

494-1

Lebo City Council Meeting Minutes
January 6, 2025
Lebo Community Building
320 N. Ogden St. Lebo, Kansas
7:00 p.m.

Council President Troy Friend called the regular meeting to order at 7:00 p.m.

Call to Ord.

Governing Body members present: Amanda Hopkins, Troy Friend, Jim Jones, and Nick Sanchez. Absent: Councilmember Will Baker and Mayor Eric Ferguson

Council President, Troy Friend led the Pledge of Allegiance to the flag.

Hopkins moved and Sanchez seconded to approve the December 23rd and December 31st special meeting minutes. Friend abstained, the abstention is recorded with the popular vote. Vote 4/0, motion carried.

Appr.
Minutes

Sanchez moved and Jones seconded to approve the minutes of the December 2nd regular meeting. Hopkins abstained, the abstention is recorded with the popular vote. Vote 4/0, motion carried.

Appr.
Minutes

Visitors:

Dakota and Brileigh Knight were present to request the council's approval of \$53,000 loan from the city's economic development fund. They are requesting to take over the balance of the Amy Lynn Portraits city economic development loan balance of \$26,204.18 and a cash payment of \$26,795.82. The loan will be for 10 years at 4% and they will sign a mortgage on the property to the city for \$53,000. Hopkins moved to approve the loan request, and Jones seconded. Vote 4/0, motion carried.

Knight
EC Dev
Loan

Matt Robertson was present to discuss issues with this sewer line at 300 E. 5th. Mr. Robertson bought the property approximately 2 years ago. After the purchase, he replaced the sewer line from his property line to and under the house. Since then he has still had problems. His line runs another 250 ft. going under the city street, across Larry Knight's property, and then ties into the city sewer main in the alley south of Larry Knight's property. Hopkins moved and Sanchez seconded to table discussion until more information could be gathered. Mr. Robertson did not have any cost estimates and the city maintenance staff were not present to discuss the matter. Vote 4/0, motion carried.

Robertson
Sewer

Chandler King was present to ask for a time extension to get a car on his property in compliance with the city's nuisance vehicle ordinance. He is applying for a new title so he can purchase an antique tag. Hopkins moved to allow an additional 60 days, Jones seconded. Vote 4/0, motion carried.

King
Nuis. Vehc.
Extension

Department reports:

PWWSD #12 – Eric Ferguson – a couple of improvement projects were discussed at the monthly meeting.

Utility report- Scott Smith, Javier Muro & Scott Hein
No one was present to give a verbal report.

- The written report was not in the packets. Sloan will provide the council with a copy later this week.

Police Report – written report

Written report for December: 15 verbal warnings for infractions, 5 assisted other agencies, 5 welfare/public safety, 2 served on nuisance property violations, and 3 other calls.

Clerk's Report - Carrie Sloan

- The written report included: The clerk's cash report, income/expense reports, bank statements, and the sales tax report. Finance Rep
- The City received notice from the Division of Water Resources for an extension of time to submit the Plans and Specifications addressing the condition of the front slope and erosion of the city lake dam. The report is now due by January 1, 2026. This will allow the city time to apply for federal and state grants to assist in the repair of the dam. The estimated cost of the repair at this time is around \$1,000,000. Lake dam Extension
- Sloan plans to submit a grant application to the Towns Grant Program to be used toward the purchase of new Christmas pole decorations. The grant applications are due by the end of February. Towns Grant
- Sloan asked for guidance on how to proceed with the Jones Foundation Grant application. Sloan received an email from Tony Tyman of the Bank of America Philanthropic Foundation. Mr. Tyman will meet with the Jones Advisory Committee in early January. He is confident that they will not fund the project at this level or even match the substantial amount of city funding. The application submitted was for a \$6.4 million project with the city providing \$1.2 million toward the project. If the new playground equipment, the walking trail, and the paved parking are removed from Phase One of the park improvement project and only a new pool and the softball diamond are relocated Phase One will cost around \$4.7 million. Council member Jones pointed out that the city has not received a soil sampling report on the park. The council agreed that the soil sample report would determine if the pool could be moved to the new proposed location. Hopkins suggested getting more information and including the soil samples then reapplying for the Jones Grant in March. Jones Grant

Municipal Court- Catherine Griffin

- 1 case for court

Zoning-Catherine Griffin

- 2 permits

Utilities-Catherine Griffin - no report

Park & Rec Board- no report

New Business-

Sanchez moved and Jones seconded to approve the purchase of trout for the kids' pond. The cost is not to exceed \$2,000. Vote 4/0, motion carried. Purchase Trout

Jones moved and Hopkins seconded to approve the renewal of the city's current contracts and dues for 2025. Vote 4/0, motion carried. Renew 2025 Contracts/Dues

Discussion on a 2025 Cola was tabled.

Old Business -

Current pictures of the properties that received notice of nuisances will be provided to the city attorney for review.

Hopkins moved and Sanchez seconded to place the city-owned lots located between Kansas Street and the Railroad property up for sealed bids. The lease on the property ended at the first of this year. The sealed bids will be taken until February 28th at 4:00 p.m. Bids will be opened at the March 3rd council meeting. KS St. Lots Up For Bid

The council will consider the purchase price, the proposed use of the property, and a timeline for the completion of the improvements to determine the highest and best bid to provide an economic development benefit to the city.

Ordinances and Resolutions-

Jones moved and Baker seconded to pass Resolution 2025-1 waiving GAAP financial reporting. Vote 4/0, motion carried. Res. 2025-1
GAAP

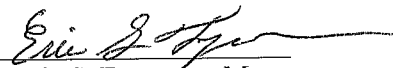
Hopkins moved and Sanchez seconded to pass an ordinance increasing the water rate by \$1.00 per 1,000 gallons for the water used over the first 1000 gallons. Vote 4/0, motion carried. Ord. 622

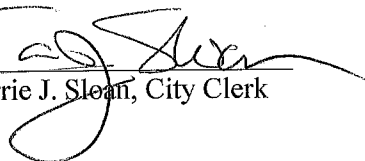
The increase is due to the cost of water from PWWSD #12 increasing by \$0.50 per 1,000 gallons and the cost of the city's water tower maintenance. Water Rates

The Clerk assigned it #622.

Sanchez moved and Jones seconded to pay bills. Vote 4/0, motion carried. Pay Bills

Sanchez moved and Jones seconded to adjourn. Vote 3/0, motion carried. Adjourn

Approved: 
Eric S. Ferguson, Mayor

Attest: 
Carrie J. Sloan, City Clerk