
Minutes

BASEHOR CITY COUNCIL

January 26, 2004

7:00 PM

Basehor City Hall

Official Presiding: Julian Espinoza, Council President

Members Present: John Bonee, Iris Dysart, Bill Hooker, Keith Sifford

Members Absent: Mayor Joseph Scherer

**Staff Present: Mike Hooper, Mary Mogle, Gene Myracle, Baron Powell,
Vince Weston, John Thompson, Joe McAfee**

Newspaper Represented: Josh Roberts, Basehor Sentinel

In the absence of Mayor Scherer, the meeting was called to order at 7:03 p.m. by council president Julian Espinoza. All members were present except Councilman Bonee. Pledge of Allegiance was recited followed by a moment of silence. (Councilman Bonee arrived at 7:04 p.m.)

MINUTES

A motion was made by B. Hooker and seconded by K. Sifford to approve the minutes of January 12, 2004 Council Meeting, polls of January 13, January 20, and January 23, 2004 as written. All aye. Motion carried 5-0.

FINANCIAL REPORTS

A motion was made by K. Sifford and seconded by J. Bonee to approve the vendor payments as presented. All voted in favor except Councilman Hooker. Motion carried 4-1.

STAFF REPORTS

City Treasurer

City treasurer Baron Powell reported the accounts receivable ledger included in their packets showed outstanding invoices owed to the City of Basehor as of December 31, 2004 from developers, builders, and business owners. Mr. Powell noted the \$175.00 invoice owed by Mr. Mario Moore should be credited per the code administrator.

SCANNED

2-15-17 *BT*

President Espinoza noted the method of assessment was currently under revision and would solve some of the complaints that have been raised by the developers and builders regarding inspection and review fees.

City Superintendent

City Superintendent, Gene Myracle, reported he was in contact with Ray Lindsey Co. regarding the purchase and installation of the impeller for the Falcon Lakes Lift Station. He noted he has been negotiating with Ray Lindsey Co. regarding the cost to install the impeller. The company wants \$1500 to install the impeller when his staff could install the equipment in a couple of hours.

President Espinoza thanked Mr. Myracle and his staff for a job well done in maintaining the city streets during the recent ice storm.

UNFINISHED BUSINESS

Item #1. North Interceptor Line

No discussion at this time.

Item #2. Purchase of New Police Car

Chief Weston reported the issue was brought up at the last meeting regarding the difference in mileage of the 1999 Explorer and the Crown Victoria's. He explained the Explorer is not equipped as a pursuit vehicle and would easily turn over when used at a high rate of speed. The chief noted the 4-Wheel drive vehicle is used for times when the weather is bad, for special events such as parades, and on occasion put into rotation when all vehicles and officers are needed on the street. He noted cages and camera units are not made for this year and style of Explorer and the intent of the Explorer is to be in the fleet longer (possible seven to ten years) than the Crown Victoria's.

President Espinoza stated he was not totally convinced at this time that another vehicle was necessary and suggested waiting three months to take action regarding the purchase.

NEW BUSINESS

Item #1. Proclamation Proclaiming Friday, April 16 as Bonner Springs-Edwardsville and Basehor-Linwood Night At Kauffman Stadium

President Espinoza reported he had the pleasure of joining the mayor's of

Bonner Springs and Edwardsville in signing a proclamation proclaiming Friday, April 16, 2004 as "Night At Kaufman Stadium" where Bonner Springs and Basehor-Linwood High Schools would play each other in a free-admission game. The proclamation was read aloud by President Espinoza.

CITIZENS AND PETITIONS

President Espinoza announced that all presentations are limited to five minutes after they announce their name and address.

Item #1. George Smith

Re: Speak regarding planning and streets

Mr. George Smith, 14923 Parallel, stated he came before the Council as a citizen, not as a representative of the planning commission. Mr. Smith noted he felt the City should come up with a plan and "stick" to it. He gave several examples of actions that were taken in the past and then reversed or modified. He urged the Council to revise the Comprehensive Plan so that the planning commission and governing body could make decisions based on written documentation. He urged Council to set a time line to design an overall plan showing milestones, goals and objectives, obtain input from residents, businesses and organizations. The plan should be "vision driven". (Mr. Smith's written notes are being incorporated by reference as part of the original minutes.)

Item #2. Citizen Comments Regarding Agenda Items

President Espinoza opened the floor to any one present wishing to speak regarding an agenda item. No one came forward; therefore, the public portion of the meeting was closed.

EXECUTIVE SESSION

A motion was made by K Sifford and seconded by I. Dysart to recess into executive session for up to thirty-five minutes to discuss legal issues. All aye. Motion Carried 5-0. (7:31 p.m.) Mike Hooper was invited into the executive session.

At 8:06 p.m, President Espinoza called the regular meeting to order announcing it was necessary to reconvene into another executive session for up to twenty-minutes for the purpose of discussing legal issues.

A motion was made by K. Sifford and seconded by B. Hooker to recess into executive session for up to twenty-minutes to discuss legal issues. All aye. Motion carried 5-0. (8:10 p.m.) Gene Myracle and Joe McAfee were asked to attend the executive session.

At 8:28 p.m., the regular meeting was called back to order by President Espinoza, who announced that it was necessary once again to go back into executive session for up to twenty-minutes to discuss legal issues.

A motion was made by B. Hooker and seconded by I. Dysart to recess into executive session for up to twenty-minutes to discuss legal issues. All aye. Motion carried 5-0. (8:30 p.m.) Gene Myracle and Joe McAfee were asked to attend the executive session.

At 8:55 p.m., the meeting was called back to order with President Espinoza apologizing to the audience for all the executive sessions and announced there was no formal action taken in any of the executive sessions.

ACTION ITEMS

Item #1. Approve or Deny Work To Be Done On Poplar Sanitary Sewer

President Espinoza stated Action Item #1 should be restated to read "Approve or Deny to allow the city engineer to prepare the necessary documents to take the Poplar Sanitary Sewer project to the next level".

A motion was made by B. Hooker and seconded by J. Bonee to approve to allow the city engineer to prepare the necessary documents to take the Poplar Sanitary Sewer project to the next level. All aye. Motion carried 5-0.

Item #2. Approve or Deny Purchase of Police Car

President Espinoza stated Action Item #2 should be restated to read "Approve or Deny to table action to purchase a new police car for ninety days".

A motion was made by B. Hooker and seconded by J. Espinoza to approve to table the purchase of a new police car for ninety days. Discussion followed. Hooker, Espinoza, Sifford-Aye. Bonee, Dysart-Nay. Motion carried 3-2.

MAYOR'S REPORT

President Espinoza announced there were no reports to be made at this time except that Mayor Scherer would be back in town and present at the next meeting in February.

COUNCIL MEMBER REPORTS

Bill Hooker

Councilman Hooker stated he wished to discuss possible sewer rates for Basehor Suds car wash. Mr. Hooker suggested the following concessions be made for the owner, 1) grant 25-30% discount of current rate; 2) allow adjustment once annually; 3) discount to take effect in May of every year.

The city treasurer noted he performed some calculations of his own and noted Mr. Moore was making a net profit of \$11,000-\$12,000 per month. Those calculations do not include taxes and mortgage payments. The city clerk reported she has received responses from five other cities regarding how they handle high usage businesses and will have more information at the next meeting.

ADJOURNMENT

There being no further business to discuss, a motion was made by K. Sifford and seconded by J. Bonee to adjourn the meeting. All aye. Meeting adjourned at 9:05 p.m.

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



Attest

A large, stylized handwritten signature in blue ink, written over a horizontal line.

Joseph Scherer, Mayor

A handwritten signature in black ink, written over a horizontal line.

Mary A. Mogle, City Clerk

Thank you ...

I stand before you tonight, not as a spokesperson for the planning commission, but as a concerned resident who happens to be a member of the planning commission.

I realize that what I am about to say is not revolutionary, that it is common sense to all of us but I feel the need to air my concerns. I do not intend to point a finger or place blame on anyone.

In the past year several proposals have come before the city and been approved based on what I believe is a very weak comprehensive plan.

- 1) The temporary bank building turned permanent.
- 2) Pinehurst - Apartments etc. controversial density
- 3) Basehor Plaza - North / South road
- 4) Prairie Gardens - Duplex lot split resulting in some substandard lot sizes.
- 5) Maples subdivision - Poor access

In addition, several issues have come before the council that I believe underscore the need for a very comprehensive plan. Or maybe better stated a comprehensive CIP Capital Improvement Plan. I realize that this takes time & money but I believe that it is imperative that we have a plan for streets and a vision for the future of the city.

- 1) Sewers - a) Miles development
b) North of city - Falcon Lakes and future developments
c) Wolf creek basin - new plant vs. pumping uphill.
- 2) 147th street improvement
- 3) Post Office location
- 4) Development or Redevelopment of downtown Basehor... impact of abandoning old parts of town. What will the result of no planning be?

It seems to me that the city council is being required to do too much spur of the moment **planning**. We have to get out of the mode of putting out fires and do some planning. I believe that the planning commission is lacking in the kind of work that we should be doing. We have become an "OKAY" committee.

I believe that we need to set a **timeline** for developing a "**Vision**" for the city.

It needs targeted milestones or completion dates.

It needs detailed Goals & objectives.

We need input from residents, the council, local businesses, LAD, and anywhere else that we can get it.

ORIGINAL

I believe that we need a comprehensive plan that is *Vision* driven.

It needs to create a picture of what we want our city to become, what we want to leave as our legacy to the future residents of Basehor.

It should describe the development pace.

It should become a rallying point for the goals and objectives that we have created.

It should show our wisdom to integrate the development of our city with the *Vision*.

It should include a street network to provide a safe and efficient flow of traffic.

It should be considerate of our neighbors, and how we relate with other communities, so that our neighborhoods flow together and flow into the surrounding county and neighboring cities.