

Mayor Ryff called the December 4<sup>th</sup>, 2017 regular council meeting to order at 7:00pm and Mayor Ryff led the council in the pledge of alliance. Mayor Larry Ryff asked for roll call, it showed the following present: Jared Morgan, Carol Lauxman, Gordon Hunnicutt and David Wendt. David VanHook was absent.

Previous Meeting Minutes: David Wendt motioned to dispense reading the previous meeting minutes and approve them as they were written. Gordon Hunnicutt seconded the motion. The motion carried 4-0.

Appropriation Ordinance: The Council reviewed the Appropriation Ordinance. Carol Lauxman moved to approve the Appropriation Ordinance#1077 and Gordon Hunnicutt seconded the motion and the motion passed 4-0.

Financial Statement: Heather Stackley was unable to attend the meeting. Mayor Ryff directed the Council to review the statements and if there were any questions we would make a note of them and get with her to answer them. Jared Morgan motioned to approve the financial statement and Carol Lauxman seconded the motion. The passed carried 4-0.

Sheriff's Report: Mayor Ryff said that the Deputy had been in and dropped off the report, the Officer said that they were busy and that he could not attend the meeting. So, the Mayor explained that there had been a total of 24 calls with 69.75 total number of hours spent in the City of Hope. Mayor Ryff said the Officer told him if there were any questions we could call the undersheriff tomorrow. Mayor Ryff said if it looked ok and there was no question we would move on. The Council agreed.

Visitors: No Visitors

New Business: First under new business is the Sheriff's Contract for 2018. Mayor Ryff said it was basically it is the same contract that has been voted on for the last several years other than the actual cost is increasing \$68.99 more per month or \$827.88 per year. He said he would like to emphasize that last year there had been no increase. A short discussion took place. Carol Lauxman made a motion to approve the contract for police protection, Gordon Hunnicutt seconded the motion and the motion carried 4-0. Mayor Ryff said next was a CMB License for The Endzone, the Mayor explained that it was basically an annual renewal. Carol Lauxman motioned to approve the CMB License for The Endzone and David Wendt second the motion. The motion carried 4-0. Mayor Ryff said next was a couple of building permits. The first one was for Jeff Hostetter, Mayor Ryff said it was an addition to an existing building. Jared Morgan made a motion to approve the permit and Gordon Hunnicutt seconded

the motion and the motion passed 4-0. The next building permit was for Dick and Naverta Elliott. Mayor Ryff said it looked like they were putting up a new garage. Jared Morgan made a motion to approve the building permit and Carol Lauxman seconded the motion. The motion carried 4-0.

Old Business: Mayor Ryff said he knew we had visited and voted on vacating the streets for Mr. Emig, but in order for the Ordinance to be ran in the newspaper to make it official there would need to be vote on the Ordinance. Jared Morgan moved to approve the Ordinance #460 and to have it published in the newspaper. Gordon Hunnicutt seconded the motion and it passed 3-0. Carol Lauxman abstained. Mayor Ryff said next was an email update from Mr. Eric Jayne on his property at 118 N Main street. Mayor Ryff said he would like to see a fence around the building site, but it would be up to the council to decide. Mayor Ryff said that he would think Mr. Jayne would want to do that for his own liability purposes. He said it sounded like there was going to have to be some work done on the wall and that it might be awhile before the limestone would be removed. After a discussion the Council agreed that they would like to see a fence put up. They would also like to get a timeline when Mr. Jayne thinks the property would be cleaned up.

Standing & Special Committee Reports: Mayor Ryff explained that we would have a general discussion. He said it would be about the budget, how December is looking, what type of monies we have and how the end of the year is looking. He said he would like for me to give an update. I explained that the original figures that I had come up with on the last page of the report might not be correct because, I had not figured up the accumulation of the depreciation reserve funds. Mayor Ryff explained that it was figured anticipating the December bills, Capital Expenditures, Sewer Cleaning, Street Maintenance and the Depreciation Reserve Fund. Jared Morgan then explained that the amount budgeted for the Depreciation Reserve Fund for the last two years should not be put into the fund because that money had made the payment on the new tractor for the last two years. After a lengthy discussion the Mayor said that he would like for the Treasurer and myself to get together and go over things so that we are both doing things the same way. Jared Morgan said since there is a surplus left in the budget it should be spent. Jared Morgan suggested that we figure out where to spend the funds or transfer it into the savings account. Mayor Ryff explained that there is an expense coming for the backhoe that would be around \$700.00 to \$850.00. Jared Morgan said as a compromise he suggested to move the extra money out of the general fund and into the savings account. He said in he's opinion the money that was budgeted should be used

and not carry the money over from year to year. Mayor Ryff said he thought that moving ten thousand into the savings account would be a safe amount. Another discussion took place among the Mayor and Council. Jared Morgan then made a motion to transfer sixteen thousand nine hundred dollars into the savings account from the general fund. Gordon Hunnicutt seconded the motion and the motion passed 4-0. The Mayor said next under special committee updates he would like Jared Morgan to give an update on the water project. Jared Morgan explained that we would be meeting with Herington Commission on the 5<sup>th</sup> of December to negotiate a new water contract. He said that Thaniel had sent an email, he said that Thaniel was working hard to represent us at that meeting. He said that it really wasn't his job but that he really appreciated Thaniel's help. Jared Morgan said the engineering is continuing and we should know next month if we are awarded with the CDBG grant. He said that Nichole with the NCRPC is going to be here this week to evaluate the houses in town to see if the city could be eligible for some funding to help with demolition and or rehabilitation. The Mayor then asked Gordon Hunnicutt to go through his proposals that he had put together. Mayor Ryff said that there had been a request to leave the bathrooms open all year round, he said if they are left open, there would need to be heat put in them he said that was something that needed to be discussed. Gordon Hunnicutt said that he had got two bids to put heaters in the bathrooms. One was from Chad Lorson and the other one was from Herington Heating & Air. Gordon Hunnicutt explained that Herington Heating & Air is planning on baseboard radiant heaters put in all 3 rooms and a single thermostat in the center utility room. Lorson Electric bid is planning a radiant heater hung from the ceiling in all 3 rooms and 3 thermostats. After a discussion, Carol Lauxman made a motion to put heaters in the bathroom at the park. Then Carol Lauxman amended her motion and made a motion to use Lorson Electric to put three heaters in the bathrooms but only use one thermostat in the center room. David Wendt seconded the motion and the motion passed 4-0. Gordon Hunnicutt said he would briefly go over some of the other items on his list. Gordon Hunnicutt explained that Billy said that the welder didn't work all the time. So, Gordon Hunnicutt priced a basic Lincoln Electric Stick Welder for \$309-329. Next was a torch set he priced it from Salina Airgas at \$1053 that included filled bottles of oxygen, acetylene and a set of gauges, the cart is an additional \$100.00 to mount everything on. A Bench Vise was the next item on the list and he priced it a \$75.00 for 6" jaw. Gordon Hunnicutt said next was the Backhoe that Larry had talked about earlier. Gordon explained that he had talked with Tim Jaderborg with Dozer Doctor about the cost to repair the Backhoe. Tim Jaderborg said what he found was, that roughly 7 cylinders, the parking brake, and the boom doesn't stop

when you lift off the lever like it should. Tim Jaderborg said if repacking the cylinders on the boom swing didn't fix it, two valves will have to be replaced at a cost of 10 hours of labor and \$100.00 per valve. He said the parking brake is just an adjustment. Labor is \$85 per hour so the cost would be between \$2800-\$3850 depending on the boom cylinders. Gordon Hunnicutt said he got some bids for new mowers, he said it seemed to him that mower keeps having more and more issues. Flint hills power sports said that the mower was out dated and that it was getting harder and harder to get parts for it. So, he got prices from All Seasons Power Equipment, Flint hills Power Sports and Kansas Golf and Turf. A lengthy discussion took place among the Mayor and Council. Gordon Hunnicutt made a motion to put heaters in the bathrooms using Lorson Electric with the understanding that there be only one thermostat in the center room, to purchase a Stick Welder, a Bench Vise and to have all repairs done to the Backhoe. Jared Morgan seconded the motion and the motion carried 4-0. Jared Morgan moved to amend his previous motion and to move \$10,900.00 from the general fund to the savings account. Gordon Hunnicutt seconded the motion and the motion passed 4-0.

Mayors Discussion: The Mayor asked the Council to move into executive session to discuss non-elect personnel. Jared Morgan moved to go into executive session for 10 minutes and Gordon Hunnicutt seconded the motion, the motion passed 4-0 at 8:25pm. Carol Lauxman moved to come out of executive session at 8:35, Gordon Hunnicutt seconded the motion and the motion passed 4-0. No action was taken after the closed session.

Maintenance Report: Billy said that last month things were a bit slow with the Backhoe being down. He said that there had been a water leak at 314 N 1<sup>st</sup> street. Billy said that it ended up being a lead goose neck pipe that was leaking. He said that he continued to winterize things to get ready for winter. Billy said that there was another water leak that happened on the last day of the month that was not put on his report. He said the water leak was on 4<sup>th</sup> Ave and Park street. He said that he had worked until about 9:00pm on that one but got it fixed. Mayor Ryff explained that there was a split on the side of the pipe and it was South of the previous leak. Gordon Hunnicutt asked how far back they had to go back to get to good pipe, Billy explained that he had put a large band-aid on it to fix it. Billy said when he got back to the shop he looked and that it would probably be good idea to order another 12" band-aid to replace the one he used so he will have one on hand. Billy said that he would like some rock as well. The Mayor said for him to go ahead and order it.

Clerks Report: I arranged a meeting with the City of Herington's Commission to negotiate a new water contract and asked Thaniel Monaco to attend to help represent the City of Hope. Spoke with Nichole with NCRPC to find out when they would be coming to town to evaluate the housing conditions. I attended a meeting in Beloit with Carol Lauxman. It was a good meeting, I picked up new information to help direct people to resources that are available. Cashed the Sewer Fund CD and put it into a Special 9-month CD at 1.25% interest. Emailed Brian Bina about vacating the streets for Mr. Emig. I received a letter requesting to place a monument in the cemetery. I received a phone call about locating a burial site to have a graveside service and Billy and I went out and marked the grave.

Carol Lauxman made a motion to adjourn and Gordon Hunnicutt seconded the motion and the motion carried 4-0.

\_\_\_\_\_ Larry Ryff, Mayor

Attest:

\_\_\_\_\_ Joni Rikard, City Clerk