergency Snow Routes Within the City. Administrator Guilfoyle stated the street department was concerned about snow routes being identified so that streets can be cleared properly without vehicles being parked on designated streets considered to be emergency snow routes. Discussion between Councilman Morse and Administrator Guilfoyle regarding the emergency routes. Councilman Morse said Wea Street was a difficult street to be regarded as an emergency snow route due to the nature of the parking situations. Discussion ensued.

Motion by Councilman Morse to approve Ordinance No. 2216 Amending Chapter XIV of the City Code to Include New Article 6 Providing for Emergency Snow Routes Within the City, and to remove item 6 taking Wea Street off of the list of routes; second by Cannon.

Roll Call:	Cannon	Yes	Morse	Yes
	Drennon	Yes	Templin	Yes
	Maniez	Absent		

Motion carried.

- 6. Executive Session: N/A
- 7. Advisory Reports:
  - a. City Administrator, Pat Guilfoyle, said the employees brought up the point that Christmas falls on Thursday this year. City Hall is usually closed on Christmas Eve, which falls on Wednesday this year, and is closed on Christmas Day, Thursday. The employees would prefer to take Christmas Day and the Friday after. Council discussion. Councilwoman Templin said she would be willing to close City Hall at noon on Christmas Eve because no one will be coming in to City Hall; the public will be shopping, cooking and spending time with their families. Council agreed.

Motion by Councilwoman Templin that City Employees are given a half a day off on Christmas Eve; and to change their time off this year from Christmas Eve to the Friday after Christmas; second by Drennon.

All Council approved by “ayes”.

- b. City Attorney, Patrick Reavey, was not present.

- c. City Engineer, Mike Brungardt, no report.
- d. City Planner, Linda Bohnsack, referenced the new pages included in the packets and stated that these should bring all planning manuals up-to-date. She asked if the Council is agreeable to the joint workshop with the Planning Commission on November 20<sup>th</sup> at 6:00 p.m. Council agreed. Citizen response has been good regarding the proposed rezoning.
- e. City Clerk, Lana McPherson, confirmed those attending the Council of Mayors' Dinner on Wednesday, December 3<sup>rd</sup>.

8. Council & Mayor Comments:

Mayor Anderson said the Council of Mayors' needed a photo of the Council members.

No further comments by Council.

Motion by Councilman Drennon to adjourn at 7:50 p.m.; second by Templin.

All Council approved by "ayes".

Respectfully submitted:

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Lana R. McPherson, MMC, City Clerk