



MINUTES
CITY COUNCIL MEETING
7651 E. Central Park Ave, Bel Aire, KS
Video available at belaireks.gov
July 21, 2020 7:00 P.M.



I. CALL TO ORDER: Mayor Jim Benage

After the call to order, Mayor Benage read a brief statement from Council Member Elshoff. Mr. Elshoff is recovering from a liver transplant and hopes to be able to attend City Council meetings in the near future.

II. ROLL CALL

Present were Dr. Joel Schroeder, Justin Smith and John Welch. Diane Wynn arrived later during item IX. Mr. Jeff Elshoff was absent.

Also present were City Manager Ty Lasher, City Attorney Jacqueline Kelly, City Engineer Anne Stephens, Chief of Police Darrell Atteberry, and City Clerk Melissa Krehbiel.

III. OPENING PRAYER – Father Terry Hedrick provided the opening prayer.

IV. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

Mayor Benage led the pledge of allegiance.

V. DETERMINE AGENDA ADDITIONS – City Manager

There were no additions.

VI. CONSENT AGENDA

A. Minutes of the July 7, 2020 City Council Meeting.

MOTION: Council Member Smith moved to approve the consent agenda as listed and authorize the Mayor to sign. Council Member Welch seconded the motion. *Motion carried 3-0*, with Council Member Wynn absent from the vote.

VII. DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE

A. Consideration of Appropriations Ordinance 20-13 in the amount of \$501,689.14.

MOTION: Council Member Welch moved to approve Appropriations Ordinance 20-13. Council Member Smith seconded the motion. *Motion carried 3-0*, with Council Member Wynn absent from the vote.

VIII. CITY REQUESTED APPEARANCES: None

IX. CITIZEN CONCERNS:

[Council Member Wynn arrived during Citizen's Concerns.]

Russell Relph, Rock Spring Addition, stated that new homeowners with sod yards have high water bills. He would like to get a bulk rate for water for new homes.

Jesse Schellenberg, 2243 N Ridge Rd, stated that residents in the Villas at Prestwick were also experiencing high water costs to water their sod. A bulk water rate would be beneficial. He shared a breakdown of expenses with the Council.

Gene Vitarrelli, 2026 Triplecrown St, Wichita, also requested a bulk rate for water for his development.

X. REPORTS

A. Council Member Reports – There were no reports.

B. Mayor's Report

- Wichita will soon begin repairs of Rock Road between 45th Street and the railroad tracks.
- Mayor Benage recently had a conversation with Mayor Randy White of Derby, Kansas regarding Derby's backflow prevention test policy. Derby's policy was forwarded to the UAC for review.
- Regarding the drainage problem in Bel Aire Heights, following a meeting with residents, the City offered to coordinate an engineering study. The shared cost among neighbors would be \$3,500. Most neighbors declined to participate.
- On July 11, he held Coffee with the Mayor and suggestions were forwarded to the City Manager.
- Mayor Benage reminded citizens that August 4 is primary election day in Sedgwick County and every vote counts.

C. City Attorney Report

City Attorney Kelly briefly reviewed the provisions of an emergency public health order that is expected to be issued by the Sedgwick County public health officer very soon. This order may limit gatherings to 15 people and require the wearing of masks or other face coverings in public, among other provisions. Staff will review the order to see how it may affect City events or operations.

D. City Manager Report

City Manager Lasher stated he has put out several memos to staff in the last few months regarding COVID-19, and he expects he will put out another one soon regarding recent public health orders. Staff have already received many questions regarding keeping the pool open longer now that schools may open later. One issue is that many lifeguards are college students, and may return to college before public schools open. Another issue is how a gathering limit will affect pool operations. A decision will be made within the next week.

XI. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

A. Consideration of An Ordinance Authorizing An Amendment To Agreements For Payment In Lieu Of Taxes For A Property Tax Abatement Relating To The City Of Bel Aire, Kansas Taxable Industrial Revenue Bonds, Series 2014 And Series 2015 (Wichita Hoops, LLC) Issued For The Purposes Of Acquiring, Constructing, Furnishing And Equipping A Sports Facility; And Authorizing The Execution Of Documents Necessary Or Desirable To Effect The Transaction Contemplated Hereby.

This item was tabled at the July 7 City Council meeting and was discussed at the City Council workshop on July 14. Council Member Welch commented that he hopes the business will benefit Bel Aire, as they have given benefits to the school district.

MOTION: Council Member Schroeder moved to approve An Ordinance Authorizing An Amendment To Agreements For Payment In Lieu Of Taxes For A Property Tax Abatement Relating To The City Of Bel Aire, Kansas Taxable Industrial Revenue Bonds, Series 2014 And Series 2015 (Wichita Hoops, LLC) Issued For The Purposes Of Acquiring, Constructing, Furnishing And Equipping A Sports Facility; As Presented And Authorizing The Execution Of Documents Necessary Or Desirable To Effect The Transaction Contemplated Hereby; and authorize the Mayor to sign. Council Member Smith seconded the motion.

Roll Call Vote:

Jeff Elshoff [Absent] Dr. Joel Schroeder - Aye
Justin Smith - Aye John Welch - Abstain Diane Wynn - Aye

Motion carried 3-0-1, with Council Member Welch abstaining from the vote.

B. Consideration of approving the Bel Aire Emergency Operations Plan and Letter of Promulgation

Police Chief Atteberry stood for questions from council. The plan was developed in coordination with Sedgwick County Emergency Management. The document is a living document so some changes and updates can be made after it is approved.

MOTION: Council Member Smith moved to approve the Bel Aire Emergency Operations Plan and authorize the Mayor and City Manager to sign the Letter of Promulgation. Council Member Schroeder seconded the motion. *Motion carried 4-0.*

C. Consideration of approving the purchase of three replacement police cruisers. The Police Department would like to replace two, 2015 vehicles and one 2016 vehicle with each having over 90,000 miles. The 2019 budget contained funds for one replacement and the 2020 budget included two replacement vehicles. Total cost for three Explorers with equipment is \$150,536 and procured using the State of Kansas Pricing Contract with Ford.

Police Chief Atteberry stood for questions from council. He explained how the police department manages maintenance, mileage and the replacement schedule for police vehicles. Police vehicles typically put more demands on the engine than the average car by idling for long periods in order to run equipment such as lights, computers and radios. The department is requesting more replacement vehicles than usual due to unexpected high-cost maintenance problems with one vehicle, and never receiving a replacement vehicle that was ordered last year. Currently, there are nation-wide delays in manufacturing police vehicles.

MOTION: Council Member Schroeder moved to approve the purchase of three Ford Explorers at a cost of \$150,536.00 and authorize the City Manager to sign related documents. Council Member Wynn seconded the motion. *Motion carried 4-0.*

D. Consideration of confirming Mayor Benage’s Appointment of Ashley Markley to the Utility Advisory Committee. The term will run for two years and expire in 2022.

MOTION: Council Member Welch moved to confirm the Mayor’s Appointment of Ashley Markley to the Utility Advisory Committee for a two year term. Council Member Smith seconded the motion.
Motion carried 4-0.

E. Consideration of accepting a bid for paving in Phase 2 of Central Park 3rd Addition. The following bids were received:

<u>Contractor</u>	<u>Asphalt</u>	<u>Concrete</u>
Kansas Paving	\$220,531.60	\$253,644.60
Pearsons	\$234,919.60	\$298,751.10
Cornejo	\$272,454.85	\$371,701.85
Andale	No Bid	\$367,301.11
APAC	\$316,726.95	No Bid
<i>Engineers Estimate</i>	<i>\$257,071.00</i>	<i>\$307,659.00</i>

City Engineer Anne Stephens stood for questions from council. She recommended concrete for lower long-term maintenance costs. Special assessments for concrete will be spread for a longer term than asphalt, but will be close to the same monthly cost as asphalt.

MOTION: Council Member Smith moved to accept the bid from Kansas Paving for concrete at a cost of \$253,644.60 and authorize the Mayor to sign. Council Member Wynn seconded the motion.
Motion carried 4-0.

F. Consideration of accepting a quote for water main replacements in Aurora Park. The following quotes were received:

McCullough Excavation	\$198,000.00
Nowak Construction	\$132,125.00

City Engineer Anne Stephens stood for questions from council. This project will replace the original 4-inch pipe with 8-inch pipe. The City requested bids from three companies and received responses from two.

MOTION: Council Member Smith moved to accept the quote from Nowak Construction for water main replacements at a cost of \$132,125.00 and authorize the Mayor to sign. Council Member Schroeder seconded the motion. *Motion carried 4-0.*

G. Consideration of accepting revised petitions for sanitary sewer main and lift station in Phase 1 of the Rock Spring 3rd addition.

City Engineer Anne Stephens stood for questions from council. The petitions were revised due to higher costs stemming from the geo-technical report of the area. This is still the optimal location for the lift station, as it is the lowest point and will serve the broadest area. Relocating the lift station would result in higher costs.

MOTION: Council Member Schroeder moved to accept the revised petitions for sanitary sewer and lift station in Phase 1 of Rock Spring 3rd Addition upon presentation. Council Member Welch seconded the motion. *Motion carried 4-0.*

H. Consideration of accepting a bid for water mains, sanitary sewer mains and lift station for Phase 1 of the Rock Spring 3rd Addition. The following bids were received:

Contractor	Group A: Water	Group B: Sanitar	Group C: Lift Station	Total
Engineer's	\$101,010.00	\$158,020.50	\$592,789.25	\$851,819.75
McCullough	\$96,820.00	\$167,375.00	\$881,470.00	\$1,144,795.00
Dondlinger	\$113,093.00	\$227,359.50	\$1,067,339.00	\$1,407,791.50
Mies	\$83,804.00	\$162,386.00	\$816,918.00	\$1,063,108.00
Nowak	\$74,111.00	\$157,882.50	\$811,437.00	\$1,043,430.50

MOTION: Council Member Smith moved to accept the bid from Nowak Construction at a cost not to exceed \$1,043,430.50 and authorize the Mayor to sign. Council Member Schroeder seconded the motion. *Motion carried 4-0.*

XII. EXECUTIVE SESSION – No executive session was held.

XIII. DISCUSSION AND FUTURE ISSUES – Mayor Benage announced that a meeting would be held on July 30th at City Hall with Aurora Park residents to discuss their concerns about road conditions.

XIV. ADJOURNMENT

MOTION: Council Member Smith moved to adjourn. Council Member Welch seconded the motion. *Motion carried 4-0.*

The meeting adjourned at 8:23 p.m.

Approved by the City Council this 4th day of August, 2020.



Jim Benage, Mayor

ATTEST:



Melissa Krehbiel, City Clerk