

EL DORADO CITY COMMISSION MEETING

January 21, 2020

The El Dorado City Commission met in a regular session on January 21, 2020 at 6:30 p.m. in the Commission Room with the following present: Mayor Bill Young, Commissioner Gregg Lewis, Commissioner Nick Badwey, Commissioner Kendra Wilkinson, City Manager David Dillner, City Engineer Scott Rickard and City Clerk Tabitha Sharp. Absent: Commissioner Matt Guthrie

VISITORS

Lee White	938 W 3 rd	El Dorado, KS
Deanna Bonn	Everyday El Dorado	El Dorado, KS
Sierra Bonn	300 S Main No. 35	El Dorado, KS
Linda Jolly	El Dorado Inc.	El Dorado, KS
Kevin Wishart	220 E 1 st Ave	El Dorado, KS
Mitch Walter	Gilmore and Bell PC	Wichita, KS
Tim Baker	128 N Vine	El Dorado, KS
Ben Costain	Great Life Golf and Fitness	Wichita, KS

CALL TO ORDER

Mayor Bill Young called the January 21, 2020 meeting to order.

INVOCATION

Reverend Mark Somerville, Family Worship Center, opened the meeting with an invocation.

PLEDGE OF ALLEGIANCE

The Blackmore Elementary Student Leadership Team led the Pledge of Allegiance.

PERSONAL APPEARANCE

Ben Costain, Great Life Golf and Fitness, stated that due to an internal change at Great Life, they were unable to follow through with closing on several properties. He stated that the funding is secure and they are optimistic that the property will close within thirty days.

PUBLIC COMMENT

Mayor Bill Young opened the floor for public comment.

Fred Silver, Cherokee St., stated that there is a water leak in the park at North Main that hasn't been repaired.

City Engineer Scott Rickard stated that staff would look into it.

CONSENT AGENDA

Approval of City Commission Minutes from January 6, 2020.

Approval of Appropriation Ordinance No. 12-19 in the amount of \$1,320,848.87.

Approval of a Memorandum of Understanding between the City of El Dorado and Butler

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Motion carried 3 – 0.

DEPARTMENT PRESENTATIONS

Public Utilities Director Kurt Bookout presented the activities of the Utilities department during 2019.

City Engineer Scott Rickard gave a presentation on the activities of the Community Development department in 2019.

Commissioner Kendra Wilkinson asked how many homes were on the map of structures that had been torn down in the last five years. She stated that City Manager Dillner had sent it out.

City Engineer Rickard stated that he would get back to her.

Mayor Bill Young asked how individuals can find out about the flood plain in their area or in an area they want to build in.

City Engineer Rickard stated that many times citizens will become aware of it because their mortgage company is researching or they are attempting to get a loan. He stated that they can look at the maps to see if their home is located in that area. He stated that they should also get an assurance certificate stating where their home is or how much of the flood plain affects their home. He stated that they can change their insurance rate.

Mayor Young asked how often the flood plain map is re-evaluated.

City Engineer Rickard stated that in 2025, new maps will be released. He stated that the maps have been released to staff to assist in city planning.

ADVISORY BOARD APPOINTMENTS

Advisory Board	Number of Seats	Term	Appointments
CTC	4	December 2021	Ross Viner Kelly North
EFABC	3	December 2021	Mayor Bill Young & Commissioner Kendra Wilkinson, Commissioner Gregg Lewis as alternate
El Dorado Inc.	3	Follows Commission Term	Mayor Bill Young Jordan Buxton – Appt by Comm. Badwey Comm. Lewis Comm. Wilkinson – Kim Smith
El Dorado Main Street	1	Follows Mayor’s Term	Mayor Bill Young
Library	2 1 City Commissioner	December 2023	Commissioner Nick Badwey
Parks and Recreation	3	December 2021	Brett Remsberg
Sales Tax	6	2020	Bill – (has 2 appts.)

Motion carried 3 – 0.

VICE MAYOR APPOINTMENT

Commissioner Kendra Wilkinson moved to select Commissioner Matt Guthrie as Vice-Mayor for the year 2020.

Commissioner Nick Badwey seconded the motion.

Motion carried 3 – 0.

FLINT CREEK ESTATES FINAL PLAT

City Engineer Scott Rickard stated that the Planning Commission has approved the plat for Flint Creek Estates. He stated that this is the development between 6th and Norris Drive. He stated that the Planning Commission has approved the final plat, staff are requesting that the City Commission approve the right of ways and easements contingent on transfer of the property from the City of El Dorado to the developer.

Commissioner Nick Badwey moved to accept easements and right-of-way dedications in the Flint Creek Estates Final Plat, contingent on transfer of ownership of the property.

Commissioner Kendra Wilkinson seconded the motion.

Motion carried 3 – 0.

FLINT CREEK ESTATES FINAL DEVELOPMENT PLAN

City Engineer Scott Rickard stated that this development is unique because it is a planned development. The plan plots the structures and layout of each lot.

City Engineer Rickard stated that there will be 32 single family homes constructed.

Commissioner Kendra Wilkinson confirmed that the homes will be three bedroom, two bath, and double car garage.

Dan Siler, with the development company, stated that she was correct, the square footage averaged 1,794 per home.

Commissioner Wilkinson confirmed that they would begin as rentals.

Mr. Siler stated that they would be for at least the first 15 years. He thanked City staff for their assistance in working around the various challenges in the area.

Commissioner Wilkinson confirmed that there was an area for a park here.

City Engineer Rickard stated that there was and it was in the CIP to develop a park.

Commissioner Nick Badwey moved to approve the Flint Creek Estates Final Development Plan, contingent on transfer of ownership of the property.

Commissioner Kendra Wilkinson seconded the motion.

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\$35,573.45. He stated that the three properties being served will pay the cost and the City will do the work.

Commissioner Kendra Wilkinson asked if all of the properties surrounding it were served with sanitary sewer.

City Engineer Rickard stated that they were.

Commissioner Kendra Wilkinson moved that Resolution No. 2898, a resolution determining the advisability of the making of certain internal improvements in the City of El Dorado, Kansas; making certain findings with respect thereto; and authorizing and providing for the making of the improvements in accordance with such findings (Project No. 560-Sanitary Sewer Improvements-S Haverhill Extension), contingent on transfer of ownership of the property.

Commissioner Nick Badwey seconded the motion.

Motion carried 3 – 0.

PROJECT NO. 564 – WATERLINES – FLINT CREEK ESTATES

City Engineer Scott Rickard stated that the developer of Flint Creek Estates is going to pay the cost of streets and sanitary sewer up front. However, the City pays the water system charges. He stated that staff anticipate that the cost will be paid from the utility fund, but if something were to happen, they would like to have it approved so that it could go to bond.

Commissioner Nick Badwey moved that Resolution No. 2899, a resolution of the City of El Dorado, Kansas, authorizing improvements to the City public water supply system; and providing for the payment of the costs thereof, contingent on transfer of ownership of the property.

Commissioner Kendra Wilkinson seconded the motion.

Motion carried 3 – 0.

GDW ADDITION FINAL PLAT

City Engineer Scott Rickard stated that the owner plans to build four town homes on the lot, and the plat will change the property into one large lot.

Commissioner Kendra Wilkinson asked if there would be access from both sides.

City Engineer Rickard stated that the association of property owners would maintain a twenty foot private access drive to the east.

Commissioner Kendra Wilkinson moved accept the GDW Addition Final Plat.

Commissioner Nick Badwey seconded the motion.

Motion carried 3 – 0.

REPORTS

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City Manager Dillner stated that the State of the City would be on January 28th at 5:30 p.m.

City Manager Dillner stated that the annual Mayoral dinner would be February 18th.

City Manager Dillner stated that the Chamber's annual meeting is February 27th.

City Manager Dillner stated that the City has several positions open if anyone is looking for work.

City Manager Dillner stated that the City has received their 40th consecutive certificate for excellence in financial reporting.

City Manager Dillner stated that the next community dialogue with the City Manager is at McDonalds on February 11th at 8 a.m.

EXECUTIVE SESSION

Commissioner Nick Badwey moved to recess into executive session pursuant to the attorney client privilege exception under K.S.A. 75-4319(b)(2) for the purposes of discussing legal matters and to reconvene the meeting at 7:55 p.m. in the City Commission Room.

Commissioner Kendra Wilkinson seconded the motion.

Motion carried 3 – 0.

Mayor Bill Young called the meeting back to order at 7:55 p.m.

Commissioner Nick Badwey moved to recess into executive session pursuant to the attorney client privilege exception under K.S.A. 75-4319(b)(2) for the purposes of discussing legal matters and to reconvene the meeting at 8:15 p.m. in the City Commission Room.

Commissioner Kendra Wilkinson seconded the motion.

Motion carried 3 – 0.

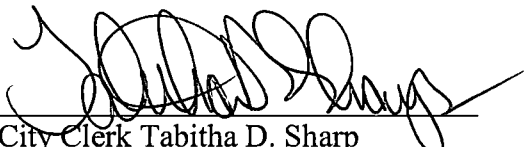
Mayor Bill Young called the meeting back to order at 8:15 p.m.

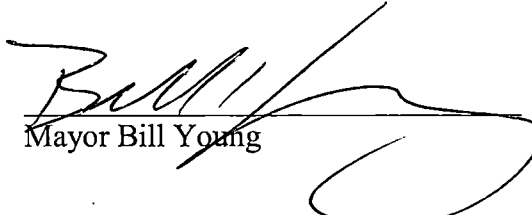
ADJOURNMENT

Commissioner Nick Badwey moved to adjourn the meeting at 8:15 p.m.

Commissioner Kendra Wilkinson seconded the motion.

Motion carried 3 – 0.


City Clerk Tabitha D. Sharp


Mayor Bill Young