

Regular City Council Meeting
September 13, 2016
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, Helen Feuerborn, Verlin Springer and Doug McIntosh.

Staff present: Doyle Sobba and Marla Gadelman.

Guests Present: Ed Morgan, Donna Morgan, Travis Altic, Garrett Nordstrom, Barbara Lane, Ken Manwarren and Audra Seyler.

B. Public Comment: None

Consent Agenda: Consent Agenda was moved to the end of the meeting.

D. ITEMS OF BUSINESS:

1. CDBG Close Out Public Hearing. Garrett Nordstrom, Governmental Assistance Services, announced that he is here to fulfill the final requirements of the CDBG grant. We are required to take public comment and questions concerning the grant project. Mr. Nordstrom is available to answer any questions regarding the administration of the grant. No public comment was offered and the Public Hearing was closed. GAS will now proceed with the final closing documentation which will be submitted to the city for signature.

2. Audra Seyler – Central Heights Homecoming Parade and Use of City Park. Ms. Seyler requested permission from the City Council to the Central Height Homecoming Parade in Richmond this year. Homecoming is scheduled for September 30. The parade will be held on September 28 with lineup being at 6:15 and the parade beginning at 6:30 from Cleveland Street west on Central and returning to the City Park. She is requesting that the electricity at the band stand be turned on prior to the parade for performances by cheerleaders, class presentations, candidate competitions, etc. Extra trash cans in the area would be appreciated. A small bonfire is scheduled so fire department will be present. Ms. Seyler asked if the Community Building could be open for use of restrooms. Karen Peters, President of the Community Building Board will check at the next board meeting and contact Ms. Seyler. She also inquired whether the other businesses in town would allow their windows to be decorated for the homecoming festivities. The Mayor was requested to make an announcement prior to the parade. Everyone in the community is invited to attend the parade. The council had no objection to allowing the parade and use of the city park for homecoming activities.

3. Ed Morgan – Water line at 536 E. Central. Mr. Morgan provided a drawing of the area in question to the council. Mr. and Mrs. Morgan own the house at 536 E. Central which is occupied by their tenant, Mary Johnston. Mr. McIntosh asked how long there had been a leak. The Clerk reported that our meter reading system only showed a leak the last couple months in July and August, 2016. Mr. Morgan located the leak in the old water line and placed a patch

on the old line. The old meter was located next to the house and the water line contractor moved the meter to a location closer to the new water line being installed and did not replace the service line to the house. All other water meters in town are located in the alleys or next to the streets with only a few exceptions. It is unknown why this meter was located next to the house. According to information pulled from the meter, the leak was minor prior to August 8, 2016, with approximately 2-3 gallons per hour, but intensified after August 8 to approximately 23-25 gallons per hour. The tenant normally uses 5,000-6,000 per month, but the September billing as for 12,490 gallons. Mr. Morgan has installed new water line from the old meter to the house. Mr. Morgan is requesting the City replace the old water line from the new meter to where the old meter was originally. After further discussion, Helen Feuerborn made a motion that the City replace the old water line from the new meter to the old meter location. Doug McIntosh seconded the motion. Vote 4-0, motion passed. Doyle was instructed to obtain bids for completing the installation of new water line from Coonan Franks and Lloyd McClure.

The Clerk inquired whether we should make an adjustment to Mary Johnston's bill for September. She was billed for 12,490 gallons of water and the same for sewer usage. Her normal usage is approximately 6,000 gallons of water per month. Karen Peters made an motion that we adjust the September bill down to 6,000 gallons of water and sewer usage. Verlin Springer seconded the motion. Vote 4-0, motion passed.

4. Review proposed Franchise Ordinance with Kansas City Power & Light Company.

Council was provided a draft of a proposed Franchise Ordinance prepared by Kansas City Power and Light Company. Our current Franchise Ordinance with KCP&L is for 5 years. KCP&L would prefer a longer term such as a ten year initial term with five year extensions. After discussion Karen Peters made a motion to enter into an initial ten year term with two five year extensions. Doug McIntosh seconded the motion. Vote 4-0, motion passed. The Clerk will inform KCP&L of the decision and the Ordinance will be placed on the October agenda.

5. Consider entering into Contracts with Cunningham for Water Tank Cleaning & Inspections (75,000 gallon tank and 100,000 gallon tank). Doyle Sobba informed the Council that we are required to have the water towers cleaned and inspected every five years. After thorough discussion, Verlin Springer made a motion to accept the Water Tank Cleaning & Inspection Agreement from Cunningham for the 100,000 gallon tank and the 75,000 gallon tank, with the stipulation that we observe any recoating required under the Optional Interior Coating Maintenance price. Doug McIntosh seconded the motion. Vote 4-0, motion passed.

6. Consider accepting Repair Proposal from Cunningham for leak in water tower (100,000 gallon tank.) Doyle Sobba spoke with a representative of Cunningham and it is their recommendation that, for a temporary fix, a stainless steel clamp be used on the leak in the tower and then when the work is being done at the water plant that the welder used at the plant also weld the leak in the blue tower. After discussion, there was no action taken on the Repair Proposal from Cunningham, but Cunningham is authorized to install the clamp in the tank during the cleaning and inspection and the City will be responsible for the cost of the clamp. Doyle estimated the clamp will cost approximately \$200.

7. Other necessary city business:

a. Water Plant Repairs: Doyle Sobba reported that he had been in contact with the engineers, Bartlett and West, to obtain their recommendations on who to solicit bids from for the water plant repairs.

b. Jake Strobel Resignation. Mayor Snow reported that Jake Strobel has resigned his position with the City. Jake was fully released from in doctor prior to his resignation so there should be no problem with worker's compensation. Jake Strobel has returned his city phone, keys, and clothing, and has submitted his resignation letter.

The question was raised whether we need two full-time employees for maintenance positions. Doyle believes two full-time employees would only be necessary during mowing and snow plowing seasons. As long as an employee can reach Doyle on a phone, certifications should not be a problem. Doyle believes that a new hire would be required to work under a certified operator for 18 months before he could become certified for the water and sewer plants.

A temporary fill-in for the City Clerk was also discussed.

Doug McIntosh made a motion to have the Clerk advertise in the local papers for two part-time positions, one for maintenance and the other office help. Karen Peters seconded the motion. Vote 4-0, motion passed.

Doyle Sobba reported that he will be on vacation from September 28 through October 2. He spoke to Bob Cardell about filling in for him during that time to check the water and sewer plants each day. Doyle will be available by phone during that time if an emergency arises. After further discussion, Verlin Springer made a motion to allow Bob Cardell to fill in for Doyle while he is on vacation and to pay Mr. Cardell \$15.00 per hour to train and while Doyle is on vacation. Doug McIntosh seconded the motion.

C. CONSENT AGENDA: (Postponed from beginning of meeting)

Approval of Minutes of Meetings: Doug McIntosh made a motion to approve the minutes from the August 9, 2016 meeting as written. Verlin Springer seconded the motion. Vote 4-0, motion passed.

Approval of Expenses: After discussion, Verlin Springer made a motion to approve the expenses paid since the August 9, 2016 meeting. Karen Peters seconded the motion. Vote 4-0, motion passed.

E. STAFF REPORTS

Doyle Sobba reported that the mower has been repaired and seems to be running fine.

Doyle Sobba reported that all of the chemicals used at the water plants are now being supplied by Hawkins.

The Department of Labor will be here on Thursday for our annual safety inspection.

The dump truck and blade are ready for any snow. The wires are now trailer type plugs and easy to connect.

Doyle reported that the electric panel at the park has been torn off by kids and will need repaired.

Marla reported that we received a check from Purple Wave for \$3,040 for all the stuff we sold through them.

Marla reported that she has contacted our City Attorney, Jeff Wilson to write the lease termination letter to Jerry Hermreck and also to review a Charter Ordinance to change our council elections to the fall beginning in 2017.

The Clerk was subpoenaed to testify in the Barbara Freeman case concerning the mowing of her property in 2011. The case was set for today, but was dismissed before the trial began. The Clerk will contact our attorney or title company to research what easements the city does have on that property so that we can get Sue Wilson's gravel question resolved.

The Clerk is needing to know if any council members are planning to attend the Franklin County Development Council Annual Meeting so that we can RSVP by the requested time.

F. COUNCIL COMMENTS AND/OR REPORTS. None

Officer Travis Altic, Franklin County Sheriff's Dept., questioned whether the City has an ordinance allowing ATV's and golf carts, and similar vehicles, to be operated within the City. The council informed him that we do not have such an ordinance.

Officer Altic asked if the City was planning any type of event for the kids on Halloween. The council replied that no event is planned by the City, but the Ruritans host an event at the nursing home. The Sheriff's Department is planning to have handout bags for the kids.

Adjournment: Karen Peters made a motion to adjourn the meeting. Doug McIntosh seconded the motion. Vote 4-0, motion passed.

APPROVED:

By:



Shelden Snow, Mayor

ATTEST:


Marla Gadelman, City Clerk