

Council Meeting 08/19/2024

Minutes taken by Emily Bessette, City Clerk

Meeting: Time: 7:00 PM

Presiding Officer: Mayor Anthony DaPrato

Council Present: Kaitlyn Ball, Kevin Seals, Chad Moore, Cheryl Lister, Ronald Moeller

Council Absent: N/A

Attorney Barnes: Present

Employees: Shannon Seals, Emily Bessette, Dustin Bretsnyder, Ashley Madden

Visitors: Per Registry

Call to Order

The meeting was called to order at 7:00pm by Mayor Anthony DaPrato.

Approval of the minutes

Motion by K. Seals to approve meeting minutes from August 5, 2024 with the corrections of word "want" should be "way" and Kelli's name corrected, 2nd by Ball, Lister abstained, motion carried.

Recess

Budget Meeting 7:04-7:12

ADT

Stephen with ADT presented a quote to improve security at City Hall, Water Plant and the Maintenance Building. Currently the City is paying \$2,423.97. Motion by Ball to approve ADT security system for \$9,999, for everything being installed \$460 monthly payment and to buyout Everon, 2nd by K. Seals, motion carried. Will be paid out of the Improvement Reserve.

Zoning

Lisa Hatfield resigned effective immediately on August 9, 2024.

Discussion on council needing to approve all permits since there is not a full zoning board.

Dillon Fleming explained he has been doing it on his own and asked to solely run zoning. It has been a struggle to get participants.

Dillon would like to modify and adopt Osage County Zoning Regulations. He will work on a draft and get it to council.

Dillon has not been paid since he started his position. He should have been receiving \$200 a month.

Jordan Garcia would like to put in a temporary contractor office for 60 days. Motion by Moore to approve a temporary Conex contractor office for Jordan Garcia at 229 W Main street for 60 days starting today (8/19/24), 2nd by K. Seals, motion carried.

David Lord would like to put up a fence. Motion by Ball to approve zoning permit to build a fence at 413 Osage by David Lord, 2nd by K. Seals, motion carried.

SSFA Grant

Brandy Sutherland spoke about a sidewalk grant for Osage County. The application fee for Phase I is \$3,625. This will allow sidewalks to be installed to help connect our towns main attractions with walking trails in the county. Motion by K. Seals to approve \$3,625 for SSFA Grant to Blue Valley Consultants, Osage County. 2nd by Moore, motion carried.

Carbondale Community Park Committee

Kelli Moore, Chad Moore, Greg Burgett, Josh Fisher and Genevieve Fisher were present for the Park Committee. There was discussion on a Steering Committee. Dawn Sitz, Heather Garrison, Josh Fisher and Cheyenne Beckman.

A toddler park is needed.

Executive Session

Motion by K. Seals to go into executive session with council, attorney, and Chief of police from 8:33pm to 8:43pm. Regular meeting continued at 8:43pm with no decisions made.

Police

Chief Seals attended National Night Out.

86 kids participated in Cram the Cruiser. Gilbert was a hit. There is still a need for locker shelves and PE shoes.

Moore had questions on part time officers' shifts. Moore thought those officers would help fill slots. S. Seals stated they are filling slots but we have open full time slots at this time. Some of the seasoned officers do overlap with some not so seasoned officers for training.

Mariah is in academy and hitting bench marks at 100%. She went out last weekend and worked on her qualifications for shooting. She can now do DUIs. She has five weeks left in Academy. She graduates October 4, 2024.

K. Seals asked if part time could take some extra shifts. Chief Seals will check with them. At this time, she is just trying to stabilize things. Chief Seals is the only full-time officer at this time. K. Seals mentioned doing some kind of sign on bonus. Chief Seals stated they cannot do a contract for sending them through academy.

Maintenance

Street Bids were opened by Mayor DaPrato.

Bettis \$205,202 No warranty

Sunflower \$226,900 No warranty

Killough \$184,151.10 1-year warranty

Discussion on funding and each company. Budget allows for \$150,000 in street repairs and throughout the year approximately \$50,000 is received through the Special Highway fund.

Motion by Lister for Street Contract be awarded to Killough Construction Inc for \$184,151.10. 2nd by K. Seals, motion carried.

Jeremiah Johnson, Alcove Investments, gave the City \$5,000 to help in street repairs. During construction of the new development truckloads of dirt had to be brought in to level land. The weight of the trucks damaged streets.

Skid Steerer continues to be repaired. Approval can be given by Mayor DaPrato for repairs as the project continues. Kevin Sowers is \$150 an hour and teaching Bretsnyder how to do it so that he can complete the other side. So far parts have been \$390, \$409, and \$535. This makes each side roughly \$1,300 in parts. Motion by Moore to spend up to \$2,000 in parts for the skid steerer. 2nd by Seals, motion carried.

Dock at East lake is getting an additional twelve-foot section to extend it further out into the water to make it thirty-six feet. Buoys are approximately \$50 each and need 24ft log chain. Seven are needed at approximately \$350. Motion by Ball to spend approximately \$3,000 for seven buoys. 2nd by Moore, motion carried.

Crosswalks have been painted.

Discussion on the walking path at the park. Council and community members would like to see it with curves and not just straight.

Low water bridge and West North has some trees that need to be trimmed back. Chief Seals will check it for compliance. Maintenance can cut the trees back.

Videoing Council Meetings

Discussion on streaming council meetings on YouTube. Kinks are still being worked out on how to video them. Intro pages and intermission pages are designed. There is no commenting on the videos and directs them to City Hall for any questions. Board of Education meetings are done the same way. Several towns are broadcasting this way. Several people want to know what is going on in the community but do not like sitting in the meeting or do not have time in the evenings. Attorney Tom Barnes stated this is the first city he has had consider broadcasting meetings. It can open both bad and good things for the City. Transparency in government is good for people to connect faces and topics. Table for next meeting.

Down Home Auto

October 5th is the end of the one-year trial period for Down Home Auto's trial period for angle parking. Ashton spoke with K. Seals and Mayor DaPrato that construction of the graveling will take place soon. The trial period was for one year for Café parking only. Discussion on the graveling is just now taking place. Moore noted we are at the end of the trial period so it is up to Council now to approve if it is working. The gravel was just so that he wasn't parking in the grass. Parking has been there all along throughout the trial with or without the gravel. Angle parking was allowed verse parallel parking. Concerns remain with the alley exit and large trucks hanging too far out into the street. Discussion on removing the end parking stall closest to the alley. Another concern was brought up that the AC unit is blocking a city sidewalk. You can not walk around the AC unit if a car is parked in front of it. Lister

mentioned nobody uses that sidewalk. An exception was made to ordinance allowing this trial period. Exceptions are being made for this business underlying the safety of the community. Customer vehicles should only be parked in the yard and not on City Streets. The attorney advises this should not be allowed. If a customer drops the vehicle off, they leave the keys and Down Home Auto should then move the vehicle. Restaurant parking is in and out parking. Down Home Auto is staging customer vehicles until they are ready to be worked on and this is not appropriate. It has gone from no parking, to parallel parking, to diagonal parking. City Ordinances are not being followed by allowing this. Moeller mentioned there was a Facebook rant from a resident next door that included the parking of this business. Carbondale Tire and Auto was referenced that vehicles are kept on the lot or with permission of neighboring businesses. Those are private owners allowing it. There are public easements that are dedicated. Third street is curbed and guttered. It is just full of dirt and they are driving over it. Attorney Barnes will have a conversation with Down Home Auto. Ordinance was reviewed and angle parking is not allowed on the East Side of Down Home Auto. The Library was discussed that it was built and allowed diagonal parking sitting off the street. Nuisance vehicles that are inoperable and vehicles untagged should be towed. Barnes read ordinance. Stored vehicles should not be on City streets. They should be in a screened fence. K. Seals mentioned vehicles parked off of Topeka Ave., 2nd Street and Ashton's home. It appears he is running an auto salvage yard from items discussed. Mayor DaPrato is leasing land to Down Home Auto and is unsure if vehicles are tagged and registered. Vehicles are being moved around. Tom offered to write a cease to desist letter. Consensus for Attorney Barnes to send a letter.

Bills, Notes, FYI

Ball made a motion for Emily and Michael to purchase two shirts each for no more than \$100 total, 2nd by Moore, motion carried.

Motion to approve extension request

Motion by Lister to approve extension request, 2nd by K. Seals. Motion carried.

Motion for looking at bills

Motion by K. Seals that council looked at the bills, 2nd by Ball. Motion carried.

Adjourn

Motion to adjourn at 10:15pm by Lister, 2nd by Seals, motion carried.