

**THE RECORD OF THE PROCEEDINGS OF THE GOVERNING BODY
CITY OF CHETOPA, KANSAS**

August 5, 2025

The Chetopa City Council met in regular session on Tuesday, August 5, 2025, at 7:00 p.m., at City Hall.

PRESIDING: Mayor Bob Boyd.

PRESENT: Council Members/Linda Seaman, Betsy Koontz, Justin Nading, and Ernie Wulf.
Not present: Chuck Bentley and Josh Moore.

ALSO PRESENT: Clerk Amy Wilkinson, Police Chief Jason Wammack, Attorney Shane Adamson, Utility Bookkeeper/City Treasurer Krystal Adams, Court Clerk Patty Wilkinson, Water Treatment Plant Supervisor Mike Tyler, Roberta Carter, Scherrill Grissom, Debbie Yost, Donald Payne, Jessica Morgan, Tammy Bushong, Becky Scoggins, Savannah Wethey, David Hubbell, Walter Posey, Timothy Gilbert, Katelin Meredith, Ryan Rogers and @7:45 Police Officers De’Vaughn Amann and Gracie Mann.

Mayor Boyd called the meeting to order, led the council and visitors in the Pledge of Allegiance and opened the meeting in prayer.

Motion by Wulf, second by Nading to approve the Agenda. Motion carried.

Motion by Koontz, second by Wulf to approve the Minutes of the July 15, 2025, regular meeting. Motion carried.

Koontz asked about the sewer balance. It was explained that the balance reflects the recent sewer bond payment, along with ongoing sewer invoices that will be reimbursed at a later date.

Motion by Koontz, second by Nading to approve the Treasurer's Report. Motion carried.

Motion by Nading, second by Wulf to approve the Warrant Register. Motion carried.

APPROPRIATION ORDINANCE # 3736 as follows:

Payroll Funds	\$ 36,096.55
Other Funds	<u>\$ 37,390.97</u>
Total of all Funds	\$ 73,487.52

MAYOR, COUNCIL, EMPLOYEES & VISITORS

Tim Gilbert, owner of The Dam Diner, shared plans for outdoor entertainment and sought to address potential noise concerns. Motion by Wulf, second by Nading to permit the diner to host outdoor entertainment with noise allowed until midnight. Motion carried. Gilbert also expressed concern over the high electric usage on his recent utility bill. Nading stated that ICR would be contacted to investigate the issue.

Savannah Wethey, representing the Jesus Name House of Prayer, requested approval to hold the Annual Memorial Brush Arbor/Camp Meeting in East River Park on September 18-21st. with set up the week before and tear down the week after. Motion by Wulf, second by Nading to approve the church’s use of the park for their services. Motion carried.

Motion by Wulf, second by Seaman to add Walt Posey as a Visitor to the agenda. Motion carried.

Walt Posey requested permission to place a 20-foot storage container on his property at 413 Plum Street. The building permit process was explained to him. Boyd expanded with his concern that residents have been starting construction before permits are approved by the Council. Posey also requested an additional 60-day extension to live in his camper while his house is being remodeled. Motion by Seaman, second by Wulf to grant the extension, set to expire on October 6th. Motion carried. Posey further inquired about installing a second culvert on his property and it was noted that this would need to be reviewed to determine if a customer is permitted to install their own culvert.

Tyler asked about an update on the Willow Street generator repair. It was noted that Josh Moore will be contacted to check on the status of the repair parts.

Boyd reported that one of the JD mowers is having an alternator repaired at the dealer.

A. Wilkinson requested permission to attend the City Clerks' Municipal Finance Officers Association Institute in Wichita this October, her 3rd year of attendance. Motion by Wulf, second by Nading. Motion carried.

Wulf emphasized that filling potholes should remain a priority. The property at Pecan Street and 8th Street, which needs mowing, was discussed and it was noted that a nuisance letter has already been sent to the resident.

Boyd discussed the current allocation of the ½ cent sales tax, which is split evenly between the Park Fund and the Special City County Highway Fund. Motion by Wulf, second by Koontz to return the distribution to 25% / 75% in favor of the Special City County Highway Fund. Motion carried.

Koontz expressed concern over the recent annual ordinance-mandated utility rate increases and suggested reversing them.

Nading emphasized the need to explore funding options for street repairs once the sewer grant is completed.

Boyd introduced the city's new police officers, De'Vaughn Amann and Gracie Mann.

OLD BUSINESS:

SEWER UPDATE-FISCAL SUSTAINABILITY PLAN

The fiscal sustainability plan for the sewer project was reviewed as part of the original funding requirement to close out the KDHE Revolving loan. Motion by Wulf, second by Seaman to authorize the Mayor to sign the FSP, contingent upon Attorney Adamson's approval. Motion carried.

JUNK VEHICLE LIST UPDATE

Wammack provided an update on the delivery of the nuisance letters that have been sent out.

UTILITY RATE INCREASE ORDINANCES

Motion by Seaman, second by Nading to approve the following utility rate increase ordinances as presented.

ORDINANCE NO. 999/AN ORDINANCE AMENDING SECTION 15-221 OF THE CITY CODE OF THE CITY OF CHETOPA, KANSAS AND AMENDING ORDINANCE

NO. 985, RELATING TO WATER RATES WITHIN SAID CITY AND OUTSIDE CITY LIMITS.

ORDINANCE NO. 1000/AN ORDINANCE AMENDING CHAPTER XV, ARTICLE 4, SECTION 15-423 OF THE CITY CODE OF CHETOPA, KANSAS, AND AMENDING ORDINANCE NO. 986, RELATING TO SEWER SERVICE CHARGES WITHIN SAID CITY AND OUTSIDE THE CITY LIMITS.

ORDINANCE NO. 1001/AN ORDINANCE OF THE CITY OF CHETOPA, KANSAS AMENDING CHAPTER XV, ARTICLE 5, SECTION 15-522 OF THE CITY CODE OF THE CITY OF CHETOPA, KANSAS, AND AMENDING ORDINANCE NO. 987 RELATING TO THE FEE SCHEDULE FOR THE COLLECTION OF REFUSE FOR THE CITY.

ORDINANCE NO. 1002/AN ORDINANCE AMENDING SECTION 15-301 OF THE CITY CODE OF THE CITY OF CHETOPA, KANSAS, AND AMENDING ORDINANCE NO. 988, RELATING TO ELECTRICAL RATES WITHIN SAID CITY AND OUTSIDE CITY LIMITS. Motion carried. Koontz voted nay.

CITY ANIMAL TAG ORDINANCE

Motion by Seaman, second by Nading to approve the adoption of Ordinance No. 1003 as presented. Motion carried.

ORDINANCE NO. 1003/AN ORDINANCE AMENDING SECTION 2-201 OF THE CITY CODE OF CHETOPA, KANSAS, RELATING TO REGISTRATION OF DOGS AND CATS.

NEW BUSINESS:

EMPLOYEE PROBATION

Rogan Bruce's probation status was discussed. Motion by Nading, second by Seaman to approve removing Bruce from probation retroactive to July 15th. Motion carried.

Bushong inquired about a prior wage increase that had not been budgeted.

BUILDING PERMIT-WILKERSON

Wayne Wilkerson to construct a 15x30 addition at 709 N. 11th Street, in the City of Chetopa.

Building Inspector Nading recommended the approval of the permit. Motion by Wulf, second by Koontz to approve the building permit for Wilkerson. Motion carried. Nading abstained.

ORDINANCE NO. 997-KANSAS VEHICLE REGISTRATION

Boyd noted that the Kansas vehicle registration ordinance, passed in May, will take effect August 18th, and reminded the public that it will be enforced.

EMPLOYEE VACATION REQUEST

Jason Morgan requested 5 vacation days. Motion by Nading, second by Wulf to approve Morgan's vacation. Motion carried.

OPEN RECORDS FEE

The current open records fee was discussed. Motion by Nading, second by Seaman to update the fees to time and one half of the employee's wage, plus 50 cents per copied page. Motion carried.

FIRST RESPONDERS 2nd QTR PAY REQUEST

The First Responders' 2nd quarter run pay request in the amount of \$520.00 was presented for approval. Motion by Seaman, second by Wulf to approve the pay request. Motion carried.

Boyd noted the pending items list on the back of the agenda. The condemnation of 1504 Maple Street was discussed and Wammack will contact the property owner in California.

Debbie Yost raised concerns about the fish odor at Elmore Park, due to the dumping of cleaned fish carcasses. Wammack stated he had addressed the matter with the campers involved. Nading suggested using the fire truck to solve the problem. Yost also asked about the vacant lots in the South 400 block of Maple Street that need weed trimming. The broken park equipment was discussed and Wulf offered to fabricate the part needed for the repair.

EXECUTIVE SESSION

Motion by Wulf, second by Koontz to enter into executive session to discuss non-elected personnel with the Mayor, the council, Attorney Adamson, Clerk Wilkinson, and Police Chief Wammack, for a period of ten (10) minutes with the session ending at 8:48 p.m. Motion carried.

Entered: 8:38 p.m.

Returned: 8:48 p.m.

Mayor Boyd called the meeting back to order and asked if any action was to be taken.

Motion by Koontz, second by Seaman to enter back into executive session for non-elected personnel for a period of ten (10) minutes with the session ending at 8:59 p.m. Motion carried.

Entered: 8:49 p.m.

Returned: 8:59 p.m.

Mayor Boyd called the meeting back to order and asked if any action was to be taken.

Motion by Nading, second by Koontz to move Wammack to a salary position after he hires a fifth police officer. Motion carried. Wammack would then earn a \$72,000 yearly salary instead of an hourly wage. Boyd stated the county patrol agreement has expired.

Motion by Seaman, second by Wulf to adjourn @ 9:03 p.m. Motion carried.

Seal

Mayor

City Clerk