

CITY OF IOLA

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10/24/2022

A regular meeting of the City Council of Iola was held on October 24, 2022, at 6:00 p.m., at the Park Community Building, 510 Park Avenue, Iola, Kansas.

CALL MEETING TO ORDER

Mayor French called the meeting to order at 6:00 p.m.

Mayor French and Council Members Peters, Peterson, Shallah, Kinder, Slaugh, D'Albini Wicoff, and Lohman were present. Also present were City Administrator Rehder, Assistant Administrator Schinstock, and City Clerk Hutton.

REVIEW & APPROVAL OF AGENDA

Motion made by Council Member Kinder and seconded by Council Member Peters to approve the agenda as presented. All in favor. Motion carried.

PUBLIC COMMENTS

Persons wishing to address the City Council regarding items on the agenda may do so as they are called. Persons wishing to address the City Council regarding items not on the agenda may do so when called upon. Comments on personnel matters and matters pending in court or outside tribunals are not permitted. Speakers are limited to three minutes. No action will be taken.

CONSENT AGENDA

- A. Minutes Approval**
 - **October 11, 2022, Council Meeting**

- B. Appropriations Approval**

- C. Board Appointments - Library Broad**

Council Member Slaugh made a motion to approve the consent agenda as presented. Motion seconded by Council Member Peters. All in favor. Motion carried.

PROCLAMATION

A. Domestic Violence Awareness Month - Donita Garner, Hope Unlimited, gave the Council a brief overview of Hope Unlimited's services. The Organization is beginning a campaign to obtain a larger shelter to provide more space between families and places for students to do homework.

Mayor French read the proclamation and declared October Domestic Violence Awareness Month in Iola, Kansas.

NEW BUSINESS

A. Neighborhood Revitalization Program - Public Hearing -

Mayor French opened the Public Hearing for the Neighborhood Revitalization Plan.

Council Member Kinder asked if we could put a yes or no question on the application requesting the applicant if they would have built or remodeled without the plan.

Code Enforcement Officer Hutton stated that most of the individuals that have applied would have made the improvements either way.

Mayor French stated that he was aware of a business that came to Iola because they could participate in this program. The company now provides utility revenue as well as jobs for citizens.

Council Member D'Albini stated that he would be interested in the number of participants. Mr. Hutton noted that with every building permit, he gives the application to the individual. He receives several applications and processes them through the County.

Council Member Lohman stated that he had a building in town and could improve the structure with this program.

Council Member Slaugh has some reservations about extending the length of the 100% tax rebate from five years to ten years. He thinks that individuals will build or make improvements without the added length.

Mayor French closed the public hearing.

Motion made by Council Member D'Albini and seconded by Council Member Kinder to approve the Neighborhood Revitalization Plan, authorize the necessary signatures, and authorize staff to seek the required interlocal cooperation with the other taxing authorities in the incorporated City Limits of Iola. Voting in favor of the motion were Council Members:

D'Albini, Kinder, Lohman, Peters, Wicoff, Peterson, and Shallah. Voting against the motion was Council Member Slaugh. Motion passed by a majority vote.

B. Accessory Structures - Ordinance 3511- Code Enforcement Officer Hutton allows metal shipping containers in C2 General Business and I industrial Zones but not allowing them in a residential zone.

Council Member D'Albini stated that someone he knew had just built a home out of metal containers in another town.

Discussion centered on what if someone wants to build a home out of them in residential areas.

Code Enforcement Officer Hutton stated that he had been asked about putting them in business areas and using them for storage. Currently, there are a few businesses in town that have them.

Council Member Peters stated that one business has several on its property.

Council Member Shallah stated that at her Salon, she could put two of these structures on her property; however, she puts up next to a residential area. She didn't feel that this would be slightly for the residents.

Discussion about not allowing stacking and only allowing them in the C2 and I areas that are not adjacent to residential areas. With the current code, the number allowed would be addressed with lot size.

Staff will make these changes and return the ordinance to the next Council Meeting.

C. Minimum Housing Requirements - Ordinance 3512 - Code Enforcement Officer Hutton told the group that no ordinance dictating the minimum residence size. He noted that the Council previously adopted the 2012 Residential Code, which specifies that a living area must be no smaller than 10X12, a bathroom must have walls around it, and the residence must have a bedroom.

This Ordinance specifies that a minimum residence requirement would be 600 square feet.

Discussion centered around tiny houses. Mr. Hutton noted that most towns only allow them in trailer parks because many of them are on wheels.

Resident Donna Houser noted that when she and her husband moved to Iola, they looked at the houses in Iola and determined that it was a good town because the homes looked nice

and well-maintained. She believes that having tiny houses or storage containers as homes within the neighborhoods would deter people from moving here.

Motion made by Council Member D'Albini and seconded by Council Member Slaugh to approve Ordinance #3512, adding a minimum house size and restrictions on structures allowed for residential living. Voting for the motion was Council Member Kinder and Peterson. Motion carried by a majority vote.

C. 2023 COLA Adjustment - Assistant Administrator Schinstock presented the 2013 Cost of Living Adjustment to the Council.

Council Member Slaugh asked how much the increases would cost. Administrator Rehder noted that approximately \$92,000 across all funds. The decrease in insurance costs for the year will cover a portion of it.

Council Member Peterson stated that if we value our employees, we should adjust the pay scale per the COLA increase.

Administrator Rehder stated that not approving the COLA increase would cause another pay study in a few years, and would require a more significant increase.

Motion made by Council Member Slaugh and seconded by Council Member D'Albini to adjust the employee pay plan by the cost of living adjustment. All in favor. Motion carried.

ROUNDTABLE

A. EMS/Fire Services Discussion- Administrator Rehder asked the Council if they wanted to move forward with renegotiating with the County on revenue or if the City made up the difference in the cost to split the service.

Council Member Kinder noted that the City should renegotiate with the County. See what they want to offer.

Mayor French noted that the County has expressed that they are overpaying now.

Council Member Kinder asked what run revenue had generated year to date. Administrator Rehder stated that the last report he had heard was as of July, they were at \$400,000 and were concerned that revenue was coming in low.

Council Member Lohman wondered if we should wait until we had a better picture of our cost. Administrator Rehder stated that he felt Fire Chief Isbell's numbers were good. We have the costs for employees and the costs incurred with supplies, fuel, and repairs.

Council Member Slaugh noted that savings is found by having the joint service.

Council Member D'Albini stated that he had been asked by residents why the City of Iola taxpayers have to pay County taxes for the service and City taxes to make up the difference.

Council Member Wicoff stated he would like to see the date to make a better decision. Administrator Rehder noted that the information is in the last Council packet. Council Member Wicoff missed the last meeting due to work, and he will review it.

Council Member Slaugh stated he would not favor the City financing the split. If the County doesn't want to renegotiate, he favors giving them back the service.

Administrator Rehder stated that if the Council favors renegotiating, he and the Mayor will go to the County to ask them to do so.

Mayor French reminded the Council that a letter was previously sent about ending the current contract. Nothing has been received from the County.

The consensus of the Council was to renegotiate the contract with the County.

COUNCIL & ADMINISTRATOR REPORTS

A. Council Member Peters -

- Council Member Peters thanked the staff for the citywide cleanup.

B. Council Member Lohman--

- Council Member Lohman had nothing to report.

C. Council Member D'Albini--

- Council Member D'Albini apologized for not making it to the previous meeting. He missed it because of work.
- Council Member D'Albini wished Assistant Administrator Schinstock a Happy Birthday.
- Council Member D'Albini congratulated Toby Ross on 29 years of service with the City.

D. Council Member Peterson--

- Council Member Peterson congratulated Toby Ross and wished Mr. Schinstock a Happy Birthday.

E. Council Member Wicoff-

- Council Member Wicoff stated he had had several concerns regarding the kids crossing 54 to get to the schools. He feels like this needs to be looked into. Mayor French noted that in another town, they had LED lights on the street for the crosswalk. Council Member Wicoff wondered if doing a campaign alerting not only the kids and the proper way to cross the road but also the public on being more attentive for crossing kids.

F. Council Member Slaugh–

- Council Member Slaugh stated that a business recently built east of town has a gravel entrance off of the road and a gravel parking lot. He wondered if that was done per code and if the city could request that they put in concrete.

G. Council Member Shallah –

- Council Member Shallah congratulated all of the longevity employees.
- Council Member Shallah wondered if the school could get some retirees to perform crossing guard duties.

H. Council Member Kinder -

- Council Member Kinder reminded everyone to winterize outside hoses and other things around homes to prepare for the upcoming cooler weather.

I. Mayor French

- Mayor French reported to the Council that another open house for the Elementary School would be held tomorrow from 4:00 - 7:30 p.m.

J. Administrator Rehder

- Administrator Rehder had nothing to report.

K. Assistant Administrator Schinstock -

- Assistant Administrator Schinstock inquired whether a quorum will be at the meeting on November 28th. Council Members Peterson, Shallah and Wicoff will not be in attendance at that meeting.

DATE / TIME OF NEXT MEETING

City Council Meeting 6:00 p.m. on Monday, November 14, 2022

City Council Meeting 6:00 p.m. on Monday, November 28, 2022

7:39 p.m. Motion made by Council Member Kinder and seconded by Council Member Shallah to adjourn the meeting. All in favor. Motion carried

It was approved by the City Council of Iola, Kansas, on the 14th day of November 2022.



A handwritten signature in black ink, appearing to read "Steven French", written over a horizontal line.

Mayor Steven French

A handwritten signature in blue ink, appearing to read "Roxanne Hutton", written over a horizontal line.

City Clerk, Roxanne Hutton