



MINUTES
CITY COUNCIL MEETING
COUNCIL CHAMBERS – HUTCHINSON, KANSAS
October 16, 2018
5:30 p.m.

1. The Governing Body of the City of Hutchinson, Kansas met in regular session at 5:30 p.m. on Tuesday, October 16, 2018 in the City Council Chambers with Mayor Dechant presiding. Councilmembers Daveline, Piros de Carvalho, Soldner and Inskeep were present.

2. The Pledge of Allegiance to the flag was recited.

3. The prayer was given by Pastor Darryl Peterson of Grace Christian Church.

4. Proclamations

a. The Proclamation for Domestic Violence Awareness Month was accepted by Christine Griffiths and Damaje Markham of BrightHouse. Christine Griffiths thanked the community; and said they had provided services to 284 victims; and housed 36 people last year. She said their goal is to raise awareness about domestic violence.

b. A Proclamation for Red Ribbon Week was accepted by Alex Mahoney and youth leaders from Communities That Care. Mr. Mahoney, a junior at Hutchinson High School, said it's their responsibility to give back to the community; and prevention is the first big step.

5. Petitions, Remonstrances and Communications

a. Oral communications from the audience. (Please limit your remarks to five (5) minutes and to items NOT on the agenda.)

John Waltner, a representative of REAP, gave a brief history of his work in municipal government. He said he began working with REAP in the early 2000's; and said he values REAP because it promotes regional prosperity. He thanked the City for being a member of REAP; and supporting the organization. Mr. Waltner said REAP has been involved with relationship building, highway projects, promoting commercial air service, etc. He said the availability of a skilled work force is the most significant issue that is hampering economic growth in this area. He again said that he appreciates the support of our organization.

6. Consent Agenda

a. Approval of Minutes of the October 2, 2018 City Council meeting.

- b. Approval of the renewal of the Historic Review Agreement between the Kansas State Historic Preservation Officer and the City of Hutchinson.
- c. Approval of appropriation ordinance in the amount of \$1,235,432.68.

Motion by Councilmember Piros de Carvalho, second by Councilmember Inskeep, to approve the Consent Agenda; and authorize the Mayor to sign. The motion passed unanimously.

7. New Business

a. Consider shared cost agreement with Fair City Folk Art for infrastructure improvements at Avenue B & Main. Jim Seitnater, Downtown Development Director, said this is an exciting project; and the building is going to be spectacular. Mr. Seitnater spoke about how the infrastructure improvements tie in with the new sidewalk; and said the owner of the building, Lucinda Piligian, had agreed to pay for the sidewalks, with the City paying the remainder. He said leftover funds have been set aside from other downtown projects to pay for the cost of the infrastructure improvements. The Mayor asked about other projects that had been done on a cost share basis. Discussion ensued.

Councilmember Piros de Carvalho said if someone wants to invest \$1.5 million in a structure, she believes the City can help with infrastructure; and is 100% behind this project. Councilmember Soldner said this is very workable; and is good for both parties. Mr. Seitnater said the alley serves three important businesses in the block; and there is a lot of great activity in this area. He said this is a good way to help finish off a fantastic project. Mr. Seitnater said several small shops have opened up on Main between 3rd Avenue and 5th Avenue because of the streetscape project and infrastructure improvements. Councilmember Daveline said he wants to know about Fair City Folk Art; and said this is a very positive step. Additional discussion ensued regarding guidelines for projects of this type, what criteria is used to make a determination, etc.

Councilmember Daveline said if we think back 15-18 years ago when the gas explosion happened, it devastated our downtown area. He said since that time enormous amounts of investments have been made to make downtown what it is today; and it is the lifeline of our City.

Motion by Councilmember Daveline, second by Councilmember Piros de Carvalho, to approve the bid from Vogts-Parga Inc in the amount of \$49,217.15; and enter into a shared cost agreement with Fair City Folk Art LLC, with Fair City Folk Art paying \$13,749.90 for a new sidewalk; and the balance of \$35,471.25 for infrastructure improvements on West Avenue B to be paid by the City of Hutchinson; and authorize the Mayor to sign any necessary documents.

Kathy Bourell, Project Manager, said she is excited about this project. She said Fair City Folk Art is owned by Lucinda & Craig Piligian; and they had been looking for a building to house a folk art museum. Ms. Bourell said when they saw the ballroom, they saw a lot of possibilities. She said the ballroom will seat 250 people, has original wood floors, the original tin ceiling, and a commercial kitchen which individuals or chefs can use. She said there will be a bakery downstairs, as well as several other spaces for rent. Ms. Bourell spoke further about improvements to the building. She said there will be several open houses; and they hope to have a soft opening at the beginning of the year.

The motion passed unanimously.

8. Report of City Officials

a. Council

- Councilmember Soldner had no comments.
- Councilmember Daveline had no comments.
- Councilmember Inskeep said he was a little late to the meeting because he was at his 8th grade daughter's league cross country meet; and she took first place. Councilmember Inskeep also invited everyone to the Strong Town's conversation which will be held at the Fox Theatre on October 23rd from 6:00 to 7:30 p.m. He also said he and the Mayor went to Topeka last week to meet with the group interested in keeping the SW Chief train operating. He said there were attendees from California, New Mexico, Texas, etc. Councilmember Inskeep said there was good conversation; and a lot of support from various levels.
- Councilmember Piros de Carvalho asked if there had been any changes in community policing, if we were waiting for more officers to be hired, or input from the new police chief. Mr. Deardoff said the new chief will address that issue; and that the program has not been forgotten. She also asked about allocating resources to the Drug Enforcement Unit.
- Mayor Dechant said he had talked with the City Manager about the Building Trades Board, that a letter had been sent soliciting individuals to serve, but there has not yet been a lot of response. He said if councilmembers hear from anyone, or if they have someone in mind, they should talk to the City Manager. Mr. Deardoff said he has received a couple of e-mails, but may end up recruiting people to serve. Discussion ensued.

b. City Manager

Mr. Deardoff said Council might remember a year or so ago when Justin Combs, Parks and Facilities Director, Tony Finlay of the Hutchinson Recreation Commission, and Carrie Mailloux from the Community Foundation talked about a grant they received for a joint parks and rec master plan. He said the consultant will be here November 11, 12 & 13; and the consultant would like to have a meeting with councilmembers and the Recreation Commission at 8:00 a.m. on November 13. Mr Deardoff said he would send out more information.

The City Manager said there will be a press conference/reception at 9:00 a.m. in the City Council Chambers on Wednesday, October 17, 2018 to introduce the new police chief, Jeffrey Hooper, to the community.

Mr. Deardoff said the regional supper for the League of Kansas Municipalities will be held in Inman on October 25, 2018 at 5:30 p.m.

9. Executive Session

a. Motion by Councilmember Inskeep, second by Councilmember Soldner, to recess into executive session pursuant to the employer-employee negotiations exception, K.S.A. 75-4319(b)(3) in order to discuss issues related to 2019 contract negotiations with the City's bargaining units; the open meeting to resume in the City Council chamber at 7:00 p.m. The motion passed unanimously.

The meeting reconvened in the City Council chambers at 7:00 p.m.

Motion by Councilmember Inskeep, second by Councilmember Piros de Carvalho, to recess into executive session pursuant to the employer-employee negotiations exception, K.S.A. 75-4319(b)(3) in order to discuss issues related to 2019 contract negotiations with the City's bargaining units; the open meeting to resume in the City Council chamber at 7:15 p.m. The motion passed unanimously.

The meeting reconvened in the City Council chambers at 7:15 p.m.

10. Adjournment

Motion by Councilmember Piros de Carvalho, second by Councilmember Soldner, to adjourn. The motion passed unanimously.