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## CITY COUNCIL AGENDA

**Tuesday, August 4, 2015**  
**7:00 p.m.**

### 1. CALL TO ORDER

- A. Roll Call
- B. Invocation
- C. Pledge of Allegiance

### 2. MAYOR AND COUNCIL REPORTS

### 3. STAFF REPORTS

- A. City Attorney Report
- B. City Administrator Report

### 4. PUBLIC COMMENT

- A. None

### 5. CONSENT AGENDA

- A. 7/21/2015 City Council Meeting Minutes
- B. Appropriations 8A

### 6. ORDINANCES

- A. None

### 7. RESOLUTIONS

- A. Resolution 2015-16 Unfit Structure 709 W Court Street
- B. Resolution 2015-17 Bobcat Lease

### 8. FORMAL ACTIONS

- A. 2016 Budget Hearing Publication
- B. Schwab-Eaton SRTS Contract
- C. Fire Truck Bid
- D. New Police Vehicle
- E. LEC Parking Lot
- F. Impound Yard

### 9. CLOSED SESSION

- A. None

### 10. ADJOURNMENT

## **WORK SESSION AGENDA**

### 1. CORRESPONDENCE AND STAFF REPORTS

- A. City Attorney Report
- B. City Administrator Report
- C. Treasurer's Report

### 2. DISCUSSION ITEMS

- A. None

### 3. ADJOURNMENT

**NOTE: Background information is available for review in the office of the City Clerk prior to the meeting.**

**The Public Comment section is to allow members of the public to address the Council on matters pertaining to any business within the scope of Council authority and not appearing on the Agenda. Kansas Statutes prohibit the Council from taking action on any item not appearing on the Agenda, except where an emergency is determined to exist.**



BELOIT CITY COUNCIL MEETING MINUTES  
July 21, 2015

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The Beloit City Council met in regular session on July 21, 2015 in the Council Chambers. Mayor Tom Naasz called the meeting to order at 7:00 p.m. Council Members in attendance were Kent Miller, Bob Richard, Matt Otte, Rick Brown, Tony Gengler, Robert Petterson, and Lloyd Littrell. Also present were City Administrator Glenn Rodden, City Attorney Katie Schroeder, and City Clerk Amanda Lomax.

Department heads in attendance were Lynn Miller, Ronnie Sporleder, Mike Clark, Jim Bentz, Dave Elam, and Chris Jones.

Mayor Naasz gave the invocation and the Pledge of Allegiance was recited.

Councilor Otte wanted to acknowledge a new business Solomon Valley Village. Councilor Otte gave out his current phone number to City Administrator Glenn Rodden. Councilor Miller thanked the city crews for picking up tree limbs after the wind storm.

City Administrator Glenn Rodden reported on the following:

1. John Brummer with Trekk Engineering and Stuart Porter with Schwab-Eaton discussed water quality with taste and order problems. John and Stuart presented 4 different water plant upgrade options for Council to consider in the future improving the water quality.

Public Comment: Carl Eilert talked about language in the Comprehensive Plan that he did not agree with and felt it had conflicting language.

The Consent Agenda consisted of July 7, 2015 Council Meeting Minutes, and appropriations 7B. A motion was made by Councilor Richard and seconded by Councilor Otte to approve the Consent Agenda in its entirety. Roll call vote yeas: Richard, Brown, Littrell, Miller, Otte, Petterson, and Gengler. Nays: None.

Ordinance 2166 Stop Signs for Walnut and Rosebud Avenue was presented to Council for approval. A motion was made by Councilor Otte and seconded by Councilor Brown to adopt Ordinance 2166. Roll call vote yeas: Littrell, Richard, Gengler, Petterson, Otte, Brown, and Miller. Nays: None.

Ordinance 2167 Increasing Water and Sewer Rates for customers outside the city limits was presented to Council for approval. The new rates would increase the minimum charge for both utilities to \$35.00 and \$7.50 per 1,000 gallons used. A motion was made by Councilor Richard and seconded by Councilor Miller to adopt Ordinance 2167 Increasing Water and Sewer Rates for customers outside the city. Roll call vote yeas: Richard, Petterson, Otte, and Miller. Nays: Gengler, Littrell, and Brown. Motion carried 4-3.

Ordinance 2168 Adopting the Comprehensive Plan was presented for Council approval. A motion was made by Councilor Brown to approve the Comprehensive Plan but to exclude the extra territorial jurisdiction from the plan. The motion was seconded by Councilor Littrell. Roll call vote yeas: Gengler, Littrell, and Brown. Nays: Petterson, Richard, Miller and Otte. Motion failed 3-4.

A motion was made by Councilor Richard to adopt Ordinance 2168 Comprehensive Plan with the two mile extra territorial jurisdiction. The motion was seconded by Councilor Miller. Roll call vote yeas: Petterson, Richard, Otte, and Miller. Nays: Gengler, Littrell, and Brown. Motion carried 4-3.

Staff is recommending that Council adopt an Extension Policy for Waste-water utilities. The new extension policy would make it mandatory for anyone wanting sewer services with the City of Beloit to voluntarily annex into the city limits. A motion was made by Councilor Otte and seconded by Councilor Brown to adopt the Extension Policy for Waste-water utilities. Motion carried 6-1. Nays: Littrell.

Staff is recommending that Council approve the Cooling Tower Repair bid from Midwest Machinery in the amount of \$108,700.00. The repairs are for the cooling towers at the power plant that was damaged during the hail storm last August. A motion was made by Councilor Otte and seconded by Councilor Petterson to approve Cooling Tower Repair bid from Midwest Machinery in the amount of \$108,700.00. Motion carried 7-0. Nays: None.

Staff is recommending that Council approve 1.7% Cost of Living Allowance for all full-time employees. A motion was made by Councilor Richard and seconded by Councilor Miller to approve 1.7% Cost of Living Allowance for all full-time employees. Motion carried 7-0. Nays: None.

Staff is recommending that Council approve change in residence status at the Porter House Apartments from Senior 55+ housing to Family housing. A motion was made by Councilor Miller and seconded by Councilor Brown to approve change in residence status at the Porter House Apartments from Senior 55+ housing to Family housing. Motion carried 7-0. Nays: None.

Staff is recommending that Council approve the requested three month time extension for the Downtown CDBG project. A motion was made by Councilor Otte and seconded by Councilor Miller to approve the requested three month time extension for the Downtown CDBG project. Motion carried 7-0. Nays: None.

A motion was made by Councilor Brown and seconded by Councilor Petterson to adjourn the meeting. Motion carried 7-0. The meeting ended at 7:54 p.m.

Work Session started 7:55 p.m. Council Members in attendance were Tony Gengler, Kent Miller, Robert Petterson, Bob Richard, Matt Otte, and Lloyd Littrell. Also present were City Administrator Glenn Rodden, City Attorney Katie Schroeder, and City Clerk Amanda Lomax. Absent from work session was Councilor Rick Brown.

Department heads in attendance were Department heads in attendance were Lynn Miller, Ronnie Sporleder, Mike Clark, Jim Bentz, Dave Elam, and Chris Jones.

City Administrator Rodden reviewed the 2016 fiscal year working, state budgets, and had brief presentation that highlight the most important parts of the budget. The recommended budget will maintain the 55 mills that the city levied last fiscal year. Those 55 mills will produce more revenue for the city because the city's overall assessed valuation increased from 2014 to 2015.

Adjourned 8:23 p.m.

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TOM NAASZ, Mayor

ATTEST:

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AMANDA LOMAX, City Clerk



# Accounts Payable Detail Listing

City of Beloit

**Vend# Vendor Name**

Pay#	Post Date	Due Date	Amount	Invoice	Date	PO#	Date	Status
	Account#	Work Order		Description			Debit	Credit
<b>6 ABRAM READY-MIX, INC</b>								
62925	8/6/2015	8/6/2015	3,360.00			22564		Posted
	30-00-8100			20316-29 FLOWABLE-CAMPBELL/RIVER			1,624.00 ✓	0.00
	30-00-8100			20317-31 FLOWABLE-CAMPBELL/RIVER			1,736.00 ✓	0.00
							3,360.00 ✓	0.00
62926	8/6/2015	8/6/2015	1,747.23			22571		Posted
	30-00-8100			20331-9 PAVEMENT-CAMPBELL/RIVER			879.66 ✓	0.00
	30-00-8100			20339-9 PAVEMENT/FLOW-CAMPBELL/F			867.57 ✓	0.00
							1,747.23 ✓	0.00
62927	8/6/2015	8/6/2015	510.39	20241		22537		Posted
	30-00-6150			ROCK FOR SIDEWALK PROGRAM-C JOI			510.39 ✓	0.00
<b>1060 ACCURATE LABS</b>								
62942	8/6/2015	8/6/2015	472.78	SU22491		22565		Posted
	51-41-6170			LAB REAGENTS			472.78 ✓	0.00
<b>2373 ALFRED BENESCH &amp; COMPANY</b>								
62928	8/6/2015	8/6/2015	3,971.67	84016		22536		Posted
	30-00-3000			PROFESSIONAL SERV. 5/8/15-7/12/15			3,971.67 ✓	0.00
<b>813 AMERIPRIDE SERVICES INC.</b>								
62977	8/6/2015	8/6/2015	74.88	2300560347		CLARK305		Posted
	10-15-6000			SHOP TOWELS/RUGS			74.88 ✓	0.00
<b>2032 AT&amp;T</b>								
62930	8/6/2015	8/6/2015	105.00	08900759485827		22523		Posted
	10-13-5310			PD-INTERNET-AUGUST			105.00 ✓	0.00
<b>1567 ATCO INTERNATIONAL</b>								
62929	8/6/2015	8/6/2015	264.25	10436975		22562		Posted
	51-41-6000			WEED SPRAY			264.25 ✓	0.00
<b>2885 AVALANCHE WATERSLIDES INC.</b>								
62985	8/6/2015	8/6/2015	750.00	241		22534		Posted
	30-00-7200			SLIDE MAINTENANCE-HAIL DAMAGE			750.00 ✓	0.00
<b>71 BELOIT GREENHOUSE</b>								
62938	8/6/2015	8/6/2015	138.00			22890		Posted
	10-18-7310			17492-CERTIFICATES ARBOR DAY			50.00 ✓	0.00
	10-21-6000			17602-PLANTS AT POOL			88.00 ✓	0.00
							138.00 ✓	0.00
<b>2735 BEVERAGE CARBONATION SERVICE</b>								
62931	8/6/2015	8/6/2015	291.76	U11623		22569		Posted
	51-41-6170			2152 LBS. CARBON DIOXIDE			291.76 ✓	0.00
<b>1810 BOBCAT OF SALINA</b>								
62978	8/6/2015	8/6/2015	1,536.11			CLARK306		Posted
	10-15-7450			050886-SKID STEER TEETH			89.12 ✓	0.00
	10-15-7450			23484D023510-2015 S-750 SKID STEER			1,400.00 ✓	0.00
	10-15-7450			050905-MIRROR SKID STEER			46.99 ✓	0.00
							1,536.11 ✓	0.00
<b>142 CHAMBER OF COMMERCE</b>								
62939	8/6/2015	8/6/2015	50.00	1376		22897		Posted
	10-17-6800			ACTIVITY INSTRUCTORS THANK YOU			50.00 ✓	0.00
<b>1601 COLE PALMER INSTRUMENT CO</b>								
62943	8/6/2015	8/6/2015	938.33	9312280		22567		Posted
	51-41-4330			2 PUMP HEADS/PH PROBE			938.33 ✓	0.00
<b>1913 CROP PRODUCTION SERVICES</b>								
62979	8/6/2015	8/6/2015	182.68	27796507		CLARK307		Posted
	10-15-6170			10 GALLON LANDMASTER			182.68 ✓	0.00
<b>193 DOLLAR GENERAL STORE-MSC-410526</b>								
62932	8/6/2015	8/6/2015	55.60	1000427673		22529		Posted
	10-11-6000			WATER/CUPS/SUPPLIES			55.60 ✓	0.00
62940	8/6/2015	8/6/2015	36.50	1000430937		22888		Posted
	23-00-7490			SUPPLIES FOR COMM GARDEN OPEN I			36.50 ✓	0.00
<b>700 EMC INSURANCE COMPANY</b>								

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City of Beloit

**Vend# Vendor Name**

Pay#	Post Date	Due Date	Amount	Invoice	Date	PO#	Date	Status
	Account#	Work Order		Description			Debit	Credit
<b>700 EMC INSURANCE COMPANY (continued)</b>								
62934	8/6/2015	8/6/2015	405.55			22535		Posted
	53-41-3000			CLAIM NO. Z01088551			150.20 ✓	0.00
	10-11-3000			CLAIM NO. Z01135812			255.35 ✓	0.00
							405.55 ✓	0.00
<b>427 FOLEY EQUIPMENT INC</b>								
62935	8/6/2015	8/6/2015	768.99	M2047603		22572		Posted
	52-43-4420			PACKER RENTAL			768.99 ✓	0.00
<b>243 FRASIER AND JOHNSON LLC</b>								
62936	8/6/2015	8/6/2015	104.96			20811		Posted
	10-12-3000			COURT APPOINTED ATTY FEES-201500			104.96 ✓	0.00
<b>2884 MONTERRENCE T. GIVENS</b>								
62986	8/6/2015	8/6/2015	859.00			20812		Posted
	10-12-3320			BOND REFUND CASE 201500119			1,000.00 ✓	0.00
	10-12-3320			FINE			0.00	66.00 ✓
	10-12-3320			COURT COSTS			0.00	75.00 ✓
							1,000.00 ✓	141.00 ✓
<b>265 GREAT PLAINS LANDSCAPE</b>								
62937	8/6/2015	8/6/2015	1,248.75	8246		21013		Posted
	30-00-8100			UNDER SOUTH WATER TOWER & PARK			1,248.75 ✓	0.00
<b>328 IIMC</b>								
62941	8/6/2015	8/6/2015	275.00			20716		Posted
	10-11-5410			M. LOMAX-MEMBERSHIP DUES			180.00 ✓	0.00
	10-11-5410			J. ROSEBAUGH-DUES			95.00 ✓	0.00
							275.00 ✓	0.00
<b>357 KANSAS DEPARTMENT OF REVENUE-WPF</b>								
62947	8/6/2015	8/6/2015	2,407.96			20717		Posted
	51-00-2075			2015 1ST QUARTER WATER PROTECTIO			1,242.82 ✓	0.00
	51-41-5995			2015 1ST QUARTER WATER PROTECTIO			1,165.14 ✓	0.00
							2,407.96 ✓	0.00
<b>486 KDHE-BUREAU OF WATER</b>								
62945	8/6/2015	8/6/2015	17,593.57			23013		Posted
	51-45-9802			METER READER LOAN			14,502.27 ✓	0.00
	51-45-9801			METER READER LOAN			3,091.30 ✓	0.00
							17,593.57 ✓	0.00
62946	8/6/2015	8/6/2015	185.00	M-SO05-0001		22570		Posted
	52-41-3000			ANNUAL WASTEWATER PERMIT FEES			185.00 ✓	0.00
62980	8/6/2015	8/6/2015	60.00	14-62 KA-3045-01		CLARK308		Posted
	10-22-3000			STORM WATER PERMIT S-SO05-0017			60.00 ✓	0.00
<b>2736 KDHE-ENVIRONMENTAL LAB ACCREDITATI</b>								
62944	8/6/2015	8/6/2015	1,106.00	B7500		22566		Posted
	51-41-3000			KDHE LAB TESTING (APRIL-JUNE 2015)			1,106.00 ✓	0.00
<b>1887 KMEA GRDA OPERATING FUND</b>								
62949	8/6/2015	8/6/2015	173,411.36	GRDA-BE-15-08		22362		Posted
	53-41-6220			AUGUST SERVICE			173,411.36 ✓	0.00
<b>556 KMEA WAPA OPERATING FUND</b>								
62948	8/6/2015	8/6/2015	23,026.74	WAPA-BL-15-07		22365		Posted
	53-41-6220			JULY SERVICE			23,026.74 ✓	0.00
<b>2416 KNCK AM/KNCK FM-NCK 94.9</b>								
62963	8/6/2015	8/6/2015	175.00	15070194		23774		Posted
	53-41-6400			POWER PLANT JOB AD			175.00 ✓	0.00
<b>1037 LATTIN AVIATION-TRAVIS LATTIN</b>								
62950	8/6/2015	8/6/2015	1,200.00			23772		Posted
	10-22-3000			SERVICE CONTRACT-AUGUST			1,200.00 ✓	0.00
<b>405 LEAGUE OF KS MUNICIPALITIES</b>								
63008	8/6/2015	8/6/2015	308.95	15-1942		23777		Posted
	10-11-6000			2015 TRAFFIC ORDINANCE			150.00 ✓	0.00
	10-11-6000			2015 UNIFORM PUBLIC OFFENSE CODE			150.00 ✓	0.00
	10-11-6000			SHIPPING			8.95 ✓	0.00
							308.95 ✓	0.00

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409	<b>LIGHT &amp; WATER UTILITIES (continued)</b>							
63005	8/6/2015	8/6/2015	35,460.35			23776		Posted
	10-11-6220			ADMIN			2,002.76 ✓	0.00
	10-11-6220			ADMIN SHARE			6.31 ✓	0.00
	10-13-6220			PD SHARE			6.30 ✓	0.00
	51-41-6220			WATER SHARE			6.30 ✓	0.00
	10-14-6220			FIRE DEPT			303.71 ✓	0.00
	10-15-6220			TRANSPORTATION			468.68 ✓	0.00
	10-18-6220			PARKS & REC			7,212.32 ✓	0.00
	10-20-6220			CEMETERY			141.22 ✓	0.00
	10-22-6220			AIRPORT			313.61 ✓	0.00
	51-41-6220			WATER PLANT			5,325.77 ✓	0.00
	52-41-6220			SEWER PLANT			8,503.14 ✓	0.00
	53-41-6220			POWER PLANT			65.33 ✓	0.00
	51-43-6220			WATER SYSTEMS			218.08 ✓	0.00
	52-43-6220			SEWER SYSTEMS			218.07 ✓	0.00
	53-43-6220			SYSTEMS OP SHARE			218.07 ✓	0.00
	51-43-6220			SYSTEMS OP SHARE			30.02 ✓	0.00
	52-43-6220			SYSTEMS OP SHARE			30.02 ✓	0.00
	53-43-6220			SYSTEMS OP SHARE			30.02 ✓	0.00
	10-13-6220			PD SHARE			30.02 ✓	0.00
	53-43-6220			ELECTRIC SYSTEMS			56.13 ✓	0.00
	10-19-6220			NORTH CAMPUS			7,480.59 ✓	0.00
	10-21-6220			POOL			2,793.88 ✓	0.00
							<u>35,460.35</u> ✓	<u>0.00</u>
1980	<b>MANDY LOMAX</b>							
62953	8/6/2015	8/6/2015	146.05			23018		Posted
	10-11-6110			MINUTE PAPER/FOLDERS			146.05 ✓	0.00
424	<b>MCHENRY ELECTRIC &amp; SUPPLY</b>							
62951	8/6/2015	8/6/2015	25.00	014399		22887		Posted
	10-18-4330			CHAINS SHARPENED			25.00 ✓	0.00
459	<b>MISSISSIPPI LIME CO</b>							
62954	8/6/2015	8/6/2015	5,278.07	1212815		22543		Posted
	51-41-6170			QUICKLIME			5,278.07 ✓	0.00
467	<b>MITCHELL CO HIGHWAY DEPT</b>							
62955	8/6/2015	8/6/2015	1,229.40	4128		22561		Posted
	30-00-8100			PREMIX #7836			441.60 ✓	0.00
	30-00-8100			PREMIX #7821			787.80 ✓	0.00
							<u>1,229.40</u> ✓	<u>0.00</u>
62981	8/6/2015	8/6/2015	2,716.80	4130		CLARK309		Posted
	25-00-6090			45.28 TONS PREMIX			2,716.80 ✓	0.00
470	<b>MITCHELL COUNTY SOLID WASTE</b>							
62956	8/6/2015	8/6/2015	30.90			22891		Posted
	10-18-4300			005289-LUMBER/CONCRETE DISPOSAL			18.90 ✓	0.00
	10-18-4300			003619-TIRE DISPOSAL			12.00 ✓	0.00
							<u>30.90</u> ✓	<u>0.00</u>
62957	8/6/2015	8/6/2015	5.00	005202		21009		Posted
	52-41-3000			PALLETS/LUMBER DISPOSAL			5.00 ✓	0.00
62958	8/6/2015	8/6/2015	8.00	003594		15412		Posted
	52-41-3000			DISPOSAL OF SCREENINGS			8.00 ✓	0.00
342	<b>MUNICIPAL SUPPLY INC. OF NEBRASKA</b>							
62959	8/6/2015	8/6/2015	88.14	0595881-IN		21012		Posted
	51-43-6000			DB IRON SERVICE SAD			88.14 ✓	0.00
494	<b>NEBRASKA MUNICIPAL POWER POOL</b>							
62960	8/6/2015	8/6/2015	1,883.13	16112		23756		Posted
	53-41-5410			MEMBER FEE			1,883.13 ✓	0.00
2622	<b>CHRIS NELSON</b>							
62982	8/6/2015	8/6/2015	110.55	69225C		CLARK310		Posted
	10-15-2911			BOOT REIMBURSEMENT			110.55 ✓	0.00
2301	<b>NEX-TECH WIRELESS</b>							
62961	8/6/2015	8/6/2015	95.02	4081563		23771		Posted
	25-00-7450			STREET DEPT.-PHONE BILL			95.02 ✓	0.00

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	<u>Account#</u>	<u>Work Order</u>		<u>Description</u>			<u>Debit</u>	<u>Credit</u>
2863	<b>PIONEER RESEARCH (continued)</b>							
62962	8/6/2015	8/6/2015	774.51	243505		22560		Posted
	52-41-6170			ENSOLV DEGREASER			774.51 ✓	0.00
1263	<b>PRAIRE FIRE COFFEE ROASTERS</b>							
62983	8/6/2015	8/6/2015	43.40	760511		CLARK311		Posted
	10-15-6000			COFFEE			43.40 ✓	0.00
321	<b>RICOH USA, INC</b>							
62964	8/6/2015	8/6/2015	1,158.00	94978223		21292		Posted
	10-11-3360			RICOH RENTAL-JULY			1,158.00 ✓	0.00
586	<b>S &amp; S DRUG STORE</b>							
62965	8/6/2015	8/6/2015	97.60			15410		Posted
	52-41-7440			LATEX PROTECTIVE GLOVES			97.60 ✓	0.00
488	<b>SCHWAB EATON BELOIT</b>							
62966	8/6/2015	8/6/2015	13,976.00	(15.025)A		23773		Posted
	41-00-8414			COST OF CONSTRUCTION-N. CAMPUS			13,976.00 ✓	0.00
62967	8/6/2015	8/6/2015	2,017.00	14.153		22573		Posted
	51-41-3000			DESIGN WATER METER INSTALL AT IN			2,017.00 ✓	0.00
63006	8/6/2015	8/6/2015	2,200.00	15.025B		23775		Posted
	41-00-8414			CONSTRUCTION STAKING-N CAMPUS E			2,200.00 ✓	0.00
63007	8/6/2015	8/6/2015	800.00	15.092		22625		Posted
	53-41-3000			PROFESSIONAL SERVICES			800.00 ✓	0.00
2845	<b>SHOPKO STORES OPERATING CO., LLC</b>							
62968	8/6/2015	8/6/2015	34.99	8103		22889		Posted
	10-21-4330			PHONE			34.99 ✓	0.00
2462	<b>ULINE, INC</b>							
62984	8/6/2015	8/6/2015	87.64	69181531		CLARK312		Posted
	10-15-6000			1000 MARKER FLAGS			87.64 ✓	0.00
1643	<b>UNITED INDUSTRIES INC</b>							
62969	8/6/2015	8/6/2015	812.31	0064696-IN		22892		Posted
	10-21-6170			CHEMICAL SOLUTIONS/STEPS/CHLORII			812.31 ✓	0.00
704	<b>UNIVAR USA INC</b>							
62970	8/6/2015	8/6/2015	9,021.00	WI612277		22556		Posted
	51-41-6170			48,500 LBS SODA ASH			9,021.00 ✓	0.00
2067	<b>VERIZON WIRELESS SERVICES, LLC</b>							
62971	8/6/2015	8/6/2015	123.01	9749133000		23760		Posted
	53-43-5310			SYSTEMS			41.45 ✓	0.00
	52-43-5310			SYSTEMS			40.78 ✓	0.00
	51-43-5310			SYSTEMS			40.78 ✓	0.00
							123.01 ✓	0.00
62972	8/6/2015	8/6/2015	45.15	9749140774		23762		Posted
	53-41-5310			POWER PLANT STAND-BY PHONE			45.15 ✓	0.00
62973	8/6/2015	8/6/2015	180.93	9749102488		23761		Posted
	10-11-5310			ADMIN			115.31 ✓	0.00
	10-20-5310			CEMETERY			65.62 ✓	0.00
							180.93 ✓	0.00
722	<b>WATTS AND SON</b>							
62974	8/6/2015	8/6/2015	311.45			22894		Posted
	10-19-7000			3975-SWITCH MOTOR-SP. ED.			89.40 ✓	0.00
	10-19-7000			3976-REWIRE FAN MOTOR-S. DAYCARE			132.85 ✓	0.00
	10-19-7000			3997-RELAY REPLACEMENT-S. DAYCAF			89.20 ✓	0.00
							311.45 ✓	0.00
62975	8/6/2015	8/6/2015	58.00	3990		23757		Posted
	10-11-4300			CLEAN A/C UNIT-COUNCIL ROOM			58.00 ✓	0.00
62976	8/6/2015	8/6/2015	438.20	3986		22898		Posted
	10-19-7000			CHANGE & REPLACE CONTROL WIRE			438.20 ✓	0.00

# Accounts Payable Detail Listing

City of Beloit

**Vend# Vendor Name**

<u>Pay#</u>	<u>Post Date</u>	<u>Due Date</u>	<u>Amount</u>	<u>Invoice</u>	<u>Date</u>	<u>PO#</u>	<u>Date</u>	<u>Status</u>
	<u>Account#</u>	<u>Work Order</u>			<u>Description</u>		<u>Debit</u>	<u>Credit</u>

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316,877.61 64 Non-voided payables listed.

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Report Setup AP - Accounts Payable Listing : Vendor Name Filter Options Starting: 8/6/2015 Ending: 8/6/2015 Banks: All Payable Status: Posted, Printed, ACH, Recorded, Voided All Vendors Selected
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## REQUEST FOR COUNCIL ACTION

<b>DATE:</b>	<b>TITLE:</b>
August 4, 2015	RESOLUTION 2015-16 UNFIT STRUCTURE
<b>ORIGINATING DEPARTMENT:</b>	<b>TYPE OF ACTION:</b>
Administration	<input type="checkbox"/> ORDINANCE <input checked="" type="checkbox"/> RESOLUTION
	<input type="checkbox"/> FORMAL ACTION <input type="checkbox"/> OTHER

### RECOMMENDATION:

I recommend that the City Council approve Resolution 2015-16 Unfit Structure located at 709 W Court Street owned by Charles Wrench.

### FISCAL NOTE:

- There is no director cost for adopting this resolution.

### DISCUSSION:

Adopting this resolution directs the owner of the property located at 709 W Court Street to either repair or remove the structures located on that property.

Respectfully submitted,

Glenn Rodden  
City Administrator



**RESOLUTION 2015-16**

RESOLUTION BY THE CITY OF BELOIT, KANSAS, CONCERNING A DANGEROUS AND UNSAFE STRUCTURE EXISTING AT 709 W. COURT STREET IN THE CITY OF BELOIT, KANSAS.

WHEREAS, Chapter IV, Article 5, Dangerous and Unfit Structures, of the City Code provides if the governing body finds there are structures in the city which are dangerous, unsafe or otherwise inimical to the general welfare of the city, or conditions which provide a general blight upon the neighborhood or the surrounding properties, to have any such structure repaired, closed, demolished or removed; and

WHEREAS, Chris Jones, Code Enforcement Officer, made an inquiry and inspection of the property located at 709 W. Court Street, and has filed a report with the governing body of the City of Beloit on August 4, 2015, that a structure located on the following described real estate, to-wit:

*An old, single story, wood framed structure on a stone basement foundation at S08 , T07 , R07W , BEG W 473' FR SW COR COURT & INDEPENDENCE, THS S 150', W 62 N 150', E 62' POB, in the City of BELOIT.*

owned by Charles H. Wrench, is a dangerous and unsafe structure as provided for in Section 4-501; and

WHEREAS, after reviewing the report of Chris Jones, Code Enforcement Officer, the governing body is of the opinion it shall fix a time and place at which the owner, owner's agent, lien holder and occupant may appear and show cause why the structure should not be condemned and ordered repaired or demolished; and

WHEREAS, upon receipt of such report as provided for in Section 4-505, the governing body of the City of Beloit is required to give notice to all interested parties and hold a hearing as provided for in Section 4-505, and 4-506.

NOW THEREFORE, BE IT RESOLVED by the governing body of the City of Beloit, Kansas:

Section 1. The governing body of the City of Beloit, Kansas, shall hold a hearing on September 15, 2015 at 7:00 p.m. in the city council meeting room, Municipal Building, 119 North Hersey, Beloit, Kansas, at which time the governing body shall determine whether or not the structure located on the following described real estate located in the City of Beloit, Kansas, to-wit:

*An old, single story, wood framed structure on a stone basement foundation at S08 , T07 , R07W , BEG W 473' FR SW COR COURT & INDEPENDENCE, THS S 150', W 62 N 150', E 62' POB, in the City of BELOIT.*

owned by Charles H. Wrench, is a dangerous and unsafe structure or otherwise inimical to the general welfare of the city, or conditions which provide a general blight upon the neighborhood or the surrounding properties, and to take such action as the governing body deems necessary as provided for in said City Code.

Section 2. The City Clerk shall immediately publish this resolution once each week for two consecutive weeks on the same day of each week and mail a copy of this resolution to Charles H. Wrench, each agent, lienholder and occupant at their last known place of residence, within three days after the first publication by certified mail, return receipt requested, and marked "deliver to addressee only."

PASSED and ADOPTED by the Governing Body and signed by the Mayor this 21<sup>st</sup> day of July, 2015.

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Tom Naasz, Mayor

ATTEST:

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Amanda Lomax, City Clerk

119 North Hersey Avenue  
P O Box 567  
Beloit, Kansas 67420

Tel No (785) 738-3553  
Fax No (785) 738-2517  
Email cjones@beloitks.org



Building Inspectors  
REPORT of UNFIT/UNSAFE STRUCTURE

To: The Governing Body of Beloit, Kansas  
Re: Statement of Dangerous or Unsafe Structure  
Date: August 4, 2015

The following described structure is in a dangerous or unsafe condition:

- a) description of structure including legal description:  
S08, T07 , R07W, BEG W 473' FR SW COR COURT & INDEPENDENCE, THS S 150', W 62 N 150',  
E 62' POB, BELOIT CITY
- b) street address: 709 W. Court Street
- c) owner(s): Charles H. Wrench
- d) owner's agent, if any: None
- e) occupant(s): None
- f) lienholder(s) of record: None
- g) other "parties in interest": None

The property is found to be dangerous and unsafe because of the following conditions:

In August 2014, this structure was determined to be in such a condition as to be unsafe or unfit if the owner did not take appropriate maintenance measures to insure the safe condition of the property. Due to continued neglect this property has since become such an "eye-sore" as to be a general blight upon the neighborhood and unsafe due to dilapidation, defects increasing the hazards of fire or accidents, and other conditions which render this structure unsafe. The yard is overgrown with weeds and not adequately maintained. The site poses a danger to children in the neighborhood as an "attractive nuisance" and can provide shelter for rodents, which will attract reptiles and other pests.

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Chris Jones, Building Inspector

Attachments



## REQUEST FOR COUNCIL ACTION

<b>DATE:</b>	<b>TITLE:</b>
August 4, 2015	RESOLUTION 2015-17 BOBCAT LEASE
<b>ORIGINATING DEPARTMENT:</b>	<b>TYPE OF ACTION:</b>
Power Plant	<input type="checkbox"/> ORDINANCE <input checked="" type="checkbox"/> RESOLUTION <input type="checkbox"/> FORMAL ACTION <input type="checkbox"/> OTHER

### RECOMMENDATION:

I recommend that the council approve Resolution 2015-17 for a 2015 Bobcat Skid-Steer Loader lease agreement with BSB Leasing, Inc.

### FISCAL NOTE:

- The direct cost associated with approval of this item is \$1,400.00 per year.

### DISCUSSION:

The city entered into a year-to-year lease agreement with BSB Leasing, Inc August 6, 2013. This resolution renews the lease agreement for this year and Bobcat of Salina replaced the 2014 skid steer for a 2015 skid steer this summer. BSB Leasing requires a resolution to be passed each year in support of the lease agreement.

Respectfully submitted,

Glenn Rodden  
City Administrator



**RESOLUTION**

**WHEREAS**, the City of Beloit, Kansas, hereinafter referred to as "City", is entering into a Lease Agreement with BSB Leasing, Inc, hereinafter referred to as "Lessor"; and

**WHEREAS**, the City has carefully reviewed it's financing requirements for the current calendar year;

**NOW, THEREFORE, BE IT RESOLVED, THAT THE** City be, and hereby is authorized to enter into said Lease Agreement with the Lessor for a period of one (1) year, and be it further

**RESOLVED**, that the City Administrator of the City be, and hereby is, authorized, empowered and directed to sign on its behalf of the above described Lease Agreement and any addenda, schedules, notes, UCC financing statements or other instruments issued under provision of the Lease and any other instrument or document which may be necessary or expedient in connection with agreement upon fulfillment of the provisions of the lease.

**RESOLVED**, that on 4<sup>th</sup> day of \_\_\_\_\_, 2015 at a meeting of the Beloit City Council the above referenced Lease Agreement was approved per the attached copy of the Council minutes.

**RESOLVED**, that pursuant to Section 265(b) (3) of the Internal revenue Code of 1986, as amended, the Lease is and hereby is designated a "qualified tax-exempt obligation".

This Resolution dated this \_\_\_\_ day of \_\_\_\_\_, 2015.

\_\_\_\_\_  
Mayor

Attest: \_\_\_\_\_  
City Clerk



## LEASE AGREEMENT

This Agreement made and entered into the 17th day of July, 2015 by and between **BSB Capital, INC**, of Bennington, Kansas, hereinafter referred to as "Lessor" and **City of Beloit**, of Beloit, Kansas, hereinafter referred to as "Lessee".

WITNESSETH, that for and in consideration of payment of the lease price and the other covenants hereinafter set forth, the parties hereto do hereby agree as follows:

1. **LEASE OF EQUIPMENT:** Lessor agrees to lease to Lessee and Lessee agrees to lease from Lessor the following described equipment, hereinafter referred to as the "Equipment":

**2015 BOBCAT S590 T4 Skid-Steer Loader,  
SERIAL NUMBER A3P215492**

**With additional options;**

- **A91 OPTION PACKAGE**
- **Radio**
- **Selectable Joystick Controls**
- **84" C/I Heavy Duty Bucket**

2. **LEASE PAYMENTS:** The total amount payable by Lessee to Lessor for the equipment is determined as follows:

**Total lease price is \$42,156 together with interest on the unpaid principal balance there of at the rate of 4.55% per annum for a term of one year from the date of this Lease Agreement. Lease payment of \$1400.00 to be paid at execution of this Agreement. Remaining balance of principal plus accrued interest will be due and payable on or before the maturity date of July 17th, 2016.**

- (a) Lessee shall have the right to prepay all or any parts of the unpaid balance of the Lease Price at any time and from time to time without penalty; provided that each such prepayment shall be applied first to the payment of accrued interest then to the payment of principal, and interest on principal amounts so prepaid shall cease when paid.

3. **LIMITATION OF LESSEE'S OBLIGATION:** It is specifically agreed that the Lessee is obligated only to pay such periodic installment payments under this Agreement as may lawfully be made from:

- (a) Funds budgeted and appropriated for such purpose during the Lessee's current budget year in effect at the date specified in Paragraph 2 hereof for such applicable installment payment or payments.
- (b) Funds made available from any lawfully operated revenue producing source.

4. **WRITTEN NOTICE OF INABILITY TO PAY AND SURRENDER OF EQUIPMENT:** Lessee shall promptly notify Lessor if it should become apparent at any time that properly budgeted and appropriated funds will not be available to pay any periodic installment payment specified paragraph 2 hereof. Within a reasonable time after the end of Lessee's budget year during which any such notice is given, or with a reasonable time after any periodic installment payment is due and unpaid, whichever first occurs, Lessor shall be entitled to take possession of the equipment and retain all sums previously paid by Lessee hereunder as rent for Lessee's use of the equipment and as liquidated damages. In such event, Lessee agrees to surrender possession of the equipment to Lessor in good condition and working order, ordinary wear and tear excepted.

5. **TITLE RETAINED AS SECURITY:** Lessor shall retain title to the equipment and as security for payment of the full lease price and interest. Lessor shall have the right to possession of the equipment on the failure of the Lessee to make any periodic installment payment in the time and manner specified in paragraph 2 hereof.

6. **INSURANCE:** Until Lessee shall have paid Lessor the entire lease price and interest due hereunder, Lessee shall insure and keep the equipment insured at all times, from loss or destruction by fire, wind storm and such other perils as may be stipulated by Lessor in an amount not less than the unpaid balance of the lease price, with appropriate endorsement to insure both Lessee and Lessor as their interest shall appear. Lessee shall provide a copy of the insurance policy with the appropriate endorsement by Lessor.

7. **HOLD HARMLESS:** Lessee agrees to reimburse Lessor for any claim or damage against Lessor arising out of the ownership or use of equipment whether or not such liability is covered by insurance.

8. **LESSOR** is a 3<sup>rd</sup> party financing agent, and makes no warranty regarding the quality or condition of the equipment, and is not responsible for any defects therein.

9. **NONASSIGNABLE:** Lessee may not assign any interest in this Agreement or the equipment at any time without the prior written consent and approval of Lessor, and any attempt to assign or transfer any such interest shall constitute a breach of this Agreement where upon Lessor shall have the same rights and remedies as if Lessee had failed to pay a periodic installment payment when due hereunder.

10. **GOVERNING LAW:** This Agreement shall be governed by and construed in accordance with the laws of the State of Kansas. To the extent that any provision of this Agreement is in conflict with applicable law, such provisions shall be deemed to be modified to comply with such law; provided that any such modification or the invalidity of any provision of this Agreement shall not affect any other provision hereof.

11. **BINDING EFFECT:** This Agreement shall be binding upon and inure to the benefit of the Lessee and Lessor and the successors and assigns of Lessor.  
IN WITNESS WHEREOF, the parties have hereunto set their hands as of the day and year first above written.

LESSEE: **CITY OF BELLOIT**

By Glen Rodden, City of Beloit, Administrator

LESSOR: **BSB Capital, INC**

By Loy James, Loan Officer