



**MINUTES**  
**CITY COUNCIL MEETING**  
7651 E. Central Park Ave, Bel Aire, KS  
April 19, 2022 7:00 PM



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**I. CALL TO ORDER:** Mayor Jim Benage called the meeting to order at 7:00 p.m.

**II. ROLL CALL**

Present were Greg Davied, Justin Smith, and John Welch. Diane Wynn was absent.

Also present were City Manager Ty Lasher, City Attorney Jacqueline Kelly, Finance Director Ted Henry, City Engineer Anne Stephens, City Clerk Melissa Krehbiel and Bond Counsel Kevin Cowan of Gilmore and Bell, PC.

**III. OPENING PRAYER:** Dr. Robert Lindsted provided the opening prayer.

**IV. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG**

Mayor Jim Benage led the pledge of allegiance.

**V. PROCLAMATION**

**A. Arbor Day - April 30, 2022**

**B. LifeSmarts Team, Sunrise Christian Academy**

Gary Northwall, President of the Bel Aire Tree Board, accepted a copy of the proclamation from the Mayor. Mr. Northwall spoke briefly about the Arbor Day celebration planned for April 30<sup>th</sup> in Central Park.

Peggy O' Donnell, SCA LifeSmarts coach, accepted a copy of the proclamation and spoke briefly about the LifeSmarts program and her team's accomplishments. The team will represent Kansas when they compete at the national competition in Washington DC.

**VI. DETERMINE AGENDA ADDITIONS:** There were none.

**VII. CONSENT AGENDA**

**A. Minutes of the April 5, 2022 City Council meeting.**

**B. Acceptance of Petitions for Paving Sanitary Sewer, and Water Distribution System Improvements (Bristol Hollow Phase 2)**

**C. Approval of Resolutions Authorizing Paving, Sanitary Sewer, and Water Distribution System Improvements (Bristol Hollow Phase 2)**

**MOTION:** Councilmember Welch moved to approve the Consent Agenda as listed and authorize the Mayor to sign. Councilmember Smith seconded the motion. ***Motion carried 3-0.***

**VIII. DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE**

**A. Consideration of Appropriations Ordinance 22-07 in the amount of \$284,847.79.**

**MOTION:** Councilmember Smith moved to approve Appropriations Ordinance 22-07. Councilmember Davied seconded the motion. ***Motion carried 3-0.***

**IX. CITY REQUESTED APPEARANCES**

**A. Woodlawn Construction Update - Dakota Zimmerman and Eric Strecker, Garver**

Dakota Zimmerman gave a brief update on Woodlawn construction progress and stood for questions from the Council.

**X. CITIZEN CONCERNS:** No one spoke.

**XI. REPORTS**

**A. Council Member Reports**

Councilmember Smith reported that he attended Spring Fest and thanked the volunteers and staff who worked on the event.

Councilmember Welch reminded citizens that electronic recycling will be held by the County (for those outside the City limits) during the next 2 weekends and Bel Aire will host electronic recycling at City Hall on April 30<sup>th</sup>.

**B. Mayor's Report**

- Mayor Benage reported he received 8 applications for the vacant City Council position left by the resignation of Dr. Joel Schroeder. One application has been withdrawn. He will ask Councilmembers to review the applications and give their input on the selection.
- Applications will now be taken for Diane Wynn's seat on the City Council. Applications must be received by May 19<sup>th</sup>. After an appointment is made for Dr. Joel Schroeder's seat, Mayor Benage will ask the remaining applicants if they wish to be considered for Diane Wynn's seat.
- He reported on the KDOT local consult meeting that was recently held at the Kansas Aviation Museum.
- He attended Spring Fest and thanked the Lions Club and Bel Aire staff for their work.
- Mayor Benage reported there are 2 open positions on the Bel Aire Tree Board. Applications are available on the City's website.

**C. City Attorney Report**

City Attorney Kelly reported briefly on code requirements regarding irrigation backflow preventers and keeping chickens within the City.

**D. City Manager Report**

City Manager Lasher reported on upcoming events:

- Electronics recycling and paper shredding will be offered at City Hall on April 30<sup>th</sup>
- The Citywide Garage Sale will be held May 12-14.
- Spring Curbside Cleanup is on May 21.

**XII. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS**

**A. Consideration Of An Ordinance Approving The Annexation And Incorporation Of Portion Of North Woodlawn Blvd Into The Boundaries Of The City Of Bel Aire, Kansas.**

**MOTION:** Councilmember Smith moved to approve An Ordinance Annexing And Incorporating A Portion Of North Woodlawn Blvd Into The Boundaries Of The City Of Bel Aire, Kansas, and authorize the Mayor to sign. Councilmember Welch seconded the motion.

**Rollcall Vote:**

Greg Davied - Aye

Justin Smith- Aye

Diane Wynn [Absent]

John Welch – Aye

***Motion carried 3-0.***

**B. Consideration of an Ordinance changing the zoning classification from AG Agricultural to C-1 and C-2 Commercial with a PUD Overlay on certain property located within the corporate city limits of the City of Bel Aire, Kansas (Skyview at Block 49 3rd).**

**MOTION:** Councilmember Davied moved to accept an Ordinance changing the zoning classification from AG Agricultural to C-1 and C-2 Commercial with a PUD Overlay on certain property located within the corporate city limits of the City of Bel Aire, Kansas (Skyview at Block 49 3rd) and authorize the Mayor to sign. Councilmember Smith seconded the motion.

**Rollcall Vote:**

Jim Benage – Aye

Greg Davied - Aye

Justin Smith- Aye

Diane Wynn [Absent] John Welch – Aye

***Motion carried 4-0.***

**C. Consideration of an Agreement for Professional Services with Garver for Bristol Hollow, Phase 2 in the amount of \$208,200.**

**MOTION:** Councilmember Smith moved to approve an Agreement for Professional Services with Garver for Bristol Hollow, Phase 2 in the amount of \$208,200 and authorize the Mayor to sign. Councilmember Welch seconded the motion. ***Motion carried 3-0.***

**D. Consideration of accepting the dedication of streets and other public ways, service and utility easements and land dedicated for public use as shown on the Final Plat of Rock Spring 5th. (SD-21-03 Cedar Pass).**

**MOTION:** Councilmember Smith moved to accept the dedications within the Final Plat for Rock Spring 5th and authorize all required signatures. Councilmember Davied seconded the motion.

**Rollcall Vote:**

Jim Benage – Opposed

Greg Davied- Aye

Justin Smith- Aye

Diane Wynn- [Absent]

John Welch- Aye

***Motion carried 3-1*** with Mayor Benage voting against the motion.

**EXECUTIVE SESSION:** Mayor Benage requested that Agenda Item XIII, Executive Session, be addressed at this time.

**MOTION:** Councilmember Smith moved to go into executive session for the sole purpose of discussing the subject of Attorney-Client Consultation regarding contractual obligations, pursuant to the KSA 75-4319 exception for: attorney-client privilege. Invite the City Manager, City Attorney and Jennifer Hill. The meeting will be for a period of 25 minutes, and the open meeting will resume in City Council Chambers at 8:20 p.m. Councilmember Davied seconded the motion. ***Motion carried 3-0.***

The Council then adjourned for executive session. At 8:20 p.m. Mayor Benage called the meeting back to order in open session. He stated no binding action was taken.

**E. Consideration of An Agreement with Skyview at Block 49, LLC Concerning The Development Of Skyview At Block 49 2nd Addition, Bel Aire, Sedgwick County, Kansas.**

**MOTION:** Councilmember Smith moved to approve An Agreement Concerning The Development Of Skyview At Block 49 2nd Addition, Bel Aire, Sedgwick County, Kansas, and authorize the Mayor to sign. Councilmember Davied seconded the motion. ***Motion carried 3-0.***

**F. Consideration of accepting a bid for the replacement of a rotary mower. Three quotes were received:**

Schmidt & Sons \$17,400

PrairieLand Partners LLC \$20,000

Ravenscraft Implement Inc. \$21,300

**MOTION:** Councilmember Welch moved to accept the bid from Schmidt & Sons in the amount of \$17,400 for a replacement rotary mower and authorize the Mayor to sign. Councilmember Davied seconded the motion. *Motion carried 3-0.*

**G. Consideration of accepting a bid for a mastic street sealing machine. Two bids were received:**

Crafco	\$66,992.80
McConnell and Associates	\$75,740.00

**MOTION:** Councilmember Smith moved to accept the bid from Crafco in the amount of \$66,992.80 for a mastic street sealing machine and authorize the Mayor to sign. Councilmember Welch seconded the motion. *Motion carried 3-0.*

**H. Consideration of accepting a bid to install streetlights in Central Park.**

**MOTION:** Councilmember Welch moved to deny the quote from Atlas Electric. Councilmember Smith seconded the motion. *Motion carried 3-0.*

**XIII. EXECUTIVE SESSION:** This item was addressed earlier in the meeting.

**XIV. DISCUSSION AND FUTURE ISSUES:** No future issues were discussed.

**XV. ADJOURNMENT**

**MOTION:** Councilmember Smith moved to adjourn. Councilmember Davied seconded the motion. *Motion carried 3-0.*

The meeting adjourned at 8:42 p.m.

Approved by the City Council this 30<sup>th</sup> day of May, 2022.

  
Jim Benage, Mayor

ATTEST:

  
Melissa Krehbiel, City Clerk

