



119 North Hersey Avenue
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Beloit, Kansas 67420
Phone: 785-738-3551
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www.beloitks.org

CITY COUNCIL AGENDA

Wednesday, June 2, 2020

7:00 p.m.

1. CALL TO ORDER

- A. Roll Call
- B. Invocation
- C. Pledge of Allegiance

2. MAYOR AND COUNCIL REPORTS

3. STAFF REPORTS

- A. City Attorney Report
- B. City Managers Report
 - a. WTP/Pipeline
 - b. SRTS Phase 2C
 - c. Airport Project
 - d. BCBS Renewal
 - e. 2022 Budget
 - f. Sales Tax Report
- C. City of Beloit Police Chief
- D. Economic Development Director

4. PUBLIC COMMENT

- A. None

5. CONSENT AGENDA

- A. 5/19/2021 City Council Meeting Minutes
- B. Appropriations 6A

6. ORDINANCES

- A. None

7. RESOLUTIONS

- A. None

8. CLOSED SESSION

- A. None

9. FORMAL ACTIONS

- A. Wellness Center Operational Agreement
- B. Special Event Request- Disc Golf Tournament at Chautauqua Park
- C. Library Board Appointments
- D. North Campus Sale of Land Contract
- E. Quit Claim Deed for 214 N. Mill St.

10. ADJOURNMENT

WORK SESSION AGENDA

1. CORRESPONDENCE AND STAFF REPORTS

- A. City Attorney Report
- B. City Managers Report

2. DISCUSSION ITEMS

- A. None

3. ADJOURNMENT

NOTE: Background information is available for review in the office of the City Clerk prior to the meeting. The Public Comment section is to allow members of the public to address the Council on matters pertaining to any business within the scope of Council authority and not appearing on the Agenda. Kansas Statutes prohibit the Council from taking action on any item not appearing on the Agenda, except where an emergency is determined to exist.

BELOIT CITY COUNCIL MEETING MINUTES
May 19, 2021

The Beloit City Council met in regular session on May 19, 2021 in the Council Chambers. Mayor Tom Naasz called the meeting to order at 7:00 p.m. Council Members in attendance were Tony Gengler, Todd Adolph, Andrew Grabon, Matt Otte, and Jamie Meier. Also, present was City Manager Jason Rabe, and City Clerk Amanda Lomax. Absent from the meeting was Councilor Lee McMillan and City Attorney Katie Schroeder.

Department Heads in attendance were Heather Hartman.

Mayor Tom Naasz gave the invocation, and the Pledge of Allegiance was recited.

City Manager Jason Rabe discussed the following:

1. Receive a dividend check from EMC Insurance for \$40,223.00.
2. Water Treatment Plant update.
3. North Walnut project update.
4. Safe Routes to School 2C – working around weather.
5. Signage Committee – committee is met and talked about main entrances signage.
6. Local Election Deadline is June 1st at noon.

Director of Economic Development Heather Hartman has received several calls of people wanting to move to Beloit with their families. Heather updated Council of Destination Boot Camp that finished up online last night and had 7 businesses participate.

A motion was made by Councilor Meier and seconded by Councilor Grabon to approve the May 5, 2021 Council Meeting Minutes, and Appropriations 5B in its entirety. Motion carried 5-0. Nays: None.

A motion was made by Councilor Meier and seconded by Councilor Grabon to approve the Special Event License for BHS Class of 1971 requested by Jo Pastrovich at the Chautauqua Park for May 29, 2021. Motion carried 5-0. Nays: None.

A motion was made by Councilor Gengler and seconded by Councilor Meier to approve the Special Event License for BHS Class of 2001 requested by Jesse Benedick at the Chautauqua Park for May 29, 2021. Motion carried 5-0. Nays: None.

A motion was made by Councilor Grabon and seconded by Councilor Otte to approve the Letter of Support on behalf of the City of Beloit for Solomon Valley Transportation and their application to the State of Kansas 5339 Bus and Bus Facilities grant. Motion carried 5-0. Nays: None.

A motion was made by Councilor Grabon and seconded by Councilor Meier to approve the addendum to the engineering agreement with Schwab-Eaton for the North Walnut – 8th Street project. Motion carried 5-0. Nays: None.

A motion was made by Councilor Meier and seconded by Councilor Grabon to approve the offer to purchase North Campus Lots 1, 2, 3, and 4 of Block 5 by Brett and Lacy Wichers for the amount of \$30,000.00. Motion carried 5-0. Nays: None.

A motion was made by Councilor Grabon and seconded by Councilor Gengler to adjourn the meeting. Motion carried 5-0. Nays: None. The meeting ended at 7:33 p.m.

No Work Session.

TOM NAASZ, Mayor

ATTEST:

AMANDA LOMAX, City Clerk

Accounts Payable Detail Listing

City of Beloit

Vend# Vendor Name

| <u>Pay#</u> | <u>Post Date</u> | <u>Due Date</u> | <u>Amount</u> | <u>Invoice</u> | <u>Date</u> | <u>PO#</u> | <u>Date</u> | <u>Status</u> |
|--|------------------|-------------------|---------------|------------------------------------|-------------|------------|--------------|----------------|
| | <u>Account#</u> | <u>Work Order</u> | | <u>Description</u> | | | <u>Debit</u> | <u>Credit</u> |
| 9 ACKERMAN SUPPLY | | | | | | | | |
| 83371 | 6/4/2021 | 6/4/2021 | 27.18 | 313867 | | | 27.18 ✓ | Posted 0.00 |
| | 51-41-4360 | | | BOLTS & FASTENERS | | | | |
| 83380 | 6/4/2021 | 6/4/2021 | 19.99 | 314072 | | | 19.99 ✓ | Posted 0.00 |
| | 10-18-6000 | | | GAS CAN | | | | |
| 3405 BRADEN ANTES | | | | | | | | |
| 83349 | 6/4/2021 | 6/4/2021 | 12.79 | | | | 12.79 ✓ | Posted 0.00 |
| | 53-43-5800 | | | MEAL REIMBURSEMENT | | | | |
| 3386 ARAMARK | | | | | | | | |
| 83340 | 6/4/2021 | 6/4/2021 | 193.00 | 2301237594 | | | 193.00 ✓ | Posted 0.00 |
| | 10-13-4300 | | | FLOOR MATS | | | | |
| 83378 | 6/4/2021 | 6/4/2021 | 100.36 | 2301241513 | | | 100.36 ✓ | Posted 0.00 |
| | 10-15-3000 | | | SHOP TOWELS-RUGS | | | | |
| 3430 KALEB BECKER | | | | | | | | |
| 83341 | 6/4/2021 | 6/4/2021 | 100.00 | | | | 100.00 ✓ | Posted 0.00 |
| | 10-12-3320 | | | RESTITUTION FROM K. TRENT-CASE #2 | | | | |
| 3423 ALEX BELL | | | | | | | | |
| 83350 | 6/4/2021 | 6/4/2021 | 12.30 | | | | 12.30 ✓ | Posted 0.00 |
| | 53-43-5800 | | | MEAL REIMBURSEMENT | | | | |
| 2809 BELOIT CAR WASH LLC | | | | | | | | |
| 83342 | 6/4/2021 | 6/4/2021 | 203.04 | | | | 203.04 ✓ | Posted 0.00 |
| | 10-13-4310 | | | APRIL WASHES | | | | |
| 71 BELOIT GREENHOUSE | | | | | | | | |
| 83382 | 6/4/2021 | 6/4/2021 | 51.50 | 21473 | | | 17.50 ✓ | Posted 0.00 |
| | 10-21-6000 | | | PLANTS | | | 34.00 ✓ | 0.00 |
| | 10-17-6800 | | | PLANTS | | | 51.50 ✓ | 0.00 |
| 2735 BEVERAGE CARBONATION SERVICE | | | | | | | | |
| 83372 | 6/4/2021 | 6/4/2021 | 565.28 | H12615 | | | 565.28 ✓ | Posted 0.00 |
| | 51-41-6170 | | | CO2 | | | | |
| 3429 BOOST MINISTRIES | | | | | | | | |
| 83324 | 6/4/2021 | 6/4/2021 | 271.61 | | | | 206.35 ✓ | Posted 0.00 |
| | 53-41-6500 | | | ACCT#11514-SALES TAX EXEMPTION R | | | 65.26 ✓ | 0.00 |
| | 51-41-6500 | | | ACCT#11514-SALES TAX EXEMPTION R | | | 271.61 ✓ | 0.00 |
| 142 CHAMBER OF COMMERCE | | | | | | | | |
| 83331 | 6/4/2021 | 6/4/2021 | 1,000.00 | | | | 1,000.00 ✓ | Posted 0.00 |
| | 10-11-3000 | | | WACONDA FIREWORKS GOLD SPONSC | | | | |
| 2994 CINTAS FIRE 636525 | | | | | | | | |
| 83343 | 6/4/2021 | 6/4/2021 | 395.55 | 019P515867 | | | 395.55 ✓ | Posted 0.00 |
| | 10-13-3000 | | | EXTINGUISHER INSPECTION | | | | |
| 193 DOLLAR GENERAL STORE-MSC-410526 | | | | | | | | |
| 83321 | 6/4/2021 | 6/4/2021 | 33.30 | 1001071784 | | | 33.30 ✓ | Posted 0.00 |
| | 10-11-6000 | | | SWIFFER, BLEACH, DAWN | | | | |
| 83333 | 6/4/2021 | 6/4/2021 | 9.00 | 1001072629 | | | 9.00 ✓ | Posted 0.00 |
| | 10-11-6000 | | | CARPET FOAM | | | | |
| 83381 | 6/4/2021 | 6/4/2021 | 62.05 | | | | 5.00 ✓ | Posted 0.00 |
| | 10-18-6000 | | | 1001072467-TP & CLEANER | | | 57.05 ✓ | 0.00 |
| | 10-21-6190 | | | 1001069554-BLEACH, COFFEE, FILTERS | | | 62.05 ✓ | 0.00 |
| 3187 ERIN TECHNOLOGY, LLC | | | | | | | | |
| 83344 | 6/4/2021 | 6/4/2021 | 550.00 | INV-0010096 | | | 550.00 ✓ | Posted 0.00 |
| | 10-13-7460 | | | ANNUAL MAINTENANCE OF ERIN | | | | |
| 3393 WESTIN ETHRIDGE | | | | | | | | |
| 83351 | 6/4/2021 | 6/4/2021 | 7.57 | | | | 7.57 ✓ | Posted 0.00 |
| | 53-43-5800 | | | MEAL REIMBURSEMENT | | | | |
| 237 FINN-KOOL INC | | | | | | | | |
| 83335 | 6/4/2021 | 6/4/2021 | 330.00 | 202150 | | | 330.00 ✓ | Posted 0.00 |
| | 30-00-6000 | | | 1/2" 6X8'S | | | | |

Accounts Payable Detail Listing

City of Beloit

Vend# Vendor Name

| <u>Pay#</u> | <u>Post Date</u> | <u>Due Date</u> | <u>Amount</u> | <u>Invoice</u> | <u>Date</u> | <u>PO#</u> | <u>Date</u> | <u>Status</u> |
|-------------|---|-------------------|---------------|------------------------------|-------------|------------|--------------|---------------|
| | <u>Account#</u> | <u>Work Order</u> | | <u>Description</u> | | | <u>Debit</u> | <u>Credit</u> |
| 3228 | GODFREY'S (continued) | | | | | | | |
| 83345 | 6/4/2021 | 6/4/2021 | 650.97 | 50217 | | | | Posted |
| | 10-13-2911 | | | TACTICAL PANTS & GEAR | | | 650.97 ✓ | 0.00 |
| 297 | HARRISON & DEMEL LAW OFFICE LLC | | | | | | | |
| 83346 | 6/4/2021 | 6/4/2021 | 172.00 | | | | | Posted |
| | 10-12-3000 | | | 759-ATTY FEES K. TRENT | | | 60.00 ✓ | 0.00 |
| | 10-12-3000 | | | 758-ATTY FEES C. MCADAMS | | | 32.00 ✓ | 0.00 |
| | 10-12-3000 | | | 752-ATTY FEES A. BOWERS | | | 80.00 ✓ | 0.00 |
| | | | | | | | 172.00 ✓ | 0.00 |
| 2869 | HEARTLAND ENVIRONMENTAL DISTRIBUTORS, IN | | | | | | | |
| 83357 | 6/4/2021 | 6/4/2021 | 1,980.02 | 104692 | | | | Posted |
| | 52-43-4380 | | | LIQUID ALIVE | | | 1,980.02 ✓ | 0.00 |
| 3075 | KIMBALL MIDWEST | | | | | | | |
| 83373 | 6/4/2021 | 6/4/2021 | 402.14 | 8904410 | | | | Posted |
| | 51-41-6000 | | | TRASH BAGS | | | 70.00 ✓ | 0.00 |
| | 52-41-6000 | | | TRASH BAGS | | | 332.14 ✓ | 0.00 |
| | | | | | | | 402.14 ✓ | 0.00 |
| 1887 | KMEA GRDA OPERATING FUND | | | | | | | |
| 83353 | 6/4/2021 | 6/4/2021 | 133,223.27 | GRDA-BE-21-06 | | | | Posted |
| | 53-41-6220 | | | JUNE SERVICE | | | 133,223.27 ✓ | 0.00 |
| 556 | KMEA WAPA OPERATING FUND | | | | | | | |
| 83352 | 6/4/2021 | 6/4/2021 | 13,176.59 | WAPA-BL-21-05 | | | | Posted |
| | 53-41-6220 | | | MAY SERVICE | | | 13,176.59 ✓ | 0.00 |
| 366 | KMEA/KMGA | | | | | | | |
| 83354 | 6/4/2021 | 6/4/2021 | 35.00 | KMGA-BE-2021-04 | | | | Posted |
| | 53-41-6220 | | | APRIL SERVICE | | | 35.00 ✓ | 0.00 |
| 3170 | KRIZ-DAVIS/BORDER STATES ELECTRIC SUPPLY | | | | | | | |
| 83355 | 6/4/2021 | 6/4/2021 | 227.88 | | | | | Posted |
| | 53-43-6000 | | | 922104061-KEYS | | | 135.98 ✓ | 0.00 |
| | 53-43-2911 | | | 922061805-UNIFORMS | | | 91.90 ✓ | 0.00 |
| | | | | | | | 227.88 ✓ | 0.00 |
| 1037 | LATTIN AVIATION-TRAVIS LATTIN | | | | | | | |
| 83329 | 6/4/2021 | 6/4/2021 | 1,200.00 | | | | | Posted |
| | 10-22-3000 | | | SERVICE CONTRACT-JUNE | | | 1,200.00 ✓ | 0.00 |
| 188 | LAWSON PRODUCTS INC | | | | | | | |
| 83356 | 6/4/2021 | 6/4/2021 | 231.42 | | | | | Posted |
| | 53-43-6000 | | | 9308446754-MARKING FLAGS | | | 67.68 ✓ | 0.00 |
| | 51-43-6000 | | | 9308446754-MARKING FLAGS | | | 67.67 ✓ | 0.00 |
| | 53-43-6000 | | | 9308429683-TERMINALS | | | 96.07 ✓ | 0.00 |
| | | | | | | | 231.42 ✓ | 0.00 |
| 424 | MCHENRY ELECTRIC & SUPPLY | | | | | | | |
| 83383 | 6/4/2021 | 6/4/2021 | 28.00 | 028460 | | | | Posted |
| | 10-18-6180 | | | 6 PACK MIXES | | | 28.00 ✓ | 0.00 |
| 3072 | METROPOLITAN COMPOUNDS, INC | | | | | | | |
| 83358 | 6/4/2021 | 6/4/2021 | 555.66 | 0014178-IN | | | | Posted |
| | 51-41-6000 | | | DEGREASER | | | 277.83 ✓ | 0.00 |
| | 52-41-6000 | | | DEGREASER | | | 277.83 ✓ | 0.00 |
| | | | | | | | 555.66 ✓ | 0.00 |
| 467 | MITCHELL CO HIGHWAY DEPT | | | | | | | |
| 83334 | 6/4/2021 | 6/4/2021 | 577.53 | 12929 | | | | Posted |
| | 25-00-6090 | | | CSS-1 TACK OIL | | | 577.53 ✓ | 0.00 |
| 342 | MUNICIPAL SUPPLY INC. OF NEBRASKA | | | | | | | |
| 83359 | 6/4/2021 | 6/4/2021 | 9,945.64 | | | | | Posted |
| | 51-43-7450 | | | 0795572-IN-DRAIN SPADE | | | 90.00 ✓ | 0.00 |
| | 51-43-6080 | | | 0796199-IN-HYDRANTS & VALVES | | | 9,855.64 ✓ | 0.00 |
| | | | | | | | 9,945.64 ✓ | 0.00 |
| 3200 | NUTRIEN AG SOLUTIONS | | | | | | | |
| 83377 | 6/4/2021 | 6/4/2021 | 91.48 | 45346173 | | | | Posted |
| | 10-15-6170 | | | PATHWAY | | | 91.48 ✓ | 0.00 |

Accounts Payable Detail Listing

City of Beloit

Vend# Vendor Name

| <u>Pay#</u> | <u>Post Date</u> | <u>Due Date</u> | <u>Amount</u> | <u>Invoice</u> | <u>Date</u> | <u>PO#</u> | <u>Date</u> | <u>Status</u> |
|-------------|---|-------------------|---------------|----------------------------|-------------|------------|--------------|---------------|
| | <u>Account#</u> | <u>Work Order</u> | | <u>Description</u> | | | <u>Debit</u> | <u>Credit</u> |
| 2067 | VERIZON WIRELESS SERVICES, LLC (continued) | | | | | | | |
| 83330 | 6/4/2021 | 6/4/2021 | 208.39 | 9879962356 | | | | Posted |
| | 10-11-5310 | | | ADMIN | | | 58.59 ✓ | 0.00 |
| | 53-43-5310 | | | SYSTEMS | | | 23.59 ✓ | 0.00 |
| | 52-43-5310 | | | SYSTEMS | | | 26.68 ✓ | 0.00 |
| | 51-43-5310 | | | SYSTEMS | | | 26.69 ✓ | 0.00 |
| | 51-41-5310 | | | WATER PLANT STAND BY PHONE | | | 22.27 ✓ | 0.00 |
| | 10-20-5310 | | | CEMETERY | | | 50.57 ✓ | 0.00 |
| | | | | | | | 208.39 ✓ | 0.00 |
| 83336 | 6/4/2021 | 6/4/2021 | 84.24 | 9879971664 | | | | Posted |
| | 53-41-5310 | | | POWER PLANT STAND BY PHONE | | | 40.62 ✓ | 0.00 |
| | 51-43-5310 | | | SEWER PLANT | | | 43.62 ✓ | 0.00 |
| | | | | | | | 84.24 ✓ | 0.00 |
| 722 | WATTS AND SON | | | | | | | |
| 83384 | 6/4/2021 | 6/4/2021 | 98.55 | 7155 | | | | Posted |
| | 10-21-4300 | | | TOILET REPAIR | | | 98.55 ✓ | 0.00 |
| 1452 | WELLNESS CENTER | | | | | | | |
| 83323 | 6/4/2021 | 6/4/2021 | 27,761.87 | | | | | Posted |
| | 21-00-5410 | | | 2021 CORPORATE MEMBERSHIP | | | 27,761.87 ✓ | 0.00 |
| 2627 | WICHITA CONCRETE PIPE COMPANY | | | | | | | |
| 83360 | 6/4/2021 | 6/4/2021 | 4,105.56 | | | | | Posted |
| | 52-41-4360 | | | I0071706-MANHOLE SUPPLIES | | | 1,973.66 ✓ | 0.00 |
| | 52-43-4380 | | | I0071728-MANHOLE SUPPLIES | | | 2,131.90 ✓ | 0.00 |
| | | | | | | | 4,105.56 ✓ | 0.00 |

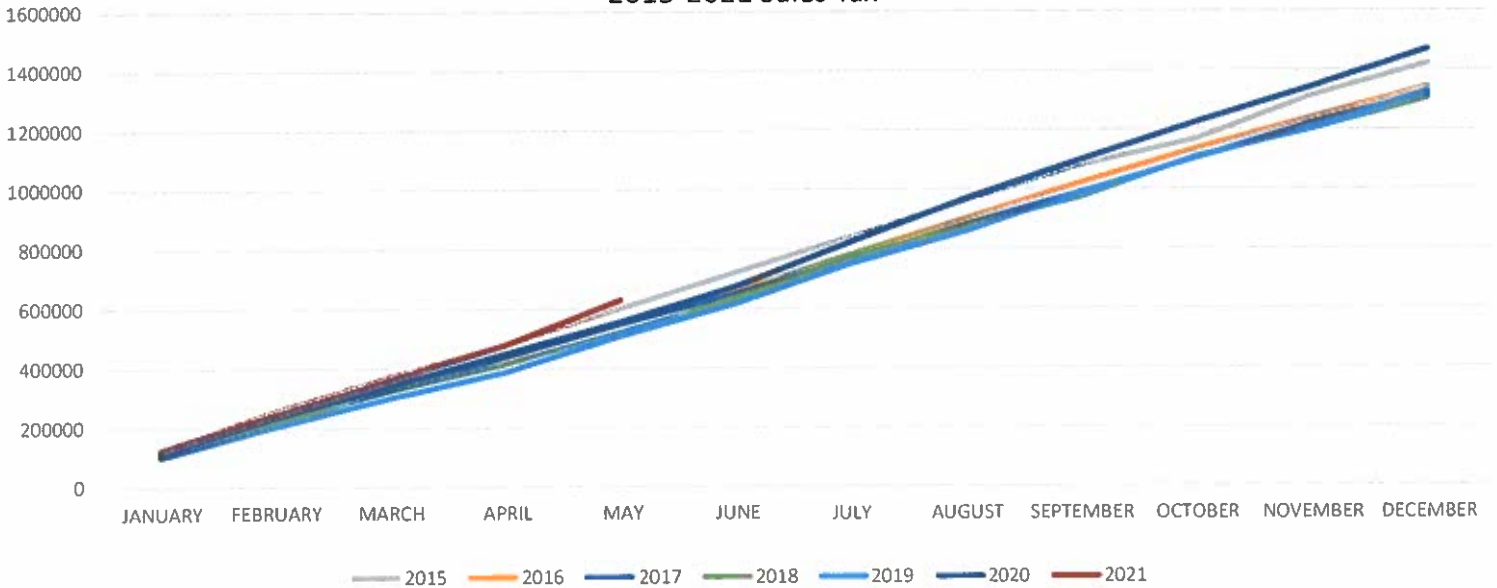
239,834.03 56 Non-voided payables listed.

Report Setup
 AP - Accounts Payable Listing : Vendor Name
 Filter Options
 Starting: 6/4/2021
 Ending: 6/4/2021
 Banks: All
 Payable Status: Posted, Printed, ACH, Recorded, Voided
 All Vendors Selected

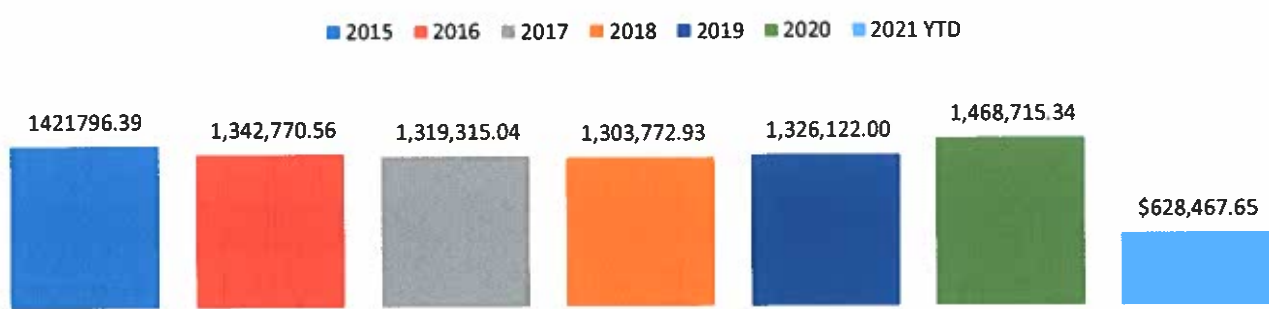
CITY OF БЕЛОIT SALES TAX REVENUE

| | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 |
|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|----------------------|
| JANUARY | \$ 125,983.23 | \$ 117,774.02 | \$ 102,747.05 | \$ 109,162.19 | \$ 100,234.82 | \$ 114,533.69 | \$ 121,165.54 |
| FEBRUARY | \$ 134,134.78 | \$ 109,648.83 | \$ 118,085.61 | \$ 109,501.08 | \$ 104,748.92 | \$ 120,470.44 | \$ 122,030.39 |
| MARCH | \$ 115,205.86 | \$ 109,246.42 | \$ 103,763.45 | \$ 106,384.25 | \$ 94,525.59 | \$ 105,946.59 | \$ 116,133.90 |
| APRIL | \$ 103,651.62 | \$ 99,984.99 | \$ 113,938.45 | \$ 89,916.96 | \$ 87,499.43 | \$ 107,404.22 | \$ 120,037.71 |
| MAY | \$ 121,941.32 | \$ 113,426.40 | \$ 109,437.07 | \$ 104,627.60 | \$ 119,176.31 | \$ 106,176.29 | \$ 149,100.11 |
| JUNE | \$ 122,286.55 | \$ 109,101.67 | \$ 102,372.18 | \$ 115,972.71 | \$ 111,186.28 | \$ 119,138.56 | |
| JULY | \$ 117,642.41 | \$ 122,005.99 | \$ 110,024.70 | \$ 133,246.04 | \$ 131,660.73 | \$ 149,419.31 | |
| AUGUST | \$ 120,715.96 | \$ 120,558.69 | \$ 121,068.11 | \$ 106,519.70 | \$ 110,232.51 | \$ 146,183.48 | |
| SEPTEMBER | \$ 118,541.72 | \$ 117,954.54 | \$ 107,033.90 | \$ 97,207.55 | \$ 128,919.86 | \$ 128,278.77 | |
| OCTOBER | \$ 88,173.61 | \$ 114,790.42 | \$ 114,683.22 | \$ 136,175.60 | \$ 115,689.81 | \$ 126,946.36 | |
| NOVEMBER | \$ 144,227.38 | \$ 104,749.92 | \$ 115,654.49 | \$ 90,159.84 | \$ 103,917.93 | \$ 116,822.90 | |
| DECEMBER | \$ 109,291.95 | \$ 103,528.67 | \$ 100,506.81 | \$ 104,899.41 | \$ 118,329.81 | \$ 127,394.73 | |
| Monthly Average | \$ 1,421,796.39 | \$ 1,342,770.56 | \$ 1,319,315.04 | \$ 1,303,772.93 | \$ 1,326,122.00 | \$ 1,468,715.34 | \$ 628,467.65 |

2015-2021 Sales Tax

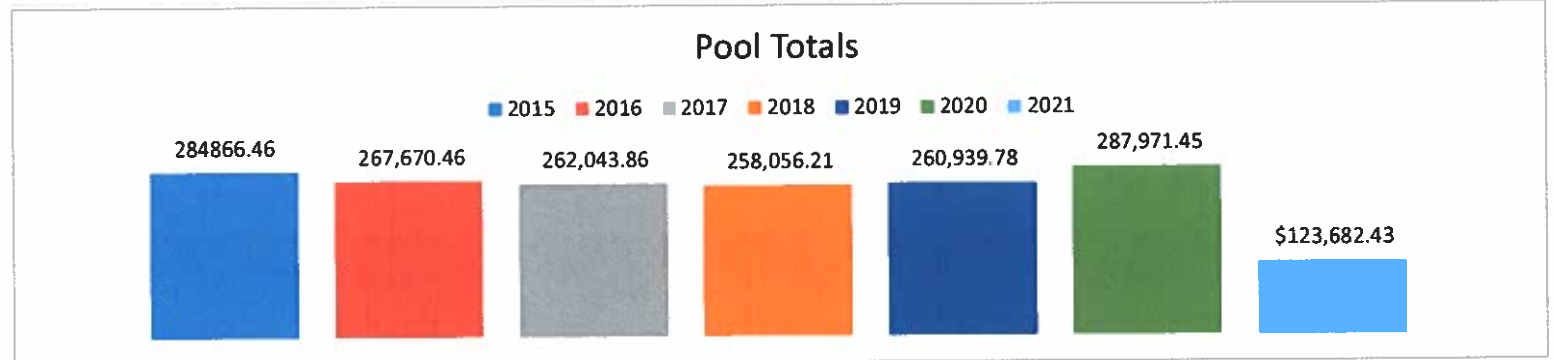
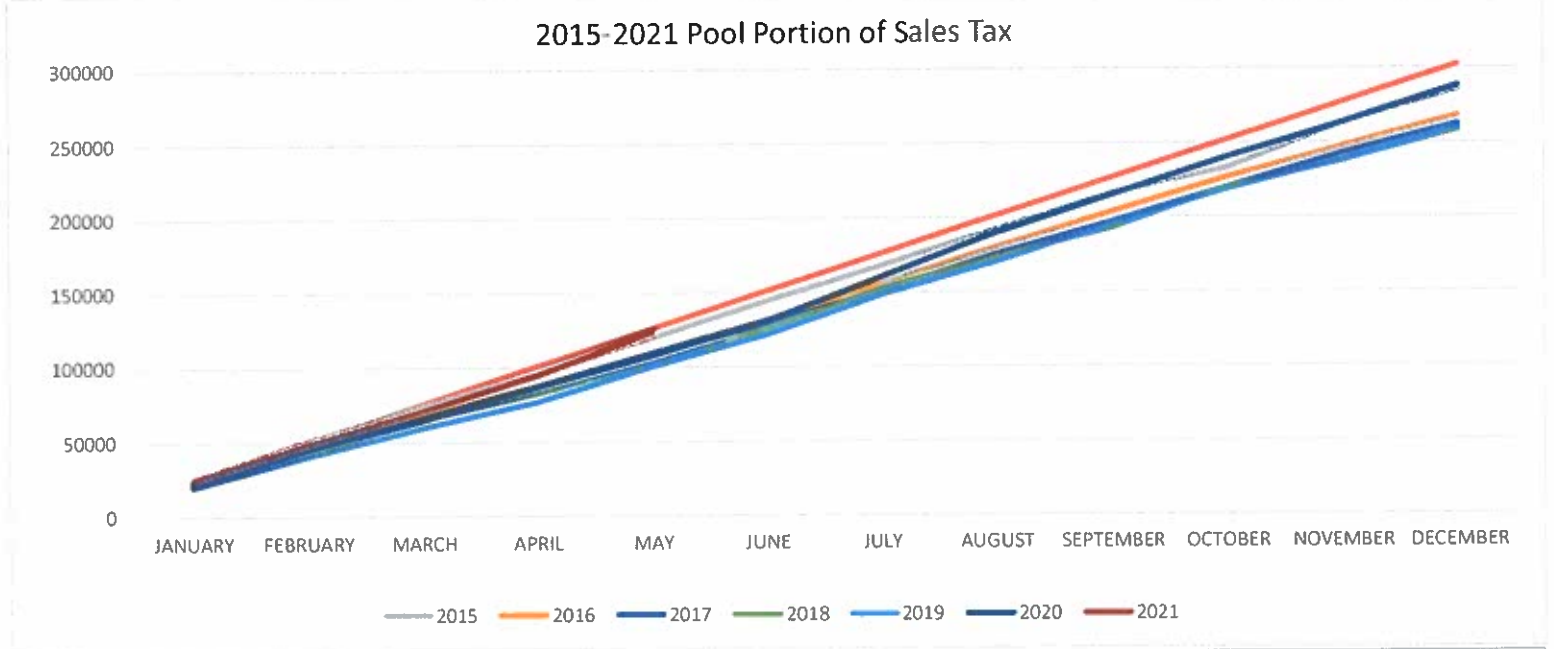


Totals



SALES TAX REVENUE- Pool

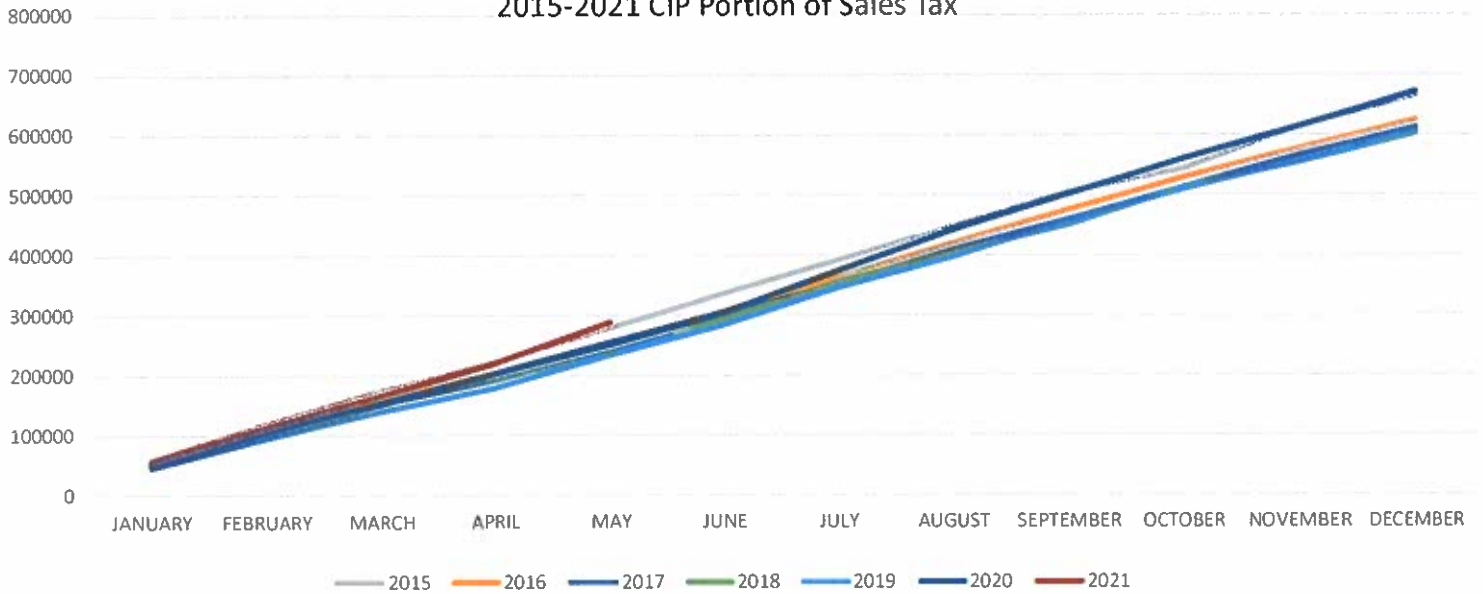
| Pool Fund | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 |
|---------------------|-------------------|------------------------|--------------------|-------------------|-------------------|-------------------|-------------------|
| JANUARY | 25,430.95 | 23,544.13 | 20,489.41 | 21,874.28 | 19,644.46 | 21,474.97 | \$ 23,845.38 |
| FEBRUARY | 25,891.76 | 21,744.87 | 22,991.91 | 21,843.41 | 20,890.34 | 23,348.15 | \$ 24,015.58 |
| MARCH | 23,302.95 | 22,070.58 | 20,807.49 | 21,064.45 | 19,065.28 | 20,911.79 | \$ 22,855.15 |
| APRIL | 20,683.05 | 20,161.00 | 22,472.92 | 17,497.90 | 16,862.80 | 20,997.83 | \$ 23,623.42 |
| MAY | 24,458.77 | 22,405.96 | 22,084.66 | 20,370.61 | 23,752.41 | 20,914.35 | \$ 29,342.90 |
| JUNE | 24,568.81 | 21,793.03 | 20,317.77 | 23,165.00 | 21,594.77 | 23,046.13 | |
| JULY | 23,665.05 | 24,270.94 | 21,748.58 | 26,524.77 | 26,380.17 | 29,629.30 | |
| AUGUST | 24,151.25 | 23,853.22 | 24,369.77 | 20,943.37 | 21,939.70 | 29,052.42 | |
| SEPTEMBER | 23,934.91 | 23,568.13 | 21,375.43 | 19,339.21 | 25,430.05 | 25,516.04 | |
| OCTOBER | 16,798.71 | 22,955.16 | 22,846.33 | 27,059.09 | 22,733.09 | 24,995.15 | |
| NOVEMBER | 29,992.95 | 20,623.78 | 22,792.35 | 17,475.09 | 19,809.78 | \$ 23,001.89 | |
| DECEMBER | 21,987.30 | 20,679.66 | 19,747.24 | 20,899.03 | 22,836.93 | \$ 25,083.43 | |
| | 284,866.46 | 267,670.46 | 262,043.86 | 258,056.21 | 260,939.78 | 287,971.45 | 123,682.43 |
| Monthly Avg. | 23,738.87 | 22,305.87 | 21,836.99 | 21,504.68 | 21,744.98 | 23,997.62 | 24,736.49 |
| Target: | \$302,000 | Monthly Target: | \$25,166.67 | | | | |



SALES TAX REVENUE- CIP

| CIP FUND | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 |
|--------------|------------|------------|------------|------------|------------|----------------|--------------|
| JANUARY | 59,338.88 | 54,936.32 | 47,808.64 | 51,039.99 | 45,837.07 | 50,108.27 | \$ 55,663.45 |
| FEBRUARY | 60,414.12 | 50,738.04 | 53,647.78 | 50,967.97 | 48,744.12 | 54,479.00 | \$ 56,060.76 |
| MARCH | 54,373.54 | 51,498.01 | 48,550.83 | 49,150.39 | 44,485.67 | 48,794.18 | \$ 53,351.91 |
| APRIL | 48,260.46 | 47,042.34 | 52,436.80 | 40,828.42 | 39,346.52 | 48,994.93 | \$ 55,145.32 |
| MAY | 57,070.45 | 52,280.59 | 51,530.89 | 47,531.43 | 55,415.28 | 48,800.14 | \$ 68,496.59 |
| JUNE | 57,327.21 | 50,850.42 | 47,408.13 | 54,051.67 | 50,387.81 | 53,774.32 | |
| JULY | 55,218.44 | 56,632.20 | 50,746.68 | 61,891.14 | 61,553.72 | 69,135.03 | |
| AUGUST | 56,352.91 | 55,657.51 | 56,862.79 | 48,867.85 | 51,192.62 | 67,788.97 | |
| SEPTEMBER | 55,848.13 | 54,992.29 | 49,875.99 | 45,124.84 | 59,336.78 | 59,537.42 | |
| OCTOBER | 39,196.98 | 53,562.03 | 53,308.11 | 63,137.87 | 53,043.87 | 58,322.03 | |
| NOVEMBER | 69,983.54 | 48,122.15 | 53,182.15 | 40,775.20 | 46,222.83 | \$ 53,671.08 | |
| DECEMBER | 51,303.70 | 48,252.54 | 46,076.88 | 48,764.41 | 53,286.16 | \$ 58,528.02 | |
| | 664,688.36 | 624,564.44 | 611,435.67 | 602,131.18 | 608,852.45 | 671,933.39 | 288,718.04 |
| Monthly Avg. | 55,390.70 | 52,047.04 | 50,952.97 | 50,177.60 | 50,737.70 | 55,994.45 | 57,743.61 |
| | | | | | | 6 Year Average | 630,600.92 |

2015-2021 CIP Portion of Sales Tax



CIP Totals



REQUEST FOR COUNCIL ACTION

DATE: 6/2/2021

TITLE: NCK Wellness Center Operational Agreement

ORIGINATING DEPARTMENT:

Administration



TYPE OF ACTION:

ORDINANCE

RESOLUTION

FORMAL ACTION

OTHER

RECOMMENDATION:

I recommend that Council approve the operational agreement with the NCK Wellness Center.

BACKGROUND:

In the early 2000's, the City of Beloit, NCK Technical College, and the Mitchell County Hospital Health Systems along with citizens joined forces to develop the NCK Wellness Center. The existing operational agreement has been in place since 2006 and the NCK Wellness Center Board recently underwent the process of revising and updating the agreement. Since its formation, the NCK Wellness Center has grown, become financially stable, and is an asset to our community. The new operational agreement closely follows the processes that we are currently undertaking and does not bring the city under any new liability or resource requirements.

FINANCIAL IMPACT:

There are no new financial impacts to the City of Beloit.

OPTIONS:

DISCUSSION:

Respectfully submitted,
Jason Rabe
City Manager

**MITCHELL COUNTY WELLNESS CENTER
RESTATED OPERATIONAL AGREEMENT**

THIS AGREEMENT, effective on the 1st day of July, 2021, among NCK Wellness Center, Inc., hereinafter referred to as "NCKW", the North Central Kansas Technical College, hereinafter referred to as "NCK Tech" and the City of Beloit, Kansas, hereinafter referred to as the "City," and Mitchell County Hospital Health Systems, hereinafter referred to as "MCHHS," collectively referred to as "Members."

RECITAL

The Members have jointly worked to bring into reality a community wellness center to be located on the campus of the NCK Tech.

The Members desire to continue this interlocal agreement authorized pursuant to K.S.A. 12-2901, et seq., for the purpose of operating the NCK Wellness Center hereinafter referred to as the "Wellness Center" for the use of patients, students, faculty and citizens of North Central Kansas.

The creation of a Wellness Center has promoted and encouraged programs that improves the quality of life for the residents of North Central Kansas and students of the NCK Tech.

The establishment of the Wellness Center was only accomplished by the sharing of resources, equipment, expertise and capital of each of the respective parties.

The Wellness Center is located on the campus of the Technical College and incorporates the existing gymnasium and natatorium with the addition of another building and parking lot which compliments the existing facility.

NCKW shall be responsible for the operation of the Wellness Center under the terms and conditions of this Agreement.

For the reasons above and in consideration of the mutual covenants and contributions by each of the Members the Members agree as follows, to-wit:

1. **Wellness Center.** By the joint contributions of each of the Members as set forth in this agreement, the parties shall continue a Wellness Center on the campus of NCK Tech. The Wellness Center consists of the existing NCK Tech gymnasium, natatorium and locker rooms along with attached constructed buildings with additional parking lot.

2. **Term.** This Agreement shall provide for continued operation from July 1, 2021 and shall continue in force for a term of two (2) years to June 30, 2024. This Agreement shall be automatically extended for an additional one (1) year after the expiration of the first year of each term unless any Member shall notify the others within one (1) year of its election to terminate the Agreement. Records and other materials concerning the operation of the Wellness Center will be preserved and available to the Members. No personal property shall be removed upon the termination of this Agreement. Upon termination all physical personal property shall be sold unless otherwise agreed upon by the Members. Further, upon termination all obligations of the Wellness Center shall be paid and satisfied. Any remaining funds or investments of the Wellness Center shall be contributed to an Internal Revenue Code 501(c)(3) organization for such worthy community projects of a charitable nature as a majority of the Members may agree.

3. **Management.** The board of NCKW will be the governing board of the Wellness Center and it will be in full charge of its operation. The board of NCKW shall be sensitive to the needs of and aware of any implications to the NCK Tech, MCHHS and the City in its operation of the Wellness Center. NCKW shall provide and be fully responsible for the management of the Wellness Center, although, some staff may be leased employee(s) of any of the Members. Further NCKW shall be responsible for costs and expenses incurred in the operations of the Wellness Center subject to the terms stated in this Agreement. NCKW shall

be entitled to all income from the operation of the Wellness Center and likewise shall be responsible for any losses. The Director hired by NCKW shall be aware of the NCK Tech schedule and will coordinate with the college personnel in charge of arranging student activities to encourage student activity in the Wellness Center. In the spirit of serving the larger community, the facility shall be used for special events which have been customary, as scheduling allows.

4. Operations. All Members recognize that good communications are critical in the success of the Wellness Center. The board of directors, "Board", shall consist of two (2) representatives to be named by each of the Members who shall thoroughly understand the operations of the Wellness Center and its impact on each of the parties. All information pertinent to their function for the Center shall be brought to the Board.

The Board shall be the liaison between the involved entities and the community. Any Board member will bring any issues that arise by any party involved in the Wellness Center to the Board for discussion and will bring back any recommendations from the Board and/or other Members. The NCKW Board will review any issues or recommendations and deal with them in a manner that respects the other Members and assures good, orderly management of the Wellness Center.

5. Contributions to Operations.

A) As provided earlier, NCKW shall be solely responsible for the operations of the Wellness Center and shall see that all necessary expenses of the Wellness Center are paid on a timely basis. NCKW shall be solely responsible for the financial integrity of the Wellness Center. NCKW shall provide all equipment, furniture and fixtures needed in the operation.

B) NCK Tech shall contribute a fee to the Wellness Center on an annual basis for utilization of the Wellness Center by the college students. Currently, an assessment is made for Ninety-Seven and 98/ 100 Dollars (\$97.98) for each full-time student enrolled on the

Beloit campus as of November 1 of each year. This payment shall entitle such students to a full membership in the Wellness Center. Payments shall be made to the Wellness Center on or before November 10 of each year. The level of the annual fee per student shall be increased at the same percentage rate as any increase that shall be issued a private single membership for the Wellness Center.

C) To assist the Wellness Center, the City shall provide the following contributions, to-wit:

i) The City shall pay an amount of Twenty-Seven Thousand Seven Hundred Sixty-One and 87/100 Dollars (\$27,761.87) and will pay the same amount on the first day of January each year thereafter to help fund the Wellness Center and provide employee benefits for full time City employees. The annual fee shall be increased during the term of this Agreement at the same percentage as private single memberships fees are increased during the life of the Wellness Center.

ii) The City shall provide technical assistance through consultation in the maintenance and operation of the pool facility.

iii) The City shall provide a 50% discount on water and sewage costs needed for the emptying and refilling of the pool at the natatorium. The City will consider these discounts not more frequently than every five (5) years or upon emergency situations.

All full time City employees are entitled to a single membership. An additional charge will be made for family membership.

6. Curriculum and Classroom. The Wellness Center will be available to the NCK Tech for the purposes of conducting classes in the education and training of students in wellness and fitness occupations. One classroom shall be primarily dedicated to instruction of students. It shall be available for other uses at times not needed by the NCK Tech in its

curriculum. The NCK Tech shall be given necessary access to equipment and facilities to facilitate its programming needs at no cost. Programming and scheduling shall be done cooperatively to assure the best balance for patrons and instructional purposes. Should the NCK Tech receive external funding in the form of grants, donations for equipment, or capital improvements for programs using the Wellness Center, such assets and monies shall be used and retained by the NCKW.

7. **Utility Consideration.** All utilities to be used in the operation of the Wellness Center will be on a separate meter or meters for the utility usage required by the Wellness Center. NCKW shall pay all utilities used in the operation of the Wellness Center. All utilities needed for the balance of the student union shall be the obligation of the NCK Tech.

8. **Accounting.** NCKW shall maintain a complete set of records, statements and accounts concerning the operations of the Wellness Center, which will fully and accurately reflect its activities, income and expenses. A summary of the income and expenses of the Wellness Center will be provided to the Members on at least an annual basis. The complete set of records, statements and accounts concerning the operation will be available to any Member at their request.

9. **Insurance.** During the term of this Agreement, NCKW shall provide insurance against liability for personal injury and property damage in an amount of at least One Million and No/ 100 Dollars (\$1,000,000.00). During the term of this Agreement, the NCK Tech shall provide the fire and extended standard insurance on the Wellness Center building, including all alterations, additions and improvements. The coverage will include loss or damage by fire with all standard extended coverage now provided by the NCK Tech on its other insured facilities. The NCK Tech will not be responsible for insurance coverage on the contents of the Wellness Center that belongs to NCKW.

10. Maintenance and Repair. The NCK Tech shall be responsible for the integrity and necessary repair of the outer shell of the building. NCKW shall be responsible for routine maintenance and all other repair on the building, equipment and improvements, which shall include the draining and filling of the pool. All Members shall participate as resources allow in meeting the needs of the Wellness Center as they arise. Operations and repairs have occurred in the past by generous support of all Members and that attitude and contributions are encouraged in the future.

11. Binding Effect. This Agreement shall be binding upon the successors and assigns of the respective parties.

NCK WELLNESS CENTER, INC.

By _____
Curtis A. Frasier

**NORTH CENTRAL KANSAS TECHNICAL
COLLEGE**

By _____
James M. Johnson,
Chairman of the Board

THE CITY OF BELOIT, KANSAS

By _____
Tom Naasz, Mayor

ATTEST:

Amanda Lomax, City Clerk

MITCHELL COUNTY HOSPITAL HEALTH SYSTEMS

By _____
Brigit Gasper,
Chairman of the Board

REQUEST FOR COUNCIL ACTION

DATE: 6/2/2021

TITLE: Special Event Request

ORIGINATING DEPARTMENT:

Administration

TYPE OF ACTION:

ORDINANCE

RESOLUTION

FORMAL ACTION

OTHER

RECOMMENDATION:

I recommend that the Council approve the special events license request from Adam Mosher for the Chautauqua Park July 23rd - 25th, 2021 for a disc golf tournament.

BACKGROUND:

Adam Mosher is requesting a special event license at the Chautauqua Park for a disc golf tournament July 23th - 25th. There will be no alcohol sold, alcohol consumption however, will be limited to the park. This event was successfully held in 2019 and 2020.

FINANCIAL IMPACT:

There is no direct cost associated with this item.

OPTIONS:

DISCUSSION:

Respectfully submitted,
Jason Rabe
City Manager

REQUEST FOR COUNCIL ACTION

DATE: 6/2/2021

TITLE: Library Board Appointments

ORIGINATING DEPARTMENT:

Administration

TYPE OF ACTION:

ORDINANCE

RESOLUTION

FORMAL ACTION

OTHER

RECOMMENDATION:

I recommend that Council approve the Library Board appointments of Delores Daniels and Deborah Abram for a 4 year term from 2021-2024.

BACKGROUND:

FINANCIAL IMPACT:

OPTIONS:

DISCUSSION:

Respectfully submitted,
Jason Rabe
City Manager

REQUEST FOR COUNCIL ACTION

DATE: 6/2/2021

TITLE: Approve Sale of North Campus Lots

ORIGINATING DEPARTMENT:

Administration



TYPE OF ACTION:

ORDINANCE

RESOLUTION

FORMAL ACTION

OTHER

RECOMMENDATION:

I recommend that Council consider the attached contract for the Sale of Lots at the North Campus with Brett and Lacy Wichers and to allow Mayor Tom Naasz to sign all contracts and closing documents for this sale.

BACKGROUND:

FINANCIAL IMPACT:

The sale of the lots will be for \$30,000.00 to be added into the CIP fund.

OPTIONS:

DISCUSSION:

Respectfully submitted,
Jason Rabe
City Manager

REAL ESTATE CONTRACT

THIS AGREEMENT, made and entered into this 2nd day of June, 2021, by and between The City of Beloit, Kansas, a Kansas municipality, party of the first part, hereinafter referred to as Seller, and Brett and Lacy Wichers, husband and wife, party of the second part, hereinafter referred to as Buyers.

WITNESSETH:

1. PROPERTY:

Seller agrees to sell and Buyers agree to purchase, under the terms and conditions hereinafter set forth, the following described real estate (the "property"), to-wit:

Lots One (1), Two (2), Three (3) and Four (4), Block Five (5), North Campus Addition to the City of Beloit, Mitchell County, Kansas.

2. PURCHASE PRICE:

Buyers shall pay Three Thousand Dollars (\$3,000.00) down upon the execution of this contract. Buyers shall pay the remaining sum of Twenty-Seven Thousand No/100 Dollars (\$27,000.00) to the Seller at closing.

3. SPECIAL ASSESSMENTS:

Seller and Buyers acknowledge that the City of Beloit has levied special assessments on each of the parcels for street and street light improvements. Upon closing, Seller will waive the remaining amounts due for unmatured special assessments.

4. TITLE:

Seller shall provide Buyers a title insurance commitment for a title insurance policy to be issued at the time of purchase, which will insure Buyers against loss or damage to the extent of the purchase price by reason of defects in title of Seller to said real estate.

The commitment shall show marketable title vested in Seller, subject to encroachments which would be disclosed by survey, rights-of-way or record, trees, plantings and fences thereon; restrictions and protective covenants of record, provided no forfeiture provisions are contained therein; unmatured special assessments, zoning laws, ordinances and regulations; rights of tenants in possession; the liens, if any, described therein; and those exceptions which are standard to First American Title Insurance Company's Schedule B or as specified therein. The cost of the standard owner's policy of title insurance shall be paid one-half (1/2) by each of the parties hereto. Buyers shall pay for any lender's/mortgagee's title insurance coverage.

Seller shall be responsible to use due diligence to resolve any title defects at Seller's expense subject to the foregoing exceptions. Should it become impossible for the above-named Seller to furnish a merchantable title to the above-described real estate, then the Buyers shall be entitled to the return of the monies theretofore paid, and the Seller shall be entitled to the immediate possession of said real estate and immediate release from all contractual obligations hereunder.

5. CONVEYANCE:

Seller agrees to forthwith execute and acknowledge a General Warranty Deed conveying said real estate, subject to easements and restrictions of record. The costs of recording the deed shall be paid by the Buyers.

6. CONDITION OF PREMISES:

Buyers specifically represent that there are no important representations concerning the condition or value of the property made by Seller on which Buyers are

relying except as may be fully set forth in writing and signed by them.

7. POSSESSION:

Buyers shall be entitled to possession of the property upon execution of this contract, but any improvements made prior to closing are done so at their own risk. Buyers understand and agree that should the contract fail to close for any reason, any improvements made to the property prior to closing shall be considered permanent improvements and become a part of the Seller's property.

8. TAXES:

Seller shall be responsible for real estate taxes prior to date of closing. Buyers shall pay all real estate taxes from date of closing and thereafter.

9. TEMPORARY ESCROW AGREEMENT:

An executed copy of this agreement, the general warranty deed as hereinabove provided for, and the Owner's Policy of Title Insurance shall be deposited in escrow with NCK Title, LLC, which shall act as escrow agent. Said escrow agent is hereby instructed upon full payment of the sum heretofore mentioned to be paid by the Buyers and meeting all other terms and conditions upon his part to be made herein, to deliver said deed and Owner's Policy of Title Insurance to the Buyers. Buyers and Seller and each of them promise to indemnify and hold harmless the escrow agent against any cost, damages, attorney fees, expenses and liabilities, which in good faith and without fault of which may incur or sustain in connection with this agreement and in connection with any court action arising out of this agreement.

10. CLOSING DATE AND EXPENSES:

This transaction shall be closed and settlement shall occur on or before August 1, 2021, at the office of NCK Title, LLC, Beloit, Kansas. At that time and place or such later date as the parties may agree to in writing, each party shall deliver to the other all instruments, documents and funds required for the complete execution of this contract. Seller and Buyers shall each pay one-half (½) of the expenses incurred in completing closing, which shall include but not be limited to, the drafting of a deed and real estate questionnaire, preparing closing statements, writing closing checks, conferences, telephone calls, copy and postage expense. The costs of drafting this real estate contract shall be paid by the Seller outside of closing.

11. ATTORNEYS' FEES:

In case an action is brought by Seller or Buyers to enforce this contract or any of its provisions, the successful party in such action shall be entitled to attorneys' fees in addition to ordinary taxable costs of the action.

12. ASSIGNMENT:

Buyers shall not sell, assign or transfer this contract or any interest under it, or any interest in or to said property, without first obtaining the written consent of the Seller.

13. CONCLUSIVENESS:

All of the terms and conditions of this agreement between the parties hereto are stated herein and no representations or inducements have been made to the Buyers by the Seller other than those herein set forth.

14. BINDING ON HEIRS:

This contract shall be binding upon the heirs, executors, administrators, successors and assigns of the respective parties hereto.

15. GOVERNING LAW:

The parties agree that this contract shall be interpreted and enforced in accordance with the laws of the State of Kansas.

IN WITNESS WHEREOF, this contract has been executed by the parties hereto on the day and year first above written.

SELLER:

THE CITY OF BELOIT, BELOIT, KANSAS
a Kansas municipality

Tom Naasz, Mayor

Date: _____

ATTESTED BY:

Amanda J. Lomax, City Clerk

BUYERS:

Brett Wichers

Date: _____

Lacy Wichers

Date: _____

REQUEST FOR COUNCIL ACTION

DATE: 6/2/2021

TITLE: Quit Claim Deed to 214 N. Mill Street Property

ORIGINATING DEPARTMENT:

Administration

TYPE OF ACTION:

ORDINANCE

RESOLUTION

FORMAL ACTION

OTHER

RECOMMENDATION:

I recommend that Council accept the Quit Claim Deed to 214 N. Mill Street.

BACKGROUND:

This property located on North Mill Street is in need of demolition. I have worked out an agreement with the property owner to have the property deed to the City of Beloit. Next steps will be to put out a bid for demolition. The City of Beloit has done this process with several properties and has on average recouped a majority of the demolition cost. It would be assumed that the values of the existing properties would only improve further offsetting cost of demolition. There are no long range plans for the property other than sale to any interested parties.

FINANCIAL IMPACT:

There is additional financial impact of the tax assessments of approximately \$1,400.00 that will need to be paid and the cost of demolition.

OPTIONS:

DISCUSSION:

Respectfully submitted,
Jason Rabe
City Manager

