

**District IV Advisory Board**  
**Meeting Minutes**  
**February 2, 2005**  
[www.wichita.gov](http://www.wichita.gov)

The **District IV Advisory Board Meeting** was held at 7:00 p.m. at the Stanley Aley Neighborhood Center. In attendance was ten (10) District Advisory Board members, four (4) staff and approximately one hundred and fifty (150) citizens with sixty-one (61) signing in.

**Members Present**

Jerry McGinty  
Joshua Blick  
Marjorie Griffith  
Michael Gisick  
Tom Engelmann  
Mary Cockburn  
Ed Koon  
Doug Leeper  
Doug Shoen  
Council Member Gray

**Staff Present**

David Warren, Water and Sewer  
Jade Dundas, Water and Sewer  
Officer Wertz, Police  
Brandon Kauffman, City Manager's Office

**Members Absent**

Damon Burrows  
Jim Benton

**Guests**

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**Order of Business**

**Call to Order**

The meeting was called to order at 7:00 p.m.

**Jerry McGinty (Tom Engelmann)** moved to approve the agenda for the February 2, 2005 meeting. The motion passed 10-0.

**McGinty (Doug Leeper)** moved to approve the minutes for the January 19, 2005 meeting with corrections mentioned. The motion passed 10-0.

**Public Agenda**

*The Public Agenda allows members of the public to present matters to the District Advisory Board. Each presentation is limited to a period of five minutes unless extended by the Board.*

**1. Scheduled Items**

No items were presented.

## **2. Off-Agenda Items**

No items were presented.

## **Staff Presentations**

### **3. Community Police**

**Officer David Wertz, 16 Beat**, stated that auto larceny was on the rise in the area and cautioned people to secure their vehicles and not leave anything of value in them.

**Action: Receive and File.**

### **4. Mid-Continent Sewage Treatment Plant**

**David Warren, Director of the Water and Sewer Department**, stated in the year 2000 the City of Wichita updated the sewage master plan. The City Council changed philosophy in regards to sewage treatment facilities and wanted to pursue satellite sewage treatment plant facilities to accommodate the 55<sup>th</sup> and S Hydraulic facility. The satellite facilities would process the sewage faster, which would help alleviate concerns of smell and aging infrastructure at the South facility.

One of the service areas identified in the updated master plan was for Southwest Wichita in the vicinity of the Mid-continent Airport facility. The Water and Sewer department first presented to the District IV Advisory Board in 2004, the DAB then appointed members to the committee, which was charged with reviewing the site selections based upon the following criteria:

#### **1<sup>st</sup> Site Criteria:**

1. Location to Cowskin Creek Drainage basin
2. Separation from residences
3. Natural screening
4. Potential for future development

#### **2<sup>nd</sup> Site Criteria:**

1. Additional Costs
2. Service Future Development
3. Permitting Issues

The Water and Sewer Department then presented information to the Park and Airport Boards and held community forums to attain information from the public. The public information fair was attended by 126 citizens with 117 of them filling out comment cards. Citizens who attended the public information fair listed site 18 as the most favorable site with sites one and three being the least desirable. Warren stated that issues for site 18 would mostly be concerned with technical and engineering aspects of the treatment facility. The process would take approximately three years to acquire the land, design and construct.

**Jerry McGinty** asked if the City Council could take land from the park board. **Warren** stated that it was an option that the City Council could consider.

**Michael Gisick** asked if there would be any amenities to the facility such as the pond and walking paths at the Cowskin Creek facility. **Warren** stated that if the site was in an area such as 18, there would be no public access to the facility since it would be located on airport ground.

**Council Member Gray** opened the meeting for public comment.

**Joyce Montgoing**, 10006 Castle Court, stated that she was opposed to a treatment facility beign located in the woods, she was concerned because of the harm to the animals and would prefer that site eighteen be recommended.

**Joan Sherwood**, 2124 Yellowstone #2204, stated that she would prefer site 18 and presented a letter from her HOA association to the DAB Board.

**Bill Mear**, 9823 Briarwood Court, stated that he was impressed with the Wichita Park system and that the city should stop utilizing these lands for buildings and other public facilities. He felt that \$2 million dollars should not be considered as a negative to locate in the airport land and that the city should protect the parks.

**Council Member Gray** stated that he was not interested in locating the facility in the park and neither would the City Council.

**Susan Sullivan**, 9936 Yosemite Ct. asked about the problems associated with site 18. **Warren** stated that the concerns with 18 are mainly with FAA regulations and construction concerns are not the key issue. She then asked when the City Council would decide.

**Council Member Gray** stated that the issue would probably be brought before the City Council in 3-5 weeks. **Warren** stated that they would post information on the website.

**Ray Arizio**, 10913 W Blake Cr., stated that 18 is a good site but the DAB should also consider site 1 because of the improvements that could be made to Pawnee Prairie Park.

**Martin Foust**, 9778 Yosemite Court, asked what would happen if the FAA would deny the use of the airport land. **Council Member Gray** stated that there would be two sites recommended by the DAB. **Foust** stated that 18 was a good site.

**Grant Doleman**, 9606 Yosemite Dr., stated that he has been a real estate agent for 18 years and that site 1 would hurt the property values and also would hurt the animals. He asked that the board consider the feelings of the area residents.

**Pat Dugan 11829 Adams Ct.**, stated that he was in favor of site 18.

**Ted Nugan**, 2719 Yellowstone, stated that the city could still take the land from the park board and that he was concerned with this activity. **Council Member Gray** stated that it is an option but not one that the City Council takes very lightly.

**Bill Buck**, 1001 Lidden Ct., stated that his home backs up to the park and he would not want a treatment facility located in the park.

**John Richter**, 1903 Prescott Ct., asked why not get the specifics from the FAA first before presenting to the City Council and DAB. **Warren** stated that for the FAA application a site must be submitted, which is why one must be voted upon now.

**Charles Wilcox**, 1729 Raindeer Ct., stated that residents for the area will be compensated for their loss in property values because of the location of the sewage treatment plant to their homes.

**Jack Coldwell**, 2837 Yellowstone Ct., urged the board to recommend site 18.

A member of the public asked why they could not put the facility out at 183 South.

**Council Member Gray** stated that an option such as this would not be feasible because of the costs that would be attributed with placing a facility that far from the main line that runs through the Cowskin Creek drainage basin.

**Grant Elmost**, asked how the environment would be protected from the facility. **CM Gray** stated that all environmental concerns are taken into consideration as required by the state in placing such a facility. After the site is chosen an environmental impact study would be conducted to assess the situation. The further south and west that the facility is placed the more it will cost the city to place the facility. Gray stated that he has only one vote on the City Council and the rest of the Council would not necessarily support the financial costs of placing the facility further from residences. Gray would like to keep the facility location within reason or the rest of the City Council members might not support the placement of the facility.

**Astegiano**, 1749 S Point, stated that he would prefer site 16 as the second choice.

**Kelly Eisen**, asked how many acres would be needed for the facility. **Warren**, stated that 20 acres would be needed. **Eisen** asked how long until the site would expand. **Warren** stated that 20 acres would meet any needs for further expansion. **CM Gray** asked how many years of growth the facility could handle. **Warren** stated it would be approximately 40-50 years for full build out of the area.

**Doris Foster**, 1749 S Conrad of the Greenway Alliance asked for info on sites 16, 13, and 9. **Warren** stated that site 16 is city owned land and has no FAA regulations restricting use of the land, site 13 is south of residential development and would not be appropriate, and site 9 is now a platted residential development.

**Andy Leemer**, 10030 W Lindage Ct., asked what the impact would be on the flood plain. **Warren** stated that the city must acquire a special permit and the flood plain is a siting concern.

**Jason Burry**, 2222 Stonypoint, asked why the engineering firm had not addressed the FAA regulations. **Warren** stated that it was not part of the tasks. **Burry** asked how conservative were the costs. **Warren** stated that there was a 30% contingency budgeted into the costs.

**Wes**, 1001 W Circle, stated since site 16 is slated for industrial development then he would prefer that site 16 be the recommended second site.

**Patrick Nugyen**, 2742 Glaser Ct., stated that site three is very visible and he would not like for it to be considered. He preferred that site 16 be the secondary site.

**CM Gray** stated that site 16 was purchased in case of future airport growth. This is important to the city in case of airport expansion and is a relative concern that must be addressed.

**Sally Jones**, 10518 W Haskell, stated that her family put their house on the market when they heard about this and it has affected her property value already. She would like for the DAB to consider site 16 as the secondary site.

**Council Member Gray** closed public discussion and returned discussion to the District Advisory Board.

**Michael Gisick**, asked about the costs for the sites further west. **Warren** stated that the further west you go, costs could increase by 8 to 9 million dollars. Site 16 costs would be comparable to costs associated with site 18.

**Jerry McGinty (Cockburn)** moved to recommend site 18 as the primary site and site 16 as the secondary site. **Englemann** made an amendment to the motion that the DAB recommend a quadrant for site 16. **Warren** stated that staff would like to have the latitude of which quadrant to recommend placing the treatment plant in if site 18 does not work.

**Doug Schoen** stated that he would like to see site 5 as a secondary location and asked about the pros and cons of the site. **Warren** stated that if they considered site 5 they would recommend moving the plant closer to Pawnee. **Warren** stated that this area is also predominately utilized for horseback riding.

The motion made and accepted by the DAB was that site 18 is the primary site and site 16 is the secondary site.

**Action: McGinty (Cockburn) recommended site 18 as the first site and site 16 as the second site. The motion passed 7-2.**

## Board Agenda

**Gisick** stated that the Southwest Neighborhood Association is planning their annual parade for April 9, 2005.

**Doug Schoen**, stated that Delano district improvements planter sockets were full of water since the contractor did not seal them properly, which rendered them useless. He stated the contractor should be notified of these issues so that they may fix them.

**Council Member Gray** asked for any further issues. With none presented, the meeting was adjourned at 9:30 p.m.

**Respectfully Submitted,**

**Brandon Kauffman  
District IV Neighborhood Assistant**

### Guests

Kendra Thornton  
Darrell Winters  
Heidi Hernandez  
Ted Means  
Michael Khristine Punkvate  
Debra Foster  
Patrick Dugan  
Tim Austin  
Lisa Rollins  
Joan Sherwood  
Grant Delmar  
Ron & Debra Barnett  
Jack Caldwell  
Ralph Powers  
William Matney  
Art Hatch  
Bill Bean  
Joyce Montgomery  
Paul Montgomery  
Sharon Thompson  
Kelly Esenman  
Brett Esenman

### Address

10014 W. May Ct.  
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10118 W. prairie Woods  
2719 Yellowstone  
2766 Yellowstone  
400 W. Central  
2742 Glacier Ct.  
1215 Dougherty  
  
2421 Yellowstone  
9606 Yosemite Dr.  
9714 Yosemite Ct.  
2430 Yellowstone Ct.  
2418 Yellowstone Ct.  
1969 Costline  
2634 Glacier Dr.  
9328 Brierwood Ct.  
10026 Haskell Ct.  
10026 Haskell Ct.  
250 N. Glinesford Ct.  
2012 S. Crestline  
2012 S. Crestline

Gerald Marsh	2364 S. Walnut
Gary Swartz	10021 Prairie Woodset
Rita Swartz	10021 Prairie Woodset
Jason Purdy	2322 S. Stoney Ct,
Joe Rodriguez	825 E. Douglas
Ted Eater	10030 W. Lydia Ct.
Karen Eater	10030 W. Lydia Ct.
Ronald E. Shurtz	11197 SW 170 <sup>th</sup>
Brandy Hwnets	831 Carter
Chris Joeston	10329 May
Rhonda Bowlacigia	9714 W. Maxwell
David Heer	9810 Maxwell
Ray Aragon	10913 Blake Cir.
Martin Dant	9718 Yosemite
Duane & Pam Winters	3036 S. maize
Julie & Jeff Nunn	10005 W. Lydia Ct.
Don & Caryl Weinberg	3075 S. Clonn
Joan & bill Kastner	2503 Carlsbad
Jack & Janece Lollar	2514 Teton
Doug & Susan Sullison	9936 Yosemite
Glen Kyle	
Pat Dugan	11829 Dora Ct.
Geroge Allen	10017 Jeanell
William Bell	10001 W. Lydia
Frank Getting	2558 Yellowstone
Jennifer Arm	10110 W. Prairie Wood
Phil Nicoli	2607 Glacier Ct.
Charles Wilcox	2739 Rainer Ct.
Ed Heath	2772 Glacier
Daniel Astegian	2319 S. Stoney Point
Ed Catt	850 Fedther
Ray Gmit	2473 Yellowstone
Diane Gmit	2473 Yellowstone
Billie Vines	2711 Rainier Cir.
Lonny Wright	1020 W. MacArthur
Sally Jones	10518 W. Haskell