MINUTES

BASEHOR CITY HALL
October 7, 1986
7:30 PM
Basehor City Hall

MEMBERS PRESENT: John Novak, President
Mark Grube
Daniel Hubbel
Jerry Barlow
James "Pete" McKenzie

OFFICIAL PRESIDING: Mayor Anna Mary Landauer

Others Present: Robert Van Cleave, Attorney
Jane Scherer, Treasurer
Lloyd Beth, COP
Mary Ann Mogle, Clerk
Citizens of Basehor

Mayor Landauer called the meeting to order at 7:40 pm. All members of the Basehor City Council were present.

PLEDGE OF ALLEGIENCE

APPROVAL OF MINUTES

A motion was made by M. Grube and second by D. Hubbel to approval for minutes of September 2nd as written. All Aye. Motion Carried. (5-0)

APPROVAL OF TREASURER'S REPORT

A motion was made by J. Novak and second by M. Grube to approve the September Treasurer's report as written and pay K.C. Construction-$800. All Aye. Motion Carried. (5-0)

A motion was made by J. Novak and second by P. McKenzie to reinvest CD #6628 and hold CD #6629. All Aye. Motion Carried. (5-0)

Robert Lucas asked Council if they had any plans to raise the manhole at 156th & Leavenworth Rd. (4 houses west). Mayor said she would contact the city engineer for his recommendation.

A motion was made by P. McKenzie and second by J. Novak to earmark the local sales tax generated, into a fund, to pay off the bonds. All Aye. Grube-Nay. Motion Carried (4-1)

APPROVAL OF MUNICIPAL COURT REPORT

A motion was made by M. Grube and second by P. McKenzie to approve the September Municipal Court Report as written. All Aye. Motion Carried. (5-0) Receipts = $1,700.00

DAVID BREUER - Requested the annexation of his property north of town

A motion was made by J. Novak and second by J. Barlow to annextion property described in Ordinance #202. All Aye. Motion Carried. (5-0)

ORD. 202 - AN ORDINANCE RELATING TO AND PROVIDING FOR THE ANNEXATION OF CERTAIN LAND, TRACTS, LANDS OR PIECES OF LAND PLATTED AND UNPLATTED, TO THE CITY OF BASEHOR, KANSAS, AND DESCRIBING SUCH LAND, LANDS AND/OR TRACTS OR PIECES OF LAND.

A motion was made by M. Grube and second by P. McKenzie to pass Ord. 202 on an emergency basis and waive the second. All Aye. Motion Carried. (5-0)

A motion was made by J. Novak and second by P. McKenzie to hold the November 4th meeting on November 5th because of elections. All Aye. Motion Carried. (5-0)

LANDAUER SUBDIVISION - John Landauer (not present) asked for Council approval to accept Cedar Street in the Landauer Addition per Bruce Browne's recommendation (letter submitted to Council).

J. Novak stated that he did not feel that any building permits should be issued until the drainage problem was resolved.

There was discusion between Council and citizens as to what they feel are their problems. Novak stated that the culvert at 155th & Chestnut is not adequate to handle the large flow of water.

A motion was made by J. Novak and second by D. Hubbel to have the city engineer submit a full recommendation in writing for the flood plain east and west of 155th Street-south of Parallel.

A motion was made by P. McKenzie and second by J. Novak to have the city engineer make a written recommendation on the flood plain for Rankin Addition. All Aye. Grube - Abstained. Motion Carried.. (4-1)

RICHARD WARDEN - Rural Water Dist. #4 requested permission to move a small water line (connecting into the 2" exiting line) in the grader ditch at the end of Chestnut to Sommerfields, east side of Landauer Addition.

A motion was made by J. Barlow and second by D. Hubbel to approve the use of the grader ditch for the use of a water line belonging to Rural Water Dist. #4. All Aye. Novak - Abstained due to personal involvement with the water district. Motion Carried. (4-1)

JOY CHILSON - Would like the Council to give her some idea as to what they intend on doing about her water drainage problem and when. She explained that the water comes down through Treff's field and south on 154th St. down on to her property and into her house. Other

affected property owners present were: Leon Richter, Donald Luttrell, and Larry Borders. Each property owner felt their problem could be taken care of if the city would ditch the street and increase the depth of the ditch surrounding Ms. Chilson's property and a ditch dug at the south end of the street. Mayor Landauer and Council agreed that as soon as the engineer and machine operator could get together this matter would be handled.

Mr. Stroud addressed the Council expressing his dissatisfaction with the drainage in the Landauer Addition. He would like to work with the city in any way to help eliminate the present problems.

Sharon Herdman asked if the city has received any answers back from the new flood plain maps. Mayor said she would check on the statis.

SUSAN GUY - Stated that the street surface at 150th & Chestnut is sinking again and feels that the city has not properly fixed the problem in the past. City will contact eingeer.

ROBERT LUCAS - Drainage ditch at 157th & Leavenworth Rd. is no longer present due to the water line that was dug up. Council stated that two months ago, Dr. Rankin, was to contact the utility companies and have them regrade. Mayor Landauer asked Mr. Lucas if he would not climb into the manholes in the future for safety purposes.

Mr. Warden, Rural Water Dist. #4, stated that a water line cannot be tamped down, the dirt has to be allowed to settle.

LANDAUER ADDITION - Clerk asked Council to give her an answer on whether or not to issued the permit she was holding for a property owner in the Landauer Addition. Council agreed to hold up the permit until the engineer could come out and examine the situation again.

SNOW REMOVAL BIDS

Mayor presented the following sealed bids:

1) McGraw Fertilizer - $175 per time for salting & sanding (1 part salt - 2 parts sand)
2) D & J Enterprises - $35/hr (fully insured for damages)
3) Roger & Lee Brandt- $40/hr per man
   $150 per time for salting & sanding
4) D & L Snow Removal- $33/hr

J. Novak made motion to reward the bid to Roger Brandt for snow removal and McGraw Fertilizer for salting & sanding.

Other members of Council felt that the bid should go to the low bidder.

J. Novak resended his motion.

A motion was made by P. McKenzie and second by M. Grube to reward the bid for snow removal to D & L Snow Removal and salt and sanding to McGraw Fertilizer. All Aye. J. Novak - Nay. Motion Carried. 4-1)

CITY CLERK

WAYMIRES - Clerk asked Council to change the expiration date of December 1, 1986 to January 1, 1987 for Waymires IGA. The fee for 1987 would be prorated for 13 months.

A motion was made by J. Novak and second by M. Grube to change the expiration date from Dec. 1, 1986 to Jan. 1, 1987 for Waymires IGA Cereal Malt License. All Aye. Motion Carried. (5-0)

SEWER CONNECTION FEES - Clerk stated that she had an interested party wanting to buy approximately 4 or 5 sewer permits for future development. Explained that this was not a past practice and would have to be approved by Council

The majority of the Council felt that the connection fee should not be purchased in advance.

LAGOON MOTOR - Clerk reported that the lagoon motor will be installed Friday or Saturday and all other aereators were working properly per Mr. Wilson.

CITY ATTORNEY

STREET LIGHTS - KPL Gas Service has recommended six (6) street lights south of Basehor and two (2) street lights north of Basehor be installed. Each light will be $7.80 per month. The recommendation also called for ground service area lights for the "Welcome to Basehor" signs. The sign on 155th St. will cost $6.70 per month and the sign at 142nd & Parallel will be $8.70 per month.

A motion was made by J. Novak and second by J. Barlow to accept the recommendation for eight (8) street lights and two (2) service area lights to be installed by KPL. All Aye. Motion Carried. (5-0)

SPEED LIMIT - John Trehey asked the Council to change the speed limit on 155th St. from 40 mph to 30 mph. Council did not feel that this would curtail speeders. No action taken.

Barlow stated that he would still like to see more police protection throughout the city. Dave Breuer stated that he felt the water towers should be watched closer.

EMPLOYEE BENEFIT ORDINANCE - Van Cleave presented the Council with the final Ordinance reflecting the change in Section 3 on the deferred comprehensive plan.

A motion was made by M. Grube and second by P. McKenzie to approve the Ordinance #203 on the final reading and to include the correction in Section 3 to read 1560 hrs. per year. All Aye. Motion Carried. (5-0)

ORD. 203 - AN ORDINANCE FOR EMPLOYEE BENEFITS.

PENALTY CLAUSE FOR BUILDING PERMITS ORD. - Explained to Council that the present Ord. 126 did not contain a penalty clause and was necessary inorder to enforce the current ordinance.

A motion was made by J. Barlow and second by M. Grube to accept the first reading of the penalty clause and to waive the reading. All Aye. Motion Carried. (5-0)

NEGOTIATIONS - Attorney requested permission to enter into discussion between attorney's of pending law suits, our city engineer and himself. McKenzie stated that the city is not liable so there is no need for discussion. Other members of Council gave approval for Van Cleave to meet with the citizens attorney's but that the city engineer was not to be involved until he was summons to court.

MAYOR'S REPORT

ROBERTS LIQUOR STORE - A motion was made by J. Novak and second by D. Hubbel to renew the Cereal Malt License to Donald Roberts, Roberts Retail Liquor Store. All Aye. Motion Carried. (5-0)

REAPPRAISAL MEETING - Received a letter from the Extension Office requesting the Council attend regarding the city and state reappraisal. The meeting is to be held on October 22nd in Olathe, Ks.

David Breuer invited the Council to attend the Basehor Chamber of Commerce meeting on October 21st regarding the reappraisal and classification.

RENAISSANCE FESTIVAL - National Awareness Center petitioned the Council for support to help fight the Renaissance Festival Assoc.

Council felt that they should not get involved.

RANKIN ADDITION - Asked for final approval of the streets in the Rankin Addition per recommendation of Bruce Browne, city engineer. There was discussion as to whether or not the culverts and ditches were adequate.

A motion was made by D. Hubbel and second by J. Novak to disapprove the final acceptance for Rankin Estates. All Aye. Motion Carried. (5-0)

CITY VALUATION - County Clerk reported that the City of Basehor's valuation will levy $34,546.00.

JOHN NOVAK

SEWER CONNECTION FEES - J. Novak made motion to increase sewer connection fees by $200.00. No second to motion. No Action Taken.

There was a very lengthy discussion as to who the increase should effect.

M. Grube asked Council to table till the next meeting so that it can be studied further.

RAILROAD MEETING - Mayor stated that there is a meeting regarding the abandonment of the rail line east of Basehor. Citizens asked Council to write a letter opposing the abandonment.

A motion was made by D. Hubbel and second by J. Barlow to write a letter protesting the removal of the railroad tracks. All Aye. Motion Carried. (5-0)

MARK GRUBE

DANIEL HUBBEL

JERRY BARLOW

JAMES "PETE" MCKENZIE

ANNEXATION - Would like the Council to annex Meyers Dairy in order to bring in future revenue. Other Council members expressed the reluctance due to the expense on the sewer system. No Action Taken.

ADJOURNMENT

A motion was made by J. Novak and second by M. Grube to adjourn the meeting. All Aye. Motion Carried. Meeting Adjourned.

Submitted by

Mary A. Mogle
City Clerk

These minutes are subject to Council approval on 11/5/86