

**ANDOVER CITY COUNCIL
Tuesday, May 13, 2008
Minutes**

The Andover City Council met for a regular meeting on Tuesday, May 13, 2008 at 909 N. Andover Road in the Andover Civic Center. Mayor Ben Lawrence called the meeting to order at 7:00 p.m. City Council Members present were Caroline Hale, Kevin Dreiling, Julie Reams, J.R. Jessen, Clark Nelson, and Carol Roberts. Others in attendance were: Director of Public Works and Community Development Les Mangus, Administrative Services Director Donna Davis, Management Assistant Sasha Stiles, City Financial Advisor Larry Kleeman, Administrative Secretary Susan Renner, City Attorney Norman Manley, Fire Chief Jim Shaver, and Police Chief Mike Keller. City Clerk/Administrator Jeff Bridges arrived late.

The Invocation was given by Pastor Chuck Darby of the Andover Assembly of God.

Invocation

The Pledge of Allegiance was led by Mayor Lawrence.

Pledge of Allegiance

Mayor Lawrence presented proclamation of the week of May 12th, 2008 as National Police Week and thanked the entire Police Department for the job they do. The Mayor also thanked them for the initiative taken to inform our residents of recent garage thefts.

Proclamation
National Police Week
May 12, 2008

Mayor Lawrence opened the floor to public comment.

Public Forum

Terry Johnson, 131 Williamsburg, stated City staff had done nothing regarding the house at 1150 N Main, he had brought to the Council’s attention at the April 29th meeting, and staff had not contacted him with the status. Council Member Reams stated that Mr. Bridges in fact had addressed the issue and staff had taken action.

Mayor Lawrence closed the public forum.

A motion was made by Council Member Nelson, seconded by Council Member Dreiling, to accept the agenda as presented. Motion carried 6/0.

Agenda

A motion was made by Council Member Nelson, seconded by Council Member Reams, to accept the consent agenda as follows

Consent Agenda

- A. Approval of Minutes: City Council Meeting, April 29, 2008
- B. Receive & file Minutes: Library Meeting, no meeting held in March
Site Plan Review, no meeting held in March
Sub-Division Meeting, March 27, 2008

Planning Commission Meeting, March 18, 2008

Planning Commission Meeting, March 27, 2008

C. Receive & file reports:

- i. Police April 2008
- ii. Fire April 2008

D. Approval of appropriation ordinance B-08-08 in the amount of \$741,440.68.

E. Approval of 2008 Mayoral Appointments effective May 14, 2008

<u>Position</u>	<u>Current</u>	<u>Proposed</u>
City Treasurer	Julie Spyres	Julie Spyres
City Attorney	Norman Manley	Norman Manley
Municipal Court Judge	Gene White	Gene White
Prosecuting Attorney	Cami Baker	Cami Baker
Chief of Police	Michael Keller	Michael Keller
City Clerk	Vacant	Vacant
City Engineer	Mike Thompson	Mike Thompson
Deputy City Clerk	None	Susan Renner

City Council / Staff Liaison Posts

Carol Roberts	Wasterwater Streets
Caroline Hale	Police Library Parks
J.R. Jessen	Planning Golf Course
Clark Nelson	Fire Department Wichita Area Metropolitan Planning Organization Site Plan Review Committee
Julie Reams	USD 385 YMCA
Kevin Dreiling	Promote Andover Inc.
Jan Cox	Promote Andover Inc (Planning Commission rep)
Police Chief Mike Keller	YMCA
Ben Lawrence	Regional Economic Area Partnership

Planning Commission

Lynn Heath – new term to expire in May 2011
 John Cromwell – new term to expire in May of 2011
 One vacancy – extraterritorial member

Housing Adjustment and Appeal Board

Gene Diller – new term to expire in May 2011

Health Board

Larry Pope – new term to expire in May 2010

Site Plan Review

Jason Mohler – new term to expire in May of 2011

One vacancy exists

F. Approval of non-elected personnel items.

Police Officer David Harper-Head pay increase from \$14.71 to \$15.15 an hour effective September 10, 2007. Officer Harper-Head received his Kansas Police Officer Certification August 31, 2008 and at that time his hourly rate was not adjusted accordingly.

Police Department Communications Officer Travis Hooper status change to Communications Officer/I.T. Support with an hourly pay increase from \$13.15 to \$13.65 effective June 2, 2007.

Administrative Secretary Susan Renner status change to Administrative Secretary/Deputy City Clerk with an hourly pay increase from \$13.70 to \$14.20 effective May 19, 2008.

G. Approval of moving the bid opening date for the Crescent Lakes 5th Addition paving and drainage improvements from May 13th at 11:00 a.m. to May 27th at 11:00 a.m. at Andover City Hall, 909 N Andover Road.

H. Approval of proposals for services with Tiede's Line Construction and McBride Electric for removal of the inoperable storm siren located at the 300 block of West Central at an estimated cost of \$4,032.29.

I. Acceptance of a parcel of land located at 412 Mike Street from the City of Wichita (old Andover Water Company property)

J. Approval of Resolution 08-16 for the City of Andover, Kansas, amending the Code of Municipal Policies of the City of Andover, Chapter 2, Personnel, Article 2-1.3, Salary and Job Classification Schedule.

K. Approval of an agreement between Andover Senior Citizens Inc and the City of Andover for 2008 support in the amount of \$3,000.

L. Approval of Change Order # 7 for the Cornerstone Paving and Grading Project in the amount of +\$4,261.00. (Generally located at the north west corner of Andover Road and 21st Street).

M. Approval of three (3) designated representatives for hearing officers for weed and grass complaints; Building Official Kirk Crisp,

Community Development Director Les Mangus, and City Administrator Jeff Bridges.

N. Approval of a restrictive covenant with KDHE for the Street Department site stating conditions and restrictions for use.

Motion carried 6/0.

Mayor Lawrence presented an ordinance of the City of Andover, Kansas, pursuant to K.S.A. 12-519 ET SEQ. annexing to the corporate limits certain tracts of land at the request of the owners there of. The Farm at Cedar Park generally located at the north east corner of 13th and 159th Streets. This annexation was at the request of the of property owner so a public hearing was not necessary.

Ordinance 1380
The Farm At Cedar Park
Annexation

A motion was made by Council Member Nelson, seconded by Council Member Reams, to accept the ordinance and assign number 1380 for the annexation of The Farm at Cedar Park. Motion carried 5/0/1. Council Member Dreiling abstained due to what could be perceived as a conflict of interest.

Mayor Lawrence presented an ordinance changing the zoning district classification of certain property and amending the Amended Planned Unit Development District of the Cedar Park Subdivision as originally established by Ordinance No. 1165 and amending the Amended Preliminary Planned Unit Development Plan of Cedar Park Subdivision located in the City of Andover, Kansas, under the authority granted by the Zoning Regulations of the City as originally approved by Ordinance No. 1187.

Ordinance 1383
Amend Cedar Park PUD
Z-96-07

The Mayor asked the City Council if anyone intended to disqualify themselves from discussing or voting on this case because they have conflicts of interest or particular bias. Council Member Dreiling disqualified himself.

The Mayor asked Les Mangus, Zoning Administrator, if any protest petitions had been received. He responded he had not.

The Mayor confirmed with the Council that they had received the April 15, 2008, Planning Commission meeting minutes.

The Mayor asked the applicant if they had a fair and impartial hearing. Phil Meyer, Baughman Co., representative for the applicant responded they had.

The Mayor asked Zoning Administrator Les Mangus to give a brief report regarding the case. Mr. Mangus explained the property is 140+/- acres with two sides zoned Butler County Agricultural. The owner would like to change the zoning to R2 Residential and add this property to the current Cedar Park Planned Unit Development for continuity. The Planning Commission's concern that was the park, at 4.1 acres, does not meet the Parks and Open Space Master Plan requirement of 5 acres.

Council Member Jessen, Council Liaison to Planning Commission, stated the developer has proposed a park on the south west corner of the property and walking paths all over the property bringing about 7 acres of open space to the addition; although it did not meet the minimum, the property is situated perfectly for a park with hedgerows clearly defining the area.

Phil Meyer, Baughman Engineering, agent for the applicant Hal McCoy, stated the park will be in the existing Cedar Park Addition and will be a public park maintained by the City. The extensive sidewalks though-out the addition will be owned and maintained by the Cedar Park Home Owners Association. An easement will be obtained for the portion of open space under Westar’s power lines where Westar requires access.

City Administrator Jeff Bridges arrived at 7:52 p.m.

ANDOVER CITY PLANNING COMMISSION /
BOARD OF ZONING APPEALS
April 15 2008
Minutes

The Andover City Planning Commission met for a regular meeting on Tuesday, April 15, 2008 at 909 N. Andover Road in the Andover Civic Center. Chairman Quentin Coon called the meeting to order at 7:01 p.m. Commission members present were Lynn Heath, Jan Cox, John Cromwell, Byron Stout, Dan Beck, and Jeff Syrios. Others in attendance were City Council Liaison Member J.R. Jessen, City Administrator Jeff Bridges, Director of Public Works and Community Development Les Mangus, and Administrative Secretary Kandace Hunt.

Call to order

Review the minutes of the March 18, 2008 and March 27, 2008 Planning Commission meeting.

Review the March 18, 2008 and March 27, 2008 minutes

Lynn Heath made a motion to approve the minutes with changes of “until” to “units” on page 3 and “Lynn Heath asked if “this lot went all the way to Andover Road” to “Lynn Heath asked if this lot went all the way to the driveway of the trailer court” on page 9. John Cromwell seconded the motion. Motion carried 7/0.

Communications:

Communications

Review the minutes of the February 26, 2008, March 11, 2008 and March 25, 2008 City Council meetings. The minutes were received and filed.

Review the minutes of the March 11, 2008 Subdivision meeting. The minutes were received and filed.

Review the minutes of the February 5, 2008 and the February 13, 2008 Site Plan Review Committee meeting. The minutes were received and filed.

Review the Potential Residential Development Lot Report.

Recommendation on the annexation of the property known as the Andover Farm at Cedar Park.

Recommendation on Annexation

From Les Mangus Memo: This petition for annexation is for the proposed +/- 140 acres to be added to the Cedar Park PUD. The property abuts the City

on two sides, and streets and utilities are available adjacent to the property or can be extended. Staff supports the annexation as petitioned for.

Chairman Coon asked Les Mangus for staff comments on the application. Les Mangus explained the petition for annexation is for the +/- 140 acres to be added to the Cedar Park Planned Unit Development. He continued by saying the land is located north of 13th Street and east of 159th Street. It has a water line adjacent along the south property line; paved streets on both 13th Street and 159th Street and sewer can be extended from across the Kansas Turnpike near Terradyne as well as from the existing Cedar Park Subdivision.

Lynn Heath made a motion to recommend the annexation of the property known as Andover Farm at Cedar Park to the City Council. Jeff Syrios seconded the motion. Chairman Coon asked if there was any discussion. There was none. Motion carried 7/0.

ANDOVER CITY PLANNING COMMISSION

Agenda Item No. 6

REZONING REPORT *

- CASE NUMBER: **Z-96-07**
- APPLICANT/AGENT: **Andover Farm At Cedar Park, LLC/Baughman Co.**
- REQUEST: **Amend the Cedar Park Preliminary Planned Unit Development Plan**
- CASE HISTORY: **Existing Cedar Park PUD approved in 1996**
- LOCATION: **North of 13th St. and East of 159th St.**
- SITE SIZE: **+/-174 acres**
- PROPOSED USE: **Single & Multiple Family Residential development**

ADJACENT ZONING AND EXISTING LAND USE:

- North: R-2 Single family residential neighborhoods – Caywood and Andover Heights
- South: I-1 Industrial – Lafarge concrete plant and Butler County Agriculture
- East: Kansas Turnpike, R-2 Original Andover single family residential neighborhoods, and B-1 Elementary School
- West: Sedgwick County agriculture

Background Information: The developer has purchased the remainder of the undeveloped portion of the Cedar Park PUD and the adjacent 140 acres for single family development. The multifamily portion of the Cedar Park PUD is completed, and remains unchanged.

* Note: This report is to assist the Planning Commission to determine their findings from the evidence presented at the hearing so as to base their rezoning recommendation on the required 17 factors found in Section 11-100 H of the Zoning Regulations. The responses provided need to be evaluated with the evidence and reworded as necessary to reflect the Planning Commission’s considered opinion. Sample motions are provided to ensure the accuracy of the motion and facilitate the summary of the hearing for the minutes. Conditions attached to the motion, if any, should be carefully worded to provide instructions to the applicant and facilitate enforcement by the Zoning Administrator.

(As per Article 11, Section 100 of the City of Andover Zoning Regulation – 1993)

H. Amendments to Change Zoning Districts. When a proposed amendment would result in a change of the zoning district classification of any specific property, the report of the Planning Commission, accompanied by a summary of the hearing, shall contain statements as to (1) the present and proposed district classifications, (2) the applicant’s reasons for seeking such reclassification, and (3) a statement of the factors where relevant upon which the recommendation of the Commission is based using the following factors as guidelines:

FACTORS AND FINDINGS:

1. What is the character of the subject property and in the surrounding neighborhood in relation to existing uses and their condition?

YES NO

STAFF:

PLANNING: North: R-2 Single family residential neighborhoods – Caywood and Andover Heights; South: I-1 Industrial – Lafarge concrete plant and Butler County Agriculture; East: Kansas Turnpike, R-2 Original Andover single family residential neighborhoods and B-1 Elementary School; West: Sedgwick County Agriculture.

COUNCIL: Concur

2. What is the current zoning of the subject property and that of the surrounding neighborhood in relation to the requested zoning change?

YES NO

STAFF:

PLANNING: North: R-2 Single family residential neighborhoods – Caywood and Andover Heights; South: I-1 Industrial – Lafarge concrete plant and Butler County Agriculture; East: Kansas Turnpike, R-2 Original Andover single family residential neighborhoods and B-1 Elementary School; West: Sedgwick County Agriculture

COUNCIL: Concur

3. Is the length of time that the subject property has remained undeveloped or vacant as zoned a factor in the consideration?

YES NO

X STAFF:

X PLANNING:

COUNCIL: Concur

4. Would the request correct an error in the application of these regulations?

YES NO

X STAFF:

X PLANNING:

COUNCIL: Concur

5. Is the request caused by changed or changing conditions in the area of the subject property and, if so, what is the nature and significance of such changed or changing conditions?

YES NO

STAFF: Adjacent properties have been developed, and 13th St. has been improved to a four-lane arterial street.

X PLANNING: Continued development of Andover.
COUNCIL: Concur

6. Do adequate sewage disposal and water supply and all other necessary public facilities including street access exist or can they be provided to serve the uses that would be permitted on the subject property?

YES NO

X STAFF: Water and streets are available adjacent to the additional property, but sewer will have to be extended.

X PLANNING:
COUNCIL: Concur

7. Would the subject property need to be platted or replatted in lieu of dedications made for rights-of-way, easements access control or building setback lines?

YES NO

X STAFF:

X PLANNING:

COUNCIL: Concur

8. Would a screening plan be necessary for existing and/or potential uses of the subject property?

YES NO

X STAFF:

X PLANNING:

COUNCIL: Concur

9. Is suitable vacant land or buildings available or not available for development that currently has the same zoning as is requested?

YES NO

X STAFF: Not in the immediate area.

X PLANNING:

COUNCIL: Concur

10. If the request is for business or industrial uses, are such uses needed to provide more services or employment opportunities?

YES NO

STAFF: N.A.
PLANNING: N.A.
COUNCIL: Concur

11. Is the subject property suitable for the uses in the current zoning to which it has been restricted?

YES NO

X STAFF:
X PLANNING:
COUNCIL: Concur

12. To what extent would removal of the restrictions, i.e., the approval of the zoning request detrimentally affect other property in the neighborhood?

YES NO

STAFF: Increased traffic, lighting, noise, etc.
PLANNING: Increased traffic, lighting, noise, etc.
COUNCIL: Concur

13. Would the request be consistent with the purpose of the zoning district classification and the intent and purpose of these regulations?

YES NO

X STAFF:
X PLANNING:
COUNCIL: Concur

14. Is the request in conformance with the Comprehensive Plan and does it further enhance the implementation of the Plan?

YES NO

X STAFF: The subject property is marked potential residential in the Future Land Use map.
X PLANNING:
COUNCIL: Concur

15. What is the support or opposition to the request?

YES NO

STAFF: None at this time. I have had calls from several people in the

notice are. None have expressed opposition.

PLANNING: Residence spoke in support of the development.

COUNCIL: Concur

16. Is there any information or are there recommendations on this request available from knowledgeable persons which would be helpful in its evaluation?

YES NO

X STAFF: Approval contingent on the satisfaction of the neighborhood park location/size.

X PLANNING:

COUNCIL: Concur

17. If the request was not approved, would this result in a relative gain to the public health, safety and general welfare which would outweigh the loss in property value to or the hardship experienced by, the applicant?

YES NO

STAFF:

X PLANNING:

COUNCIL: Concur

Having considered the evidence at the hearing and the factors to evaluate the rezoning application, I xx , move that we recommend to the Governing Body that Case No. Z-96-07 be approved (modified & approved) disapproved to change the zoning district classification from the _____ District to the _____ District based on the findings of the Planning Commission as recorded in the summary of this hearing, and that the following conditions be attached to this recommendation. Motion seconded by xx. Motion carried xx.

CONDITIONS:

1. **Platting:** That (all) or (a portion of) such property to be platted (or replatted) and recorded within one year from the date of Governing Body approval or the case be considered disapproved and closed, and that the Ordinance effectuating the zone change not be published by the City Clerk until the final plat has been recorded with the Register of Deeds during the period stated above.
2. **Dedication:** That, in lieu of platting, a dedication be made before the effectuating ordinance is published for (an additional) _____ foot right-of-way to the _____ side of _____) (and) (a _____ foot easement located on _____ for (utility) (drainage) (screening) (_____ purposes) (and) (total access control along _____ with not more than _____ openings permitted which are not more than ___ feet wide and not less than _____ feet from the corner of the property at the street intersection) (and) (a building setback line of ___ feet on _____.)
3. **Screening Plan:** That a screening plan be submitted to the Planning Commission for approval prior to the issuing of a zoning permit.
4. **Annexation:** That an annexation ordinance be approved and published prior to the effectuating ordinance for the rezoning amendment.
5. _____

A motion was made by Council Member Hale, seconded by Council Member Reams based on the Planning Commission’s facts and finding their recommendation to approve the ordinance for Zoning Case # Z-96-07 and assign number 1383 to the ordinance. Motion carried 5/0/1. Council Member Dreiling abstained.

A motion was made by Council Member Reams, seconded by Council Member Jessen, at 7:55 p.m. to go into executive session for approximately ten minutes to discuss legal matters; to include City Council, Mayor, Jeff Bridges, Norman Manley, and Les Mangus. Motion carried 6/0.

Executive Session
Legal Matters

A motion was made by Council Member Jessen, seconded by Council Member Hale, at 8:10 p.m. to come out of executive session. Motion carried 6/0.

Mayor Lawrence stated at the April 29th meeting the Reflection Lake items had been tabled at the last meeting. He asked if anyone had any new or additional information to add regarding any of the Reflection Lake agenda items.

Reflection Lakes
3rd Addition Plat
Developer Agreements
Water, Sewer, Drainage &
Paving Petitions
Resolution 08-20

John Ormiston, 864 S Sunset, stated an annual home owner’s association meeting has been proposed for June 5. Mr. Ormiston wanted to make clear that Ron Smith and his wife are in charge of the Home Owners Association and the only signers on the checking account and the Bank will not release information regarding the account without the their permission. He added it is not a small thing, the Treasurer is supposed to have control of the funds.

Council Member Dreiling asked Ron Smith to come to the podium if present.

Ron Smith, 1104 Harry, Reflection Lake Developer, confirmed he is in charge of the Home Owners Association and a meeting has been scheduled for June 5th. Mr. Smith does not understand why the City Council is holding the completion of the project hostage due to a Home Owners Association disagreement. He added that only a few of the home owners had signed petitions, not all of them. Mr. Smith stated Michelle Eastman has always had control of the checks and he refuses to give control to an arbitrary board member. He is working with the home owners to resolve their concerns.

Council Member Hale stated the Council does not regularly get involved in Home Owners Association disputes but believes he needs to be able to control the houses he is building.

Mayor Lawrence stated although the Council could not withhold funds due to the citizens complaints, if Mr. Smith did not get this straightened out, it could affect any future project funding he might request in Andover. This issue has become a problem for the Council and the only way to solve it is to not allow future funding.

A motion was made by Council Member Nelson, seconded by Council Member Dreiling, to accept the following agenda items (with the exception of item f) as presented for Reflection Lake 3rd Addition;

- a. accept the plat;
- b. approve developers agreement for developer installed improvements;
- c. approve developers agreement for special assessment improvements;
- d. accept petitions for water, sanitary sewer, paving and drainage improvements;
- e. approve a resolution determining the advisability of making certain internal improvements in the City of Andover, Kansas; setting forth the general nature of the improvements, the estimated or probable costs thereof, the extent of the benefit district to be assessed for the costs thereof, the method of assessment and the apportionment of the costs between the benefit district and the city at large; authorizing and providing for the making of the improvements in accordance with the findings of the governing body; and directing the publication and recording of this resolution (Reflection Lake 3rd Addition water improvements, Reflection Lake 3rd Addition sewer improvements and Reflection Lake 3rd Addition paving improvements) and assign resolution number 08-20;
- g. approve contract for engineering design services;
- h. approve street light locations

Motion carried 5/1. Council Member Reams opposed.

A motion was made by Council Member Nelson, seconded by Council Member Jessen, to approve an ordinance authorizing the construction of certain internal improvements in the City of Andover, Kansas, as heretofore determined advisable and authorized to be made by Resolution No. 08-20 of the City, under the authority of K.S.A. 12-6a01 *et seq.*, as amended and supplemented; providing for the payment of the costs of said improvements; authorizing the issuance of general obligation bonds for the payment of the costs of said improvements and authorizing and providing for the issuance of temporary improvement notes from time to time as funds are needed for the orderly construction of said improvements; and to assign ordinance number 1384. Motion carried 5/1. Council Member Reams opposed.

Ordinance 1384
Reflection Lakes
3rd Addition

Jim Ubert, POE & Associates, presented the engineers opinion of probable cost for the 2008 Street Rehabilitation Project. The project would include 3rd Street west of Stooges to Lioba and 2nd Street between Andover Road and Lioba. He is asking for Council to authorize the project and the taking of bids.

2008 Street Rehabilitation
Project

Les Mangus added there was one item not on the estimate; \$10,000 for an inlet on 3rd Street.

A motion was made by Council Member Nelson, seconded by Council Member Dreiling, to accept the plans with the addition of the \$10,000 estimate for inlets and authorize the taking of bids on May 27th at 11:00 a.m. at Andover City Hall, 909 N Andover Road. Motion carried 6/0.

Mayor Lawrence presented agenda items 12 thru 22 that were tabled at the April 29th, 2008 meeting. The Ordinances and Resolutions for the City of Andover are as follows:

City Code Ordinances

An ordinance repealing and replacing Article 1 of Chapter IV, Building and Construction, of the Code of the City of Andover. (assigned No. 1385)

Ordinance 1385
Building & Construction

An ordinance amending the Code of the City of Andover, Kansas, Chapter IV, Building and Construction, adding Article 13, Adopting the 2006 Edition of the *International Residential Code*, regulating and governing the construction, alteration, movement, enlargement, replacement, repair, equipment, location, removal and demolition of detached one and two family dwellings and multiple single family dwellings (townhouses) not more than three stories in height with separate means of egress in the City of Andover, Kansas; providing for the issuance of permits and collection of fees therefore. (assigned No. 1386)

Ordinance 1386
Residential code

An ordinance repealing and replacing Article 3, Chapter IV, Building and Construction, of the Code of the City of Andover, adopting the 2006 Edition of the *International Building Code*, regulating and governing the conditions and maintenance of all property, buildings, and structures; by providing the standards for supplied utilities and facilities and other physical things and conditions essential to ensure that structures are safe, sanitary and fit for occupation and use; and the condemnation of buildings and structures unfit for human occupancy and use and the demolition of such structures in the City of Andover, Kansas; providing for the issuance of permits and collection of fees therefore. (assigned No. 1387)

Ordinance 1387
Building Code

An ordinance repealing and replacing Article 6, Chapter IV, Building and Construction, of the Code of the City of Andover, adopting the 2005 Edition of the *National Electrical Code* and 2006 Edition of the *International Code Council Electrical Code Administrative Provisions*, regulating and governing the design, construction, quality of materials, erection, installation, alteration, repair, location, relocation, replacement, addition to, use or maintenance of electrical systems in the City of Andover, Kansas. (assigned No. 1388)

Ordinance 1388
Electrical Code

An ordinance repealing and replacing Article 4, Chapter IV, Building and Construction, of the Code of the City of Andover, adopting the 2006 Edition of the *International Mechanical Code*, regulating and governing design, construction, quality of materials, erection, installation, alteration, repair, location, relocation, replacement, addition to, use or maintenance of mechanical systems in the City of Andover, Kansas; providing for the issuance of permits and collection of fees therefore. (assigned No. 1389)

Ordinance 1389
Mechanical Code

An ordinance amending the Code of the City of Andover , Kansas, Chapter IV, Building and Construction, adding Article 12, to be known as the Fire Code of the City of Andover, Kansas. (assigned No. 1390)

Ordinance 1390
Fire Code

An ordinance amending the Code of the City of Andover, Kansas, Chapter IV, Building and Construction, adding Article 15, establishing manufactured housing

Ordinance 1391
Manufactured Housing

installation regulations in the City of Andover, Kansas; providing for the issuance of permits and collection of fees therefore. (assigned No. 1391)

An ordinance amending the Code of the City of Andover, Kansas, Chapter IV, Building and Construction, adding Article 14, adopting the 2006 Edition of the *Uniform Plumbing Code, regulating and governing design, construction, quality of materials, erection, installation, alteration, repair, location, relocation, replacement, addition to, use or maintenance of plumbing systems in the City of Andover, Kansas; providing for the issuance of permits and collection of fees therefore.* (assigned No. 1392)

Ordinance 1392
Plumbing Code

An ordinance amending the Code of the City of Andover, Kansas, Chapter IV, Building and Construction, adding Article 15, to be known as the Property Maintenance Code of the City of Andover, Kansas. (assigned No. 1396)

Ordinance 1396
Property Maintenance
Code

A resolution of the governing body of the City of Andover setting the rates charged within the City for various permits. (assigned No. 08-21)

Resolution 08-21
Permit Rates

An ordinance amending Section 18-601 of the Code of the City of Andover, Kansas, relating to truck parking. (assigned No. 1397)

Ordinance 1397
Truck Parking

Council Member Dreiling asked how much the permit fees increased and how is it in relationship to the surrounding areas. Jeff Bridges explained the fees are based on the 1985 Edition of the Uniform Administrative Code Fee Table. The increase is from using 50% of the fees to 85%; a \$200,000 home would pay an additional \$90-105 for the permit. Permit fees are hard to compare due to the difference in the way cities issue permits and contractor licensing, most use 100%.

Council Member Dreiling stated he does not see any reason to not allow truck parking in the Andover Industrial Park.

Mayor Lawrence stated abandoned trailers and dollies parked there looks bad. Les Mangus added some companies are using it as a freight terminal, and they are companies who do not own property in the industrial park. The ordinance addresses those who do own property. He also added the ordinance covers the City of Andover, not just the industrial park.

Motion carried 5/1. Council Member Dreiling opposed.

A motion was made by Council Member Nelson, seconded by Council Member Reams, at 8:51 p.m. to go into executive session for approximately five minutes to discuss non-elected personnel items to include City Council, Mayor, and Norman Manley. Motion carried 6/0.

Executive Session
Non-Elected Personnel

A motion was made by Council Member Reams, seconded by Council Member Jessen, at 9:40 p.m. to come out of executive session. Motion carried 6/0.

Member Items

Member Items

Council Member Jessen stated the Harry Street annexation would be discussed at the next Council Workshop, May 19th.

Council Member Jessen also thanked whoever planted the trees on the golf course.

Council Member Hale had none.

Council Member Nelson attended the WAMPO meeting today and stated WAMPO has no money. The Butler County WAMPO representatives made a great presentation at the meeting regarding the road project from Harry to 190th Street south at an estimated cost of \$67,000,000.

Council Member Nelson also stated he is an advocate for all sales and no property tax. If the issue passes in Wichita he will renew his motion for Andover to look in to the same.

Council Member Reams assured everyone that she is a nice person and people do like her.

Council Member Reams also reminded everyone that school lets out next week.

Council Member Roberts thanked whoever planted the trees along Andover Road. They look great. Jeff Bridges stated they were part of the Hike/Bike Project.

Council Member Dreiling, wished Karen Bridges a happy birthday!

Council Member Dreiling stated he appreciated the patience with the PAI and CVB Committees while working on the infrastructure of the industrial park.

Sasha Stiles presented the Council with an annual Dividend for the Kansas Municipal Utilities Safety Group Insurance Program for policy year April 2007 to April 2008 in the amount of \$18,282.18.

Jeff Bridges stated due to recent complaints regarding sound quality of the television broadcast of the meeting there will be a different type of microphone at the next meeting to check the quality.

A motion was made by Council Member Hale, seconded by Council Member Jessen, at 9:49 p.m. to adjourn. Motion carried 6/0.

Adjourn

Respectfully Submitted by

Susan Renner
Administrative Secretary

Approved this 29th day of May, 2008 by the City Council, City of Andover.

Jeffrey K. Bridges

City Clerk