

**MINUTES
CITY COMMISSION MEETING
CITY HALL, 701 WASHINGTON ST.**

Wednesday, August 5, 2026 5:30 p.m.

The governing body met in regular session August 5, 2026, at 5:30 p.m. in the City Commission Room at City Hall, with the following members being present: Commissioners Jackson, Hutchinson, Lambertz (Zoom), Hasch, and Wentz.

Absent: None.

Other Officers: City Manager Amy Lange, City Clerk LaTasha Dawson, Finance Director Amber Farha, and City Attorney Justin Ferrell.

Visitors: Russell Gagnon, Caleb Lausen, Cheryl Lanoue, Adam Sorrell. Staff present: Chris Atkins, Parks & Recreation Director; Brent Gering, Police Chief; John Christenson, Fire Chief; Shane Kisby, Public Works Director; Jeremy Arnold, Public Utilities Director.

There being a quorum present, Mayor Jackson called the meeting to order.

The invocation was followed by the reciting of the Pledge of Allegiance.

DISCUSSION AGENDA *(Items Deserving of Brief Discussion, Action may be taken)*
Wage Study for Police and Fire

APPROVAL OF AGENDA

Commissioner Jackson moved to approve the agenda. Commissioner Wentz seconded. Motion carried.

PUBLIC COMMENTS
None.

DISCUSSION AGENDA *(Items Deserving of Brief Discussion, Action may be taken)*
None.

ACTION AGENDA *(Action Expected)*

Minutes of July 15, 2026 Meeting / July 13 Budget Meeting / July 29 Special Meeting

Commissioner Hasch moved to approve the minutes of July 15, 2026, and the budget meeting minutes of July 13 and July 29 Special Meeting. Commissioner Lambertz seconded. Motion carried.

Appropriation Ordinance #14

Commissioner Jackson moved to approve appropriation ordinance #14. Wentz seconded. Motion carried.

Lien Documents for Lots 1-4, Block B, St. Joseph Subdivision

The City intends to construct four (4) new homes on Lots 1-4, Block B, St. Joseph Subdivision as part of the Concordia MIH Project – Infill Lots. These lots are owned by the Concordia Land Bank. Rural Development Group has been contracted as the builder in partnership with JR & Sons General Contracting and is ready to begin construction.

Thereupon, Commissioner Jackson moved to authorize the mayor to sign the mortgage lien documents required by GN Bank related to the construction loan obtained by Rural Development Group for the City's property at Lots 1-4, Block B, St. Joseph Subdivision. The motion was seconded by Commissioner Wentz. Motion carried.

Authorize Signing of FAA Grant Agreement – Box Hangar

The FY 2026 IJA-ALL grant has now been awarded, and the city will receive \$104,314.00 toward the hangar project at Blosser Municipal Airport, with local cash match of \$5,490.00.

Commissioner Hasch moved to authorize the City Manager to sign the Grant Agreement associated with the FAA AIP Grant Offer, Grant No. 3-20-0013-024-2026 for Blosser Municipal Airport in the amount of \$104,314.00. The motion was seconded by Commissioner Wentz. Motion carried.

CMB License- K Fast Track 4 LLC

K Fast Track 4, LLC applied for a CMB license. A background check with the KBI has been completed, and staff recommend the license be approved.

Commissioner Wentz moved to approve the 2026 CMB license for K Fast Track 4, LLC. Commissioner Jackson seconded. Motion carried.

Brown Grand Theatre Window Restoration Quote- Reduced Scope

The City was approved to participate to participate in the State Historic Tax Credit program for the window repair and replacement project at the Brown Grand Theatre for \$100,000. This program functions like a grant in that the work must be completed before the tax credits can be sold and monetized. As such, the City desired to secure a commitment for the sale of tax credits in advance of window repair work being done, which is expected to commence this fall.

Commissioner Hasch moved to approve the Letter of Commitment from Clocktower Tax Credits to facilitate the sale of the City’s State Historic Rehabilitation Tax Credits. Commissioner Wentz seconded. Motion carried.

REPORTS

Manager’s Report

Amy Lange:
Employee appreciation luncheon was held; thanks to staff who hosted, grilled, and prepared sides; invited full-time and seasonal staff.
KDOT sidewalk project (100% state-funded design and construction):
Easements needed: 18 temporary and 4 permanent. Property owner meetings to follow legal review; goal to complete acquisitions by early September.
Bid letting scheduled for December 16; construction in 2027.
Plan to schedule work near schools after classes end in May 2027; primary impacts on sidewalks, with potential temporary lane narrowing for crosswalk striping/signage.

Staff Reports

Shane Kisby:
7th Street and Doster: Targeting openings for traffic from Church to Matthew, and on Doster from 6th to 7th for school service; closures remain from Church to Cloud as demolition proceeds. Pothole patching prioritized near schools; additional repairs needed where water leaks damaged streets; limited staffing noted.
Tree planters: Tree planting planned late August/early September; some planter box tops still in progress due to other priorities.
Chief Brent Gering:
Animal shelter: License renewal submitted; approval expected within a week.
Preparing school-related safety messaging (bus, bicycle); recent scooter safety event was valuable—another planned for late fall or early spring.
Scooter/helmet compliance improved significantly; few violations corrected after warnings; complaints low.

Mayor/Commissioner Comments & Reports

Commissioner Hutchinson: Welcomed Cheryl Lanoue, who will be joining the city as a commissioner next term.

Commissioner Lambertz: Concerns reported concerning weed-eating and upkeep at the cemetery. Issues addressed by Parks and Recreation.

Commissioner Wentz: Sears building: Public hearing scheduled for the first meeting in September; owners have hired a structural engineer; progress reported by City Manager.

Commissioner Jackson: Inquired about well work which was a part of the appropriation. Work noted completed on replacing the electric blocks.

EXECUTIVE SESSION

Non-Elected Personnel (1)

Commissioner Jackson moved that the City Commission recess into executive session to discuss employment/personnel issues pursuant to the non-elected personnel matter exception, K.S.A. 75-4319 (b)(1) with Amy Lange and Justin Ferrell in attendance, and to reconvene in the city commission chamber at 6:12 p.m. Commissioner Hasch seconded. Motion carried by the following vote:

Aye: Commissioners Hutchinson, Jackson, Lambertz, Hasch, and Wentz.

Nay: None.

Time 5:53 p.m.

The commission reconvened at 6:12 p.m.

Mayor Hutchinson announced there was no binding action taken.

Non-Elected Personnel (2)

Commissioner Hasch moved that the City Commission recess into executive session to discuss employment/personnel issues pursuant to the non-elected personnel matter exception, K.S.A. 75-4319 (b)(1) with Amy Lange and Justin Ferrell in attendance, and to reconvene in the city commission chamber at 6:20 p.m. Commissioner Hutchison seconded. Motion carried by the following vote:

Aye: Commissioners Hutchinson, Jackson, Lambertz, Hasch, and Wentz.

Nay: None.

Time 6:13 p.m.

The commission reconvened at 6:20 p.m.

Mayor Hutchinson announced there was no binding action taken.

Authorize signing of employment agreement for Interim city manager

Commissioner Jackson moved to approve authorizing the mayor to sign an interim city manager employment agreement with Glenn Rodden, including a stipend for lodging, meals, and mileage. The motion was seconded by Commissioner Hasch. Motion carried

ADJOURN

There being no further business, at 6:22 p.m. it was moved and seconded to adjourn.

Study Session

City Scales and 2027 Budget

Confirmed to publish the FY 2027 budget with decisions related to the following:

- Retained 2.7% COLA
- Health insurance: employee-only plans contribute \$50/month; general fund savings of \$9,745
- Maintain the mill levy at current rate

Wage scale options;

- adjust steps with 5% grade differentials and step increases of 1% (first-year six-month steps)
- 1.25% (years through 10), and 1.5% (thereafter): \$40,815
- Same as above plus shift all Police Department positions down one line on the scale: \$68,883
- Same as above but only shift top three police positions down; patrol unchanged: \$51,092

Consensus direction: Proceed with the option using 5% grade differentials and 1.25% step increase.

(Seal)



/s/ LaTasha Dawson
City Clerk