

REGULAR COUNCIL MEETING
January 19, 2021
CITY HALL
121 S. MERIDIAN

Mayor Cicirello called the meeting to order via Zoom at 7:00 p.m. with the following members present: Matt Stamm, Paul Davis, Ben Anderson, Gina Gregory, Dale Kerstetter, Chris Evans, Robert Wilson and Ronald Colbert.

Members Absent: None

Staff Present: Lloyd Newman, Public Safety Director
Rodney Eggleston, Public Works Director
Neal Owings, Parks and Public Buildings Director
Ryan Shrack, Community Development Director
Barry Smith, Assistant City Administrator
Brent Clark, City Administrator
Josh Golka, City Engineer
Kristi Carrithers, City Clerk

Press present: The Ark Valley News

APPROVAL OF THE AGENDA -

Stamm moved to approve the agenda as presented, seconded by Davis. Vote yea: unanimous. Motion carried.

ADMINISTRATION AGENDA –

JANUARY 5, 2021 REGULAR CITY COUNCIL MINUTES-

Evans moved to approve the minutes of the January 5, 2021, regular City Council meeting, seconded by Davis. Vote yea: unanimous. Motion carried.

PRESENTATIONS/PROCLAMATIONS – NONE

PUBLIC FORUM – NONE

APPOINTMENTS – NONE

COMMITTEES, COMMISSIONS – NONE

OLD BUSINESS – NONE

NEW BUSINESS-

A. ORDINANCE 1353-21: ECONOMIC DEVELOPMENT INCENTIVES POLICY

Community Development Director Shrack presented Ordinance 1353-21 for Council consideration. Shrack stated that the Valley Center Economic Board reviewed the guidelines recently adopted by Sedgwick County and the City of Wichita. Shrack reminded Council of the presentation from the Greater Wichita Partnership last fall discussing various development incentives. The proposed policy includes economic development incentives such as: Industrial Revenue Bonds, including Sales Tax and Property Tax Abatement, Community Improvement Districts, Tax Increment Financing, and Sales Tax and Revenue (STAR) Bond Financing. Modifications to the policy adopted by Wichita and Sedgwick County

are administrative in nature. An important modification gives the City's Economic Development Board an opportunity to hear applications and provide written comments and recommendations to City Council. Council questioned our current tax abatements, plagiarism and application fees. Shrack stated that our current tax abatement is for job creation. The proposed policy was written so that Sedgwick County cities could adopt it with minor modifications. Shrack also stated that Valley Center currently follows the same fee structure as Sedgwick County.

Anderson stated that as chair of the Economic Development Board, he supports the adoption of formal guidelines. If developers inquire, we have something in place.

Kerstetter moved to approve Ordinance 1353-21, adoption of a new economic development incentives policy, for 1st reading., seconded by Gregory. Vote Yea: Unanimous. Motion carried

B. RESOLUTION 696-21: SUPPORT OF MAIN STREET PROGRAM

Community Development Director Shrack gave background of the Valley Center Main Street program and thanked Council for their support. The Kansas Main Street Program on the state level has been formed by Governor Kelly. The Kansas Main Street program will select 3 cities to receive accreditation in 2021 from the State. This Resolution of Council support will be submitted with the application.

Kerstetter moved to approve Resolution 696-21 in support of Kansas Main Street Program. Motion seconded by Stamm. Vote Yea: Unanimous. Motion carried

C. QUIET ZONE DISCUSSION

Golka lead Council in discussion of history and the potential implementation of a quiet zone on the BNSF railroad going through Valley Center. Golka explained that in 2013, estimated costs were one million per crossing. New guidelines and standards to crossings could potentially make a quiet zone feasible. Golka stated that a full study to develop concept site plans and cost estimates would be the first step. The rough estimate range of \$105,000. to \$1,750,000. is too broad. Golka stated that if Council would like to proceed, he can bring a proposal for the study for approval to the next meeting.

Council stated that the railroad horns have long been a complaint from residents and it only seems to be getting worse. Kerstetter voiced support, but not if it bumps current CIP projects. Anderson asked if a partnership with Sedgwick County or Park City could be explored. Mayor Cicirello directed Golka to bring a proposal to the next meeting for consideration.

CONSENT AGENDA

- A. APPROPRIATION ORDINANCE - JANUARY 19, 2021
- B. CHECK RECONCILIATION – DECEMBER, 2020
- C. TREASURER'S REPORT – DECEMBER 2020
- D. REVENUE AND EXPENSE SUMMARY – DECEMBER 2020
- E. ECONOMIC DEVELOPMENT BOARD MEETING – JANUARY 6, 2020

Wilson moved, seconded by Davis to approve the Consent Agenda as presented. Vote Yea: Unanimous. Motion carried.

STAFF REPORTS

COMMUNITY DEVELOPMENT DIRECTOR SHRACK

Shrack thanked Council for their support of the Main Street program. The approved Resolution will be submitted to the Kansas Main Street program in hopes Valley Center is selected to receive accreditation in 2021.

PARKS AND PUBLIC BUILDING DIRECTOR OWINGS

Owings presented a report on Wetland Park. He talked about the history of the park as well as developments in recent years. Owings recognized his department for the hard work they have done as well as the many residents/students in the community that have volunteered many hours in the park.

PUBLIC SAFETY DIRECTOR NEWMAN

Announced that Austin Hart graduated from the police academy last Friday. He has begun the 10 week field training in Valley Center.

PUBLIC WORKS DIRECTOR EGGLESTON

Eggleston reported that Brandon Miller will begin with the water department next Monday, January 25th.

ASST. CITY ADMINISTRATOR SMITH

State senate bill 13 regarding changes to tax notification and current tax lid passed last week. It will go the house next week. He will continue to track and report on impact on City budgets. He plans to give a report on the 2020 end of year finances at the February 16th meeting. He received notice that Cares funding from Sedgwick County has been approved.

CITY ADMINISTRATOR CLARK

Reported that he is gathering quotes on flag production.

GOVERNING BODY REPORTS –

MAYOR CICIRELLO

Would like to hold City Council meetings in the Council room beginning in February. Council indicated support of that proposal.

COUNCILMEMBER GREGORY

Stated that a Sedgwick County Association of Cities will have a meeting via zoom, January 21, 2021 at 6:00pm.

Colbert moved to adjourn, second by Kerstetter. Vote Yea: Unanimous.

ADJOURN -

Meeting adjourned at 8:21 PM.

Kristi Carrithers, City Clerk