

Hillsboro, Kansas
May 16, 2023

1. The City Council met in regular session via Zoom and in person on Tuesday, May 16, 2023 at 6:30pm with Mayor Lou Thurston and Council members Blake Beye, Brent Driggers, David Loewen and Byron McCarty participating.

Members Absent: None.

2. **Others Participating:** Andrew Kovar, City Attorney; Matt Stiles, City Administrator; Danielle Bartel, City Clerk; Dale Dalke, Street Superintendent; Cara Duell, Community Engagement Coordinator; Jonah Gehring, Elcon Properties.

3. **CALL TO ORDER:** Mayor Lou Thurston called the meeting to order at 6:30pm. Mayor Thurston shared that Delores Dalke passed away and asked the Council to take a moment of silence to remember Dalke and the great work she did as Mayor of Hillsboro for 27 years.

4. APPROVAL OF CONSENT AGENDA

MINUTES for the regular meeting dated May 2, 2023.

VOUCHERS in the amount of \$69,182.20.

BOARD APPOINTMENTS of Lily Arthur, Joe Kleinsasser, Gary Tibbetts and Eddie Weber all to the Planning Commission for 3-year terms. Appointment of Alesia Smith to the Board of Zoning Appeals for a 3-year term.

Council member McCarty motioned to approve the consent agenda. Council member Beye seconded. Motion carried.

5. PUBLIC COMMENTS: None

6. **REQUEST FROM JACOB JOHNSON, 304 N BIRCH FOR WEDDING FIREWORKS DISPLAY:** The request was tabled as Jacob Johnson was not in attendance.

7. **DEPARTMENT HEAD ANNUAL REPORT – CARA DUELL, MUSEUMS:** Cara Duell, Community Engagement Coordinator, shared that Danae Reimer will be working part time starting in May. Duell highlighted the recent Notorious Kansas exhibit, and that the Visitor's Center has seen people from 11 states and 4 countries over the past year. She listed repairs needed at the Visitor's Center and provided an update on various other aspects of her position. Duell also shared about the need for a fence along the street by the splash pad.

8. BUSINESS ITEMS

FENCING SECTION FOR THE COMMUNITY PLAZA: Administrator Stiles shared that the fence for the splash pad would be in the easement. Because of the location, Council approval would be needed.

Council member Beye motioned to approve the location of the fence in the easement. Council member Driggers seconded. Motion carried.

REPLACE SIDING & WINDOWS AT THE VISITORS CENTER: Administrator Stiles described the repairs needed at the Visitors Center at a total cost of \$18,020 for labor and materials.

Council member Driggers motioned to approve repairs to siding and windows to visitors center at a cost of \$18,027.66. Council member McCarty seconded. Motion Carried.

ALLEY PARKING AND SIDEWALKS AT THE COMMUNITY PLAZA: Administrator Stiles shared that city staff have done a tremendous job installing all the elements of the splash park and are almost finished with the first phase. Due to a staff shortage, it would be beneficial to contract some of the concrete work. Stiles reviewed the proposal from Vogts-Parga Construction to complete the sidewalks and alley parking.

Council member McCarty motioned to accept the proposal from Vogts-Parga to complete the concrete work at the community plaza at a cost of \$40,992. Council member Beye seconded. Motion carried.

Council complimented Dale Dalke and his team, and all city staff for the team-effort on this project.

SURFACE SEALING DOWNTOWN: Administrator Stiles reviewed the proposal from Circle C Paving and noted they would use the same sealing product that has worked well previously. The project would be funded through the Special Highway Fund, which can only be used for road and right-of-way maintenance and construction. Staff will be in communication with local downtown businesses and will assist with traffic control and direction.

Council member Beye motioned to approve the proposal from Circle C Paving at a cost of \$3.40 per square yard with an estimated volume of 13,489 square yards. Council member McCarty seconded. Motion carried.

BCBS HEALTH INSURANCE FOR THE 2023-2024 PLAN YEAR: Administrator Stiles reviewed the current health insurance plan with BCBS and FCMI. He noted the renewal premium is 59% higher than last year and other comparable plans reflected a premium increase of over 100%.

Mayor Thurston highlighted the importance of having good benefits for employees. Staff recommended approving the renewal with BCBS for the proposed health insurance plan with an estimated annual premium of \$272,334.

Council member Driggers motioned to approve the age-banded plan with Blue Cross Blue Shield in the amount of \$272,334. Council member Beye seconded. Motion carried.

HEALTH INSURANCE RATES FOR EMPLOYEES FOR THE 2023-2024 PLAN YEAR: Administrator Stiles reviewed the policy regarding insurance coverage and the adjustments needed to employee costs to be in line with the policy. Staff recommended a two-step process to increase the rates for all employees. Stiles noted vision and dental insurance are performing very well and have no changes in cost or coverage for the upcoming plan year. Stiles shared improvements to the health insurance plan.

Council member Driggers motioned to approve the health insurance costs to 40% for employees over a two-year period. Council member McCarty seconded. Motion carried.

REAL ESTATE SALE IN THE HILLSBORO BUSINESS PARK: Administrator Stiles reviewed the sale of property to Charles Maltbie for two lots in the Hillsboro Business Park for \$10,000. Following a title search, Stiles found the two lots were still in the City of Hillsboro's name rather than the Land Bank. The real estate purchase agreement will be between Maltbie and the City of Hillsboro, and the City will issue a Quit Claim Deed to Maltbie.

Council member Beye motioned to approve the real estate purchase agreement. Council member McCarty seconded. Motion carried.

9. EXECUTIVE SESSION: Council member Driggers motioned for the City Council recess into executive session for the purpose of consultation with the city attorney for matters privileged pursuant to KSA 75-4319 (b)(2) for a period of 10 minutes. The executive session will include the City Administrator and City Attorney. The open meeting will resume at 7:30pm. Council member Beye seconded. Motion carried.

The regular City Council meeting resumed at 7:30pm. Mayor Thurston noted that no action was taken during the executive session.

10. LAND BANK MEETING: Council moved into a Land Bank meeting at 7:30pm. The regular City Council meeting resumed at 7:38pm.

11. CITY ADMINISTRATOR'S REPORT: Administrator Stiles reported on the following:

- Street Department Job Openings
- Johnson Service
- Sump Pump Survey
- Federal Encryption Standard for Police Radios
- Financial Report
- Planning Commission
- I&I Consent Decree
- Consumer Confidence Report
- Service Trucks
- Health Insurance Savings
- Hillsboro Community Childcare Center
- Part Time Police Officers
- Employee Evaluation Responses
- Part Time Museum Employee
- Pool Heater
- EE Appreciation Lunch
- Vacation

12. PUBLIC COMMENTS: None.

13. COUNCIL COMMENTS: Council member Beye inquired about overgrown properties as he is aware of an individual that would be interested in cleaning up properties free of charge. City Attorney Kovar noted this

would not be City or Council action; the agreement would be between the individual and the homeowner. Council affirmed this direction and agreed that anything to help clean up our community would be good.

14. ADJOURNMENT: Council meeting adjourned at 7:50pm.

ATTEST:



LOUIS THURSTON, MAYOR



DANIELLE BARTEL, CITY CLERK