

FINAL
CITY COUNCIL
CITY OF WICHITA
KANSAS

City Council Meeting
09:30 a.m. July 24, 2007

10th Floor MAPC Room
455 North Main

ORDER OF BUSINESS

- Call to Order

- Approve the minutes of the July 17, 2007 regular meeting

CONSENT AGENDA

1. Report of the Board of Bids and Contracts Dated July 23, 2007

RECOMMENDED ACTION: Receive and file report; approve Contracts;
authorize necessary signatures.

2. Applications for Licenses to Retail Cereal Malt Beverages:

<u>Renewal</u>	<u>2007</u>	<u>(Consumption off Premises)</u>
Mike Hoffman	Kwik Shop 772	2750 South Oliver
Mike Hoffman	Kwik Shop 748	2809 East Douglas
Mike Hoffman	Kwik Shop 731	710 West 29 th Street North
Mike Hoffman	Kwik Shop 727	7107 West 37 th Street North
Mike Hoffman	Kwik Shop 722	3959 South Hydraulic
Mike Hoffman	Kwik Shop 716	2424 West 37 th Street North
Mike Hoffman	Kwik Shop 714	4811 South Seneca
Walmart Stores Inc.	Wal-Mart Supercenter #1507	3030 North Rock Road

<u>Renewal</u>	<u>2007</u>	<u>(Consumption on Premises)</u>
Mark T Ryan	Ryan Boys Inc. dba Two Brothers BBQ*	300 South Greenwich
Angela L. Ray	El Matador	2033 South Broadway

*General/Restaurant - 50% or more of gross receipts derived from sale of food.

RECOMMENDED ACTION: Approve licenses subject to Staff review and approval.

3. Preliminary Estimates:

- a. 2007 Contract Maintenance Parking Lot Mill & Overlay (Minisa Park, Riverside Tennis Courts, Westside Athletic Fields) (472-84568/132720/N/A) Does not affect existing traffic. (Districts IV,VI) - \$99,800.00
- b. Backyard Drainage between Prescott and Rutledge Circle to serve Pawnee Mesa Addition (north of Pawnee, west of Maize) (468-84152/751419/485310) Traffic to be maintained during construction using flagpersons and barricades. (District IV) - \$148,000.00
- c. Lateral 7, Main 4 Northwest Interceptor Sewer to serve Blackstone Addition (north of 13th Street North, west of 135th Street West) (468-84170/744232/480920) Does not affect existing traffic. (District V) - \$643,500.00
- d. Lateral 14, Main 4 Northwest Interceptor Sewer to serve Cheryl's Hollow 2nd Addition (north of 13th Street North, west of 135th Street West) (468-84343/744230/480918) Does not affect existing traffic. (District V) - \$169,000.00
- e. Lateral 38, Main 1 Cowskin Interceptor Sewer to serve Lillie 2nd Addition (south of Maple, west of Maize) (468-84081/744206/480894) Does not affect existing traffic. (District V) - \$122,000.00
- f. 2007 Contract Maintenance Quickset Slurry Seal (west of Rock Road, south of 29th Street North) (472-84572/132720/) Traffic to be maintained during construction using flagpersons and barricades. (Districts I,II,IV,V) - \$302,000.00
- g. 2007 Sanitary Sewer Reconstruction, Phase 7 (various locations north of Pawnee, east of Seneca) (468-84378/620483/667601) Traffic to be maintained during construction using flagpersons and barricades. (Districts III,VI) - \$183,000.00
- h. Water Distribution System to serve Lillie 2nd Addition (south of Maple, west of Maize) (448-90116/735343/470016) Does not affect existing traffic. (District V) - \$82,000.00
- i. Cost of construction of Water Distribution System to serve R & P Addition (south of Harry, west of West Street). (District IV) (448-90127/735286/470-957) – Total Estimated Cost \$12,500.00
- j. The cost of Mt. Vernon from the Arkansas River to Broadway (472-84289/706946/205-412) (District III) – Total Estimated Cost \$367,500.00

RECOMMENDED ACTION: Receive and file.

4. Petitions for Public Improvements:
 - a. Relocate a Sanitary Sewer in an area bounded by Mead, Mosley, 9th and 10th Streets. (District VI)

RECOMMENDED ACTION: Approve Petitions; adopt resolutions.

5. Consideration of Street Closures/Uses.

RECOMMENDED ACTION: Approve street closure.

6. Agreements/Contracts:
 - a. Agreement for Beverage Services.
 - b. Agreement for the installation of Railroad Signals. (District V)

RECOMMENDED ACTION: Approve Agreements/Contracts; authorize the necessary signatures.

7. Property Acquisition:
 - a. Partial Acquisition of 1401 North Broadway for the North Broadway and 13th Street Intersection Improvement Project. (District VI)

RECOMMENDED ACTION: Approve budgets and Contracts; authorize necessary signatures.

8. Senior Management Expenses, May 2007.

RECOMMENDED ACTION: Receive and file.

9. Minutes of Advisory Boards/Commissions:

District VI Advisory Board June 4, 2007
Board of Code Standards and Appeals June 4, 2007
Wichita Airport Advisory Board June 18, 2007
Wichita Public Library June 19, 2007
District VI Advisory Board June 20, 2007

RECOMMENDED ACTION: Receive and file.

10. Repair or Removal of Unsafe Structures. (Council Districts I, IV, and VI)

<u>Property Address:</u>	<u>Council District:</u>
a. 1055 North Poplar	I
b. 533 West 47 th Street South	IV
c. 631 West 47 th Street South	IV
d. 512 East Central	VI
e. 1641 North Pennsylvania	I
f. 1442 North Green	I
g. 2535 North Chautauqua	I
h. 2034 North Waco	VI

RECOMMENDED ACTION: Adopt the resolutions to schedule a hearing and place these matters on the agenda for a Hearing before the Governing Body on September 11, 2007 at 9:30 a.m. or soon thereafter.

11. Settlement of Lawsuit.

RECOMMENDED ACTION: Authorize payment of \$250,000.00 as a full settlement of all possible claims arising out of the accident which is the subject of the litigation.

12. Resolution Ordering a Public Hearing, Baehr Street Paving, between Newell and Central. (District IV)

RECOMMENDED ACTION: Adopt the Resolution and authorize the necessary signatures.

13. Correcting Resolution for Paving Improvements in Southern Ridge 4th Addition south of Pawnee, west of Maize. (District IV)

RECOMMENDED ACTION: Adopt the Resolution and authorize the necessary signatures.

14. Petition to renovate Building Facade at 571-577 West Douglas, south of Douglas, west of McLean. (District IV)

RECOMMENDED ACTION: Permit the rear building facade to be included in the project, approve the Petition, adopt the Resolution and authorize the necessary signatures.

15. Second Reading Ordinances: (First Read July 17, 2007)

- a. Public Hearing and Adoption of Exchange Place Redevelopment Project Plan. (Districts VI)
1. An ordinance adopting a project plan for the Exchange Place Project the Center City South Redevelopment District.
 2. An Ordinance authorizing the issuance of full faith and credit tax increment bonds of the City of Wichita, Kansas to pay all or a portion of the costs of acquiring real property, demolition of existing structures, and design and construction of a public parking garage, and site improvements in the Center City South Redevelopment Project Area.

RECOMMENDED ACTION: Adopt the Ordinances.

NEW BUSINESS

16. 2008 Annual Operating Budget and 2007 Budget Revisions.

The City Council has received the City Manager's Proposed 2008/2009 Budget (including tax increment financing districts). The Council is receiving public comment at its weekly Council Meetings.

RECOMMENDED ACTION: Set the public hearing on the proposed 2008 Budget (including the Tax Increment Financing Districts and the Self-Supporting Municipal Improvement District downtown) and the revised 2007 Budget for August 14, 2007; approve a technical adjustment regarding Gilbert and Mosley TIF revenues in 2008 and 2009 (shifting \$8,380); authorize publication of the formal public hearing notice; approve first reading of the general budget, TIF district, and SSMID ordinances; and set a maximum amount of taxes levied (\$95,692,490) based on an anticipated mill levy of 31.953 mills (no change from the current mill levy) and an estimated assessed valuation of \$2.994 billion.

(Item 16a)

16a. A Resolution expressing the Support and Cooperation of the City Council and appreciation for the Leadership of the Board of County Commissioners of Sedgwick County, Kansas regarding the Downtown Arena and Parking issues.

RECOMMENDED ACTION: Adopt the Resolution.

PLANNING AGENDA

NOTICE: Public hearing on planning items is conducted by the MAPC under provisions of State law. Adopted policy is that additional hearing on zoning applications will not be conducted by the City Council unless a statement alleging (1) unfair hearing before the MAPC, or (2) alleging new facts or evidence has been filed with the City Clerk by 5p.m. on the Wednesday preceding this meeting. The Council will determine from the written statement whether to return the matter to the MAPC for rehearing.

* Consent Items

17. *ZON2007-00026-Zone Change from "GO" General Office to "LC" Limited Commercial, northeast corner of West Murdock and North Water. (District VI)

RECOMMENDED ACTION: 1. Concur with the findings of the MAPC and approve the zone change to LC Limited Commercial; place the ordinance establishing the zone change for first reading; OR 2. Return the application to the MAPC for reconsideration.

18. *ZON2007-27-Zone change from "SF-5" Single-Family Residential to "NO" Neighborhood Office and Protective Overlay No. 191; generally located on the west side of Ridge Road, south of Douglas, 109 South Douglas. (District V)

RECOMMENDED ACTION: 1. Adopt the findings of the MAPC, approve the zone change subject to the provisions of Protective Overlay No. 191; and place the ordinance establishing the zoning on first reading; OR 2. Return the application to the MAPC for reconsideration.

19. *SUB 2007-26-Plat of Northridge Industrial Second Addition located west of Hillside and on the north side of 37th Street North. (District I)

RECOMMENDED ACTION: Approve the documents and plat, authorize the necessary signatures, and adopt the Resolution.

20. *SUB 2007-27-Plat of Northridge Industrial Third Addition located south of 37th Street North and west of Hillside. (District I)

RECOMMENDED ACTION: Approve the documents and plat, authorize the necessary signatures and adopt the Resolutions.

21. *SUB 2007-23-Plat of I-135 Power Center Second Addition located on the southeast corner of 31st Street South and Hydraulic. (District III)

RECOMMENDED ACTION: Approve the documents and plat, authorize the necessary signatures, adopt the Resolutions, and approve first reading of the Ordinance.

22. *SUB 2007-50-Plat of Oak Creek Fourth Addition located south of 21st Street North and on the west side of Greenwich Road. (District II)

RECOMMENDED ACTION: Approve the documents and plat and authorize the necessary signatures.

23. *DED 2007-11-Dedication of street right-of-way and DED 2007-12-Dedication of a utility easement located west of Hydraulic and on the south side of 37th Street North. (District VI)

RECOMMENDED ACTION: Accept the Dedications.

24. *VAC2007-00005-Request to vacate a platted alley right-of-way, generally located between Kellogg Street, Topeka Avenue, Orme Street and Broadway Avenue. (District I)

RECOMMENDED ACTION: Approve the Vacation Order, and authorize the necessary signatures.

CITY COUNCIL

25. Board Appointments.

RECOMMENDED ACTION: Approve the appointments.

Adjournment

Workshop to follow