

CITY OF LANSING
CITY COUNCIL MEETING

MEETING MINUTES
October 6, 2022

Call To Order:

The regular meeting of the Lansing City Council was called to order by Mayor McNeill at 7:00 p.m.

Roll Call:

Mayor McNeill called the roll and indicated which Councilmembers were in attendance.

Councilmembers Present:

Ward 1: Gene Kirby and Dave Trinkle

Ward 2: Don Studnicka and Marcus Majure

Ward 3: Kerry Brungardt and Jesse Garvey

Ward 4: Dan Clemons

Councilmembers Absent: Gregg Buehler

Councilmember Brungardt entered the meeting at 7:01 PM.

OLD BUSINESS:

Approval of Minutes of the Regular Meeting of September 15, 2022, as presented.

Councilmember Kirby made a motion to approve Regular Meeting Minutes of September 15, 2022, as presented. Councilmember Studnicka seconded the motion. No discussion took place. Roll Call Vote: Aye: Councilmembers Studnicka, Trinkle, Kirby, Majure, Clemons, and Brungardt; Nay: none; Abstain: Councilmember Garvey; Absent: Councilmember Buehler. The motion was approved.

Audience Participation: Mayor McNeill called for audience participation. Richard Nick at 719 Mt. Calvary Rd. spoke regarding internet service to his and neighbors' area. The neighborhood is located south of Sycamore Ridge that has been serviced by Spectrum. However, they have not moved any further south on that road to connect the neighbors outside the subdivision. The neighbors contacted Spectrum who agreed to provide service, but once they came out to see the location stated that they could not service that area. The neighbors understood that Spectrum was going to cover everybody in the city of Lansing. The neighbors are now trying to determine if Clearwave will be servicing their area but have not seen any progress indicating that. Mr. Nick stated that with school age children, internet is going to be an intricate part of his families' life. His family has been using Wi-Fi hotspots on their phones periodically, but there is no easy way to have it constant. Mr. Nick has checked into Starlink. February 2021, Mr. Nick put in for Starlink to provide internet. They stated that since he was in the city, they will not service his area as they provide to rural first. He received an email stating that they may be able to get to his area 2023 mid-year. Conversation continued with the mayor, director of CED, and councilmembers regarding the scope of the initial install by Clearwave and AT&T and budgetary restrictions of each business. Mr. Nick stated that he had attempted alternative options and was having difficulty as his property is considered in a residential area even though his location is rural. The mayor stated he would be willing to sign a letter for the neighbors affected that clarifies that they are outside of city infrastructure despite being in city limits. Mr. Nick explained that when he asked about connecting to the internet option in the adjoining subdivision it was going to be cost prohibitive even though he could see the cable box from his front door. The mayor reiterated that he would contact Clearwave to see what could be done. The Council thanked Mr. Nick for coming in to discuss the issue.

Presentations: None

COUNCIL CONSIDERATION OF AGENDA ITEMS:

Audit services contract extension

Staff feels it is the best interest of the city to remain with Adams Brown due to their performance for the past 3 years and their knowledge of current and upcoming capital projects. They also performed a single audit for the CARES funds received in 2020 and currently provide guidance on use of ARPA funds. Finance Director Beth Sanford was available for questions.

Councilmember Brungardt made a motion to approve the engagement of Adams Brown to perform the audits for the years ending December 31, 2022 through December 31, 2024.

Councilmember Kirby seconded the motion. Councilmember Trinkle asked for clarification on if this was the same company that always been used. The mayor agreed. The finance director stated that they had been providing the service the last three years. **Roll Call Vote: Aye: Councilmembers Studnicka, Trinkle, Kirby, Majure, Garvey, Clemons, and Brungardt; Nay: none; Abstain: none; Absent: Councilmember Buehler.** The motion was approved.

Mill & Overlay Quantity Adjustment

In mid-summer 2022, a significant overrun in milling quantities was identified from the April 21, 2021, approved mill & overlay bids. To offset costs, the north portion asphalt on 147th Street/DeSoto Rd was removed and will be added to an upcoming program. Public Works Director Mike Spickelmier was available for questions.

Councilmember Kirby made a motion to accept the revised quantities for the 2022 Mill & Overlay Program for a project total of \$816,402.95. Councilmember Majure seconded the motion. Mayor McNeill clarified, with the Public Works Director Spickelmier that this was the project discussed during the work session. **Roll Call Vote: Aye: Councilmembers Studnicka, Trinkle, Kirby, Majure, Garvey, Clemons, and Brungardt; Nay: none; Abstain: none; Absent: Councilmember Buehler.** The motion was approved.

MSE Wall Repair (Lansing Project 2022-3) Committee Recommendation

Proposals were opened and evaluated by the special committee. \$50k was submitted by PW for the 2023 Capital Budget. Due to the nature of the project, and recent failure Public Works is asking this project be accelerated into the 2022 Budget year. Also, due to the unforeseen nature of the project, as well as some additional needs, Public Works is requesting a project contingency of 10%. Public Works Director Mike Spickelmier was available for questions.

Councilmember Brungardt made a motion to accept the recommendation of the special review committee and award the project to Linaweaver Construction per their submitted proposal in the amount of \$78,662.00, to direct staff to amend the 2022 Capital Budget, and execute the project with a 10% contingency in an amount not to exceed \$86,000. Councilmember Majure seconded the motion. No discussion took place. **Roll Call Vote: Aye: Councilmembers Studnicka, Trinkle, Kirby, Majure, Garvey, Clemons, and Brungardt; Nay: none; Abstain: none; Absent: Councilmember Buehler.** The motion was approved.

Southfork Pipe Liner Installation

This project has been in the CIP for a number of years. \$100,000 was identified in the 2022 Capital Budget for Drainage Projects in Capital Fund Line Item. Public Works is requesting a 5% contingency on this project. Public Works Director Mike Spickelmier was available for questions.

Councilmember Clemons made a motion to accept the low bid of \$55,500 from Linaweaver and direct staff to proceed with the project with a 5% contingency. Councilmember Majure

seconded the motion. No discussion took place. **Roll Call Vote: Aye: Councilmembers Studnicka, Trinkle, Kirby, Majure, Garvey, Clemons, and Brungardt; Nay: none; Abstain: none; Absent: Councilmember Buehler.** The motion was approved.
Salt Prices for 2023

Leavenworth County has again solicited pricing for bult purchase of rock salt. The quantity includes material for LVCO, City of Leavenworth, City of Basehor, City of Tonganoxie, and the City of Lansing. Public Works Director Mike Spickelmier was available for questions.

Councilmember Brungardt made a motion to accept the bid of \$57.61 per ton from Independent Salt Company in cooperation with Leavenworth County. Councilmember Majure seconded the motion. Councilmember Trinkle asked for clarification from Mr. Spickelmier whether the city had any issues with the company. Director Spickelmier stated they are a needs-based provider. Councilmember Majure commented on the price dropping. Director Spickelmier stated that the amount was less than the city paid in 2021. **Roll Call Vote: Aye: Councilmembers Brungardt, Studnicka, Trinkle, Kirby, Majure, Buehler, and Clemons; Nay: none; Abstain: none; Absent: Councilmember Garvey.** The motion was approved.

Ordinance No. 1091: An Ordinance amending the Unified Development Ordinance of the City of Lansing, Kansas - Section 7.04 Parking Lot Design, A. General Standards, Item 6

At the work session on August 25, 2022, the Council came up with requirements for where gravel surfacing should be allowed in the City. The Planning Commission, at their September 21, 2022, meeting approved recommending changes to the UDO to adopt the parking lot design general standards. Economic Development Director Matt Schmitz was available for questions.

Councilmember Garvey made a motion to remand Ordinance No. 1091, to the Planning Commission to reduce the distance from 75 feet to 50 feet as discussed in the August 25, 2022 work session. Councilmember Majure seconded the motion. Councilmember Trinkle asked if it was increasing the height. CED Director Schmitz stated the ordinance decreases the height from 12 inches to 10 inches for residential and 8 inches for commercial with caveats for agricultural zone areas that are more rural. Discussion continued regarding issues that might arise for code enforcement. CED Director Schmitz stated that this will start the code violation notification process earlier. The City Administrator stated that as discussed in the work session, especially in commercial zones, this will allow for sending notifications to businesses 5-6 days earlier **Roll Call Vote: Aye: Councilmembers Studnicka, Trinkle, Kirby, Majure, Garvey, Clemons, and Brungardt; Nay: none; Abstain: none; Absent: Councilmember Buehler.** The motion was approved.

REPORTS:

City Attorney: Nothing to discuss.

City Engineer: Nothing to discuss.

Department Heads: Nothing to discuss.

Proclamations

Governing Body:

Councilmember Studnicka: Thanked the city clerk and librarian for their work on the volunteer dinner and thanked the volunteers for everything they do for the city.

Councilmember Trinkle: Nothing to discuss.

Councilmember Kirby: Agreed with Councilmember Studnicka regarding the volunteer dinner and appreciates all the volunteers. He also asked the public works director regarding the Take 5 oil change locations impact on the intersection and traffic flow. Director Spickelmier stated that the company was required to provide a traffic impact study. The study was reviewed by the city and KDOT, and impacts identified are somewhat less than is existing. The traffic flow will be different than what exists now. Discussion continued. Councilmember Kirby recommended learning the detour route for the traffic change scheduled for Friday, October 14.

Councilmember Majure: Nothing to discuss.

Councilmember Garvey: Agreed with previous councilmembers regarding the volunteer dinner and appreciated the outstanding job by both the volunteers and employees. Thanked the citizens that came to address the internet issue and express their opinion.

Councilmember Clemons: Agreed with previous comments regarding the volunteer dinner. He also addressed the director of public works regarding Carraway drainage issue and the estimate on the cost associated with it. Director Spickelmier stated repairs had been made to the street in front of the house. It is identified as an unfunded project. He could put together an estimate, but it would come down to whether it was funded. Discussion continued regarding the Capital Improvement Program and if the Carraway property was on the list for the next CIP as per the discussion at the work session. Director Spickelmier agreed to provide a ballpark estimate regarding drainage issues that are on the CIP.

Councilmember Brungardt: Thanked Mr. Nick for coming and apologized for being late to the meeting.

ADJOURNMENT:

Councilmember Brungardt made a motion to adjourn. Councilmember Kirby seconded the motion. Roll Call Vote: Aye: Councilmembers Studnicka, Trinkle, Kirby, Majure, Garvey, Clemons, and Brungardt; Nay: none; Abstain: none; Absent: Councilmember Buehler. The motion was approved.

The meeting was adjourned at 7:42 p.m.

ATTEST:

City Clerk Tish Sims, CMC