

**District VI Advisory Board  
Minutes  
[www.wichita.gov](http://www.wichita.gov)**

**Monday  
October 3, 2011  
6:30 p.m.**

**Evergreen Recreation Center  
2700 N. Woodland  
Clubroom /Lounge**

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The District VI Advisory Board meeting was held at 6:30 p.m. at the Evergreen Recreation Center Lounge Clubroom 2700 N. Woodland. District VI councilwoman led the meeting with six (6) District Advisory Board and one youth (1) members in attendance, six (6) city staff and ten (10) members of the public who signed in.

**Members Present**

Cathy Landwehr  
Denise O’Leary-Siemer  
Deborah Sanders  
Joel Weihe  
John VanWalleghen  
Charlie Claycomb  
Alexis Johnson-youth

**Members Absent**

Pat Randleas  
Denice Bruce  
Scott Dunakey

**Staff Present**

Officer Jerrell, Patrol North  
Terri Dozal, Neighborhood Assistant  
Officer Rusco, Patrol North  
Robert Layton, City Manager  
B.C. Snow, Fire  
Officer Williams, Patrol West

**Council Member Miller** called the meeting to order at 6:30 p.m. welcoming everyone and introduced Alexis Johnson who would be serving as a youth DAB member. **Miller** asked members to introduce themselves and state their representation for serving on the board.

**Approval of Minutes**

The minutes September 21 were approved as submitted. (**Claycomb/Sanders 6-0**)

**Approval of Agenda**

The agenda was approved as submitted (**Claycomb/VanWalleghen 6-0**)

**Public Agenda**

1. **Scheduled items:** None at this time
2. **Off-agenda items:** None at this time

\*\*\*\*\***Action:** Provide comments/take appropriate action.

**Staff Presentations**

3. **Fire Department Report**

*Battalion Chief Show* reported on a couple of house fires that were in District 6 and then gave the August Fire report.

2010 August Statistics	2011 Comparison
All fires 32	41
Structure 5	17
Medical Calls 456	508
Service 174	210
All calls 662	759

Fire investigations showed 3338 N. Jackson was an intentional fire set to a playground and we found the juvenile who did it are now in the judicial system. 4743 N. Seneca was an accidental house fire due to an electrical issue installing a new ceiling fan. *Chief Snow* continued saying she had talked to Mr. Byler at 2020 N. Wellington today about the damage to the door during a recent emergency and Assistant Housing Director Brad Snapp about making it right with the door. *Snow* included this coming week was Fire Prevention Week and the theme was to protect the family by installing smoke detectors, test the ones people had to make sure they were working and/or they had adequate batteries. *Snow* recommended for families to practice an escape route in case of an emergency and to define a meeting place outside away from the fire. At present, we have a media blitz telling people if they don't have a smoke detector to contact us at 268-4449 and we will install them.

\*\*\*\*\***Action:** Receive and file

#### 4. **Community Police Report**

**Patrol North:** *Officer Jerrell*, 41 Beat reported on residential burglaries that took place with one arrest. *Jerrell* advised everyone to keep watch in your neighborhoods as there are lots of events this week-end.

**Sanders** asked about the Park Place barricade she said police were not allowing you to go thru there. *Jerrell* said he didn't know but would check on what was happening.

**Miller** asked if the burglaries were residential or business. *Jerrell* responded there were 5-6 business burglaries near 13<sup>th</sup> and Waco and between 12<sup>th</sup>-15<sup>th</sup> and Waco there had been some residential burglaries with an arrest of a homeless person who 9-10 days ago was caught in the act. He is considered a probable suspect as he had some small items that were reported stolen.

*Jerrell* continued that officers had done a special assignment along Central/Broadway because of the vagrants. They made 25 arrests with 93 pedestrian citations and now we also have met with the businesses about this issue.

**Patrol North:** *Officer Rusco*, Beat 49 reported she has officially been working as a community officer for three weeks but has been a police officer for 11 yrs. *Rusco* said there is a crime trend of auto thefts of year 96-97-94 Honda Civics. Two thefts occurred on Saturday and one on Wednesday. Along 19<sup>th</sup>/21<sup>st</sup>/Clarence and Hyacinth there have been complaints about the Big Ditch and 4 wheelers. I'm patrolling the area and educating people not to use their 4 wheelers there. **VanWalleghen** asked *Rusco* for her email address.

**Patrol West:** *Officer Williams* 15 Beat reported two aggravated assaults and three total auto thefts. There were 11 burglaries in a hot spot area where 8 could have been prevented if garage doors and windows weren't left open. On 12 Beat there was the Delano Car Show. On September 24/25 was Cops, Shocks & Kids with 67 Kids participating. We held two classes on internet safety and nutrition. Also on September 25<sup>th</sup> was the Show/n Shine which made \$2000 for the Make-A-Wish Foundation.

\*\*\*\*\***Action:** Receive and file

#### **New Business**

##### 5. **Water & Sewer Cost of Service Analysis**

*City Manager Robert Layton* presented on the recommendations for the water and sewer rate changes assessed by the Water Utilities Advisory Committee. *Layton* stated the City Council requested citizen input prior to determining how to proceed with the rates to determine whether the enhanced revenue should come from across-the-board increases or if the current imbalance should be gradually phased out, beginning with cost-based rate structure changes in 2012.

*Layton* said the six month process showed the cost of service analysis determined that rate increases are needed each year through 2021 to support infrastructure maintenance, system replacement, needed expansion of the supply and treatment capacity, and compliance with regulatory requirements.

The study also identified the costs incurred to serve each customer class. Under the current structure, residential customers pay more than the costs they create, while commercial and wholesale customers pay less. An average residential customer pays \$2.05 more on each monthly bill than what is necessary to cover the costs of service. This extra revenue covers the lower charges assessed to commercial customers. The consultant recommends a gradual phase-in of rate equity designed to equalize the rates between customer classes, aligning the amounts that customers pay with the cost of service use.

It was concluded that additional revenue was necessary but that across-the-board increases in 2012 are preferable to the cost-based approach identified by the consultant. The rate increase is by category Residential 3-4% and Commercial 8% and the reason for the increase is due to inadequate revenue for the last two years, maintenance was deferred and due to that we suffered numerous water leaks and increased sewer stoppages. Our renewal and replacement rate is far below the national average established. Also, this year the heat played a major factor in causing problems.

Layton continued with long-range planning we can modify as needed, such as if we have a wet summer we can make changes. A common complaint has been conservation penalized. Erroneous modeling from previous dry years showed our error of way as it changed the model providing advice regardless of the weather. Base Rate/Consumption rate you should pay based on what you use. We're changing the whole philosophy on the way water is managed. If we change the approach with conservation, strategy and reduce consumptions there will be incentives.

#### **CIP Water/Sewer**

Layton stated the Water and Sewer Capital Improvement Projects were prioritized according to a set of six project areas. The projects to rehabilitate the system infrastructure or provide supply or treatment capacity are in high priority. Also, street repairs are planned in conjunction with these projects.

The following are comments/questions from DAB: *Responses in italics*

- What will the base rate for residential be? *It will be based on the level of consumption.*
- What time frame will the repair improvement take? *It will span over 10 years.*
- My neighbors are complaining to me about the rate increase because they like to do a lot of gardening which increases their water bill.
- What about storm water? *Storm water will not be included.*
- The ASR is expensive and people complain but if we run out of water it will cost us more and we can't live without water.

Layton concluded saying there may be an alternative of treating salt water, but we will know more about that after this winter once we know how much water was pulled from Cheney.

Below are questions/comments from the public: *Responses in italics.*

Wendell Turner, 2623 Fairview stated he was a previous DAB member and president of the area's North Chisholm Creek neighborhood association for five years. Turner said he didn't want to help the businesses pay their water bills because his social security check won't even pay for his medications. You need to consider that poor people are barely making it now.

Greg Boyajian, La Placita Park neighborhood president, asked with an 8% increase on businesses, what have you done about notifying them. *We had business representatives on the advisory committee and we discussed how there would be a uniform rate % increase for one year.*

Bruce Simpkins 501 W. 42<sup>nd</sup> St. N. asked how long were independent consultants used and overcharged by them, the facts you were addressing-how did you obtain the decisions, how much information came from city staff and how much competition was there for this process. *This was done over a period of two (2 yrs. or longer) and there were 4/5 companies in competition but the Ralph Ellis company had experience with large utilities. We did*

receive data from public works and finance staff. This is an aggressive firm; they were ranked on top which was good for us.

Simpkins continued that billing has been erratic and very frustrating since last April, the companies contracted do they also do billing. There seems to be a lot of doubt with no oversight on them. *There has been a lot of staff turnover the last six months. We now have a new director who recommends reconstructing the dept. but it can't turn around overnight. We need to restore credibility of the utility. There were company errors on the automatic reads and staff has been slow in catching up the last three months billing. This has been the only complaint in the last 45 days and I feel confident we are now going in the right direction.*

**Miller** said staff gives the contractor the info and they (contractor) mail the bill.

Richard Manning, 500 Long Lang Rd. asked why hasn't an increase for business increased more? *The recommendations were made from the committee to increase over a period of one year and City Council will decide how to do the increase. Our wholesale customers like Derby will see a 15% increase.*

Charlene Manning, 500 Long Lang Rd. said the increase is more aggressive for sewer and water. *The rates have been fairly oppressive over the last 10 yrs. but we will now see double digits in the future.*

Turner stated again to keep the residential the same and increase businesses. *The decision is for City Council to make. The base charge for residents was not charging appropriately because of the meters.*

**Miller** said this was business inequity that we didn't know about and have not budgeted for.

Richard Manning asked if there was any attempt to limit city expansion to take care of the residential we have. *There is 80% favor to bring the existing up to snuff and then look at the growth areas.*

Kathy Dittmer, 823 Litchfield and WIN community action representative stated there should be rate-parity for business and residential. Residents can't continue to subsidize 20-25% decrease less than the rest of the nation. I would like for DAB to support.

**Miller** asked for other directions to share with her.

**Landwehr** said she was okay with the plan. There is parity and how do we personally conserve. If I would of known that fescue sucked up water I would have let it dry.

**Sanders** said there was parity between business and residents but different base rates for consumption, this is confusing.

**Miller** finished by saying anyone could email her with other questions/comments.

\*\*\*\*\* **Action:** Receive and file.

## **Board Agenda**

### **6. Problem Properties**

**2524 Hyacinth:** small black car abandoned car in street.

**1342 N. Emporia:** 4 DR car across street from this address abandoned. **Landwehr** will send tag number to Terri.

**41st /43<sup>rd</sup>/Arkansas:** Newly installed black hose in front of storm outlets is missing.

\*\*\*\*\***Action:** Receive and propose appropriate action.

### **7. Neighborhood Reports**

**Mid Town:** Annual house tour

**Old Town:** held a good celebration for the anniversary.

**20<sup>th</sup>/Arkansas Community Garden:** October 7<sup>th</sup> will hold a Garden Party at 6 p.m.

\*\*\*\*\***Action:** Receive and file.

**Updates from Councilmember**

**Announcements**

- Next DAB Meeting will be on Monday, November 7, 2011

With no further business to discuss the meeting adjourned at 7:40 p.m.

**Guests**

Kathy Dittmer  
Christine Ederle  
Wendell & Ruby Turner  
Bruce Simkins.  
Mr. & Mrs. Manning  
Greg Boyajian  
Jason Garnsey  
Jason Villanueva