

CITY OF BASEHOR

LEAVENWORTH COUNTY

BASEHOR, KANSAS 66007

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SCANNED

3-12-70

unapproved 4-7-81 SUM

BASEHOR CITY COUNCIL MEETING

MARCH 3, 1981

BASEHOR HIGH SCHOOL STUDY HALL

COUNCIL PRESENT: Anna Mary Landauer, Jim Cook, Margaret Sterner, Garry Eberth

PRESIDING: Mayor Allen Goens

OTHERS PRESENT: Leo Martell, city engineer; Carol Sindelar, Martell's Associate; Douglas Waters, city attorney; Earl Reavis, police chief; Jane Scherer, city treasurer; Sherrie Magaha, city clerk; citizens of the community.

MINUTES

With the exception of a typographical error, the minutes of the last meeting were approved as written.

TREASURER'S REPORT

M. Sterner moved to open a savings account at Citizens Mutual and whenever the city renews a certificate of deposit the interest is to be deposited in this account. She said this will give the city a little added interest at 5½% and it would be accumulated on a day in, day out basis. Her motion was seconded by J. Cook. 4 yes. Motion carried. The account will be opened when the next CD comes due.

Mayor Goens reported the bill for Dick Hayes (Right-Way Construction Co.) was for plumbing done in the new building. Mayor Goens said he would like to see him stubb in for another stool as it had not been done as was requested. The mayor stated the city should hold his check at city office until the work is done and then he would sign it for release to Mr. Hayes. J. Cook was asked to contact Mr. Hayes on the matter.

J. Cook moved to approve the treasurer's report. Second by G. Eberth. 4 yes. Motion carried.

PETITIONS AND REQUESTS

MRS. WILMA KIBLER

Mrs. Kibler gave the mayor and council a time schedule for processing the sewer and solid waste delinquent collections since the county clerk needed them for the tax rolls in mid-June. A. M. Landauer moved to approve the time schedule and hold the public meeting for the delinquent collections 7:15 p.m., June 2, 1981 at Basehor High School. Second by M. Sterner. 4 yes. Motion carried.

REPORTS OF CITY OFFICIALS

DOUGLAS WATERS/ATTORNEY

STATE-REQUESTED AUDIT

Mr. Waters reported he had spoken with Mr. Wolfe, city auditor, regarding the audit required by the state of cities having \$250,000.00 or more in reciepts or bonded indebtedness. Mr. Wolfe gave him a statement to show the outstanding indebtedness ending in 1980 as being \$154,000.00 and total revenues as \$158,867.00 so the city will not have to provide an audit since it falls below the state requirements.

LEO MARTELL/CITY ENGINEER

EPA GRANT WORKSHOP

M. Sterner moved to allow Carol Sindelar to attend the EPA grant workshop in Kansas City. Second by J. Cook. 3 yes, 1 no; A.M. Landauer. Motion carried.

DISCUSSION ON LAGOON CELLS

Mr. Martell stated the original plan for the lagoon cells called for a third cell to be constructed within the second cell as a much deeper cell. He said when this third cell is constructed it would be necessary to drain the second cell which would be a very messy job. He proposed constructing the third cell at the north lagoon on the 80 feet available there rather than draining the large cell and causing treatment to be halted during that time. He said the south lagoon did not have enough ground belong to the city to do this but a landowner, Mr. Trowbridge, did say he would sell one-half acre at about \$950.00 to be used for this purpose. Mr.

Martell stated he needed council approval before going ahead with the project. He said the state had approved this alternate method. Mrs. Landauer asked if this would bring the treatment system up to state standards without the other improvements. Mr. Martell replied that this third cell was just one to get rid of the algae problem from the existing cells and was only part of the required improvements. Mr. Cook explained it would just make the process a lot easier and save the city construction costs.

Mrs. Landauer stated that this was in addition to the other project and wasn't in the original plan. It was explained that this was part of the plan although different in the aspect that it was a way of accomplishing the same end without the draining of the lagoon cells and having the high construction costs. The plan was shown as it had been made originally and the way which was being proposed.

J. Cook moved to purchase the needed land for the purpose of constructing the needed small lagoon cell. Second by G. Eberth. 3 yes, 1 no; A. M. Landauer. Motion carried.

UPDATE ON COMPREHENSIVE PLAN

Mr. Cook related that the committee had held several meetings but had hit a snag with the planning commission. The Planning Commission had approved all of the plan except the area across from the shopping center on 155th Street. Mr. Cook said for some unknown reason they had denied the change in this area. The committee had set up a public hearing for March 5 so the planning commission could have plenty of time to study the plan. Some of the members weren't in agreement and changed the hearing to March 23 and it is assumed they set it without notifying those living within 200 feet of the Barge property. He said, if this is not done the process would be delayed again. Mr. Cook stated he could not understand why the planning commission insisted on an R-rural zoning in that area. He said what he would like the council to do is to communicate in writing with each planning commission member that any recommendation from them not including some action on the Barge property would be unacceptable to the council and also, due to the lack of records coming out of the planning commission, i.e. no minutes, the council should have something in writing as to their meetings. Mr. Cook said he would like the city clerk to take over the duties of notifying the people within 200 feet of the proposed zoning changes so there are no slip-ups.

Mr. Roger Brandt, planning commission chairman, was asked if he had anything to add and he said only that some members of the commission felt the changes were spot zoning. Mr. Cook showed the proposed changes showing the property in question and explained why the committee were proposing the zoning changes.

J. Cook moved to notify each planning commission member in writing that any hearing or recommendation that does not include the Barge property will be unacceptable to the council and, also, that the city clerk notify all owners within 200 feet of any proposed zoning change, including the Barge property, with a form letter, on of the March 23 hearing. Second by M. Sterner. 4 yes. Motion carried.

WIND-GENERATED ELECTRICITY FOR CITY

Mr. Cook stated he and Mrs. Sterner have been studying a project for six months which concerns wind-generated electricity for the city. He said he had the idea when he purchased his generator and had talked with the Department of Energy. He said the generators do not store the excess energy in batteries or such but feed back into KPL lines causing them to pay the user for the electricity. Mr. Cook compiled figures showing that 500 users in Basehor paid an average of \$40.00 per month for electric. He said the Department of Energy was looking for pilot cities of approximately Basehor's size to use the wind-generator system. He said the DOE may have the full purchase price of the pilot project in October, 1981. If this money is not available, the cost of the two generators would be around \$400,000.00. Mr. Cook said there was a commercialization act which would allow for payment of ½ of this with the other half to be financed. He showed through figures the savings for residents and the way the city could make a large profit by selling electricity in this manner. Mr. Cook said he would like to have the council study this system for possible implementation. The council was interested and asked Mr. Cook to look into it further.

EARL REAVIS/POLICE CHIEF
POLICY ON CALL-OUTS READ BY MAYOR

Mayor Goens read a letter from Mr. Reavis regarding the calling out of officers during the middle of the night which interfered with their regular jobs. Mr. Reavis told the council that an executive order from the sheriff prohibited the deputies to answer any calls in Basehor that were less than felonies. Mrs. Sterner said a letter should be sent to the sheriff informing them that city taxes help pay for the sheriff department and that deputies would respond to calls in Basehor when police officers are not on duty. J. Cook moved to send a letter stating this. Second by M. Sterner. 4 yes. Motion carried.

SHERRIE MAGAHA/CITY CLERK

NEW TYPEWRITER PURCHASED

J. Cook moved to purchase the Olympia typewriter for \$769.00 with trade-in on the old machine. Second by G. Eberth. 4 yes. Motion carried.

MIKE WILLCOTT/MUNICIPAL JUDGE

The court report for February was \$385.00 mostly speeding violations.

MAYOR'S REPORT

MOWING TRACTOR

Mayor Goens reported that the mowing tractor had been taken to Fred Stitt for repair.

YELLOW TRACTOR'S RADIATOR BROKEN

Mr. Cook reported the radiator in the yellow tractor was in bad shape and needed either re-coring or a brand new one installed. The council agreed to have the radiator re-cored.

INTRODUCTION AND CONSIDERATION OF ORDINANCES

OFFICIAL CITY PUBLICATION

J. Cook moved to waive the second reading of an ordinance naming the Basehor Sentinel as the city's official publication and adopt same. Second by M. Sterner. 4 yes. Motion carried. The ordinance was assigned #146.

BOUNDARY DESCRIPTION

J. Cook moved to waive the second reading of an ordinance describing the boundaries of the city and adopt same. Second by G. Eberth.

Mrs. Landauer asked if this ordinance takes in the Marshall Parish home on 147th Street. Since this was not known, Mr. Martell said he would check on it. Mr. Cook rescinded the motion until the matter could be clarified.

NOTICE AND COMMUNICATION

Mayor Goens passed around the letters from the Regional Planning Commission, the commission minutes, and a letter from the Kansas Department of Economics for the council members to read. He read a letter from the county concerning chemicals available for noxious weed control. He reported that there was a termite problem at city office and the city may want to get some chemical from the county to spray the office.

STREETS AND EQUIPMENT

STREET SIGNS PURCHASED

Mrs. Landauer had compiled a list of street signs, posts, etc., needed in the city. The cost of the equipment was \$771.51. J. Cook moved to purchase the items she had listed. Second by G. Eberth. 4 yes. Motion carried.

SEWER AND SOLID WASTE

REVENUE BOND CONTRACT

Mayor Goens reported that he, Mr. Cook and Mr. Waters had met with Mr. Noehe of George Baum, Inc. concerning the bonds for the sewer project. The mayor said he was advised at that time not to sign the bond contract until after the city election. The bond contract was in, but he elected not to sign it as advised.

TRASH TRUCK PROFIT ANNOUNCED

Mayor Goens reported that the trash truck had made a profit of \$6,186.77 through October, 1980 and had shown a profit in every month with the exception of January and February of that year.

ADJOURNMENT

M. Sterner moved to adjourn the meeting. Second by A.M. Landauer. 4 yes. Motion carried.

Sharon V. Magaha,
city clerk