

**CITY OF NEW STRAWN  
COUNCIL MEETING  
Thursday, January 11, 2018  
New Strawn City Hall  
7:00 p.m.**

**Call to Order:** Mayor Mark Petterson called the regular monthly meeting of the New Strawn City Council to order at 7:00 p.m. at City Hall.

Those present were:        Council Member Jim Weeks  
                                     Council Member Jeanne Haas  
                                     Council Member Gary Haehn  
                                     Council Member Rhonda Taylor  
                                     Council Member Richard Croll

Others present were:  
    City Superintendent Ron Parkey                      City Clerk Kerry Templeton  
    City Maint. Worker Steven Dwight                Russ Taylor  
    Wanda Chaffain    Rob McDonald  
    County Commissioner Bob Saueressig

**Flag Salute:** The meeting opened with the Pledge of Allegiance.

**Agenda Additions:**

Staff Reports:

City Superintendent

- a. **ADDED:** Grasshopper Mower

Old Business:

- a. **ADDED:** Tower Maintenance Agreement

**Consent Agenda Additions:**

None

**Consent Agenda:**

- Move to approve the December 2017 warrants in the amount of \$12,020.98
- Move to approve the December 2017 payroll in the amount of \$14,725.16
- Move to approve 2018 Plumbing License for Cook's Plumbing, Inc.
- Move to approve 2018 Plumbing License for Mason Plumbing
- Move to approve 2018 Contractor License for Midland Fence Co.
- Move to renew City of New Strawn's Coffey Co. Chamber of Commerce membership for 2018 and to pay membership fee in the amount of \$100.00
- Move to allow City Superintendent to attend KRWA Conference in Wichita on March 27-29 and to pay registration fee of \$170 as well as all lodging and meal expenses
- Move to allow City Superintendent to purchase 1,000 gallons of diesel fuel in 2018, total cost not to exceed \$2,500, funds to be taken from the General Fund.

- Move to allow City Superintendent to purchase fish food in an amount up to \$3,000 in 2018, funds to be taken from the Special Park Fund.
- Move to allow City Superintendent to purchase cold patch in an amount up to \$1,000 in 2018, funds to be taken from the Special Highway Fund
- Move to allow City Superintendent to purchase weed killer in an amount up to \$1,000 in 2018, funds to be taken from the General Fund
- Move to allow City Superintendent to purchase road salt in an amount up to \$4,000 in 2018, funds to be taken from the Special Highway Fund
- Move to allow City Superintendent to purchase propane in an amount up to \$300 in 2018, funds to be taken from the General Fund
- Move to allow City Superintendent to purchase gravel/rock in an amount up to \$500 in 2018, funds to be taken from the Special Highway Fund
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Council member Haehn moved to approve agenda with additions as presented. Weeks seconded. Motion passed 5-0.

#### **Public Comments:**

Wanda Chaffain who is the owner/operator of Hometown Pie Company, a newly established business in New Strawn, was in attendance to introduce herself and explain a little bit about how her wholesale pie business works. Ms. Chaffain also provided a sample slice of her delicious apple pie for all those in attendance.

Council member Haas moved to approve the consent agenda as presented. Weeks seconded. Motion passed 5-0.

#### **Financial Report:**

Council member Weeks moved to approve additional warrants in the amount of \$4,974.82. Haas seconded. Motion passed 5-0.

Council member Haehn moved to approve the annual Treasurer's Report as presented. Weeks seconded. Motion passed 5-0.

#### **Staff Reports:**

City Superintendent Parkey discussed replacement of the City's Grasshopper mower. An updated quote for a new mower had been received from Moridge Manufacturing, Inc. from Moundridge, KS in the amount of \$10,124.77. The quote was for one Grasshopper Zero-Turn Mower, Model 900D 1.3L Diesel w/72" Side-Discharge and PowerFold Deck, one Grammer Seat and two Puncture-Proof Caster Tail Wheels in the amount of \$16,624.77 with a trade allowance for the City's current 2014 Grasshopper mower, Model 930D in the amount of \$6,500.00. \$11,000.00 had been budgeted for the purchase of a new mower in 2018. There was discussion.

Council member Haehn questioned how long the City had owned their current mower and Parkey noted it had been used for four seasons. Parkey stated there had been a lot of problems with the current mower because it had a smaller, rear-discharge deck.

Council member Weeks asked whether any consideration had been given to purchasing a Hustler mower. Parkey stated that Hustler mowers were almost all mid-mounts which made it difficult to mow around the City Lake because of sliding issues along the banks.

Council member Taylor inquired as to how long the warranty was on the proposed new mower and Parkey reported it came with a two year warranty.

Haehn wanted to know if there was anything major wrong with the City's current mower and Parkey noted it just had a lot of small 'nickel and dime' issues constantly going wrong with it. Council member Haehn also asked if the City owned a bush hog style mower and Parkey stated New Strawn has a bat-wing mower. Haehn was of the opinion it was a lot of money to spend on just one mower. Council member Haas noted it had been budgeted for and was part of the equipment replacement plan the city has in place.

Council member Taylor moved to accept the net price quote in the amount of \$10,124.77 from Moridge Manufacturing, Inc. for the new Grasshopper Zero-Turn Mower, funds to be taken from the Equipment Reserve Fund. Haas seconded. Motion passed 4-1 with Haehn voting nay.

Parkey reported that he and Dwight had spread salt on the roads that day in anticipation of the possible snow and ice storm approaching and thanked Coffey County for bringing it out to New Strawn. He also noted that they had to recently unthaw some frozen meters but that most resulted from damage caused to the meters by mowers or vehicle damage. He and Dwight had spread some rock at the Foreman property hoping to alleviate a problem with drainage there and had serviced some equipment and inventoried water repair parts. Parkey reported that there had been a sewer gas problem at City Hall recently and felt it might possibly be related to a broken trap.

City Clerk Templeton reported that the annual audit had been scheduled for March 14. Templeton also stated that she had ordered new billing cards with updated mailing address information and office hours as well as the City's website address included on them. She reported that twenty six new accounts had been established in 2017 half of which were renters.

Zoning Administrator Carl Ware stated that the New Strawn Planning Commission will meet on January 16, 2018 at 7:00 p.m. at City Hall.

Templeton discussed the expense and time involved with printing and providing copies of the Comprehensive Plan and proposed new zoning & subdivision regulations to the Planning Commission and Zoning Administrator, City Council and Mayor and City Clerk, as well as copies for public review. She noted that a copy will need to be placed at the New Strawn Library and City Hall and estimated a need for at least fifteen books consisting of close to three hundred pages. Templeton had checked into several different printing options, including Staples and Kinkos, and will continue to look for the most cost-effective and timely manner to complete the print job.

### **Mayor's Report:**

Council member Haas moved to approve the minutes from the December 14, 2017 regular council meeting. Weeks seconded. Motion passed 3-0-2, with Taylor and Croll abstaining.

Rob McDonald, Operations Manager for MT Networks, gave a brief overview of a proposal to bring another wireless internet service option to the residents of New Strawn and surrounding areas. Mr. McDonald stated that MT Networks' wireless service would be backed by their own fiber already in place and available to some New Strawn residents, and that with some newer and more advanced equipment, could offer a superior product than what is available currently by

other competitors in the wireless internet sector. McDonald explained that MT Networks would like to use space on the City's water tower for their equipment if an attachment lease agreement could be worked out.

Council member Weeks asked what speed the wireless service would be. McDonald stated that MT Networks' fiber was the far superior product but was also far more costly to deploy; However, they can deploy their wireless much faster and more economically. They plan to bring customers on-line and as the product pays for itself, MT Networks will invest those dollars back into the communities where they have their fiber projects and build that network up. McDonald said they were hoping to sell a 20-30 mbps symmetrical service that would have MT Networks' fiber backing it. He explained that the further away from the tower they get, the weaker the signal becomes and MT Networks planned on having an engineering study performed within the next few days to determine the area and houses/businesses that would be able to be reached by their signal. McDonald stated that MT Networks' ultimate end goal was to be able to provide fiber service to all their customers.

At 7:48 p.m. Council member Croll moved to enter into a five minute executive session under the KOMA exception for discussion of a portion of the Tower Lease Agreement Contract regarding confidential data relating to the financial affairs or trade secrets of corporations, partnerships, trusts, and individual proprietorships, and to invite Rob McDonald to attend, regular open meeting to resume at 7:52 p.m. Weeks seconded. Motion passed 5-0.

Regular open meeting resumed at 7:52 p.m.

At 7:55 p.m. Council member Croll moved to enter into a ten minute executive session under the KOMA exception for discussion of a portion of the Tower Lease Agreement Contract regarding confidential data relating to the financial affairs or trade secrets of corporations, partnerships, trusts, and individual proprietorships, and to invite Rob McDonald to attend, regular open meeting to resume at 8:04 p.m. Haehn seconded. Motion passed 5-0.

Regular open meeting resumed at 8:04 p.m.

Council member Haas moved that upon approval by the City's legal counsel, the City of New Strawn will enter into a Tower Lease Agreement with MT Networks with rent for transmitter space on New Strawn's water tower being a set price of \$160/month and to include one free internet account at the City Shop, if possible, for twenty-four months with two extensions terms of twenty-four months each. Haehn seconded the motion. Motion passed 5-0.

Council member Haas moved to approve Resolution No. 95, GAAP Waiver for the City of New Strawn. Croll seconded. Motion passed 5-0.

Council member Weeks moved to approve the Mayor's appointment of Kyle Hinterweger to the New Strawn Planning Commission and Board of Zoning Appeals, filling the unexpired vacancy created by Richard Croll's departure, term expiring on May 31, 2020. Haehn seconded. Motion passed 5-0.

Mayor Petterson called for a five minute recess to eat pie at 8:09 p.m.

Mayor Petterson called the meeting back to order at 8:14 p.m.

Mayor Petterson noted that since there were two new council members, committees needed to be discussed. The mayor appointed Council member Taylor as Street Commissioner/Committee Chair and also appointed Taylor as a member of the Park & Recreation Committee and Public Relations Committee. The mayor appointed Council member Croll as Anti-Fraud Commissioner/Committee Chair and also appointed Croll as a member of the Water & Sewer Commission and Finance and Economic Development Commission

**Finance and Economic Development:**

Council member Haas moved to enter into an executive session at 8:19 p.m. for ten minutes to discuss employee salaries per the non-elected personnel exception under KOMA, regular meeting to resume at 8:29 p.m. Croll seconded. Motion passed 5-0.

Regular council meeting resumed at 8:29 p.m.

Council member Haas moved to enter into an executive session at 8:31 p.m. for fifteen minutes to discuss employee salaries per the non-elected personnel exception under KOMA, regular meeting to resume at 8:46 p.m. Taylor seconded. Motion passed 5-0.

Regular council meeting resumed at 8:46 p.m.

Council member Haas moved to give a thirty cent (\$.30) per hour raise to all full-time New Strawn City employees, retroactive to January 1, 2018. Croll seconded. Motion passed 3-2 with Weeks and Haehn voting nay.

After discussion, Council member Haas moved to take the Kansas Department of Health & Environment loan payment due on February 1 in the amount of \$48,022.95 entirely from the Water Fund. Croll seconded. Motion passed 5-0.

**Community Building Report:**

Templeton conveyed to Council that Anna Blanton had resigned as custodian for the community building and park restrooms. There was discussion about how to go about finding a replacement and whether the City needed to develop a job description and advertise for the position.

Council member Haehn moved to have the Community Building Committee develop a job description and to advertise for the position after that. Haas seconded. Motion passed 5-0.

**Utility Report:**

None

**Street Report:**

None

**Public Relations Report:**

Council member Haas moved to donate two (2) adult and two (2) child New Strawn fishing permits to the Coffey County Museum's annual fundraiser event to be held on January 27, 2018. Weeks seconded. Motion passed 5-0.

Haas discussed plans for Strawnfest which will be held on June 30 this year. She noted that Trophies & Things would like to know if New Strawn plans on contracting with them to hold the

car show again this year. There was discussion. Council member Haas moved to have Trophies & Things provide a car show for Strawnfest 2018 to be held on June 30, providing contract fee is under \$500.00. Weeks seconded. Motion passed 5-0.

**Park & Recreation Report:**

Superintendent Parkey stated that the trout will be arriving on January 25. Mayor Petterson noted that the Burlington Recreation Center Board will have a meeting on January 12, 2018 and will vote on whether to donate \$1,500 to New Strawn as they have done in years past to help with the expense of the City's trout program. He had spoken with Scot Jeffers, Recreation Director, who indicated he did not think the donation would be a problem for the board.

**Public Safety Report:**

None

**New Business:**

None

**Old Business:**

The issue of code enforcement for the city was revisited. Council member Weeks was still of the opinion that code enforcement should be part of the job description for the City Superintendent and did not see an issue with revising the current job description to include those duties.

Mayor Petterson stated that code enforcement was currently being handled during regular business hours and that if residents have issues they are to call City Hall and the employees will contact him to discuss. Council member Haehn agreed that code enforcement should be dealt with during regular business hours but also was of the opinion that it should be made 'official' by assigning the duty to the City Superintendent and incorporating it into the job description for that position.

Council member Taylor was of the opinion that someone should eventually be hired for the position but that it would not be appropriate at this time to force the current City Superintendent to take on the duties without compensation, or to tack it on to the existing job description for the position. Taylor noted that Council had previously discussed a plan to hire someone for code enforcement on a part-time rotating schedule, but it had been voted down. Mayor Petterson said that was correct and that he had contacted both the Coffey County Sheriff's office and Burlington Police Chief about the possibility of contracting with them for an officer to perform the code enforcement duties.

For the time being, code enforcement will continue to be handled during regular business hours by contacting City Hall and/or filing a signed, written complaint in regards to an alleged code violation. The alleged violation will be investigated by the appropriate city officials and the mayor and council will determine the next course of action.

The discussion on revision of the City's current building permit process and implementing new zoning permits was continued from December's meeting.

Council member Taylor asked Zoning Administrator Ware if he had looked over the zoning permit application examples provided by Foster & Associates. Ware said he had and was of the

opinion New Strawn did not need something quite that detailed and in-depth. Taylor and Haas agreed. He felt the City of Burlington's application for a zoning permit was a better fit.

Council reviewed the examples provided from the cities of Burlington, Waverly, Lebo and Chanute as well as those provided by Foster & Associates and a zoning permit application as submitted by Council member Weeks back in November. There was discussion.

Council member Croll asked if perhaps the Planning Commission should work on drafting some sort of zoning permit but Haas noted that Council was working towards ensuring the permit would also be in compliance with City Code. Croll liked the simplicity of Weeks' permit application but would like to see more options presented under the 'class of occupancy' section as well as a section incorporated into the application noting the name of the plumber and/or electrician being used for the project to ensure they held a current City License. Weeks was agreeable to amending his application with modifications as suggested and the item was tabled to the February meeting when Weeks will present the revised document for Council's further review.

Council member Haehn stated he had been questioned by a couple of residents about the City's current Tower Maintenance Contract with USC Tank Services and asked what exactly was being provided for the money being paid. New Strawn currently pays \$548.84 per month, \$6,586.08 annually, for the maintenance contract.

Superintendent Parkey explained that each year USC comes and does a complete inspection of the tower, every two years they perform a complete wash-out and sanitization and every ten years they provide a complete paint job for the tower. Parkey stated that the cost to paint a water tower is approximately \$75,000. Croll noted that over the course of the ten year contractual period New Strawn pays a little under \$66,000 and Parkey confirmed that the City is basically paying for the paint job and the annual inspections and bi-annual work performed is for 'free'. Haehn asked if something breaks down if USC comes and fixes it and Parkey confirmed that they do and that is part of the contract as well as issues with the paint; if the paint begins to chip or crack, USC will come and sand down the area and repaint it at no additional cost to the City.

**Other Business:**

None

**Adjourn:**

The meeting adjourned at 9:33 p.m.