

Barton County Commission Agenda Meeting Minutes

Recorded audio is available on compact disk upon request to the Barton County Clerk's Office, 1400 Main -- Room 202, Great Bend, Kansas 67530.

Phone (620) 793-1835 \ Fax (620) 793-1990 \ Email clerk@bartoncounty.org

Requests to be made pursuant to the Kansas Open Records Act and County Policy. Estimated cost of disk -- Five Dollars (\$5.00).

January 26, 2009

The Board of Barton County Commissioners convened this 26th day of January 2009, at the Barton County Courthouse.

Members present:

Kenny Schremmer, Commissioner, 1st District *(Chairman Pro-Tem)*

Homer Kruckenberg, Commissioner, 2nd District

John Edmonds, Commissioner, 3rd District

Kirby Krier, Commissioner, 4th District

Jennifer Schartz, Commissioner, 5th District, Chairperson

Donna Zimmerman, County Clerk

Richard Boeckman, County Counselor/Administrator

PUBLIC HEARING

This Public Hearing is for the purpose of seeking approval by the Commission of a loan of recaptured Community Development Block Grant (CDBG) funds under the Economic Development category. Said recaptured funds have been deposited upon receipt of principal and interest payments from Dulaney Feedyard, an original CDBG grant/loan.

The specific project application to be discussed is for Michael L. and Marilyn S. Chansler, d/b/a Mike's Meat Market located at 919 Main, Great Bend, Kansas. Loan proceeds will be used for equipment, inventory and working capital. This project will be of primary benefit to low and moderate income persons. Two full-time jobs will be retained/created as a result of this loan. The total project cost is One Hundred Ten Thousand Dollars (\$110,000.00), with Twelve Thousand Dollars (\$12,000.00) in funds being provided from the CDBG's EDRLF. Oral and/or written comments will be recorded and become a part of the County CDBG Citizen Participation Plan.

Patty Richardson, Great Plains Development, provided details. The term of the loan is for 5 years @ 6 ½% interest rate. The collateral that the County will receive is the second lead position on machinery equipment and furniture, and the shared first position on inventory, and a shared second position on the mortgage of some rental property that Mr. Chansler owns. The bank working in conjunction with this is the Community Bank of the Midwest. The City of Great Bend is also participating and they approved to do \$12,000.00 last Monday night. The County has about \$347,142.00 available for lending in its CDBG/RLF account.

The following individual(s) presented information or made comments:

Mike Chansler

CLOSE OF PUBLIC HEARING

Commissioner Schremmer moved to close the public hearing.

Commissioner Krier seconded the motion.

All voted aye. Motion passed.

I. OPENING BUSINESS:

Commissioner Schartz called the meeting to order at 9:10 A.M.

Commissioner Krier moved to approve the agenda.

Commissioner Schremmer seconded the motion.

All voted aye. Motion passed.

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Commissioner Schremmer moved to approve the minutes of the January 20, 2009 regular meeting. Commissioner Krier seconded the motion. All voted aye. Motion passed.

II. OLD BUSINESS:

There was no old business.

III. NEW BUSINESS:

A. KANSAS WETLANDS EDUCATION CENTER: Project Update:

-The Kansas Wetlands Education Center (KWEC) is under construction northeast of Great Bend. KWEC is a branch of the Sternberg Museum of Natural History and, therefore, a unit of Fort Hays State University (FHSU). Although located on land owned by the Kansas Department of Wildlife and Parks (KDWP), the KWEC will be operated by Fort Hays State University personnel. The facility overlooks the 19,857 acre Cheyenne Bottom Wildlife Area managed by the Kansas Department of Wildlife and Parks and the 7,694 acre Cheyenne Bottoms Preserve managed by The Nature Conservancy. Once complete, the KWEC will include an exhibit gallery, auditorium, educational room which holds 35 people and other dedicated spaces. Viewing areas will overlook a marsh and nearby wooded area, the latter with a wildlife trail. The role of the KWEC will be to interpret wetlands and educate the public.

Terry Mannell, Interim Director, Kansas Wetlands Education Center, provided a public update on the Education Center and reported the Grand Opening will be held April 24, 2009 in conjunction with the Wings & Wetlands Festival.

Also present was the new administrative assistant, Renee Miller.

Information Only. No Action Required.

B. ENERGY SOLUTIONS PROFESSIONALS: Provisional Phase Agreement:

-On January 14, 2008, the Commission entered into an Investment Grade Audit Agreement with Energy Solutions Professionals (ESCO). ESCO provides services to State Agencies and Municipalities through the State of Kansas' Facility Conservation Improvement Program. Under the agreement, ESCO was to perform an Investment Grade Audit (IGA) to determine the feasibility of entering into a separate agreement to provide for the installation and implementation of energy, water and other operating cost saving measures. At this time, the Commission will consider entering into the provisional phase of the agreement.

Richard Boeckman, County Counselor/Administrator, provided details.

Commissioner Krier moved to authorize the payment to Energy Solutions the sum of \$7,824.00 for services rendered and for no further work to be authorized at this time, with monies to be paid from line item 95-10-4206.

Commissioner Schremmer seconded the motion.

All voted aye. Motion passed.

Commissioner Krier noted that it was not feasible to look at spending \$1.1 million at this time for the potential savings over 10 to 15 years. There are a lot of things the County could do on our own. Lighting would be our biggest savings and we could do that ourselves.

C. COURTHOUSE: Needed Repairs:

-The Barton County Courthouse was built in 1917. Since that time, various upgrades have been made to the building to provide for its efficiency. Recent findings have shown that the 25-year old chiller is failing.

Richard Boeckman, County Counselor/Administrator, reviewed needed action.

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Commissioner Kruckenberg moved to authorize Mr. Boeckman to enter into negotiations with MKEC Consultants to contract for repairs to the county's heating and air conditioning system. Any developed contract to be presented to the Commission a later date for action.

Commissioner Schremmer seconded the motion.

All voted aye. Motion passed.

D. APPRAISER'S OFFICE: Changes Order for Upgrade Project:

-In November, 2008, the Commission approved an \$80,919.98 upgrade of the Appraiser's Office by Thomas Quality Homes. Work included placement of electrical outlets, storage and lighting. Change Orders have since been submitted for skim coating of all walls, additional light fixture, electrical needs, framing the Lektriever, the installation or upgrade of certain doors. The additional cost of the work is \$1,600.00 for the skim coating and \$3,808.43 for other items.

Barbara Konrade-Stierlen, County Appraiser, presented details on the change orders.

Commissioner Edmonds asked if this was all the work that was needed, "wrap a yellow ribbon around it complete?" Konrade-Stierlen responded yes.

Commissioner Schremmer moved to approve the Thomas Quality Homes Change Order of \$1,600.00 for a change order for the Appraiser's Office Upgrade for skim coating walls. Purchase to be paid through the Capital Improvement Fund, General Expense, 45-10-4310 and moved to approve the Thomas Quality Homes Change Order of \$3,808.43 for a change order for the Appraiser's Office Upgrade. Purchase to be paid through the Capital Improvement Fund, General Expense, 45-10-4310.

Commissioner Schartz seconded the motion.

Il voted aye. Motion passed.

E. JUVENILE SERVICES: DFYIT Speaker:

-On Wednesday, April 22, 2009, the DYFIT Program, under Juvenile Services, will hold its annual Drug Free Festival. At the festival, Ryan Porter, part youth motivational speaker, part comedian, part youth visionary, all inspirational, will deliver the keynote address for the event. The cost of scheduling Mr. Porter is \$2,300.00. Monies are budgeted in the Prevention Fund for this purpose. It should be noted that every year DFYIT members conduct a fund-raising activity that helps to support their two large events, the Leadership Summit and the Drug Free Festival. Also available is a \$1,000.00 private foundation donation from The Charles Hulme Foundation and a \$1,000.00 matching incentive grant specifically for this purpose.

Laurie White, Juvenile Services Director, provided details on the engagement.

Commissioner Krier moved to pay for services to be provided by Ryan Porter at the Drug Free Festival. The approved cost, \$2,300.00, to be paid from the Prevention Fund, Professional Services line, 82-10-5330.

Commissioner Schremmer seconded the motion.

All voted aye. Motion passed.

F. COMMITTEE ASSIGNMENTS: Update:

-As a part of their public service, the Commissioners often sit on various boards and committees. This educational item has been scheduled so that each Commissioner can report, as appropriate, on the happenings of their individual assignments.

- Comm Krier: CPI Board-Mtg last Wednesday. County concerned w/loan payback. CPI in good shape financially with 450 employees.

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- Comm Schremmer: EDRLF loan Committee-Worked on Chansler's loan. Gov's Commission on Emerg Preparedness & Response-No mtg. SDSI-No mtg.
- Comm Schartz: Center For Counseling-Meeting 2nd week of February.
- Comm Kruckenberg: No committee assignment
- Comm Edmonds: No committee assignment

Information Only. No Action Required.

G. COUNTY SERVICES: Informational Update:

-Mr. Boeckman will provide the informational report of work completed during the last period. The report, which will be made available to the media, will serve as a public reminder of the services provided by the County on a regular basis.

Information Only. No Action Required.

H. EXECUTIVE SESSION: Financial Information Related to Private Businesses:

-The Commission will enter into Executive Session with the County Counselor \ Administrator, representatives of Great Plains Development and principals of Mike's Meat Market to review confidential information relative to a private business. The Commission meeting will resume in 15 minutes.

At 10:08 A.M. Commissioner Schremmer moved enter into executive session for a period of fifteen (15) minutes to discuss the financial affairs of private individuals or businesses. The regular meeting will resume at 10:30A.M. The County Counselor /Administrator, representatives of Great Plains Development and Mike's Meat Market may attend this session later.

Commissioner Krier seconded the motion.
All voted aye. Motion passed.

At 10:30 A.M. Commissioner Schremmer moved to come out of executive session.
Commissioner Krier seconded the motion.
All voted aye. Motion passed.

At 10:31 A.M. Commissioner Krier moved to reconvene into executive session until 10:45 A.M. with the County Counselor/ Administrator, Great Plains Development and Mr. Chansler.
Commissioner Schremmer seconded the motion.
All voted aye. Motion passed.

At 10:45 A.M. Commissioner Krier moved to come out of executive session.
Commissioner Schremmer seconded the motion.
All voted aye. Motion passed.

I. ACTION FROM EXECUTIVE SESSION: Economic Development Revolving Loan, Mike's Meat Market:

-The Commission will make any necessary announcements as a result of the Executive Session. If necessary, further discussion or a decision may be made at this time as a result of the Executive Session. It is anticipated that the Commission may provide direction to County staff relative to an EDRLF Loan. Specifically, at a Public Hearing held prior to this Commission Meeting, information was presented reference a loan for Mike's Meat Market, Great Bend, Kansas. The company is requesting a loan in the amount of \$12,000.00 to be used for inventory, equipment and working capital.

Richard Boeckman, County Counselor/Administrator, presented details.

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Commissioner Schremmer moved to approve an EDRLF loan in the amount of \$12,000.00, for Mike's Meat Market, Great Bend, for a five (5) year term, at a rate of 6.5%, contingent that all loan documentation is completed by the principles of Mike's Meat Market and Great Plains Development.

Commissioner Krier seconded the motion.

All voted aye. Motion passed.

IV. ENDING BUSINESS:

1. Announcements
2. Appointments

Members absent:

Homer Kruckenberg

At 10:47 A.M. Chairman Schartz noted Commissioner Kruckenberg left the meeting and that he is scheduled for surgery in Wichita tomorrow.

V. OTHER BUSINESS:

- Richard Boeckman: 3pm meeting for today tabled.
- Richard Boeckman: 911 Advisory Committee will meet at 9am 1/28/09 in Courthouse conference room.
- Comm Schartz: Thanked USD 428 for including the County in "Total Notify" program.

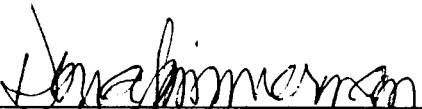
VI. ADJOURN:

Commissioner Krier made a motion to adjourn at 10:50 A.M.

Commissioner Schremmer seconded the motion.

All voted aye. Motion passed 4-0.

ATTEST:



Donna Zimmerman
Barton County Clerk



Jennifer Schartz, Chairperson

Chairman
Pro-Tem