



MINUTES
CITY COUNCIL MEETING
7651 E. Central Park Ave, Bel Aire, KS
September 19, 2023 7:00 PM



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

II. ROLL CALL

Present were Councilmembers Greg Davied, Tyler Dehn, Emily Hamburg, and Justin Smith. Councilmember John Welch arrived after the rollcall at 7:01 p.m.

Also present were City Manager Ty Lasher, City Attorney Maria Schrock, Assistant City Manager Ted Henry, City Engineer Anne Stephens, and City Clerk Melissa Krehbiel.

III. OPENING PRAYER: A moment of silent prayer was held.

IV. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

Mayor Benage led the pledge of allegiance.

V. DETERMINE AGENDA ADDITIONS: There were no additions.

VI. CONSENT AGENDA

A. Approval of Minutes of the September 5, 2023 regular City Council meeting.

B. Approval of Minutes of the September 12, 2023 City Council Special Meeting.

C. Confirm the Mayor's appointment of Deryk Faber to the Bel Aire Area Planning Commission. The term will expire on October 1, 2026.

MOTION: Councilmember Smith moved to approve the Consent Agenda as listed and authorize the Mayor to sign. Councilmember Davied seconded the motion. ***Motion carried 5-0.***

VII. DISCUSSION AND APPROVAL OF APPROPRIATIONS ORDINANCE

A. Consideration of Appropriations Ordinance 23-17 in the amount of \$392,264.18.

MOTION: Councilmember Dehn moved to approve Appropriations Ordinance 23-17. Councilmember Smith seconded the motion. ***Motion carried 5-0.***

VIII. CITY REQUESTED APPEARANCES

A. 2022 Audit Presentation- Tara Laughlin from Allen, Gibbs & Houlik

Tara Laughlin from Allen, Gibbs & Houlik provided a brief presentation regarding the firm's annual independent financial audit of the City.

B. 45th Street - Oliver to Woodlawn, Design Update - Ken Lee, PE, Garver

Ken Lee, PE, Garver, gave a brief presentation regarding projects that are in early stages of planning including the street designs on portions of 45th Street and 53rd Street, and paving improvements in Aurora Park and on Cozy Drive.

IX. PUBLIC HEARING

A. 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.

Kelly Welch, 7364 E Pheasant Ridge, spoke to the Council. He asked why the new specials are being assessed and what are his current specials and taxes paying for.

MOTION: Councilmember Hamburg moved to close the Public Hearing.
Councilmember Davied seconded the motion. *Motion carried 5-0.*

X. CITIZEN CONCERNS

Carol Russell, 6218 E 45th Street North, spoke to the Council. She asked about a project on the agenda and why the engineering firm is requesting adjustments.

XI. REPORTS

A. Council Member Reports

Councilmember Hamburg reported that she attended the latest Planning Commission meeting. She noted that Saturday soccer games have begun and she thanked Recreation staff and the volunteer coaches. Councilmember Hamburg briefly commented on the gravel condition of 53rd street; this is meant to be a temporary measure to allow residents who rely on the road to continue to use it until it can be paved.

Councilmember Dehn briefly reported on the most recent Bel Aire Chamber meeting and the ribbon cutting at Bel Aire Storage. He reminded residents that today (September 19th) is National Voter Registration Day and Fall Festival will be held on October 21st.

B. Mayor's Report

Mayor Benage briefly reported on the latest meetings of the Bel Aire Utility Advisory Committee, the Sedgwick County Association of Cities (SCAC), the Bel Aire Chamber of

Commerce and the Wichita Area Metropolitan Planning Organization's (WAMPO) transportation policy board.

Mayor Benage reported that in anticipation of Integra plant construction and related infrastructure projects, the City will solicit RFQ's for an Owner's Representative to ensure projects are tracked, managed, and inspected. A selection committee will be formed consisting of the Mayor, City Manager and one Councilmember.

Regarding upcoming events, Mayor Benage noted that on September 30th the Church of the Resurrection parish will hold its annual potluck.

C. City Attorney Report

City Attorney Maria Schrock gave a brief update on the SAFER Coalition. The coalition has petitioned the Kansas Corporation Commission to lower the fees that energy companies charge municipalities for the electricity used to power streetlights. The City is a member of the coalition. Comments will be accepted by the Kansas Corporation Commission until September 29th.

D. City Manager Report

City Manager Lasher briefly reported on the City's continued growth reflected in Utility Billing statistics. There have been 771 Total work orders to-date in 2023; there were 458 in 2022. Move-ins and move-outs have increased by 49 percent over the same period last year. Regarding road work, Vance Brothers will begin Scrub Seal work on Oliver next Monday and is expected to last about a week. The second phase of this maintenance project will be done in October. Flaggers and pilot cars will be used to manage traffic.

XII. ORDINANCES, RESOLUTIONS AND FINAL ACTIONS

A. Consideration of An Ordinance Levying Special Assessments, Including Benefit Fees, On Certain Property To Pay The Costs Of Internal Improvements In The City Of Bel Aire, Kansas, As Heretofore Authorized By Resolution Nos. R-20-01, R-20-02, R-20-03, R-20-04, R-20-05, R-20-06, R-20-07, R-20-12, R-20-13, And R-20-14; And Providing For The Collection Of Such Special Assessments And Benefit Fees.

MOTION: Councilmember Smith moved to approve An Ordinance Levying Special Assessments, Including Benefit Fees, On Certain Property To Pay The Costs Of Internal Improvements In The City Of Bel Aire, Kansas, As Heretofore Authorized By Resolution Nos. R-20-01, R-20-02, R-20-03, R-20-04, R-20-05, R-20-06, R-20-07, R-20-12, R-20-13, And R-20-14; And Providing For The Collection Of Such Special Assessments And Benefit Fees and authorize the Mayor to sign. Councilmember Davied seconded the motion.

Roll Call Vote:

Greg Davied –Aye

Tyler Dehn –Aye

Emily Hamburg –Aye

Justin Smith –Aye

John Welch –Aye

Motion carried 5-0.

- B. Consideration of the proposal from The Traffic Group for 24-hour video vehicle classification turning movement counts at various intersections for the 45th – Oliver to Woodlawn Street Reconstruction project in the amount of \$14,800.00.**

MOTION: Councilmember Dehn moved to table the quote from The Traffic Group in the amount of \$14,800.00 for 24-hour Video Vehicle Classification Turning Movement Counts at various intersections for the 45th – Oliver to Woodlawn Street Reconstruction project for clarification of the length of the study. Councilmember Smith seconded the motion. *Motion carried 5-0.*

- C. Consideration of an Agreement for Professional Services with Garver for the Design, Construction Staking, Construction Administration and Construction Observation services for Arthur Heights in the amount of \$110,900.00.**

MOTION: Councilmember Davied moved to approve an Agreement for Professional Services with Garver for Design, Construction Staking, Construction Administration and Construction Observation services for Arthur Heights in the amount of \$110,900.00 and authorize the Mayor to sign. Councilmember Dehn seconded the motion. *Motion carried 5-0.*

- D. Consideration of a Supplemental Agreement for Professional Services with Garver for extending their Construction Engineering services for the Woodlawn Project.**

Patrick Herman, Garver, and City Engineer Anne Stephens stood for questions from the Council.

MOTION: Councilmember Dehn moved to approve a Supplemental Agreement for Professional Services with Garver for extending their Construction Engineering services for the Woodlawn Project in the amount of \$125,464.95 and authorize the Mayor to sign.

The motion died for lack of a second. Discussion followed.

MOTION: Councilmember Davied moved to approve a Supplemental Agreement for Professional Services with Garver for extending their Construction Engineering services for the Woodlawn Project in the amount not-to-exceed \$125,464.95 and authorize the Mayor to sign. Councilmember Dehn seconded the motion. *Motion carried 5-0.*

- E. Consideration of a quote for Repair and Plastering of Central Park Pool. Three quotes were received:**

Mid-West Plastering LLC	\$47,200
Mid America Pool Renovation	\$67,070
Mid America Pool Renovation	\$81,650 (exposed aggregate finish)

MOTION: Councilmember Smith moved to accept the quote from Mid-West Plastering LLC in the amount of \$47,200 for Repair and Plastering of Central Park Pool

and authorize the Mayor to sign all related documents. Councilmember Davied seconded the motion. *Motion carried 5-0.*

F. Consideration of acquiring Right-of-Way from Envision Management LLC for the 53rd Street Reconstruction Project.

MOTION: Councilmember Smith moved to approve the receipt of right-of-way from Envision Management LLC for the 53rd Street Reconstruction Project and authorize the Mayor to sign. Councilmember Dehn seconded the motion. *Motion carried 5-0.*

XIII. EXECUTIVE SESSION

MOTION: Councilmember Hamburg moved to go into executive session for the sole purpose of discussion the subject of: attorney-client privilege, pursuant to the KSA 75-4319 exception for: attorney-client privilege. Invite the City Manager and the City Attorney. The meeting will be for a period of 15 minutes, and the open meeting will resume in City Council Chambers at 9:05 p.m. Councilmember Davied seconded the motion. *Motion carried 5-0.*

The Council then held an executive session. At 9:05 p.m. the Mayor called the meeting back to order in open session and stated that no binding action had been taken.

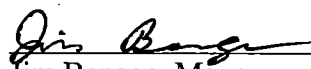
XIV. DISCUSSION AND FUTURE ISSUES: No future issues were discussed.

XV. ADJOURNMENT

MOTION: Councilmember Davied moved to adjourn. Councilmember Hamburg seconded the motion. *Motion carried 5-0.*

The meeting was adjourned at 9:06 p.m.

Approved by the City Council this 3rd day of October, 2023.


Jim Benage, Mayor

ATTEST:


Melissa Krehbiel, City Clerk

