



MINUTES
CITY COUNCIL MEETING
COUNCIL CHAMBERS - HUTCHINSON, KANSAS
July 16, 2019
9:00 a.m.

1. The Governing Body of the City of Hutchinson, Kansas met in regular session at 9:00 a.m. on Tuesday, July 16, 2019 in the City Council Chambers with Mayor Inskeep presiding. Councilmembers Dechant, Daveline, Soldner and Piros de Carvalho were present.

2. The Pledge of Allegiance to the flag was recited.

3. The prayer was given by Pastor Gary Getting of Elliott Mortuary.

4. Petitions, Remonstrances and Communications

- a. Oral communications from the audience. (Please limit your remarks to five (5) minutes and to items NOT on the agenda.)

There were no oral communications from the audience.

A Proclamation for Emancipation Day was added to the agenda; and was accepted by members of the Emancipation Day Committee. A representative of the committee invited everyone to the Emancipation Day activities which will take place from Thursday, August 1 through Sunday, August 4, 2019.

5. Consent Agenda

- a. Approval of Minutes of July 2, 2019 City Council meeting.
- b. Approval of contract with the Hutchinson Recreation Commission to utilize funds for the Arts and Humanities Council.
- c. Approval of June 2019 financial reports.
- d. Approval of appropriation ordinance in the amount of \$2,469,055.30.

Motion by Councilmember Dechant, second by Councilmember Daveline to approve the Consent Agenda; and authorize the Mayor to sign. The motion passed unanimously.

6. Ordinances and Resolutions

- a. Consider Resolution establishing permit fees for commercial fireworks displays. Paul Brown, City Attorney, spoke. Discussion ensued.

Motion by Councilmember Daveline, second by Councilmember Soldner, to approve Resolution 2019 R 11 establishing permit fees for commercial fireworks displays; and authorize the Mayor to sign. The motion passed unanimously.

7. New Business

a. Consider GeoChemicals Letter of Intent for Tax Exemptions. John Deardoff, City Manager, spoke about the project; and said GeoChemicals will be building at the location of the former Consolidated Manufacturing plant.

Jason West, Chairman of the Board of GeoChemicals, spoke. He said their history goes back to 1982 when his father started Jaychem Chemicals. He talked about his work history; and said they recently acquired a small but growing company in Enid, Oklahoma that manufactures molecules. Mr. West said the Consolidated location will be temporary, as their ultimate goal is to build in the Salt City Business Park.

The City Manager said this application is based initially on 50 to 75 jobs; and the next piece will be a development agreement regarding job incentives, etc. He said he hopes to have this item on the August 6 agenda.

Councilmember Daveline talked about the timeline for the project; and asked about skill sets for the jobs they would offer. Mr. West said they train the individuals they hire; and no technical or chemical expertise is required. Mr. West said the company is very service intensive, as they build the base materials as well as the finished goods, deliver it to warehouses, etc. Additional discussion ensued.

Councilmember Daveline asked about the project on 30th Street involving Genzada. Mr. West said there are more workers there than what it looks like from the outside, saying drywall is going up inside. He said the first tenant will move in about September 1; and construction will continue. Mr. West said the Genzada headquarters will move in sometime in October or November; and the facility will have 11 different suites as well as shared office space. He said eight or nine of the suites have already been leased.

Additional discussion ensued about the benefit cost ratio study, the City's investment, etc.

Motion by Councilmember Daveline, second by Councilmember Piros de Carvalho, to approve the Letter of Intent authorizing the Mayor to sign and setting the required public hearing for August 6, 2019 at 9:00 a.m. in the City Council Chambers. The motion passed unanimously.

b. Consider Brush Up Hutch! 2019 Policy Amendment. Ryan Hvitlok, Planning Director, spoke. Discussion ensued regarding eligible properties, funding, etc.

Motion by Councilmember Dechant, second by Councilmember Soldner, to approve the recommendation of the Housing Commission to allow applicable investor-owned properties to be eligible for the Brush Up Hutch! Paint Program. The motion passed unanimously.

c. Consider Cow Creek Channel Improvements. Jeff Peterson, Director of Engineering, spoke about the project, saying this is a building block moving forward to other projects as we try to improve stormwater infrastructure. He said the project is estimated to cost about \$12 million; and includes a large scope of items including bridge design, working with railroads, permitting, public engagement, relocation of water and sewer lines, etc. He said the project may also impact flood plains, with some of the flood plain maps being redrawn. Discussion ensued.

Eric Broce, Project Manager with Wood Environment, spoke. He said council should be proud of City staff, as they have all been very professional and they do a great job. Mr. Broce spoke about the company; and said they are a preferred contractor for FEMA. He also spoke about the project, saying some of the benefits would include a reduced flood risk, improvements to operations and maintenance of the channel, aesthetics, etc. Additional discussion ensued.

John Convey, Wichita Branch Manager, spoke about potential map revisions for the flood plain, etc. Discussion ensued.

Motion by Councilmember Piros de Carvalho, second by Councilmember Dechant, to approve the proposed design consultant contract with Wood Environment and Infrastructure Solutions, Inc., in the amount not to exceed \$998,640.00; and authorize the Mayor to sign. The motion passed unanimously.

d. Consider Downtown Pocket Park Bid Results. Justin Combs, Director of Parks and Facilities, spoke. He said "plaza" is probably more descriptive than "park"; and talked about the proposed amenities in the plaza area which include an elevated stage, planters, etc. Discussion ensued regarding lighting, public wi-fi, timeframe for completion, etc.

Motion by Councilmember Dechant, second by Councilmember Piros de Carvalho, to approve the contract with Ward Davis Builders for the construction of a downtown pocket plaza in the amount of \$194,302.50; and authorize the Mayor to sign. The motion passed unanimously.

e. Consider aerial spraying for mosquitoes. Paul Brown, City Attorney, said he was invited by the Reno County Counselor to join a teleconference with KDHE. He said Reno County has a mosquito surveillance program; and the number of mosquitoes has increased greatly. Mr. Brown said Reno County will head up the project.

Megan Hammersmith with the Reno County Health Department, said the CDC is now involved; and aerial spraying is recommended to knock down the population of mosquitoes. Discussion ensued regarding the method of spraying, health impacts, etc. Ms. Hammersmith said the spraying will be done Thursday evening between 8:45 p.m. and 2:00 a.m.; and it will be about two weeks before we know how effective the spraying was. Additional discussion ensued.

Motion by Councilmember Soldner, second by Councilmember Dechant, to approve a Memorandum of Understanding with the Kansas Department of Health and Environment for the

aerial spraying of mosquitoes over the City of Hutchinson; and authorize the Mayor to sign subject to the review of the Memorandum of Understanding by the City Attorney. The motion passed unanimously.

8. Report of City Officials

a. Council

- Councilmember Soldner had no comments.
- Councilmember Daveline had no comments.
- Councilmember Dechant reminded everyone about the Family Community Theatre performance of "Freaky Friday" on July 18, 19, 25 and 26.
- Councilmember Piros de Carvalho reminded everyone about the events for Third Thursday which will be on July 18.
- Mayor Inskeep reminded everyone about the Emancipation Day activities in the upcoming weeks.

b. City Manager

Mr. Deardoff said in his weekly report he talked about the traffic issue at 30th and Lucille Drive due to the closure of the bridge on 43rd. He said U.S.D #313 is concerned about traffic; and asked what the City is going to do. Mr. Deardoff said they have had internal discussions about looking at a temporary signal at the intersection, but doesn't want to head down that path unless that is what counsel wants. He said the light would only be temporary until the bridge reopens. He said they will have a traffic engineer look at it to make sure it is done correctly; and the work would be done in-house. Discussion ensued regarding cost sharing, timeline, etc. Councilmembers agreed this is needed; and Mr. Deardoff indicated he would talk with the Superintendent of U.S.D. #313, Mike Berblinger.

Mr. Deardoff said the next budget meeting will take place at 8:00 a.m. on Thursday, July 18, 2019. He said there will not be any presentations, but they will just continue the discussion from the last meeting.

9. Adjournment

Motion by Councilmember Daveline, second by Councilmember Piros de Carvalho, to adjourn. The motion passed unanimously.

Upcoming Meetings

July 18, 2019	8:00 a.m.	Budget Meeting
July 23, 2019	8:00 a.m.	Budget Meeting
July 30, 2019	8:00 a.m.	Budget Meeting