

MONDAY

APRIL 03, 2023

The Governing Body of the City of Pratt met in Regular Session in the Commission Room located at City Hall.

PRESENT:	Zach Deeds	Mayor
	Gary Schmidt	Commissioner
	Jeanette Siemens	Commissioner
	Kyle Farmer	Commissioner
	Doug Meyer	Commissioner

ALSO PRESENT:	Bruce Pinkall	City Manager (Zoom)
	LuAnn Kramer	City Clerk
	Brent Carver	Finance Director
	Nate Humble	Police Chief
	Regina Goff	City Attorney
	Russell Rambat	Public Works Director
	Brad Blankenship	Building Inspector
	Jamie Huber	Director of Electric Utilities
	Larry Eisenhauer	Recreation Director

CALL TO ORDER:

The regular meeting was called to order by Mayor Deeds. The Mayor instructed the Clerk to note that all Commissioners were present.

Mayor Deeds reminded the audience that this meeting may be taped and/or recorded.

INVOCATION AND PLEDGE OF ALLEGIANCE:

Mayor Deeds led the audience in the invocation and the Pledge of Allegiance.

MINUTES:

Commissioner Farmer made a motion to approve the minutes of the March 20, 2023 regular Commission meeting and the March 27, 2023 Special Call meeting. Commissioner Siemens seconded the motion and it passed unanimously.

HEARING TO VACATE CITY OF PRATT PROPERTY ON 1ST STREET:

• **OPEN PUBLIC HEARING BY MOTION:**

Mayor Deeds made a motion to open the public hearing to vacate the City property located on First Street. The motion was seconded by Commissioner Schmidt and carried unanimously.

• **DISCUSSION:**

City Attorney Goff stated that the Ordinance to vacate this property had one change and that was the word alley had been changed to City property. Ms. Goff also clarified that the property would be divided in

half by the Register of Deeds and this was the only way it could be done since they were purchasing it from us. Ms. Goff stated that the Thimesch's would then get a Quit Claim Deed from the hotel and take that to the Register of Deeds to get ownership of the other half of the property. Ms. Goff commented that the Notice was published on Tuesday, March 07, 2023 which was over the twenty day requirement for the hearing. Ms. Goff then asked the department heads if there was any inconvenience this would cause them if the vacate was approved. Recreation Director Eisenhower stated that it would not cause him any problems, Director of Electric Utilities Huber stated that they could access their utilities from the back through Subway, Building Inspector Blankenship stated that he had no issues that would stop it, Public Works Director Rambat commented that it was a plus for his department because they no longer had to do maintenance on it, Chief Humble had no problem with vacating the property, Finance Director Carver had no problems and neither did City Clerk Kramer. Mr. Rambat added that KDOT would not dedicate that as an entrance, so that would not be a problem either.

Ms. Goff stated that, if the ordinance was approved, it would be published and there would be thirty days for any objections by the general public. Commissioner Farmer asked what happened if there were any objections. Ms. Goff stated that this would not happen. Commissioner Farmer asked if this would set a precedence for other alley ways. Ms. Goff answered that this was handled tonight just like the last one that we denied; however, this one was approved.

- **CLOSE THE PUBLIC HEARING BY MOTION:**

Mayor Deeds made a motion to close the public hearing. The motion was seconded by Commissioner Siemens and carried unanimously.

CONSIDERATION AND APPROVAL OF ORDINANCE 2304 TO VACATE CITY PROPERTY ON 1ST STREET BETWEEN THIMESCH ELECTRIC AND ECONOMY INN:

With no further discussion, the following Ordinance 2304 was then presented to the Commissioners for their approval: **AN ORDINANCE PROVIDING FOR THE VACATION OF THE EAST 72 AND ONE-HALF FEET (72 1/2') OF LOTS 1, 2, 3, AND 4 IN BLOCK 1 OF FRISCO ADDITION TO THE CITY OF PRATT, PRATT COUNTY, KANSAS, EXCEPT THAT PART SOLD FOR HIGHWAY PURPOSES.** Commissioner Farmer made a motion to approve Ordinance 2304 to vacate City property on First Street between Thimesch Electric and Economy Inn. The motion was seconded by Commissioner Meyer and carried unanimously.

CONSIDERATION AND APPROVAL OF THE PURCHASE OF A NEW PATROL CAR:

Police Chief Humble reminded the Commission that he had told them how difficult it was to get patrol cars; however, he had found an option of a fully outfitted patrol vehicle. Chief Humble listed off the equipment that would come with the vehicle such as the watch car camera system, cage, radios and even the graphics. Chief Humble stated that there were no other companies within the immediate area that had vehicles like this. Chief Humble commented that he did not buy any vehicles last year and the prices had almost doubled. Chief Humble asked that the Commission consider the approval of the fully equipped police patrol vehicle from Superior Emergency Response Vehicles. Commissioner Farmer asked if this vehicle would have to be sent somewhere to have the City of Pratt graphics put on it. Chief Humble stated that they do it all, so once it was ready, it would be turn key. Chief Humble added that it would take only a few days or could be as soon as tomorrow. With no more discussion, Commissioner Farmer made a motion to approve the purchase of a new patrol car from Superior Emergency Response Vehicles in the amount of \$64,432.22. Mayor Deeds seconded the motion and it passed unanimously.

CONSIDERATION AND APPROVAL OF THE SOUTH MAIN STREET PROJECT AGREEMENT WITH KDOT:

Public Works Director Rambat stated that the Bureau of Local Projects sent him the agreement for the South Main project and it just states that we were committing to our 10% of the project costs. Mr. Rambat commented that they just needed a signature on the agreement and the payment would not be due until fifty to sixty days after the completion of the project. Mr. Rambat explained that it was scheduled to be let out for bid mid to late 2024 and there was an outside chance it could be done in December 2024 or spring of 2025. Mr. Rambat stated that he did not think it would make a seasonal difference with Stanion Wholesale Electric; however, he would make contact with them when the time got closer.

Mr. Rambat stated that he would be working with the engineers and KDOT on traffic control. Mr. Rambat commented that EBH Engineer Joel Krosschell was thinking of alternating one lane of traffic with a temporary traffic light. Mr. Rambat stated that this was just the agreement committing to the 10% for the project and was the final piece to it. City Attorney Goff stated that this was a standard boiler plate agreement. Mr. Rambat added that 80% of the agreement was definitions. With that being said, Commissioner Farmer made a motion to approve the South Main Street Project Agreement with KDOT. Commissioner Siemens seconded the motion and it passed unanimously. Mr. Rambat added that he would be submitting the other two blocks from Sixth Street to Eighth Street, with the help of Mr. Krosschell, and assuming we would get it, that would give us concrete from Sixth Street to Tenth Street and get rid of all the coffee bumps in the bricks to the railroad tracks.

OPEN AGENDA:

No one in the audience wished to address the Commissioners.

REPORTS:

City Manager:

- **KRWA Conference:**

City Manager Pinkall stated that he had been at the KRWA Conference for three days last week and he had learned a lot about the lead and copper issues. Mr. Pinkall commented that there was a lot of paperwork that would need to be done and the State was putting things into place to make sure that you did it and not just check it off the list. Mr. Pinkall added that Public Works Director Rambat and Water Superintendent Clay had been talking about this a lot. Mr. Pinkall added that we needed to focus on getting organized so that we could do this major project correctly.

- **REAPE:**

Mr. Pinkall stated that there were ten County groups that were represented by Cities in REAPE. Mr. Pinkall commented that we were the furthest City west and one of the smallest. Mr. Pinkall explained that they focus on the Sedgwick metropolitan area, but there were good reasons to stay connected. Mr. Pinkall added that it could improve our economic development and be a concept we could share with our new Economic Development members.

- **Pool project:**

Mr. Pinkall stated that the pool project was moving along well and you could see the definition of the lazy river, deep end, and the foot print of the pool and where it sits to the streets. Commissioner Siemens

asked if we were still looking at the July 1st deadline. Public Works Director Rambat stated that they brought that up at our last meeting. Mr. Rambat commented that they should be able to get all the concrete pour unless we get a wet spell, but they were making progress. Mr. Pinkall stated that their lead times were still on track.

City Attorney:

- **KRWA Conference:**

City Attorney Goff stated that she had attended the KRWA Conference also and the attorney's forum was Tuesday. Ms. Goff commented that Mr. Kevin Cowan was also there and they discussed the pool project. Ms. Goff added that conferences were good for networking with professionals.

Public Works:

- **Pool:**

Public Works Director Rambat stated that he had picked some colors for awnings and doors and pre-ordered chemical tablets for the pool. Mr. Rambat explained that there was an early season sale that saved us money and they came in buckets that did not have a shelf life. Mr. Rambat commented that he had also ordered tables for the concession area. Mr. Rambat stated that he had also visited with the pool manager about when she could get into the guard house to get it functional and allow the kids to get familiar with the surroundings. Mr. Rambat commented that it will take time to come up with a plan.

- **Fall projects:**

Mr. Rambat stated that he would be getting with Brian Arensdorf about the projects for the fall of 2023. Mr. Rambat commented that one of the projects would be the alley on South Main Street behind Bolen Office Supply. Mr. Rambat stated that that would be presented to the Commission.

Building Inspections:

- **Pool Inspections:**

Building Inspector Blankenship stated that inspections were a daily thing at the pool. Mr. Blankenship explained that he had a bond and rebar inspection early this morning. Mr. Blankenship commented that bonds were a continuous loop to each and every piece of metal that it came in contact with, which includes rebar where the ropes and metal hook into the ropes between the lines up to the piers that the slides would sit on. Mr. Blankenship stated that all of that had to be bonded in one single loop. Mr. Blankenship commented that there was a lot of copper with connections. Mr. Blankenship added that he did a rebar inspection and they poured the shallow end of the deep end on the east side.

- **South Jackson:**

Mr. Blankenship stated that the structure on South Jackson Street came down over the weekend and was being cleaned up.

- **Train inspection:**

5 – April 03, 2023 (Regular Commission meeting)

Mr. Blankenship stated that there would be a train inspection at 10:00 a.m. tomorrow and the Department of Labor would be here at 1:00 p.m.

Electric Department:

- **House move:**

Director of Electric Utilities Huber stated that they had a house move last week on North Ninnescah Street, but it was just across the street and up the block a bit.

- **Poles ripped out of the ground:**

Mr. Huber stated that they had some poles ripped out of the ground, but got those back up and going. Mr. Huber explained that a propane truck had snagged them, so it would be turned into insurance. Commissioner Meyer asked if we would be reimbursed by insurance. Mr. Huber stated that we should be.

- **Replacing LED's:**

Mr. Huber stated that the line guys were replacing all the LED lights on Highway 61 and 54. Mr. Huber commented that the company was reimbursing us because the ones we had failed.

- **New pole:**

Mr. Huber stated that the new pole finally came in and it was quite a sight to see.

- **New service:**

Mr. Huber stated that the guys would be setting a new line for a new home on the south side of the archery range now that they got the signed agreement.

Recreation Department:

- **Busy season:**

Recreation Director Eisenhower stated that they were off and running being busy the next six out of seven days with track meets, tennis and baseball. Mr. Eisenhower commented that they would be busy the next twenty-four of the next thirty days with something.

Police Department:

- **RX and Illicit Drug Summit:**

Chief Humble stated that he would be attending the RX and Illicit Drug Summit in Atlanta next week. Chief Humble commented that it would be funded with the opioid money we had received. Chief Humble commented that he would be bringing back educational and preventive materials. Chief Humble stated that these things were all agreed upon in the settlement, which included Narcan. Chief Humble explained that he would be doing a Chief's Coffee at N' Cahoots on April 18th to inform them of what the police department was doing and on the materials he had brought back. Chief Humble stated that he would be doing something like this quarterly and he also would be doing something with USD 382 like

Pizza with the Police. Chief Humble commented that that may be with an organization, group of students or students of their choice. Chief Humble stated that this was a proactive thing to improve communication with the public.

Chief Humble informed the Commission and staff that there was a fentanyl out there that Narcan did not even work on and was much more deadly. Chief Humble stated that we did have fentanyl here and they go to many overdoses where our people administer Narcan. Chief Humble stated that he wanted to get as much educational information out there that he could. Commissioner Farmer asked if this new type of fentanyl required equipment. Chief Humble stated that there was nothing out there to stop it. Commissioner Farmer asked where it was coming from. Chief Humble commented that he was not sure.

Finance Department:

- **Economic Development and Tourism Financials:**

Finance Director Carver stated that he had included the Economic Development and Tourism financials from the year end 2021 and 2022 and he explained it briefly.

- **ARPA funds:**

Mr. Carver commented that we received \$991,349.06 for the two annual installments and we have added interest monthly, so as of February 2023, our total revenues add up to be \$992,118.00. Mr. Carver explained the following on the expenditure side:

- \$6,000 for well 17 grant application.
- Encumbered \$47,500 for water report.
- Encumbered \$164,541 for UV Project.

Mr. Carver stated that, adding bank fees and minor expenses as of last meeting, there was \$784,038.00 left to spend. Mr. Carver commented that once encumbrances were fully expended, there would be \$773,501.27 plus interest.

Mayor and Commission:

- **Lemon Park cameras:**

Public Works Director Rambat informed the Commission that the cameras in Lemon Park were just days away from being installed.

- **Budget Workshop:**

Mayor Deeds asked if the Commission could get a regular time line for the budget workshop and maybe have a pre-budget meeting. Finance Director Carver stated that he would be getting the department heads their managerial sheets at the end of the month.

- **Art Museum:**

Commissioner Siemens stated that the Filley Art Museum had a great event that brought in artists from Colorado, Medicine Lodge and Hillsboro and one hundred fifty-six people attended.

7 – April 03, 2023 (Regular Commission meeting)

- **Clean-up week:**

Commissioner Siemens stated that there were several independent groups and individuals that were going to help clean up yards, etc. during clean-up week in May. Commissioner Siemens added that the Chamber office would be taking calls for them.

ADJOURN:

Commissioner Farmer made a motion to adjourn. The motion was seconded by Commissioner Meyer and passed unanimously.

ZACH DEEDS, Mayor

(SEAL)

ATTEST:

LUANN KRAMER, City Clerk