

AGENDA  
MANHATTAN  
CITY COMMISSION MEETING  
TUESDAY, AUGUST 17, 2021  
7:00 P.M.

NOTE: Agenda items are available on the City's website at <https://cityofmhk.com/Archive.aspx?ADID=7643>. If you would like to provide public comment at the meeting for an item on the agenda, you may sign up through the City's website by 3 p.m. the day of the meeting at <https://cityofmhk.com/publiccommentsignup> or in person at the meeting. The guidelines for public comments can be found in Resolution No. 050118-B, <https://cityofmhk.com/meetingspolicy>. If you would like to provide written comment for an item on the agenda in lieu of coming to City Hall, comments may be submitted through the City's website at <https://cityofmhk.com/contactcommissioners> or by emailing or calling the Commissioners directly. Contact information for each Commissioner is located on the City's website at <https://cityofmhk.com/202/City-Commission>. Due to the high transmission rate of the Delta variant in Riley County, as of August 9, 2021, the City is requiring anyone inside City facilities to wear a mask.

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>. A recording will be made available on the City's website after the meeting.

**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, August 3, 2021.
- B. Approve [Claims Register No. 2980](#) authorizing and approving the payment of claims from July 28, 2021 – August 10, 2021, in the amount of \$5,147,644.74.



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.

- C. Approve an annual [Cereal Malt Beverages Off-Premises License for Short Stop #26](#), 8207 South Port Drive.
- D. Approve Ordinance No. 7545 amending Ordinance No. 6682 and the Final Development Plans of the [Manhattan Marketplace, Unit Two, PUD](#) to allow for new drive-thru and revised drive-thru for the Hy-Vee store, 601 3<sup>rd</sup> Place, based on the findings in the Staff Report and the recommendation of the Manhattan Urban Area Planning Board with three conditions of approval.
- E. Approve Ordinance No. 7546 [amending Sections 31-52 and 31-53 related to parking within City Park](#) and the south side of the 1600 block of Laramie Street east of the intersection of North Martin Luther King Jr. Drive and Laramie Street.
- F. [Housing Market Analysis and Policy Strategy Study](#):
  - 1. Authorize the Mayor and City Clerk to execute an agreement with Development Strategies, Inc. to conduct the Manhattan Housing Market Analysis and Policy Strategies Study; and
  - 2. Approve the process to select the project's citizen steering committee.
- G. [City Park Playground and Surfacing \(PR2008, CIP #CP214P\)](#):
  - 1. Accept the Landscape Architect's Opinion of Probable Cost in the amount of \$142,000.00 for the Base Bid;
  - 2. Award and authorize the Mayor and City Clerk to execute a construction contract in the total amount of \$133,232.40 for the Base Bid, with Turf Etc. LLC, dba SynLawn of Lee Summit, Missouri; and
  - 3. Approve Resolution No. 081721-A authorizing the project and temporary financing for the project.
- H. Authorize City Administration to finalize and the Mayor and City Clerk to execute a [construction contract to repair the streetscape electrical outlets and circuits Downtown](#).
- I. [Purchase of three \(3\) vehicles \(CIP #EN093E, EN100E, WA163E\)](#):
  - 1. Authorize the purchase of three (3) vehicles (CIP #EN093E, EN100E, WA163E-Unit 208) utilizing low vehicle bids, to Shawnee Mission Ford, of Shawnee, Kansas, in the total amount of \$90,314.00;
  - 2. Authorize possible disposal of excess property once replacement vehicle has arrived; and
  - 3. Reject bids for one (1) vehicle (CIP #WA175E-Unit 207), in the amount of \$33,098.00.
- J. [Water Distribution Utility Truck-Unit #56 \(CIP #WA098E, WA157E\)](#):
  - 1. Authorize the purchase of a 1.5-ton truck, 2WD, crew cab, with all-purpose service body, from Summit Truck Group, of Kansas City, Kansas, for the amount of \$135,790 for the Water Distribution Division, Unit 56 (CIP #WA098E, WA157E); and
  - 2. Authorize the Mayor and/or City Clerk to execute a lease purchase agreement and all documents with Commerce Bank/Clayton Holdings, LLC., to be paid from the Water Fund.
- K. Approve the [appointment](#) by Mayor Butler of Robert Shannon to the Airport Advisory Board.

## **IV. PUBLIC HEARING**

### **A. CONSIDER CREATING A BENEFIT DISTRICT FOR THE TUTTLE CREEK BOULEVARD/US 24 AND MEADOWLARK EAST ENTRANCE (ST2110)**

1. Conduct a Public Hearing;
2. Approve Resolution No. 081721-B, making findings and establishing the parameters of the project, as set forth in the Notice, deeming the project advisable and authorizing construction of the improvements to the Meadowlark Entrance and US-24 Left Turn Lane and Frontage Road (ST2110) transportation improvements; and
3. Authorize City Administration to finalize and the Mayor and City Clerk to execute a Kansas Department of Transportation Agreement.

### **B. MUNICIPAL FACILITY REVIEW FOR SIGNAGE AT THE ANTHONY MIDDLE SCHOOL AND EISENHOWER MIDDLE SCHOOL RECREATION CENTERS**

1. Conduct a Public Hearing;
2. Find that the public interests to be served by the signage at the Anthony Middle School Recreation Center and Eisenhower Middle School Recreation Center outweigh the impacts upon legitimate community interests; and
3. Approve first reading of an ordinance authorizing the proposed signage improvements to the Eisenhower Middle School Recreation Center, located at 2850 Kirkwood Drive, and existing signage improvements to the Anthony Middle School Recreation Center, located at 2415 Browning Avenue, based on the recommendation by the Planning Board, and findings in the Staff Report with two conditions of approval.

## V. GENERAL AGENDA

- A. CONSIDER SELECTION COMMITTEE'S RECOMMENDATION FOR DEVELOPER REGARDING THE CITY'S AGGIEVILLE PARKING LOT AT 12<sup>TH</sup> STREET AND LARAMIE STREET AND PROCEED TO NEGOTIATE A PRE-DEVELOPMENT AGREEMENT
- B. DISCUSSION ITEM: FINAL STEPS OF THE MANHATTAN DEVELOPMENT CODE PROCESS
- C. DISCUSSION ITEM: 2022 CITY BUDGET, WITH A FOCUS ON WATER, WASTEWATER, AND STORMWATER UTILITY FUNDS/RATES AND POTENTIAL DEDICATED FEE TO ESTABLISH A FLOODPLAIN MITIGATION FUNDING STREAM

## VI. EXECUTIVE SESSION

Recess into Executive Session for consultation with legal counsel on matters that would be deemed privileged in an attorney-client relationship, pursuant to the exception provided in K.S.A. 75-4319(b)(2), regarding a City lease agreement, and to resume the open meeting in the City Commission Room at \_\_\_\_\_ p.m.