

**CITY OF OSAGE CITY**  
**COUNCIL MEETING**  
**June 13, 2023**

**ROLL CALL:** Now on this 13th day of June 2023, the Governing Body of the City of Osage City, Kansas, met at the Osage City Council Chamber in said City. The following members being present and participating to wit: Mayor Bruce Schoepflin. Council Members: Cathryn Houghton, Brian Stromgren, Mike Gilliland (appointed), Shirley Bausman, Jeff Tice, Eric Tincher (online), Sharon Larson and Jeanette Swarts. Officials present: Rick Godderz, City Attorney; Rod Willis, City Manager; Katie Hodge, Deputy City Manager/City Treasurer; Dale Schwieger, Utilities Director; Sadie Boos, City Clerk. Others: Julie Brosemer, George Meisner, Jr., Merrilee Meisner, Jeff Davis, Casey Mussatto, Quintin Robert and Mike Gilliland.

**APPROVAL OF THE AGENDA:**

*Motion by Larson, second by Tice to approve the amended agenda. The motion was declared carried.*

**RECOGNITION OF VISITORS:** None

**APPROVAL OF THE CONSENT AGENDA:**

1. Approval of May 23, 2023 Regular Meeting Minutes

*Motion by Tice, second by Larson to approve the consent agenda. The motion was declared carried.*

**BUSINESS BEFORE THE COUNCIL:**

1. **Ward 1 vacancy appointment resulting from Council Member Bruce Schoepflin as President moving to the Mayor position. Expression of Interest application has been received from Mike Gilliland of 1544 Brant Street.**

*Motion by Houghton, second by Larson to appoint Mike Gilliland to the Ward 1 vacancy. Roll call vote: Swarts "Yea", Larson "Yea", Tincher "Yea", Tice "Yea", Bausman "Yea", Houghton "Yea", and Stromgren "Nay". The motion was declared carried 6 to 1.*

2. **Recommend approval of a conditional use application to build a metal home at 1546 Laing Street on property owned by Frank Johnson III and Jennifer Johnson as recommended by Planning and Zoning following the May 24, 2023 Public Hearing. The following 14-day protest period ended June 7, 2023 with no objections received.**

City Manager Rod Willis gave background on the Planning & Zoning recommendation to approve following the public hearing, in-favor reply forms received and 14-day protest period with no objections received. Approval of a conditional use permit requires an ordinance to be passed by City Council.

3. **Approval of Ordinance No. 1678 Conditional Use Permit to build a metal home located at 1546 Laing Street.**

*Motion by Stromgren, second by Tice to approve Ordinance No. 1678 Conditional Use Permit for construction of a metal home located at 1546 Laing Street. The motion was declared carried.*

Oath of Office was given to Ward 1 appointee Mike Gilliland by City Clerk Sadie Boos.

4. **Recommend approval of Killough Construction of Ottawa in the amount of \$70,248.00 for Mill & Overlay and Skim Patch for 2023 Street Projects. Other bids received were Approved Paving LLC of Atchison in the amount of \$68,625.00; APAC-Kansas Inc., Shears Division of Emporia in the amount of \$88,519.48; Harbor Construction, Inc of Kansas City, Kansas in the amount of \$106,354.00 – Streets and Sanitation Superintendent Fred Hallowell**

Streets and Sanitation Superintendent Fred Hallowell described the mill and overlay locations and the continual process to maintain and improve streets throughout the city. City Manager Rod Willis stated local preference is allowed over the lowest bidder for known quality of work performed in past years, proximity, and within 5% of the lowest bid amount. Killough Construction is within 34 miles of Osage City and the bid difference is \$1,623.00 higher.

*Motion by Larson, second by Houghton for approval of Killough Construction of Ottawa in the amount of \$70,248.00 for Mill & Overlay and Skim Patch for 2023 Street Projects. Roll call vote: Swarts “Yea”, Larson “Yea”, Tincher “Yea”, Tice “Yea”, Bausman “Yea”, Gilliland “Yea”, Houghton “Yea”, and Stromgren “Nay”. The motion was declared carried 7 to 1.*

5. **Recommend approval of Harbor Construction, Inc of Kansas City, Kansas in the amount of \$122,626.48 for Chip Seal for 2023 Street Projects. Other bids received were Approved Paving LLC of Atchison in the amount of \$124,650.00; Vance Brothers of Kansas City, Missouri in the amount of \$136,667.68 – Fred Hallowell**

*Motion by Gilliland, second by Tice for approval of Harbor Construction, Inc of Kansas City, Kansas in the amount of \$122,626.48 for Chip Seal for 2023 Street Projects. The motion was declared carried.*

6. **Recommend approval of Vance Brothers of Kansas City, Missouri in the amount of \$89,797.63 for Slurry Seal and Crack Seal for 2023 Street Projects. No other bids were received – Fred Hallowell**

*Motion by Tice, second by Tincher for approval of Vance Brothers of Kansas City, Missouri in the amount of \$89,797.63 for Slurry Seal and Crack Seal for 2023 Street Projects. The motion was declared carried.*

7. **Kansas Municipal Gas Agency (KMGA) gas supply options**

City Manager Rod Willis described KMGA options being evaluated to eliminate risk in the wholesale natural gas market to the member cities as occurred with Winter Storm Uri in

February 2021 when daily prices went from \$2.50 to \$600.00 per MMBtu during one week. Two options being considered by KMGa and the member cities are Teneska Marketing Ventures and WoodRiver Energy, with member cities leaning toward WoodRiver Energy as a lower risk option. No action was taken by City Council at this time.

- 8. Authorize Mayor Schoepflin to execute the FAA Approval of Agreement for Transfer of Entitlements in the amount of \$149,400.00 expiring nonprimary 2020 funds from Osage City to Augusta Municipal Airport.**

Osage City receives entitlement funds in the amount of \$150,000 per year with a maximum of \$600,000 allowed to accumulate. Only projects with FAA approval are allowed to be spent from the funds, which are being reserved for the new runway project only. Funds exceeding the \$600,000 are requested to remain in the State of Kansas by City Council approving the requested transfer of \$149,400 to the Augusta Municipal Airport. The last transfer of funds was to the Hutchinson Municipal Airport.

*Motion by Tincher, second by Tice to authorize Mayor Schoepflin to execute the FAA Approval of Agreement for Transfer of Entitlements in the amount of \$149,400.00 expiring non-primary 2020 funds from Osage City to Augusta Municipal Airport. The motion was declared carried.*

- 9. Demolition updates on condemnation properties at 420 North 5<sup>th</sup>, 524 North 6<sup>th</sup>, 804 Market and 602 North 5<sup>th</sup>.**

Demolition of 524 North 6<sup>th</sup> and 602 North 5<sup>th</sup> is completed. Mowing and some cleanup has occurred at 420 North 5<sup>th</sup>, but siding has not been installed yet. Code Enforcement Officer Jim Welch is in direct contact with the property owner of 804 Market to resolve issues. No action was taken by City Council.

- 10. Budget Process Overview – Deputy City Manager/City Treasurer Katie Hodge**

Deputy City Manager/City Treasurer Katie Hodge presented an overview for the 2024 Budget Process for the City Council Members new to the municipal budgeting process. No action was taken by City Council.

- 11. Information – Flint Hills Trail bi-weekly meetings begin Wednesday June 14<sup>th</sup> at 10:00 AM with on-site location to be determined – Michelle Anschutz of KDOT**

KDOT bi-weekly meetings to keep contractors, engineers and the city updated on progress on the Flint Hills Trail project. No action was taken by City Council.

- 12. Authorize Mayor Schoepflin to sign the CDBG Additional Funding for the Condition Letter, Grant Agreement No. 23-PF-004 in the amount of \$470,801 and the Environmental Review Statutory Checklist for Sewer Improvements – Documents provided by Brett Waggoner of Governmental Assistance Services**

*Motion by Stromgren, second by Tice to authorize Mayor Schoepflin to sign the CDBG*

*Additional Funding for the Condition Letter, Grant Agreement No. 23-PF-004 in the amount of \$470,801 and the Environmental Review Statutory Checklist for Sewer Improvements. The motion was declared carried.*

**13. Review of a proposed Feline Trap Neuter Release (TNR) ordinance to strengthen existing regulations in the City – Council Member Sharon Larson and Jeff Davis, President of the local TNR non-profit organization.**

Council Member Sharon Larson described the need for further regulation regarding treatment of cats involved with the TNR program. The ordinance will offer increased protection for cats and allow additional community health benefits of vaccination for diseases, stabilization of healthy population numbers, detection of rabies in a specific area, and rodent control. City Council directed City Attorney Rick Godderz to create an ordinance for review on June 27<sup>th</sup>.

**14. Executive Session for matters of financial affairs of second parties to include Mayor and City Council, City Attorney, City Manager, Deputy City Manager/City Treasurer, Utilities Director, City Clerk, Industrial Committee Chair Casey Mussatto and QRC Business Consultant Quintin Robert.**

*Motion by Tincher, second by Tice for executive session for matters of financial affairs of second parties for 20 minutes to include Mayor and City Council, City Attorney, City Manager, Deputy City Manager/City Treasurer, Utilities Director, City Clerk, Industrial Committee Chair Casey Mussatto and QRC Business Consultant Quintin Robert. The motion was declared carried.*

At 8:08 p.m. Mayor Schoepflin declared entering executive session. At 8:28 p.m. Mayor Schoepflin declared the City Council back in open session with action to follow.

*Motion by Gilliland, second by Tice to contract with QRC Business Consulting LLC to perform a housing study and complete the Housing Assessment Tool (HAT) in the amount not-to-exceed \$15,000.00 total. The motion was declared carried.*

**15. City Council Election Filings by June 1<sup>st</sup> deadline:**

Mayor	Brian Stromgren	
Ward 1	Eric Tincher	
Ward 2	Michael Handly	Information item only – No action required
Ward 3	Cathryn Houghton	
Ward 4	Jeff Tice	

**ADJOURNMENT:**

*At the request of Council Member Larson and on her motion, seconded by Council Member Bausman and carried unanimously, the meeting adjourned.*

**APPROVED:** \_\_\_\_\_  
Bruce E. Schoepflin, Mayor

**ATTESTED:** \_\_\_\_\_  
Sadie Boos, City Clerk