

CITY COMMISSION MEETING AGENDA

City Hall Commission Chambers

Tuesday, January 3, 2017

7:00 p.m.

MEETING #5055

CALL TO ORDER

ROLL CALL

INVOCATION BY Chaplain Shannon Sanchez of Fort Dodge Chapel

PLEDGE OF ALLEGIANCE

PETITIONS & PROCLAMATIONS

VISITORS (Limit of five minutes per individual and fifteen minutes per topic. Final action may be deferred until the next City Commission meeting unless an emergency situation does exist).

CONSENT CALENDAR

1. Approval of City Commission Meeting Minutes, December 19, 2016;
2. Approval of City Commission Meeting Minutes, December 29, 2016;
3. Appropriation Ordinance No. 25, December 30, 2016
4. Appropriation Ordinance No.1, January 3, 2017;
5. Cereal Malt Beverage License:
 - a. Farmers Country Market, 1800 Central Avenue.

ORDINANCES & RESOLUTIONS

UNFINISHED BUSINESS

NEW BUSINESS

Approval of Cost Proposals for the Santa Fe Depot Upper Floor Development. Report by Project Development Coordinator/Assistant to the City Manager, Melissa McCoy.

OTHER BUSINESS

ADJOURNMENT

CITY COMMISSION MEETING MINUTES

City Hall Commission Chambers

Monday, December 19, 2016

7:00 p.m.

MEETING #5053

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

PETITIONS & PROCLAMATIONS

VISITORS (Limit of five minutes per individual and fifteen minutes per topic. Final action may be deferred until the next City Commission meeting unless an emergency situation does exist).

Daniel Cecil gave the City Commission a report on the City's hazardous tree abatement program.

CONSENT CALENDAR

1. Approval of City Commission Meeting Minutes, December 5, 2016;
2. Appropriation Ordinance No. 24, December 19, 2016;
3. Cereal Malt Beverage License:
 - a. Casa Alvarez, 1701 W. Wyatt Earp Blvd.

Commissioner Kent Smoll moved to approve the Consent Calendar as presented. Commissioner Joyce Warshaw seconded the motion. The motion carried unanimously.

ORDINANCES & RESOLUTIONS

Ordinance No. 3649: An Ordinance Amending Article IV, Sections 4-1302 and 4-1304 of the Code of the City of Dodge City, Kansas, Providing for Fencing Contractors Licensing was approved on a motion by Commissioner Kent Smoll. Commissioner Brian Delzeit seconded the motion. The motion carried unanimously.

Resolution No. 2016-31: A Resolution by the City of Dodge City, Kansas, Modifying the Schedule of Fees for Contractor and Trades Licensing was approved on a motion by Commissioner Brian Delzeit. Commissioner Warshaw seconded the motion. The motion carried unanimously.

UNFINISHED BUSINESS**NEW BUSINESS**

1. Commissioner Brian Delzeit moved to approve the Allocation of Alcohol and Drug Funds in the following amounts:

Organization	Project	Recommendation
Compass Behavioral Health	Co-occurring Community Support	3,000
Dodge City Public Library	DVD's and books with related topics in Spanish. Provide comprehensive list to all service agencies	559
Catholic Charities of Southwest Kansas	Catholic Charities Addiction program providing outpatient treatment and assessment for those who cannot pay	7,400
New Chance	Assist with social detox position & bilingual licensed counselor position	64,841
Friends of Recovery	Oxford Houses of Dodge City	18,200

Commissioner Jan Scoggins seconded the motion. The motion carried unanimously.

2. The Bid from Dodge City International in the amount of \$147,502.92 for a Rear Loader Solid Waste Collection Truck for the Sanitation Department was approved on a motion by Commissioner Ken Smoll. Commissioner Jan Scoggins seconded the motion. The motion carried unanimously.
3. The GMP/Construction Agreement with UCI pending review by KDHE for Bio-Gas Upgrading Facility was approved on a motion by Commissioner Brian Delzeit; Commissioner Kent Smoll seconded the motion. The motion carried unanimously.

OTHER BUSINESS

City Manager, Cherise Tieben

- The State of the Hospital will be held Wednesday, December 21 at 11:30 a.m.;
- There will be a special City Commission Meeting on Thursday, December 29 at 8:00 a.m. for a public hearing for the 2016 Budget Amendments;
- October 18, 2017 will be the 100th Annual Chamber Banquet;
- March 25, 26 and 27th will be the annual legislative Washington DC Trip;
- Have a safe and Merry Christmas;
- January 5th will be a Public Hearing for the Star Bond District Relocation;
- The next regular meeting will be Tuesday, January 3, 2017.

Commissioner, Kent Smoll

- Merry Christmas and shop local a little more often.

Commissioner, Jan Scoggins

- Thanks to the Park Department for the Mayor's Christmas tree. They took a lot of effort and it looks great!
- Thanks everyone in the community for providing beautiful Christmas displays at their homes and businesses;
- The ice rink at the United Wireless Arena is open and is a lot of fun.

Commissioner, Brian Delzeit

- Merry Christmas!
- Check out the United Wireless Arena website for upcoming events.

Commissioner, Joyce Warshaw

- Merry Christmas and looking forward to 2017.

Mayor, Rick Sowers

- Merry Christmas and look forward to 2017;
- Thanks to all the City staff and for everything they do. The utilities personnel have been out in the freezing weather fixing lines.

ADJOURNMENT

Commissioner Jan Scoggins moved to adjourn the meeting. Commissioner Joyce Warshaw seconded the motion. The motion carried unanimously.

Mayor, Rick Sowers

ATTEST:

City Clerk, Nannette Pogue

CITY COMMISSION MEETING MINUTES

City Hall Commission Chambers

Thursday, December 29, 2016

8:00 a.m.

MEETING #5054

CALL TO ORDER

ROLL CALL – Mayor Rick Sowers, Commissioner Brian Delzeit, Joyce Warshaw and Kent Smoll. Commissioner Jan Scoggins was reported absent.

PLEDGE OF ALLEGIANCE

PUBLIC HEARING

Mayor Rick Sowers opened the Public Hearing on 2016 Budget Amendments. Nannette Pogue, Finance Director/City Clerk discussed the proposed budget amendments. Mayor Sowers closed the Public Hearing.

ORDINANCES & RESOLUTIONS

Resolution No. 2016-32: A Resolution Adopting a Title VI Policy for Public Transportation was approved on a motion by Commissioner Kent Smoll. The motion was seconded by Commissioner Joyce Warshaw. The motion carried 4-0.

NEW BUSINESS

1. The 2016 Budget Amendments were approved on a motion by Commissioner Brian Delzeit, seconded by Commissioner Joyce Warshaw. The motion carried 4-0.
2. Change Order #11 to the contract with McCown Gordon Construction for the Long Branch Lagoon Water Park Project in the amount of \$33,406.93 was approved on a motion by Commissioner Kent Smoll, seconded by Commissioner Brian Delzeit. The motion carried 4-0.

ADJOURNMENT

Commissioner Joyce Warshaw moved to adjourn the meeting. The motion was seconded by Commissioner Brian Delzeit. The motion carried 4-0.

Mayor

ATTEST:

Nannette Pogue, City Clerk

CORPORATE APPLICATION FOR LICENSE TO SELL CEREAL MALT BEVERAGES

(This form has been prepared by the Attorney General's Office)

City or County of Dodge City

SECTION 1 - LICENSE TYPE

Check One: New License Renew License Special Event Permit

Check One:

- License to sell cereal malt beverages for consumption on the premises.
 License to sell cereal malt beverages in original and unopened containers and not for consumption on the licensed premises.

SECTION 2 - APPLICANT INFORMATION

Kansas Sales Tax Registration Number (required):

Name of Corporation <u>All American Meat, Inc</u>		Principal Place of Business <u>New Mexico</u>	
Corporation Street Address <u>111 N. Atkinson</u>		City <u>Roswell</u>	State <u>NM</u>
Date of Incorporation <u>July 1979</u>		Zip Code <u>88203</u>	
Resident Agent Name <u>Dalinda Hernandez</u>		Articles of Incorporation are on file with the Secretary of State. <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Residence Street Address <u>2010 Hilltop Ave W</u>		Phone No. <u>620-225-2981</u>	
		City <u>Dodge City</u>	State <u>KS</u>
		Zip Code <u>67801</u>	

SECTION 3 - LICENSED PREMISE

Licensed Premise (Business Location or Location of Special Event)		Mailing Address (If different from business address)	
DBA Name <u>Farmers Country Market #11</u>	Name <u>All American Meat, Inc</u>		
Business Location Address <u>1800 Central Avenue</u>	Address <u>P.O. Box 120</u>		
City <u>Dodge City</u>	City <u>Roswell</u>	State <u>KS</u>	State <u>NM</u>
State <u>KS</u>	Zip <u>67801</u>	Zip <u>88202</u>	
Business Phone No. <u>620-225-2981</u>	<input checked="" type="checkbox"/> Applicant owns the proposed business or special event location. <input type="checkbox"/> Applicant does not own the proposed business or event location.		
Business Location Owner Name(s) <u>All American Meat, Inc</u>			

SECTION 4 - OFFICERS, DIRECTORS, STOCKHOLDERS OWNING 25% OR MORE OF STOCK

List each person and their spouse, if applicable. Attach additional pages if necessary.

Name <u>Bill Fean</u>	Position <u>President</u>	Date of Birth <u>7/6/55</u>
Residence Street Address <u>111 N. Atkinson</u>	City <u>Roswell</u>	State <u>NM</u>
		Zip Code <u>88203</u>
Spouse Name <u>Christine Fean</u>	Position <u>Spouse</u>	Date of Birth <u>12/4/67</u>
Residence Street Address <u>111 N. Atkinson</u>	City <u>Roswell</u>	State <u>NM</u>
		Zip Code <u>88203</u>
Name	Position	Date of Birth
Residence Street Address	City	State
		Zip Code
Spouse Name	Position	Age
Residence Street Address	City	State
		Zip Code
Name	Position	Date of Birth
Residence Street Address	City	State
		Zip Code
Spouse Name	Position	Age
Residence Street Address	City	State
		Zip Code



City of Dodge City

806 N. Second Ave.
PO Box 880
Dodge City, KS 67801

Phone: 620-225-8100
FAX: 620-225-8144
www.dodgecity.org

Memorandum

To: City Commissioners and City Manager
From: Project Development Coordinator/Assistant
to the City Manager, Melissa McCoy
Date: December 29, 2016
Subject: Santa Fe Depot Upper Floor Development
Agenda Item: New Business

Recommendation: Authorize City Manager to approve cost proposal, not to exceed \$40,000 to finish the two unfinished office spaces on the second floor of the Santa Fe Depot.

Background: The two unfinished office spaces are located on the second floor on either side of the restored Harvey Hotel Room. These two spaces are currently used for cold storage by the Depot Theater Company. Discussions are underway with the Depot Theater Company (Company) to determine if they will occupy the completed space. A final decision will be made by the Company on Wednesday, January 4, about moving their offices from their present location in the Homestead Theater to the Santa Fe Depot.

The remodel work will include the same improvements as the buildout in the rest of the facility. It will reflect the historical time period of the building and respect the colors, finishes, light fixtures, doors and hardware. This will include refinishing the existing wood floors adding new drywall, insulation and framing the walls. New doors, lighting, electrical, heating and air-conditioning systems will be added.

Justification: City staff is seeking authorization for City Manager approval due to the lead time needed to design and order the HVAC system for these two room. Also, completing these two office spaces while the rest of the building is under construction will result in a smoother transition for the new tenants that will occupy the upper stories of the building. In addition, it is anticipated that the construction costs will increase in the future.

Financial Considerations: It has been determined that funding for the completion of the two office spaces in the cost not to exceed \$40,000 is available through the Convention and Visitors Bureau budget. Historic rehabilitation tax credits will be used to offset 25% of the construction costs.

Attachments:

Cost Proposal
Santa Fe Depot Floor Plan

Cost Proposal for Completion of Remaining 2nd Floor Office Spaces:

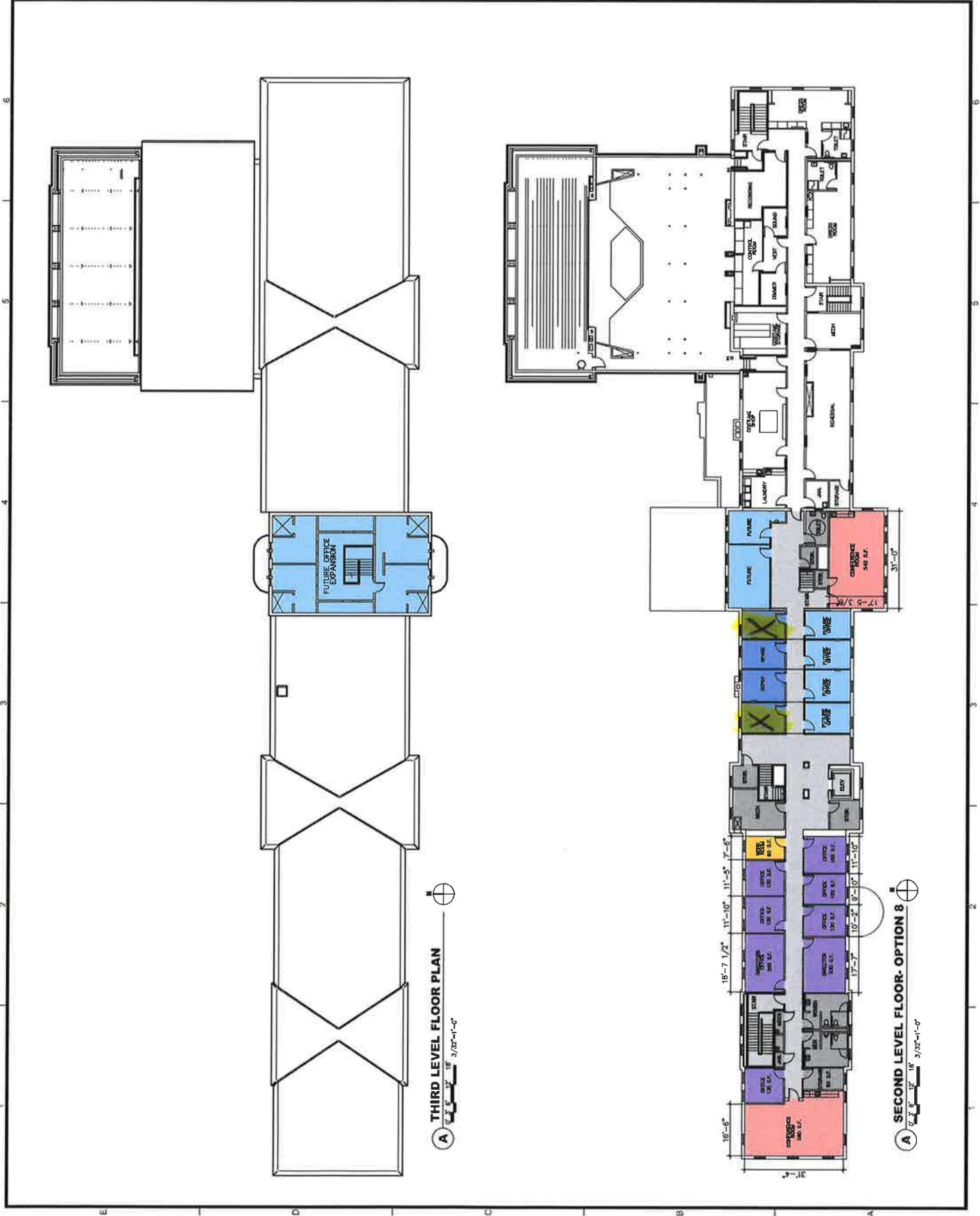
- Conant Construction-Sheet rock, plaster and room finishes: **\$10,530.00**
- Weskan Electric-Electrical work: **\$4,200.00**
- Phil's Floor Care-Floor work: **\$1,200.00**
- Glassman Corporation-HVAC system: **\$20,174.00**

Construction cost pending engineers review of HVAC design: \$37,104

**SANTA FE DEPOT
 BUILDING IMPROVEMENTS
 DODGE CITY, KANSAS**

NO. 001115	DATE: 03/27/2017
PROJECT: SANTA FE DEPOT BUILDING IMPROVEMENTS	
DESCRIPTION: OPTION 8	
SCALE: 1/8" = 1'-0"	

PROJECT: SANTA FE DEPOT BUILDING IMPROVEMENTS	NO. 001115
DATE: 03/27/2017	DATE: 03/27/2017
DESCRIPTION: OPTION 8	DESCRIPTION: OPTION 8
SCALE: 1/8" = 1'-0"	SCALE: 1/8" = 1'-0"
PROJECT: SANTA FE DEPOT BUILDING IMPROVEMENTS	PROJECT: SANTA FE DEPOT BUILDING IMPROVEMENTS
NO. 001115	NO. 001115
DATE: 03/27/2017	DATE: 03/27/2017
DESCRIPTION: OPTION 8	DESCRIPTION: OPTION 8
SCALE: 1/8" = 1'-0"	SCALE: 1/8" = 1'-0"



A THIRD LEVEL FLOOR PLAN
 1/8" = 1'-0"

A SECOND LEVEL FLOOR - OPTION 8
 1/8" = 1'-0"