

February 28, 2017
Reno County Courthouse
Hutchinson, Kansas

The Board of Reno County Commissioners met in agenda session with, Chairman Dan Deming, Commissioners Ron Hirst and Bob Bush, County Administrator Gary Meagher, County Counselor Joe O'Sullivan, and Minutes Clerk Cindy Martin, present.

The meeting began with the Pledge of Allegiance and a short sectarian prayer led by Senior Pastor Mike McGuire, Trinity United Methodist Church.

There were four additions to the agenda; sales tax report, Bond Attorney Kevin Cowan of Gilmore and Bell regarding resolutions (Blue Spruce and Voting/Solid Waste), National FFA week, and allocation of space in the courthouse.

Mr. Bush moved, seconded by Mr. Hirst, to approve the Consent Agenda consisting of the Accounts Payable Ledger for claims payable on March 3, 2017 of \$254,165.17 as submitted. The motion was approved by a roll call vote of 3-0.

Mr. Hirst moved, seconded by Mr. Bush, to open the public hearing on Planning & Zoning Case #2017-01, a request by Prairie Dunes, Inc. (Applicant: BG Consultants, Inc.) for a conditional use permit to construct an eight bedroom lodging unit for the purpose of providing temporary rental housing for guests of Prairie Dunes Country Club. The property is located at 4812 E. 30th Avenue and currently zoned AG - Agricultural District. The motion was approved by a roll call vote of 3-0.

Mark Vonachen with Reno County Planning & Zoning gave a brief overview of the project explaining the three sections of the report; first section background, second requirements, third most important are the 11 factors the Commission should review and make a decision based on those eleven factors. The Planning Board and staff review factors and could add conditions. The conditional permit is for an eight bedroom lodge only; so if they plan on additional units in the future they will have to re-apply. Parking and paving is sufficient with no vehicles parking next to the building, so a waiver will be given for the parking. Residents will use a golf cart or walking path to the building and two fire hydrants are available for fire protection. The facility will be connected to city water and

sewer. The Planning Board (PB) voted 6-0 to approve. He wrapped up by stating the PB would be waiving the parking and loading area.

Sid Arpin, BG Consultants noted that they would look closer at the fire protection. He commented that there was a pond close to the buildings and irrigation close by that could be used in case of fire danger. The lodge has firewalls but no sprinklers installed just fire extinguishers.

Mr. Bush moved, seconded by Mr. Hirst, to close the public hearing. The motion was approved by a roll call vote of 3-0.

Register of Deeds Michelle Updegrave met with the Board updating the Mortgage Registration and Recording Fee Revenue Report. She gave a brief history of her department. She explained in 2014 the state was phasing out mortgage registration fees over the course of five years and would go down until 2019 when no mortgage tax will be paid. The recording fees went up to make up the difference.

Gilmore and Bell Bond Attorney Kevin Cowan met with the Board to outline the temporary note maturity extension resolution for financing the sewer improvements at Blue Spruce. The temporary notes were issued originally in 2015 and scheduled to mature on July 1, 2017. He discussed the final costs being held with one owner, Country Club Bank, who consented to extend the maturity date to 10-1-2017. The closing of the bonds will be estimated around August 25th, 2017 and will appear on the December tax statements.

Mr. Deming asked if more interest would be paid since the date was moved. Mr. Cowan replied yes it would be three months more of interest since the engineering design had taken longer than expected. **Mr. Hirst moved, seconded by Mr. Bush,** to approve the resolution #2017-06; **A RESOLUTION AUTHORIZING AND APPROVING THE EXTENSION OF MATURITY OF \$660,000 PRINCIPAL AMOUNT OF GENERAL OBLIGATION TEMPORARY NOTES, SERIES 2015-2, OF RENO COUNTY, KANSAS; MAKING CERTAIN COVENANTS AND AGREEMENTS IN CONNECTION THEREWITH** as outlined by Mr. Cowan. The motion was approved by a roll call vote of 3-0.

Mr. Cowan was also present to recommend approval for a resolution #2017-07; **A RESOLUTION AUTHORIZING THE OFFERING FOR SALE OF TAXABLE GENERAL OBLIGATION TEMPORARY NOTES, SERIES 2017-2, OF RENO COUNTY, KANSAS.** He explained this resolution was for

the voting machine purchase \$600,000 and solid waste disposal improvements \$150,000 for a total of \$750,000 of which \$660,000 would be closer to the amount used. The issuer would be Reno County from idle funds for the temporary notes. **Mr. Bush moved, seconded by Mr. Hirst**, to approve resolution as outlined by Mr. Cowan. The motion was approved by a roll call vote of 3-0.

County Administrator Gary Meagher updated the Board for the sales tax report. County tax for February was higher by \$1,260.31 from same time last year. With regards to the jail tax that is dedicated to pay off the bonds it was up \$246.96 compared to last year same time.

Commissioner Deming noted the Sheriff's Detectives were moving from the Law Enforcement Center to the basement of the courthouse. This would make more room for the Hutchinson Police Department. He stated the first floor was still a work in progress for which department would be occupying it. Mr. Deming wanted to thank Mr. Meagher for all his hard work and extra effort on the allocation of space. Mr. Meagher has spent endless hours in meetings.

Mr. Meagher acknowledged the work that Mr. Depew and Department Directors have put in also. He appreciated the support by the Board.

Appraiser Brad Wright met with the Board for his regularly scheduled meeting. Mr. Wright discussed various current issues not requiring action by the Board.

At 10:20 the meeting adjourned until 9:00 a.m. Tuesday, March 7, 2017.

Approved:

Chair, Board of Reno County Commissioners

(ATTEST)

Reno County Clerk
cm

Date