

**AGENDA**  
**REGULAR MEETING**  
**October 25, 2021**  
**7:00 p.m.**

**CALL TO ORDER**  
**PLEDGE OF ALLEGIANCE**  
**ROLL CALL**

**1. APPROVAL OF MINUTES** – Regular Meeting: October 11, 2021. Pages 02-07

**2. PUBLIC COMMENTS**

Comments in this portion of the meeting will be held to a maximum of five (5) minutes. Scheduled requests shall be allotted fifteen (15) minutes. Requests to address the council or to be on the agenda must be given to the city clerk no later than noon (12:00) on the Wednesday preceding a scheduled council meeting (council meetings are scheduled for the second and fourth Monday of every month). Prior to making comments, please state the following: First & Last Name, Your Address and Ward.

**3. BUSINESS AND DISCUSSION ITEMS**

- |   |             |
|---|-------------|
| 1. Policy Resolution No. 91 – Meal Reimbursement            | Page 08     |
| 2. Policy Resolution No. 92 – Establishing Fees for ULDC    | Pages 09-10 |
| 3. Lease Purchase Agreement – Citizens State Bank           | Pages 11-14 |
| 4. Airport Donation   | Page 15     |
| 5. Economic Development – Demolition 911 N 10 <sup>th</sup> | Pages 16-19 |
| 6. Clarification of Mayor’s Authority – Terry Hughes        | Page 20     |

**4. NOTICES AND HEARINGS**

**5. CONSENT AGENDA**

- |   |         |
|---|---------|
| 1. Alcohol Consumption, Lee Dam Art Center, Christmas Party, Dec. 4, 2021,<br>Amy Peschel | Page 21 |
|---|---------|

**6. PRESENTATION OF APPROPRIATIONS ORDINANCE NO. 3758** Pages 22-27

**7. STAFF REPORTS**

- |   |             |
|---|-------------|
| 1. City Administrator   | Page 28     |
| a. Airport Housing Proposal   | Pages 29-33 |
| b. 7 <sup>th</sup> Street Corridor Preliminary Engineering Report (per) | Pages 34-37 |
| c. Fire Station Change Order Breakdown                                  | Pages 38-41 |
| d. Lagoon Improvements  | Pages 42-43 |

**8. STANDING COMMITTEE REPORTS**

1. Street
2. Water & Wastewater Treatment
3. Parks & Recreation
4. Cemetery & Airport
5. Police & Fire
6. Administration & Finance

**9. APPOINTMENTS & WAGE DETERMINATION**

**10. CITY ATTORNEY/EXECUTIVE SESSION**

**11. ROUNDTABLE DISCUSSION**

**ADJOURNMENT**

Regular Meeting  
City Hall, Marysville, Kansas-October 11, 2021

Members of the Governing Body of the City of Marysville were called to order in regular session at 7:00 p.m. on the date and place noted above with Mayor Barnes in the chair. City Administrator St. John, City Attorney McNish, and City Clerk Holle were also present.

After the Pledge of Allegiance, roll call was answered by the following council members: Pippia, Frye, Schroller, Hughes, Beikman, Price, Behrens and Throm. A quorum was present.

The minutes from the September 27<sup>th</sup> regular meeting were presented for approval. CM Throm moved, CM Behrens seconded to approve the minutes. Motion carried by 8-0 voice vote.

The minutes from the September 30<sup>th</sup> special meeting were presented for approval. CM Hughes presented an amendment. CM Throm moved to approve the minutes as amended. CM Behrens seconded. Motion carried 7-1. CM Beikman voted no.

**PUBLIC COMMENTS:**

1. **SANDY SCHMITZ-ACKERMAN SUPPORT.** Sandy Schmitz, 1309 N 13<sup>th</sup> St, Ward 2 explained the “word on the street” is Todd Ackerman and some of his police officers were having a private conversation which resulted in a sexual harassment charge against Ackerman, and she does not feel this should influence the Council. She would like Ackerman reinstated.

**BUSINESS AND DISCUSSION ITEMS:**

1. **REQUEST TO REPEAL ORD 1900-JAMIE ANDERSON.** Jamie Anderson presented a request to repeal Ord 1900 which cleans up technical errors establishing chain of command. Jamie presented several power point slides stating she does not believe an ordinary ordinance can be used to change a charter ordinance. The Council took no action.
2. **CA MCNISH ORDINANCE PROCEDURES.** City Attorney McNish presented the Kansas Supreme Court case Farha vs. City of Wichita which explains substitute provisions may be made with an ordinary ordinance after a City has chartered out of a state statute. CA McNish also presented the procedures from the 2011 code book and the 2020 code book which excludes the Chief of Police from the appointed positions of the City. The Code book as well as the Employee Handbook (which is signed by every employee) states all employees are subject to the Kansas employment-at-will doctrine and explains disciplinary and grievance procedures. The City Clerk’s position is appointed because of statutory duties. The City Treasurer is elected, and both of those positions are bonded and differ from other department heads. The Police Chief job description and the duties of the City Administrator as described in the Governing Body Handbook were also presented. Mayor Barnes said the policies are clear the City takes resumes to hire employees. If the mayor appointed all key positions (one person) could appoint people, the council hates and continue to appoint people everyone hates. The Council opted out of some of the appointments in 2011. Sandy Schmitz approached the Council. She was warned the City was past the public comment portion. She continued to speak stating she hoped Todd Ackerman sued the City. CA McNish stated there is nothing illegal with the present procedures. CM Frye would like to change the present procedure. CM Pippia said that would leave our Department

Heads vulnerable and chaos would ensue. CA McNish pointed out employee issues are confidential, and it is more difficult if the issues are public. CM Frye moved to have CA McNish draft an ordinance that would rescind appointment procedures set forth in Sections 1-301 and 1-317 of the City Code, vacate City Policy No. A-86 and modify the job description for the Chief of Police. This would restore appointment procedure to those in effect in 1995 and prior to adoption of the 2011 City Code. CM Beikman seconded. Motion failed 3-5 with a roll call vote. CM Pippia, CM Schroller, CM Price, CM Behrens, and CM Throm voted no. Following the Council vote Harold Johnson III, 508 Alston, Ward 3 yelled at the City Council using foul language and he was asked to leave the meeting.

3. **BLACK SQUIRREL NIGHT ADDITIONAL BARRICADES.** Kate Tomer director of Chamber/Main Street presented an updated map of Broadway showing the requested closed intersections and various participant locations.
4. **HISTORIC DEPOT REQUEST TO ENGINEER N 7<sup>TH</sup> ST.** Mike Welch a representative from the Historic Depot said he thought the City could get a federal grant to pay for engineering and improvements on the North 7<sup>th</sup> Street corridor from Center to Carolina. Mike would like the improvements to 7<sup>th</sup> Street to become a higher priority of the City. The following business owners along N 7<sup>th</sup> Street addressed the Council concerning dust and especially water in their buildings and flooding in the streets during large rain events: Dan Wassenberg representative of Pepsi Cola Bottling, 602 Center; Kevin Crome owner of Crome Lumber, 607 Carolina; Jeff Schroller owner Schroller Collision, 701 Carolina; and Jesse Edwards owner Ehnens Automotive (NAPA), 704 Center. If N 7<sup>th</sup> Street is improved, it would increase visibility to their businesses. These owners also stated they did not want the improvements to close the street or alleys. They wanted to keep access for semi-trucks to their businesses and suggested the alley access be widened. Bruce Dierking from Marshall County Development Corp, Toby Carrig from Convention and Tourism and Randy Brown from Blue River Rail Trail said the improvements would help tourism in Marysville. Mike is suggesting the City apply for the American Rescue Plan federal grant and maybe look at more available grant possibilities. CM Beikman moved, CM Throm seconded to apply for a grant for construction, design, and engineering to improve 7<sup>th</sup> Street from Center through Calhoun and from Calhoun to North Street. Motion carried unanimously.
5. **MCAC MANAGEMENT AGREEMENT.** The management agreement with Marshall County Arts Cooperative is up for renewal. This agreement pays MCAC \$2000 annually to manage the Lee Dam Art Center. The agreement will renew on November 27, 2021 and has a 3-year term with automatic renewals. CM Throm moved to approve the management agreement with MCAC, CM Pippia seconded. Motion carried unanimously.
6. **LEASE PURCHASE FIRE STATION/FELDHAUSEN FIELD LIGHTS.** Citizens State Bank, United Bank & Trust and First Commerce Bank as a group presented a Lease/Purchase proposal for the Marysville Fire Station and Feldhausen Field Lighting project. These proposals will be semi-annual payments as follows: 4-year term 2.79% \$186,324 annually; 5-year term

2.89% \$151,531.02 annually; 7-year term 3.08% \$112,108.58 annually; 10-year term 3.21% \$2,577.30 annually. CM Behrens moved, CM Price seconded to accept the Lease/Purchase with the local bank group for a 7-year term at 3.08%. Motion carried unanimously.

7. **FIRE STATION CHANGE ORDER WATER FILL LINES AND ADDRESS.** Thaniel from BG Consultants presented a change order for the incorrect address on the Fire Station costing \$1,760. Thaniel said he would like to get more details about the cost before this change order is approved. The Council agreed. BG Consultants presented 2 change orders for the water fill lines for the fire trucks at the new Fire Station. Change order #6 adds a 1 ½ inch fast fill line for \$10,084.00. Change order #7 adds a 2-inch fast fill line isolated system for \$23,043. Thaniel said the fill line should have been included in the original plan, so he felt BG would be responsible for some of the cost. BG is investigating the cost of the supplies to make the change. CM Price moved to approve Change order #7 for the 2-inch fast fill line with a maximum cost of \$23,043, CM Frye seconded. Motion carried unanimously.
8. **FIRE STATION WATER HEATERS.** Hanover Electric the plumbing contractor on the Fire Station project suggested the building could be served with the 2 tankless on demand water heaters and the additional 100-gallon commercial traditional water heater was not needed. This change would save the City several thousand dollars. BG Consultants and Hanover Electric discussed the change which would reduce the piping and the cost of the water heater. The details will be brought back to council.

#### **NOTICES AND HEARINGS:**

**CONSENT AGENDA.** The Consent Agenda was presented for consideration. CM Frye moved, CM Throm seconded to approve the Consent Agenda. Motion carried unanimously. The Consent Agenda consisted of the following:

1. City Clerk's Report for September showed \$60,736.24 collected in receipts with a like amount being deposited with the City Treasurer.
2. Cash balances in funds as of September 30, 2021, were presented as well as outstanding debt and receivable balances. Revenue/Expenditure Budget Reports through September 2021 showed unadjusted accumulated revenues in the General Fund of \$2,451,395 or 96% of budget; Water Revenue Fund, \$689,143 or 77% of budget, Sewer Revenue Fund, \$591,972 or 77% of budget. Unadjusted statement of expenditures in the General Fund totaled \$2,199,924 or 67% of budget, Water Revenue Fund, \$929,105 or 58% of budget, and Sewer Revenue Fund, \$607,435 or 61% of budget.
3. Municipal Judge's Report for September showed \$3,218.51 being deposited with the City Treasurer and \$282.00 being forwarded to the State Treasurer for Judicial Branch Education, court costs and law enforcement training.

#### **APPROPRIATIONS ORDINANCE NO. 3757**

1. Claims against the funds of the City were submitted for Council consideration as follows:

General Fund, \$96,375.85; Water Revenue Fund, \$12,782.53; Sewage Revenue Fund, \$7,552.22; Street & Highway, \$14,482.39; Industrial Fund, \$5,000.00; Library Revolving Fund, \$6,485.00; Swim Pool Sales Tax \$2,804.77; Koester Block Maintenance, \$993.12; Employee Benefit, \$7,296.32; Transient Guest Tax, \$3,072.62; Sales Tax Improvements, \$73,038.82; Water Utility Reserve, \$27,351.40; making a total of \$257,235.04.

2. An appropriations ordinance was introduced and considered to honor claims against the funds of the City as audited by the Finance Committee. CM Throm moved, CM Pippia seconded to approve the appropriations ordinance totaling \$257,235.04.
3. Motion to approve the appropriations ordinance carried by 8-0 roll call vote. City Clerk Holle assigned Ordinance No. 3757.

#### **STAFF REPORTS:**

#### **CITY ADMINISTRATOR:**

1. **FINANCIALS.** CA St. John updated the governing body on the status of General Fund, Water Revenue Fund, Sewer Revenue Fund and Sales Tax Improvement Fund. A Capital Projects report was also included.

#### **STANDING COMMITTEE REPORTS:**

#### **STREET:**

1. **STORM SEWER DRAINAGE S 6<sup>TH</sup> AND S 7<sup>TH</sup>.** CM Throm said the culvert on S 6<sup>th</sup>/Koester near 710 S 6<sup>th</sup> Street is still plugged and maybe the pipe should be enlarged. Also, the drainage near S 7<sup>th</sup>/Jackson where the City changed the storm water flow when 7<sup>th</sup> Street was improved is backing up in the alley.
2. **BARRICADES S 15<sup>TH</sup>.** CM Price said there is a barricade on S 15<sup>th</sup> Street near the center of the street. CA St. John said there is a hole that has formed in the street. We think it may be a sink hole. CM Price said it should be addressed before winter.
3. **STREETLIGHTS ON KEYSTONE AND 11<sup>TH</sup> ROAD.** CM Frye said the email from Dexter Spitsnogle requests streetlights be installed on Keystone Rd and the southern part of S 11<sup>th</sup> Rd. He says there are no sidewalks, and many people walk on those roads. (Sidewalks are the responsibility of the property owners.) Several council members said not all people would like lights making light pollution. City staff will reach out to the residents before streetlights are considered.
4. **NORTH STREET REPAIRS.** CM Hughes reported the City Crew was working on North Street between 20<sup>th</sup> Street and 11<sup>th</sup> Road and there were no signs to direct traffic. It was very confusing to the people driving on the street and dangerous to the City Crew.

**WATER & WASTEWATER:**

1. **SEWER LINE AT NEW FIRE STATION.** CM Throm asked if the sewer line had been installed at the new Fire Station. CA St. John said it was not. It was discussed if the sewer line was the City's project or part of the contractor's portion of the Fire Station. CA St. John will check and report back.

**PARKS & RECREATION:**

1. **POOL.** CM Throm asked if a cover has been replaced on the pit on the north side of the pool. The tarp was worn out and will be replaced with a metal covering before winter. CM Schroller asked to have the manager hours reported.

**CEMETERY & AIRPORT:**

1. **AIRPORT PARKING LOT & ROAD PROJECT.** CA St. John said the project is progressing well.

**POLICE & FIRE:**

1. **CONCRETE DRIVE FIRE STATION.** CM Schroller asked when the concrete would be poured at the new Fire Station. It should be poured this week.
2. **PLAN FOR OLD FIRE STATION BEHIND CITY HALL.** CA St. John said the current fire station building behind City Hall will be used for City Hall storage, a vehicle garage for City Hall vehicles and evidence storage for large items from the Police Department. CM Frye would like to see a plan for the building before we start repurposing it.

**ADMINISTRATION & FINANCE:**

1. **COMMITTEES.** CM Frye asked how council committees are asked to meet. CM Frye would like more committee meetings. Committee meetings are arranged through the City Clerk. Mayor Barnes said in his opinion the Council needs to authorize committee meetings, so the Council is informed. CM Frye said he would like committees to make suggestions to the Council.

**APPOINTMENTS:** *Library Board*-Pat Schramm finishing Ali Busch's term; Ross Wright finishing Brandon Wagner's term. CM Frye moved to approve the Library Board appointments, CM Throm seconded. Motion carried unanimously.

**CITY ATTORNEY:**

1. **MEMO FOR UNSAFE PROPERTIES.** CA McNish presented a memorandum about property that is unsafe for occupation under building codes. The City of Lawrence used eminent domain through the court to gain access to the property. The Council can discuss this at the next meeting.

2. **2011 COUNCIL MEMBERS.** CA McNish said he had a list of the Council Members from 2011: Sean Cohorst, Bud Schuette, Liz Doll, Charles Schwindamann, Tim Ackerman, Bob Shipman, Wayne Price and Todd Frye.

**EXECUTIVE SESSION:** CA McNish said he did want to discuss non-elected personnel matters but due to the lateness of the meeting he would have the executive session at the next Council meeting.

**ROUND TABLE DISCUSSION:**

1. **COUNCIL UNDER PRESSURE.** CM Pippia said she appreciated the pressure that everyone had been under, and she thought they were holding up well.
2. **DRUG TEST AFTER ACCIDENT.** CM Beikman said he felt the City should have a mandatory drug test policy if an employee is involved in an accident. CC Holle said a department head can request a drug test. CA St. John said Employee Handbook policy F-8 specifies drug testing after accidents.

There being no further business, at 10:23 p.m. CM Frye moved to adjourn, CM Hughes seconded. Motion carried unanimously.

Cindy Holle  
City Clerk

***POLICY RESOLUTION NO. 91***

**A POLICY RESOLUTION ESTABLISHING GUIDELINES FOR  
MEAL REIMBURSEMENT WHEN TRAVELING/ATTENDING  
TRAINING FOR THE CITY OF MARYSVILLE.**

**SUBJECT:** MEAL REIMBURSEMENT

**POLICY CODE NO.** A-91

**EFFECTIVE DATE:** November 1, 2021

It shall be the policy of the City of Marysville that the following guidelines apply to employees and Elected Officials while traveling or training:

- (1) No meal reimbursement is allowed for same-day travel/training.
- (2) Receipts are required for reimbursement and must be submitted to the City Clerk no later than 10 days after the date of return.
- (3) Meal Allowance Rates -- Maximum (Tips and alcohol are NOT reimbursable):

Breakfast:	\$15.00
Lunch:	\$15.00
Dinner:	\$25.00

This policy rescinds Policy A-73.

Approved by the City Council on the twenty-fifth day of October 2021.



***POLICY RESOLUTION NO. A-92***

**A POLICY RESOLUTION ESTABLISHING FEES FOR UNIFIED  
LAND DEVELOPMENT CODE.**

**SUBJECT:** Fees for Unified Land Development Code

**POLICY CODE NO.** A-92

**EFFECTIVE DATE:** November 1, 2021

It shall be the policy of the City of Marysville that the following schedule of charges shall apply as related to the Unified Land Development Code:

- a. Zoning Boundary Revision, Section 3-2: \$125.00.
- b. Special Use Permit, Section 3-7: \$125.00.
- c. Filing of Site Plan, Section 5-3: \$50.00.
- d. Lot Split, Section 5-7: \$25.00.
- e. Filing of Preliminary Plat, Section 5-10: \$125.00.
- f. Filing of Final Plat, Section 5-13: \$75.00.
- g. Building Permits, Section 7-1:
  - (1) A minimum fee of \$25.00 for 166 square feet or less of floor space, as computed from outside dimensions, including carports, decks, garages, utility sheds, canopies and covered porches converted to enclosed rooms.
  - (2) A fee of fifteen cents (.15) for each square foot of main floor space, as computed from outside dimensions, including garages attached to and made a part of the main structure, including garages attached to and made a part of the main structure, but not including open porches. For each square foot of secondary floor space above the main floor, as computed from outside dimensions, an additional fee of fifteen cents (\$.15) per square foot will be charged.
  - (3) A minimum of \$25.00 shall be charged for a change of roof line or slope or roof overhang or covering for deck or patio.
- h. Special Development Overlay District, Section 13-1: \$125.00.
- i. Appeal to the Board of Appeals, Section Appendix-1, Section 1-8: \$125.00.

This policy supersedes Policy #53 adopted September 26, 2005.

Approved by the City Council on the twenty fifth day of October 2021.

**CERTIFICATE**  
**AND**  
**LEASE SCHEDULE**

**THIS SCHEDULE is executed with reference to that Lease Agreement between the parties hereto, dated October 26, 2021, the terms of which are hereby incorporated by reference, and constitutes a separate lease between the parties upon the terms and conditions herein and in said Lease Agreement contained.**

**1. EQUIPMENT/PROPERTY LEASED:**

Security Interest in Marysville Fire Station located at 405 N 20<sup>th</sup> Street, Marysville, Kansas described as Topline 50' X 181' Fire Station with metal construction improvements along with equipment, furniture, fixtures and general intangibles (hereinafter referred to as "equipment/property").

Security Interest in Musco Sports and Facility Lighting equipment including 4 TLC-LED-1200 Luminaire's, 14 TLC-LED-1500 Luminaire's, 4 TLC-BT-575 Luminaire's and 1 CREE-OSQ Luminaire. 6 Pre-cast concrete bases with integrated lightning ground, 6 Galvanized Steel Poles, Remote Electrical Component, Wire Harnesses and Control Link Monitoring system (hereinafter referred to as "equipment/Property")

**2. LEASE AMOUNT: \$700,000.00**

**3. FULL LEASE TERM: The full term of this Lease shall be for a period of Seven years, unless sooner terminated as provided in the Lease Agreement.**

**4. ORIGINAL TERM: The original term of this Lease shall be for a period of One Year, commencing on the date of signing hereof.**

**5. RENEWAL TERM: Lessee is hereby given six successive options to renew this Lease on a year-to-year basis upon expiration of the original term hereof and subject to all terms and conditions of the Lease, provided that the rental payment is paid as agreed.**

6. **RENTAL:** As rent for the Equipment/Property, Lessee agrees to pay to Lessor the total sum of \$785,123.50 in fourteen installments, payment due as follows:  
Beginning May 1, 2022 and continuing semi-annually for 14 installments of \$56,080.25.
7. **STIPULATED LOSS VALUE:** The stipulated loss value of the Equipment during the term of this lease is as follows:  
\$700,000.00.
8. **PURCHASE OPTION PRICE:** Balance due on lease.
9. **ACCEPTANCE:** Signing hereof constitutes a certificate of acceptance.

**APPROVED AND AGREED TO this 26th day of October, 2021.**

**LESSEE**  
City of Marysville,  
County of Marshall,  
209 N 8<sup>th</sup> St,  
Marysville, Kansas 66508

**LESSOR**  
Citizens State Bank of Marysville  
800 Broadway  
Marysville, Kansas 66508

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**Jason Barnes, Mayor**

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**Lynn W. Mayer, CEO**

**DESCRIPTION OF AGREEMENT**

**PAYMENT/AMORTIZATION SCHEDULE:**

**LEASE AMOUNT \$700,000.00**  
**ANNUAL RATE: 3.08%\***  
**SEMI-ANNUAL PAYMENT: \$56,080.25**  
**DATE OF LEASE: OCTOBER 26, 2021**  
**14 SEMI-ANNUAL PAYMENTS DUE BEGINNING MAY 1, 2021**  
**MATURITY DATE: NOVEMBER 1, 2028**

- \*Interest computed on a 360 day year

**SEE ATTACHED AMORTIZATION SCHEDULE**

**City of Marysville, County of Marshall, Kansas hereby agrees and understands that under the terms of the Lease Agreement with Citizens State Bank, City of Marysville, County of Marshall, Kansas must at all times keep the Equipment/Property insured against all risk of loss, damage, or destruction for it's full value, with Citizens State Bank, Marysville listed as Loss/Payee.**

**City of Marysville, County of Marshall, Kansas (Lessee)**

\_\_\_\_\_  
**Jason Barnes, Mayor**

**Citizens State Bank of Marysville, Ks (Lessor)**

\_\_\_\_\_  
**Lynn W. Mayer CEO**

# AMORTIZATION SCHEDULE

<b>Principal</b> \$700,000.00	<b>Loan Date</b> 10-26-2021	<b>Maturity</b> 11-01-2028	<b>Loan No</b> 7000542	<b>Call / Coll</b> FHLB 0 / 999	<b>Account</b> 100878	<b>Officer</b> LYNN	<b>Initials</b>
References in the boxes above are for Lender's use only and do not limit the applicability of this document to any particular loan or item. Any item above containing "****" has been omitted due to text length limitations.							

**Borrower:** CITY OF MARYSVILLE  
209 N 8th St  
Marysville, KS 66508

**Lender:** Citizens State Bank of Marysville  
Main Bank  
800 Broadway  
PO Box 388  
Marysville, KS 66508

**Disbursement Date:** October 26, 2021  
**Interest Rate:** 3.080

**Repayment Schedule:** Installment  
**Calculation Method:** 365/360 U.S. Rule

Payment Number	Payment Date	Payment Amount	Interest Paid	Principal Paid	Remaining Balance
1	05-01-2022	56,080.25	11,199.22	44,881.03	655,118.97
2	11-01-2022	56,080.25	10,313.03	45,767.22	609,351.75
<b>2022 TOTALS:</b>		<b>112,160.50</b>	<b>21,512.25</b>	<b>90,648.25</b>	
3	05-01-2023	56,080.25	9,436.15	46,644.10	562,707.65
4	11-01-2023	56,080.25	8,858.27	47,221.98	515,485.67
<b>2023 TOTALS:</b>		<b>112,160.50</b>	<b>18,294.42</b>	<b>93,866.08</b>	
5	05-01-2024	56,080.25	8,026.68	48,053.57	467,432.10
6	11-01-2024	56,080.25	7,358.42	48,721.83	418,710.27
<b>2024 TOTALS:</b>		<b>112,160.50</b>	<b>15,385.10</b>	<b>96,775.40</b>	
7	05-01-2025	56,080.25	6,483.96	49,596.29	369,113.98
8	11-01-2025	56,080.25	5,810.67	50,269.58	318,844.40
<b>2025 TOTALS:</b>		<b>112,160.50</b>	<b>12,294.63</b>	<b>99,865.87</b>	
9	05-01-2026	56,080.25	4,937.48	51,142.77	267,701.63
10	11-01-2026	56,080.25	4,214.22	51,866.03	215,835.60
<b>2026 TOTALS:</b>		<b>112,160.50</b>	<b>9,151.70</b>	<b>103,008.80</b>	
11	05-01-2027	56,080.25	3,342.33	52,737.92	163,097.68
12	11-01-2027	56,080.25	2,567.52	53,512.73	109,584.95
<b>2027 TOTALS:</b>		<b>112,160.50</b>	<b>5,909.85</b>	<b>106,250.65</b>	
13	05-01-2028	56,080.25	1,706.36	54,373.89	55,211.06
14	11-01-2028	56,080.25	869.19	55,211.06	0.00
<b>2028 TOTALS:</b>		<b>112,160.50</b>	<b>2,575.55</b>	<b>109,584.95</b>	
<b>TOTALS:</b>		<b>785,123.50</b>	<b>85,123.50</b>	<b>700,000.00</b>	

**NOTICE:** This is an estimated loan amortization schedule. Actual amounts may vary if payments are made on different dates or in different amounts.

October 12, 2021

The City has received a generous donation of \$24,000 from the Viola R Cooksey Trust for Airport Hangar rent for the next three years. The trustee requested this only be used for hangars that have airplanes housed in them. He wants to make sure the airport is viable moving forward.

Cindy Holle

City Clerk

# Application for Economic Development Fund

Ordinance No. 1867 (December 13, 2018)

Any person or developer desiring to utilize these incentives must submit an application, on this form that is supplied by the City, for review and approval by the Governing Body, prior to the construction of a home or the demolition of the property.

Incentives that are offered in Qualifying Subdivisions, to-wit:  
Palmetto, Marysville Proper and Ballard and Morrall Subdivisions.

Any property owner within any other Subdivision Division of the City, may request that the Governing Body find, and determine, that their subdivision is a Qualifying Subdivision.

## Demolition of structures.

The City may reimburse up to \$2,500 of demolition costs of a structure, located within a Qualifying Subdivision and which the Governing Body has found to be blighted. This reimbursement may be paid by the City upon the receipt of demolition expenses paid and confirmation by the City Zoning Administrator that the demolition is completed.

## Disposal of Demolition Material

Proof material from the demolition is disposed of at a licensed/certified landfill (example: Marshall County Landfill/Transfer Station). If you have clean limestone block contact city hall.

Name: CHARLES GRISWOLD Address: 905 N. 10<sup>TH</sup> ST.

Phone Number: [REDACTED]

Property Address: 911 N. 10<sup>TH</sup> ST. Legal Description: Wheeler Addn, Block 3, Lot 6-S & N 12' Lot 9

Demolition Cost: \_\_\_\_\_ Reimbursement: \_\_\_\_\_

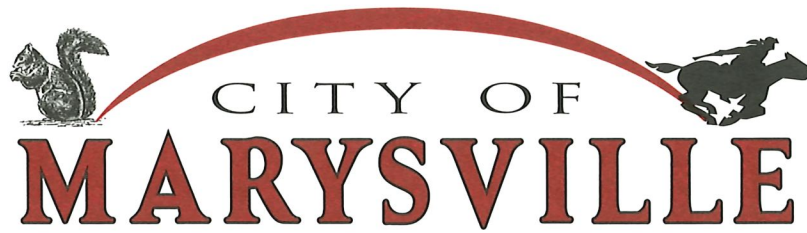
## Approval to Proceed, Signatures

_____ Owner/Developer	_____ Date	_____ Mayor	_____ Date
_____ Zoning Administrator	_____ Date		

## Completion Signatures for Reimbursement

_____ Owner/Developer	_____ Date	_____ City Clerk	_____ Date
_____ Zoning Administrator	_____ Date		





209 NORTH 8<sup>TH</sup> ST., MARYSVILLE, KS 66508 ♦ PH: (785) 562-5331 FAX: (785) 562-2449

**TO:** Governing Body  
**FROM:** William Ralph  
City Inspector  
**DATE:** 05/05/2021  
**RE:** Economic Development for Charles Griswold

Here is an Economic Development for Charles Griswold at 911 N. 10<sup>th</sup>. The roof on this house is in bad shape. Charles let me go in to inspect on this house. I did not see any signs that the roof is leaking. There is some minor foundation problems on the south and the west side. The one on the west side is under the back door. The other one is a hole the size of a softball. The rest of the foundation around these holes is solid. On the front porch, above the window air conditioner, the rest of the window is missing. There is a board there that needs to be fastened back up to prevent animals from going in. It is my recommendation that this house does not fit the criteria for the economic development incentive. Also, this property is not in one of the qualifying subdivisions listed out in ordinance 1867.





To: Marysville Governing Body

October 20, 2021

Re: Clarification of Mayor's authority

Submitted: Council member Terry Hughes

I have received several requests for clarification of what authority has been removed from the office of Marysville Mayor. Mayor Jason Barnes has stated that since being in office, mayoral powers have been taken away from him. Several concerned citizens have asked me questions.

- October 13, 2021 I requested this information from City Clerk Cindy Holle. Her response was "I do not know."
- October 13, 2021 I sent my request for information to Mayor Jason Barnes. I have not received a written reply.

Therefore, I am requesting written answers to the questions:

1. Since Mayor Barnes has been in office, what specific powers or authority has been taken away from the office of Mayor?
2. What was the specific authority before January 20, 2020 and what is the specific authority now?

Thank you,

Terry Hughes  
Ward 2 Council member

**CITY OF MARYSVILLE**  
**APPLICATION FOR CONSUMPTION OF ALCOHOL BEVERAGES**  
**PERSONAL INQUIRY WAIVER**  
**CONSENT TO RELEASE RECORDS**

-----  
Full Name (Responsible Party):

Peschel                      Amy                      D  
Last                              First                              Middle

Address: Blue Valley Tele-Communications, Inc.  
1559 Pony Express Hwy  
Home KS 66438

Home Phone #: [REDACTED]      Work/Cell Phone #: [REDACTED]

*direct line*

Event Sponsor (i.e. Main Street, Bank, Etc.):

Blue Valley Tele-Communications, Inc.

DATE OF EVENT:

Sat. Dec. 4

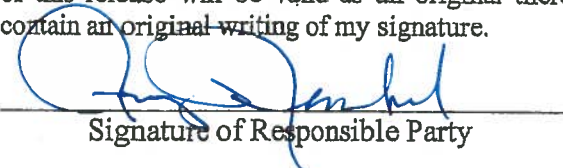
LOCATION:

Lee Dam Art Center

Reason for Event (i.e. Chamber Mixer, Art Show, Open House, Etc.)

BVTC Christmas Party

I, Amy Peschel, do hereby authorize a review and full disclosure of all records concerning myself to any duly authorized agent of the City of Marysville, whether the said records are public, private or confidential nature. The intent of this authorization is to give my full and complete disclosure of the records of educational institutions, employment, and pre-employment records including background reports, efficient ratings, complaints, or grievances filed by or against me and the records and recollections of attorneys, or of other counsel whether representing me or another person in any case, either criminal or civil in which I presently have, or had an interest. I understand that any information obtained by a personal history background investigation which is developed directly or indirectly, in whole or in part, upon this released authorization will be consideration for determining suitability of this application by the City of Marysville. I also certify that any person(s) who may furnish such information concerning me shall not be held accountable for giving this information; and I do hereby release said person(s) from all liability which may be incurred as a result of furnishing such information. A photocopy of this release will be valid as an original thereof, even though the said photocopy does not contain an original writing of my signature.

  
Signature of Responsible Party

10/1/21                      Date

APPROVED BY COUNCIL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

**NOTE: FORMS MAY BE REJECTED IF NOT FILLED OUT COMPLETELY!!**

**Please Attach A Copy Of A Valid Driver's License Or Identification Card**

**OCTOBER 25, 2021 -----ORDINANCE NO. 3758**

TOTAL OF EXPENDITURES IN FUNDS AS FOLLOWS:

FUND		
100	GENERAL	\$ 137,870.97
200	WATER REVENUE	46,377.52
300	SEWAGE REVENUE	23,282.02
400	STREET & HIGHWAY	43.10
411	SPECIAL IMPROVEMENT	366,045.00
504	ECONOMIC DEVELOPMENT	2,500.00
512	LIBRARY REVOLVING	6,185.17
600	SWIMMING POOL SALES TAX	1,471.79
707	KOESTER BLOCK MAINTENANCE	1,490.65
711	EMPLOYEE BENEFIT	8,182.94
715	TRANSIENT GUEST TAX	909.61
800	SALES TAX IMPROVEMENTS	<u>49,233.12</u>
	TOTAL ORDINANCE	\$ 643,591.89

**INVOICE APPROVAL LIST REPORT - SUMMARY BY VENDOR**

ORD #3758 10/25/21

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City of Marysville

Vendor Name	Vendor No.	Invoice Description	Check No.	Check Date	Check Amount
A.H.R.S. CONSTRUCTION CO., INC	0938	ADA RAMP PJT 2021-PAYMENT #1	0	00/00/0000	<b>18,360.00</b>
				Vendor Total:	<b>18,360.00</b>
ACME PLUMBING	2268	RPR HOT WATER HEATER-RPL GAS VALVE,COVER,&SENSOR-APARTMENT	0	00/00/0000	<b>192.58</b>
				Vendor Total:	<b>192.58</b>
ADVANCE INSURANCE COMPANY	997	LIFE INSURANCE PREM-NOV 2021	0	00/00/0000	<b>298.04</b>
				Vendor Total:	<b>298.04</b>
AFLAC-REMITTANCE PROCESS SE	528	INSURANCE PREMIUM-OCTOBER	0	00/00/0000	<b>1,446.87</b>
				Vendor Total:	<b>1,446.87</b>
ARROWHEAD SCIENTIFIC, INC	2806	EVIDENCE BAGS 6X9' & 9X12"	0	00/00/0000	<b>358.10</b>
				Vendor Total:	<b>358.10</b>
BG CONSULTANTS, INC.	0823	NEW FIRE STATION CONST ADMIN PJT 201172M-PAYMENT #18	0	00/00/0000	<b>5,335.00</b>
				Vendor Total:	<b>5,335.00</b>
BLUE VALLEY TRAILERS INC	2626	MULCH KIT & FLEX FORKS-HUSTLER MOWERS #5003 & 5004	0	00/00/0000	<b>767.00</b>
				Vendor Total:	<b>767.00</b>
BOND & INTEREST ACCOUNT #1	0066	TRANSFER WATER TOWER PJT	0	00/00/0000	<b>13,250.00</b>
				Vendor Total:	<b>13,250.00</b>
BOND & INTEREST ACCOUNT #1A	332	TRANSFER LAGOONS	0	00/00/0000	<b>4,115.00</b>
				Vendor Total:	<b>4,115.00</b>
BRUCE'S BODY SHOP, INC.	0158	WRECKER SERVICE-4TH/CALHOUN POLICE DEPT	0	00/00/0000	<b>75.00</b>
				Vendor Total:	<b>75.00</b>
BRUNA IMPLEMENT CO	0006	RPL SPARK PLUGS & HYDRO BELT #5545	0	00/00/0000	<b>136.41</b>
				Vendor Total:	<b>136.41</b>
CAPITAL IMPROVEMENTS FUND	1990	TRANSFER PER BUDGET	0	00/00/0000	<b>1,000.00</b>
				Vendor Total:	<b>1,000.00</b>
CITIZENS STATE BANK	0050	EMPLOYEE PAYROLL #632	47362	10/20/2021	<b>46,139.05 H</b>
				Vendor Total:	<b>46,139.05</b>
COMMERCE BANK-COMMERCIAL (	2055	BED LINR,SEAT CVR,THERMOSTATS, EXT HARD DR,FIRE HATS,ETC	47363	10/20/2021	<b>2,948.20 H</b>
				Vendor Total:	<b>2,948.20</b>
CORE & MAIN LP	2599	2" TUBING-FELDHAUSEN FIELD WATER LINE, Copper, couplings, saddle, insert, etc	0	00/00/0000	<b>2,454.74</b>
				Vendor Total:	<b>2,454.74</b>
CROME LUMBER INC.	2235	50' OUTDOOR EXT CORD, WASHERS, NUT DRIVER, & TOILET BOLT SET	0	00/00/0000	<b>63.59</b>
				Vendor Total:	<b>63.59</b>
DAVE'S BODY SHOP	4012	RPL FRONT ROTORS/PADS,RPL SPARK PLUGS, & OIL CHANGES	0	00/00/0000	<b>733.84</b>
				Vendor Total:	<b>733.84</b>
DELTA INDUSTRIAL SERVICE & SL	2747	10 SETS BUNKER GEAR & 10 PAIR BOOTS-FIRE DEPT	0	00/00/0000	<b>31,058.00</b>
				Vendor Total:	<b>31,058.00</b>
ECHO GROUP, INC	1629	LED REPLACEMENT LIGHT BULBS (21)	0	00/00/0000	<b>178.50</b>
				Vendor Total:	<b>178.50</b>
ECONOMIC DEVELOPMENT REIME	2713	REIMBURSE PART DEMOLITION 207 N 3RD-JOSH BLUMER	0	00/00/0000	<b>2,500.00</b>
				Vendor Total:	<b>2,500.00</b>
EFT-FEDERAL TAX,FICA,MEDICAR	2025	FEDERAL TAX, FICA, & MEDICARE	0	00/00/0000	<b>14,332.79</b>

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City of Marysville

Vendor Name	Vendor No.	Invoice Description	Check No.	Check Date	Check Amount
				Vendor Total:	<u>14,332.79</u>
EHNEN'S AUTOMOTIVE	2082	SOLENOID,LIFT SUPPORT,FILTERS, BATTERIES,BEARING,HOSE,ETC	0	00/00/0000	1,789.05
				Vendor Total:	<u>1,789.05</u>
EVANGELICAL U.C.C.	1619	RECYCLING OPERATIONS-OCTOBER	0	00/00/0000	150.00
				Vendor Total:	<u>150.00</u>
FARMERS COOPERATIVE	2295	RPL RIM & FRONT TIRE REPAIR #2537	0	00/00/0000	929.35
				Vendor Total:	<u>929.35</u>
FASTENAL	1894	RAGS & SHOP TOWELS	0	00/00/0000	197.79
				Vendor Total:	<u>197.79</u>
FIRE EQUIPMENT RESERVE FUND	1988	TRANSFER PER BUDGET	0	00/00/0000	3,000.00
				Vendor Total:	<u>3,000.00</u>
GENERAL FUND	1986	TRANSFER PER BUDGET	0	00/00/0000	37,496.00
				Vendor Total:	<u>37,496.00</u>
GRAINGER, INC	1234	SEWAGE EJECTOR PUMP-POOL	0	00/00/0000	1,269.13
				Vendor Total:	<u>1,269.13</u>
HACH COMPANY	0324	REAGENT SET, CHLORINE FREE CL1 (3) 7 DPD FREE CHLORINE RG	0	00/00/0000	445.58
				Vendor Total:	<u>445.58</u>
HALL BROTHERS INC	0200	29.87 TON FILL SAND	0	00/00/0000	153.83
				Vendor Total:	<u>153.83</u>
HANOVER ELECTRIC, INC	0025	LIFT STATIONS-NO POWER,NOT ALTERNATING,FIX CONNECTION,ETC	0	00/00/0000	978.64
				Vendor Total:	<u>978.64</u>
HAWKINS, INC	1493	CHLORINE FOR WATER PLANT	0	00/00/0000	1,012.07
				Vendor Total:	<u>1,012.07</u>
INLINE CONSTRUCTION	2321	FIRE STATION ADD ONS-AIR COMPRESSOR & HOTSYS INSTALLED	0	00/00/0000	28,702.00
				Vendor Total:	<u>28,702.00</u>
K.P.E.R.S. EFT	0103	RETIREMENT CONTRIBUTIONS	0	00/00/0000	9,042.65
				Vendor Total:	<u>9,042.65</u>
KANSAS DEPT OF HEALTH	0151	LAB SERVICES-3RD QTR 2021 COLILERT DRINKING WATER	0	00/00/0000	156.00
				Vendor Total:	<u>156.00</u>
KANSAS ONE-CALL SYSTEM, INC	838	LOCATES (56) SEPTEMBER	0	00/00/0000	67.20
				Vendor Total:	<u>67.20</u>
KANSAS PAYMENT CENTER	1238	WITHOLDING ORDER MS21DM000017	0	00/00/0000	946.16
				Vendor Total:	<u>946.16</u>
KANSAS RETAILERS' SALES TAX	867	SALEX TAX DUE-SEPTEMBER	47364	10/20/2021	1,920.05 H
				Vendor Total:	<u>1,920.05</u>
KANSAS WATER FEE	1423	WATER PROTECT/CLEAN DRINK FEES 3RD QTR 2021	0	00/00/0000	2,107.13
				Vendor Total:	<u>2,107.13</u>
KANSAS WITHHOLDING TAX	0299	STATE TAX WITHHELD	0	00/00/0000	2,489.93
				Vendor Total:	<u>2,489.93</u>
KRAMER OIL CO., INC	0035	GASOLINE, DIESEL, & OIL	47361	10/15/2021	9,472.12 H
				Vendor Total:	<u>9,472.12</u>
STEVEN ALLEN KRAUSHAAR	0974	COURT APPOINTED SERVICES	0	00/00/0000	200.00
				Vendor Total:	<u>200.00</u>



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Vendor Name	Vendor No.	Invoice Description	Check No.	Check Date	Check Amount
KS EMPLOYMENT SECURITY FUNI	0105	CONTRIBUTIONS 3RD QTR 2021	0	00/00/0000	463.51
				Vendor Total:	463.51
LANDOLL COMPANY LLC	0093	METAL FOR POTTER'S FIELD SIGN + Straighten blades on lawn mowers	0	00/00/0000	312.59
				Vendor Total:	312.59
LATTA PLUMBING, INC.	0079	PVC PIPE, COUPLINGS, GLUE, & ADAPTER	0	00/00/0000	155.11
				Vendor Total:	155.11
LEAGUE NEBRASKA MUNICIPALIT	2807	WEBSITE AD-CHIEF OF POLICE	0	00/00/0000	281.05
				Vendor Total:	281.05
MARSHALL COUNTY HEALTH DEP	3021	HEP A & B VACCINES & NEGATIVE TB TEST	0	00/00/0000	125.00
				Vendor Total:	125.00
MARYSVILLE ADVOCATE	0017	AD-WELCOME TO MARYSVILLE BOSS NATIONALS&WALL THAT HEALS, Arbor Day, + Fire Prevention week	0	00/00/0000	303.00
				Vendor Total:	303.00
MARYSVILLE CITY CLERK	1761	POSTAGE DUE, ENVELOPES, CAR WASH HOSE CLAMP, & WRENCH	0	00/00/0000	72.80
				Vendor Total:	72.80
MARYSVILLE FIRE DEPARTMENT	1345	FIREMENS CONTRIBUTIONS-OCT	0	00/00/0000	210.00
				Vendor Total:	210.00
MARYSVILLE READY MIX, INC	0089	6YD CONCRETE-16TH&JENKINS, 13TH & BROADWAY, & INSTRUMENTS 7TH ST	0	00/00/0000	813.50
				Vendor Total:	813.50
MARYSVILLE ROTARY CLUB	0165	LUNCHEON & FOUNDATION FEES ST. JOHN THROUGH DEC 2021	0	00/00/0000	130.00
				Vendor Total:	130.00
MILEAGE & MEAL REIMBURSEMENT	2428	REIMBURSE MEALS & LYFT FARE AUSTIN ST. JOHN	0	00/00/0000	100.87
				Vendor Total:	100.87
MOSQUITO SQUAD	2695	MOSQUITO&TICK TREATMENT-LIONS, CITY, MUSEUM, FELD FIELD, & LAKE	0	00/00/0000	6,490.00
				Vendor Total:	6,490.00
MUNICIPAL SUPPLY, INC	579	(2) 3" NEPTUNE FIRE HYDRANT METERS & 6" MACRO COUPLINGS	0	00/00/0000	3,945.30
				Vendor Total:	3,945.30
MUSCO SPORTS LIGHTING, LLC	2808	MATERIAL FOR FELDHAUSEN FIELD LIGHTING PROJECT	0	00/00/0000	197,560.00
				Vendor Total:	197,560.00
NEBRASKA CHILD SUPPORT PAYM	1399	WITHOLDING ORDER AR2EQ4LJX2CMK	0	00/00/0000	227.08
				Vendor Total:	227.08
NEMAHA MARSHALL R E C	1044	ELECTRICITY AT BILLBOARD-SAM CASSIDY, St. Lights, wells, + Lift station	47360	10/15/2021	1,859.15 H
				Vendor Total:	1,859.15
NETWORK COMPUTER SOLUTION	2223	ANTIVIRUS 26 COMPUTERS, CLOUD BACK UP MONTHLY FEE FOR SERVER (2 months) + Diagnostic-Laptop Council Chambers	0	00/00/0000	408.99
				Vendor Total:	408.99
PACE ANALYTICAL SERVICES INC	2519	WASTE WATER ANALYSIS-SEPTEMBER	0	00/00/0000	406.55
				Vendor Total:	406.55
PITNEY BOWES, INC	0838	POSTAGE METER RENT 8/10/21-11/9/21	0	00/00/0000	146.40
				Vendor Total:	146.40
PONY EXPRESS VETERINARY CLII	452	EUTHANIZE/BOARD CATS/DOGS	0	00/00/0000	226.00
				Vendor Total:	226.00

**INVOICE APPROVAL LIST REPORT - SUMMARY BY VENDOR**

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City of Marysville

Vendor Name	Vendor No.	Invoice Description	Check No.	Check Date	Check Amount
QUILL CORPORATION	0132	CALCULATOR, TOILET PAPER, & FILE FOLDERS, Copy paper, + employee records	0	00/00/0000	<b>403.91</b>
				Vendor Total:	<u>403.91</u>
SALINA SUPPLY COMPANY	0078	2 AMERICAN STANDARD TOILETS & HARDWARE-AIRPORT	0	00/00/0000	<b>449.58</b>
				Vendor Total:	<u>449.58</u>
SECURITY EQUIPMENT INC	2676	KOESTER MUSEUM MONITORING/ SERVICE AGREEMENT 11/1-1/31	0	00/00/0000	<b>465.00</b>
				Vendor Total:	<u>465.00</u>
SEWER REPLACEMENT FUND	1987	TRANSFER PER BUDGET	0	00/00/0000	<b>8,333.00</b>
				Vendor Total:	<u>8,333.00</u>
TMHC SERVICES, INC.	1907	ALCOHOL/DRUG TESTING, ADMIN FEE	0	00/00/0000	<b>100.00</b>
				Vendor Total:	<u>100.00</u>
TRUCK REPAIR PLUS, INC.	1715	FUEL TANK & LINING & FITTING #4011	0	00/00/0000	<b>2,208.21</b>
				Vendor Total:	<u>2,208.21</u>
ULINE	2449	POLYBAGS & 20" POLYBAG SEALER FOR EVIDENCE-POLICE DEPT	0	00/00/0000	<b>577.90</b>
				Vendor Total:	<u>577.90</u>
VANTAGEPOINT TRANSFER AGEN	921	ICMA RETIREMENT CONTRIBUTION	0	00/00/0000	<b>400.00</b>
				Vendor Total:	<u>400.00</u>
WATER UTILITY RESERVE FUND	1989	TRANSFER PER BUDGET	0	00/00/0000	<b>5,000.00</b>
				Vendor Total:	<u>5,000.00</u>
				Grand Total:	<b>480,441.89</b>
				Less Credit Memos:	<u>0.00</u>
				Net Total:	<b>480,441.89</b>
				Less Hand Check Total:	<u>62,338.57</u>
				Outstanding Invoice Total :	<b>418,103.32</b>
	Total Invoices:	<b>82</b>			

INVOICE APPROVAL LIST REPORT - SUMMARY BY VENDOR

ORD #3758 10/25/21 GRANT

Date: 10/21/2021

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City of Marysville

Vendor Name	Vendor No.	Invoice Description	Check No.	Check Date	Check Amount
INLINE CONSTRUCTION	2321	FIRE STATION CONSTRUCTION SEPT 1-OCT 1 PAYMENT #6	0	00/00/0000	<b>163,150.00</b>
Vendor Total:					<b>163,150.00</b>
Grand Total:					<b>163,150.00</b>
Less Credit Memos:					<b>0.00</b>
Net Total:					<b>163,150.00</b>
Less Hand Check Total:					<b>0.00</b>
Outstanding Invoice Total :					<b>163,150.00</b>
Total Invoices:	1				

# City Administrator's Report

10/21/2021

## 10/25/2021 Council Meeting

### 1. Airport Housing Proposal

Ellen Barber with Partnership 4 Growth and someone interested in investing in a housing development met with Will Ralph and myself. Ellen was inquiring about the possibility of putting houses in the southwest corner of the airport property. Their idea was to put low cost housing in for either seniors or other with moderate income. I have included a map showing where the property is located and the types of houses they are looking at having built. If the city is interested in having houses on the airport property they asked how much the city would be willing to provide to help with the project. An answer to what the city is willing to provide can be answered later. The more important question is if the city is interested in having houses on the airport property.

**Pages: 29-33**

### 2. 7<sup>th</sup> Street Corridor Preliminary Engineering Report (PER)

I have began discussion with the North Central Regional Planning Commission about writing the grant for the ARPA Tourism grant. After looking through the requirements of the grant application, they have determined that the city needs to get a Preliminary Engineering Report (PER). The PER will help define what the project is with some preliminary drawings and analysis. I asked Rob Peschel to put together a proposal for CES to do the PER for the grant application. Their proposal outlines the requirements put forth by the US Economic Development Administration for this grant. The cost for CES to do the PER for the ARPA Tourism Grant is \$24,700.

**Pages: 34-37**

### 3. Fire Station Change Order Breakdown

As of assembling this agenda packet, I have only received two breakdowns of change orders that were requested at the last council meeting. One of the change orders is for the "N" to be added in the address on the fire station. The other is the removal of the 100 gallon water heater from the project. This would reduce the project by \$8,114. I have included the architect's evaluation of the change orders. I am anticipating more change order evaluations to be sent to me in between now and Monday. I will forward those to the council as I receive them.

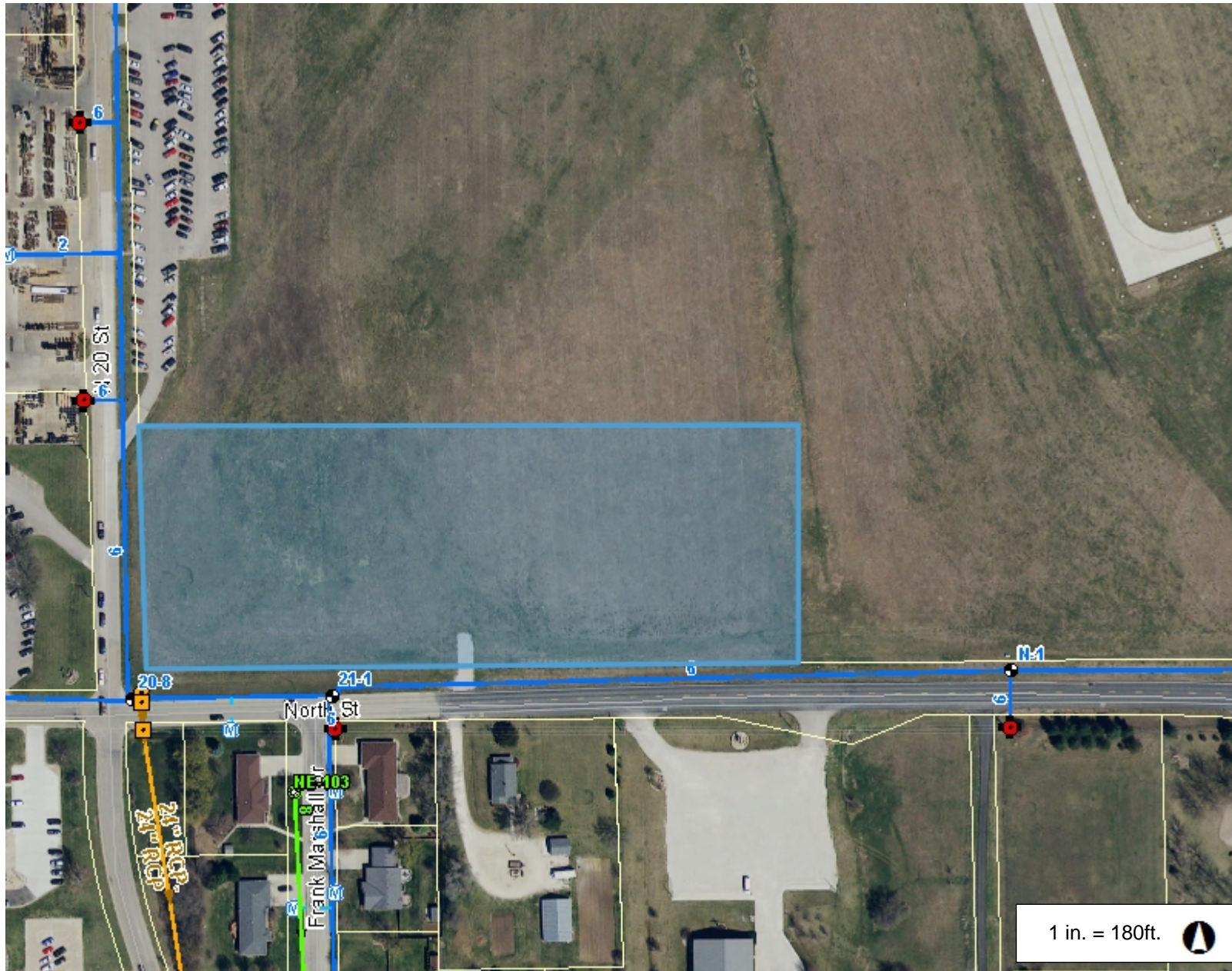
**Pages: 38-41**

### 4. Lagoon Improvements

Included is an email from Thaniel Monaco, BG Consultants, about the lagoon project. KDHE is requesting that we consider including removing sludge from cell one as a part of the project. They also would like us to maximize the size of the new lagoon cell. With the information that I was given, I take maximizing the size as make the lagoon cell bigger while keeping the wetlands the same size. Thaniel says that we can discuss the size of the new lagoon while in the design process.

**Pages: 42-43**

# Proposed Housing Location



## Legend

- Inlet
- Storm Manhole
- Outfall
- Culvert Point
- Storm Gravity Main
- Open Drain
- Retention Pond
- Manhole
- Flush Tank
- Force Main Valve
- Generator
- Air Release Valve
- Control Structures
- Sewer Cleanouts
- Sewer Line Points
- Lift Stations
- Grinder Pump
- Wet Well
- Force Main
- Grinder Pump Lines
- Gravity Main
- Service Line
- Valves
- Hydrants
- Cleanouts
- Line Point

## Notes

360.2                      0                      180.08                      360.2 Feet

This Cadastral Map is for informational purposes only. It does not purport to represent a property boundary survey of the parcels shown and shall not be used for conveyances or the establishment of property boundaries.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

[HOME](#)[WHAT WE DO](#)[ABOUT US](#)[WHAT'S NEW](#)[GALLERY](#)[CONTACT](#)

## WHAT WE DO

[Home / What We Do](#)

Our homes are made with structural insulated panels (SIPs) and are rapidly assembled on-site, without sacrificing quality or aesthetics.

The panels are pre-cut and minimize waste. Everything you need for a beautiful, single-family home is packed into a shipping container and is delivered to the building site. The package includes all exterior, interior and roof panels, with all required accessories (fasteners, screws, etc.), doors and windows, door hardware, appliances, cabinetry, countertops, sinks, faucets, flooring, interior “finish” panels, interior and exterior trim package, siding and lighting package.

The simple design and minimal packaging reduces logistics while our simplified system makes construction fast and easy. With the shortened timeline, a high-quality home you can be proud of is move-in ready much sooner and at a fraction of the cost.

## Features & Benefits

- Provides affordable and energy efficient construction
- Combines well-established construction methods with new technology

- Provides superior safety for occupants
- Reduces labor
- Non-combustible
- Will not rot or absorb water
- Will not support mold or mildew
- Termite-resistant
- Very high wind and seismic performance
- Lower labor costs, using fewer trades
- Fast construction time= faster ROI
- Less handling of material and much less waste



**CONTACT US**

☎ 888-687-9153

✉ [info@realyoutofthebox.com](mailto:info@realyoutofthebox.com)



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HOME

WHAT WE DO

ABOUT US

WHAT'S NEW

GALLERY

CONTACT

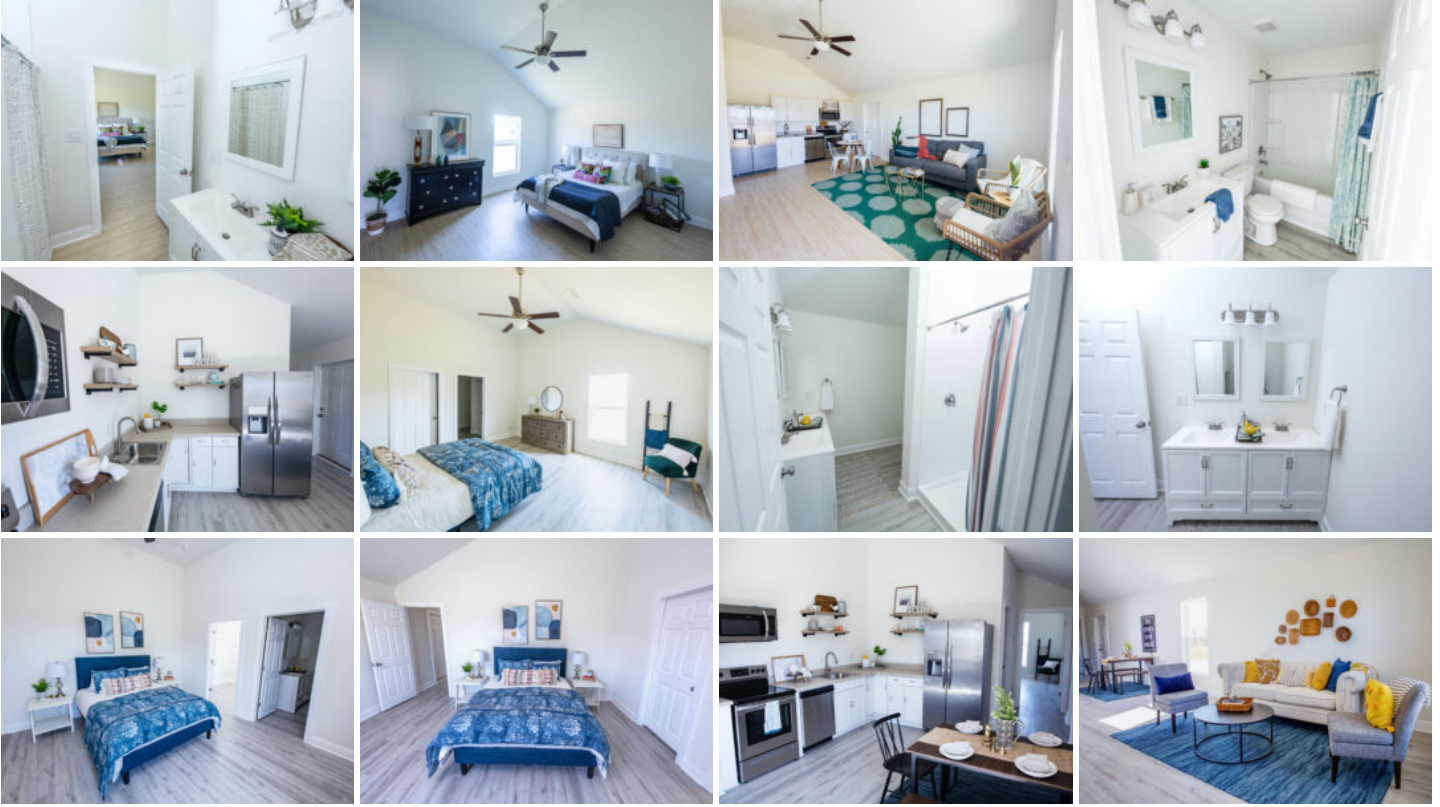
# GALLERY

Home / Gallery

All
Home Exteriors
Home Interiors
Construction
Auburn Poultry Center
Panama City







**CONTACT US**

☎ 888-687-9153

✉ [info@realtyoutofthebox.com](mailto:info@realtyoutofthebox.com)



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October 21, 2021

City of Marysville  
Attn: Austin St. John – City Administrator  
209 N 8<sup>th</sup> Street  
Marysville, KS 66508

RE: Proposal for 7<sup>th</sup> Street Corridor, Preliminary Engineering Report, Marysville, KS

Dear City Council Members:

This letter is written as a proposal to provide professional design services by CES Group Inc., hereafter referred to as the ENGINEER) to City of Marysville, KS and hereafter referred to as the CLIENT, for the above referenced project; hereafter referred to as the PROJECT. The PROJECT generally consists of a review of CLIENT's 7<sup>th</sup> Street corridor lying between Center Street (Hwy 36) and Calhoun Street and the development of a Preliminary Engineering Report (PER) as required as part of an application for funding to complete needed improvements to redevelop and enhance the corridor abandoned by the railroad in the recent past. CES proposes to perform the Scope of Services as outlined below.

## **SCOPE OF SERVICES**

### **1.0-Preliminary Services**

- 1.1 Preliminary Engineering Report (PER) – Prepare a PER in accordance with EDA application requirements – Section C1-11 of ED-900C form:
- a. Description of project components. Provide a general description of all project components involved in the project. Indicate whether the project involves the construction of new infrastructure or facilities or the renovation or replacement of existing ones. Describe each of the project components in terms of dimensions, quantities, capacities, square footage, etc.
  - b. A statement verifying that the project components described in the engineering report are consistent with the EDA investment project description that is provided in Section B.2 of Form ED-900. Engineering reports that describe project components that are inconsistent with the EDA investment project description in Section B.2 of Form ED-900 will not be considered valid.
  - c. Drawings showing the general layout and location of the existing site conditions and of the project components as well as location of any project beneficiary identified in Section B.9 of Form ED-900 that provide economic justification for the project, if any. Rough dimensions and quantities for major project components should be shown and labeled on the drawings. Drawings should clearly identify the project components that are being proposed. Applicants are encouraged to clarify such drawings, for example, through color coding, labeling, and other appropriate methods.
  - d. A feasibility analysis for the constructability of the project. Include a review of the existing conditions and note particular features, alignments, and circumstances affecting construction of project components.
  - e. The proposed method of construction. Indicate whether construction procurement will be done through competitive bid or other method. Indicate if any portion of the project is to be done by design/build, construction management at risk, the applicant's own forces, or a third-party construction manager. If an alternate construction procurement method (other than traditional design/bid/build with sealed competitive bid process) is proposed, a construction

- services procurement plan must be provided to EDA for approval in accordance with EDA's regulation at 13 C.F.R. § 305.6(a).
- f. The number of construction contracts anticipated. If multiple contracts are proposed, describe the project components included in each contract. If separate contracts are anticipated for demolition or site work, the budget information cost classification should reflect the estimated costs for these components. If project phasing is proposed, a project phasing request must be provided to EDA for approval per EDA's regulation at 13 C.F.R. § 305.9(a).
  - g. A current detailed construction cost estimate for each of the project components. Show quantities, unit prices, and total costs and provide a basis for the determination of construction contingencies. The total of this estimate should match the construction line item of the SF-424C.
  - h. Real property acquisition. If the budget includes costs for acquisition of real property, include a current fair market value appraisal completed by a certified appraiser for the property to be purchased.
  - i. A list of all permits required for the proposed project and their current status. Identify all permits required; include the timeline to obtain the permits and discuss how the permitting relates to the overall project schedule. If the project crosses a railroad right-of-way or is within a railroad right-of-way, explain any permitting or approvals that may be required from the railroad or other authority and the timeframe for obtaining these permits or approvals.
  - j. An overall estimated project schedule. This schedule should agree with the project schedule outlined in the ED-900. Include the number of months for each of the following:
    - i. Design period;
    - ii. Period of time to obtain required permits;
    - iii. Period of time to obtain any required easements or rights-of-way;
    - iv. Solicitation of bids and awarding of contracts, and
    - v. Construction period
  - k. Overall project budget breakdown. For each "cost classifications" line item that the applicant indicates will be included in the project budget on Form SF-424C, the applicant must provide a breakdown of the proposed project costs and tasks that is consistent with the detailed construction cost estimate for the project provided in the PER.

**Fee: CES will provide the above described services for the lump sum fee of \$24,700.**

### **ASSUMPTIONS AND EXCLUSION**

The following assumptions and exclusions have been identified in the preparation of this proposal.

- A. Design and construction services are not included in this proposal but will be addressed in a separate agreement or addendum to this agreement.

### **TIME OF PERFORMANCE**

CES's understanding is that application deadline is set for January 31, 2022.

**AUTHORIZATION**

*If the Scope of work and proposed fee are acceptable, please sign the attached Proposal Acceptance Sheet and return it to us. This quote and the attached General Provisions will serve as the contract and notice to proceed. Note that this proposal is valid for a period of 30 days, or as mutually agreed by both parties.*

Thank you for considering CES to provide professional design services on this PROJECT. Should you have any questions, please contact us at (785) 562-5148. Returned receipt of an executed copy of this letter will serve as the contract and notice to proceed.

Sincerely,  
CES Group Inc.



Rob Peschel  
President

.....  
**PROPOSAL ACCEPTANCE:**

City of Marysville – 7<sup>th</sup> Street Corridor  
Preparation of EDA PER Repot

<p><b>AGREED TO, THIS</b> _____ <b>DAY OF</b> _____, 20__.</p> <p><b>BY (please print):</b> _____</p> <p><b>TITLE:</b> _____</p> <p><b>SIGNATURE:</b> _____</p> <p><b>ATTEST:</b> _____</p>
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## **CES GROUP – GENERAL PROVISIONS**

**Access to Site:** Unless otherwise stated, the Client shall grant or secure the legal right for CES to access the site for activities necessary for the performance of the services. CES will take precautions to minimize damage due to these activities, but has not included in the fee the cost of restoration of any resulting damage. The client shall also grant CES access to city maps and records which are pertinent to the project.

**Additional Services:** If services are requested in addition to the scope of services, CES will invoice for such services at their published hourly billing rates. CES shall not commence work on additional services without prior written approval from the Client.

**Billings and Payment:** CES shall be responsible for submitting invoices to the client at the times specified in the contract. If not specified in the contract/agreement, CES shall invoice for services rendered on a monthly basis. Invoices shall be payable within 30 days after the invoice date. If the invoice is not paid within 30 days, CES may, without waiving any claim or right against the Client, and without liability whatsoever to the Client, terminate the performance of the service. Accounts unpaid 60 days after the invoice date may be subject to a monthly service charge of 1.5% (or the legal rate) on the unpaid balance. In the event any portion or all the account remains unpaid 90 days after billing, the Client shall pay all costs of collection, including reasonable attorney's fees.

**Project Budget:** The Client shall agree that project estimates furnished by CES for items including, but not limited to, land acquisition, repairs or modifications to existing facilities, new construction or services provided by others, are not a guarantee of the actual costs that will be incurred. CES agrees to exercise a standard measure of care in the preparation of cost estimates. The Client shall, in writing advise CES immediately upon receipt of cost estimate information if budgetary limitations appear to preclude implementation of the project as proposed.

**Costs of Permits:** Review fees and other direct expenses related to the cost of obtaining permits from governmental or regulatory entities shall be borne by the Client and are not included as a part of CES's fee unless stated otherwise within the Agreement.

**Bidding Costs:** Costs of advertising, printing of bidding documents, and other direct expenses related to bidding shall be borne by the Client and may be billed as a direct expense by CES. If CES determines a non-refundable purchase price of bidding documents paid by bidders and receives the proceeds thereof, the Client shall be exempt from said printings costs.

**Dispute Resolution:** Causes of action between the parties of this Agreement pertaining to acts, or failures to act, shall be deemed to have accrued and the

applicable statutes of limitations shall begin to run not later than the date of Substantial Completion. Any claims or disputes made during design, construction or post-construction between the Client and CES shall be submitted to non-binding mediation. Client and CES agree to include a similar mediation agreement with all contractors, subcontractors, suppliers and fabricators, thereby providing for mediation as the primary method for dispute resolution between all parties.

**Limitation of Liability:** In recognition of the relative risks and benefits of the project to both the Client and CES, the risks have been allocated such that the Client agrees, to the fullest extent permitted by law, CES's total liability to the Client for any and all injuries, claims, losses, expenses, damages or claim expenses arising out of the Agreement from any cause or causes, shall not exceed the sum of fees covered in the agreement in which these provisions cover. Such causes include, but are not limited to, CES's negligent acts, errors, omissions, strict liability, breach of contract or breach of warranty.

**Termination of Services:** The client may terminate this contract at any time by giving at least ten (10) days notice, in writing to CES. If the contract is terminated by the Client as provided herein, CES will be paid for the time provided and expenses incurred up to the termination date. CES will provide to the client a detailed breakdown on all time and expenses.

**Fee Adjustment:** If protracted delays occur in the project for reasons beyond CES's control, CES may, at its option, negotiate with the Client an adjustment in compensation for services yet to be provided. The adjustment shall be derived from the impact of said delays due to factors including, but not limited to, changes in price indices and pay scales applicable to the period when services are rendered.

**Hazardous Materials:** If any hazardous materials are discovered by anyone on or about the project site, or it becomes known that such materials may be present at or adjacent to the project site, the existence of which may affect the performance of services under this Agreement, CES shall have the option, and without any liability, to suspend the performance of its services until the Client or the Client's contractors remove such hazardous material and certify that the project site is in complete compliance with all applicable laws and regulations.

**From:** Clint Hibbs  
**Sent:** Thursday, October 21, 2021 7:42 AM  
**To:** Austin St. John  
**Cc:** Thaniel Monaco  
**Subject:** FW: 201172M Marysville Fire Station PCO's 5 and 7 | Follow-up  
**Attachments:** #5 .pdf

Good morning Austin! I have had opportunity to review the proposed CO for the owner-requested building signage changes or PCO 5. The cost of materials appears appropriate based upon the quantity of replacement and/or new materials. The labor appears reasonable and the 14 hours for signage installation would indicate time for labor that includes more than a single workman. If the City takes no objection, or desires to approve the change, I would be able to sign this upon your approval.



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**From:** Jeff Blumer  
**Sent:** Wednesday, October 20, 2021 7:28 AM  
**To:** Clint Hibbs  
**Subject:** Re: 201172M Marysville Fire Station PCO's 5 and 7 | Follow-up

Please see the attached PCO 5

On Tuesday, October 19, 2021, 08:54:48 AM CDT, Clint Hibbs <[clint.hibbs@bgcons.com](mailto:clint.hibbs@bgcons.com)> wrote:

Good morning! I have received PCO 7 and 8 for review. For PCO 5 can you please expand or provide additional information for a detailed itemized costing evaluation, such as, types and quantity materials and costs of the various materials. Costs of labor as shown by hours/days of work to be performed, number of laborers, and rates. Please break out subcontractor from general contractor mark-ups, etc.

**Clint Hibbs, AIA, LEED AP**  
Principal

**AIA Document G701**

**Change Order**

<b>Project:</b> Marysville Fire Station 405 20 <sup>th</sup> St. Marysville, KS 66508	<b>Contract Information:</b> Contract For: The City of Marysville <b>Date:</b> 01/29/2021	<b>Change Order Information:</b> Change Order Number: #5 <b>Date:</b> 10/5/21
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<b>Owner:</b> The City of Marysville 209 N 8 <sup>th</sup> St. Marysville, KS 66508	<b>Architect:</b> BG Consultants 4806 Vu Du Lac Place Manhattan, KS 66503	<b>Contractor:</b> Inline Construction 930 Jayhawk Rd Marysville, KS 66508
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**The Contract is Changed as Follows:**

**Adding the letter N to 405 20<sup>th</sup> Street**

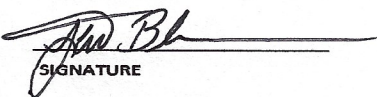
- Requires new metal panels where lettering/numbers will shift \$124
- Labor to remove existing lettering/numbers \$90 (1.75 hours)
- Labor to install new metal panels \$195 (3 hours)
- Labor to re-install lettering/numbers \$1,081 ( 14 hours)
- Letter "N" to match existing exterior signage \$182
- Contractor mark-up (5%) \$88

The original Contract Sum was	<u>\$1,100,000.00</u>
The net change by previously authorized Change Orders	<u>\$73,200.00</u>
The Contract Sum prior to this Change Order was	<u>\$1,173,200.00</u>
The Contract Sum will be increased by this Change Order in the amount of	<u>\$1,760.00</u>
The new Contract Sum including this Change order will be	<u>\$1,174,960.000.00</u>

The Contract Time will be increased by Zero (0) days.  
The new date of substantial Completion will be 11/06/2021

**NOTE:** This Change Order does not include adjustments to the Contractor Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

**NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER**

_____ ARCHITECT	Inline Construction _____ CONTRACTOR	_____ OWNER
_____ SIGNATURE	 SIGNATURE	_____ SIGNATURE
_____ PRINTED NAME AND TITLE	Jeff Blumer/ President _____ PRINTED NAME AND TITLE	_____ PRINTED NAME AND TITLE
_____ DATE	_____ DATE	_____ DATE

**RE: Fire Station Pricing Information | Water Heater Credit**

**From :** Clint Hibbs <[cityadm@bluevalley.net](mailto:cityadm@bluevalley.net)>  
**Subject :** RE: Fire Station Pricing Information | Water Heater Credit  
**To :** [cityadm@bluevalley.net](mailto:cityadm@bluevalley.net)  
**Cc :** Thaniel Monaco

Thu, Oct 21, 2021 02:50 PM

1 attachment

External images are not displayed. [Display images below](#)

Austin,

Good afternoon! We have been able to complete the review of the proposed water heater removal PCO submitted by the contractor which our engineer believes reasonable. Please find attached the proposed credit for removal of the water heater as requested for consideration. This PCO represents a deduct to the project in the amount of \$8114.00. If the city intends to accept this change, a final Change Order will be issued for signature by all parties. Thank you!

As a note of clarification: The contractor has provided all PCO's in form of an AIA CO which are required to be approved sequentially. As a result, the documents as they have been prepared should not be signed. Upon notice of intent to approve any of these PCO's I will coordinate the preparation of the formal AIA Change Orders with the contractor for signature by all parties.

**Clint Hibbs, AIA, LEED AP**

Principal



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C: 785.317.8588 (Personal)

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**From:** [cityadm@bluevalley.net](mailto:cityadm@bluevalley.net) <[cityadm@bluevalley.net](mailto:cityadm@bluevalley.net)>

**Sent:** Wednesday, October 20, 2021 3:08 PM

**To:** Clint Hibbs

**Cc:** Thaniel Monaco

**Subject:** Fire Station Pricing Information

Clint,

Were we able to get any pricing information for the requested items?

The ones I can think of are:

Remove water heater  
2 inch fill lines  
Building Letters

I thought there was other items, but I can't think of anything right now.

Thanks,

Austin St. John, City Administrator  
City of Marysville

209 N 8<sup>th</sup> Street  
Marysville, KS 66508

[cityadm@bluevalley.net](mailto:cityadm@bluevalley.net) | [cityofmarysvilleks.com](http://cityofmarysvilleks.com)



AIA Document G701

Change Order

**Project:**

Marysville Fire Station  
405 20<sup>th</sup> St.  
Marysville, KS 66508

**Contract Information:**

Contract For: The City of Marysville  
Date: 01/29/2021

**Change Order Information:**

Change Order Number: #8  
Date: 10/19/21

**Owner:**

The City of Marysville  
209 N 8<sup>th</sup> St.  
Marysville, KS 66508

**Architect:**

BG Consultants  
4806 Vu Du Lac Place  
Manhattan, KS 66503

**Contractor:**

Inline Construction  
930 Jayhawk Rd  
Marysville, KS 66508

**The Contract is Changed as Follows:**

Credit for water heater #2 after restocking fee- \$8,114.00


The original Contract Sum was  
The net change by previously authorized Change Orders  
The Contract Sum prior to this Change Order was  
The Contract Sum will be decreased by this Change Order in the amount of  
The new Contract Sum including this Change order will be



The Contract Time will be increased by Zero (0) days.  
The new date of substantial Completion will be 11/06/2021

**NOTE:** This Change Order does not include adjustments to the Contractor Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

**NOT VALID UNTIL SINGED BY THE ARCHITECT, CONTRACTOR AND OWNER**

	Inline Construction	
_____ ARCHITECT	_____ CONTRACTOR	_____ OWNER
_____ SIGNATURE	 SIGNATURE	_____ SIGNATURE
_____ PRINTED NAME AND TITLE	Jeff Blumer/ President _____ PRINTED NAME AND TITLE	_____ PRINTED NAME AND TITLE
_____ DATE	_____ DATE	_____ DATE

Austin

I had a meeting yesterday with Cara Hendricks and Ryan Eldridge with KDHE on the project.

They had a couple of questions and suggestions pertaining to the project.

The main issues are as follows:

1. Sludge Removal from existing primary cell
  - a. I know that we discussed this with the Council but they effectively want to see if the City would entertain the “possibility” of doing this as part of this project now.
  - b. I informed them that while there is an understanding of the need, the financial impacts were something that initially determine that we were not going to include that at this time.
  - c. They understand that but one thing that they would like to do is to include the sludge removal in their environmental process called Finding of No Significant Impact (FONSI). If they include it in that process the City could do that if the finances work out.
  - d. I would personally believe that it would be best to include this in the FONSI process.
2. They want to maximize the size of the new primary cell.
  - a. There are a couple of things associated with this issue on their side.
  - b. It provides a little more ultimate treatment capacity to the overall system as they do have some thoughts on the flow capacity that I will detail next.
  - c. Also, there was a singular comment provided by Wildlife and Parks that they would like to have the system sized to provide a time to “dry out the wetland to minimize the potential for fish population”. I did say that I didn’t completely understand that comment but I will be doing some additional capacity calculations to determine if the improved system would have a reliable capacity to hold discharge for a period of time to make this happen.
3. A new Permit will be developed for the new treatment system since it will be going to non-discharge.
  - a. The concern that they brought up is that the average winter month water usage is approximately 308,000 gallons per day.
  - b. The proposed improvement would provide a normal treatment capacity of 350,000 gpd.
  - c. That ratio would mean that the new system would already be at 88% capacity of a permit flow if 350,000 gpd was utilized.
  - d. This is something that we can discuss more with them during the design process but this also revolves around item #2 discussed above.
  - e. A little larger size of new lagoon cell would provide more opportunity to expand capacity if needed.

I just wanted to bring you up to speed on my discussions with KDHE.

No issue in overall acceptance of the project or promotion / support of the project from KDHE but they did want to have an open dialogue on the issues above.

The one thing for action right away would be Item #1 in regards to including on the FONSI.

If you would like to discuss feel free to let me know a good schedule for you and we can touch base.

If you are good with the FONSI issue, just let me know and I can let KDHE know that now so they can keep that process in line.

Thank you and have a great day!