

COLDWATER CITY COUNCIL
REGULAR MEETING

Monday February 12, 2024, at 7:00 p.m.

The governing body of the City of Coldwater met in regular session, with the following present: Mayor Joe Ceballos presiding, Council members Mike Bushnell, Makenzie Dunn, Gary Haulmark, Leasa Huck and Britt Lenertz, Public Works Director Danny Shaw, Chief of Police John Renison, Lake Co-Manager Don Dutton and City Clerk Kristal Sherman.

Visitors: Julie Lyons and Vanita Blundell

Mayor Ceballos called the regular council meeting to order, City Clerk, Kristal Sherman conducted roll call. Minutes from the January meetings were approved as written, motion by Mike, seconded by Makenzie and all voted Yes.

Julie Lyons, Kiowa County Economic Director met with the council to discuss housing, or lack thereof, in the City. She passed out a housing assessment that was done for the southwest region of Kansas during the “covid era”. At that time the population of Comanche County was 1,689 and 43 percent of the population was 55 and over. She said communities are aging and new builds are not happening. In Comanche County 80 percent of the homes are owned and 20 percent are rentals, 1942 is the average year Comanche County homes were built. She also said the City of Greensburg received \$400,000.00 to build two duplexes. In order to be considered for a grant, a new housing assessment needs to be done, she said we do have a housing assessment committee, Gary Haulmark and Roy Hoffman are currently working on a current housing assessment and she is confident the City won’t have to spend money on this, there should be enough help to do it for free. She stressed if anyone has any questions at any time to give her a call. The council thanked her for coming.

Vanita Blundell with United Country Real Estate asked the council if they wanted to renew the contract with her to market and sell the lots at Comanche Estates. She said when she first started there were 22 lots and currently there are only 8. The council told her they would discuss it later in the meeting and let her know. Vanita also told the council the Chamber of Commerce was given some free Christmas decorations by Dennis Daniel, he received them free from Tahlequah, Oklahoma since they purchased new decorations this past year, she said the Chamber was going to go through them and see if they would be something the City could put up for decorations and will let them know. She also asked if the lights around the Heritage Park gazebo could stay up year round, or if the City wanted them taken down. The council agreed to leave the lights on the gazebo.

Public Works Director Danny Shaw told the council that Circle C Paving has made it through the entire city in the last 5 years and he didn’t know if we wanted them to start over or put more emphasis on the lake road. After discussion, the council told Danny there are still streets that need some attention in the City, like the 400 Block of West First Street where Rusty Frazier’s house is, the 500 Block of North Boston where Lynn Wagnon’s house is, South Washington Street by Jene Allen’s house, where we tore up the asphalt a few years ago. Kristal said it was already budgeted to do a portion of the lake road this year. Danny told the council the Kansas Rural Water Association Conference is March 26, 27 & 28 in Wichita, he said Charlie needs water credit hours and he needs wastewater credit hours. Joe also said he is going and invited any interested council members to go as well, the deadline to sign up is March 15th. Danny asked about getting bids to replace the sidewalk out front of City Hall and the concrete around the park storm drain. The council agreed.

Chief of Police John Renison passed around his activity for the last 6 days, said he has the body camera and car dash camera up and going and has done training on both, he was tased the other day so he is certified on the taser. He was on the phone with DigiTicket and said that will be very user friendly to write tickets. He said he was set to go to the KLETC academy in July, but was just

notified today they moved it up to April, he told the council he would like to move it back to September after lake season was over so there would be coverage at the lake this summer. The council agreed to have him call and see if he can get into the academy right after Labor Day. John then discussed the relationship with the sheriff's office and the fact that he has gone on a "ride around" with Stetson once and asked about going out with Jesse another time, but was never called. He said he wants to go out and patrol on his own, he feels he is ready to do so after the trainings he has done up to now and doesn't want to just "sit behind a desk". Gary said he has talked to Sheriff Lehl, and he did not feel he was ready to patrol solo at this time, so Gary said he didn't feel comfortable letting him go out on his own until the Sheriff feels he's ready because it could be a liability situation for the City. After discussion, Gary made a motion to let the police committee make the call when they feel John would be ready for solo patrol, Gary then amended the motion to the following motion: the council would allow the police committee to reach out to the Sheriff and Undersheriff, get feedback about John, then the full council would have a special meeting to discuss whether John was ready for solo patrol, the motion died for lack of a second. Makenzie called Undersheriff Jacob Bruckner, put him on speaker phone for the council to hear the conversation, and asked him if he would take John on a ride around with him when he's on duty, Jacob said he doesn't work until Thursday of this week, but he could ride along on Thursday. After further discussion, Makenzie made a motion that John is able to patrol solo Tuesday and Wednesday, then go out with Jacob on Thursday, the motion was seconded by Mike. Leasa, Britt, Makenzie and Mike all voted Yes and Gary abstained. Motion carried.

Co-Lake Manager Don Dutton told the council the lake will be ready April 1st for the season and said he was glad to hear John will be here for the summer to patrol the lake, he said he could come out now in the evenings to cut down on the kids doing "donuts" and tearing up the roads. Don said he has been working on some new picnic tables.

Mayor Ceballos told the council that he and the lake committee (Leasa & Britt) met with Michael Heiland, who was banned from the lake after the 2023 season. Mike wanted to know how long he was banned for and also wanted to know if he could still go out to the lake to visit with friends. After discussion, Makenzie made a motion to ban Mike Heiland from camping for one year, he can go out and visit his friends, but with no overnight stays, and no watercraft permits being purchased for one year, the motion was seconded by Leasa and everyone voted Yes.

Mayor Ceballos asked everyone if they had reviewed the police employment contract that Kristal had received from Skip. Kristal said this was one they used in 2009 and she added the paragraph with the money to be paid back if John leaves. Gary made a motion to approve the contract with the three years beginning when John starts the academy, seconded by Britt and everyone voted Yes.

Leasa Huck, as the City's insurance agent, passed around quotes she had received and said she had received notice from EMC Insurance a month ago that said in order to keep the premium about the same as last year (\$58,471.00) the deductible was going from \$2,500.00 to \$25,000.00, and the premium would increase by \$1,500.00. Another option with EMC Insurance, the deductible would go up to \$5,000.00 with a premium of \$64,098.00 which is an increase of \$5,627.00 from last year. She said the other companies she looked into also had the \$25,000.00 deductible. After discussion, the council agreed to stay with EMC Insurance with the increase of the deductible to \$5,000.00 and premium increase of \$5,627.00.

Bills in the amount of \$96,209.31 were presented for payment. Britt made a motion to pay the bills as presented, seconded by Makenzie and all voted Yes.

Under new business, Joe asked the council if they wanted Vanita to sell the Comanche Estates lots this year. Mike made a motion to have Vanita Blundell with United Country Real Estates market and sell our lots at Comanche Estates, seconded by Gary and everyone voted Yes. Gary passed around a sheet that showed 34 counties and 20 cities that charge a transient guest tax and wants to put that on the agenda for the next meeting to discuss the possible charge of a transient guest tax to help pay for the water project. Gary also wants to put on the agenda for the next meeting the possibility of live streaming the meetings. Britt also wants to see some kind of policy for requesting records from the city clerk, she said there was an incident last week that a citizen came to City Hall and was demanding she make copies of the entire code book for her right then. Britt said she wants some kind of form in place for them to fill out and Kristal could do it in a reasonable amount of time, plus there should be a charge for it. Kristal said she would ask other city clerks for an example of a form and what they charge and have it for them at the next meeting.

With no other business presented, Britt made a motion to adjourn the meeting at 9:25 p.m., seconded by Leasa and all voted Yes.