

**CITY OF FORT SCOTT
CITY COMMISSION MEETING**

Minutes of October 3, 2017

Regular Meeting #18

The regular meeting of the Fort Scott City Commission was held October 3rd, 2017 at 6:00 p.m. in the City Commission Room, 123 S. Main, Fort Scott, Kansas.

ROLL CALL:

Commissioners Adams, Bartelsmeyer, and Parker were present with Mayor Mitchell presiding. Commissioner Nichols was absent.

INVOCATION: Pastor Paul Rooks, Grace Baptist Tabernacle, said a prayer asking God for guidance for the city and all government officials.

AUDIENCE IN ATTENDANCE: Travis Shelton, Clayton Miller, Paul Ballou, Janet Braun, Dustin McClure, Arnold Schofield, Jim Shoemaker, Trey Holston, T. S. Holston, Rachel Pruitt, DeeAnn Miller, Larry Gazaway, Jerald Mitchell, Zoe Self, Mrs. Self, Penny Pollock-Barnes, Deb Needleman, Eva Anderson, Cheryl Adamson, Paul Rooks, Carol MacArthur, Rhonda Dunn, Kenny Howard, and Jason Silvers, representing the Fort Scott Tribune.

PROCLAMATIONS/RECOGNITIONS: Recognition of Judy Renard, Zoe Self, and Trey Holston:

Mayor Mitchell recognized Judy Renard as being a great leader in our community. She has been a very familiar face in Fort Scott for many years. She and her husband started Country Cupboard in 1980 and it is still open today on North Main Street. She has served on numerous committees and was awarded the Keystone Award from the Chamber of Commerce in 2008. She is one of the co-founders and named the Good Ol' Days celebration which recently celebrated its 35th year. The City thanked Judy for her love for Fort Scott and all she has done to promote our great City. DeeAnn Miller accepted this certificate of recognition on behalf of her mother who thanked the City for it.

Mayor Mitchell recognized Zoe Self who was recently awarded the Lowell Milken center for Unsung Heroes Discovery Award, which is an international competition that awards creative projects highlights role models who position impact on history remains largely unnoticed. Zoe created a performance which depicted the story of Lilla Day Monroe who was a Topeka-based suffragette who advocated for women's rights. She was also the first female lawyer in the State of Kansas. Zoe was awarded a \$7,500 award from the Lowell Milken Center. The City is proud of her great accomplishment and wishes her the best in her future endeavors.

Mayor Mitchell recognized Trey Holston who was recently named the 2017 National High School Rodeo Association bull riding champion. Trey started riding sheep at the age of three. He progressed to calves, steers and eventually bulls. He also competes in timed event team roping and tie-down roping events

but says that bull riding is his favorite sport. He is a senior at Fort Scott High School and plans to compete in some pro rodeos this fall and hit the season hard next year. The City is proud of this young man's many accomplishments at such a young age and wishes him the very best in the years to come.

APPROVAL OF MINUTES AND APPROPRIATIONS/CONSENT AGENDA:

- A. Approval of minutes of the regular meeting of September 19th, 2017 and special meeting of September 21st, 2017.
- B. Approval of Appropriation Ordinance 1200-A totaling \$178,477.75.
- C. Approval of Cereal Malt Beverage License – Fort Scott Price Chopper #11, 2322 S. Main Street

Bartelsmeyer moved to approve the Consent Agenda. Parker seconded. All voted aye.

APPROVED CONSENT AGENDA.

APPEARANCE/COMMENTS/PUBLIC HEARING:

- A. APPEARANCE:** Penny Pollock Barnes – Tri-Yak-A-Thon – Gunn Park – Ms. Pollock-Barnes appeared before the Commission to request the use of Gunn Park for the Tri-Yak-A-Thon to be held on Saturday, October 14th, 2017. Registration will begin at 8:00 a.m. and the event will start at 10:00 a.m. The event will include running, kayaking and biking the river and the trails. It is a great way to show off our wonderful park to all the participants.

City Manager asked the Commission to approve this request and he and City Staff will work with her on the sections of the park that will need to be closed off.

Adams moved to approve the use of Gunn Park for the Tri-Yak-A-Thon to be held at Gunn Park on Saturday, October 14th, 2017 and for City Staff to work with her on closing sections of the park. Bartelsmeyer seconded. All voted aye.

APPROVED THE USE OF GUNN PARK FOR THE TRI-YAK-A-THON TO BE HELD AT GUNN PARK ON SATURDAY, OCTOBER 14TH, 2017 AND FOR CITY STAFF TO WORK WITH HER ON CLOSING SECTIONS OF THE PARK.

- B. CITIZEN COMMENTS** (Concerning Items Not on Agenda – 3 minute limit per citizen) - None

C. PUBLIC HEARINGS:

Parker moved to open the Public Hearing at 6:16 p.m. Adams seconded. All voted aye.

OPENED PUBLIC HEARING AT 6:16 P.M.

6:15 p.m. Resolution 32-2017 Directing the Repair or Removal of an Unsafe and Dangerous Structure and Accessory Structure located at 208 S. Margrave Street – Rhonda Dunn, Codes Director, informed the Commission that this structure is owned by a property owner in New York, but her daughter, Eva Anderson is here tonight to represent her. Rhonda said that they have replaced windows and have started painting the house. She asked for the process to continue to ensure that this property is brought up to code. She said that an uncle is helping with the repairs and stated they would be done by the end of October. She recommended giving the property owner 30 days to either repair or remove this structure.

Eva Anderson said that repairs will continue to be made.

Mitchell moved to give the property owner 30 days to either repair or remove this structure. Parker seconded. All voted aye.

APPROVED RESOLUTION NO. 32-2017 DIRECTING THE REPAIR OR REMOVAL OF AN UNSAFE AND DANGEROUS STRUCTURE AND ACCESSORY STRUCTURE LOCATED AT 208 S. MARGRAVE STREET. STRUCTURE MUST BE BROUGHT UP TO 2012 INTERNATIONAL BUILDING CODE BY NOVEMBER 10th, 2017 OR DEMOLITION PROCEEDINGS WILL BEGIN.

Bartlesmeyer moved to close the Public Hearing at 6:22 p.m. Adams seconded. All voted aye.

CLOSED PUBLIC HEARING AT 6:22 P.M.

CONSIDERATION:

1. Consideration of Airport Advisory Board Appointment – Kenny Howard, Airport Director, informed the Commission that due to the resignation of David Sachau from the Airport Advisory Board, a letter of interest was published for any interested party to apply to serve. There were three letters of interest received from Larry Davenport, Mary Pemberton, and Gary Cullor. The Airport Advisory Board met on September 28th, 2017 and recommended Mary Pemberton be appointed to fill the unexpired term of David Sachau.

Adams moved to approve the appointment of Mary Pemberton to fill the unexpired term of David Sachau. Parker seconded. All voted aye.

APPROVED THE APPOINTMENT OF MARY PEMBERTON TO FILL THE UNEXPIRED TERM OF DAVID SACHAU ON THE AIRPORT ADVISORY BOARD.

2. Consideration of Change of Name from Tourism Board to Fort Scott Convention and Visitors Bureau and approval of Ordinance 3517 – Larry Gazaway, Tourism Director, informed the Commission that he is asking permission to rebrand the office of tourism as the Fort Scott Convention and Visitors Bureau. This would provide a branding that would match our mission when attracting conventions, conferences and multi-day meetings, while still allowing us to brand and bring in day tours and small groups. He asked for approval of the ordinance to change the name.

He also informed them that the Tourism Center will be expanding and have free signage on Highway 69 and 54 after a successful site visit. They will have new racks for tourism for the whole state of Kansas now. He said that he had a recent bus tour with 55 individuals and has four more tours scheduled.

Bartlesmeyer moved to approve to change the name from the Tourism Advisory Board to the Fort Scott Convention and Visitors Bureau and approve Ordinance No. 3517. Adams seconded. All voted aye.

APPROVED ORDINANCE NO. 3517 CHANGING THE NAME OF THE TOURISM ADVISORY BOARD TO THE FORT SCOTT CONVENTION AND VISITORS BUREAU AND AMENDING SECTIONS 1 AND 4 TO REFLECT THE NAME CHANGE.

3. Consideration of approval to send out quotes for design build for golf cart shed at Woodland Hills Golf Course - Jon Garrison, Director of Finance, informed the Commission that he is seeking approval to advertise and accept “design build” construction plans from qualified construction companies to building a new golf cart shed at Woodland Hills Golf Course. The City’s expectation is for the winning company to design and build the new cart shed. City staff will provide general building dimensions and features and the company will provide a not-to-exceed total price including concrete, electrical, building materials, etc. Previously, Staff had requested permission to contract with P.E.C. to design a new golf cart shed, but their quote of \$20,000 and their estimated value of the cart shed was in excess of \$200,000. The current available budget totals \$73,902.78. The Golf Course Advisory Board met on September 27th, 2017 and recommended approval of the design build concept.

Mitchell moved to approve to send out quotes for design build for the construction of the golf cart shed at Woodland Hills Golf Course. Adams seconded. All voted aye.

APPROVED TO SEND OUT QUOTES FOR DESIGN BUILD FOR THE CONSTRUCTION OF THE GOLF CART SHED AT WOODLAND HILLS GOLF COURSE.

4. Consideration to purchase approximately 7 acres of land adjacent to Gunn Park – Frank Halsey recently advised the City of an opportunity

to purchase approximately seven acres of land that is adjacent to Gunn Park. This would be an excellent opportunity to expand the Gunn Park Trails section of the park. Gunn Park Trails has received a grant in the amount of \$10,000. The landowner is requesting \$20,000 for these two parcels of land. The City will allocate the additional \$10,000 to complete this transaction. He asked for approval for the purchase of seven additional acres of land in the amount of \$20,000 with \$10,000 from a grant for Gunn Park Trails and \$10,000 from the City. He also asked approval for the Mayor to sign the Warranty Deed prepared by the City Attorney's office. The property will be purchased from Jerry Jackman.

Bartlesmeyer moved to approve to purchase seven acres of land in the total amount of \$20,000 from Jerry Jackman. Mitchell seconded. All voted aye.

APPROVED TO PURCHASE SEVEN ACRES OF LAND IN THE TOTAL AMOUNT OF \$20,000 FROM JERRY JACKMAN WITH \$10,000 FROM A GRANT AND \$10,000 FROM THE CITY OF FORT SCOTT.

COMMISSION/STAFF:

A. Director Updates:

Rachel Pruitt – Economic Development update – Rachel informed the Commission of the upcoming Manufacturing Day on Friday, October 6th. A grant was awarded from Timken for High School students to tour various industrial businesses located in Fort Scott as well as the programs offered at the Fort Scott Community College. The City will provide lunch for all the students. This will be a great event.

Rachel also gave the Commission an update on the Union Block building located at 18, 20, & 22 South Main. Tony Krsnich of Flint Hills Holdings now has ownership to this building as of last Thursday. He applied for grants as he did before for the Western building. He was not awarded any grants at this time. He is still planning to renovate these buildings with second and third story market rate housing and on the lower level commercial retail space. He plans on housing 40 residents and employing 10 individuals. Last year the City committed to allocating \$400,000 towards this renovation if tax credits were not awarded. She asked if City funds can be used to help stabilize the building, repair the roof, and make structural repairs. She asked for the City Attorney and City Manager to work together to prepare a contract for the stabilization of the building. Mr. Krsnich's target completion date is sometime next summer of 2018 with an end date of 2019. This is a \$5.5 million project with the City contributing 7% towards it.

Parker moved to allow the City Attorney and City Manager to work together to prepare a stabilization contract for the Union Block Building

located at 18, 20 & 22 South Main. Bartelsmeyer seconded. All voted aye.

APPROVED TO ALLOW THE CITY ATTORNEY AND CITY MANAGER TO WORK TOGETHER TO PREPARE A STABILIZATION CONTRACT FOR THE UNION BLOCK BUILDING LOCATED AT 18, 20 & 22 SOUTH MAIN.

Paul Ballou – Chief Ballou informed the Commission that the transition of Mercy EMS to the fire station is in its fourth month and going well. They have been extremely busy on fire and medical calls and this is a record year.

Chief Ballou said that October is Fire Prevention Month and the firefighters will be in the area schools promoting fire prevention. It is also Breast Cancer Awareness month and they will be wearing pink in support of this cause.

Arnold Schofield – Mr. Schofield said that he was appearing as Chairman of the Design Review Board and asked the Commission to reconsider the recent request of the fence placement at 18 Scott Avenue. He discussed various heights of the proposed fence and showed a picture of a fence in the downtown area. He believes Mr. Shoemaker's fence will be 10' high. He asked them to repeal the Ordinance allowing a chain link fence of 10' high to be able to be located in the downtown business district. He also asked the Commission to send this request back to the Design Review Board for further discussion.

Rhonda Dunn – Rhonda informed the Commission that she believes Mr. Shoemaker's fence will be 6' high. She and the City Manager met with Mr. Shoemaker and the property owner is willing to change the fence to the wrought iron fencing on the east to west side that will match what he has in front on Scott Avenue. He will be purchasing black vinyl fencing that will have the honeysuckle planted on it. The new property owner to the north has plans to put up a 6' privacy fence so his black vinyl fence will not be seen. She asked the Commission to approve the Certificate of Appropriateness for the fencing at 18 Scott Avenue with the change of wrought iron fencing from the east to the west side and his fence not to exceed 6' in height.

Adams moved to approve the Certificate of Appropriateness for the fencing at 18 Scott Avenue with the change of wrought iron fencing from the east to the west side and his fence not to exceed 6' in height. Parker seconded. All voted aye.

APPROVED THE CERTIFICATE OF APPROPRIATENESS FOR THE FENCING AT 18 SCOTT AVENUE WITH THE CHANGE OF WROUGHT IRON FENCING FROM THE EAST TO THE WEST SIDE AND HIS FENCE NOT TO EXCEED 6' IN HEIGHT.

Rhonda also informed the Commission that she is planning on a work session on October 18th, 2017 at 1:30 p.m. in the Commission meeting room for Landbank 101. She will invite the County Commission as well as any other cities in the area that would like to learn more about it.

B. City Commission:

Bartelsmeyer – Nothing to report.

Nichols – Not present.

Adams – Nothing to report.

Parker – Nothing to report.

Mitchell – Nothing to report.

C. City Attorney: Nothing to report.

D. Director of Finance: Nothing to report.

E. City Manager:

1. City Manager said that things are moving quickly in the City and good things are happening. He knows that infrastructure is a concern and Michael Mix is working on the water side of this. He also knows that streets are an issue.
2. Codes Department Move – City Manager said that this move will not happen overnight. He knows that this building was purchased to be able to have Commission meetings here. There will be a lot of evaluation done before anything happens.

ADJOURNMENT:

Mitchell moved to adjourn the meeting at 7:05 p.m. Parker seconded. All voted aye.

ADJOURNED MEETING AT 7:05 P.M.

The next regularly scheduled meeting is to be held on October 17th, 2017 at 6:00 p.m.

RECORDED BY:

**DIANE K. CLAY
CITY CLERK**