

REGULAR COUNCIL MEETING  
August 16, 2022  
CITY HALL  
121 S. MERIDIAN

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

Members Absent:       None

Staff Present:         Gage Scheer, City Engineer  
                          Barry Arbuckle, City Attorney  
                          Neal Owings, Parks and Public Building Director  
                          Rodney Eggleston, Public Works Director  
                          Lloyd Newman, Public Safety Director  
                          Ryan Shrack, Community Development Director  
                          Matt Koehn, City Treasurer  
                          Barry Smith, Asst. City Administrator  
                          Brent Clark, City Administrator  
                          Kristi Carrithers, City Clerk

Press present:         The Ark Valley News

**APPROVAL OF AGENDA**

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

**ADMINISTRATION AGENDA –**  
AUGUST 2, 2022, REGULAR CITY COUNCIL MINUTES-

Wilson moved to approve the minutes of the August 2, 2022, regular City Council meeting as presented, seconded by Colbert. Vote yea: Unanimous Motion carried.

**PRESENTATIONS/PROCLAMATIONS –**

- A. Public Safety Director Newman introduced Officer Jessica Smith. She will serve the students of the Intermediate and Elementary schools during the 2022-2023 school year.
- B. Wade Gaylord, Utilities Manager reported on the Sanitary Sewer Lining project. He showed photos of the clay sewer lines prior to the lining installation and then had a video of the newly lined sewer lines.

**PUBLIC FORUM – None**

**APPOINTMENTS –** Mayor Cicirello recommended the appointment of Tina Payne to the Pool/Recreation Center Steering Committee to replace Melissa Fehrenback. Anderson moved to approve Mayor’s recommendation of appointing Tina Payne to the committee. Kerstetter seconded the motion. Vote yea: unanimous. Motion carried.

**OLD BUSINESS –**

- A. ORDINANCE 1379-22; AMENDMENT TO CITY’S ADOPTED BUILDING CODES – 2<sup>ND</sup> READING

Community Development Director Shrack requested approval of 2<sup>nd</sup> reading of Ordinance 1379-22 amending City building codes regarding 3D housing. Kerstetter questioned what steps might be taken if changes needed to be made in future. Shrack stated that the Ordinance would need to be amended or repealed and replaced to allow for changes.

Stamm moved to approve Ordinance 1379-22, amendment to city building codes for 2<sup>nd</sup> reading. Motion seconded by Wilson. Vote yea: unanimous. Motion carried

**B. ORDINANCE 1380-22; UNIFORM PUBLIC OFFENSE CODE – 2<sup>ND</sup> READING**

Public safety Director Newman requested approval of Ordinance 1380-22, Uniform Public Offense Code for 2<sup>nd</sup> reading.

Wilson moved to approve Ordinance 1380-22, amending Chapter 9.01 of the Valley Center Municipal Code and amendments thereto, for 2<sup>nd</sup> reading. Motion seconded by Colbert. Vote Yea: unanimous. Motion carried.

**C. ORDINANCE 1381-22; STANDARD TRAFFICE OFFENSE CODE – 2<sup>ND</sup> READING**

Public Safety Director Newman requested approval of Ordinance 1381-22. Standard Traffic Offense Code for 2<sup>nd</sup> reading.

Evans moved to adopt Ordinance 1381-22, amending Chapter 10.04, section 10 of the Valley Center Municipal Code and amendments thereto related to the Regulation of Traffic within the corporate limits of the City of Valley Center, Kansas, for 2<sup>nd</sup> reading Motion seconded by Wilson. Vote Yea: unanimous. Motion carried.

**NEW BUSINESS-**

**A. SUPPLEMENTAL AGREEMENT WITH SEH FOR CONTRUCTION DOCUMENTS FOR FORD STREET DEVELOPMENT PUBLIC IMPROVEMENTS**

Jake Vasa with SEH presented supplemental agreement for Construction Documents for Ford Street Development Public Improvement project. He explained this will include the planned 3D housing project. The new housing development will be called Sunflower Valley. The Planning and Zoning Board will discuss the final plat at their next meeting.

Kerstetter moved to approve supplemental agreement with SEH for Construction Documents for Ford Street Development Public Improvement in the amount of \$226,600.00 and authorize Mayor to sign. Motion seconded by Evans. Vote yea: unanimous. Motion carried.

**B. APPROVAL OF CHANGE ORDER #1 FOR PRAIRE LAKES DETENTION BASIN**

Jake Vasa with SEH presented change order #1 for the Prairie Lakes Regional Detention Basin. He explained the change order is needed for construction of clay liner to bridge the unstable and saturated soils at the bottom of the proposed pond. He also stated the completion date had changed from October to December due to late construction start.

Evans moved to approve change order #1 for Prairie Lakes Regional Detention Basin in the amount of \$17,277.00 and authorize Mayor to sign. Motion seconded by Bass. Vote Yea: unanimous. Motion carried.

**C. APPROVAL OF COST SHARE AGREEMENT WITH KDOT FOR SENECA STREET**

City Administrator Clark requested approval of cost share agreement with Kansas Department of Transportation for \$1,000,000.00 grant for street reconstruction of Seneca Street between 85<sup>th</sup> St. on the North and 77<sup>th</sup> St south. Kerstetter inquired about timeline for construction of Ford, Meridian, and Seneca. Clark stated that Ford Street should be completed May/June 2023. Meridian would follow and Seneca would begin in 2024.

Kerstetter moved to approve Agreement with KDOT for construction improvements on Seneca and authorize the Mayor or City Administrator to sign. Motion seconded by Colbert. Vote Yea: unanimous.

Motion carried.

**D. MERIDIAN RAILROAD OPTIONS**

Riley Schmitz with PEC requested Council consideration of 3 options for the railroad crossing on Meridian. He explained that if the development of a quiet zone through Valley Center is planned in the future, now would be the time to reconfigure the crossing. He explained all options would have some costs as a permit for the existing sidewalk is needed. Option A (quiet zone) would involve the installation of meridian barriers between the north bound and south bound lanes to discourage any vehicles to go around the railroad arms. Option B would keep the existing geometry but replace the existing pavement. This would be completed at the same time as the south Meridian Street project. Option C would have no changes to geometry or roadway surface. Council members voiced concern about the cost estimates for a quiet zone as presented this spring. They also didn't like the meridian installation that would ban all southbound left turns from Meridian St. onto Ramsey. Kerstetter, Anderson and Stamm all stated they would support replacement of existing pavement but keep the crossing the same. Direction given to PEC to pursue with BNSF is Option B.

**E. APPROVAL OF SOLICITATION FOR WATER TREATMENT PLANT RFP**

Public Works Director Eggleston requested approval to solicit RFP for water treatment plant. All questions regarding the RFP should be presented in writing by September 13, 2022. All proposals should be submitted by noon September 16, 2022. Anderson liked the inclusion of staff training in the RFP. Kerstetter asked what type of treatment method is being pursued. Eggleston stated that the RFP doesn't specify, and those decisions would be made by expert engineers during the bid process. Stamm moved to authorize City Staff to solicit Water Treatment Plant Design-Build RFPs. Motion seconded by Evans. Vote Yea: Unanimous. Motion carried.

**CONSENT AGENDA**

- A. APPROPRIATION ORDINANCE – AUGUST 16, 2022
- B. CHECK RECONCILIATION – JULY 2022
- C. TREASURER'S REPORT – JULY 2022
- D. REVENUE AND EXPENSE SUMMARIES – JULY 2022
- E. OUTDOOR SPACES AND PUBLIC PROPERTIES BOARD MINUTES – JULY 7, 2022
- F. POOL/RECREATION CENTER COMMITTEE MINUTES-JULY 13, 2022
- G. POOL/RECREATION CENTER COMMITTEE MINUTES-JULY 27, 2022
- H. PLANNING AND ZONING BOARD MINUTES-JULY 26, 2022
- I. ECONOMIC DEVELOPMENT BOARD MINUTES-AUGUST 3, 2022
- J. VC PUBLIC LIBRARY 2<sup>ND</sup> QUARTER FINANCIAL AND STATISTICAL REPORT

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

**STAFF REPORTS**

**COMMUNITY DEVELOPMENT DIRECTOR SHRACK**

Shrack reminded everyone of the farmer's market. It will be this Thursday from 4:00-8:00pm

**PARKS AND PUBLIC BUILDING DIRECTOR OWINGS**

Announced that one of the two open positions in his department has been filled. Elijah Schnetzler has started employment and interviews have been scheduled to fill the remaining position.

**PUBLIC WORKS DIRECTOR EGGLESTON**

Announced that the brush pile is back open regular hours and that the water tower refurbishment is complete. Staff are slowly refilling the tower with water.

Eggleston also reported on a recent water main break. It occurred last Friday after a line was hit while an irrigation well was being dug. Eggleston took responsibility for his departments failure to correctly flag the correct location of water main.

CITY ENGINEER SCHEER

Water tower project is complete. Reported that the water line is being installed along Ford Street. He stated that the project will be moving west of Seneca and is anticipating announcement of full closure with a two-week notice to residents. Push notifications will be sent as well as posting on social media and webpage.

SEH ENGINEER VASA

The grading for Prairie Lakes is progressing although some old oil wells have been discovered. Some of these wells were not properly capped at the time they were taken out of service. Proper capping has been done so work can proceed. Thanked Council for approval of the agreement for construction documents along Ford Street. The new 3D development will be called Sunflower Valley.

ASSISTANT CITY ADMINISTRATOR SMITH

Stated that the RNR and budget hearing will take place at the September 6<sup>th</sup> Council meeting. Council will also adopt the 2023 budget. He will also have update to the CIP. Treasurer Matt Koehn also announced they have surpassed 1000 downloads of the city app.

**GOVERNING BODY REPORTS –**  
MAYOR CICIRELLO

Attended the ribbon cutting for Heartland Expressions this morning. Was glad that a new business immediately opened following the closure of another.

COUNCILMEMBER ANDERSON

Reminded everyone of the Booster Club BBQ being held this Saturday. Tickets can be purchased ahead of time or at the gate.

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

**ADJOURN -**

**Meeting adjourned at 8:04.**

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**Kristi Carrithers, City Clerk**