

AGENDA
MANHATTAN
SPECIAL CITY COMMISSION MEETING
TUESDAY, JANUARY 8, 2019
7:00 P.M.

The City Commission Meeting will be televised live on local Cox Cable Channel 3, on the City's website at <http://cityofmhk.com/tv>, and also on Facebook at <https://www.facebook.com/Cityofmanhattan>.

I. PLEDGE OF ALLEGIANCE

II. PROCLAMATION

- A. January 19-21, 2019, [*Dr. Martin Luther King, Jr. Community Celebration and Days of Service*](#). (Reverend Jim Spencer, Chairman; Kevin Bryant, Co-Chair; Deb Nuss, Treasurer; Kait Long, Hands on Kansas State University; Rachel Shivers, Secretary; and Randi Dale, Co-Chair, Art and Writing Committee, Manhattan Martin Luther King, Jr. Committee, will be present to receive the proclamation.)

III. PUBLIC COMMENTS

IV. COMMISSIONER COMMENTS



This meeting is being held in the City Commission Room at City Hall, 1101 Poyntz Avenue. In accordance with provisions of the ADA, every attempt will be made to accommodate the needs of persons with disabilities. Please contact the Human Resources Department (587-2443) for assistance.

V. CONSENT AGENDA

[Items on the Consent Agenda are those of a routine and housekeeping nature or those items which have previously been reviewed by the City Commission. A Commissioner may request an item be moved to the end of the General Agenda.]

- A. Approve [the minutes](#) of the Regular City Commission Meeting held Tuesday, December 18, 2018.
- B. Approve [Claims Register No. 2898](#) authorizing and approving the payment of claims from December 12, 2018 – December 31, 2018, in the amount of \$1,889,056.98.
- C. Approve a [Merchant Guard Agency License](#) for calendar year 2019 for Prudential Security Inc., 20600 Eureka Road #900, Taylor, Michigan; an annual Cereal Malt Beverages Off-Premises License for Wildcat Creek Fun and Fitness, 800 Anneberg Circle; and an annual Cereal Malt Beverages On-Premises License for Wingstop #954, 1126 Moro Street.
- D. Approve Ordinance No. 7394 [rezoning 1810-1812 Todd Road](#) from R-3, Multiple-Family Residential District, to R-3/UO, Multiple-Family Residential with University Overlay District, based on the findings in the Staff Report and the recommendation of the Manhattan Urban Area Planning Board Planning Board.
- E. [Approve Ordinance No. 7395](#) amending Chapter 23 of the [Code of Ordinances](#) by repealing Article III regarding Public Use of the Memorial Auditorium and Community Building.
- F. [Approve Ordinance No. 7396](#) amending Chapter 9 of the [Code of Ordinances](#) relating to the fees for the City-owned and operated cemeteries.
- G. Authorize the Mayor and City Clerk to execute an [Agreement for Construction of Public Infrastructure](#) by the Developer, Walters-Morgan Construction, Inc., of Manhattan, Kansas, for public water (WA1816) improvements.
- H. [Riley County Detention Pond Improvements](#) (SM1801, CIP #SW085P):
 - 1. Accept the Engineer's Opinion of Probable Cost in the amount of \$320,295.00 for the Base Bid and \$29,075.50 for the Alternate;
 - 2. Award and authorize the Mayor and City Clerk to execute a construction contract to Ebert Construction Co., Inc., of Wamego, Kansas, in the amount of \$338,855.38 (Base Bid in the amount of \$303,791.48 and Alternate in the amount of \$35,063.90); and
 - 3. Approve first reading of an ordinance authorizing the issuance of temporary notes to finance the project.
- I. Authorize the Mayor and City Clerk to [execute the Second Amendment to the Loan Agreement](#) between the City of Manhattan, Kansas and the State of Kansas, acting by and through the Kansas Department of Health and Environment, which funds the Water Treatment Improvements Project (WA1403, KDHE KPWSLF Project No. 2895), revising the amortization amount to reflect a new semi-annual repayment amount of \$143,338.05.

- J. [Lease Purchase Pierce Ultimate Configuration Velocity Quint](#) (CIP #FR031E):
1. Accept the recommendation of the Apparatus Committee and Fire Department Staff;
 2. Authorize City Administration to sell outright the 2001 E-ONE quint truck;
 3. Authorize the Mayor to execute a contract with Pierce Manufacturing Inc., of Appleton, Wisconsin, through Conrad Fire Equipment, of Olathe, Kansas, for the direct purchase of a Pierce PUC Velocity Quint in the amount of \$1,094,876.05, utilizing the H-GAC buying program; and
 4. Approve the first reading of an ordinance authorizing the Mayor and/or the City Clerk to enter into a lease purchase agreement with Clayton Holdings, LLC, for the purpose of acquiring the quint.
- K. [Easement for New Kansas Department of Agriculture Lab:](#)
1. Authorize the Mayor and City Clerk to execute the Consent to the Temporary Construction Easement as the lessee of the KSU-IC building located on Lot 3, K-State Research Park, Unit 1; and,
 2. Authorize City Administration to finalize and the Mayor and City Clerk to execute the necessary stormwater and utility easements necessary for the Kansas Department of Agriculture Lab site in the K-State Research Park.
- L. Authorize [the 2019 Membership payment](#) in the amount of \$24,341.14 to the League of Kansas Municipalities for the City's annual membership contribution from General Services in the General Fund, the Water Fund, the Wastewater Fund, the Stormwater Fund, and the Industrial Promotion Fund.
- M. Authorize [payment of the 2019 Flint Hills Metropolitan Planning Organization annual assessment](#) up to a maximum of \$73,825.81, and authorize the first installment in the amount of \$36,912.91 to the Flint Hills Metropolitan Planning Organization, to be paid from Outside Services in the General Fund.
- N. Authorize City Administration to [finalize the 2019 membership payment](#) in the amount of \$31,368.60 to the Flint Hills Regional Council for the City's annual membership contribution from the Industrial Promotion Fund.
- O. [Approve appointments by Mayor Dodson](#) to various boards and committees of the City.
1. Appointment of George Matthews to the Aggieville Business Improvement District Advisory Board,
 2. Appointment of Darren Baker to the Cemetery Board; and
 3. Appointment of Scott Augustine to the Downtown Business Improvement District Advisory Board.

VI. PUBLIC HEARING

- A. **KIMBALL TOWNHOMES AND FOUR WINDS VILLAGE TRANSPORTATION DEVELOPMENT DISTRICTS**
1. Conduct public hearings;
 2. Find the creation of the Kimball Townhomes Transportation Development District (TDD) and the Four Winds Village TDD advisable, and
 3. Approve first readings of Ordinances establishing the Kimball Townhomes TDD and the Four Winds Village TDD.

VII. GENERAL AGENDA

- A. **CONSIDER FIRST READING OF AN ORDINANCE ANNEXING AND REZONING LOT 1, ST. LUKE'S ADDITION FROM RILEY COUNTY AG, AGRICULTURAL DISTRICT, TO R-1, SINGLE-FAMILY RESIDENTIAL DISTRICT**

[Manhattan Urban Area Planning Board recommends approval]

- B. **CONSIDER FIRST READING OF A CHARTER ORDINANCE INCREASING TRANSIENT GUEST TAX TO 7.5%**

- C. **CONSIDER A REQUEST FOR PROPOSALS FOR THE REDEVELOPMENT OF THE COMMUNITY HOUSE/BUILDING AT 4TH STREET AND HUMBOLDT STREET**

1. Remove item from the table;
2. Authorize City Administration to solicit Request for Proposals; and
3. Appoint a Commissioner to serve on the Selection Committee.