
AGENDA
MINUTES
(amended 8/9/04 per Council vote)

BASEHOR CITY COUNCIL

July 26, 2004

6:00 PM

Basehor City Hall

Official Presiding: Pres. Julian Espinoza

Members Present: John Bonee (arrived at 6:03 p.m), Iris Dysart, Bill Hooker

Members Absent: Joseph Scherer, Keith Sifford

Staff Present: David Fuqua, Mary Mogle, John Thompson

Newspaper: Clark Corbin, Basehor Sentinel

In the absence of Mayor Joseph Scherer, the meeting was called to order by council president Julian Espinoza. Roll call was answered with all council members present except John Bonee and Keith Sifford. Pledge of Allegiance was recited followed by a moment of silence. (Councilman Bonee arrived at 6:03 p.m.)

President Espinoza announced, at the advice of legal counsel, agenda items #8 (New Business) and #10 (Action Items) would be removed from the agenda.

MINUTES

A motion was made by B. Hooker and seconded by I. Dysart to approve the Minutes of July 12th and telephone poll of July 13, 2004 as written. All aye. Motion carried 4-0.

FINANCIAL REPORTS

A motion was made by J. Bonee and seconded by B. Hooker to approve the Vendor Payments, Financial Reports and Investment Recommendations as presented. Discussion followed. All aye. Motion carried 4-0.

SCANNED

2-15-07 *BT*

UNFINISHED BUSINESS**Item #1. Condemnation Process and Acceptance of Force Main Wastewater for Theno Farms**

Joe McAfee, engineer for Theno Farms, reported he was unable to finalize the legal description that was necessary to proceed with the condemnation process and acceptance of force main wastewater for the development known as Theno Farms. Mr. McAfee explained Mr. Theno was in the process of trying to work with Falcon Lakes to share the cost of part of the line. He expects to have all paperwork ready by the end of the week and would forward to the city attorney.

Item #2. Approve Final Draft and Schedule Public Hearing for Proposed 2005 Budget (8/16 @ 6:00 p.m.)

The city treasurer has requested the public hearing for the proposed 2005 Budget be set for August 16, 2004 at 6:00 p.m.

Councilman Hooker complimented the city treasurer for his efforts in compiling the budget. Council agreed.

NEW BUSINESS**Item #1. Purchase Equipment for City Park**

The Basehor Park Advisory Board has requested council approval for the purchase of two message boards (\$820), two tables (\$1,578) and asphalt for walking path (\$8500). Park Board member, Judy Goens, also requested approval for a restroom facility. The city superintendent stated he does not have a drawing or cost estimate ready and requested an additional thirty days before placing the item on the agenda for action.

Item #2. Survey for Low-Moderate Income (LMI) Status

The city administrator reported, in past years, the City of Basehor has not been able to qualify for large grants due to the City's low-to-moderate income status. The City's current rate is 36.6%. Mr. Fuqua reported the City may take steps to try to qualify, a portion or all, of the town by performing a physical survey. The problem with performing the survey is that 80% of the forms must be returned in order to qualify for the required 51% LMI. He suggested sending the survey out with the water bills, give a \$5.00 reduction on their utility bill when the survey was returned, or have a civic organization distribute the forms.

The city administrator was directed to check with area civic organizations to see if they were willing to assist with the project and return with the information at a later date.

Item #3. Approve Plans for Street and Storm Sewers for Phase II of Honey Creek Farms

The city planner recommended approval of plans for street and storm sewers for Phase II of Honey Creek Farms. The final plat and subdivision improvements agreement was approved on May 10th. There was no discussion among the council at this time.

Item #4. Transfer From Sewer Fund to Bond & Interest Fund

The city treasurer requested a transfer of \$206,000 from the Sewer Fund to the Bond & Interest fund to make the State Revolving Loan payment. There was no discussion among the council at this time.

Item #5. Contractor Payments for North Interceptor Project

Pay Request #1 to Miles Excavating in the amount of \$56,697.58 for work performed on the North Interceptor Project. There was no discussion among the council at this time. (Note: This amount was included in the amount listed in Item #7)

Item #6. Contractor Payments for Pinehurst Benefit District

Pay Request #7 to King Construction Co. in the amount of \$194,289.49 for work performed on the Pinehurst Benefit District. There was no discussion among the council at this time.

Item #7. Contractor Payments for 24-40 Hwy Interceptor Project

Pay Request #39 includes payments to Ponzer Youngquist (2795.15), Ray Lindsey Co., (6174.00), McAfee Engineering (32605.00) and Miles Excavating (890000.98). There was no discussion among the council at this time.

Item #8. Accept or Deny Termination of Mike Hooper, Code Administrator

Item removed from agenda at the advice of legal counsel.

Item #9. Recommendation to Proceed with Collection and Preparation of Contract Documents for 24-40 Hwy Lane Widening Project (Pinehurst Benefit District)

Engineer Joe McAfee reported Miles Excavating was the low bidder for the 24-40 Hwy Pinehurst Benefit District Lane Widening Project. The bid was for \$298,165.35. He reported this project was the final project to be awarded for the benefit district and recommended the Council authorize him to proceed with collection and preparation of the contract documents with Miles Excavating.

Council questioned Mr. McAfee regarding the direction, width, and purpose of the project. He noted the lane widening was to allow for acceleration and deceleration lanes (1/4 miles, 12 ft wide with shoulder).

CITIZENS AND PETITIONS

Item #1. Citizen Comments Regarding Agenda Items

President Espinoza asked if there were any members of the audience who wished to speak regarding an agenda item. No one came forward; therefore, the public portion of the meeting was closed.

ACTION ITEMS

Item #1. Approve or Deny Condemnation Process and Acceptance of Force Main Wastewater for Theno Farms

A motion was made by B. Hooker and seconded by I. Dysart to table action until a later date. All aye. Motion carried 4-0.

Item #2. Approve or Deny Final Draft and Schedule Public Hearing for Proposed 2005 Budget (8/16 @ 6:00 PM)

A motion was made by B. Hooker and seconded by J. Bonee to approve the final draft and schedule the public hearing for Proposed 2005 Budget on August 16, 2004 at 6:00 p.m. All aye. Motion carried 4-0.

Item #3. Approve or Deny Purchase Equipment for City Park

A motion was made by B. Hooker and seconded by J. Bonee to approve the purchase of two message boards (\$820.00), two picnic tables (\$1,578.00) and asphalt for walking path (\$8,500.00) as presented. All aye. Motion carried 4-0.

Item #4. Approve or Deny Survey for Low-Moderate Income (LMI) Status

A motion was made by J. Bonee and seconded by B. Hooker to table action until the city administrator could bring back additional information. All aye. Motion carried 4-0.

Item #5. Approve or Deny Plans for Street and Storm Sewers for Phase II of Honey Creek Farms

A motion was made by J. Bonee and seconded by I. Dysart to approve the plans for street and storm sewers for Phase II of Honey Creek Farms. All aye except B. Hooker. Motion carried 3-1.

Item #6. Approve or Deny Transfer From Sewer Fund to Bond & Interest Fund

A motion was made by J. Bonee and seconded by B. Hooker to transfer \$206,000 from the Sewer Fund to Bond & Interest Fund to make State Revolving Loan Payment. All aye. Motion carried 4-0.

Item #7. Approve or Deny Contractor Payments for North Interceptor Project

A motion was made by J. Bonee and seconded by I. Dysart to approve contractor payment of \$56,697.58 for North Interceptor Project. All aye. Motion carried 4-0. (Note: This amount is included in Item #9, State Revolving Loan Pay Request #39)

Item #8. Approve or Deny Contractor Payments for Pinehurst Benefit District

A motion was made by J. Bonee and seconded by B. Hooker to approve contractor payment to King Construction in the amount of \$194,289.49 for the Pinehurst Benefit District. All aye. Motion carried 4-0.

Item #9. Approve or Deny Contractor Payments for 24-40 Hwy Interceptor Project

A motion was made by B. Hooker and seconded by J. Bonee to approve contractor payments in the amount of \$130,575.13 for 24-40 Hwy Interceptor Project (Pay Request #39 State Revolving Loan) as presented. All aye. Motion carried 4-0.

Item #10. Accept or Deny Termination of Mike Hooper, Code Administrator

Removed from action per legal counsel recommendation.

Item #11. Accept or Deny Recommendation to Proceed with Collection and Preparation of Contract Documents for 24-40 Hwy Lane Widening Project (Pinehurst Benefit District)

A motion was made by J. Bonee and seconded by I. Dysart to approve recommendation to proceed with collection and preparation of Contract documents for 24-40 Hwy Lane Widening Project in the Pinehurst Benefit District. All aye. Motion carried 4-0. (Note: Low Bid was Miles Excavating at \$298,165.35)

EXECUTIVE SESSION (Discuss Personnel and Attorney-Client Privileged Matters)

A motion was made by J. Bonee and seconded by B. Hooker to recess into an executive session for forty-five minutes to discuss personnel and attorney-client privileged matters. All aye. Motion carried 4-0. (6:45 p.m)

At 7:30 p.m. the regular meeting was called back to order with President Espinoza announcing they needed an additional thirty minutes to finish their discussion.

(Mayor Scherer arrived but did not join the executive session)

A motion was made by B. Hooker and seconded by I. Dysart to recess back into executive session for an additional thirty minutes. All aye. Motion carried 4-0. (7:30 p.m.)

At 8:00 p.m. the regular meeting was called back to order by President Espinoza. Mayor Scherer was present; however, he suggested Mr. Espinoza finish the regular meeting and he would take over during the worksession.

MAYOR'S REPORT

There were no reports.

COUNCIL MEMBER REPORTS**Julian Espinoza**

Chamber of Commerce Update - President Espinoza updated the Council regarding Chamber of Commerce projects.

- Chamber holds a Board meeting and Membership Meeting once a month
- Presented William Clark the Citizen of the Year Plaque
- 4 Basehor Businesses were given awards at the Countywide Annual Business

- Recognition Banquet
- Chamber of Commerce to attend T-Bones game in August
 - Economic Development Committee continues to work delingently to promote Basehor and area businesses.

Following his report, President Espinoza announced that Mayor Scherer was not involved in any of the executive session discussions.

ADJOURNMENT

There being no further business to discuss, a motion was made by J. Bonee and seconded by I. Dysart to adjourn the meeting. The meeting was adjourned at 8:05 p.m.

WORKSESSION

The Council met directly following the regular meeting to discuss the following agenda items. Written minutes are not required for worksession.

- Item #1. Discuss One-Cent Sales Tax Designation
- Item #2. Approve City Cost share of 24/40 Sewer Interceptor, Phase I & II
- Item #3. Discuss Amendments to Chapter II, Animal Control Code
- Item #4. Discuss Fire Station/Parking Lot
- Item #5. Discuss Service Delivery Plan Schedule for Cedar Lakes/Briarwood Commercial Annexation
- Item #6. Discuss Amendments to Business License Ordinance
- Item #7. Discuss Economic Development Review Committee/Chamber Participation

Submitted for Council approval with/without corrections this 9th day of August, 2004.

Attest:

Mary A. Mogle, CMC City Clerk

Mayor Joseph Scherer

