

MONDAY

OCTOBER 28, 2019

The Governing Body of the City of Pratt met in a Regular City/County joint meeting in the Commission Room located in City Hall.

PRESENT:	Doug Meyer	Mayor
	Gary Schmidt	Commissioner
	Don Peters	Commissioner
	Jason Leslie	Commissioner
	Zach Deeds	Commissioner

ALSO PRESENT:	Bruce Pinkall	Interim City Manager
	LuAnn Kramer	City Clerk
	Regina Probst	City Attorney
	Diana Garten	Finance Director
	Nate Humble	Chief of Police
	Joe Reynolds	County Commissioner
	Glenna Borho	County Commissioner
	Tom Jones	County Commissioner
	Sherry Kruse	County Clerk
	Tyson Eisenhauer	County Counselor
	Jimmy White	Pratt County Sheriff

CALL TO ORDER:

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

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

BUSINESS:

CONTINUED DISCUSSION ON LEC:

Mayor Meyer stated that the City Commissioners had talked about still having a problem coming to grips with paying for capital improvement for a County building. Mayor Meyer commented that he knew that it was in the agreement, but it was hard to understand City tax dollars paying for that. Mayor Meyer stated that he knew that the City had to pay for something and they had gotten some rough figures trying to define space that we occupy for the Police Department, such as the lobby, dispatch, meeting room and exercise room. Mayor Meyer commented that the City wanted to pay their fair share and Commissioner Peters had stated that he wanted to be fair across the board. Mayor Meyer commented that this was only a discussion today and there would not be any conclusions.

Mayor Meyer asked if the County had talked about dispatch costs. Commissioner Reynolds stated that it had been discussed, but no decisions were made. Mayor Meyer commented that seventy-five percent of the calls that come in were City calls and twenty-five percent were County, which was reasonable and fair. Commissioner Reynolds stated that they needed to think about the other things the County does such as EMS and their runs in the City, which were expensive. Commissioner Reynolds commented that there

were other things that needed looked at that the City does not help with. Mayor Meyer commented that City Fire would like to help with rescue, which would take some of the burden off of County Fire. Commissioner Reynolds stated that they did not feel bad that they had to help, because it benefits the people. Commissioner Reynolds stated that Commissioner Peters wanted to make a big deal about paying more and City taxpayers paying, but so are the County taxpayers.

Mayor Meyer commented that, if the City paid the County \$100,000 for the use of that space, they would know to budget for that. Mayor Meyer clarified that having to pay a quarter of a big capital improvement that had not been budgeted for was difficult and it was still a County building at the end of the day. Mayor Meyer commented that he did not think that City taxpayers knew what they were paying for. Mayor Meyer stated that the City knows that they pay for dispatch and that the County would help pay for a dispatch supervisor, but the budget needed a firm number. Mayor Meyer commented that the past Commissioners had not questioned the agreement; however, there could be a whole new Commission soon.

Commissioner Reynolds stated that, instead of bickering back and forth, they wanted the City to let them know what they were willing to pay for and the County would come back with a yes or no. Commissioner Reynolds commented that this was not getting us anywhere. Mayor Meyer commented that the intention of the building when it was first built was to have both departments and Municipal Court in it and have everybody together. Mayor Meyer stated that this was working better than it had in the past and they were all doing a great job. Mayor Meyer added that people think crime is high in Pratt and Pratt County, but there was always going to be crime.

Commissioner Peters stated that he had put some numbers together with the help of Mr. Rich Sanders and the market for renting space was \$10 per square foot and the City would be willing to pay that. Commissioner Peters clarified that the City was willing to pay \$70,000 rent with no capital improvements and the County would pay 25% of dispatch services. Commissioner Peters stated that that was where the LEC Committee ended up. Commissioner Borho stated that that was not right and the whole LEC meeting had been a waste of time. Commissioner Borho commented that they had a total agreement for recommendation to take to the Commissions and cost sharing had been discussed. Commissioner Borho stated that they had talked about letting the City see the bids for any improvements before a decision was made, but now that had all gone to the way side. Commissioner Peters stated that he had brought the recommendations to the Commission and the discussion had turned into it being a County building and why not pay rent. Commissioner Peters added that that was the consensus the City had come to. Commissioner Borho stated that they had sat in a meeting and had a good meeting that was fair and equitable for both bodies and now we were where we were prior. Commissioner Leslie stated that the City was trying to work together and he felt that we were farther than we were before. Commissioner Leslie added that they were talking about different services to balance things out.

Commissioner Borho stated that the City pays \$300,000 for dispatch employees and their benefits and the County was offering to pay for half of the costs for the supervisor and they wanted a say in who was hired. Mayor Meyer stated that they could have a say, but the ultimate decision was Chief Humble's. Mayor Meyer commented that the County Commission had the decisions on capital improvements, so he did not feel that we were back to square one. Commissioner Peters stated that they had talked about 25% of the utilities for the City and 75% for the County. County Counselor Eisenhower stated that this would not be a long-term improvement. Commissioner Borho stated that it was maintenance. Commissioner Peters asked if 25/75 was fair. Commissioner Reynolds stated that it was. Mayor Meyer stated that the City was okay with paying 25% of department's costs. Commissioner Borho stated that the County was willing to pay 50% for the supervisor position and 25/75 agreement on everything else, which she felt was fair and equitable. Mayor Meyer stated that that was cleaner. Chief Humble stated that 25% of the calls were County and 75% were City, whether it be EMS, police or fire. Chief Humble clarified that

some things in the City were the Sheriff's call. Mayor Meyer commented that everybody in the City pays County taxes.

Commissioner Peters clarified that it was decided that 25% of the capital improvements were the City's responsibility and 75% were the County's, which were estimated to be about \$400,000. Commissioner Peters added that that would have the City coming up with \$100,000. Commissioner Borho commented that they could not do all this in one calendar year. Commissioner Borho stated that the first things would be the mold issue, a new roof and new windows. Commissioner Leslie asked if the City would have an input on those also. Commissioner Borho stated that they could look at the bids before it was awarded.

Commissioner Deeds commented that it was a commonly understood business practice that you never put money into someone else's business. Commissioner Deeds suggested that the rent number be tweaked a little bit. Commissioner Peters stated that we were not paying rent right now. Mayor Meyer commented that the County would come out ahead if we paid rent or whatever and they would have cash in hand. Mayor Meyer added that the County could spend the \$100,000 however they wanted. Mayor Meyer stated that the City would rather budget for that \$100,000. Mr. Eisenhower stated that that process was clean, but the percentages did not come up with a rent number. Mr. Eisenhower commented that it might work if they could come up with a number.

Mayor Meyer stated that we had to have dispatch and it was located where it should be. Mayor Meyer commented that we needed to get input on who was going to get hired for dispatch supervisor. Commissioner Peters commented that the City could pay \$100,000 rent and the County could pay \$125,000 for dispatch. Mr. Eisenhower commented that numbers do talk. Commissioner Peters suggested that the County could pay a third of the dispatch costs. Commissioner Schmidt stated that he was on track with that and that would solve budgeting and the revenue side of things. Commissioner Schmidt commented that the trick was working out the numbers. Mr. Eisenhower stated that they did not want to piece meal, but try to get a universal deal and move on; therefore, numbers would be beneficial.

Commissioner Schmidt asked what portion of the EMS budget comes from client's insurance companies and not from the County Commission. Commissioner Reynolds stated that many of the clients did not pay their bill with EMS and he added that they had written off \$200,000 at times. Commissioner Schmidt asked if the City does anything as a police department or sheriff department to charge for services rendered. Commissioner Borho stated that tickets go into the general fund. Chief Humble stated that the City did the same thing. Commissioner Leslie questioned how we had paid out for capital improvements. Ms. Garten stated that the City had put back \$15,000 a year for those. Ms. Garten commented that the City's pay out was at the discretion of the LEC committee and what our share was. Mayor Meyer commented that the City had occupied this space without paying lease or rent, so we helped pay for improvements. Commissioner Leslie commented that \$15,000 was a solid number for capital improvements. Commissioner Deeds stated that this would be an act of faith and we would trust them to use the money wisely. Commissioner Reynolds stated that they do not try to waste money. Mayor Meyer stated that the City needed a number for the budget and we had to make those numbers equal out. Commissioner Borho stated that 25/75 on utilities was agreeable. Mayor Meyer stated that there could still be a LEC agreement.

City Attorney Probst asked about the 911 funds. Commissioner Borho stated that no one was buying anything that was not by Statute. Commissioner Borho asked why we have an agreement and why the City could not pay for their stuff and the County pay for theirs. Commissioner Peters asked if it was a requirement to have an agreement. Commissioner Borho stated that there was not. Ms. Probst stated that you need property rights. Interim City Manager Pinkall stated that, even if they came to an agreement, it could all change tomorrow, whether it was with dispatch changes or whatever. Mr. Pinkall commented

that there had to be a way that we could all agree on how this was going to work and then we could work on the budget and a plan.

Mr. Eisenhower stated that he could work on a draft if he had a washout number. Commissioner Deeds asked if it could be established year to year. Ms. Probst stated that there had to be an agreement, because her understanding was that the dispatch obligation revolves on the County and this agreement shifts it to the City. Ms. Garten asked if the wash situation would eliminate the capital improvements. Commissioner Borho and Mr. Eisenhower stated that it would; however, the utilities would be separate. Ms. Probst stated that the question was whether the City should be investing in a County building. Mayor Meyer stated that it was in the best interest of the City to not have any more capital improvements. Mr. Pinkall stated that there would be no money differences if it was a wash. Mr. Pinkall commented that next year the City would still operate dispatch and the County would take care of the building, because we were each paying \$100,000. Commissioner Borho asked if the City gave raises every year. Ms. Garten stated that they did. Commissioner Borho commented that that would make rent go up.

Commissioner Borho questioned the daily fees for inmates. Commissioner Peters stated that if the \$35 was not enough, they needed to tell us. Commissioner Borho stated that this had to be equitable to both parties and she added that \$10 a square foot sounded pretty cheap. Commissioner Peters stated that that came from Mr. Rich Sanders. Commissioner Borho questioned if we would do the utilities and the dispatch like we do landfill and separate them out. Mr. Eisenhower stated that the inmates were not part of this, but the 25/75 split for utilities was. Commissioner Deeds stated that this would make people more accountable. Commissioner Reynolds commented that we could go back to a flat fee. Mayor Meyer commented that the City needed to look at the cost of leasing space, but we could continue the way they were. Mayor Meyer stated that, in principle, the City wanted to pay their fair share for using the LEC. Commissioner Schmidt stated that there had been changes since 1976, because there was no 911 system back then. Commissioner Schmidt commented that it was going to continue to change and they had to go into this agreement knowing that it would change.

Commissioner Borho stated that, no matter what rent was or changes in dispatch, rent was dispatch for the City and the County provided the building. Mr. Eisenhower stated that there could be a way to do a draft that states that it will always change, but would always be a wash. Commissioner Schmidt asked how it would work if the police department needed an addition. Chief Humble stated that they had already expanded to the Municipal Building, because they ran out of room. Commissioner Schmidt stated that we could not anticipate on what there would be in the future and legislation could change also and the Commissions would have to revisit this document.

Ms. Probst stated that Chief Humble was not at the last meeting, so he had not had the opportunity to address the Commission about what his thoughts were on what rent should be. Mr. Pinkall stated that it would be a basic wash issue and putting that money aside, but not adjusting the police department's budget. Mr. Eisenhower stated that there would be no money changing hands. Chief Humble clarified that the City would continue to pay for dispatch. Mayor Meyer stated that that was correct. Commissioner Peters added that the City would be paying \$100,000 and the long-term capital improvements were not a liability to the City. Mayor Meyer commented that 25% of the cost of dispatch would be the lease payment. Mr. Eisenhower stated that both sides were agreeing that the numbers were equal.

Mayor Meyer stated that they were not going to solve anything today and the City Commission would meet with Chief Humble at the next meeting. Commissioner Peters clarified that this was for year 2021 and he questioned what the City's responsibility would be for the roof and window repairs in 2020. Mr. Eisenhower stated that that was a fair question, but he did not know if we could equate what the County was going to pay for dispatch. Ms. Garten stated that the City did not have that much in reserves.

Commissioner Borho stated that the roof and windows could not be put off, so it would probably be spring when that gets done. Commissioner Peters asked if the mold would be taken care of then also. Commissioner Reynolds stated that the mold was important and they would get this fine tuned.

GENERAL DISCUSSION:

- **Recycle Center:**

Mayor Meyer asked how the Recycle Center was doing because he had read that there were several that had closed. Commissioner Jones stated that they were above water. Commissioner Reynolds stated that they were making it work. Commissioner Jones stated that they had quit taking recycling from other counties, because the market was low. Commissioner Peters asked what they got the biggest return on. Commissioner Reynolds stated that it was cardboard, but it was down now also.

NEXT MEETING:

After little discussion, the next meeting was set for November 25th at 1:00 p.m. at City Hall.

ADJOURN:

Mayor Meyer made a motion to adjourn that was seconded by Commissioner Leslie. The motion and second passed unanimously.

Doug Meyer, Mayor



ATTEST:

LuAnn Kramer, City Clerk