

AGENDA
MANHATTAN
CITY COMMISSION MEETING
TUESDAY, FEBRUARY 18, 2020
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. COMMISSIONER COMMENTS

III. 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, February 4, 2020.
- B. Approve Claims Register Nos. [2933](#) and [2934](#) authorizing and approving the payment of claims from January 29, 2020 - February 11, 2020, in the amounts of \$1,156,500.31 and \$6,664,715.23, respectively.
- C. Approve [Ordinance No. 7472 levying special assessments](#) against the benefiting properties in the following 20 public improvement districts: *Pinehurst Addition* – Sanitary Sewer (SS1619), Street (ST1604), and Water (WA1617); *Scenic Crossing Addition* – Sanitary Sewer (SS1603), Street (ST1601), and Water (WA1602); *West Anderson Avenue* – Street (ST1601); *Lansdowne Addition, Unit Three* – Sanitary Sewer (SS1604), Street (ST1602), and Water (WA1603); *Ledge Stone Addition* – Street (ST1615) and Water (WA1623); *Ledgestone Ridge Addition* – Sanitary Sewer (SS1623), Street (ST1620), Multi-Use Trail (SW1601), and Water (WA1628); *Legacy Ridge Addition* – Sanitary Sewer (SS1627), Street (ST1616), and Water (WA1624); and *Wells Landing* – Sanitary Sewer (SS1629).



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.

- D. Approve first reading of an ordinance [amending the Manhattan Urban Area Comprehensive Plan by adopting and incorporating the Bicycle & Pedestrian Systems Plan](#) by reference as presented, and adding the necessary citations to Chapters 4, 7, 8, 9, and Appendix B, as proposed.
- E. Approve first reading of an ordinance authorizing [financing for the Wildcat Creek Flooding Streambank Erosion Repair \(SP1902\) project](#).
- F. Approve Resolution No. 021820-A amending [Bond Resolution](#) No. 121917-C for the Kimball Avenue and College Avenue Intersection Improvements (ST1718).
- G. [Temporary Note Series No. 2020-01 and Taxable Temporary Note Series No. 2020-02](#):
1. Accept the best bid for selling the notes;
 2. Approve Resolution No. 021820-B issuing Temporary Note Series No. 2020-01 in the amount of \$21,320,000.00 to finance: **Chapel Hill – Sanitary Sewer (SS1814), Street (ST1815), and Water (WA1817); Scenic Meadows, Unit Five (Fossilridge) – Sanitary Sewer (SS1812), Street (ST1812), and Water (WA1814); Scenic Meadows, Unit Three (Plumthicket) – Sanitary Sewer (SS1813), Street (ST1813), and Water (WA1815); Stonehaven – Amherst Avenue – Sanitary Sewer (SS1915) and Water (WA1914); St. Luke’s Waterline – Water (WA1920); Judson Street and Nutmeg Waterline – Water (WA1808); Kimball Avenue and College Avenue Intersection (NCC Phase VI) – Street (ST1718); South Downtown Stormwater System - Storm Drainage (SM1701); South Downtown Waterline – Water (WA1711); and Sunny Slope Lane – Sanitary Sewer (SS1707);**
 3. Accept the best bid for selling the notes; and
 4. Approve Resolution No. 021820-C issuing Taxable Temporary Note Series No. 2020-02 in the amount of \$5,090,000.00 to finance the Conference Center Expansion.
- H. [K-State Research Park, Unit 4, Sanitary Sewer \(SS2006\), Street \(ST2003\), and Water \(WA2007\) Improvements](#):
1. Find the Petitions sufficient;
 2. Approve Resolution Nos. 021820-D in the amount of \$60,768.00 for Sanitary Sewer Improvements, 021820-E in the amount of \$1,492,546.00 for Street Improvements, and 021820-F in the amount of \$121,598.00 for Water Improvements, finding the projects advisable and authorizing construction; and
 3. Authorize the Mayor and City Clerk to execute an Agreement for Professional Engineering Services, in an amount not to exceed \$108,781.00, with Schwab-Eaton, of Manhattan, Kansas.
- I. Authorize the Mayor and City Clerk to execute Contract Amendment No. 1, in an amount not to exceed \$15,850.00, with SMH Consultants, of Manhattan, Kansas, for [additional easement acquisition services for the Old Claflin Road Sidewalk Improvements Project](#) (SP1605).

- J. [West Anderson Avenue Sanitary Sewer Interceptor, Phase II, Project \(SS2005, CIP #WW184P\)](#):
1. Authorize the Mayor and City Clerk to execute an Agreement for Professional Engineering Services, in an amount not-to-exceed \$68,770.00 for engineering services and not-to-exceed \$25,000.00 for easement acquisition, with SMH Consultants, of Manhattan, Kansas; and
 2. Authorize the Mayor and City Clerk to execute necessary easement acquisition agreements up to a cumulative amount not-to-exceed \$25,000.00.
- K. Kimball Avenue, from just east of Denison Avenue to just west of North Manhattan Avenue ([North Campus Corridor, Phase 10](#)) project (ST2001):
1. Authorize the Mayor and City Clerk to execute an Agreement for Professional Engineering Services, in an amount not to exceed \$289,823.00, with BG Consultants, Inc., of Manhattan, Kansas;
 2. Authorize the Mayor and City Clerk to execute agreements for the purchase of easements and rights-of-way;
 3. Authorize the Mayor and City Clerk to execute the City-State Agreement No. 55-20 for \$4.2 million with the Kansas Department of Transportation; and
 4. Approve Resolution No. 021820-F authorizing and providing financing for the project.
- L. Authorize City Administration to finalize and the Mayor and City Clerk to execute an [Agreement for Construction Manager At-Risk pre-construction services](#), in the amount of \$10,000.00, with McCown Gordon, of Manhattan, Kansas, for the 12th Street, from Bluemont Avenue to Moro Street, improvement project (AG1901).
- M. Approve quotes, in an amount of \$89,155.00, from Midwest Homes Construction, of Topeka, Kansas, for relocation of the existing Department of Homeland Security and McCarthy/Mortensen JV [portable office units from the National Bio-Agro Defense Facility site](#) to the City of Manhattan Traffic Operations Facility location (CIP #EN108P) and authorize City Administration to contract with Midwest to accomplish the relocation.
- N. Authorize the Mayor and City Clerk to execute an agreement with [The Salvation Army for use of the City's public parking lot](#) at the southeast quadrant of North Fourth Street and Leavenworth Street, in Lot 3, Manhattan Town Center 5, on the fourth Tuesday of every month from February-November in 2020.
- O. [Airfield Lighting Control System \(CIP #AP078E\)](#):
1. Authorize a sole source purchase of an airfield lighting control system for the Manhattan Regional Airport Air Traffic Control Tower from Cooper Crouse-Hinds, LLC, of Windsor, Connecticut, in the amount of \$35,357.00; and

2. Authorize the Mayor and/or City Clerk City to execute a five-year Lease Purchase Agreement, with an annual payment of \$6,041.21 at a 2.68% interest rate, and all documents necessary with Commerce Bank/Clayton Holdings, Inc., to be paid from the Airport Operations Division Operating Fund.
- P. [Replacement of 15 Vehicles:](#)
1. Authorize the purchase of 15 replacement vehicles utilizing State vehicle bids for a total price of \$321,079.52;
 2. Authorize the disposal of excess property accordingly; and
 3. Authorize the Mayor and/or City Clerk to execute a seven-year Lease Purchase Agreement, with an annual payment of \$36,638.31 at a 1.98% interest rate, and all documents necessary with Commerce Bank/Clayton Holdings, Inc., to be paid from the Equipment Reserve Fund.
- Q. Authorize [the purchase of radios for the Manhattan Fire Department](#), from Harris, through the Riley County, Kansas, Board of County Commissioners contract with Harris, in an amount not to exceed \$462,772.80; and authorize the Mayor and/or City Clerk to execute a seven-year Lease Purchase Agreement, with an annual payment of \$71,291.22 at a 2.005% interest rate, and all documents necessary with US Bancorp, to be paid from the Fire Equipment Reserve Fund.
- R. Approve and authorize the purchase of materials (storm sewer pipe), in the amount of \$29,870.00, for the [Leavenworth Street, from 14th Street to 18th Street, Storm Sewer project](#).
- S. Approve the [appointment](#) by Mayor Reddi of Katrina Lewison to the Parks and Recreation Advisory Board.

IV. GENERAL AGENDA

- A. **CONSIDER FIRST READING OF AN ORDINANCE REZONING 922 RILEY LANE FROM R-2, TWO-FAMILY RESIDENTIAL DISTRICT, TO I-3, LIGHT INDUSTRIAL DISTRICT**
[Manhattan Urban Area Planning Board recommends denial]

B. CONSIDER AUTHORIZING A REQUEST FOR QUALIFICATIONS (RFQ) – HOUSING MARKET ANALYSIS AND STRATEGIES STUDY

1. Authorize City Administration to solicit professional services for the Housing Market Analysis and Policy Strategy Study through the RFQ process; and
2. Appoint a Commissioner to serve on the Selection Committee.

C. MIDDLE SCHOOL RECREATION CENTERS (SP1802):

1. Approve the design and specifications;
2. Approve and authorize the Mayor and City Clerk to execute an Amendment to Real Estate Transfer Agreement; and
3. Approve and authorize the Mayor and City Clerk to execute Change Order No. 1, resulting in a net increase in the amount of \$256,396.00 to the contract with McCown Gordon Construction, of Manhattan, Kansas, for the Middle School Recreation Centers.