

Regular City Council Meeting
May 12, 2015
7:30 PM

A. Call to Order: The Regular Meeting of the Richmond City Council was called to order by Mayor Sheldon S. Snow.

Council Members Present: Karen Peters, Verlin Springer, Helen Feuerborn, and Doug McIntosh.

Staff present: Doyle Sobba, Marla Gadelman and Jake Strobel.

Guests Present: Sister Loretta Roeckers, Larry Walrod, Larry Aiken, Barbara Lane, Ken Manwarren, Rob Pearce, Roy Baker, Ezekiel Rodriguez and Mark Stevenson.

B. Public Comment: Roy Baker stated that after the new water lines are installed, he would like the council to consider making improvements to the ditches around town. Mr. Baker said water is standing in the ditch on his property and is unable to drain due to filled in ditches and damaging his driveway. He is also concerned about standing water at the Richmond Healthcare facility and breeding mosquitoes and other critters. The Mayor responded that ditch improvements have not been considered at this time, but may be considered in the future. Doyle Sobba stated that prior to his employment there was a ditch from the Oak Haven Street to Cherry Street but it is now filled in and is located on private property and we can't really do anything on private property.

Due to the number of citizens attending the meeting, the Mayor announced that the Executive Session and Consent Agenda will be moved to later in the meeting.

C. ITEMS OF BUSINESS:

1. Swearing in of new council members. Ezekiel Rodriguez recited the oath of Richmond City Council Member. Karen Peters recited the oath of Richmond Council Member. Verlin Springer recited the oath of Richmond City Council Member. The Mayor welcomed Mr. Rodriguez to the council.

2. Re-appointment City Officials:

City Attorney: Scott Snow nominated Jeff Wilson as City Attorney. No objections were made. The Mayor reappointed Jeff Wilson as City Attorney.

City Judge: Scott Snow nominated Constance Sams. No objections were made. The Mayor reappointed Constance Sams as City Judge.

City Treasurer: Scott Snow nominated Sister Loretta Roeckers. No objections were made. The Mayor reappointed Sister Loretta Roeckers as City Treasurer.

City Clerk: Scott Snow nominated Marla Gadelman. No objections were made. The Mayor reappointed Marla Gadelman as City Clerk.

3. Discuss building permit fee for addition to Richmond Body Works. Mr. Stevenson asked the council at the April meeting to waive or reduce our building fee for an addition to his business. This matter was tabled for further discussion at the April 2015 meeting. Karen Peters stated that at the study session it was discussed that if we waive the building permit for Richmond Body Works that it would be unfair to others that an already paid the building permit fee of 1% of the construction costs. No action was taken on Mr. Stevenson's request and the council stated it would stand by the 1% fee. Mr. Stevenson was provided with an Application for Building Permit and informed that he would need to comply with the Franklin County Building Codes that were adopted by the City of Richmond.

4. Sunshine Drive Extension. This matter was tabled from the April meeting. Quality Structures, Inc. is in the process of purchasing property to the east of its current business and needs the road developed and extended to the east. This matter was discussed at the Study Session on April 23 and was investigated by Jeff Wilson, City Attorney. Council was provided an email from Jeff Wilson stating that sunshine street is not platted at this time. Rob Pearce has requested that the City develop or at least share in the cost of development of Sunshine Road. After further discussion, this matter is tabled at this time and a study session is scheduled for May 18, 2015, at 7:00 PM to further discuss this matter.

5. Kansas Wi-Fi, LLC Presentation and Proposal by Larry Aiken. Mr. Aiken presented his proposal to the City Council to lease part of the City's water tower or towers to get Wi-Fi internet service to rural communities. See attached proposal. Mr. Aiken would pay the City a fee for each customer that signs up with Kansas Wi-Fi and would pay for electricity used by his equipment. The City would not incur any costs and would be provided a free connection. The Wi-Fi range would be 7 miles. All equipment would be installed, owned and maintained by Kansas Wi-Fi. A sample lease agreement was provided for the City Attorney to review. No action was taken at this time.

6. Discuss new mower proposals. No action was taken on this matter.

7. Request to attend Governing Body Institute – Ezekiel Rodriguez. Mr. Rodriguez stated that he would like to attend the Governing Body Institute in Topeka offered by the League of Kansas Municipalities. The registration fee is \$160. After discussion, Mr. Rodriguez withdrew his request due to a conflict with date of the conference.

8. Any other necessary city business.

a. Doug McIntosh announced that in June he plans to do a 1-1/2 to 2 hour music fest at the City Park where the new shelter house has been installed. He plans to pay for and fix homemade ice cream and wondered if the City would like to participate and make that the community appreciation day like we sponsored last year. The tentative date is June 27. No action was taken at this time.

b. Doug McIntosh stated he has been going through the employee policy and handbook and would like to see some changes made. His concerns include:

Change definition of full-time employee to one that works at least 40 hours per week;

On pages 4 and 5, wants everything that says comp time deleted completely and pay for hours worked only.

Consider changing pay periods from bi-weekly to the 1st and 15th of each month.

On pages 6 and 7, Vacation Leave, would like to do away with accruing vacation each pay period. New hires would be entitled to vacation after working one full year and would be entitled to all vacation due at one time after working one year. Vacation should be taken in no less than four hour increments. Sick leave would be given in full after the probationary period.

These matters will be set for a study session in the future.

D. Executive Session: Doug McIntosh made a motion to go into executive session for 5 minutes for non-elected personnel matters. Karen Peters seconded the motion. Vote 5-0, motion passed. Time 9:01 PM. At 9:06 PM, Doug McIntosh made a motion to come out of executive session. Ezekiel Rodriguez seconded the motion. Vote 5-0, motion passed. No action was taken in executive session.

E. Consent Agenda:

Approval of Minutes of Meetings: Doug McIntosh made a motion to approve the minutes as written from the April 14, 2015, meeting. Karen Peters seconded the motion. Vote 4-0, with Mr. Rodriguez abstaining since he did not attend the meeting, motion passed.

Karen Peters made a motion to approve the minutes from the Study Session held on April 23, 2015. Verlin Springer seconded the motion. Vote 4-0, with Mr. Rodriguez abstaining since he did not attend the meeting, motion passed.

Approval of Monthly Expenses: Verlin Springer made a motion to approve the expenses paid since the April 14, 2015, meeting. Helen Feuerborn seconded the motion. Vote 4-0, with Mr. Rodriguez abstaining since he did not attend the meeting, motion passed.

F. STAFF REPORTS

Marla Gadelman reported:

1. We received our sales tax refund in the amount of \$3,717.42 on April 20. Funds were deposited to Water Fund since that is where the money originally was paid from.
2. We received a dividend check from EMC for \$1,724.67 for partial year 2014.
3. We received a restitution check on the Dillon Schwab court case for damage to flower pots.

4. Easement documents have been sent to property owners where no easements were found. The properties are located on north and south sides of Central between Highway 59 and Cherry and Cleveland Streets. We have received three of the signed easements. We have not heard anything from Reverse Mortgage Solutions or the Catholic Church at this time.

5. We have received Dam Inspection Report. Suggested maintenance as soon as possible for clearing brush on the upstream slope in the riprap; clear the brush and trees from downstream and update the Emergency Action Plan and submit it to DKA-DWR. If no updates are necessary, notify DWR that the existing plan on file remains current. The property downstream is privately owned property and we are unable to clear the brush on that property.

Doyle Sobba reported that the two shelter houses are up. The shelter in the park is completed and the shelter at the lake should be finished tomorrow. We started hauling gravel for a road to the shelter house at the lake. Jake suggested it will probably take another \$600 to \$800 worth of gravel to complete the road to the shelter house and a road along the edge of the lake to allow fisherman to get to the lake without rutting things up.

The backflow preventer has been installed on the sewer line at Kimball's residence. We believe the problem will be solved.


Doyle Sobba wanted the Council to be aware that when the Lizer property was annexed in 2005 the City paid for the sewer and water improvements not Mr. Lizer or Esh.

G. COUNCIL COMMENTS AND/OR REPORTS. Doug McIntosh reported that he spoke with Mike Topp concerning some of the houses in town that we may consider taking down. Mr. Topp said he would take down any house in town for \$3,000 except the house north of the gas station which is partially concrete and would require additional costs and probably dirt to fill the hole. John Fischer would be about \$1,000 higher.

Adjournment: Karen Peters made a motion to adjourn the meeting. Doug McIntosh seconded the motion. Vote 5-0, motion passed. Time: 9:30 PM




Marla Gadelman, City Clerk

APPROVED:
By: 
Sheldon Snow, Mayor