



Abilene City Commission Meeting Minutes
Abilene Public Library – 209 NW Fourth Street
October 11, 2021 @ 4:05 p.m.
Abilene, Kansas

1. Call to Order

2. Roll Call – City Commission Present: Mayor Rein, Commissioners Marshall, Ostermann, Shafer and Witt (virtually-via go to meeting).

Staff Present: City Manager Marsh, Human Resources Director/City Clerk Mohr, Finance Director Rothchild, City Attorney Martin, Convention and Visitors Bureau Director Roller-Weeks, Parks and Recreation Director Timbrook, Planning and Zoning Administrator Zook, Assistant Police Chief Wilkins, and Public Works Director Schrader.

3. Pledge of Allegiance

Consent Agenda

- 4. Agenda Approval for the October 11, 2021, City Commission Meeting
- 5. Meeting minutes: September 27, 2021, Regular Meeting
- 6. Approval of Resolution No. 101121-1 **A RESOLUTION APPROVING LONGEVITY PAY PER SECTION 13.16 OF THE EMPLOYEE POLICIES AND GUIDELINES OF THE CITY OF ABILENE, KANSAS.**

Motion by Commissioner Marshall, seconded by Commissioner Ostermann to approve the Consent Agenda with the addition of items 9a and 12a. Roll call vote: Marshall YES, Ostermann YES, Shafer YES, Witt YES, Rein YES. Motion carried unanimously 5-0.

Public Comments and Communications

- 7.** Persons who wish to address the City Commission may do so when called upon by the Mayor.

Barry Arp, 800 N. Buckeye expressed concerns regarding comments made by Commissioner Ostermann during the August 23, 2021, City Commission meeting regarding his property at 203 N. Cedar with regards to the historic district designation.

Public Hearing

8. Public Hearing on the advisability of creating the American Addition Community Improvement District in the City of Abilene, Kansas.

Mayor Rein opened the public hearing at 4:14 p.m.

Robert Brazil, 1700 Faith Ave., expressed concerns regarding the cost to the City of Abilene for this Community Improvement District.

City Attorney Martin explained how the Community Improvement District worked and that there would be no cost to the City of Abilene. The City of Abilene will receive a 2% administrative fee for overseeing this.

Mayor Rein closed the public hearing at 4:18 p.m.

Old and New Business

9. Consider Ordinance No. 21-3406, **AN ORDINANCE CREATING A COMMUNITY IMPROVEMENT DISTRICT IN THE CITY OF ABILENE, KANSAS; AUTHORIZING A CERTAIN PROJECT THEREIN; APPROVING THE ESTIMATED COSTS OF SUCH PROJECT; CONTAINING THE LEGAL DESCRIPTION AND MAP OF THE BOUNDARIES OF THE DISTRICT; LEVYING A COMMUNITY IMPROVEMENT DISTRICT SALES TAX; AND APPROVING THE METHOD OF FINANCING THE PROJECT.**

Motion by Commissioner Marshall, seconded by Commissioner Shafer to adopt Ordinance No. 21-3406, **AN ORDINANCE CREATING A COMMUNITY IMPROVEMENT DISTRICT IN THE CITY OF ABILENE, KANSAS; AUTHORIZING A CERTAIN PROJECT THEREIN; APPROVING THE ESTIMATED COSTS OF SUCH PROJECT; CONTAINING THE LEGAL DESCRIPTION AND MAP OF THE BOUNDARIES OF THE DISTRICT; LEVYING A COMMUNITY IMPROVEMENT DISTRICT SALES TAX; AND APPROVING THE METHOD OF FINANCING THE PROJECT.** Roll call vote: Ostermann YES, Shafer YES, Witt YES, Rein YES, Marshall YES. Motion carried unanimously 5-0.

- 9a. Consider approval of a development agreement with Guffey Properties, LLC for the Community Improvement District.

Motion by Commissioner Marshall, seconded by Commissioner Ostermann to approve a Development Agreement with Guffey Properties, LLC for the Community Improvement District. Roll call vote: Shafer YES, Witt YES, Rein YES, Marshall YES, Ostermann YES. Motion carried unanimously 5-0.

10. Consider approval of a bid from Prairie Land Partners for the purchase of a John Deere 1570 TerrainCut Commercial Mower for the Parks and Recreation Department.

Motion by Marshall, seconded by Commissioner Ostermann to approve the bid from Prairie Land Partners for the purchase of a John Deere 1570 TerrainCut Commercial Mower for the Parks and Recreation Department. Roll call vote: Witt YES, Rein YES, Marshall YES, Ostermann YES, Shafer YES. Motion carried unanimously 5-0.

11. Consider Police Department Remodel Change Order.

Motion by Commissioner Shafer, seconded by Commissioner Marshall to approve the Police Department Remodel Change Order. Roll call vote: Marshall YES, Ostermann YES, Shafer YES, Witt YES, Rein YES. Motion carried unanimously 5-0.

12. Consider Charter Ordinance No. 29, **A CHARTER ORDINANCE EXEMPTING THE CITY OF ABILENE, KANSAS, FROM THE PROVISIONS OF K.S.A 12-5249 AND PROVIDING SUBSTITUTE AND ADDITIONAL PROVISIONS ON THE SAME SUBJECT RELATING TO RURAL HOUSING INCENTIVE DISTRICTS.**

Motion by Commissioner Marshall, seconded by Commissioner Ostermann to adopt Charter Ordinance No. 29, **A CHARTER ORDINANCE EXEMPTING THE CITY OF ABILENE, KANSAS, FROM THE PROVISIONS OF K.S.A. 12-5249 AND PROVIDING SUBSTITUTE AND ADDITIONAL PROVISIONS ON THE SAME SUBJECT RELATING TO RURAL HOUSING INCENTIVE DISTRICTS.** Roll call vote: Ostermann YES, Shafer YES, Witt YES, Rein YES, Marshall YES. Motion carried unanimously 5-0.

12a. Consider Resolution No. 101121-2, **A RESOLUTION MAKING CERTAIN FINDINGS AND DETERMINATIONS AS TO THE NEED FOR HOUSING WITHIN THE CITY OF ABILENE, KANSAS AND SETTING FORTH THE LEGAL DESCRIPTION OF REAL PROPERTY PROPOSED TO BE DESIGNATED AS A RURAL HOUSING INCENTIVE DISTRICT WITHIN THE CITY.**

Motion by Commissioner Marshall, seconded by Commissioner Ostermann to approve Resolution No. 101121-2, **A RESOLUTION MAKING CERTAIN FINDINGS AND DETERMINATIONS AS TO THE NEED FOR HOUSING WITHIN THE CITY OF ABILENE, KANSAS AND SETTING FORTH THE LEGAL DESCRIPTION OF REAL PROPERTY PROPOSED TO BE DESIGNATED AS A RURAL HOUSING INCENTIVE DISTRICT WITHIN THE CITY.** Roll call vote: Shafer YES, Witt YES, Rein YES, Marshall YES, Ostermann YES. Motion carried unanimously 5-0.

Reports

13. City Manager reports

We will be closing 3rd Street from Mulberry to Pine and Vine from 3rd to 1st on Halloween from 5 p.m. to 7 p.m. This is strictly for safety due to the large number of trick or treaters and families and expected foot traffic along Vine to the Lebold Mansion.

The Development Review Team will meet for the new Holiday Inn Express on October 20th.

The pre-construction meeting for the KS Gas Service/Burns McDonnell remediation project is tomorrow afternoon. The notice to proceed will be determined then.

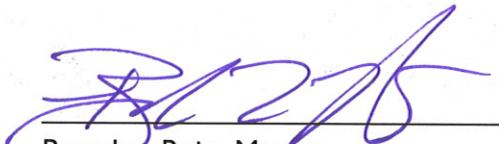
Megan Jenkins started Monday as the new Utility Clerk in the City office.

Adjournment

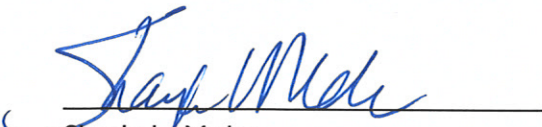
14. Consideration of a motion to adjourn the October 11, 2021, City Commission meeting.

Motion by Commissioner Marshall, seconded by Commissioner Ostermann to adjourn at 4:33 p.m. Roll call vote: Witt YES, Rein YES, Marshall YES, Ostermann YES, Shafer YES. Motion carried unanimously 5-0.




Brandon Rein, Mayor

ATTEST:


Shayla L. Mohr
City Clerk