



AGENDA
CITY COUNCIL MEETING
7651 E. Central Park Ave, Bel Aire, KS
August 19, 2025 7:00 PM



I. CALL TO ORDER: Mayor Jim Benage

II. ROLL CALL

Greg Davied ____ Tyler Dehn ____ Emily Hamburg ____
Tom Schmitz ____ John Welch ____

III. OPENING PRAYER: Father Andrew Labenz

IV. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

V. DETERMINE AGENDA ADDITIONS

VI. CONSENT AGENDA

A. Approval of Minutes of the August 5, 2025 City Council meeting.

Action: Motion to (approve / table / deny) the Consent Agenda as (listed / amended) and authorize the Mayor to sign.

Motion ____ Second ____ Vote ____

VII. DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE

A. Consideration of Appropriations Ordinance No. 25-15 in the amount of \$701,665.49.

Action: Motion to (approve / deny / table) Appropriations Ordinance No. 25-15.

Motion ____ Second ____ Vote ____

VIII. CITY REQUESTED APPEARANCES

A. Jesse Miller - Sedgwick County Fire District 1 Steering Committee

B. Tara Laughlin, Allen, Gibbs & Houlik, L.C - Annual Audit Presentation

IX. PUBLIC HEARING

- A. **Public Hearing Regarding Special Assessments:** The purpose of public hearing is to hear any and all written or oral objections to the respective assessments considered in the Ordinance Levying Special Assessments on the agenda.

Action: Motion to close the Public Hearing.

Motion _____ Second _____ Vote _____

- X. **CITIZEN CONCERNS:** *If you wish to speak, please fill out a "Request to Speak" card at the podium and give it to the City Clerk before the meeting begins. When you are called on by the Mayor, please go to the podium, speak into the microphone, and state your name and address before giving your comments. Please limit your comments to 3 minutes in the interest of time. If more time is needed, you may request an extension from the Mayor.*

XI. REPORTS

- A. **Council Member Reports**
- B. **Mayor's Report**
- C. **City Attorney Report**
- D. **City Manager Report**

XII. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

- A. **Consideration of An Ordinance Levying Special Assessments On Certain Property To Pay The Costs Of Internal Improvements In The City Of Bel Aire, Kansas, As Previously Authorized By Resolution Nos. R-21-50, R-21-52, R-21-53, R-22-27, R-22-28, R-22-29, R-22-30, R-22-31, R-22-09, R-22-51, R-22-11, R-22-33, R-22-34, R-22-13, R-22-14, R-22-15 And R-22-16 Of The City; And Providing For The Collection Of Such Special Assessments.**

Action: Motion to (accept / deny / table) An Ordinance Levying Special Assessments On Certain Property To Pay The Costs Of Internal Improvements In The City Of Bel Aire, Kansas, As Previously Authorized By Resolution Nos. R-21-50, R-21-52, R-21-53, R-22-27, R-22-28, R-22-29, R-22-30, R-22-31, R-22-09, R-22-51, R-22-11, R-22-33, R-22-34, R-22-13, R-22-14, R-22-15 And R-22-16 Of The City; And Providing For The Collection Of Such Special Assessments and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

- B. **Consideration of A Resolution Of The Governing Body Of The City Of Bel Aire, Kansas, Setting The Date, Time, And Place For A Public Hearing Regarding The City's Intent To Levy A Property Tax Exceeding The Revenue Neutral Rate.**

Action: Motion to (accept / deny / table) A Resolution Of The Governing Body Of The City Of Bel Aire, Kansas, Setting The Date, Time, And Place For A Public Hearing Regarding The City's Intent To Levy A Property Tax Exceeding The Revenue Neutral Rate, and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

C. Consideration of a Contract with SEH for Engineering Services related to construction on Sunflower Commerce Park Phase 2.

Action: Motion to (accept / deny / table) the contract SEH for Engineering Services related to construction on Sunflower Commerce Park Phase 2 in the amount not to exceed \$_____ and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

D. Consideration of Amendment No. 1 To Agreement For Professional Engineering Services between the City of Bel Aire, Kansas and Garver, LLC for professional engineering services for RCB replacement project at 45th and Oliver.

Action: Motion to (accept / deny / table) Amendment No. 1 To Agreement For Professional Engineering Services between the City of Bel Aire, Kansas and Garver, LLC for professional engineering services for RCB replacement project at 45th and Oliver and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

E. Consideration of Change Order No. 1 to the Contract with Dondlinger & Sons Construction for the 45th and Oliver Bridge Project.

Action: Motion to (accept / deny / table) Change Order No. 1 to the Contract with Dondlinger & Sons Construction for the 45th and Oliver Bridge Project, in the amount not to exceed \$14,828.00 and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

F. Consideration of Change Order No. 2 to the Contract for Paving Improvements to serve Chapel Landing 5th Phase 1, in the amount not to exceed \$12,500.00.

Action: Motion to (approve / deny / table) Change Order No. 2 to the Contract for Paving Improvements to serve Chapel Landing 5th Phase 1, in the amount not to exceed \$12,500.00 and authorize the Mayor to sign.

Motion _____ Second _____ Vote _____

G. Consideration of electing three (3) Voting Delegates to the League of Kansas Municipalities Annual Business Meeting and Convention of Voting Delegates on Saturday, October 11, 2025.

Action: Motion to (elect / deny / table) _____, _____ and _____ as Bel Aire Voting Delegates to the League of Kansas Municipalities Annual Business Meeting and Convention of Voting Delegates on Saturday, October 11, 2025.

Motion _____ Second _____ Vote _____

H. Consideration of electing three (3) alternate voting delegates to the League of Kansas Municipalities Annual Business Meeting and Convention of Voting Delegates on Saturday, October 11, 2025.

Action: Motion to (elect / deny / table) _____, _____ and _____ as Bel Aire Alternate Voting Delegates to the League of Kansas Municipalities Annual Business Meeting and Convention of Voting Delegates on Saturday, October 11, 2025.

Motion _____ Second _____ Vote _____

XIII. EXECUTIVE SESSION

A. Executive Session

Action: Motion to recess into executive session to discuss with legal counsel and receive legal advice related to pending litigation. The discussion will be pursuant to K.S.A. 75-4319 (b)(2) for legal consultation with Neil Gosch, which would be deemed privileged in the attorney-client relationship. Invite the City Manager, City Engineer, City Attorney, and Katherine Chlumsky. The meeting will be for a period of (_____) minutes, and the open meeting will resume in City Council Chambers at (_____) p.m.

Motion _____ Second _____ Vote _____

XIV. DISCUSSION AND FUTURE ISSUES

XV. ADJOURNMENT

Action: Motion to adjourn.

Motion _____ Second _____ Vote _____

Additional Attachments:

- A.** Public Works Report - July 2025
- B.** Recreation Dept Report - July 2025
- C.** City Manager's Report - August 19, 2025

Notice

It is possible that sometime between 6:30 and 7:00 PM immediately prior to this meeting, during breaks, and directly after the meeting, a majority of the Governing Body may be present in the Council Chambers or the lobby of City Hall. No one is excluded from these areas during these times. Video of this meeting can be streamed at www.belaireks.gov and on YouTube. Please make sure all cell phones and other electronics are turned off and put away.