

CITY COUNCIL MEETING MINUTES
CITY OF LAKE QUIVIRA KANSAS
October 2, 2023
6:30 p.m.

Present:

Mayor Brady Lilja – via Zoom
Council President Dave McCullagh
Councilmember Gayle Best – via Zoom
Councilmember Angela Gupta
Councilmember Annie Noland
Councilmember Greg Prieb II
City Attorney Michelle Daise
City Clerk / Court Administrator Kathy Bounds
Chief of Police Fred Grenier

Visitor's:

John Blessing, Waste Management
Kevin Wempe, Gilmore & Bell
Chip Zimmer
Dan McCauley
Paul Welcome
Mike Pasley
Bill Cole

Call to Order

Council President McCullagh called the meeting to order at 6:30 p.m.

Pledge of Allegiance

Council President McCullagh led the Pledge of Allegiance.

Public comments

None.

New Business:

- i. **Presentation from Waste Management regarding new rates for residential and commercial services beginning January 1, 2024.** The city's contract with Waste Management will expire on 12/31/23. John Blessing, Account Manager for Waste Management, was present. Mr. Blessing provided the following overview, as it relates to rates, to the council:
 - The impact to curbside residential trash and recycling service is minimal. Rate will increase 2% (.50 cents) from \$21.47 to \$21.97 per household.

- Commercial recycling and roll-off services are not up to date. Mr. Blessing indicated the city has been grandfathered in for the past several contracts; therefore, has not seen increases in these services for some time. Mr. Blessing explained it will appear the rates have increased substantially for that reason, when in fact, they will be better aligned with current market rates.
 - The city has one 8-yard recycling container that is serviced 3x per week at a rate of \$113.07 per month. The rate increase will be to \$236.00 per month.
 - The city has two 40-yard waste dumpsters that are serviced on an as needed basis. The charge per haul is \$116.92. This will increase to \$277.00 per haul as well as an additional \$36 per ton. In the past, the city has not been charged for tonnage; however, changes in landfill regulations and the cost to process yard waste to meet those regulations brings the need for WM to charge for tonnage. Historically the city has not exceeded more than 1-1.8 tons per haul; so, this should not cause a significant monthly increase.
 - The bi-annual bulk collection event (large-item pickup) will increase 3.5% from \$700 per truck load to \$725 per truck load. The city averages 3-4 truckloads during these events.
 - City Hall has two 96-gallon trash containers currently charged at a commercial service rate of \$69.31. As these are more residential type containers, that cost will decrease to \$20.00 per month. The 96-gallon recycling bin at city hall rate will increase from \$6.77 per month to \$10.00 per month.
 - Other items discussed which are Q-Inc's billing responsibility were golf maintenance 8-yard dumpster serviced 7x per week at \$867.03 < to \$735.34 per month; Lake maintenance 4-yard dumpster serviced 1x per week at \$74.66 – no change in pricing.
 - Waste Management is proposing a three-year contract with the above-mentioned terms when the current contract expires in December 2023.
- ii. **Consider a Resolution Authorizing and Directing The Issuance, Sale And Delivery Of General Obligation Temporary Notes, Series 2023, Of The City Of Lake Quivira, Kansas; Providing For The Levy And Collection Of An Annual Tax, If Necessary, For The Purpose Of Paying The Principal Of And Interest On Said Notes As They Become Due; Making Certain Covenants And Agreements To Provide For The Payment And Security Thereof; And Authorizing Certain Other Documents And Actions Connected Therewith.**

Kevin Wempe, Bond Council with Gilmore & Bell, was at the meeting to provide information related to the temporary notes and to answer questions.

Mr. Wempe reminded the council that at last month's city council meeting the city adopted an Ordinance, which has been published and is in effect, authorizing, by state law, the city to borrow money via general obligation bonds to cover construction expenses for the West Spillway Rehabilitation Project. At the end of the temporary notes term (December 2025), the remainder of the loan on the Renner property and the SW project will be rolled into a twenty or thirty-year bond.

Piper Sandler, the city's Financial Advisor, sent out RFP's (Request for Proposal) to several financial institutions for bid. RCB Bank of Oklahoma came in with the best bid regarding interest rates, they also offer no penalty for prepayment. The Resolution tonight will authorize the city to move forward with RCB Bank of Oklahoma for financing of the bonds. Upon adoption of the Resolution, funds in the amount of \$2,460,000.00 are anticipated to be deposited into the city's bank account, First Community Bank of Kansas, and be available on October 18th.

Motion: Council President McCullagh made a motion the council approve a resolution related to the issuance, sale, and delivery of general obligation temporary notes, as presented. **Second:** Councilmember Prieb II seconded. **Vote: 5-0. Motion carried.**

Approval of Minutes from Regular Council Meeting held on September 11, 2023. Motion: Councilmember Best made a motion to approve the minutes from the regular council meeting held on September 11, 2023. **Second:** Councilmember Prieb II seconded. **Vote: 4-0. Motion carried.** Council President McCullagh abstained from voting due to absence at the September 11, 2023, meeting.

Financial Report: The council reviewed the September Financial Report as provided in their agenda packet. **Motion:** Council President McCullagh made a motion to approve the September financial report as presented. **Second:** Councilmember Gupta seconded. **Vote: 5-0. Motion carried.**

SMAC Report – Bill Cole

No report.

Committee Reports:

Dam & Spillway Committee:

Councilmember Noland reported new telephone poles are in place along Renner Road across from the Spillway. With those in place, Evergy anticipates being able to swing their power lines over tomorrow. AT&T and Spectrum should be able to start establishing their connections soon. October 3rd is the date scheduled for lowering the lake. If everything continues to proceed as planned, the general contractor will begin work on the south side of the spillway starting with the coffer dam in the next couple of weeks. Councilmember Noland thanked Win Zoellner for overseeing, managing, and being present daily at the project site.

The committee will be meeting next Wednesday, October 11th at 1p at City Hall. Meetings will continue to be held every second Wednesday at the same time/place throughout the project to keep the committee, general contractor, Olsson, and utilities up-to-date on each phase of the project. Olsson will be presenting a preliminary design proposal for the south side wall at the October 11th meeting.

Renner Road 40-Acres Committee:

Councilmember Gupta reported committee goals are now focused on storm water management and obtaining studies related to that. She and Bill Cole will be meeting to discuss needed studies. Bill Cole suggested the city go out for bid for with local engineering firms for the storm water studies.

Police Chief Hiring Committee:

Council President McCullagh reported, as Committee Chair, the committee has met and submitted interview questions to Chief Grenier. Interviews are anticipated to begin mid-October. Committee Members are Dave McCullagh, Angela Gupta, Wally Meyer, and Roy Owens.

Police Chief's Report:

Chief Grenier provided his monthly report. There were no questions related to his report.

City Attorney's Report:

No report.

Council Reports:

Councilmember Best

Councilmember Best provided updates to the following:

- The stair platforms for the community dumpsters have arrived and are currently being stored at City Hall. They arrived fully assembled and will be delivered to the dumpster site in the coming days.
- The large item event kicks off this coming weekend with City Union Mission picking up curbside donations on Friday, October 6th and Waste Management picking up curbside large items on Saturday, October 7th. A reminder that all items need to be curbside by 7a on both days.
- With the holidays fast approaching, Councilmember Best will be checking in with the contractor who installs the Christmas lights at City Hall, the Mayor's Christmas tree, the Clubhouse, and various signs.

Councilmember Noland:

Councilmember Noland thanked Kathy Simpson, Kathy Bounds, and Roger Ridpath for their help with the 3rd Quarter Newsletter. The newsletter was delivered to black boxes over the weekend.

Council President McCullagh:

No report.

Councilmember Gupta:

No report.

Councilmember Prieb II:

Councilmember Prieb II reported the contract with McAnany Construction has been approved for the roadwork on Crescent Blvd. and the project is anticipated to begin mid to late October, once Water One has completed the work they are doing in that area.

Mayor's Report:

- i. Discussion of City Prosecutor's position. Mayor Lilja was having audio difficulty via Zoom so City Attorney Daise led the discussion. City Attorney Daise reported Josh Allen is no longer the City Prosecutor as of the September 5th Court Docket. Steve Sakoulas, an area attorney with experience in prosecutorial work, will be filling in as interim prosecutor until the city fills the position with a permanent prosecutor.

Old Business:

None.

Executive Session.

None.

Adjournment:

Motion: Councilmember Prieb II made a motion to adjourn at 7:36 p.m. **Second:** Councilmember Gupta seconded. **Vote: 5-0. Motion carried.**

The meeting was adjourned at 7:36 p.m.

Respectfully submitted by:

Kathy Bounds

City Clerk



Brady Lilja - Quivira Inc., Q2 Board, Lake Quivira Foundation and Police.

Gayle Best - Tree City, Railroad, Aesthetics, Landfill, City Hall and Holliday Drive.

Vacancy - Dam/Spillway, Litigation, 4th of July/Fireworks, and Holliday Drive.

Dave McCullagh - Budget/Finance, Ordinances, Gas Station, Landfill Odor, Deer Harvest and Research.

Annie Noland - Employee Performance Reviews and Issues, Insurance, Web Presence and vacant fire station space.

Greg Prieb - Roads, Lake Preservation, Zoning and Development, Building Requirements and City Hall.