



City Commission Regular Meeting

Tuesday, July 06, 2021 at 6:00 PM
Commission Chambers, 124 S Bluff, Anthony, KS 67003

MINUTES

OPENING

- Welcome / Call to Order
- Invocation / Pledge of Allegiance
- Roll Call

PRESENT

Mayor Greg Cleveland
Commissioner Sherrie Eaton
Commissioner Jan Lanie
Commissioner Kenny Hodson Jr.
Commissioner Eric Smith

City Clerk/Administrator Cyndra Kastens, Police Chief Kenny Hodson, Water/Wastewater Dept. Head Terry Stark, Deputy City Clerk Sherri Miller, and City Attorney Brandon Ritcha.

-Approval of Agenda

A motion was made to approve the agenda.

Motion made by Mayor Cleveland, Seconded by Commissioner Smith.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

PUBLIC COMMENT - NONE

PUBLIC HEARINGS - NONE

CONSENT AGENDA

1. Approve Minutes from June 15th Regular Meeting
2. Approve 06.22.21 Payroll \$63,425.30
3. Approve 7.6.2021 Payroll \$62,723.06
4. Approve Annual J & M Properties Liquor License

5. June Municipal Court Report
6. Transient Guest Tax Recommendation \$2,500 to 911 Memorial for September 11 Event
7. Extend Abatement Deadline 30 days for 516 N Anthony
8. Appointment of Chris Duwe to the Fire Department

Mayor Cleveland asked if any items should be removed from the consent agenda for further discussion. Hearing none, a motion was made to approve the consent agenda.

Motion made by Commissioner Hodson Jr., Seconded by Commissioner Eaton.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

REGULAR BUSINESS

9. Bid Opening - Farmland Lease at Garfield & LL&G

Mayor Cleveland opened the farmland lease bid for the ID Board ground at the corner of Garfield and LL&G. One bid was received from Jansen Parsons for 50.25/acre for the 15.3 acres totaling \$768.83. A motion was made to accept the farmland lease from Jansen Parsons for 50.25 per acre at \$768.83.

Motion made by Commissioner Eaton, Seconded by Commissioner Smith.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

10. CMB Special Event Retailers Permit - PRIDE Committee

The Commission reviewed the application from the PRIDE Committee for a CMB Special Event Retailers Permit for a street dance on September 11, 2021. A motion was made to approve closing Anthony Street by the Wayne Dennis parking lot, the use of the bathrooms in Municipal Hall, and to set a public hearing date for August 3rd to consider a waiver to the CMB distance limitation.

Motion made by Commissioner Lanie, Seconded by Mayor Cleveland.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

11. Executive Session to Discuss Dangerous Structure Pursuant to "consultation with an attorney for the public body or agency which would be deemed privileged in the attorney-client relationship, K.S.A. 75-4319 (b) (2)."

Mayor Cleveland made a motion to recess into Executive Session for ten minutes until 6:20 p.m. Commissioner Lanie seconded. Motion carried 5-0.

At 6:10 p.m. the Commission chambers were cleared. Remaining present was the City Commission, City Administrator, Deputy City Clerk, Police Chief, and City Attorney.

At 6:20 p.m. Commissioner Lanie made a motion to extend the executive session 10 minutes until 6:30 p.m. Commissioner Smith seconded. Motion carried 5-0.

At 6:30 p.m. Commissioner Lanie made a motion to extend the executive session 10 minutes until 6:40 p.m. Commissioner Smith seconded. Motion carried 5-0.

At 6:40 p.m. Mayor Cleveland called the regular meeting back to order. No binding action was taken.

12. Executive Session to Discuss Acquiring Land Pursuant to "the preliminary discussion of the acquisition of real property, K.S.A. 75-4319 (b) (6)."

Mayor Cleveland made a motion to recess into Executive Session for ten minutes until 6:50 p.m. Commissioner Smith seconded. Motion carried 5-0.

At 6:40 p.m. the Commission chambers were cleared. Remaining present was the City Commission, City Administrator, Deputy City Clerk, Police Chief, and City Attorney.

At 6:50 p.m. Mayor Cleveland made a motion to extend the executive session 10 minutes until 7:00 p.m. Commissioner Smith seconded. Motion carried 5-0.

At 7:00 p.m. Mayor Cleveland called the regular meeting back to order. No binding action was taken.

13. Ordinance No. G-2860 Authorizing Execution of Loan Agreement C20 3005 01 with KDHE for \$1,117,400.00 for Wastewater Lagoon Cell One Repair

Admin Kastens presented the updated KDHE loan agreement with the amendments requested by the Commission changing the amount and scope of work to repair only cell one at this time. A motion was made to approve Ordinance No. G-2860. A roll call vote was taken:

Motion made by Commissioner Hodson Jr., Seconded by Commissioner Smith.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

14. Anthony Lake Bank Stabilization Methods and Materials List Approval

Water/Wastewater Department Head Terry Stark presented the Anthony Lake Bank Stabilization Methods and Materials List. A motion was made to approve the Anthony Lake Bank Stabilization List.

Motion made by Commissioner Lanie, Seconded by Commissioner Eaton.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

15. Vehicle Nuisance 602 E. Washington Bonham 2021

The Commission reviewed the nuisance. A motion was made to approve the Findings of Fact and issue the order.

Motion made by Mayor Cleveland, Seconded by Commissioner Lanie.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

16. Vehicle Nuisance 315 N. Jennings Mangen 2021

The Commission reviewed the nuisance. A motion was made to approve the Findings of Fact and issue the order.

Motion made by Mayor Cleveland, Seconded by Commissioner Smith.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

17. Health Nuisance 436 S. Kansas Ward 2021

The Commission reviewed the nuisance. A motion was made to approve the Findings of Fact and issue the order.

Motion made by Mayor Cleveland, Seconded by Commissioner Lanie.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

18. Vehicle Nuisance 501 S. Kansas Bush 2021

The Commission reviewed the nuisance. A motion was made to approve the Findings of Fact and issue the order.

Motion made by Commissioner Eaton, Seconded by Commissioner Smith.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

19. Health Nuisance 501 S. Kansas Bush 2021

The Commission reviewed the nuisance. A motion was made to approve the Findings of Fact and issue the order.

Motion made by Commissioner Eaton, Seconded by Mayor Cleveland.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

20. Resolution No. 1082 Dangerous Structure 206 E Main

RESOLUTION NO. 1082

A RESOLUTION AUTHORIZING THE GOVERNING BODY OF THE CITY TO FIX A TIME AND PLACE AT WHICH THE OWNER, THE OWNERS AGENT, ANY LIENHOLDER OF RECORDS AND ANY OCCUPANT OF THE STRUCTURE MAY APPEAR AND SHOW CAUSE WHY THE STRUCTURE SHOULD NOT BE CONDEMNED AND ORDERED REPAIRED OR DEMOLISHED AS AUTHORIZED BY ARTICLE 5 OF CHAPTER VII OF THE CITY OF ANTHONY CITY CODE.

WHEREAS, it is in the interest of the City Commission that the health, safety, and general welfare of the citizens of the City of Anthony be maintained; **WHEREAS**, the public officer of the City of Anthony has presented a report to the City Commission that a dangerous structure has developed in Lot Four (4) in Block Fifty-one (51) in the City of Anthony, Harper County, Kansas, as shown by the recorded plat thereof. Commonly known as, 206 E. Main, Anthony, Kansas 67003.

WHEREAS, copies of this resolution and a copy of the City Code regarding dangerous structures will be sent to the property owner of record, Mason S. Allman, 4930 E. Pine St., Wichita, KS 67208.

BE IT RESOLVED BY THE CITY COMMISSION that the Public Officers and other Agents of the City of Anthony are authorized to set a Public Hearing for September 07, 2021 at 6:05 p.m. in the City Commission room at the City Building, 124 S. Bluff, Anthony, KS 67003, for the owner, the owner's agent, any lienholder of records and any occupant of the structure may appear and show cause why structure should not be condemned and ordered repaired or demolished.

ADOPTED at Anthony, Kansas this 6th day of July, 2021.

A motion was made to approve Resolution No. 1082 as presented.

Motion made by Mayor Cleveland, Seconded by Commissioner Lanie.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

21. Police Department in Car Camera Purchase

A motion was made to un-table the police department in car camera.

Motion made by Commissioner Smith, Seconded by Mayor Cleveland.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

At the March commission meeting, the Commission guided Chief Hodson to evaluate the possibility of purchasing the same camera equipment from the County since they were getting rid of that model. Chief reported that the County would sell the equipment to the City for

\$2500. In addition, an additional \$500 could be taken off the price if the City exchanged an officer vest the county would need. The Commission guided the Chief to move forward with the purchase from the County for \$2,000.

22. **Interest Rate Bids for Police Durango**

The bids for interest rates for the police department Durango were as follows: Bank of Commerce 3 year 2.25%, 4 year 2.50%, 5 year 3.00%, BancCentral 3 year 2.99%, 4 year 3.10%, 5 year 3.25%, Kanza Bank 3 year 1.48%, 4 year 1.69%, 5 year 1.90%. In review of the amount of payment in the budget and the payments on the amortization schedule at the lowest interest, a motion was made to accept the bid from Kanza Bank for a four-year term at 1.69% and authorize the City Administrator to execute the lease agreement.

Motion made by Commissioner Smith, Seconded by Commissioner Eaton.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

23. **Welcome to Anthony Landing Page**

Admin Kastens reviewed the Welcome to Anthony Landing page at anthonykansas.org/welcomehome with the Commission.

24. **Harper County Strong (Community Wellness Committee)**

Admin Kastens updated the Commission on the efforts of the Community Wellness Committee (Harper County Strong).

25. **Harper CORE Group Community Leader Meeting July 19th**

Admin Kastens presented the invitation to the Harper CORE Group Community Leader meeting July 19th. Commissioner Smith and Mayor Cleveland will attend on behalf of the city.

26. **County-Wide Economic Development Video**

Admin Kastens presented the tentative production list for the county-wide economic development video.

27. **Mobile Food Vendor Electrical Service**

Admin Kastens presented a request from a mobile food vendor who is requesting to have electric service turned on to supply his food truck. The customer wishes to pay all costs and turn on the service as a regular commercial customer. The Commission wants food trucks to be supported in the community and agreed to allow the mobile food truck to receive service as a commercial customer. Caution was given to make sure the customer secures their own electrical connection when the mobile food truck is not parked at the location.

28. 2022 Budget

Admin Kastens updated the Commission on the guidance from the State of Kansas under the new Revenue Neutral Rate law, strongly recommending all taxing entities go through the process to exceed the RNR since the law (being tied to the levy) may cause some unknowns in November when the final valuations are assessed. A budget work session was set for Monday July 12th at 6:00 p.m.

29. Helpful Reminders for Successful Public Service

Admin Kastens performed a review of Commission ethics and positive public service tools when serving in public office.

STAFF REPORTS

30. Administrator Report

Admin Kastens presented a written report on the Chamber Obstacle Race, Airport Runway, and other department activities.

31. Chief of Police report

We served some notices

I inspected some properties

We investigated a burglary and theft in the 300 Block of W. Main

We investigated 2 burglaries at the swimming pool

We arrested David Studebaker for burglary and theft of the swimming pool

We served a couple of search warrants

Everything went very well at the lake during the 4th of July weekend

Craig Hadsall has resigned from the police department to become the new school resource officer

EXECUTIVE SESSION

32. **Executive Session to Discuss Staffing Pursuant to "Personnel Matters of Non-Elected Personnel, K.S.A. 75-4319 (b) (1)."**

Mayor Cleveland made a motion to go into Executive Session for twenty minutes until 8:40 p.m. Mayor Cleveland seconded. Motion carried 5-0.

At 8:20 p.m. the Commission chambers were cleared. Remaining present was the City Commission, City Administrator, and Police Chief.

At 8:40 p.m. Mayor Cleveland made a motion to extend the executive session 5 minutes until 8:45 p.m. Commissioner Lanie seconded. Motion carried 5-0.

At 8:45 p.m. Mayor Cleveland called the regular meeting back to order. No binding action was taken.

ADJOURNMENT

A motion was made to adjourn the regular commission meeting.

Motion made by Commissioner Lanie, Seconded by Mayor Cleveland.

Voting Yea: Mayor Cleveland, Commissioner Eaton, Commissioner Lanie, Commissioner Hodson Jr., Commissioner Smith

Attest:



Cyndra Kastens, City Clerk/Administrator



Gregory Cleveland, Mayor