



***MINUTES***  
***CITY COMMISSION MEETING***  
***TUESDAY, JANUARY 21, 2020***  
***7:00 P.M.***

The Regular Meeting of the City Commission was held at 7:00 p.m. in the City Commission Room. Mayor Usha Reddi and Commissioners Wynn Butler, Linda Morse, Mark J. Hatesohl, and Aaron Estabrook were present. Also present were City Manager Ron R. Fehr, Deputy City Manager Jason Hilgers, Assistant City Manager Dennis Marstall, City Attorney Katharine Jackson, City Clerk Brenda K. Wolf, 15 staff, and approximately 12 interested citizens.

**PLEDGE OF ALLEGIANCE**

Mayor Reddi led the Commission in the Pledge of Allegiance.

**PROCLAMATION**

Mayor Reddi proclaimed January 21, 2020, *Souper Bowl Sunday*. Maribeth Kieffer, Director, Flinthills Breadbasket, and Kevin Roberts and Bill Kennedy, Co-Chairs, Knights of Columbus, were present to receive the proclamation.

**COMMISSIONER COMMENTS**

Commissioner Morse stated that several of the City Commissioners attended the Chamber of Commerce's Regional Leaders Retreat held on January 17-18, 2020, in Olathe, Kansas. She congratulated David and Sonya Baker for receiving the 2019 Spirit of Martin Luther King Jr. Community Service Award.

Mayor Reddi also commented on the Chamber of Commerce's Regional Leaders Retreat held on January 17-18, 2020, in Olathe, Kansas. She stated the City Manager Ron Fehr was featured in *The Manhattan Mercury* as the longest serving City Manager in the city's history

## COMMISSIONER COMMENTS (CONTINUED)

and congratulated him on all of his accomplishments and his professionalism. She also commented on Martin Luther King, Jr. activities that happened from Saturday, January 18, 2020 – Monday, January 20, 2020, and activities scheduled for Saturday, January 25 – Friday, January 31, 2020, at Kansas State University. She highlighted the Work Session scheduled for Tuesday, January 28, 2020, regarding City projects associated with the past November ballot measure and the Commissioner’s Retreat scheduled for Friday, January 31, 2020.

## CONSENT AGENDA

(\* denotes those items discussed)

### MINUTES

The Commission approved the minutes of the Regular City Commission Meeting held Tuesday, January 7, 2019.

### CLAIMS REGISTER NOS. 2929 AND 2930

The Commission approved Claims Register Nos. 2929 and 2930 authorizing and approving the payment of claims from January 1, 2020 - January 14, 2020, in the amounts of \$1,009,652.07 and \$3,687,376.62, respectively.

### RESOLUTION NO. 012120-A – INDUSTRIAL REVENUE BOND SERIES 2013A AND 2013C EXTENSION – CIVIC PLUS

The Commission approved Resolution No. 012120-A authorizing the Mayor and City Clerk to execute Supplemental Indenture No. 1 and replacement Series A Bond and Series C Bond certificates and any other related bond documents for CP Building, LLC, to extend the fixed interest rate on the bonds from February 1, 2020, to December 1, 2024.

### SET PUBLIC HEARING DATE – SPECIAL ASSESSMENTS – GENERAL OBLIGATION BONDS (SERIES 2020-A)

The Commission set February 4, 2020, as the date to hold the public hearing levying special assessments against the benefiting properties in the following 23 projects, which have been completed: *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)*; *Landsdowne 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)*; *The Highlands at Grand Mere, Unit One/Prairie Village at The Highlands, Unit One – Sanitary Sewer (SS1715), Street (ST1705), and Water (WA1710)*; and *Wells Landing – Sanitary Sewer (SS1629)*.

## CONSENT AGENDA (CONTINUED)

### REQUEST FOR QUALIFICATIONS – NORTHWEST WATER TRANSMISSION MAIN (WA1811, CIP WA159P, WA146P, WA147P, WA148P)

The Commission authorized City Administration to seek qualifications for professional design services; and appointed Commissioner Butler and Commissioner Morse to serve on the Selection Committee for the Northwest Water Transmission Main Project (WA1811, CIP#WA159P, WA146P, WA147P, and WA148P) and the Marlatt Avenue Re-alignment Study.

### CONTRACT AMENDMENT NO. 1 – RAISE LEVEE – RIGHT-OF-WAY AND EASEMENT SERVICES (SP1908)

The Commission authorized the Mayor and City Clerk to execute Contract Amendment No. 1, in an amount not to exceed \$191,700.00, for Boundary Survey Services with SMH Consultants, of Manhattan, Kansas, for the Manhattan Levee Land Acquisition Project (SP1908).

\* **WAIVE FEES – BLUE TOWNSHIP WATER CONNECTION FEES – POTTAWATOMIE COUNTY EMERGENCY MANAGEMENT SERVICES STATION**

The Commission approved the request from Pottawatomie County to waive the Blue Township Connection Fees for the connection of the Pottawatomie County Emergency Management Services Station and Sheriff Office Substation, located at 3815 Green Valley Road (Lot 39 of the Green Valley Business Park, Unit Six) to the Pottawatomie County Rural Water District No. 1 water system.

### PAYMENT – MEMBERSHIP – KANSAS RIVER WATER ASSURANCE DISTRICT NO. 1

The Commission authorized the payment of the 2020 annual membership assessment, in the amount of \$35,508.00, to the Kansas River Water Assurance District No. 1, to be paid from the Water Fund.

### BOARD APPOINTMENTS

The Commission approved the following appointments by Mayor Reddi to various boards and committees of the City.

#### *Bicycle and Pedestrian Advisory Committee*

Appointment of Nancy Baker, 3052 Conrow Drive, to fill the unexpired At-Large term of Paul Benne. Ms. Baker's term begins immediately and will expire October 31, 2021.

## CONSENT AGENDA (CONTINUED)

### BOARD APPOINTMENTS (CONTINUED)

#### *Bicycle and Pedestrian Advisory Committee (CONTINUED)*

Appointment of Chris Spooner, 3345 Effingham Street, to a three-year At-Large term. Mr. Spooner's term begins immediately and will expire October 31, 2022.

#### *Flint Hills Metropolitan Organization (MPO) Policy Board*

Appointment of Aaron Estabrook, 300 North 4<sup>th</sup> Street, Apt. # 307, to fill the Manhattan City Commissioner Permanent position and Commissioner Linda Morse, 2118 Spain Drive, to fill the Alternate position.

#### *Flint Hills Area Transportation Agency Board*

Appointment of Aaron Estabrook, 300 North 4<sup>th</sup> Street, Apt. # 307, to fill the Manhattan City Commissioner Permanent position and Commissioner Linda Morse, 2118 Spain Drive, to fill the Alternate position.

#### *Municipal Audit Committee*

Appointment of Mark J. Hatesohl, 1206 Stacy Lane, to fill the unexpired City Commissioner term of Michael Dodson plus a full one-year term. Commissioner Hatesohl's term begins immediately and will expire March 31, 2021.

Mayor Reddi announced that Commissioner Estabrook will serve on the Selection Committee for the Joint Maintenance Facility Construction At-Risk and Commissioners Butler and Morse will serve on the Selection Committee for the Northwest Water Transmission Main and the Marlatt Avenue Re-alignment Study.

Mayor Reddi opened the public comments.

Hearing no comments, Mayor Reddi closed the public comments.

After discussion, Commissioner Morse moved to approve the consent agenda. Commissioner Hatesohl seconded the motion. On a roll call vote, motion carried 5-0 with the exception of Item G, WAIVE FEES – BLUE TOWNSHIP WATER CONNECTION FEES – POTTAWATOMIE COUNTY EMERGENCY MANAGEMENT SERVICES STATION, which carried 3-2 with Commissioners Butler and Estabrook voting against.

## GENERAL AGENDA

### DISCUSSION - 2020 OVERVIEW FROM CITY ADMINISTRATION AND DEPARTMENT HEADS

Dennis Marstall, Assistant City Manager; Tammy Galvan, Director of Human Resources; Bernie Hayen, Director of Finance; Katie Jackson, City Attorney; Jesse Romo, Airport Director; Eric Cattell, Director of Community Development; Scott French, Director of Fire Services; Eddie Eastes, Director of Parks and Recreation; and Rob Ott, Director of Public Works presented their department's accomplishments and challenges from 2019, their operations overview for 2020, their priorities for 2020-2021 that also included Organization Excellence Initiatives, and their priorities and requests. They also answered questions from the Commission.

Mayor Reddi opened the public comments.

### DISCUSSION - 2020 OVERVIEW FROM CITY ADMINISTRATION AND DEPARTMENT HEADS

Hearing no comments, Mayor Reddi closed the public comments.

As this was a discussion item, the Commission took no formal action.

## EXECUTIVE SESSION

Commissioner Hatesohl moved to recess into Executive Session to discuss potential litigation with the City Attorney pursuant to the exception for consultation with legal counsel on matters that would be deemed privileged in an attorney-client relationship, pursuant to K.S.A. 75-4319(b)(2), and to resume the open meeting at 10:35 p.m. in the City Commission Room. Commissioner Morse seconded the motion. On a roll call vote, motion carried 5-0.

At 10:35 p.m., the Commission reconvened with Mayor Reddi and Commissioner Butler, Commissioner Morse, Commissioner Hatesohl, and Commissioner Estabrook in attendance. Commissioner Morse stated that no binding action was taken during Executive Session; therefore, no vote in the open meeting is needed.

## EXECUTIVE SESSION

Commissioner Butler moved to recess into Executive Session to discuss pending litigation with the City Attorney pursuant to the exception for consultation with legal counsel on matters that would be deemed privileged in an attorney-client relationship, pursuant to K.S.A. 75-4319(b)(2), and to resume the open meeting at 10:50 p.m. in the City Commission Room. Commissioner Morse seconded the motion. On a roll call vote, motion carried 5-0.

EXECUTIVE SESSION (CONTINUED)

At 10:53 p.m., the Commission reconvened with Mayor Reddi and Commissioner Butler, Commissioner Morse, Commissioner Hatesohl, and Commissioner Estabrook in attendance. Mayor Reddi stated that no binding action was taken during Executive Session; therefore, no vote in the open meeting is needed.

ADJOURNMENT

At 10:54 p.m., the Commission adjourned.

  
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Brenda K. Wolf, CMC, City Clerk