

CALL TO ORDER – PLEDGE OF ALLEGIANCE

Mayor Jacob LaRue presided and called the meeting to order at 6:30 p.m., the Pledge of Allegiance was recited.

Commissioners Present: Mayor LaRue and Commissioners Kevin Berthot, Sam Budreau, Phillip Chaney, and Tim Fairchild.

Staff Present: Todd Newman, City Manager; Ryan Follmer, Assistant City Manager; Tina Bailey, City Clerk; David Brake, City Attorney; and Cory Kepley, Chief Finance Officer.

INVOCATION

The invocation was given by Commissioner Kevin Berthot.

AGENDA

The Agenda was approved on motion by Commissioner Berthot, seconded by Commissioner Budreau. Voting Aye: All. Motion carried unanimously.

CONSENT AGENDA

The Consent Agenda is used to approve non-controversial or routine matters by a single motion and vote. The Consent Agenda consisted of the following:

- Minutes – City Commission – January 23, 2023
- Warrant Register dated January 25, 2023
- Warrant Register dated February 1, 2023
- Warrant Register dated February 8, 2023
- Uncollectible Accounts
- Review Various Board and Committee Minutes and Reports
- Request to Use Santa Fe Park to Hold Annual Chanute Mexican Fiesta
- KMEA Board of Directors Reappointment

Chanute Mexican Fiesta Committee President John Alonzo provided a brief summary of their request and thanked the City of Chanute for their continued support.

Motion made by Commissioner Budreau, seconded by Commissioner Berthot, to approve the Consent Agenda. Voting Aye: All. Motion carried unanimously.

PUBLIC COMMENTS

None.

CITY MANAGER'S REPORT

City Manager Todd Newman gave his report on City activities and operations. Items reported on included an update on the 21st & Plummer Project and the Landfill Baler Project. He reported that he would be a guest speaker at the February 14, 2023 Chamber Connection Luncheon. He also commented on an upcoming Kansas Broadband Roadshow that will be held in Chanute on March 2, 2023.

NEW BUSINESS

REQUEST FOR ASSISTANCE OF LANDFILL FEE COSTS – USD #413

USD #413 has purchased the property located at 506 West Main and is requesting assistance of Landfill fee cost for debris and trash from the demolition of the house and garage located on the property. The district plans, once the house and garage have been demolished, to pour a concrete parking lot for additional parking for Royster Middle School.

General discussion was made. Comments were made by City Manager Todd Newman.

No action taken.

ANNUAL REVIEW OF RECREATION FACILITY LEASE AGREEMENT

The Recreation Facility Lease Agreement is a one (1) year Lease Agreement that shall be automatically extended for up to five (5) successive one (1) year terms unless either party gives written notice at least (90) days prior to its annual May 31 expiration date of their desire to terminate this Lease Agreement.

General discussion was made. Comments were made by City Manager Todd Newman, City Attorney David Brake, CRC Executive Director Monica Colborn, and CRC Board members Chad Graham & Derek Sharp.

Commission consensus was to amend Article 1.4 of the June 1, 2021 Recreation Facility Lease Agreement by removing the building fund balance cap. This item will go to the CRC Board for review and consideration and then placed on a future Agenda for City Commission final review.

TAX CREDITS – HOME TEAM PROPERTIES

Home Team Properties is requesting a Resolution to submit an application to the Kansas Housing Resources Corporation (KHRC) for the Kansas Housing Investor Tax Credit (HITC) Program. The Developer will apply for four (4) HITC credits to help construct two (2) duplexes located at North Grant.

General discussion was made. Comments were made by City Manager Todd Newman and CRDA Executive Director Matt Godinez.

Motion made by Commissioner Chaney, seconded by Commissioner Budreau, to adopt Resolution Authorizing the Preparation and Submittal of an Application to the Kansas Housing Resources Corporation (KHRC) for the Kansas Housing Investor Tax Credit (HITC) Program. Voting Aye: All. Motion carried unanimously.

The Resolution was assigned: No. 2023-16

RENEWABLE ENERGY BILLING AND CREDIT

In 2011 the City of Chanute drafted an ordinance in anticipation of retail electric customers' self-generation. Since that time several customers have had solar panels installed. Kansas statutes have been passed covering renewable energy billing and credit and the Kansas Corporation Commission has issued several rulings on this topic.

Chanute had Darren Prince, who is the Manager of Regulation of Regulation & Rates at the Kansas Municipal Energy Agency (KMEA) review Chanute's ordinance. While Mr. Prince concluded that Chanute's ordinance was adequate, he did suggest some updated language and with his assistance the attached revised Ordinance has been prepared. Most municipal utilities in Kansas offer both parallel generation and net metering, although there is very little monetary difference between the two.

Mr. Steve Huebert, 921 Windsor Rd distributed a handout and provided a brief summary of his request to the City of Chanute for amendment to the language of the existing Renewable Energy Billing & Credit Ordinance.

General discussion was made. Comments were made by City Manager Todd Newman, City Attorney David Brake, and Mr. Huebert.

Motion made by Commissioner Berthot, seconded by Commissioner Budreau to pass Ordinance Amending Chanute Municipal Code Section 14.44.040 Pertaining to Renewable Retail Customer Credit and Billing. Voting Aye: All. Motion carried unanimously.

The Ordinance was assigned: No. 2650.

TRASH CARTS

During the October 10, 2022 City Commission meeting, the Governing Body approved the purchase of (2) 24-yard Heil Multi-Pack Side/Rear Load Sanitation Trucks. There was a consensus from the Governing body to wait until 2023 to purchase the trash carts for residential property owners.

There was a consensus from the Governing Body at their January 9, 2023 regular meeting to seek quotes for new trash carts. The Governing Body requested a 60-30-10 ratio for purchasing of the new carts. City staff has received a quote from Armor Equipment for three different cart sizes with an expected delivery date of 8-12 weeks. City staff will have to install the wheels on each cart but this will lower the price on transportation.

General discussion was made. Comments were made by City Manager Todd Newman.

Motion made by Commissioner Berthot, seconded by Commissioner Fairchild, to authorize City Staff to purchase 7,000 carts from Armor Equipment as presented. Voting Aye: All. Motion carried unanimously.

PROPERTY RESOLUTION – 1507 SOUTH EVERGREEN

PROPERTY RESOLUTION – 407 WEST 1ST

PROPERTY RESOLUTION – 317 NORTH HIGHLAND

PROPERTY RESOLUTION – 519 NORTH GARFIELD

PROPERTY RESOLUTION – 1001 NORTH GARFIELD

PROPERTY RESOLUTION – 718 SOUTH GRANT

PROPERTY RESOLUTION – 722 SOUTH GRANT

Motion made by Commissioner Fairchild, seconded by Commissioner Berthot, to adopt resolution declaring that the above properties are in violation of Chanute Municipal Codes and authorizing abatement of certain nuisances as presented. Voting Aye: All. Motion carried unanimously.

The Resolutions were assigned: No. 2023-17, No. 2023-18, No. 2023-19, No. 2023-20, No. 2023-21, No. 2023-22, and No. 2023-23.

COMMISSION COMMENTS

Commissioner Fairchild commented on the Weekly Bulletin and Fiber information. He requested that City staff include the “Take Rate” per Pon.

Commissioner Budreau commented on the new trash trucks/carts and rollout plan.

General discussion was made. Comments were made by City Manager Todd Newman.

Commissioner Chaney commented on the recent Sales Tax Collection Report and also the Tourism Fund.

Commissioner Chaney commented on enforcement of the City’s Yard Parking Ordinance.

City Manger Todd Newman reported that this item will be placed on the Agenda at the next regular City Commission meeting for review and discussion.

Commissioner Chaney commented on the Chanute Land Bank and the Bylaws.

General discussion was made. Comments were made by City Attorney David Brake.

Commissioner Berthot commented on perception and emotional response.

ADJOURNMENT

Motion made by Commissioner Fairchild, seconded by Mayor LaRue, to adjourn. Voting Aye: All. Motion carried unanimously. Meeting adjourned at 8:36 p.m.

Tina L Bailey, CMC
City Clerk