

The Council of the City of Wellington, Kansas, met in a Work Session on September 26, 2016 at 5:30 p.m., in the City Council Room, City Administration Center, with Mayor Shelley Hansel presiding.

The Pledge of Allegiance was led by Mayor Hansel.

Council members Vince Wetta, Kip Etter, Bill Butts, Jan Korte, Jim Valentine, and Kelly Hawley were present.

Members of the Staff present were City Manager Shane Shields, City Clerk Carol Mericle, and Public Works Director Jeremy Jones.

The Pledge of Allegiance was led by Mayor Hansel.

#### **Agenda Items**

***Wellington Area Chamber of Commerce/CVB Community Projects.*** Chamber Director Annarose White presented a list of proposed Chamber projects seeking City cooperation and approval. She said the first project was a plan for the former Antler's lot, including a bulletin board/kiosk to be built by the High School Shop Class. She handed out a drawing of the proposed overall plan for the lot, including permanent restrooms needed by the year 2021 for the Sesquicentennial Anniversary (150 years) of the City, and the possible addition of a small playground. Director White is hoping to obtain some public art features, such as small trains, or animals for this area also. She said the High School class is ready to build the kiosk and she is hoping to get approval as soon as possible. The cost estimate for the kiosk is approximately \$1,000. She added, a concrete pad would be needed for the kiosk, after it is built.

Mayor Hansel said the Council needs to vote on the project at the October 4<sup>th</sup> meeting. City Manager Shields said Council needs a long term plan for the lot proposal as utilities will be needed as well as ADA compliance. Mayor Hansel asked if our engineers, PEC, could be contacted to look at this idea.

Director White said the Community Foundation is interested in investing in some future projects also, according to Dana Anderson. She also said since BNSF helped financially with the Wheat Festival this year, the Chamber has a connection to them for possible other funding of projects. Council member Wetta asked Director White if she had more information on the Train Viewing Platform. She said there is no money available from the State Tourism Committee. He said there may be money available from a match of railroad employees and the BNSF.

Director White told the Chamber is interested in the Build-A-House in Wellington. A small house could be built and displayed on the empty lot at 15<sup>th</sup> and Washington. She said they could raise funds for this with City approval, and be used as a possible Santa's Workshop. She is asking the City for approval to do this and hopefully this be will an incentive to those wanting to build homes in Wellington.

Council member Korte said she would like the City to pursue the Land Bank idea. Manager Shields replied that was initiated by the former City Manager and he did not know what happened to it. Council member Korte would like to see it started again.

Director White continued with plans to be considered for the Heritage Park area. She told the Relight Wellington group would like to put a live Christmas tree there. Manager Shields told of a drainage problem in Heritage Park and said a sink hole has been discovered there and would not be advisable to plant there. Mayor asked about planting a tree in Antlers lot. Manager Shields said that was the reason for a long range plan for that area. Director White added they had just received a cast iron plaque for signage by the Civil War Cannons in Heritage Park.

There was more discussion about the planning for the Chisholm Trail anniversary this year and also about plans to celebrate the Sesquicentennial in 5 years. Director White told that a committee would be working on the coming celebration.

**Westborough Roads.** Manager Shields reviewed the history of proposals for this area. He told in 2012, a proposal to completely repair the roads including drainage issues would cost \$1.1 million, and a petition was presented to residents to split the cost in half for City and residents, with the residents share paid through special assessments. The petition failed. He said recently Mr. Terry Nunemaker of #53 Westborough Road, obtained an proposal of \$395,000 to repair the roads, but it did not address the drainage issues. Manager Shields told of Public Works Director Jones having a plan for about \$353,000 for the repairs but still does not address the drainage issue, which he believes is very important.

Director Jones said his plan provided base under 2" asphalt. He also said this would need a seal coat every few years, and after 20 years could chip seal. Manager Shields reminded Council of the plan proposed a few years ago to spend \$15,000 per year on these roads.

There was more discussion on the funding for this project with Council suggesting a Bond Issue possibly including the proposed C Street repairs. Manager Shields said there would have to be at least 5% assessed to the residents with a bond of this type, and since it would be petitioned, it couldn't be joined with other projects. Council member Butts stated that would be at least 5% in Special Assessments of the \$350,000 to \$400,000 cost to resurface all streets for 46 owners.

Council member Wetta inquired about a time frame to start repairs. Director Jones estimated nine months from now as winter is near. Mayor Hansel asked why these owners would be assessed for streets when other residents aren't assessed. Director Jones answered they were not assessed originally as others have been. Council directed Manager Shields to look further into the options for this issue.

**Sanitation Operations.** Director Jones presented a proposed contract with Waste Connections, Inc. for taking over the Residential and Commercial Trash Collection. He indicated an executive session may have to be called to discuss rates from the vendor. The first proposal does not include any recycling service or franchise fee. The contract is for a seven year period. He told they may be interested in buying one or two of our trash trucks, and our current City employees could apply for open positions with them.

Director Jones told they were not interested in purchasing the Landfill Transfer Station, and the transfer amount to the General Fund for Supervisor and Compost wages would have to move to the Landfill budget. He said that would increase the price charged at the Landfill and eventually would drive off our two private haulers. Council member Valentine inquired about the loss of jobs and salaries that would occur and decrease money spent by them in the City. Director Jones told it would be a loss of seven full time employees and wages of \$180,000 plus benefits. He further explained this contract would put an end to our commercial recycling program and eliminate the staff available for citizen drop off of recycle items.

Director Jones continued there is a second proposal that is the same and includes curbside recycling for residential customers and a 5% franchise fee paid to the City. There was more discussion on the cost for the City to do curbside recycling.

Council member Korte moved to recess into executive session for confidential data relating to financial affairs or trade secrets of second parties, with Council, Manager Shields, and Director Jones for a period of time not to exceed 10 minutes. The motion was seconded and carried. The meeting was recessed into executive session at 7:04 pm.

The Council Work Session reconvened at 7:14 pm. No binding action was taken. Manager Shields said the options are to sell off the Sanitation service or raise rates to include recycling. Director Jones advocates automation to improve services. Council member Etter agreed, with automation of trucks there would only need to be one employee per truck and that would save in several ways. Upon request, Director Jones answered total automation and recycling would cost \$2.2 million if done all at once. He stated rates need to be raised \$1.00 to \$1.43 per month per customer to maintain the present service and

possibly \$6.00 to do total automation. After more discussion, the Council directed staff to put together figures for options to expand the current service.

The meeting was adjourned.

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Mayor

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City Clerk