

**City of Spring Hill, Kansas  
Minutes of City Council Regular Session  
April 27, 2023**

A Regular Session of the City Council was held in the Spring Hill Civic Center, 401 N. Madison, Council Chambers, Spring Hill, Kansas on April 27, 2023. The meeting convened at 7:00 p.m. with Mayor Berkey presiding and Ashley Wood, Deputy City Clerk, recording.

Councilmembers in attendance:     Diana Roth  
  Brian Peel  
  Chad Young  
  Wendy North  
  Chip VanHouden

Staff in attendance:                     Lane Massey, City Administrator  
  Patrick Burton, Community Development Director  
  Rhonda Dunn, Finance Director  
  Cindy Henson, Chief of Police  
  Jackie Messer, Director of Public Works  
  Monakisha Jones, Human Resources Director

Consultants in attendance:            Spencer Low, MVP, for F. Charles Dunlay, City Attorney  
  Dan Miller, City Engineer

**PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was recited.

**INVOCATION**

The invocation was given by Pastor Sarah Terrell, Become Church.

**ROLL CALL**

The Deputy City Clerk called the roll of the City Council. With a quorum present, the meeting commenced.

**APPROVAL OF THE AGENDA**

**Motion** by Roth, seconded by North, to approve the agenda. Motion passed 5-0-0.

**CITIZEN PARTICIPATION**

Mr. Bill Peterman, 19431 W. 200<sup>th</sup> Street, discussed construction in the right-of-way.

## PRESENTATION

- Promotional Ceremony – Sergeant Robert Reinhold

## CONSENT AGENDA

1. Approval of Minutes: April 13, 2023, Regular Meeting
2. Consider Approval of Appropriation Order No. 2023-04-27
3. Consider Adoption of Resolution No. 2023-R-12: 2023 Water Rates and System Development Fees
4. Consider Adoption of Resolution No. 2023-R-13: 2023 Sewer Rates and System Development Fees
5. Consider Approval of Site Plan (SP-000062-2022): Office/Warehouse Buildings, 21814 W. 223rd Street, Bedrock Concrete, LLC
6. Consider Approval of Temporary Use Permit (TUP-000091-2023): Farmer’s Market at 103 S. Main Street, Tyler Vaughan
7. Consider Approval of Termination of Improvement Agreement: Wiswell Farms, First Plat, 193<sup>rd</sup> St. to 199<sup>th</sup> St. and Webster Street and Lincoln Street, Ad Astra Land Holdings, LLC
8. Consider Approval of Replacement Improvement Agreement: Wiswell Farms, First Plat, 193<sup>rd</sup> St. to 199<sup>th</sup> St. and Webster Street and Lincoln Street, Ad Astra Development, LLC

**Motion by** Roth seconded by North, to approve the consent agenda as presented. Motion passed 5-0-0.

## FORMAL COUNCIL ACTION

9. Consider Adopting of Resolution No. 2023-R-14: Acknowledging Review and Acceptance of the Requested Five-Year Johnson County Assistance Road System (CARS) Program for 2024-2028. **Motion by** Roth, seconded by Peel, to approve Resolution No. 2023-R-14, approving the 2024-2028 Five-Year County Assistance Road System (CARS) Program for submittal to Johnson County Board of County Commissioners for consideration. Motion passed 5-0-0.
10. Consider Approval of Engineering Agreement with Lamp Rynearson for Webster BASE Grant Project Construction Contract Administration and Observation Services. **Motion by** Roth, seconded by VanHouden, to approve the Lamp Rynearson Task Order to provide pre-construction and construction services. Motion passed 5-0-0.
11. Consider Approval of Resolution No. 2023-R-15: A Resolution Waiving Certain Fees for the Reserves at Sweetwater Flats. **Motion by** Roth, seconded by Young, to approve Resolution 2023-R-15, a Resolution Waiving at Least \$20,000 Impact, Utility, or Other Fees for the Reserves at Sweetwater Flats Development. Motion passed 4-1-0; Peel-yay, Young-yay, North-nay, VanHouden-yay, Roth-yay.

**12. Consider Approval of Ordinance No. 2023-09: Repealing Ordinance No. 2017-06 and Spring Hill Municipal Code Section 1-115 and All Ordinances and Sections of Ordinances in Conflict as it Relates to Seasonal Employees**

**Motion by** Roth, seconded by Young, to approve Ordinance No. 2023-09 repealing Ordinance No. 2017-06 and Spring Hill Municipal Code Section 1-115 and all Ordinances and Sections of Ordinances in conflict as it relates to seasonal employees. Motion passed 5-0-0, by roll call vote of the City Council, Young-yay, North-yay, VanHouden-yay, Roth-yay, Peel-yay.

**13. Consider Approval of Resolution No. 2023-R-16: Adoption of the 2023 Edition of the Seasonal Employee Handbook for the City of Spring Hill, Kansas.**

**Motion by** Roth, seconded by Young, to approve Resolution No. 2023-R-16, Adoption of the 2023 Edition of the Seasonal Employee Handbook for the City of Spring Hill, Kansas. Motion passed 5-0-0.

**14. Consider Acceptance of the Updated Exhibit A (Residential Rates) to the 2021 Contract with Waste Management.**

**Motion by** Roth, seconded by Young, to the updated Exhibit A to the 2021 Waste Management Contract. Motion passed 5-0-0.

**15. Consider Approval of Resolution No. 2023-R-17: A Resolution Establishing Monthly Trash User Charges for the City of Spring Hill.**

**Motion by** Roth, seconded by Young, to approve Resolution No. 2023-R-17, a Resolution Establishing Monthly Trash User Charges for the City of Spring Hill. Motion passed 5-0-0.

**16. Consider Approval of an Updated Engagement Letter for Municipal Advisor Services (MAS) with Baker Tilly Municipal Advisers.**

**Motion by** Roth, seconded by North, to approve the 2023 engagement letter for municipal advisor services with Baker Tilly Municipal Advisers. Motion passed 5-0-0.

**17. Consider Approval of Amendment No. 1 to the Reciprocal Emergency Water Sales Agreement Between the City of Spring Hill and Water District No. 1 of Johnson County**

**Motion by** Roth, seconded by Young, to approve Amendment No 1 to the Reciprocal Emergency Water Sales Agreement between the City of Spring Hill and Water District No. 1 of Johnson County. Motion passed 5-0-0.

**DISCUSSION**

- Quarterly CIP/Financial Update
- Preliminary 2024 Budget Discussion
- Veterans Park Memorial

Councilmember Peel exited Council Chambers at 8:49 p.m. and returned at 8:51 p.m.

## ANNOUNCEMENTS AND REPORTS

### ADJOURN

**Motion by** Roth, seconded by North, to adjourn. Motion passed 5-0-0.

The meeting adjourned at 9:13 p.m.

A handwritten signature in blue ink that reads "Ashley Wood". The signature is written in a cursive style with a large, stylized 'A' and 'W'.

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Ashley Wood, Deputy City Clerk

Approved by the Governing Body on May 11, 2023.