

BASEHOR  
CITY COUNCIL MEETING

July 3, 1984  
7:30 p.m.  
Fairmount Township Hall

PUBLIC HEARING

A Public Hearing on Delinquent Sewer and Solid Waste Accounts was held at 7:00 p.m. All Council members except Mark Grube were present with Mayor Forrest Tuter presiding. No citizens appeared.

COUNCIL PRESENT: Anna Mary Landauer  
John Novak  
Loran Wilkes  
Bob Van Cleave  
Mark Grube (arrived late)

PRESIDING OFFICER: Forrest L. Tuter, Mayor

OTHERS PRESENT: Susan E. Guy, City Clerk  
Jane Scherer, Treasurer  
John Thompson, City Attorney  
Lloyd Beth, Chief of Police

DELINQUENT SEWER AND SOLID WASTE

Anna Mary Landauer moved the list of delinquent sewer and solid waste accounts as presented to the Council as follows be certified to the County Clerk to be added to the property tax rolls. Sewer - \$1,853.84; Solid Waste - \$876.73; Total - \$2,730.57. The motion was seconded by John Novak. All aye. Motion carried. Mrs. Guy was instructed to forward this list to the County Clerk. Mrs. Guy said she will request the amounts of sewer and solid waste be kept separate so that moneys collected can be credited to the respective accounts.

MINUTES

The minutes of the June 5, 1984 Council meeting were reviewed. Loran Wilkes moved the minutes of the June 5, 1984 meeting be approved as presented. The motion was seconded by John Novak. All aye. Motion carried.

The minutes of the June 12, 1984 Special Meeting, June 18, 1984 Special Meeting and June 25, 1984 Special Meeting were presented for review. Anna Mary Landauer moved the minutes of the June 12, 18 and 25, 1984 Special Council Meetings be approved. The motion was seconded by John Novak. Anna Mary Landauer, John Novak and Loran Wilkes voted Aye. Bob Van Cleave voted No, stating he had not had an opportunity to read all of the minutes.

SCANNED

3-7-7 *st*

TREASURER'S REPORT

The Treasurer's Report dated June 30, 1984, was presented. Mayor Tuter explained the check to Smith & Loveless in the amount of \$545.94 was for a vacuum pump for the Lift Station. The check to Aer-O-Later in the amount of \$100.13 was for a breaker box for the control panel on the North Lagoon.

Loran Wilkes moved the Treasurer's Report dated June 30, 1984 be approved. The motion was seconded by Bob Van Cleave. All aye. Motion carried.

Mark Grube arrived.

MUNICIPAL COURT REPORT

The Municipal Court Report dated June 11, 1984, was approved as presented. The motion was seconded by Anna Mary Landauer. All aye. Motion carried.

LIBRARY

Kon Martin presented information on the proposed library for Basehor. She said the first meeting of the Library Committee had over thirty persons in attendance from both the City and the surrounding area. She said the Fairmount Township Board had given permission to use space in the Township Hall for the Library which would allow them to qualify for a grant. She said the space available at the Township Hall and its availability would be a problem for a library. She asked if a portion of the new city building might be available for a library.

John Novak mentioned the success of the Kansas City, Kansas Library which is part of the public school system. Mrs. Martin said there is a library program available at the school this summer to area residents. Mrs. Martin also said there is a possible mill levy available for libraries.

Mayor Tuter told Mrs. Martin it would be noted that if there is space available in the new city building the library would be interested.

CABLE TOWER

Bob Brayn, who lives at 1006 North 155th Street, told the Council he is not happy with the cable TV tower placed on Breuer's property to the north of his property. He said if the tower fell it would hit his house. He said the satellite dishes were too close to the property line.

John Thompson said that although the zoning ordinance requires a building permit for construction of a tower, a permit may not be necessary if there was a nonconforming pre-existing use. He said at this point it may be necessary for the Council to back up and go through the permit procedure.

Following discussion by the Council, Mr. Thompson and Ron Bacon, County Planning Director, Mayor Tuter asked Mr. Bryan if he objected to the tower or the location of the tower. Mr. Bryan said he objected to the location of the tower since it was moved to the south end of the building and the previous tower was attached to the north end of the building.

Mr. Bacon suggested the Council could refer the matter to the Planning Commission and Mr. Breuer could make application for a special use permit and public hearing procedure.

Loran Wilkes moved the matter concerning the erection of a tower by Jefferson County Cable be referred back to the Planning Commission to go through a public hearing to determine the issue of a special use permit and the location of the tower on the Breuer property. The motion was seconded by Anna Mary Landauer. John Novak, Loran Wilkes, Anna Mary Landauer and Mark Grube voted Aye. Bob Van Cleave abstained. Motion carried.

#### CODE ORDINANCES

John Thompson said the Council has had an opportunity to review the ordinance regarding the various code standards. He said there was a question raised as to the necessity of adopting the Fire Code and Fire Code Standards. He said the various codes are written in such a way that they work together. The Fire Code deals with a different subject matter and said he would recommend its adoption.

Loran Wilkes moved Ordinance No. 182 be adopted which authorizes the adoption of the Uniform Housing Code, Uniform Plumbing Code, Uniform Mechanical Code, Uniform Fire Code and the Uniform Electrical Code. The motion was seconded by Anna Mary Landauer. All aye. Motion carried.

ORDINANCE NO. 182 -- AN ORDINANCE AUTHORIZING THE ADOPTION OF THE UNIFORM HOUSING CODE, THE UNIFORM PLUMBING CODE, THE UNIFORM MECHANICAL CODE, THE UNIFORM FIRE CODE AND THE UNIFORM ELECTRICAL CODE AND REPEALING ORDINANCE NO. 122, 115 AND ALL OTHER ORDINANCES AND PARTS OF THE ORDINANCES IN CONFLICT THEREWITH.

John Novak moved an emergency be declared and second reading be waived and Ordinance No. 182 to become effective immediately upon its publication. The motion was seconded by Anna Mary Landauer. All aye. Motion carried.

OPEN RECORDS

John Thompson said the Council has had an opportunity to review the Open Records Ordinance and Resolutions the past several months. The Council has been furnished is suggested charges for producing record records. He said passage of this ordinance is necessary to bring the City in compliance with state statutes.

Bob Van Cleave moved Ordinance No. 183 establishing fees to be charged for producing public records and Resolution Nos. 26, 27 and 28 stating the procedure and fees for producing public records be adopted. The motion was seconded by John Novak. All aye. Motion carried.

ORDINANCE NO. 183 - AN ORDINANCE ESTABLISHING FEES TO BE CHARGED TO PERSONS FOR ACCESSING AND/OR COPYING OPEN PUBLIC RECORDS.

John Novak moved an emergency be declared and second reading be waived and Ordinance No. 183 become effective immediately upon its publication. The motion was seconded by Anna Mary Landauer. All aye. Motion carried.

PLANNING COMMISSION REORGANIZATION

Mayor Tuter said he has received recommendations from Anna Mary Landauer and John Novak for appointments to vacancies on the Planning Commission. He said he would like to recommend appointment of John Crum, Robert Heizer and Maurice Meyer to the Planning Commission. Mayor Tuter said Ron Bacon prepared a recommendation of terms for members of the Planning Commission.

Loran Wilkes moved John Crum be appointed to the Planning Commission for a one year term. The motion was seconded by Mark Grube. All aye. Motion carried.

Bob Van Cleave moved Robert Heizer be appointed to the Planning Commission for a one year term. The motion was seconded by Loran Wilkes. John Novak said he has not seen Mr. Heizer at any meetings and asked if Mayor Tuter would consider placing Mr. Heizer on the Board of Zoning Appeals and appointing Daniel Schwartz to the Planning Commission. In a vote, Anna Mary Landauer, Loran Wilkes, Bob Van Cleave and Mark Grube Aye, John Novak No.

Anna Mary Landauer moved Maurice Meyer be appointed to the Planning Commission as a member outside the city limits for a term of one year. The motion was seconded by Bob Van Cleave. All aye. Motion carried.

Loran Wilkes moved the six members of the present Planning Commission be reappointed to the following terms: Roger Brandt, Marion McBrien and Derald Pouppirt - 3 years; Stephen Hill, Jeffrey Bohndorf and Jerry Barlow - 2 years. The motion was seconded by John Novak. All aye. Motion carried.

A discussion was held regarding attendance at the Planning Commission meetings. It was pointed out Ordinance No. 121 addresses removal of Planning Commission members for failure to attend meetings regularly.

BOARD OF ZONING APPEALS

John Novak moved Daniel Schwartz be appointed to the vacancy on the Board of Zoning Appeals. The motion was seconded by Loran Wilkes. All aye. Motion carried.

Anna Mary Landauer moved the following be reappointed to the Board of Zoning Appeals as follows: Leola Oroke and Kent Runnels - 3 years; William Hooker and Daniel Schwartz - 2 years; Harry Leonard - 1 year. The motion was seconded by John Novak. All aye. Motion carried.

TERMS FOR REAPPOINTMENTS TO PLANNING COMMISSION  
AND BOARD OF ZONING APPEALS

It was decided the appointments to the Planning Commission will expire and reappointments made at the July Council meeting each year.

NEIGHBORHOOD WATCH

Lloyd Beth, Chief of Police, told the Council there would be a Neighborhood Watch meeting July 11 at 7:30 p.m. at the High School.

VOTER REGISTRATION

Mrs. Guy said there has been a lot of interest in voter registration and in order to make registration available to more people she would like to have a Voter Registration Night July 16, 1984 at 7:00 p.m. She said she would like to have Pat Massingill assist.

Bob Van Cleave moved Mrs. Guy and Mrs. Massingill hold Voter Registration Night July 16 at 7:00 p.m. The motion was seconded by Mark Grube. All aye. Motion carried.

CHEMICALS FOR LAGOONS

Mrs. Guy said it may be necessary to purchase chemicals for the lagoons. The Department of Health and Environment has been contacted to determine if copper sulfate could be used and the amounts needed. She said last year a chemical was purchased at the recommendation of Mr. Browne; however copper sulfate would be less expensive. Mayor Tuter said this is what was used in the past.

Anna Mary Landauer moved Mrs. Guy be authorized to purchase the necessary chemicals for the lagoons. The motion was seconded by Loran Wilkes. All aye. Motion carried.

APPROVAL OF ADDITIONAL CHECKS

Mayor Tuter said there are two checks which need approval in addition to the Treasurer's Report. Mrs. Guy purchased items for the new city building which include 6 dead bolt locks, a mirror, and a wheel barrel at a garage sale in the amount of \$68.10. The second check is to Evans Insurance in the amount of \$281.00 for three year bonds for the City Clerk, Assistant to the City Clerk and the Treasurer; each in the amount of \$10,000. He said by paying the bond for three years there is considerable savings over the yearly bonds.

John Novak moved a check in the amount of \$281.00 be issued to Evans Insurance for bonds for city officials for three years. The motion was seconded by Bob Van Cleave. All aye. Motion carried.

Loran Wilkes moved a check in the amount of \$68.10 to Mrs. Guy be approved for materials for the city building. The motion was seconded by Anna Mary Landauer. All aye. Motion carried.

WASTEWATER TREATMENT SCHOOL

A Wastewater Treatment School is scheduled for August 1, 2 and 3. Loran Wilkes moved Dick Hayes be authorized to attend the Wastewater Treatment School August 1, 2 and 3 in Lawrence, Kansas, with the City paying the expenses. All aye. Motion carried.

PUBLIC HEARING ON BUDGET

Anna Mary Landauer moved August 7, 1984 at 7:00 p.m., Fairmount Township Hall be set for a public hearing on the budget. The motion was seconded by Loran Wilkes. All aye. Motion carried.

John Novak moved a Special Meeting be held July 17, 1984, at 7:30 p.m. to work on the budget. The motion was seconded by Anna Mary Landauer. All aye. Motion carried.

NORTH LAGOON

Mayor Tuter said there is an erosion problem at the entrance road to the north lagoon. He said there are small culverts under this road which become filled and ineffective.

John Novak moved the City purchase a 24" culvert pipe 16' long for the entrance drive to the north lagoon. The motion was seconded by Anna Mary Landauer. All aye. Motion carried.

STREETS

It was pointed out the streets need to be prepared for chipping and sealing by the County. The County has advised we should let them know when we have the holes filled and sufficient chat and they will begin to do our streets.

CITY-COUNTY JOINT BOARD OF HEALTH

Anna Mary Landauer reminded the Council they have been invited to attend a meeting with the County Commissioners on July 11 at 7:30 p.m. in Leavenworth on the Joint Board of Health.

CITY BUILDING

Anna Mary Landauer reported the lumber for the city building has been delivered and the doors ordered. The carpenters will start work in the morning. She said Albert Lightwine and Tim DeGroot have been hired as carpenters at \$10.00 per hour per man.

Loran Wilkes said the footing has been poured for the inside wall in the building with the help of Don Wilson and Mike Bilyk. It may be necessary to park the truck and tractor outside during the construction.

MOWING LAGOONS

Loran Wilkes said Don Wilson was mowing the south lagoon and got the tractor stuck. He said something is going to have to be done about the fence to allowing mowing in the lagoons.

DOG LICENSE

Mr. Wilkes said there are many dogs that have not been licensed this year and feels the licensing should be enforced.

RECOGNITION OF COUNCILMAN

John Novak said Loran Wilkes has spent a considerable amount of time getting prices on the city building and driving around getting information. He said he would like to make a motion to reimburse Loran Wilkes in the amount of \$100.00 to partially compensate for the expenses he has incurred on this work. Mr. Wilkes said he did this work for the benefit of the City and did not expect compensation for it and would not take any money from the City.

Mayor Tuter said there should be recognition from this Council that both Mr. Wilkes and Mrs. Landauer have put a great deal of time on the city building; however, he said he doesn't think they are done yet.

NO PARKING SIGNS

John Novak asked when the No Parking signs would be installed on Leavenworth Road. Mr. Wilson said he is working on this.

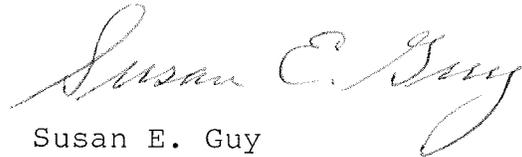
BONDS AND TEMPORARY NOTES

Bob Van Cleave said he has talked with the Bond Attorney regarding combining the Temporary Notes on Streets and Sewers into one bond issue. He said it will necessary to get some computations together to work with. He asked Mrs. Guy to contact the Division of Accounts in Topeka to see if they can help us so that figures will be available for incorporating in the budget.

ADJOURNMENT

John Novak moved the meeting be adjourned. The motion was seconded by Anna Mary Landauer. All aye. Motion carried.

Respectfully submitted,

A handwritten signature in cursive script that reads "Susan E. Guy". The signature is written in dark ink and is positioned above the typed name and title.

Susan E. Guy  
City Clerk