

THE MINUTES OF THE REGULAR COMMISSION MEETING
OF THE BOARD OF COUNTY COMMISSIONERS
ON February 16, 2016

The Board of Kingman County Commissioners met in regular session, in the Commissioners' Meeting Room, Kingman County Courthouse, Kingman, Kansas, on February 16, 2016. Those present:

Fred Foley, Chairperson
Carol Voran, Commissioner
John Steffen, Commissioner
Carol Noblit, Master County Clerk

John Caton, County Counselor was present.

Visitors: Jason Jump, Kingman Leader-Courier; Matt Simon; Terri Simon; Jane Adelhardt; Dick Adelhardt; Kevin Wegerer; Steve Albers; Gayle Dye; Donna Hardesty; Gene Albers; Larry Landwehr; Ron Albers and Clark Farrar.

Staff: Charles Arensdorf, Public Works Director; Richard Batchellor, County Appraiser; Sheriff Randy Hill; Donna Rohlman, County Treasurer; Mark Schnittker, Courthouse Maintenance; Steve Ramsey, Community Service Director, Fred Simon, Emergency Preparedness Director, and Nancy Borst, Communications Coordinator.

Chairperson Foley called the meeting to order at 1:00 p.m.

Chairman Foley asked if there were any additions to the County Agenda. No changes were made.

MOTION: Commissioner Steffen moved to approve the agenda as presented. Commissioner Voran seconded. The motion was approved upon the unanimous vote of the County Commissioners.

The County Commissioners signed County Vouchers in the amount of \$186,596.43.

1:03 p.m. Matt Simon discussed his concerns about the setback regulations.

1:06 p.m. Terry Simon, discussed her concerns with the windfarm and the effect it would have on the young farmers.

1:09 p.m. Kevin Wegerer brought his concerns before the board of County Commissioners on the windfarm.

1:12 p.m. Dick Adelhardt discussed with the County Commissioners that he would like there to be a 2500' setback for non-participating families. Mr. Adelhardt also asked the Commissioners who would be responsible for taking down the towers if they go out of business.

Commissioner Steffen and John Caton, County Counselor, let Mr. Adelhardt know that there is a decommissioning agreement currently for Flat Ridge II.

Jane Adelhardt discussed her concerns with the wind turbines.

1:15 p.m. Steve Albers let the Commissioners know that why should owners that want to participate be turned away,

Mr. Albers let the Commissioners know that he is in favor of the wind farm.

1:25 p.m. Donna Rohlman, County Treasurer was in to ask for an extension for an employee to be able to use their vacation time of 33 hours remaining.

Ms. Rohlman informed the County Commissioners that she and the County Attorney discussed appropriate measures to track Diversion buyout money by setting up a new line item for the Community Service buyout hours. A line item in the Diversion Fund was mutually agreed on.

Ms. Rohlman left the meeting at 1:29 p.m.

MOTION: Commissioner Voran moved to approve the minutes of February 8, 2016 Commission Meeting. Commissioner Steffen seconded. The motion was approved upon the unanimous vote of the County Commissioners.

MOTION: Commissioner Steffen moved to approve the minutes of the Pre-bid Conference that was held February 10, 2016. Commissioner Voran seconded. The motion was approved upon the unanimous vote of the County Commissioners.

MOTION: Commissioner Steffen moved to approve the purchase of a Ford truck in the amount of \$24,540.00. Commissioner Voran seconded. The motion was approved upon the unanimous vote of the County Commissioners.

MOTION: Commissioner Voran moved to approve the addendum to the RFP for the demolition of the North Main buildings. Commissioner Foley seconded the motion and Commissioner Steffen was against the addendum with the changes made. Motion passed 2 to 1.

2:00 p.m. Stan Goetz, HR/Planning/Zoning Director was in with the Planning Commission minutes of the meeting that was held February 8, 2016. Mr. Goetz submitted the addendums that the board is suggesting be made and a copy of Statute 12-1257 was handed to the Commissioners on what they can and can't do. Mr. Goetz let the Commissioners know that Bud Oak moved that no wind turbine be within 1400' of a residence.

Commissioner Steffen discussed that two different setbacks were discussed and that the zoning board has done their due diligence with this situation. Mr. Goetz said the planning board took everything into consideration before coming up with the 1400' setback.

Commissioner Steffen discussed concerns that he has had with all the complaints that he has received.

Commissioner Foley discussed that he has the feeling that we need to look to the future and what this can do for our County.

Commissioner Voran discussed that there is a Special Use Permit being requested for Flat Ridge 3 Wind Energy Facility. Ms. Voran respects the planning board's recommendation but would like to send the recommendation to the planning board to reconsider blade to ground height to take into consideration requests of all developers in the area.

MOTION: Commissioner Steffen moved to send the blade height recommendation from the planning board back to the board. Commissioner Voran seconded. The motion was approved upon the unanimous vote of the County Commissioners.

MOTION: Commissioner Foley moved to approve the recommendation from the Planning board for a 1400' setback.

Motion died for a lack of a second.

Mr. Gill said it is in the Contract that there is a 1400' setback and at least 1400' setback for people they don't have a contract with.

MOTION: Commissioner Voran moved that the Board of County Commissioner reject the 1400' setback.

Commissioner Steffen seconded the motion. Commissioner Foley was against. The vote was 2 to 1 in favor of the motion.

With the rejection of the planning board's recommendation of a 1400' setback the setback will remain 1000'.

3:15 p.m. Zachary Bieghler, Kingman EMS Director and Emily Graf, Kingman City Manager were in with the end of the year budget and the January 2016 budget reports for the County Commissioners to review.

3:29 p.m. Charles Arensdorf, Public Works Director was in with his recommendation for the mower bids received last week.

MOTION: Commissioner Foley moved to approve the bid from Howards Inc. in the amount of \$20,120.00. Commissioner Steffen seconded. The motion was approved upon the unanimous vote of the County Commissioners.

3:38 p.m. Stan Goetz, HR/Planning/Zoning Director was in with a building permit for the following:
1. Mitch Clouse for a house in the SW4 of section 16, township 29, range 08W (Belmont).

Mr. Goetz submitted a resolution for a rezone Z-15-007 to a rural residential for approval.

EXECUTIVE SESSION: Commissioner Steffen moved to go into executive session at 3:47p.m. with Stan Goetz, HR/Planning/Zoning Director and John Caton, County Counselor for non-elected personnel matters and will return to regular session in the board meeting room at 3:52 p.m. Commissioner Voran seconded. The motion was approved upon the unanimous vote of the County Commissioners.

The County Commissioners returned to regular session at 3:52 p.m.

Mr. Goetz submitted a resolution changing the zoning district classification of certain property located in the unincorporated area of Kingman County, Kansas.

MOTION: Commissioner Voran moved to approve Resolution 2016-R7, **A RESOLUTION CHANGING THE ZONING DISTRICT CLASSIFICATION OF CERTAIN PROPERTY LOCATED IN THE UNINCORPORATED AREA OF KINGMAN COUNTY, KANSAS, UNDER THE AUTHORITY GRANTED BY THE ZONING REGULATIONS OF THE COUNTY AS ORIGINALLY APPROVED BY RESOLUTION NO. 2007-38.** Commissioner Steffen seconded. The motion was approved upon the unanimous vote of the County Commissioners.

3:56 p.m. Fred Simon, Emergency Preparedness Director was in with a new LEPC Membership. Jeff Cox will be replacing Donna Rohlman on the LEPC board.

Mr. Simon left the meeting at 4:00 p.m.

The County Commissioners signed the following abatement and addition:

ADDITION		ABATEMENT	
#5006	337.03	#5005	891.12

MOTION: Commissioner Steffen moved to adjourn the regular board meeting at 4:35 p.m. Commissioner Foley seconded. The motion was approved upon the unanimous vote of the County Commissioners.