



MINUTES
CITY COUNCIL MEETING
7651 E. Central Park Ave, Bel Aire, KS
August 15, 2023 7:00 PM



I. CALL TO ORDER: Mayor Jim Benage called the meeting to order at 7:00 p.m.

II. ROLL CALL

Present were Councilmembers Greg Davied, Tyler Dehn, Emily Hamburg, Justin Smith, and John Welch.

Also present were City Manger Ty Lasher, City Attorney Maria Schrock, City Engineer Anne Stephens, and Director of Public Works Marty McGee.

III. OPENING PRAYER: Terry Hedrick provided the opening prayer.

IV. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

Mayor Benage led the pledge of allegiance.

V. DETERMINE AGENDA ADDITIONS: There were no additions.

VI. CONSENT AGENDA

A. Minutes of the August 1, 2023 City Council meeting.

MOTION: Councilmember Smith moved to approve the Consent Agenda as listed and authorize the Mayor to sign. Councilmember Davied seconded the motion. ***Motion carried 5-0.***

VII. DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE

A. Consideration of Appropriations Ordinance 23-15 in the amount of \$1,007,218.89.

MOTION: Councilmember Dehn moved to accept Appropriations Ordinance 23-15. Councilmember Hamburg seconded the motion. ***Motion carried 5-0.***

VIII. CITY REQUESTED APPEARANCES: None.

IX. CITIZEN CONCERNS: No one spoke.

X. REPORTS

A. Council Member Reports

Councilmember Hamburg reported that she attended the most recent meetings of the Bel Aire Lion's Club and the K-254 Corridor Development Association. She also attended the National Night Out hosted by the Police Department, and she thanked volunteers for their work on the event.

Councilmember Welch reported that he attended the most recent K-254 Corridor Development Association meeting.

Councilmember Dehn reported that he also attended the K-254 Corridor Development Association meeting. He also attended National Night Out. Councilmember Dehn congratulated two Bel Aire Residents, Rebecca Armstrong and Kara Moment who were selected as fellows in the 2023 AARP Kansas State Walking College. Rebecca is organizing community walking events to be held the next couple of weekends and into fall.

B. Mayor's Report

Mayor Benage briefly noted that there has been a summer increase in COVID hospitalizations, and he urged the public to continue to follow good hygiene practices.

Mayor Benage briefly reported on National Night Out, a tour he took of the county's emergency communications center, and the latest WAMPO Policy Board meeting. He also attended the latest Utility Advisory Board (UAC) meeting and the K-254 Corridor Development Association meeting.

Volunteers are needed for the annual walk/bike count; interested people can call WAMPO at 316-779-1313. The Mayor is also currently searching for a replacement for a Planning Commission member who had to resign due to work commitments. He encouraged citizens to continue to support businesses on Woodlawn.

C. City Attorney Report

City Attorney Maria Schrock reported that she has been assisting the Planning and Development Department with multiple projects.

D. City Manager Report

City Manager Ty Lasher reported that the next City Council Meeting will be held on September 5th. City Offices will be closed on September 4th for Labor Day.

XI. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

A. Consideration of extending the Homestead Senior Residences Bel Aire, LLC Project Exemption Certificate for the exemption from sales taxes during construction of the facility to January 31, 2024.

MOTION: Councilmember Smith moved to extend the Homestead Senior Residences Bel Aire, LLC Project Exemption Certificate for the exemption from sales taxes during construction of the facility to January 31, 2024, and authorize all required signatures. Councilmember Welch seconded the motion. ***Motion carried 5-0.***

B. Consideration of Supplemental Agreement No 2 between City of Bel Aire and Professional Engineering Consultants, PA (PEC) for the Bel Aire Water/Wastewater Supply and Treatment Master Plan.

Sarah Unruh, Professional Engineering Consultants, PA, stood for questions from the Council.

MOTION: Councilmember Hamburg moved to approve Supplemental Agreement No 2 between City of Bel Aire and PEC for the Bel Aire Water/Wastewater Supply and Treatment Master Plan as presented and authorize the Mayor to sign. Councilmember Smith seconded the motion. ***Motion carried 5-0.***

C. Consideration of the Change Order Request from Nowak Construction for the additional excavation and dewatering necessary for the pond construction in Cedar Pass in the amount of \$62,492.54.

Chris Bohm, Garver, stood for questions from the Council.

MOTION: Councilmember Smith moved to approve the Change Order Request from Nowak Construction in the amount of \$62,492.54 for the additional excavation and dewatering necessary for the pond construction in Cedar Pass and authorize the Mayor to sign all related documents. Councilmember Davied seconded the motion. ***Motion carried 5-0.***

D. Consideration of the Change Order Request from Pearson Construction for Pedestrian Push Button Poles at 45th and Woodlawn in the amount of \$22,127.70.

Jay Anglemeyer, MKEC, and City Engineer Anne Stephens stood for questions from the Council.

MOTION: Councilmember Hamburg moved to table the Change Order Request from Pearson Construction for pedestrian push button poles at 45th and Woodlawn. Councilmember Smith seconded the motion. ***Motion carried 5-0.***

E. Consideration of approving the 2024 City of Bel Aire Budget for publication and establish a public hearing to exceed the revenue neutral rate and a public hearing on the budget at the Regular City Council meeting on September 5th, 2023 at 7:00 p.m.

Assistant City Manager Ted Henry gave a brief presentation and stood for questions from the Council.

MOTION: Councilmember Smith moved to approve the City of Bel Aire 2024 Budget as presented for publication and schedule a public hearing to exceed the revenue neutral rate and a public hearing on the budget at the Regular City Council meeting on

September 5th, 2023 at 7:00 p.m. Councilmember Dehn seconded the motion. ***Motion carried 5-0.***

F. Consideration of A Charter Ordinance Exempting The City Of Bel Aire, Kansas, From The Provisions Of K.S.A. 12-1651, Providing Substitute Provisions Regarding The Designation Of The Official City Newspaper, And Amending And Restating Section 2.4.1., Chapter 2, Article 4 Of The Code Of The City Of Bel Aire, Kansas.

City Manager Ty Lasher gave a brief presentation and took questions from the Council.

MOTION: Councilmember Hamburg moved to approve A Charter Ordinance Exempting The City Of Bel Aire, Kansas, From The Provisions Of K.S.A. 12-1651, Providing Substitute Provisions Regarding The Designation Of The Official City Newspaper, And Amending And Restating Section 2.4.1., Chapter 2, Article 4 Of The Code Of The City Of Bel Aire, Kansas and authorize the Mayor to sign. Councilmember Welch seconded the motion.

Roll Call Vote:

Greg Davied – Aye

Tyler Dehn – Aye

Emily Hamburg– Aye

Justin Smith– Aye

John Welch– Aye

Mayor Jim Benage– Aye

Motion carried 6-0.

G. Consideration of a proposal from Bob Bergkamp Construction to return 53rd Street from Oliver to Woodlawn to a gravel road at a cost not to exceed \$33,000.00 and to be completed by September 1, 2023.

Anne Stephens, City Engineer, and Marty McGee, Director of Public Works, stood for questions from the Council.

MOTION: Councilmember Dehn moved to approve the proposal from Bob Bergkamp Construction to return 53rd Street from Oliver to Woodlawn to a gravel road at a cost not to exceed \$33,000.00 and completed by September 1, 2023 and authorize the Mayor to sign. Councilmember Hamburg seconded the motion. ***Motion carried 5-0.***

XII. EXECUTIVE SESSION

MOTION: Councilmember Smith to go into executive session for the sole purpose of discussion the subject of: non-elected personnel, pursuant to the KSA 75-4319 exception for: non-elected personnel. Invite in the City Council only. The meeting will be for a period of 10 minutes, and the open meeting resuming in City Council Chambers at 8:51 p.m. Councilmember Dehn seconded the motion. ***Motion carried 5-0.***

The Council then held an executive session. At 8:51 p.m. Mayor Benage called the meeting back to order. He stated no binding action had been taken.

XIII. DISCUSSION AND FUTURE ISSUES

The Council briefly discussed the agenda for the next workshop and councilmembers requested an update on Woodlawn construction progress at the next regular Council meeting.

XIV. ADJOURNMENT

MOTION: Councilmember Welch moved to adjourn. Councilmember Davied seconded the motion. *Motion carried 5-0.*