

OFFICIAL MINUTES
OF THE MEETING OF THE
GOVERNING BODY OF THE
CITY OF PITTSBURG, KANSAS
March 23, 2021

A Regular Session of the Board of Commissioners was held at 5:30 p.m. on Tuesday, March 23rd, 2021, in the City Commission Room, located in the Law Enforcement Center, 201 North Pine, with Mayor Chuck Munsell presiding and the following members present: Cheryl Brooks, Larry Fields, and Dawn McNay. Commissioner Patrick O'Bryan was absent.

Mayor Munsell led the flag salute.

PUBLIC INPUT –

INVOCATION – Fr. Jerome, on behalf of Our Lady of the Lourdes, provided an invocation.

TORNADO SHELTER - Virginia Darling, 1301 Franklin Road, expressed concern regarding the lack of a tornado shelter for the citizens of Pittsburg. She asked if the hospital was open for use as a shelter and inquired why schools and Memorial Auditorium aren't utilized as shelters.

SMITH CLINIC FIRE - Mayor Munsell recognized the Pittsburg Fire Department, Frontenac Fire Department and Baker Fire District for their efforts to extinguish the Smith Clinic Fire on Friday, March 19th, 2021. Commissioner McNay recognized the Pittsburg Police Department for their efforts, as well. City Manager Daron Hall stated that the Salvation Army also assisted the residents of the Smith Clinic following the fire.

APPROVAL OF MINUTES – On motion of Fields, seconded by Brooks, the Governing Body approved the March 9th, 2021, City Commission Meeting minutes as presented. Motion carried. Absent: O'Bryan.

RENEWAL OF PROPERTY AND LIABILITY INSURANCE – On motion of Fields, seconded by Brooks, the Governing Body approved staff recommendation to renew the City's property and liability insurance policy with the EMC Insurance Company for the period April 1, 2021, to April 1, 2022. Motion carried. Absent: O'Bryan.

FIRST AMENDED FARM LEASE – KENNETH BIANCARELLI – On motion of Fields, seconded by Brooks, the Governing Body approved a First Amended Farm Lease agreement with Kenneth Biancarelli to include the tillable land and grass land in Tracts 3, 4, 5, 5A, and 7, located at the Atkinson Municipal Airport for a term of nine months beginning April 1, 2021 and ending December 31, 2021, in the total amount of \$11,055.00 and authorized the Mayor to sign the lease on behalf of the City. Motion carried. Absent: O'Bryan.

SECTION 8 HOUSING CHOICE VOUCHER ADMINISTRATION PLAN – On motion of Fields, seconded by Brooks, the Governing Body approved staff recommendation to revise the Section 8 Housing Choice Voucher Administration Plan. Motion carried. Absent: O'Bryan.

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HOMETOWN DEVELOPMENT GROUP, LLC – On motion of Fields, seconded by Brooks, the Governing Body approved staff recommendation to correct the legal name from Hometown Development Corporation to Hometown Development Group, LLC, in regard to the March 9th, 2021, recommendation of the Economic Development Advisory Committee (EDAC) to grant the request submitted by Hometown Development Group, LLC, to update their City loan paperwork, regarding the renovation of the property located at 1004 North Broadway, to reflect Labette Bank as the holder of the first mortgage, and authorized the Mayor to sign the necessary documents on behalf of the City. Motion carried. Absent: O'Bryan.

ORDINANCE NO. S-1078 – On motion of Fields, seconded by Brooks, the Governing Body approved Ordinance No. S-1078, granting an ad valorem tax exemption to E & J Investments, LLC, pursuant to the City of Pittsburg's Policy and Procedures adopted November 10, 1987, as authorized by Section 13, Article 11, of the Constitution of the State of Kansas, and authorized the Mayor to sign the Ordinance on behalf of the City. Motion carried. Absent: O'Bryan.

APPROPRIATION ORDINANCE – On motion of Fields, seconded by Brooks, the Governing Body approved the Appropriation Ordinance for the period ending March 23rd, 2021, subject to the release of HUD expenditures when funds are received with the following roll call vote: Yea: Brooks, Fields, McNay, and Munsell. Motion carried. Absent: O'Bryan.

FIRST AMENDMENT OF DEVELOPMENT AGREEMENT – PITTSBURG NORTHGATE PROJECT - On motion of McNay, seconded by Brooks, the Governing Body approved staff recommendation to amend the Original Development Agreement with Northgate Associates, LLC, HOK-Northgate, LLC, and GM-Northgate, LLC, regarding an adjustment to the Pittsburg Northgate Community Improvement District (CID) project schedule, and authorized the Mayor to sign the necessary documents on behalf of the City. Motion carried. Absent: O'Bryan.

PARTIAL MORTGAGE RELEASES - SILVERBACK HOUSING DEVELOPMENT – On motion of Brooks, seconded by Fields, the Governing Body approved partial mortgage releases for 1825 Silverback Way and 1903 Carnie Smith Court, located in the Silverback housing development, as Arvest Bank, the primary lender for the project, took first position on the loan, with the City securing a second position on the P & L property until the loan is repaid in December 2023, and authorized the Mayor to sign the partial mortgage release agreements on behalf of the City. Motion carried. Absent: O'Bryan.

AIRPORT HANGAR SUB-LEASE – On motion of McNay, seconded by Brooks, the Governing Body approved the request submitted by Mr. Ken Brock to allow the sub-lease of a hangar owned by Mr. Brock at the Atkinson Municipal Airport, and authorized the Mayor to sign the appropriate documents on behalf of the City. Motion carried. Absent: O'Bryan.

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KWPCRF LOAN AGREEMENT – WASTEWATER TREATMENT PLANT PROJECT – On motion of Fields, seconded by McNay, the Governing Body approved the loan agreement for the financing of a wastewater treatment project through the Kansas Department of Health and Environment's Kansas Water Pollution Control Revolving Fund (KWPCRF) in the amount of \$5,136,830.00 with a Gross Loan Rate of 1.30% per annum, subject to review and approval for correctness and form by the City Attorney, and adopted Ordinance No. S-1079 authorizing the execution of the Loan Agreement and authorized the City Attorney to execute the Form of Opinion of Municipality's Counsel. Motion carried. Absent: O'Bryan.

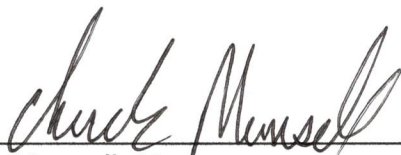
NON-AGENDA REPORTS & REQUESTS:

TORNADO SHELTER – City Manager Daron Hall stated that the City recommends that citizens shelter in place during a tornado warning. Mr. Hall stated that the creation of a community Tornado Shelter has been discussed regularly by City staff. Mr. Hall indicated that the idea of naming a city facility as a shelter, creates a host of issues. Mr. Hall stated that he would not comment on the use of the hospital and schools as shelters, as the facilities are not owned by the City.

FINANCE DEPARTMENT KIOSK - Mayor Munsell requested the drop box on the south side of City Hall be reopened for a few months while citizens are becoming familiar with the newly installed payment kiosk. Mr. Hall stated that both the drop box and the kiosk will be available to citizens during this transition.

PARKING ON SIDEWALKS - Mayor Munsell suggested that citizens be informed through the City's cable channel and water bill mailings of the City's Ordinance prohibiting parking on sidewalks.

ADJOURNMENT: On motion of McNay, seconded by Fields, the Governing Body adjourned the meeting at 6:10 p.m. Motion carried. Absent: O'Bryan.



Chuck Munsell, Mayor

ATTEST:



Tammy Nagel, City Clerk

