



Glen Elder, Kansas

2020 City Council Minutes Archive

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January 6, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., January 6, 2020 at City Hall, with Acting Mayor Sheila Paxson and council members: Darel Stuart, Landen Cleveland, Barry McPeak and Larry Wheeler present. Also in attendance: Tim Demel, James Reed, Garry Clark, Devon Housh, Eldon Behymer, and Jerri Senger.

Minutes & Claims

The minutes of the December 2, 2019 meeting were reviewed. Barry made the motion to approve the minutes, Larry seconded the motion and the vote carried with four ayes. The claims on hand for the month of December amounting to \$51,159.37 plus the outstanding Mid-Kansas Electric and Dunstan Waste Solution's annual dumpster bills were reviewed. Darel made a motion to approve the claims. Landen seconded the motion and the vote carried with four ayes.

Neighborhood Revitalization Plan

Sheila opened the public hearing on the Neighborhood Revitalization Plan. With no comments on the NR Plan the hearing was closed.

Larry made a motion to approve Ordinance #729 adopting the Neighborhood Revitalization Plan and Designating a Neighborhood Revitalization Area. This tax rebate program shall terminate on January 15, 2022, unless renewed prior to that date. Barry seconded the motion and the vote carried with four ayes.

City Attorney

Tim Demal introduced himself and informed the council of his background. He graduated from law school in May 2019 and is practicing with Harrison Law in Beloit. After fielding questions from the council, Barry made a motion to hire Tim Demel as the new City Attorney. Darel seconded the motion and the vote carried with four ayes. Tim took his official oath of office.

Code Enforcement

Code Officer James Reed reported he needs some history on a few areas of concern in town. He also asked the council their opinion on using Order to Appear tickets instead of the Notice to Appear from the Attorney as used in the past. He stated it is simply a change in process and should be more time efficient. Councilman Cleveland added that the violators should contact City Hall to get specific court dates and times, instead of putting that information on the tickets. The council liked and approved the idea.

Eldon requested residents stop driving over sidewalks and curbs, or parking on sidewalks. He is concerned the new sidewalks will be busted. It was noted that if sidewalks are busted as a result of such actions, it would be the responsibility of the property owner to repair and pay for the sidewalk. James will visit with violators.

Fire Department

Fire Chief Garry Clark informed the council he wants to purchase four new thermal imaging masks. He has two bids: MES for approximately \$10,296.00, and SCBA Sales for approximately \$7,068.00. He said both companies offer the same masks with a two-year warranty, however the SCBA Sales masks have refurbished voice amps. He plans to use his equipment reserve money to purchase the masks. Barry made a motion to purchase four thermal imaging masks from SCBA Sales. Larry seconded the motion and the vote carried with

four ayes. Garry informed everyone that his fire trucks are 30 years old, those will be future purchases. He also wants to apply for a grant this year to get more masks and equipment.

Ordinances and Resolution

Larry made a motion to approve Ordinance #730 establishing the salaries of employees. Landen seconded the motion and the vote carried with four ayes.

Darel made a motion to approve Ordinance #731 amending the council meeting time to 6:00 p.m. on the first Monday of each month. Barry seconded the motion and the vote carried with four ayes.

Larry made a motion to approve Ordinance #732 designating a yield intersection at the east entrance of Mill Street and Kansas Street. Landen seconded the motion and the vote carried with four ayes.

Darel made a motion to approve Resolution 20#1 the 2020 GAAP Waiver. Larry seconded the motion and the vote carried with four ayes.

Library Board

Barry made a motion to appoint Alice Thompson and Nicki Cleveland to the Library Board with their terms to begin January 14, 2020. Darel seconded the motion and the vote carried with three ayes, Landen abstained.

Building Permits

Barry made a motion to approve building permit #20-1 a new deck for Rick Johnson at 200 N. College #14. Landen seconded the motion and the vote carried with four ayes.

There was some discussion on building permit #20-2. Landen made a motion to approve building permit #20-2 enclosing the canopy area for Chris Wagner at 100 W. Main Street. Darel seconded the motion and the vote carried with four ayes.

Clerk's Report

The Clerk asked the council to consider capital improvements and each member received a copy of the capital improvement plan spreadsheet. She asked the council to review the reports of transfers and adjustments for 2019, adding that this is the first time since 2016 that the budget and cash on hand has allowed the transfer of leftover fire department funds into their equipment reserve fund. The Clerk mentioned receiving a verbal request to have a 4-way stop at the intersection of Main Street and Hobart Street. The Clerk informed the council Sage Schlaefli declined the pool co-manager position, which leaves Shelby Senger the position by herself.

Council

Barry informed the council during the last train the engine sat running on the tracks south of his house for five days. He said he visited with Cody Richards and was told it was the railroad's doing, not CVA's. Barry mentioned he feels they will come to a solution.

Sheila asked Eldon to make a list of current projects and give them to the council each month.

Darel informed everyone that the traffic counters are in use and collecting truck counts. Darel asked the new attorney to ask Katie about Lincoln's "business district" in relation to zoning.

With no other business Barry made a motion to adjourn the meeting. Landen seconded the motion and with four council members voting aye, the meeting was adjourned at 7:00 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger, City Clerk

February 3, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., February 3, 2020 at City Hall, with Mayor Ryan Duskie and council members: Darel Stuart, Sheila Paxson, Barry McPeak and Larry Wheeler present. Also in attendance: Denise Jackson, Attorney Timothy Demel, Eldon Behymer, and Jerri Senger.

Minutes & Claims

The minutes of the January 6, 2020 meeting were reviewed. Barry made the motion to approve the minutes, Larry seconded the motion and the vote carried with four ayes. The claims on hand for the month of January amounting to \$57,478.09 plus the outstanding Mid-Kansas Electric bill were reviewed. Sheila made a motion to approve the claims. Darel seconded the motion and the vote carried with four ayes.

Annual Appointments

Barry made a motion to approve the annual appointments made by Mayor Duskie. Sheila seconded the motion and the vote carried with four ayes.

Mayor Duskie made the following annual appointments:

Council President	Sheila Paxson
Municipal Judge:	Jim Johnson
City Attorney:	Timothy J. Demel
City Official Paper:	Cawker City Ledger
Financial Institution:	Guaranty State Bank & Trust Co.
City Clerk:	Jerri Senger
City Superintendent:	Eldon Behymer
City Maintenance:	Devon Housh
City Maintenance:	Garry Clark
City Treasurer:	Linda Mick
Fire Chief:	Garry Clark
Assistant Fire Chief:	Cody Thompson
Insurance Agency:	Linton Insurance

Light Committee: Ch: Sheila Paxson, Barry McPeak, Landen Cleveland
Water/Swim Pool Committee: Ch: Landen Cleveland, Larry Wheeler, Sheila Paxson
Street/Alley/Sidewalk Committee: Ch: Darel Stuart, Landen Cleveland, Barry McPeak
Park/Building Permit Committee: Ch: Eldon Behymer, Darel Stuart, Sheila Paxson
Cemetery Committee: Ch: Barry McPeak, Larry Wheeler, Darel Stuart
Budget Committee: Ch: Ryan Duskie and all Council Members

Authorize Clerk to pay payroll 1st of each Month.

Authorize City Clerk to pay bills prior to meeting night to avoid paying penalties.

Water Ordinance

The Clerk read water rate Ordinance #733, a revision which applies the monthly minimum charge to all duplexes, apartments, and trailer homes having separate kitchen facilities.

Denise Jackson, Glen Haven Housing Manager, informed the council her lease states that she pays the water for her tenants. Her tenants are low-income, disabled and elderly. She told the council she has her budgets completed by the end of October and she has to give tenants a 30-day notice for rate/lease agreement changes. She said budgets are set for this year and doesn't want paying for water to be a hardship on her tenants. Denise asked for exemptions for her tenants or for the charges to be postponed to her tenants.

Darel made a motion to approve Ordinance #733 as written and to exempt the Glen Haven Housing units until the January 1, 2021 bills. Larry seconded the motion and the vote carried with four ayes.

Landen Cleveland arrived at the meeting.

Square Curb & Gutter

The council reviewed the bids to form, replace and finish the curb and gutter around the downtown square. Senger Construction came in as the low bid at \$6,500.00 per side. It was noted that the city crew will remove existing curb and gutter. The council asked if there are grant funds available to help with this project. Ryan said he will check with NCRPC about potential grants. The council asked to table the discussion until next month.

Cemetery Road

Eldon informed the council the cemetery road needs more rock. He said the middle of the road from the curve to the cemetery has deteriorated. They plan to do work in the ditches and get the crown of the road back in shape. Eldon said he wants larger rock that will compact well, like the SS5, which will cost around \$4,500.00. He mentioned that CVA is good about putting rock on the road from the curve to the highway. Barry made a motion to approve the purchase of new larger rock for the cemetery road. Larry seconded the motion and the vote carried with five ayes.

Water Emergency Plan & KMEA Board Member

Sheila made a motion to approve the updated water emergency plan. Landen seconded the motion and the vote carried with five ayes.

The council re-appointed Eldon to the KMEA Board of Directors position #2 for the City.

Code Enforcement

The council reviewed a report from Code Officer James Reed on his activities the last month. After some discussion, the council asked the clerk to have James check into the untagged cars parked in the street at Joe Smith's property.

Library Board

The Mayor opened and read the resignation of Library Board President, Andrea Eberle. The council approved the resignation. The Clerk asked the council for permission to charge the library for monthly residential trash, per the request from the Librarian and Board. The council felt if they want to pay for residential trash, to allow the library to do that. The Clerk will call Dunstan to set up a pick-up location and get a residential can.

Resolution #20-2

The council reviewed Resolution #20-2, given to the City by Rick Horn Mitchell County Emergency Management Director. Barry made a motion to approve Resolution #20-2 adopting the North-Central (Region F) Multi-Hazard, multi-Jurisdictional Hazard Mitigation Plan. Landen seconded the motion and the vote carried with five ayes.

Employee Report

Eldon asked to purchase a new zero-turn 2020 48-inch John Deere Mower. He would like to trade in the Grasshopper mower, he said no one likes the Grasshopper since it leaves windrows of grass behind it. With the government discount and the trade-in, the new mower will cost \$3,200.00. Larry approved to purchase a new 2020 48-inch John Deere Mower for \$3,200.00. Landen seconded the motion and the vote carried with five ayes.

Eldon informed the council that we have a rotten power pole at 208 N. Vallette. He said the pole has primaries on it and needs replaced as soon as possible. He said if the city crew does the work the power will be out for about 8 hours to 30-40 homes. He said Prairie Land will do the job next week, for around \$6,500.00.

He said Prairie Land can do the job without killing the power. Darel made a motion approving the hire of Prairie Land Electric to replace the pole. Landen seconded the motion and the vote carried with five ayes.

Eldon reported that he removed the traffic counter on Mill Street. He said it wasn't working correctly and adding too many clicks.

Clerk's Report

The Clerk informed the council Trevor Elkins asked if he could bid the liability insurance for the city. The council felt it was fine to get a bid, but wanted to include Sherri Linton's bid with EMC as well.

The Clerk informed the council effective January 1, 2020, Mid-Kansas Electric Company and Sunflower Electric Power Corporation have merged into one entity.

The Clerk informed the council the Blue Cross/Blue Shield health and dental insurance plan premium increased 12% this year. She said that was due to market factors and age, according to the account representative. She also asked for permission to allow employees to enroll in a Cancer Plan and Hospital Indemnity Plan. It would be at no cost to the City, but would be taken out of payroll. It is a voluntary program and any of the full or part-time employees are eligible to participate. Landen made a motion to approve continuation in the Blue Cross/Blue Shield health and dental insurance plan as well as approve the cancer and hospital plans to be taken out of paychecks. Darel seconded the motion and the vote carried with five ayes.

The council reviewed the updated list of delinquent accounts turned into the State Set-off Program.

Council

Barry said he visited with Cody Richards and they don't like the train engines in town as it takes up needed track space when loading the trains. He reported they have been parking the engines east, out of town.

Landen reported on the building committee meeting held last month with Jeff Holling and Cody Richards from CVA. The meeting was about a potential grain dryer to be added to the north side, between the first two large bins. There were comments and concern on the noise level a dryer may make.

Executive Session

At 7:35 p.m. Darel made a motion to go into executive session to discuss attorney-client matters for fifteen minutes, with the mayor, council, and attorney present. Landen seconded the motion and the vote carried with five ayes.

At 7:50 p.m. Ryan re-opened the regular meeting, with no decisions being made in the executive session.

With no other business Sheila made a motion to adjourn the meeting. Larry seconded the motion and with four council members voting aye, the meeting was adjourned at 7:54 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger, City Clerk

March 2, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., March 2, 2020 at City Hall, with Mayor Ryan Duskie and council members: Darel Stuart, Sheila Paxson, Landen Cleveland, Barry McPeak and Larry Wheeler present. Also in attendance: James Reed, Cindy Clausen, Kyla Slate, Sherri Linton, Lisa Jermark, Trevor Elkins, Attorney Timothy Demel, Eldon Behymer, and Jerri Senger.

Minutes & Claims

The minutes of the February 3, 2020 meeting were reviewed. Barry made the motion to approve the minutes, Darel seconded the motion and the vote carried with five ayes. The claims on hand for the month of February amounting to \$43,664.43 plus the outstanding Mid-Kansas Electric bill were reviewed. Sheila made a motion to approve the claims. Larry seconded the motion and the vote carried with five ayes.

Library Board

Library board member Cindy Clausen asked the council to pass an ordinance which allows the library board members to reside outside city limits. The council asked about reducing the number of board members from seven to five. Cindy read the Kansas State Library Policy which requires the library to be governed by a board of seven, plus the Mayor which holds the eighth seat. She mentioned with all the work they have done in the last couple years they need seven board members. After some discussion, Barry made a motion to require library board members to have a Glen Elder mailing address. Landen seconded the motion and the vote carried with three ayes. Sheila and Darel voted against the motion. The attorney will draft a new ordinance for the April meeting.

City Insurance

Trevor Elkins informed the council he did not have enough time to get a bid prepared for the meeting. If the council is interested in getting a bid from him next year, he would like to start gathering information the first of January. He has a good company that he can get insurance through and said that Mankato will be switching from EMC to his company which is Berkshire Hathaway. He informed the council that he has worker's comp insurance as well.

Sherri Linton presented the council with a premium estimate with EMC and information about the company. She said the estimate has a slight increase from last year, due to the normal increase in replacement costs. Sherri said that EMC has been protecting public entities for over 40 years. She gave a breakdown of the dividends paid back to the city the last three years, which totaled over \$11,000.00. The City's insurance policy renews annually on April 1st. Sherri mentioned they do write bonds and sell worker's comp insurance as well. She thanked the council for their business over the years.

Code Enforcement

The council reviewed a report from Code Officer James Reed on his activities last month. James said things around town are slow and he does come through town at least once a week.

Square Curb & Gutter

It was reported that there are no grants available to replace the curb and guttering around the square. After a short discussion, Darel made a motion to hire Senger Construction to replace the east side of the square at \$6,500.00 and then replace the south side in the fall. Larry seconded the motion and the vote carried with four ayes; Barry voted against it. The clerk asked permission to pay for the curb and guttering out of the Capital Improvement Fund.

Digger Truck

Eldon reported that our current digger truck is unsafe and leaks oil from the boom. He visited with contacts from Rolling Hills and found a 2005 International truck in good shape from DS&O Electric Cooperative in Solomon for \$25,000.00. Eldon said the truck will come with extra parts and has been well maintained. He informed the council he had found a truck from Altech for \$39,000.00, but he visited with the previous owners and they said it is an un-reliable truck. Eldon said they use the digger truck to dig holes and place poles, hang transformers, and pull the sewer pumps twice a year. He mentioned he had enough in his equipment fund and the sewer fund to pay for the truck outright. He added that a bucket could be added to the new truck in the future. Landen made a motion to purchase the 2005 International truck from DS&O for \$25,000.00. Larry seconded the motion and the vote carried with five ayes.

Eldon informed the council they would clean out the old digger truck and put it out for sealed bids to be opened at the next council meeting. He asked if the attorney could draft a release from any liability on the old truck, selling it "as is".

Street Repairs

Eldon presented the council with a bid from Coughlin Company to re-surface Kansas Street from Marshall to Mill (five blocks) for \$66,800.00. He said the City of Beloit and the county have hired this company to re-surface streets in May and June. He said they will mill the street 10-inches and resurface with a mixture of 5% Portland cement and fog oil. Eldon said the city crew would then come in and oil and chat the street twice. The council was very concerned about having enough money to complete the street re-surfacing. Eldon mentioned that the work could not be put off another year, as the condition of the street is deteriorating. He did mention the street would be completely blocked off for ten days. There was concern expressed about giving the farmers and truckers advanced notice to the street closure. Eldon mentioned possibly doing the job in two parts, but would need to visit with the company about that idea. Eldon will call Jeff Holling as soon as he knows the schedule. There was more discussion on how to pay for the street repair. Landen made a motion to rescind the curb and gutter replacement work this year. Darel seconded the motion and the vote carried with five ayes. Landen then made a motion to accept the bid from the Coughlin Company to re-surface Kansas Street for \$66,800.00. Darel seconded the motion and the vote carried with five ayes. Eldon mentioned using leftovers of last year's oil and chat to complete the job and hopefully cut corners on the total project cost.

Clerk's Report

The Clerk reported calling the Lincoln Center City Clerk about their business district. The Lincoln Clerk mentioned the business district was in place before she started 18 years ago and she was unsure how the district was formed without zoning. It was suggested to review Lincoln's ordinances on their website.

The Clerk mentioned the new auditors will be here Thursday and Friday.

Executive Session

At 7:15 p.m. Darel made a motion to go into executive session to discuss attorney-client matters for fifteen minutes, with the mayor, council, and attorney present. Landen seconded the motion and the vote carried with five ayes.

At 7:30 p.m. Ryan re-opened the regular meeting, with no decisions being made in the executive session.

With no other business Sheila made a motion to adjourn the meeting. Larry seconded the motion and with four council members voting aye, the meeting was adjourned at 7:34 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger
City Clerk

April 6, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., April 6, 2020 via GoToMeeting.com, with Mayor Ryan Duskie and council members: Darel Stuart, Sheila Paxson, Landen Cleveland, Barry McPeak and Larry Wheeler present. Also in attendance: James Reed, Attorney Timothy Demel, Eldon Behymer, and Jerri Senger.

Minutes & Claims

The minutes of the March 2, 2020 meeting were reviewed. Larry made the motion to approve the minutes, Barry seconded the motion and vote carried with five ayes. The claims on hand for the month of March amounting to \$113,749.76 plus the outstanding Mid-Kansas Electric and Street Oil bills were reviewed. Sheila made a motion to approve the claims. Darel seconded the motion and the vote carried with five ayes.

Third Dog Request

The council received a written request from Kathy Copeland to keep a third dog, her father's, at her residence. Larry made a motion to approve Kathy to keep the third dog, Darel seconded the motion. It was noted if there are any issues with any of her dogs, they will rescind the allowance.

Attorney Demel brought up concerns about granting permission when the ordinance clearly states only two dogs per household. There was quite a discussion on the number of dogs per residence. The matter will be addressed in the future.

Code Enforcement

The council reviewed the report from Code Officer James Reed on his March activities. James said he is in town several times each week and due to virus concerns he will call residents instead of knocking on doors. He asked the City Clerk for a list of property owners by street. James said he will most likely begin sending out weed and tall grass violation letters in the near future.

Library Board

Attorney Tim Demel informed the council the State of Kansas mandates the library board requirements. It states the board should be made up of seven members living within the borders of the area taxed for the library. He said a charter ordinance will need to be passed by two-thirds vote, with the Mayor voting, to change this. He also mentioned board members can only serve two consecutive terms and then are required to be off the board for one year before returning. There was quite a bit of discussion on the library board request. Tim suggested passing a charter ordinance reducing the number of library board members to five. He added the ordinance could create one or two "special advisor" positions, without voting power, which could be filled by someone living outside the city limits. It was the consensus to table any decisions until next month, after more research can be done.

Truck Route

Larry opened the discussion on the truck route with concerns about the number of trucks on Kansas Street today. He said they pushed oil out of the chat with the warm temperatures. Larry liked the truck route coming into town from the south below the dam onto Mill Street to the corner at Kansas Street. He added that we want the new resurfacing project on Kansas Street to hold up for several years, but he doesn't feel the street can withstand the 2,000 trucks per month. Larry also suggested making an amendment allowing farmers to utilize all three current truck routes for ten days during wheat harvest and three weeks for fall harvest. Darel mentioned with home rule we are obligated to give them one good truck route through town. He is concerned since we have no support with the street repairs from CVA or Mitchell County the best option would be to come in from the south as Larry suggested. Attorney Demel wants to

check with the League of Municipalities about reducing the number of truck routes to just one. Darel asked if we could install cameras and possibly even charge axel or bushel taxes to those using Kansas or Hobart Streets. The Mayor expressed concerns about enforcing/policing other streets if we close two of the current truck routes. Attorney Demel will do more research on this subject and the ideas suggested with the League. The matter was tabled until next month.

Old Digger Truck

Eldon reported the old digger truck is out at Hansen Auction for sale at their consignment auction to be held in May.

Covid-19

The city will honor the Governor's order to not disconnect utilities until May 1st. Delinquent fees and notices will still be sent out on April 11th. The Clerk asked permission to extend the renewal period for dog tags. The council approved extending the renewal period to May 29th for 2020 dog tags.

Building Permits

Eldon informed the council that all building permit requests looked fine. He asked for clarification from the council if a building permit is required to put in a new concrete driveway, where an existing rock driveway was. The attorney pointed out a concrete driveway meets the definition of a structure requiring a permit. So yes, concrete driveways do require building permits.

Larry made a motion to approve the following building permits: #20-3 move in a 10'x16' storage shed for Ryan Duskie at 120 W. 2nd Street, #20-4 erect a new 12'x21' carport for Terry Petzoldt at 333 N. Nash, #20-5 a new 18'x24' concrete slab for Don Zahourek at 309 N. Hobart, and #20-6 a new concrete driveway for Bill Wallin at 105 N. Vallette. Darel seconded the motion and the vote carried with five ayes.

Employee Report

Eldon informed the council Larry got the Coughlin Company to reduce the price of the resurfacing project by approximately \$5,000.00. He said oiling and chatting the street twice cost \$14,040.00 making the total to resurface Kansas Street from Marshall to Mill \$75,962.23. It was noted that this project is too expensive to absorb without assistance. Darel and Landen commented on how well Kansas Street looks. Darel appreciates all the hard work and overtime the city crew put in on the project. There was concern about the trucks pushing up the oil. Eldon said they will put more chat on Kansas Street tomorrow.

Eldon mentioned the rest of the new radio-read water meters have been purchased for \$11,191.50. He said they plan to have all the new meters installed by the May 19 meter reading date.

Eldon asked the council if it was okay to have all three maintenance employees working together during the current virus situation. Landen and Darel commented that it is fine they are all working just be careful in close quarters, social distance themselves. It was suggested they ride separately in vehicles when possible. Eldon said he plans to hire Laney Clark and Rick Gruwell as summer employees. He asked if he could hire Rick now. All five council members want to wait until May to hire Rick and Laney.

Clerk's Report

The Clerk asked the council to be thinking about any projects they would like to add to the Capital Improvement Fund. Money was used from the CIF to pay for the Kansas Street project. Work will begin on the 2021 budget in May. The Clerk asked for input from the council and Eldon for projects for budget.

The Clerk asked for permission to attend the State Budget Workshop in Salina, on April 30 or May 20. The fee is \$75.00 to attend. The council approved attending the workshop.

The Clerk asked the council to consider increasing the cemetery lot prices for folks that are not city of Glen Elder residents. The cemetery is maintained with tax money paid by those residents. The council agreed they would like to see a higher lot purchase price to non-residents. There was some concern and discussion about lot owners selling lots to anyone besides back to the city. Attorney Demel wants to get a clear definition of non-resident and wants to visit with other attorneys about how they drafted similar ordinances. He will draft an ordinance for next month.

May Meeting

The council made the decision to hold the May 4th regular city council meeting via GoToMeeting at 6:00 pm. Instructions and log-in information can be found on the city website, www.glenelder.com.

With no other business Sheila made a motion to adjourn the meeting. Larry seconded the motion and with five council members voting aye, the meeting was adjourned at 7:32 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger
City Clerk

May 4, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., May 4, 2020 at the fire station with the large doors open. Mayor Ryan Duskie and council members: Darel Stuart, Sheila Paxson, Landen Cleveland, Barry McPeak and Larry Wheeler were all present. Also in attendance: Kim Gaston, Mark Marzolf, Wes Thompson, James Reed, Attorney Timothy Demel, Eldon Behymer, Garry Clark, and Jerri Senger.

Minutes & Claims

The minutes of the April 6, 2020 meeting were reviewed. Larry made the motion to approve the minutes, Barry seconded the motion and vote carried with five ayes. The claims on hand for the month of April amounting to \$78,680.21 plus the outstanding Mid-Kansas Electric bill were reviewed. Sheila made a motion to approve the claims. Larry seconded the motion and the vote carried with five ayes.

Code Enforcement

The council reviewed the report from Code Officer James Reed on his April activities. James said he is in town several times each week. He did mention that he has received verbal complaints of underage golf cart drivers in town and will be checking on those. It should be noted that all ATV and golf cart operators need to have a valid driver's license within the city limits.

Amended Dog Ordinance #734

The council discussed enforcement of the new amended dog ordinance #734. This new ordinance leaves the dog limit at two, per household. It no longer allows residents to ask for permission for more than two dogs. Households that have been granted permission for more than two dogs as of May 4, 2020 are grandfathered. However, when those specific "grandfathered" dogs have passed or are no longer being harbored, those households will be limited to just two dogs in the future. The amended ordinance adds a section for state registered hunting guide service entities with a cap at four dogs for those individuals. Darel made a motion to approve amended dog ordinance #734. Larry seconded the motion and the vote carried with five ayes.

Truck Route

The Mayor asked those in attendance if they wanted to make comments on the previously discussed truck route ideas. Mark Marzolf said he has problems with the proposed closing of Hobart Street to all trucks. He said the city is trying to get CVA's attention at the expense of their businesses and the farmers. He said if commercial trucks are not allowed on the street, then farmers should not be allowed to drive on Hobart Street either. Mark said truck weight is truck weight, it doesn't matter if it is a farmer or commercial truck. He also said the State of Kansas tells them which routes to take and Hobart Street is essential for large items being hauled on Highway 24 since the railroad bridge has low clearance.

Kim Gaston said he is allowed to drive his trucks anywhere in the 48 states and in Canada. He is upset that Glen Elder is wanting to limit the streets he can drive trucks on. Kim said he put special mufflers on his trucks so they wouldn't be as noisy and added better tarps on the trailers to reduce the dust, as requested by the council. He said he has done more and the council still is not happy. Kim said grain haulers come into town from a far distance. How would the city notify or stop all those trucks? He said the few here tonight are just local haulers.

Wes Thompson said we all pay taxes that help to maintain the streets. He said he cannot haul combines under the railroad bridge on Highway 24 and needs to be able to drive on Hobart Street. He said he has no choice! He said his combines are too wide and cannot go across the dam. He doesn't like this idea, but he would rather pay a one-time fee to drive on the streets than see them closed to truck traffic.

Councilmember Larry Wheeler said he is upset about the excessive wear and tear from the trucks on the streets. He said the city must pay for the street repairs, with no assistance from the county or CVA.

At 6:22 p.m. Darel made a motion to go into executive session to discuss attorney-client matters for fifteen minutes, with the mayor, council, and attorney present. Barry seconded the motion and the vote carried with five ayes.

At 6:37 p.m. Ryan re-opened the regular meeting, with no decisions being made in the executive session.

The truck route topic was tabled until next month.

Cemetery Lots

Attorney Tim Demel informed the council that our current cemetery codes are too sparse. He recommends changing them similar to what the City of Garnett has. There was more discussion on charging a higher rate for cemetery lot purchases to non-resident folks and the definition of a resident. Landen Cleveland said if you vote here then you are a resident. The council also discussed preventing the sale of lots, wanting a first right of refusal to purchase back any unused or unwanted cemetery lots. After the discussion, the council felt it best to just increase the sale price of plots to \$75.00 each and add a section about purchasing back lots. The Attorney will draft a new ordinance for the June meeting.

Swimming Pool

Opening the swimming pool for the summer was discussed. The current Governor's orders do not allow swimming pools to open before May 18. Glen Elder usually opens Memorial weekend, however with the current coronavirus pandemic it is near impossible to predict what restrictions will be in place at that time. Eldon said he would prefer to repaint the pool if it is not opened. He said the paint in the pool is peeling badly. The council asked what it would cost to fill the pool, in the case that it could be opened. Eldon reported it would cost around \$1,200.00 to fill it with the needed chemicals. The Clerk informed the council that Kayla Hamilton accepted the Manager position and she has commitments at school until May 29, 2020. After taking a pole of the council, the majority decided to set a tentative opening date of Saturday, May 30, 2020 – contingent on county recommendations. It was mentioned that CDC cleaning guidelines will need to be followed. The council felt it best to leave the pool rates the same as last year.

Monthly Customer Charges

The council reviewed the written complaints from Alex Volnek and Pat Krontz on monthly customer charges to camper and trailer units that are run through one meter. After reviewing the ordinances, the council felt it best to leave all utility ordinances as they are. It should be noted that the electric, water, sewer, and trash ordinances all state a version of the following. "When two or more dwelling units such as duplexes, apartments and trailer homes, having separate kitchen facilities, are served through one meter, this schedule is applied by multiplying the monthly minimum charge by the number of dwellings units served through the meter. Multiple dwelling units that are individually billed for services shall be charged the minimum to each unit." Furthermore, properties will be billed for sewer and trash when water service is on.

Building Permits

Eldon informed the council that all building permits looked fine. He said there are problems with a permit that was issued last month, a new carport at 333 N. Nash. He said it was staked-out to put the carport in at an angle, not what was drawn up and approved last month. Eldon said that the new layout will encroach on the neighbor's property. The neighbor is having the property surveyed.

Larry made a motion to approve building permit #20-7 a new backyard privacy fence for Scott and Molly Jordan at 316 N. Nash, #20-8 a new fence and concrete pad for Parron and

Megan Wilcoxson at 332 N. Hobart. Barry seconded the motion and the vote carried with five ayes.

Employee Report

Eldon informed the council he received a summer job application from Emma Miller; however, she will not be 16 until the middle of June. He said she would mainly mow and weed eat and he wouldn't allow her to drive any vehicles. The Attorney will check into the rules on hiring someone that young.

Eldon reported a crew will be here Wednesday to repair the fire hydrant, at Market and Railroad, that was hit last week by the semi-truck. Eldon mentioned they have one older hydrant that he would like to have replaced next year.

Clerk's Report

The Clerk informed the council that library board members plan to attend the June 1st council meeting.

Council Report

The council commented on how well the grass in the square is looking. Eldon mentioned having mowing issues with the bagging of grass. The passing of David Ahlvers, former auditor, was mentioned. Barry asked if the meeting time could be moved back to 7:00 with the longer hours of summer. That was an unpopular idea with the council and meetings will remain at 6:00 pm.

With no other business Sheila made a motion to adjourn the meeting. Barry seconded the motion and with five council members voting aye, the meeting was adjourned at 7:33 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger
City Clerk

June 1, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., June 1, 2020 at City Hall with Mayor Ryan Duskie presiding and council members: Darel Stuart, Sheila Paxson, Landen Cleveland, Barry McPeak and Larry Wheeler present. Also in attendance: Neil Phillips, Sherri Linton, Jim Marshall, Cindy Clausen, Lisa Jermark, Kyla Slate, Ty Buschbom, James Reed, Attorney Timothy Demel, Eldon Behymer, and Jerri Senger.

Minutes & Claims

The minutes of the May 4, 2020 meeting were reviewed. Barry made the motion to approve the minutes, Larry seconded the motion and vote carried with five ayes. The claims on hand for the month of May amounting to \$54,354.37 plus the outstanding Mid-Kansas Electric and Feld Fire bills were reviewed. Sheila made a motion to approve the claims. Landen seconded the motion and the vote carried with five ayes.

Audit Report

Neil Phillips, of Jarred, Gilmore & Phillips, PA, went through the unmodified 2019 Audit Report in detail. The council asked Neil what he expects the financial shortfall resulting from the coronavirus to be for the 2021 budget. Neil said he doesn't see a large decrease. Glen Elder is a small town and will not see the extreme change the larger cities will see. He expects gas tax will be the area with the most noticeable decrease. Gas tax money goes into the Special Highway Fund and comes from the State. Neil said folks are paying their real estate taxes and the clerk said utility payments are all current.

Landen asked where money could be pulled from to repair streets. Neil said the extra money left after all bills are paid from the business funds, Electric, Water, or Sewer, can be set aside. However, the council also needs to think about a cash carry-over in funds to help build a reserve which can be used for unforeseen emergencies. He gave the example of a lift station going down and how much it costs to repair the pumps. He suggested issuing a General Obligation Bond to fund street repairs. He recommended calling Concordia to get ideas from them as they used GO Bonds to fund their industrial park project. With the assistance of engineers, he said Concordia concreted their streets that must withstand heavy truck traffic. Neil said GO bonds are repaid over several years with tax money.

Barry asked if the Lowdermilk Cemetery Trust Fund money can be spent. Neil said no. He said the trust money can only be used to purchase new cemetery land.

EMC Insurance

Sherri Linton, Linton Insurance, informed the council the city received a \$4,062.01 dividend check from EMC Insurance Company. She commends Eldon and his crew for their attention to safety programs and practices in the work they do for the city. She thanked the council for allowing her to take care of the insurance coverage through EMC Insurance Companies.

Sherri said she checked with EMC on COVID cases, if they arise. They informed her since it's all new, it would be handled case by case. She did state that the county health department would need to be the first call made if suspecting a COVID case.

Sherri mentioned visiting with Glen Elder Volunteer Fire Department Chief Garry Clark and their ISO rating, which will be lowered from a class 7 to a class 6. She said when they lower the ISO to a class 5, residents will see a significant savings in their insurance rates. She said it takes a ton of paperwork to reduce ISO ratings. The council and residents should be proud of their fire department.

Fireworks Sale License

Darel made a motion to approve the fireworks sale license application for Shauna Remus at 345 N. Hobart. Larry seconded the motion and the vote carried with five ayes. It was mentioned if the weather turns out dry by the end of June the fireworks sale license will be rescinded, and will be a last-minute decision. Fireworks are only allowed to be sold July 1 through July 4; 8:00 am to 11:00 pm, and can only be shot off during those dates and times.

Code Enforcement

The council reviewed the report from Code Officer James Reed on his May activities. James said he has been a lot busier with the weeds and tall grass in town. He did mention that he will be traveling again with his full-time job, but will still be coming through town often.

Library Board Residency

Lisa Jermark presented the council with a charter ordinance drafted by CKLS allowing a maximum of two of the library board members to reside outside city limits. The draft further states those two board members must reside within Glen Elder, Walnut Creek, Solomon Rapids, or Turkey Creek Townships. Lisa said they want to retain their seven board members and not reduce the number as previously discussed by the city council. She said CKLS recommends having seven board members. The charter ordinance needs to be published two consecutive weeks in the paper and must be voted on by the Mayor. Larry made a motion to approve the charter ordinance as presented. Barry seconded the motion, however due to a lack of votes, the motion died.

The council discussed a boundary the library board members must reside in. It was the consensus of the council that library board members must have a Glen Elder mailing address. They also discussed eliminating the one-year break between terms. Barry made a motion to approve a charter ordinance allowing a maximum of two library board members to reside outside city limits but still having a Glen Elder mailing address. The motion included the exemption of waiting one year after serving a second consecutive term. Larry seconded the motion. The motion passed with the Mayor and three council voting yes, Sheila and Darel voting against. The attorney will draft the final ordinance for the July meeting.

Cemetery Lot Ordinance #735

Attorney Tim Demel informed the council he followed the council's direction and increased the sale price of cemetery plots from \$50.00 to \$75.00 each, added a section regarding purchasing back lots, as well as a section on penalties for violating the ordinance. Darel made a motion to approve the new ordinance amending the cost of purchasing lots in Glenwood Cemetery, establishing restrictions on resale and setting penalties. Sheila seconded the motion and the vote carried with five ayes.

Swimming Pool

The swimming pool will open Monday, June 8, 2020. Eldon said the pool is full of water and everything is running well.

Housing Board Member

Larry made a motion to approve new housing board member Linda Eberle, effective immediately. Barry seconded the motion and the vote carried with five ayes.

Building Permits

Eldon informed the council that all three building permits looked fine. He said he gave Sam Payne permission to start on his fence this last weekend as he had relatives coming to help.

Barry made a motion to approve building permit #20-9 two new carports for Annette Ybarra & Mike Poell at 333 N. Hobart, #20-10 a new fence for Sam & Cynthia Payne at 400 N. Hobart, #20-11 a new concrete slab for Landen Cleveland at 308 N. College. Darel seconded the motion and the vote carried with four ayes and Landen abstained.

Truck Route

The council asked how the city, county and CVA can get together and come up with a long-term solution for street repairs in town. It was mentioned that we cannot afford to deplete our reserves to

repair streets that are continually torn up by the heavy truck traffic. It was mentioned that CVA has filled 34 trains already this year, far more than Coop originally stated would be filled for an entire year.

Darel mentioned the ordinance that was drawn up to close Hobart Street, he would like to see that passed and then re-evaluate the things in 90-days. There were some questions on how to enforce the street closure. Darel said cameras would take pictures of the trucks driving on the streets, warnings and tickets would be issued. The attorney will be checking into the legality of this process.

Jim Marshall, 3rd District County Commissioner, said all the communities in the county are dealing with truck traffic into elevators. The council expressed that they feel Glen Elder gets far more trucks across their streets due to the train loading facility and the bunkers east of town. There was some discussion of alternate truck routes; coming in from the south or going east of town with the county building a bridge along the railroad tracks. Jim said that sending trucks across the dam and on the low road south into town is not a good option and building a bridge would cost way too much money. Jim said the county has several miles of road to repair as well. Landen asked if Jim can propose the county to use "bushels delivered over the road" to split up the tax money received from CVA, instead of the current method tax money is distributed from the county to the city. The Mayor wants the county to take a hard look at how to fairly help the city. Jim said he is willing to do what he can to help set up a meeting with the county and CVA.

The council decided to wait on closing Hobart and the truck route topic was tabled until next month.

Employee Report

Eldon informed the council Kevin Milbers will be here June 15 to tuckpoint the city hall building. He reported discovering the building leaking last month and Milbers came in as the lowest bid at \$9,685.00.

Clerk's Report

The Clerk informed the council the budget will be started this month. She asked for permission to have Neil's firm proof the budget when completed. The council approved the proofing of the budget. The clerk handed out a yearly comparison of fund profits and losses along with fund transfer information.

Council Report

Larry mentioned Mark Marzolf wants to sponsor a street dance on the east side of the square this summer.

Barry stated the cemetery road held up great with the rains last month. The council also discussed sticking to the Thursday noon application deadline for public comment at council meetings.

With no other business Sheila made a motion to adjourn the meeting. Larry seconded the motion and with five council members voting aye, the meeting was adjourned at 8:21 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger
City Clerk

July 6, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., July 6, 2020 at City Hall with acting mayor Sheila Paxson presiding and council members: Darel Stuart, Landen Cleveland, Barry McPeak and Larry Wheeler present. Also in attendance: Ty Buschbom, James Reed, Attorney Timothy Demel, Eldon Behymer, and Jerri Senger.

Minutes & Claims

The minutes of the June 1, 2020 meeting were reviewed. Barry made the motion to approve the minutes, Larry seconded the motion and vote carried with four ayes. The claims on hand for the month of June amounting to \$70,057.86 plus the outstanding Mid-Kansas Electric bill was reviewed. Larry made a motion to approve the claims. Barry seconded the motion and the vote carried with four ayes.

Code Enforcement

The council reviewed the report from Code Officer James Reed on his June activities. James reported the sofa at the Tracy Smith residence has been put into the back of a pickup and James hopes Tracy will be getting rid of it very soon. The council mentioned being frustrated with both Joe Smith and Tracy Smith's properties. It was discussed to start fining them for lack of compliance. Larry asked James to check out the Blass property on 2nd Street. James received more complaints of underage golf cart drivers around town. He also reported visiting with Mr. Evaristo on complaints of his chickens. The clerk mentioned the Evaristos have over the limit of dogs on their property, they have previous permission to have four dogs and now have five.

Library Board Residency Charter Ordinance #11

Voting on the library board residency Charter Ordinance was tabled until August with a full council.

Building Permits

Barry made a motion to approve building permit #20-12 a sidewalk and pole structure over a wood pile for Lori Augustine at 301 E. Kansas, #20-13 a new concrete floor and close ends of carport for Dale Walls at 105 S. College. Larry seconded the motion and the vote carried with four ayes.

Truck Route

Mr. Marshall and the county commissioners decided the issue between Central Valley Ag and the City of Glen Elder is not a county problem and they want to stay out of it. Darel Stuart reported having a two-hour discussion with Tim Porter. Since that discussion Darel feels it might be wise to come up with a plan, and have a couple council members go to York Nebraska to visit with the CEO of Central Valley Ag.

The council discussed different street repair options. Concrete was discussed. It would be very expensive plus Eldon said we would need to replace all water service hookups if using concrete. Resurfacing a portion of Hobart, as done to Kansas Street this spring, was also discussed. With limited funds in the budget, resurfacing Hobart Street all at one time is not an option. The County and/or CVA putting up a bridge over Limestone Creek next to the railroad tracks east of town for a truck route was also mentioned. Eldon was asked to bring figures for street repair to the next meeting.

The truck route topic was tabled until next month.

Employee Report

Eldon informed the council Kevin Milbers' original bid to tuckpoint the city hall building was \$9,685.00. Once work was started and they discovered they would need sharper tools they

increased the bid to \$12,000.00. Eldon said he visited with the mayor and a couple council members and received permission for the bid increase, however no one is happy about the increase. He reported keeping a close eye on their work and said they are doing a good job.

Eldon asked for permission to purchase a new sewer pump. He said he would like to have a new pump on hand as a backup. All previously purchased pumps are in use and there is money in the budget for the \$6,560.40 purchase. Barry made a motion to purchase a new backup sewer pump. Landen seconded the motion and the vote carried with four ayes.

Clerk's Report

The Clerk informed the council Kayla Hamilton is doing an amazing job as the pool manager. The Clerk mentioned masks and it was reported that Mitchell County will not be enforcing mask wearing and it will be left up to each individual business.

There was a discussion on the low percentage of residents that have responded to the 2020 Census. It is important that all residents fill out the 2020 Census.

The Clerk went through the draft of the 2021 budget. Darel asked how much money the city will receive next year when the first CVA grain bin comes off the neighborhood tax rebate program. That figure will be researched for next month.

With no other business Larry made a motion to adjourn the meeting. Darel seconded the motion and with four council members voting aye, the meeting was adjourned at 6:55 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger
City Clerk

August 3, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., August 3, 2020 at City Hall with mayor Ryan Duskie presiding and council members: Darel Stuart, Sheila Paxson, Barry McPeak and Larry Wheeler present. Also in attendance: Jeff Holling, James Reed, Attorney Timothy Demel, Eldon Behymer, and Jerri Senger.

Minutes & Claims

The minutes of the July 6, 2020 meeting were reviewed. Barry made the motion to approve the minutes, Larry seconded the motion and vote carried with four ayes. The claims on hand for the month of July amounting to \$65,399.52 plus the outstanding Attorney, Cawker City Ledger, and Mid-Kansas Electric bills were reviewed. Sheila made a motion to approve the claims. Darel seconded the motion and the vote carried with four ayes.

Fire Department

Fire Chief Garry Clark requested permission to purchase three more masks with thermal image systems. He said with COVID-19 masks cannot be shared and with three more he will have all the masks needed. Garry said the masks are \$1,447.51 each, or \$4,342.53 for all three, and he has that amount in his budget. Darel made a motion to approve the purchase of three more masks. Sheila seconded the motion and the vote carried with four ayes.

Code Enforcement

The council reviewed the report from Code Officer James Reed on his July activities. James reported issuing a couple more warnings on Friday afternoon.

2021 Budget Hearing

Ryan opened the public hearing on the 2021 budget. The Clerk went over the budget. There was some discussion on possible reductions of money from the state. The council discussed how much tax money the city actually receives from property taxes, which is .16 cents of every dollar, and the city receives a portion (just under 4%) of the county's 1% sales tax. With no further discussion and no public comment on the budget, the public hearing was officially closed. Darel made a motion to approve the 2021 budget as written. Sheila seconded the motion and the vote carried with four ayes.

Library Board Residency Charter Ordinance #11

Voting on the library board residency Charter Ordinance was tabled until September with a full council.

Building Permits

Larry made a motion to approve building permit #20-14 enlarge concrete slabs by both building doors for Seth Krueger at 500 W. Main, #20-15 move in a 12x16 storage shed for Zachary Shelton at 217 N. Center. Barry seconded the motion and the vote carried with four ayes.

There was a question about if a fence needs to be moved when the property has been surveyed and found out to be in the wrong location. The attorney said these matters are between property owners.

Eldon asked for clarification from the council if a building permit is required to put in a new concrete driveway, where an existing rock driveway was. The attorney pointed out a concrete driveway meets the definition of a structure requiring a permit. So yes, concrete driveways do require building permits. This was discussed at the April meeting as well.

Truck Route

Darel Stuart said he feels the city has three options on the truck routes: First, modifying the truck routes. Secondly, coming up with a new revenue stream to fund resurfacing the truck routes, particularly Hobart Street as soon as possible. Lastly, we need to find a way to get an additional \$50,000.00 per year to maintain our streets. The Mayor said he would prefer to concrete the streets. Realizing it would be expensive and would require replacing house drops on the water main, but it would be the most durable long-lasting solution. The council asked Jeff Holling if he had any comment on the subject. Jeff said he was present to listen. Jeff did inform the council that the lines of communication are open with Carl Dickinson, CEO of Central Valley Ag. The council would like a long-term agreement with CVA and would like a new start of working well together. Jeff said he will send Carl's email address and a meeting could be setup. The council decided that Landen and Darel would go to York to meet with Mr. Dickinson.

The truck route topic was tabled until next month.

Employee Report

Eldon asked the council for changes to the time allowance for flowers out at the cemetery. He said they are difficult to mow and weed eat around and the wind blows them from graves. He said we receive calls from upset folks because the flowers have been removed. After some discussion, the council decided to draft a new section to the ordinance allowing flowers two weeks before and two weeks after Memorial Day weekend. It is noted that the flowers kept in the permanent vases on the headstones are not the problem. It is the extra flowers and miscellaneous that folks put out around the headstones.

Eldon informed the council he has been in contact with McKee's and is trying to get a bid to have them repaint the swimming pool. Unfortunately, with COVID they are super swamped. Ideally Eldon would like to see the pool repainted this fall and the clerk mentioned having money in the budget for the job. Eldon said he guessed the project to cost around \$8,000 to \$10,000.

Clerk's Report

The clerk again brought up the fact that Pool Manager Kayla Hamilton is doing an amazing job. The clerk informed the council that a \$400.00 donation was received for the swimming pool today. The clerk asked the council to review the transfers report, as she transferred \$20,000.00 from the electric fund into the swimming pool fund in July.

The clerk informed the council about sitting in on the Zoom meeting about Everbridge. This would be a countywide emergency notification system. The cities in the county will be asked to pay an annual fee based on population and the SPARK grant money will be used to pay the start-up fee. At this time the annual fee is unknown.

The council reviewed the list of delinquent customers sent into the Kansas State Set-off Program for collection. There was some discussion on what determines commercial and residential rental properties for utilities.

Council Report

Darel Stuart said he feels the trash truck is tearing up the streets just as much as the semi-trucks. The clerk was asked to draft a letter to Dunstan Waste Solutions. Darel also reported that he is working with Dana Clausen to get new bids for the tennis court project. He said the previously submitted project cost was too high and failed to get a grant. Darel said that he and a group of folks are working on getting approval of a golf cart path out to the State Park.

With no other business Sheila made a motion to adjourn the meeting. Barry seconded the motion and with four council members voting aye, the meeting was adjourned at 7:43 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger
City Clerk

September 8, 2020

The Glen Elder City Council met in regular session on Tuesday night at 6:00 p.m., September 8, 2020 at City Hall with mayor Ryan Duskie presiding and council members: Darel Stuart, Sheila Paxson, Landen Cleveland, Barry McPeak and Larry Wheeler present. Also in attendance: Garry Clark, Attorney Timothy Demel, Eldon Behymer, and Jerri Senger.

Minutes & Claims

The minutes of the August 3, 2020 meeting were reviewed. Darel made the motion to approve the minutes, Sheila seconded the motion and vote carried with five ayes. The claims on hand for the month of August amounting to \$56,418.39 plus the outstanding Sunflower Electric bills were reviewed. Sheila made a motion to approve the claims. Landen seconded the motion and the vote carried with five ayes.

Residential Propane

Garry Clark requested permission to use propane to heat his home. He said Kansas Gas Company wants \$10,000.00 to run gas lines to his residence. After a brief discussion, Darel made a motion to approve Garry Clark a propane tank no larger than 500 gallons at his residence. Larry seconded the motion and the vote carried with five ayes.

Lead and Copper

Garry Clark informed the council that the lead and copper water test results have been coming back high, the last several years. It is not the city water lines that are the problem, it is the household lines that are causing the high readings. Garry said we have two options to remedy the problem; hire an engineer or do jar testing. It was mentioned a chemical could be added to the water that would coat lines and reduce lead and copper leaching into the water. That would cost approximately \$1,000.00 per year. Garry said he will get more guidance from the State of Kansas on a solution.

Code Enforcement

The council reviewed the report from Code Officer James Reed on his August activities.

Library Board Residency Charter Ordinance #11

The council briefly discussed the new library board charter ordinance. It allows up to two board members to live outside the city limits but must have a Glen Elder mailing address. Barry made a motion to approve library board residency charter ordinance #11. Larry seconded the motion and the vote carried with four ayes from Wheeler, McPeak, Duskie, and Cleveland. Two no votes were received from Paxson and Stuart.

Cemetery Ordinance #735

Since the previously passed cemetery ordinance was not published and made official. The attorney added a section on flowers and other ornaments. Sheila made a motion to approve the new cemetery ordinance #735 as written. Darel seconded the motion and the vote carried with four ayes and McPeak voted against it.

Everbridge Mass Communication System

The clerk informed the council the county commissioners will charge \$.40 cents per resident per year to participate in the Everbridge Mass Communication System. Mitchell County will use SPARK grant money to pay the \$26,000.00 startup fee. Landen made a motion to approve participating in the Everbridge System. Barry seconded the motion and the vote carried with five ayes. The attorney asked if a resolution was needed to participate and the Clerk will check into it.

Coronavirus Relief Fund Memorandum

Sheila made a motion to approve the Coronavirus Relief Fund Memorandum of Understanding. Darel seconded the motion and the vote carried with five ayes.

Building Permits

Eldon said he had looked at all the building permits and they were all fine. Larry made a motion to approve building permit #20-17 a sidewalk around the house for Delmer Towns at 220 W. Allen St., #20-19 erect a lean-to behind the garage for John Senger at 304 N. Nash St., #20-20 move in a 12'x24' building for Darel Stuart at 501 W. Main St., and #20-21 move in a carport for Parron Wilcoxson at 332 N. Hobart Street. Landon seconded the motion and the vote carried with four ayes; Stuart abstained.

Building permit #20-18 to erect a new grain dryer for Central Valley Ag at 108 Railroad Street was discussed by the council. There is concern from the council about the dust, noise and safety of the installing a new dryer on the north side of the bins. There were questions if it would increase truck traffic. There is concern if such a large propane tank would be safe so close to residential areas and how the propane lines would be run. It was asked if putting the dryer east of town, at the bunkers would be a safer idea. The council basically wanted more information. Any decisions on building permit #20-18 were tabled.

Executive Session

At 6:40pm Darel made a motion to go into executive session for 15 minutes to discuss attorney-client matters. With the attorney, mayor and council present. Landon seconded the motion and the vote carried with five ayes.

At 6:55pm Mayor Duskie re-opened the regular council meeting with no decisions being made in executive session.

Employee Report

Eldon informed the council he purchased a new 90" skid loader mower for \$5,600.00 and sold the old mower for \$2,500.00. Eldon said he had the money in his equipment fund for the new mower. Eldon mentioned the city tree dump is running out of room to dig new pits. He said some of the oldest pits are not safe to dig into or around. He suggested the city consider purchasing a little more land and hire someone to dig larger pits than they can.

Eldon presented the council with the bids to repair and paint the pool. The most thorough bid is for \$27,480.00. More than what was expected, but he hopes the complete repair and paint job will last for 10 years or more. However, there are no guarantees. Eldon also suggested setting money aside every year to paint the pool in the future. Eldon said McKee's plan to get the prep work done this fall and paint next spring. It was discussed where the extra money will come from, since the swimming pool only has about \$10,000.00 left in the budget. Landon made a motion to approve repair and painting of the pool for \$27,480.00 with the extra money to come from the electric fund. Larry seconded the motion and the vote carried with five ayes.

Eldon mentioned there is something wrong with the backhoe. He said it has no power and they are trying to figure out what the problem is.

Clerk's Report

The clerk informed the council new UPOC and STO ordinance books will be purchased and adopted next year. The paper shredder has been acting up for a while and stopped working. A new cross-cut shredder was purchased from Central Office Supply for \$699.00.

The clerk mentioned the 2020 Census count ends September 30th. All residents are encouraged to fill out the census.

There was a brief discussion on the social security tax deferral order by the President. The council unanimously want to opt-out of the tax deferral.

Next month swimming pool reports will be presented to the council.

With no other business Sheila made a motion to adjourn the meeting. Landon seconded the motion and with five council members voting aye, the meeting was adjourned at 7:18 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger,
City Clerk

October 5, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., October 5, 2020 at City Hall with mayor Ryan Duskie presiding and council members: Darel Stuart, Sheila Paxson, Landen Cleveland, Barry McPeak and Larry Wheeler present. Also in attendance: Attorney Timothy Demel, Eldon Behymer, and Jerri Senger.

Minutes & Claims

The minutes of the September 8, 2020 meeting were reviewed. Larry made the motion to approve the minutes, Landen seconded the motion and vote carried with four ayes. The claims on hand for the month of September amounting to \$43,041.46 plus the outstanding attorney and Sunflower Electric bills were reviewed. Landen made a motion to approve the claims. Sheila seconded the motion and the vote carried with four ayes.

Barry arrived at the meeting.

Code Enforcement

The council reviewed the report from Code Officer James Reed on his September activities. There were a couple concerns, one of property clean up and the other moving a vehicle. The council asked to have names put back on the report. It was mentioned if folks don't want their names in the minutes, they should keep their properties cleaned up.

Swimming Pool Reports

The council reviewed the swimming pool reports. Even with the shortened season, attendance was up and concessions made a profit of \$845.35. However, the swimming pool as a whole showed a loss.

Building Permits

Eldon said he had looked at the building permits and they are fine with the exception of the Volnek's fence potentially being in the street right-of-way. There was quite a bit of discussion on the fact that most of the properties on the hill have issues with street right-of-way. If curb and guttering were to be installed on the hill, several properties may have issues. Barry made a motion to approve building permit #20-22 to erect a new 20-foot fence for Charlotte Volnek at 101 S. College, with the understanding that right of way issues in the future may require the fence to be moved if curb and guttering are completed along that property. His motion also included permit #20-23 to erect a new 30 x 55 shed addition for Scott Smith at 344 N. Nash, and #20-24 to move in a garden shed for Darin Zimmer at 101 N. Vallette. Larry seconded the motion and the vote carried with five ayes.

Building permit #20-18 to erect a new grain dryer for Central Valley Ag at 108 Railroad Street was discussed by the council. Landen went over the notes he made when he met with Cody Richards, elevator manager. Landen mentioned that Cody planned to attend this meeting. The council wanted to ask Cody a few questions. Any decisions on building permit #20-18 were tabled.

Executive Session

At 6:40 p.m. Landen made a motion to go into executive session for 10 minutes to discuss attorney-client matters. With the attorney, mayor and council present. Sheila seconded the motion and the vote carried with five ayes.

At 6:50 p.m. Mayor Duskie re-opened the regular council meeting with no decisions being made in executive session. Landen made a motion to extend the executive session for 10 more minutes. Sheila seconded the motion and the vote carried with five ayes.

At 7:00 p.m. Mayor Duskie re-opened the regular council meeting with no decisions being made in executive session.

Employee Report

Eldon informed the council the pool is being repaired and painted this week. He also told the council he will get bids to repair Hobart Street and have them ready for the December council meeting.

Clerk's Report

The clerk informed the council sales tax receipts from the state have increased since last year. There was also mention of the library taxes being underestimated, this will be corrected in 2022. The council reviewed the resignation from Mary Gruwell effective December 31, 2020. The clerk will advertise for part-time office help. Hours for this position are flexible and anywhere from 20 to 60 hours a month.

With no other business Sheila made a motion to adjourn the meeting. Landen seconded the motion and with five council members voting aye, the meeting was adjourned at 7:14 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger
City Clerk

November 2, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., November 2, 2020 at City Hall with mayor Ryan Duskie presiding and council members: Darel Stuart, Sheila Paxson, Landen Cleveland, Barry McPeak and Larry Wheeler present. Also in attendance: Eldon Behymer and Jerri Senger.

Minutes & Claims

The minutes of the October 5, 2020 meeting were reviewed. Sheila made the motion to approve the minutes, Darel seconded the motion and vote carried with four ayes. Barry arrived at the meeting. The claims on hand for the month of October amounting to \$43,627.47 plus the outstanding Sunflower Electric, Attorney, Cawker City Ledger, Solomon Valley Building Center, and Central Valley Ag bills were reviewed. Sheila made a motion to approve the claims. Larry seconded the motion and the vote carried with five ayes.

Code Enforcement

The council reviewed the report from Code Officer James Reed on his October activities. James explained the complaints he received on the report. Darel asked James to check on a couple properties he would like to see mowed.

Fireman's Meal & Service Awards

The clerk informed the council \$14.00 per fireman has been paid for the annual meal the last several years. Landen made a motion to again pay \$14.00 per fireman for the annual fireman's meal. Barry seconded the motion and the vote carried with five ayes.

The following fireman service awards were recognized: Terry Cunningham and Brent Cunningham both 20 years, and Joe Senger 25 years.

Fence Building Lines

Darel is upset because he has lost four feet of his property. Several years ago, he put his fence two feet inside the property line as directed by the building ordinance at the time. He wants the building permit ordinance reworded.

Building Permits

Eldon said he had looked at the building permits and they are both fine. Barry made a motion to approve building permit #20-25 a new backyard fence for Brandon Tritsch at 329 N. Nash Street. Landen seconded the motion and the vote carried with five ayes.

Building permit #20-18 to erect a new grain dryer for Central Valley Ag at 108 Railroad Street was discussed by the council. The building plans for the dryer were re-done. The new plans have the dryer on the south side, tucked in between the grain bins. They include having a permanent 11,000-gallon propane tank placed south near the train tracks, just east of Mill Street. The two current portable propane tanks would be removed. It was noted that when the new dryer is not in use the propane tank would be emptied. The council asked to have elevator manager, Cody Richards come to the meeting.

City Income

The clerk went over exactly where the city receives income. She went through the list of taxes revenues and a list of non-tax revenues.

Executive Session

At 6:40 p.m. Landen made a motion to go into executive session for 10 minutes to discuss non-elected personnel, with the mayor and council present. Sheila seconded the motion and the vote carried with five ayes.

At 6:50 p.m. Mayor Duskie re-opened the regular council meeting with no decisions being made in executive session.

Christmas Bonus

Landen made a motion to give employees the same Christmas bonus as last year. Larry seconded the motion and the vote carried with five ayes.

CVA Building Permit

Cody Richards arrived at the meeting. Barry asked Cody exactly which crops would be dried in the new dryer, to which he replied corn and milo. Cody informed the council new dryers are loaded with safety features and everything is automated. He added the new dryer has only one moving part, on the bottom floor, which moves the grain that comes down the tubes from above. He mentioned it will be more functional to have the new dryer on the south side of the bins. He also stated that the old dryer will be removed. It was asked about the noise and dust. Cody said with the dryer on the south side neither noise or dust should be an issue. Darel mentioned he is concerned about the environmental effect on the city. He said he would like to see a study done. Darel also mentioned he does not want both dryers going and asked about getting a commitment to get the old dryer removed. Landen made a motion to vote on building permit #20-18 a new grain dryer on the south side of the grain bins and a new propane tank. The motion died for lack of second.

Employee Report

Eldon presented the council with two bids to repair Hobart Street. The bid from Bergkamp Construction (\$134,700.00) removes 12 inches of the street before resurfacing, and the bid from the Coughlin Company (\$84,389.30) removes 10 inches. Eldon mentioned he will want to hire a couple dump trucks to remove the street millings quicker. Eldon said there is a third option to choose from. He could purchase hot mix. The city crew could dig out and repair the bad spots, filling them with three to four inches of hot mix. Eldon said it would not be a permanent fix and may last only two to five years, but it would be cheaper costing around \$30,000.00.

Eldon also informed the council the chat supplier wants everyone to pre-order for next year. Eldon said he, and Gail before him, have always ordered 300 ton of chat every year without asking. He mentioned that we would need 400 ton if we resurface Hobart. Chat costs around \$40.00 per ton.

Eldon reported the pool repair and repaint job is complete. He said the contractor will come back in the spring to clean the pool and inspect the work. He said the contractor will do any touch-ups needed, free of charge.

With no other business Sheila made a motion to adjourn the meeting. Larry seconded the motion and with five council members voting aye, the meeting was adjourned at 7:38 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger
City Clerk

December 7, 2020

The Glen Elder City Council met in regular session on Monday night at 6:00 p.m., December 7, 2020 at City Hall with mayor Ryan Duskie presiding and council members: Darel Stuart, Sheila Paxson, Landen Cleveland, Barry McPeak and Larry Wheeler present. Also in attendance: Heather Hartman, James Reed, Attorney Tim Demel, Eldon Behymer and Jerri Senger.

Minutes & Claims

The minutes of the November 2, 2020 meeting were reviewed. Barry made the motion to approve the minutes, Larry seconded the motion and vote carried with five ayes.

The claims on hand for the month of November amounting to \$87,471.12 were reviewed. Sheila made a motion to approve the claims. Landen seconded the motion and the vote carried with five ayes.

City Sales Tax

Heather Hartman, Mitchell County Community Development Director, gave a list of cities in the area with city sales taxes. The council asked for her help getting the correct information to residents. The council would like to use the tax money to pay for general infrastructure, with no sunset. Heather assisted both Beloit and Cawker City when their city sales taxes were passed. She suggested forming a committee of three to five folks to go out and visit with residents and business owners. Heather also suggested hiring North Central Regional Planning Commission to develop a capital improvement plan. She said then folks can come in and view the plan. This will let them see exactly what the city sales tax money will be used for and the timeline at which it will be utilized. The council unanimously expressed their desire to move forward on getting a capital improvement plan developed.

Code Enforcement

Code Officer James Reed said he had a busy month. The council reviewed the report on his November activities.

Fence Building Lines

The council discussed building permit fence setbacks. The building permit ordinance states residents can either build fences one foot from the property line, or put the fence along the property line if the property has been surveyed and/or there is a written agreement with the adjoining neighbor.

Building Permits

The council discussed building permit #20-18 to erect a new grain dryer for Central Valley Ag at 108 Railroad Street. There was a lengthy, heated discussion. Darel made a motion to stop any further discussion on the CVA dryer permit until an EPA and OSHA environmental study on the impact of the new dryer is received. Larry seconded the motion. Barry voted for the motion. Landen and Sheila voting against the motion. Motion Carried.

Executive Sessions

At 6:55 p.m. Landen made a motion to go into executive session for 5 minutes to discuss non-elected personnel, with the mayor, council and Jerri present. Darel seconded the motion and the vote carried with five ayes.

At 7:00 p.m. Mayor Duskie re-opened the regular council meeting with no decisions being made in executive session.

At 7:00 p.m. Darel made a motion to go into executive session for 10 minutes to discuss non-elected personnel, with the mayor and council present. Barry seconded the motion and the vote carried with five ayes.

At 7:10 p.m. Mayor Duskie re-opened the regular council meeting with no decisions being made in executive session.

At 7:10 p.m. Darel made a motion to go into executive session for 10 minutes to discuss non-elected personnel, with the mayor, council and Eldon present. Larry seconded the motion and the vote carried with five ayes.

At 7:20 p.m. Mayor Duskie re-opened the regular council meeting with no decisions being made in executive session.

Wage Review

Barry made a motion to give the four full-time employees a .25 cent raise per hour. Landen seconded the motion and the vote carried with five ayes. Landen made a motion to pay the pool manager a salary of \$2,800.00 for the season, as in the past, and to award sick leave in January of each year for leave to be earned in the upcoming year. Darel seconded the motion and the vote carried with five ayes.

Employee Report

Eldon informed the council he will order chat from a company outside of Manhattan, which is cheaper than the supplier he mentioned last month. He said Abram Ready-Mix will haul the chat with end-dumps, which saves the city manpower and fuel pushing it into a pile. He said the 2020 budget had a little extra street money, so he already purchased two loads of chat.

Eldon presented the council with a bid from Hall Brothers to overlay Hobart Street, from Kansas Street North to Porter Street. The bid of \$106,011.00 will edge mill and overlay 1.5" with hot mix. It was noted on the bid that the overlay will increase the crown of the street. Eldon said the street will not need oiled and chatted with this type of overlay, stating that expense would be saved. Darel suggested the city crew dig up Hobart between Porter and the Highway to install perforated pipe and gravel under the street. He feels it is important to get the groundwater that is flowing down from the hill under the street diverted into proper drains.

Eldon informed the council the pole globes in the park are all original from the early 2000's and several are broken from hail damage. He said it will cost about \$1,500.00 to replace the globes. The council asked him to contact the insurance agent about a claim on the globes.

Clerk Report

The Clerk explained the transfers from the light to the general and capital improvement funds. She asked to use her last vacation day on December 24th and the council gave permission to close the office that day. The May fire hydrant damage bill was briefly discussed. Tim will contact the business owner. The paperwork required for employees needing COVID leave was briefly discussed.

The City Attorney expressed some concerns. Larry left the meeting.

With no other business Sheila made a motion to adjourn the meeting. Landen seconded the motion and with four council members voting aye, the meeting was adjourned at 7:53 p.m.

(These are unofficial minutes, until approved at the next council meeting!)

Jerri Senger, City Clerk