



Routine Business

1. Opening Prayer led by City Attorney Larry Schwartz and Pledge of Allegiance led by Vice Mayor Beeson.
2. Roll Call

PRESENT

Commissioner (Vice Mayor) Chad Beeson
Commissioner Diana Spielman
Commissioner Tad Stover
Commissioner Charles Tweedy

ABSENT

Mayor Jay Warren

Also present from staff: City Attorney Larry Schwartz, City Manager Randy Frazer, Administrative Assistant Terice Watts, Finance Director/City Treasure Jennifer Waggoner, Municipal Project Manager Nick Rizzio, and Police Chief Jim Holloway.

3. There were no additions or deletions to the agenda.
4. Approval of the Agenda

Motion made by Commissioner Tweedy, Seconded by Commissioner Spielman to approve the agenda.

Voice Voting Yea: Vice Mayor Beeson, Commissioner Stover, Commissioner Spielman, and Commissioner Tweedy. Vice Mayor Beeson declared the motion approved.

Awards and Proclamations

1. Proclaim July 26, 2024, as National Disability Independence Day in Arkansas City as read by Commissioner Spielman.

Consent Agenda

Note: All matters listed below on the Consent Agenda are considered under one motion and enacted by one motion. There should be no separate discussion. If such discussion is desired, any item may be removed from the Consent Agenda and then considered separately under Section VI: New Business.

1. Approve the July 2, 2024, regular meeting minutes as written.
2. Approve a Resolution authorizing a public meeting of the Governing Body to attend a Land Bank Board of Trustees meeting at 5:15 p.m. Tuesday, August 6, 2024, in the Commission Room at City Hall, located at 118 W. Central Ave. in Arkansas City.

Motion made by Commissioner Spielman, Seconded by Commissioner Stover to approve the consent agenda as written.

*Voice Voting Yea: Commissioner Beeson, Commissioner Spielman, Commissioner Stover, Commissioner Tweedy, and Vice Mayor Beeson. Vice Mayor Beeson declared the motion approved, given **Resolution No. 2024-07-3622***

New Business

City Manager Frazer offered the following items for consideration:

City Manager Department

1. An Ordinance granting IdeaTek Telcom, LLC a Contract Franchise to construct, operate and maintain a telecommunications system in the City of Arkansas City, Kansas.

City Manager Frazer explained that Idea Tek will offer affordable underground fiber wire internet services to our community members. The group is partnering with the city for use of right-of-way(s) in order to complete the project. Future public campaigns will be held by Idea Tek to answer questions to the public and officer services.

Motion made by Commissioner Stover, Seconded by Commissioner Spielman to approve the item as written.

*Voting Yea: Vice Mayor Beeson, Commissioner Spielman, Commissioner Stover, and Commissioner Tweedy. Vice Mayor Beeson declared the motion approved; given **Ordinance No. 2024-07-4614.***

2. A Resolution authorizing the City of Arkansas City to enter into an agreement for the sale and purchase of real estate with ONE Gas, Inc., of Tulsa, OK, for a total sale price not to exceed \$21,000.00.

The contract is for the purchase of vacant land at just under 4.4 acres of land.

Motion made by Commissioner Spielman, Seconded by Commissioner Tweedy to approve the item as written.

*Voice Voting Yea: Vice Mayor Beeson, Commissioner Spielman, Commissioner Stover, and Commissioner Tweedy. Vice Mayor Beeson declared the motion approved; given **Resolution No. 2024-07-3624.***

3. Consider a Resolution approving the notice of intent to exceed the Revenue Neutral Rate (RNR) and set the date for a public hearing at 5:30 p.m. on September 3, 2024, for the purpose of hearing and answering objections of taxpayers relating to the Revenue Neutral Rate and the amount of ad valorem tax and proposed use of all funds.

Finance Director/Treasure Waggoner explained that the amount proposed is 64.5 mills. The notice to exceed must be given to the County Clerk by July 20th. Our current mill levy is 63.74. Staff and the commission worked diligently together to come to reasonable accommodations that involved cutting the budget.

Motion made by Commissioner Stover, Seconded by Commissioner Tweedy to approve the item as written.

*Voice Voting Yea: Vice Mayor Beeson, Commissioner Spielman, Commissioner Stover, and Commissioner Tweedy. Vice Mayor Beeson declared the motion approved; given **Resolution No. 2024-07-3623.***

City Manager Updates & Reminders

City Manager Frazer provided reminders and updates before the commission.

1. The city received notification from KDHE that the city was awarded the Kansas Public Water Supply Loan \$2,089,000 at 100 percent forgiveness. This loan will put in a sand filter in the water treatment plant to help treat the manganese in the water treatment system.
2. Thursday, July 18th is mandatory harassment training for city staff. There are two time slots, one at 10:00 am and the other at 1:30 pm.
3. July 23rd is the Public Open House for the proposed Master Development Plan of the intersection of 8th Street and Skyline Road, which is the 101 acres tract of land in the northwest part of town the city

purchased for future housing development. The come-and-go event will be held at the First Church of the Nazarene, 1928 N 11th St. Arkansas City, KS from 5:00 PM to 7:00 PM.

4. The League of Kansas Municipalities (LKM) conference is October 10th - 12th in Wichita, KS. Which is on a Thursday, Friday Saturday this year.
- 5.
6. PBC Bond call today, apparently can make too much interest on the funds. The sales tax gets turned over to trustee, some money trustee was holding made more than the actual bonds were, therefore the city may need to pay more money to the IRS out of those redemption funds because those funds earned more money than the bonds should have.
7. Updated list on projects and PEC projects reviewed and handed out the commission.
 - a. Goff Tower Rehabilitation project will kick off August 1st. The logo is all worked out with Creekstone.
 - b. Hike & Bike Trail Phase Two should be back on scheduled for this fall.
8. Financial Summary for June 2024 located in the back of the packet.

Comments from the Audience for Items not on the Agenda

Those who signed up to speak during the meeting will have the opportunity to address the commission for a period of 5 minutes.

John Sybrant spoke of concerns for Wilson Park Master Plan and specifically the housing development portion. Sybrant recalls only having the revitalization of the train being the master plan not other additions. He would like to see the park stay a park and not be developed on, further questioning if the commission voted on the master plan? There has been no official action by this commission to date. Commissioner Spielman noted that the Pavilion for the Farmers market that has been completed was a part of the Wilson Park Master Plan. Sybrant went on to inquire about the old hospital property seeking confirmation that there was no current agreement to build on the vacant lot. Commission Tweedy advised that we were not at that point yet. Sybrant requested it be known publicly when it come to developing and the Master Plan.

Adjournment

Motion made by Commissioner Tweedy, so moved by Commissioner Stover to adjourn the meeting.

The voice vote was unanimous in favor of the motion. Vice Mayor Beeson declared the meeting adjourned.

**THE CITY OF ARKANSAS CITY
BOARD OF CITY COMMISSIONERS**

(Seal)

Chad Beeson, Vice Mayor

ATTEST:

Tiffany Parsons, City Clerk

Prepared by:

Tiffany Parsons, City Clerk