



City of Bonner Springs

KANSAS

Monday, July 8, 2024

200 East Third Street, Bonner Springs, KS 66012
Bonner Springs City Hall
Council Chambers

WORKSHOP MEETING - 6:30 p.m.
REGULAR CITY COUNCIL MEETING - 7:30 p.m.

The meeting is open to the public.

WORKSHOP - 6:30 P.M.

1. Budget Workshop - General Fund, Library Fund, and Debt Service

CITY COUNCIL MEETING - 7:30 P.M.

1. Bonner Springs Downtown Masterplan

Documents:

1. Bonner Springs Downtown Master Plan_LJC

CITIZEN CONCERNS ABOUT ITEMS NOT ON TODAY'S AGENDA. (COPIES OF MATERIAL PRESENTED TO THE CITY COUNCIL MUST ALSO BE PROVIDED TO THE CITY CLERK.)

This item is for comments and questions from the audience about items that are not included on today's agenda.

CONSENT AGENDA

1. Minutes of the June 24, 2024 City Council meeting.

Action Make a motion to approve the minutes as presented.

Recommendation Staff recommends approval.

Documents:

1. 06242024 CCM Minutes

2. Claims for City Operation

Action Make a motion to approve the claims for city operation as presented.

Recommendation Staff recommends approval.

Documents:

1. Check Register
2. Expense Approval Report
3. Refund Check Register

3. Public Use Request - Tiblow Trot

Action Make a motion to approve the Public Use Request - Tiblow Trot as presented.

Recommendation

Documents:

1. Public Use Request Tiblow Trot

OLD BUSINESS

NEW BUSINESS

1. Public Hearing - Development Plan and Establishment of a Reinvestment Housing Incentive District for The 120 on Oak Apartments

Action Make a motion to open the public hearing at _____ to consider the request to review the Development Plan and establishment of an RHID for the 120 on Oak apartments.
Make a motion to close the public hearing at _____.

Recommendation Staff and bond counsel recommends holding a public hearing.

Documents:

1. RHID Development Plan - Bonner Springs, KS - Oak Street RHID

2. Ordinance to Adopt a Development Plan, Establishing the District, and Approving a Development Agreement for The 120 on Oak Apartments RHID

Action Make a motion to adopt an ordinance approving a reinvestment housing incentive district development (RHID) plan, establishing an RHID within the city, and approving a development agreement.

Recommendation Staff recommends approval.

Documents:

1. Ordinance No. ____ - Bonner Springs, KS - The 120 on Oak Apartments RHID
2. RHID Development Plan - Bonner Springs, KS - Oak Street RHID
3. Development Agreement - Bonner Springs, KS - Oak Street RHID

3. Developer Agreement for MIH-ARPA Grant for The 120 on Oak Apartments

Action Motion to approve a Developer Agreement for a MIH-ARPA Grant for The 120 on Oak Apartments project as presented.

Recommendation Staff and Bond Counsel recommend approval.

Documents:

1. Developer Agreement (MIH-ARPA Grant) - Bonner Springs, KS - The 120 on Oak Apartments RHID

4. Resolution of Intent to Issue Industrial Revenue Bonds for Sales Tax Exemption for the 120 on Oak Apartments

Action Make a motion to approve a Resolution of Intent to Issue Industrial Revenue Bonds for Sales Tax Exemption for the 120 on Oak Apartments as presented.

Recommendation Staff and bond counsel recommend approval.

Documents:

1. Resolution of Intent No. 2024-__ - Bonner Springs, KS - The 120 on Oak Apartments IRB

5. Memorandum of Understanding with Wyandotte Behavioral Health Network for 988 Services

Action Make a motion to authorize the City Manager to initiate an MOU with Wyandotte Behavioral Health Network for 988 Services within the City of Bonner Springs.

Recommendation Staff recommends approval.

Documents:

1. MOU-Wyandot BHN-BSPD-911-988

6. School Resource Officer Agreement with USD 204

Action Make a motion to authorize the City Manager to execute a contract agreement with USD 204 for the School Resource Officer program

Recommendation Chief Naff recommends approval of this agreement

Documents:

1. SRO agreement BSPD 24-25 (1)

7. BSZO-01-24 - Unified Development Ordinance amendment - Accessory Building Limitations

Action Make a motion to adopt an ordinance approving the amendments to the Unified Development Ordinance regarding size limitations placed on residential accessory structures.

Recommendation Staff and the Planning Commission, by 5-0 unanimous vote, recommend approval.

Documents:

1. BSZO-01-24 Complete Agenda Item UDO Pages - Accessory Buildings
2. PC 6.25.24 minutes

3. Ord. Accessory Buildings 6.28.24

8. BSZO-02-24 - Unified Development Ordinance Amendment - Table of Allowed Uses Amendments

Action Make a motion to adopt an ordinance approving the amendments to the Unified Development Ordinance Table of Allowed Uses.

Recommendation Staff and the Planning Commission recommend approval.

Documents:

1. BSZO-02-24 Complete Use Matrix - Amended 6.4.24 - Agenda Item
2. PC 6.25.24 minutes
3. UDO Ordinance - Table of Uses Amendments

9. 138th Street Project - Resolution for Authority to Award Contract

Action Make a motion to approve the resolution to award the contract, and to commit city funds for improvements to 138th Street in the amount of \$1,190,000.

Recommendation Staff recommends approval.

Documents:

1. DOC000

10. Notice of Intent to Exceed the Revenue Neutral Rate

Action Make a motion authorizing City staff to notify the County Clerk of the City's intent to exceed the Revenue Neutral Rate, maintaining the current mill levy rate of 39.871 and set a Public Hearing for August 26, 2024, to hear comments on exceeding the Revenue Neutral Rate.

Recommendation Staff recommends approval.

Documents:

1. Notice of Intent to Exceed Revenue Neutral Rate
2. RNR Hearing Notice

11. Executive Session For Non-Elected Personnel Matters Pursuant to Exception K.S.A. 75-4319(b)(1)

Action 1. Make a motion to go into executive session to discuss non-elected personnel matters pursuant to exception, K.S.A.75-4319(b)(1). The open meeting will resume in the Council Chamber at ____p.m.
2. Make a motion to resume the open meeting with no action taken at ____p.m.

Recommendation

Documents:

REPORTS

1. City Manager's Report

Action

Recommendation

Documents:

1. City Managers Update 7-5-24
2. 7.2.24_Completed_Planning_Project_List
3. 7.2.24_Pending_Planning_Project_List
4. InCode_Building_Permit_Report
5. InCode_Code_Enforcement_Report

2. City Council Items

3. Mayor's Report

ADJOURNMENT