

KECHI CITY COUNCIL MEETING MINUTES

May 13, 2021

I. CALL TO ORDER/ROLL CALL

Mayor John Speer called the meeting to order at 7:00pm

Council present: John Speer, Brian Adams, Betty Washington, Matt Brewer, and Richard Haddock.

City staff present: Kamme Sroufe, City Administrator; Andrew Kovar, City Attorney; Jessie Woodrow, Chief of Police; Theresa Morlan, City Clerk; Thomas Bevan, Director of Public Works; Chris Morlan, Zoning Administrator, and Lieutenant Joseph Trumbull.

Guests present: Ashley & Michael Velasquez, Karin Anderson, Jack McCormick, Troy & Debbie Moreland, and Taylor Messick.

A. PLEDGE OF ALLEGIANCE – Led by Mayor Speer

B. APPROVE CONSENT AGENDA

Motion by Betty Washington to approve the Consent Agenda. Seconded by Richard Haddock and carried 4-0-0.

Consent Agenda

1. Minutes April 22, 2021 Meeting
2. Minutes April 29, 2021 Special Meeting
3. Appropriations Report April 2021
4. Approve the Mayor's annual appointments of the following city officials

In accordance with K.S.A. 15-204, I recommend the appointment of the following City Officers for council consent:

City Administrator:	Kamme Sroufe
City Clerk:	Theresa Morlan
Deputy City Clerk:	Krista Brown
Chief of Police	Jessie Woodrow
Police Lieutenant	Joseph Trumbull
City Prosecutor:	Richard Samaniego
Municipal Judge	Terry Beall
Director of Public Works	Thomas Bevan
Assistant Director of Public Works:	Earl Findley
Zoning Administrator:	Chris Morlan
City Attorney	Andrew Kovar

C. APPROVE AGENDA

Motion by Brian Adams to approve agenda with addition of an Executive Session for 20 minutes for Attorney Client Privilege. The motion was seconded by Betty Washington and carried 4-0-0.

II. COMMUNICATIONS

A. Public Forum – Karin Anderson, lives at 300 E Kechi Rd, and represents owner of that property as well as 230, 234 and 236 E Kechi Rd. She stated that they will be losing both of their renters due to the bar being approved through the change in the Zoning Regulations. They will not be building their proposed commercial building either due to the increased risk of flooding with the columns for the Tap House deck being built in the creek. She believes that the property values in the area will decrease. She feels that the current ordinance should take precedence over the master plan. She agrees with those on the Planning Commission that voiced their opinion that it should not be their responsibility to correct a mistake by a city employee. She encouraged council members to educate themselves on the negative ramifications of this issue.

B. Kechi Civic Groups – None

III. OLD BUSINESS - None

IV. NEW BUSINESS

- A. Rezoning – Z-2021-01 – Ryan/Moreland, 234 N Sioux St, from R-1 to C-1 - Ordinance 1781-21– An Ordinance approving the recommendation of the Kechi City Planning Commission changing the Zoning District Classification of certain lands located in the City of Kechi, Kansas, under the authority granted by the Zoning Regulations of the City.** Zoning Administrator (ZA) Chris Morlan presented the case. There were no abstentions, a quorum of 4 was established, and there were no valid protest petitions received by clerk’s office. The public hearing was validated, and the City Council received the minutes of the Planning Commission meeting and ZA’s report.

Motion by Brian Adams to approve Z-2021-01 and adopt Ordinance 1781-21. Seconded by Matt Brewer and carried 4-0-0.

- B. Conditional Use – CU-2021-03 – Ryan/Moreland, 234 N Sioux St, for Conditional Use of Dog Grooming in C-1 Arts & Business District. Ordinance-1782-21.** ZA Morlan stated that this request is to convert a hair salon to a pet grooming use. The pet grooming was already in business on North Oliver that will be moving to the Sioux address.

Motion by Betty Washington to approve 2021-03 and adopt Ordinance 1782-21. Motion seconded by Richard Haddock and carried 4-0-0.

- C. Agreement with Tyler Technologies and Sedgwick County – Law Enforcement Records Management System –** Chief Woodrow reported that this agreement does not have direct cost, although there may be storage fees related, but this has been budgeted.

Motion by Brian Adams to approve the agreement and authorize signing by the City Attorney, City Clerk and Mayor. Motion seconded by Matt Brewer and carried 4-0-0.

- D. Court Clerk – Revisions to Job Description -** City Administrator (CA) Kamme Sroufe reported that the change would have the Court Clerk provide administrative support at City Hall. Traffic through the Police Department is limited, and quite a bit of the court traffic already comes through City Hall.

Motion by Matt Brewer to approve the job description change. Motion was seconded by Betty Washington and carried 4-0-0.

V. INTERACTIVE DIALOG

- A. CITY PEDESTRIAN CROSSWALKS –** CA Sroufe presented information regarding existing crosswalks as gathered in a joint effort between Director of Public Works Bevan and Chief Woodrow. Four crosswalks were identified, two of which are improperly marked. The current signs are not reflective. Sedgwick County is responsible for the one on Oliver at the park and for the one on Kechi Rd near Foreman St and has said that they will mark them this summer. The City will purchase signs, although Mayor suggested asking the County for the signs and having the city erect them.

- B. GAS UTILITY – Repayment Discussion –** CA Sroufe reported that the preliminary rate per unit for residential customers would be \$2.14, and the average impact would be \$13.89 per month. The preliminary rate per unit for commercial customers would be \$2.30, and the average impact would be

\$66.40 per month. She recommends having a town hall style meeting to get feedback. These amounts would only be used to cover the note, and she looked at a four-year historic average. She and Andrew are still looking at a few other options and the legal issues involved. There may be tiers based on meter size, but not likely tiers based on usage. There are many variables, but we are trying to be equitable and sensitive without creating greater burden. The first payment is due on July 1, 2021.

VI. EXECUTIVE SESSION

Motion by Betty Washington to go into Executive Session for 20 minutes for Attorney Client Privilege with the meeting to resume at 8:02pm. Seconded by Brian Adams and carried 4-0-0.

Meeting resumed at 8:02pm.

Motion by Betty Washington to go back into Executive Session for 20 minutes for Attorney Client Privilege with the meeting to resume at 8:23pm. Seconded by Brian Adams and carried 4-0-0.

Meeting resumed at 8:23pm. There was no binding action taken during Executive Session.

VII. ADJOURNMENT

Motion by Richard Haddock to adjourn at 8:24PM, seconded by Betty Washington, and carried 4-0-0.

Signed: _____
John Speer, Mayor

Attest: _____
Theresa Morlan, City Clerk