

**CITY OF OSAGE CITY**  
**COUNCIL MEETING**  
**September 13, 2022**

**ROLL CALL:** Now on this 13th day of September 2022, 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: James Peterson. Council Members: Cathryn Houghton, Brian Stromgren, Bruce Schoepflin, Shirley Bausman, Jeff Tice, Mike Gilliland, Sharon Larson and Jeanette Swarts. Officials present: Rick Godderz, City Attorney; Rod Willis, City Manager; Katie Hodge, Deputy City Manager/City Treasurer; Terri Fultz, City Clerk; Sadie Boos, Deputy City Clerk and Utility Director Dale Schwieger. Others: Kayla Maxfield, Eric Tincher, Greg Wright, Garrett Nordstrom, Michael Gomez, Julie Carlson, Dan Mollnow, Brian Giesy, Juanita Black, Gail Stromgren, Rhonda Harmon, Sheila Curley, Richard Ribelin, Janet Steinle, Shary Hallgren, Linda Jackson, Darlene Chenoweth, Mrs. Mitchell, Shari Wright, Donna Martin, Jay Bailey, Bailey Ham and Richard & Kathy Burkdoll.

**APPROVAL OF THE AGENDA:**

*Motion made by Schoepflin, second by Houghton to approve the amended agenda.  
The motion was declared carried.*

**RECOGNITION OF VISITORS:** None

**APPROVAL OF THE CONSENT AGENDA:**

**1. Approval of August 23, 2022 Regular Meeting Minutes.**

*Motion made by Houghton, second by Swarts to approve the consent agenda. The motion was declared carried.*

**BUSINESS BEFORE THE COUNCIL:**

**1. Revenue Neutral Rate Public Hearing for the proposed 2023 Annual Budget – Deputy City Manager/City Treasurer Katie Hodge:**

At 7:10 p.m. Mayor Peterson opened the Public Hearing to receive public comments for the purpose of the Revenue Neutral Rate for the proposed 2023 Annual Budget.

There were several citizens that spoke to the City Council with concerns about an increase in their property taxes and asked that the City Council not chose to exceed the Revenue Neutral Rate.

After receiving public comments at 7:47 p.m. Mayor Peterson closed the Public Hearing.

*Motion made by Houghton, second by Gilliland to close the Public Hearing. The motion was declared carried.*

**2. Approval of Resolution No. 1087 Regarding the Governing Body's Intent to Levy Property Tax Exceeding the Revenue Neutral Rate – Deputy City Manager/City Treasurer Katie Hodge:**

*Motion made by Schoepflin, second by Gilliland to adopt Resolution No. 1087 to Levy a Property Tax Rate Exceeding the Revenue Neutral Rate of 50.052 mills. Houghton-Yea, Stromgren-Yea, Schoepflin-Yea, Bausman-Yea, Tice-Nay, Gilliland-Yea, Larson-Yea and Swarts-Yea. The motion was declared carried.*

**3. Public Hearing for the proposed 2023 Annual Budget Expenditures for the City of Osage City in the amount of \$12,877,890 as published in the September 1, 2022 Herald-Chronicle – Deputy City Manager/City Treasurer Katie Hodge:**

At 7:48 p.m. Mayor Peterson opened the Public Hearing to receive public comments for the propose of the 2023 Annual Budget Expenditures for the City of Osage City in the amount of \$12,877,890.

After hearing no public comments at 7:50 p.m. Mayor Peterson closed the Public Hearing.

*Motion made by Houghton, second by Gilliland to close the Public Hearing. The motion was declared carried.*

**4. Adopt the proposed 2023 Annual Budget for the City of Osage City in the amount of \$12,877,890 Total Expenditures for certification with the Osage County Clerk Rhonda Beets. For comparison, the adopted 2022 Annual Budget is \$12,682,938 Total Expenditures with the Current Year Estimate 2022 at \$12,334,592 Total Expenditures to finish out the year – Deputy City Manager/City Treasurer Katie Hodge:**

*Motion made by Houghton, second by Gilliland to adopt the 2023 Annual Budget Expenditures for the City of Osage City in the amount of \$12,877,890 for certification with the Osage County Clerk Rhonda Beets. The motion was declared carried.*

**5. Clearwave Fiber of Emporia presentation to install broadband fiber at no cost to the City of Osage City. Clearwave Fiber first contacted Utilities Director Dale Schwieger the last of April about installing fiber – Kayla Maxfield, Business Development, Clearwave Fiber:**

Kayla Maxfield, Business Development, Clearwave Fiber gave a presentation for a proposal to install broadband fiber at no cost to the City of Osage City. They are an all fiber optic company that is currently building all fiber networks in many communities in Kansas. They are not asking for any financial assistance from Osage City, they are just asking to create a partnership with Osage City to provide them with data and voice options.

This item is tabled until next City Council meeting on September 27<sup>th</sup>.

**5. Integrated Resource Plan (IRP) for the Western Area Power Administration (WAPA) explanation by Greg Wright, Director of Business Development, Priority Power:**

Greg Wright, Director of Business Development, Priority Power was present to briefly explain the Integrated Resource Plan (IRP). This plan lays out the different power resources that Osage City is part of. This plan has a requirement to be reviewed every five (5) years and is only offered to Municipalities. The plan lays out how the City gets its electric power resource purchases, energy conservations and efficiency, renewable energy resources to provide reliable service to its electric customers.

**6. Approval of Integrated Resource Plan (IRP) for the Western Area Power Administration (WAPA) – Prepared by Elmarie Little-Kaufman, Senior Analyst, and Greg Wright, Director of Business Development at Priority Power. Tabled August 23, 2022 for further explanation by Greg Wright – Utilities Director Dale Schwieger:**

*Motion made by Schoepflin, second by Tice to adopt Resolution No. 1088 for the Integrated Resource Plan (IRP) to purchase and accept delivery of an allocation of Western Area Power Administration (WAPA) resource. The motion was declared carried.*

**7. Underground electric lines in the amount of \$15,727.57 for the Huffman Addition was approved August 23, 2022 by City Council. Since that approval, Chris Croucher, KMEA/Mid-States Lineman Foreman has determined an additional \$6,000 to \$7,000 will be needed for the project – Utilities Director Dale Schwieger:**

Utilities Director Dale Schwieger explained he has been working with Chris Croucher, Lineman Foreman with KMEA/Mid-States to determine the amount it would take to run underground electric lines for the Huffman Addition. There has been an increase to the amount previously approved. If the City were to install underground electric the City would have to order the transformers and it would be an additional \$6,000 to \$7,000 each. This would be due to having to order the transformers which would be 1 to 2 years before received. Chris is contacting other cities that might have the transformer the City could use but replacements would have to be ordered and given back to the City we receive them from.

The City Council requested checking into overhead electric instead of underground due to the price difference to install.

*Motion made by Schoepflin, second by Tice to approve the amendment to the previously approved amount of \$15,727.57 increasing it to \$20,000.00 to install either overhead or underground electric service to the Huffman Addition. The motion was declared carried.*

**8. Approval of League of Kansas Municipalities (LKM) Voting Delegates for the 2022 League Convention as follows: Delegate 1 – Terri Fultz; Delegate 2 – Katie Hodge; Alternate 1 – Sadie Boos; Alternate 2 – Rod Willis:**

*Motion made by Schoepflin, second by Larson to approve the League of Kansas Municipalities Voting Delegates for the 2022 Annual League Conference as Delegate 1 – Terri Fultz, Delegate 2 – Katie Hodge, Alternate 1 – Sadie Boos and Alternate 2 – Rod Willis. The motion was declared carried.*

**9. Sewer project update – Utilities Director Dale Schwieger:**

Utilities Director Dale Schwieger gave an update from the meeting with FIT to complete the Phase 3 project. FIT explained at that meeting they would need to meet with their Bonding Company before they would be able to give the City a bid to complete the project. December 14, 2022 is the deadline completion date for the Phase 3 Sewer Improvement Project. FIT will also be giving the City a bid to complete the Phase 2 Sewer Improvement Project also.

**10. Sewer Project – 2023 CDBG Request for Proposal notification letter regarding communities within the State of Kansas currently under KDHE Consent Orders to begin preparing for CDBG grant application. Osage City is on the consent order for our sewer system – Letter from Kayla Savage, Community Development Director, Kansas Department of Commerce:**

City Manager Rod Willis presented the letter from Kayla Savage with the Kansas Department of Commerce stating it is a Request for Proposal announcement for communities that are currently under the Kansas Department of Health and Environment Consent Orders. Garrett Nordstrom was present to explain that there will have to be a Low-to-Moderate Income (LMI) survey done in order to qualify the City for a 2023 Community Development Block Grant (CDBG) Community Improvement Grant. This survey will establish whether the City's total population is over the 51% of Low-to-Moderate Income families to meet the national objective.

Presented at tonight's meeting is an agreement for Contract For Service with Western Consultants to preform the work to complete the Low-to-Moderate Income (LMI) survey for the City of Osage City.

*Motion made by Gilliland, second by Tice to enter into the Contract For Service agreement between Western Consultants and the City of Osage City to perform the Low-to-Moderate Income (LMI) survey in the amount of \$26,000.00 to qualify the City for a 2023 Community Development Block Grant (CDBG) Community Improvement Grant. The motion was declared carried.*

**11. Star Block – CDBG pre-bid walk thru for contractors is September 15<sup>th</sup> and the bid opening is September 29<sup>th</sup>:**

City Manager Rod Willis informed the City Council that a pre-bid walk thru for contractors for the Star Block Building will be September 15<sup>th</sup> with the bid opening on September 29<sup>th</sup>. It was requested that the owner, Nathan Willis be present at the pre-bid walk thru for the contractors.

- 12. Flint Hills Trail – Bid letting is October 19<sup>th</sup>, earliest start date is December 5<sup>th</sup> and latest start date is March 3<sup>rd</sup>, 110 working days – Michelle Anshutz, P.E., Kansas Department of Transportation:**

City Manager Rod Willis provided information he received by email from the Kansas Department of Transportation Michelle Anshutz, P.E. on the bid letting date and also requested what would be a good start date from the City. The start date will be at the earliest December 5<sup>th</sup> and the latest will be March 3<sup>rd</sup>.

- 13. Accept with regret the resignation of Mayor James Peterson upon the end of tonight's meeting, due to moving out of the community – Letter from Mayor James Peterson:**

The City Council and City Staff thanked Mayor Peterson for his service. Mayor Peterson previously was a City Council Member for Ward 4 and then the Mayor.

*Motion made by Swarts, second by Houghton to accept the resignation of Mayor James Peterson after tonight's meeting. The motion was declared carried.*

- 15. Under State Statutes K.S.A. 14-204 & 14-308, Board President Mike Gilliland becomes Mayor to fulfill the balance of the two year term, creating a vacancy in Ward 1. The vacancy will be advertised and Expression of Interest forms to fill the Ward 1 position will be accepted. City Council will appoint a new Ward 1 Council Member from the Expression of Interest forms received by City Clerk Terri Fultz:**

This item was for informational purposes explaining that the Board President Mike Gilliland will step into the Mayors position.

**ADJOURNMENT: *At the request of Council Member Schoepflin at 8:43 p.m., and on his motion, seconded by Council Member Swarts and carried unanimously, the meeting adjourned.***

**APPROVED:** \_\_\_\_\_ **ATTESTED:** \_\_\_\_\_  
**Mike Gilliland** **Teresa Fultz**  
**Mayor** **City Clerk**