

CITY OF DE SOTO
CITY COUNCIL
City Hall, 32905 W. 84th Street
February 1st, 2007, at 7:00 P.M.

MINUTES

The meeting was called to order with Roll Call by Mayor David Anderson.

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

Guest signed the book on page 84.

Mayor Anderson led the Pledge of Allegiance.

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 January 18th, 2007.
 - b. Approve Pay Ordinance No. 562.
 - c. Approve Resolution No. 774 to Correct Park Fees.
 - d. Authorize Mayor to Enter into Maintenance Agreement with Thane Palmberg.

Motion by Councilman Morse to approve the Consent Agenda; second by Cannon.

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

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: Sara Ritter, Executive Director, said the EDC Board was notified there was a lack of signage along the K-10 Corridor. A letter was sent to the Planning Commission. A meeting was held on January 12th and discussion took place regarding the signage and comments were heard from area real estate agents and developers. An option was discussed that there could be City-owned signage that is “content neutral” that would be generic as far as real estate available. Mrs. Ritter said there was also discussion regarding some directional signage for various places within the City. She is asking for Council input regarding some signage. She said the committee would like to see some type of signage provision on the CIP workshop on February 8th for further discussion.

Discussion by Councilwoman Templin on possibly some directional signage within

the City. Councilman Morse asked if there was a problem in getting people's attention to get off of K-10 to see the amenities offered in De Soto. Discussion by Council. Mayor Anderson asked if a Council person(s) would like to work with the EDC on signage. Councilman Morse and Councilwoman Cannon said they would volunteer to work with the sign committee.

4. Old Business: None.

5. New Business:

- a. Consider request from De Soto Relay for Life Committee. Rita Jones, Chair for the Relay, thanked the Council for sponsoring the Wall of Hope banner in Washington, D.C. last year. She said it very exciting to represent De Soto in the Kansas section and over 4,000 groups were represented. She is asking for the City's support again this year. The Wild, Wild West Casino night is being co-sponsored by the Chamber and VFW on February 24th. Rita also gave the Council members a Relay key chain. The Relay is June 1st at 6:00 p.m.

Motion by Councilman Maniez to do the Partner in Hope sponsorship in the amount of \$1,000; second by Cannon.

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

Motion carried.

- b. Consider Pool Fee Structure. City Administrator Guilfoyle said Jay Garvin, Director, has checked around with other cities and has requested the fees remain the same as 2006. There will not be an early sign-up discount offered this year. Council agreed to the same fees as requested by Mr. Garvin.
- c. Consider Picnic Shelter Rental. City Administrator Guilfoyle said there has been a request to allow people to reserve the shelter at Miller Park. Council discussed the fees and the posting of a reservation sign. Discussion by Councilwoman Templin on the person also having a reservation letter.

Motion by Councilwoman Templin to authorize staff to include the shelter fees into Resolution No. 774; second by Canon.

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

Motion carried.

- d. Consider Bids for Aquatic Center Storage Building. Administrator Guilfoyle discussed the differences in the bids concerning contractor's licensing and insurance. One of the contractors did not meet all the requirements in the bid specs. Staff is recommending the bid be awarded to Towner Construction in the amount of \$16,278.00. Discussion by Attorney Reavey regarding the three bids.

Motion by Councilwoman Templin to authorize the Mayor to accept the bid from Towner Construction in the amount of \$16,278; second by Morse.

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

Motion carried.

- e. Consider EDC Recommendation for EDC 2007 Programs Funded by the Transient Guest Tax. Sara Ritter and Dustin Baker said this is the 2007 request for funding for an updated trade brochure, The De Soto Advantage, at a cost of approximately \$6,000. Another request is for the newsletter in the amount of \$2,000. Mrs. Ritter said there is a need for updating the Community Guide at a cost of \$3,000. Ingram’s Magazine has requested a community profile for De Soto in the past, and she would like to set aside some funds for this again, or something similar. Mrs. Ritter is requesting a total amount of \$13,000 this year.

Dustin Baker said the networking reception was well-received by those outside of De Soto. He said many comments were made that De Soto is “different and unique” in that all the entities, i.e. City Council, Planning Commission, Chamber, EDC, and City staff were working together for the common good of the City. He thanked the City Council and staff for working together for the benefit of the City.

Councilman Morse said he thinks this should be looked at again at the next meeting to ensure there is enough funding for the Sesquicentennial and the EDC request. The Sesquicentennial Committee is receiving \$10,000 from the Transient Guest Tax for 2007. City Administrator Guilfoyle said there is a line item in the 2007 budget for EDC at \$15,000. The funding request is available.

Motion by Councilwoman Cannon to accept the EDC’s program as requested in the amount of \$13,000 from the Transient Guest Tax; second by Morse.

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

Motion carried.

- f. Discussion Regarding Approval of Consultant’s Proposed Downtown Revitalization Program. Sara Ritter discussed the proposed program and said there are funds available for the approval of this “living document” for revitalization. The 83rd Street downtown improvements are in the CIP program. She stated the downtown street improvements are a first step in the program. Discussion by Attorney Reavey and Engineer Brungardt on the plan and the CIP program as related to current ordinances and zoning regulations. Discussion by Councilman Maniez that the plan is “pretty impressive”. He suggested throwing “Concept A” out of the plan as no one he has talked to wants to lose Miller Park.

Mayor Anderson said he appreciated Councilman Maniez stating his opinion on what is liked and what isn’t. This is the starting point of a concept plan. Councilman Morse said he agrees Concept A should be taken out. He also asked about the roundabout proposed at 83rd and Lexington. Discussion that this roundabout would straighten out Kaw Avenue and promote travel through the downtown business district. Council agreed “Concept B” is fine. Discussion by Mayor Anderson and Engineer Brungardt on discussing the redefining of the City’s regulations for the revitalization of the downtown area. Discussion by Councilman Maniez and Engineer Brungardt regarding the parking regulations

and other zoning regulations having some discretion in the revitalization area.

Discussion by Engineer Brungardt that some discretion could be given for the specific revitalization area. Mayor Anderson said there are numerable ideas for redevelopment. He asked how the plan should start going together. Discussion by staff and Council members. Mrs. Ritter will discuss a cost with Mr. Shukert.

Council agreed to further discuss Concept B and the cost of Mr. Shukert's services on zoning regulations for the revitalization area. Councilwoman Templin asked for a copy of the Enterprise Zone.

- g. Consider Final Plat for Intervet Addition located north of 87th Street between Sunflower Road and Timber Trails Drive. Engineer Brungardt said Intervet wishes to construct a new building on their campus. The Planning Commission approved the Site Plan on January 23rd, 2007, and also approved the Final Plat. Representatives of Kaw Valley Engineering are present tonight.

Councilman Maniez asked why the City is allowing the applicant to piece meal the platting of the entire property to avoid the excise tax payment for the 166 acres. Discussion by Engineer Brungardt on the excise tax with the Council and Attorney Reavey. Discussion by Council and staff.

Motion by Councilman Morse to approve the Final Plat for Intervet; second by Cannon.

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

Motion carried.

Mayor Anderson called a five-minute recess at 8:30 p.m.
Mayor Anderson reconvened the Council at 8:35 p.m.

6. Executive Session:

Motion by Councilman Maniez to go into Executive Session at 8:32 p.m. for ten minutes to return at 8:42 p.m. for attorney-client privilege to include Pat Guilfoyle; second by Templin.

All Council approved by "ayes".

Motion by Councilman Maniez to return to regular session at 8:42 p.m. and only the item stated was discussed and no votes were taken; second by Templin.

All Council approved by "ayes".

7. Advisory Reports:

- a. City Administrator, Pat Guilfoyle, said he is real excited about the meeting next Thursday with all the groups. He then discussed a personality quiz – FIRO-B, that discusses three basic personality factors: Inclusion, Affection, Control. He asked Council to participate in the quiz. Administrator Guilfoyle provided Council with an Agenda for the Thursday meeting next week.

The concept committee meeting was held on the Riverfront Park. He outlined the next step and requested the Council meet on February 15th prior to the

regular Council meeting. Council agreed to meet at 6:00 p.m. on February 15th.

Councilman Maniez asked Administrator Guilfoyle why non-elected committee people are being involved in the final decision making of spending taxpayer funds as he feels this is one of the reasons Council members are elected; they are the watch dogs of City spending. Discussion with Administrator Guilfoyle on the process of involving the staff and other City committees; however, the Council does have the final say in how the money is spent and the priorities of the CIP. Further discussion on each committee's wants and expectations and how to come to the best final decision for the good of the community.

- b. City Attorney, Patrick Reavey, said he received a call from Mark Bilquist at the Fire District. They still have some issues to work through before they will present their proposed plan to the City. Attorney Reavey also provided Council with a memo on the railroad easements.
- c. City Engineer, Mike Brungardt, said the traffic signal construction should start next week, weather permitting. He said February will be a busy month for the new wastewater treatment plant with testing of the new equipment.
- d. City Planner, Kim Buttrum, was not present.
- e. City Clerk, Lana McPherson, asked for Council approval to have the Sesquicentennial logo on the Relay for Life shirts this year. Council approved.

8. Council & Mayor Comments:

Councilwoman Cannon had no comments.

Councilman Morse asked how the salt supply is holding. Administrator Guilfoyle said more salt has been ordered just in case. Councilwoman Cannon asked how many tons were ordered.

No further comments by Council and Mayor Anderson.

Motion by Councilwoman Templin to adjourn at 9:10 p.m.; second by Cannon.

All Council approved by "ayes".

Respectfully submitted:

Lana R. McPherson, CMC
City Clerk