

Greensburg City Council
March 19, 2012
CITY HALL

Item 1: Opening Session

Call to Order; Pledge of Allegiance; Invocation; Roll Call

Mayor Bob Dixson called the meeting to order at 6:00 p.m. on March 19, 2012. The Pledge of Allegiance was said and the invocation given by Dixson. Roll call was taken. Council present: Mark Trummel, Matt Christenson, Erica Goodman, Rex Butler, and Sandra Jungemann.

Additions/Deletions to the Agenda

City Administrator Ed Truelove requested the addition of the previously discussed Scouting Cabin Quit Claim Deed to the agenda. Goodman made a motion to approve the agenda with one addition. Trummel seconded the motion. Motion passed 5-0.

Mayor's Report

There was no report from the Mayor.

Council Member's Report

There was no report from the Council.

City Administrator Comments

City Administrator Ed Truelove reported that he had a very positive meeting with KDOT on March 13th concerning the relocation of Davis Park. KDOT is required to functionally replace the park before the new highway can begin construction. There are many questions remaining, including how the funding will be processed. KDOT plans to have assessed the cost of relocation within 90 days.

Truelove reported that the City had received some good news on the compliance with ADA requirements for the city pool. Christy Pyatt, Deputy City Clerk, was advised by the League of Kansas Municipalities that an extension of 60 days, with the possibility of a 6 month extension to follow, has been granted for pool ADA compliance. Truelove feels that this extension will give Staff the opportunity to recommend if a portable lift station is necessary at this time. The City's current pool will be covered in large degree with the possibility of a new pool in the near future.

Trummel asked if there would be plans for the new park available at the next meeting with KDOT. Truelove explained that KDOT is currently establishing an estimated total cost to functionally replace the park. Their goal is to have those figures in 90 days. Those costs will reflect replacing the existing pool as it is. The City may have some room to negotiate should they choose to replace the pool with something smaller and use the remaining funds to add some new amenities. This is one of the questions that still needs to be discussed with KDOT.

Dixson stressed that there will be Council and Community involvement in the planning of the new park/pool. Jungemann asked if KDOT would also be reimbursing for the many trees that are in the current Davis Park. She was told that the trees are an important part of the park that can be assessed.

Item 2: Consent Agenda

Goodman pointed out that Christenson's name was misspelled under Item D of the March 5th, 2012 minutes. Goodman also pointed out that the check on Appropriations Ordinance # 1876 for Project

Explore was for payment 13/13. She asked if the checklist given by Project Explore at the beginning of the project had been reviewed. Truelove explained that the payment in question is the last, formal, or scheduled payment and that more invoices could be coming. Christenson concurred with Goodman and asked that Staff make sure that everything required by contract has been completed and is correct. Stacy Barnes, Tourism Director, explained that 3 Axis is the fabricator for the museum and that Project Explore is just doing the content.

Item 3: Public Comment

Dixon welcomed those who were in the audience and opened the floor for public comment. There were no comments from the public.

Item 4: Items of Business

A) Consider Admission Recommendations for the Big Well Museum

Truelove directed the Council's attention to a proposal for Big Well admission prices. Barnes had researched similar venues and their admission costs. Staff concurs with the recommendation from Barnes. Truelove opened the floor for questions and discussion from Council. Barnes was available to answer any questions that arose.

Dixon asked about the previously proposed "Friends of the Big Well." Barnes explained that she had previously proposed a 501(c)(3) called "Friends of the Big Well." The primary reason for wanting to create the organization was to make donations to the Big Well tax deductible. Barnes later learned that donors to the Big Well can already receive a tax deduction through the City; therefore, Barnes did not feel it necessary to create a separate 501(c)(3) and board of directors. The currently proposed "Friends of the Big Well" is simply a title for those who purchase one of the proposed Annual Memberships. Annual Memberships will help support the museum and allow residents who would like to bring visitors to the museum throughout the year to do so for a discounted, one-time fee.

After a short discussion clarifying the various categories and prices of proposed memberships, Dixon asked if Staff would like Council to take action on the agenda item tonight. Barnes requested that action be taken as she and her staff have been receiving phone calls from visitors attempting to plan their vacations. Action tonight would also allow Staff to begin promoting and marketing. Barnes stated that she had done an informal polling in town on admission prices. She heard anything from \$2 (as before the tornado) to \$10. Barnes does not feel that the experience that visitors will have in the new facility is comparable to that in the previous facility.

Ruth Ann Wedel, Greensburg GreenTown, asked that the proposed fees be announced to the audience. Barnes read from the information provided in the Council packets. Jungemann asked if entrance to the gift shop would be free. She was assured that admission was for the museum only and that the gift shop had free admission.

Dixon asked if Council needed to take action on selling portions of the old well stairs. Barnes stated that the stairs have been cut by the city crew. She is looking into small plaques to place on each step and is going to be asking that some of the stairs be cut into smaller pieces, in case not everyone wants a full stair.

Jungemann made a motion to approve the Big Well Museum Admission Recommendations as proposed. Christenson seconded. Motion passed 5-0.

B) Continue discussion on the proposed change to the Water Treatment Facility window plan and the proposed water modeling study.

Truelove requested continued discussion on the proposed cost savings measure of \$32,251± by changing the window plan for the Water Treatment Plant. With direction from Council at the last meeting, Truelove confirmed with USDA that the proposed water modeling study would be in the scope of the Water Treatment project and that they would accept a formal request from the City. When this water modeling study was proposed in the Business Park, PEC had offered a contract amendment for \$16,500. If given the go-ahead, Truelove will work with PEC to submit a formal request to add the water modeling study to the project. Truelove believes the cost savings to be a good decision. He also believes that the study could be a good decision if any weaknesses are found in the lines before a fire occurs in a structure that relies on a water suppression system. Any repairs that would need to be made would come at an additional cost to the city, but can be prioritized and budgeted for.

After continued discussion on how the study would work, the need of pin pointing exactly where issues in current lines are, and confirmation that the model would cover the entire City, Christenson voiced his support. City Staff will be heavily involved in the process. Dixon stated that the option to change the window plans of the Water Treatment Facility would actually not be a savings to the City (because the funds USDA requires of the City must be expensed out before USDA funds are issued). This decision is simply how to best utilize USDA funds that have been obligated to the City. Goodman asked if any problems found during the study would halt completion of the Water Treatment Plant. Truelove stated that this was a possibility, depending on the urgency of the repair. The study will be done at the end of the project and will also test any new lines put in place for the plant. Council will be made aware of any immediate issues that are found.

Christenson made a motion to seek approval from USDA for utilizing remaining funds for a water-modeling study. Jungemann seconded. Motion passed 4-1 (Goodman).

C) Consider appointments for Director 2 and Alternate for the KMEA board.

Truelove stated that he had received notice that the City's 2 year terms for Director 2 and Alternate on the KMEA board will expire April 30th. Director 1 is currently held by Christenson and will expire April 30, 2013. Based on past history, Truelove recommended that he be appointed as Director 2 and Mick Kendall, Utilities Superintendent, as the Alternate. Butler made a motion to approve the appointments as recommended. Goodman seconded. Motion passed 5-0.

D) Consider approval of the Quit Claim Deed for property currently occupied by the Scouting Cabin.

City Attorney Gordon Stull provided Council with a copy of a Quit Claim Deed from the City to the Local Cabin Fund, Inc. The deed was requested at the last Council meeting in response to the discovery that the City currently owns the property that the Scout Cabin is located on. Butler made a motion to approve the deed and allow the Mayor to sign it. Trummel seconded. Motion passed 5-0.

Item 5: City Attorney's Report

There was no report from the City Attorney.

Item 6: Executive Session

Truelove requested executive session for attorney client for 7 minutes. Stull requested 30 minutes. Trummel made a motion to go into executive session for attorney client until 7:15 p.m. Butler seconded. Motion passed 5-0. Trummel made a motion to return to open session at 7:15 p.m.

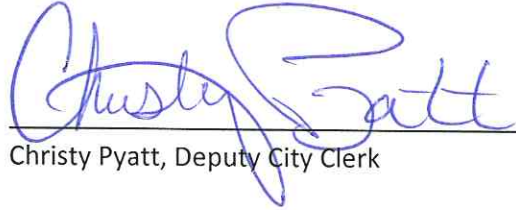
Goodman seconded. Motion passed 5-0. Trummel made a motion to go into executive session for attorney client until 7:35 p.m. Christenson seconded. Motion passed 5-0. Trummel made a motion at 7:35 p.m. to return to open session. Goodman seconded and the motion passed 5-0.

Item 7: Adjournment

With no additional discussion from Council, Dixon declared the meeting adjourned at 7:36 p.m.



Robert A. Dixon, Mayor



Christy Pyatt, Deputy City Clerk