

The Oakley City Council met in regular session in the meeting room at the Oakley Fire Station, 215 Hudson Avenue at 7:00 PM. Mayor Timothy Whyte presided.

Council members present. Jordan Burris, Chris Dorman, Ilene Nickel and Shane Stephenson were present. Leasa Huddle joined the meeting after it started.

City staff present. City Administrator Bradley Pendergast, City Clerk Leann Hughes, Police Chief Daniel Cooper, Utility Director Rodney Huffman, Street Director Edwin Burris and Landfill Director Marc Burris.

Others present. Darin Munk, Ray Manning, Verlyn Richardson, Stacy Honeyman, Darin Honeyman, Marvin Honeyman, Sherri Kuhlman, Tori Kuhlman, Glen Repshire, Frank Munk, Angela Chrisler, Mike Chrisler, Brian Spano, Adam Shartz, Kyle McLinn and County Attorney Craig Uhrich.

Call to order. Mayor Whyte called the meeting to order.

Minutes. Nickel moved to approve the minutes of the August 6, 2018, regular meeting as presented. Stephenson seconded. Motion carried. Dorman, Nickel and Stephenson voting yes; Burris abstaining. Action (#10842).

AP Payment Registers. Stephenson moved to approve the August 17, 2018 AP Payment Register in the amount of \$142,022.78, (Check Nos. 44299-44306; 44315-44356; 8062018 and 8082018). Nickel seconded. Motion carried unanimously. Action (#10843).

Time Entry Report. Clerk Hughes explained there was an extra week between the last Council Meeting in July and the first meeting in August and she missed including the July 1 to July 14 Time Entry Report for approval.

Stephenson moved to approve the Time Entry Report for July 29, 2018 to August 11, 2018 for 3, 383.50 hours (ACH Nos. 93273-93324; Check Nos. 17071-17076; Check Nos. 44307-44314; Wire Nos. 374-377). Burris seconded. Motion carried unanimously. Action (#10844).

Burris moved to approve the Time Entry Report for July 1, 2018 to July 14, 2018 for 3,587.50 hours (ACH Nos. 93175-93226; Check Nos. 17059-17064; Check Nos. 44228-44237; Wire Nos. 366-369). Dorman seconded. Motion carried unanimously. Action (#10845).

Citizen Request to Speak. Craig Uhrich noted the Welcome to Oakley signs are up and that the Council previously approved assistance in paying for these but the cost came in substantially below budget so there may not be a request to assist. He thanked the Council for supporting the project.

Department Head Reports. Addressed later in the meeting.

Hearing – 2019 Budget. Mayor White opened the hearing for discussion and approval of the 2019 Budget.

Council Member Huddle arrived at approximately 7:06 PM.

Dorman had questions on reports provided to the Council. Administrator Pendergast agreed to check with the software company for confirmation on presentation of numbers on certain reports.

Stephenson moved to approve the 2019 Budget. Dorman seconded. Motion carried. Dorman, Huddle, Nickel and Stephenson voting yes; Burris voting no. Action (#10846).

Hearing – 427 Hudson Avenue. Mayor Whyte opened the hearing on an unsafe or dangerous structure located at 427 Hudson Avenue. Administrator Pendergast reviewed an Inspection Report with the Council and noted this process began due to complaints of shingles and other debris blowing onto neighboring properties and due to the condition of the outside of the structure. Mike Chrisler, nephew of property owner Angela Chrisler, noted they never received a list of what needed to be repaired. Pendergast inquired if they had asked for such a list; they had not. Pendergast also noted that he and Chrisler had discussed the roof and some of the other items early on but the family thought they had a buyer for the property and asked for additional time, which was granted. Chrisler agreed this did take place. Considerable discussion followed. Pendergast noted that in the past, the City purchased property that held condemned structures for the value of the land and then cleaned up the property. There was discussion of how the purchase price was determined in the past. Stephenson moved to recess to Executive Session for discussion of the acquisition of real property for five minutes with the Mayor, Council Members and Administrator Pendergast present, pursuant to the preliminary discussions relating to the acquisition of real property exception, K.S.A. 75-4319(b)(6). The meeting will resume in the meeting room at the Oakley Fire Station, 215 Hudson Avenue, at 7:37 P.M. Huddle seconded. Motion carried unanimously. Action (#10847).

Following Executive Session, Stephenson moved to authorize Administrator Pendergast to enter into contract negotiations for the purchase of Lots 1-2, Block 4, Oakley Original Town to the City of Oakley, Logan County, Kansas, commonly known as 427 Hudson Avenue, Oakley, Kansas. Burris seconded. Motion carried unanimously. (#10848).

Wilson & Company. Brian Spano and Adam Shartz with Wilson and Company met with the Council to discuss the City's Water supply and regulations concerning nitrate levels. There have been some tests returned with high levels of nitrates, which is cause for concern. Spano discussed three options as possible resolutions to a growing nitrate issue:

Option 1: New Water Source – Drill a new well

Option 2: Blending Facility

Option 3: Water Treatment Facility

Spano also discussed funding sources such as Community Development Block Grants, and low interest loans from Kansas Department of Health and Environment or USDA.

Semi Parking In Residential Zones. Pendergast noted the decision of the Council at a previous meeting to suspend enforcement of the ordinance governing semi parking in residential zones. This was placed back on the agenda for further discussion. Council Members Nickel and Huddle thought the decision had been made not to enforce the ordinance since it appeared to not be an issue at this point in time. Pendergast reminded the Council that they agreed to re-address this issue at the second meeting in August. He advised the Council should either change or repeal the Ordinance if needed but it probably is not good practice to leave an Ordinance on the books and not enforce it. Considerable discussion followed and members of the audience voiced their concerns if the Ordinance were to be enforced as it is written. It was the consensus of the Council to review existing Ordinance 1088 and bring concerns, changes and/or discussion items back to Pendergast to put together for discussion at a future meeting.

Code Enforcement Report. Kyle McLinn, Code Enforcement Officer, met with the Council to discuss properties being abated in the community. McLinn provided a report to the Council of current activity. The Council noted several properties on the list that have not been acted upon. Council Member Burris moved to terminate the contract for Code Enforcement with Kyle McLinn, effective immediately. Motion died with no second. It was the consensus of the

Council that McLinn return with an updated report at the next Council Meeting and Mayor Whyte requested the properties that have not been acted upon have action taken by that time.

Approval of 2017 Audit Report. Administrator Pendergast noted that Melissa Romme of Adams, Brown, Beran and Ball presented the 2017 Audit Report at the last Council Meeting and they need to have a motion to approve such audit unless there are questions/concerns. Stephenson moved to approve the 2017 Audit as presented. Huddle seconded. Motion carried unanimously. Action (#10849).

New Water Service – Darren & Tori Goetz. The Council reviewed a new water service request from Darren and Tori Goetz. Stephenson moved to approve a new water service request for Darren & Tori Goetz for the property between Seventh Street, Eighth Street and Elm Avenue. Huddle seconded. Motion carried unanimously. Action (#10850).

Motion to Correct Minutes for July 16, 2018. Pendergast explained that Clerk Hughes found that the check numbers listed in the July 16, 2018, minutes were incorrect. The reports were correct, there was just a typographical error in the minutes and she asked for a motion to make the correction. Dorman moved to correct the check numbers for the July 13, 2018 AP Payment Register, Action #10825 from 44176-44226 to 44176-44177 and 44186-44226; and to correct the check numbers for the June 17, 2018 to June 30, 2018 Time Entry Report, Action #10826, from 44178-44184 to 44178-44185. Stephenson seconded. Motion carried unanimously. Action (#10851).

Administrative Reports. Administrator Pendergast reported on several activities:

- Street Dept – Spraying cracks, painting school zone curbs, painting parking lines at City Hall and Police Department, installed “No Parking” signs along the south side of the 500 and 600 Blocks of East Front Street.
- Water & Wastewater Dept – Repaired water leak on Colby Avenue, meter changes, oil changes for the Police Department and removed pump #2 at Lift Station #7 for repairs.
- Landfill – Obtaining quotes from contractors for digging a new landfill cell - increased volume of waste due to roofing work has prompted the need this year; picking up trash from winds; fence to be repaired this week.
- Parks & Cemetery Dept – Draining pool; Clean-up of pool, mowing and weed eating cemetery
- Police Dept – Officer Justin Whyte has resigned; Advertisements placed for Assistant Police Chief position; Chief’s truck has been marked; Chief passed Certification Test at KLETC last week.
- General – Search warrant was executed for 107 East South Seventh Street (Trailer Park by Casey’s); full report will follow at September 4th Council Meeting.

Mayor and Council Reports. Council Member Burris noted the OWLS area at the North end of Bertrand Park is still unacceptable; the area is full of weeds and stickers. Pendergast will contact Dana Charles at the Logan County Conservation District and members of the Garden Club to attend the next Council Meeting to discuss this further.

Mayor Whyte inquired if the evaluations have been completed. They have all been completed except one coming up on August 26th, which will be taken care of right away.

Mayor Whyte inquired of Chief Cooper what was being done about the speed on Center Avenue. Chief Cooper noted he had sent a note to all the Officers concerning this. Mayor Whyte voiced his disappointment and directed the department to monitor the situation. He also expressed the need to have Officer Shanks' vehicle marked immediately.

Adjourn. Stephenson moved to adjourn the meeting. Huddle seconded. Motion carried unanimously. Action (#10852). Mayor Whyte adjourned the meeting at approximately 9:00 PM.

Leann M. Hughes, CMC
City Clerk