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Beaver BUZZ

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Final Update on our Water Tower!

INSIDE THIS ISSUE

- 1** Final Update on our Water Tower!
- 2** Public Transportation has been approved.
- 3** April Council Meeting Minutes
- 4** School House Project & Gaylord Community Foundation
- 5** Survey (Feedback Needed)

As you will notice, our water tower has a fresh coat of shiny silver paint on the outside! Council is pleased to report we are on the last steps of having this project complete. Crews completed the painting and upgrades to the water tower on April 12th. One addition of safety cables has not been installed yet, as these components had not yet arrived. The water tower crews will be in the general area for the next several weeks and when these parts arrive will return to install. Our water tower is currently still empty and not back into service yet, as curing times for the epoxy coatings on the interior of the tank still need time to fully cure. Curing times can be affected by the outside temperatures and cooler days and nights can extend the curing times. There is a process to complete to place our water tower back into service within our water system again. Council anticipates beginning this process the first week of May. First the standpipe portion of the water tower is filled, and allowed to sit for 8 hours. The second phase is to then fill the bowl portion of the water tower. Once filled the tower needs to sit for 24 hours. The third phase is to then begin taking water samples to test for the residual chlorine levels to make sure they are within the required levels as set by the Kansas Department of Health & Environment. Once we have tested the water and it is determined that the levels of chlorine are within the state parameters, we can then place the water tower back into service within our water system. So if all phases of this process go smoothly, and no issues occur, council would expect the water tower to back into service and fully functioning by no later than Wednesday, May 4th, 2018.

Council would again like to express our thanks and gratitude towards all our residents and water system users during this entire process for your patience and understanding. This has been a lengthy, but necessary process, to continue to provide our water system users with the highest quality of water possible.

Public Transportation has been approved!

Wonderful news has been received from the City of Smith Center concerning the grant for a second vehicle; they applied for funding from the State of Kansas. Smith Center was approved for obtaining a second vehicle to be used for public transportation in Smith County. Smith Center anticipates this second vehicle to arrive sometime in the summer of 2018, and will be able to begin using this vehicle by late summer/early fall of this year. This second vehicle will be used on a rotating daily schedule for the communities other than Smith Center within Smith County. Initial plans are for this vehicle to rotate between each community daily, so all communities in Smith County will have access to this vehicle each week. With any new project or endeavor, it is going to take some time to work out all issues or complications that arise, but the ultimate goal will greatly impact all residents of Smith County. It is going to take some time to finalize scheduling to make sure all trips run smoothly, and to allow for travel time between communities, but please be patient with this process, as the benefit this vehicle will bring to our residents, far outweighs any of these concerns. Members of City Council are excited to offer this wonderful opportunity for some of our homebound residents, the option to have public transportation and have the freedom to run errands, go to appointments, or visit friends/family, within Smith County as they wish. Depending on how many users this vehicle has from a community at the same time, users may experience some wait times to allow for travel time between drop-offs. Smith center may require all users to pre-schedule trips for this vehicle so better coordination of trips can occur, but we have not heard how they will handle this process at this time. Stay tuned as we will keep you updated on this vehicle and this process.

City Yard Waste Disposal Site

Just a reminder as you begin to clear debris from your yards only certain items can be taken to our City Burn Site for disposal. Please place trees, limbs, and shrubs within the pile in the middle and any yard clippings, leaves and small debris within the compost pile in the southeast corner of the dump. Please do not place any debris in bags or boxes and leave in the City Dump. NO HOUSEHOLD WASTE OR LUMBER IS TO BE LEFT AT THE CITY DUMP!

Old Tires, Refrigerators & Air Conditioner Disposal

The Smith County Landfill is now taking tires. **FREE OF CHARGE** You must have 2 scale tickets. One empty weight of vehicle and another scale ticket with weight of tires in the vehicle. You will also, need to provide proof that you are a resident of Smith County, (Driver's License will do.)

Disposal of Refrigerators or Air Conditioners are now being accepted at Dave's Heating and Cooling. **FREE OF CHARGE.**

For additional information or questions please call Landfill at 785-389-1200

Minutes from the April City Council Meeting

City of Gaylord - Minutes of April 11th, 2018 Regular Meeting

The Gaylord City Council met in regular session in the Community Center at 7:00 p.m., April 11th, 2018.

Present Members: Barb Lehmann, Jim Muck, Gene Casteel, Wil Neussendorfer, and Wendell Felsburg

Absent Members: none

Presiding: Mayor David Tucker

Present also: City Clerk Aubrey Neussendorfer, Treasurer Crystal Ifland, Utility Superintendent Ed Burt, Fire Chief Adam Ifland, and Eddie Hofer from Maguire Iron.

Mayor Tucker called the Regular Meeting to order at 7:00 p.m.

Citizen's Report: Eddie Hofer from Maguire Iron updated council on the work he and his crew had completed on the water tower. At this time all work had been completed except for the installation of the safety cables. His crews will be in the area working on other projects, and when this item arrives they will return to install. Eddie went over the process of putting the water tower back into service, and will also email this schedule. The first phase is to fill the standpipe and allow this to sit for 8 hours. Then to fill the entire tower and allow the water to sit for 24 hours, before testing the chlorine levels at the water tower. If the levels are within the required state limits and not too high then the tower can be placed back into service. Eddie stated he will send all pictures he took during his work here, and will email them to the City. In his experience, he felt our tower was in fairly good shape, and the without sandblasting the entire exterior of the tank the paint applied would probably last 7-10 years. As when you paint over existing paint, it will only last as long as what is underneath it. He recommends contacting our sales representative and obtaining a regular maintenance and inspection contract for an annual or biannual basis.

Fire Chief Adam Ifland requested council's approval of two new members to the Fire Department, of Clay Cole and Blake Ifland. At this time Mayor David Tucker made the appointment of Clay Cole and Blake Ifland to be approved as members of the Gaylord Volunteer Fire Department. Barb made the motion to accept the Mayor's appointment of Clay Cole and Blake Ifland as new members of the Gaylord Volunteer Fire Department. Jim seconded, motion carried. Adam asked council when they would have the water tower back into service. After discussion the tentative date of Monday May 7th was set as the date the water tower would be back online and the system back to normal. Adam reported the ambulance has been received and members had removed all EMS related decals and have stocked the ambulance with their gear, and it's ready for use on calls. Adam updated council they have not heard anything on the FEMA truck grant as of yet, and have applied for new Bunker Gear with local grants that were available this spring.

The minutes of the March 12th Regular Meeting was read. Wil made the motion to approve the minutes as read. Barb seconded, motion carried.

Mayor Tucker called for the reading of the bills. Jim made a motion, seconded by Wil, to approve payment of bills, including any routine bills outstanding. Motion carried. Bills paid out \$7,668.20.

Mayor Tucker asked for a report of utility arrears: Richard Bose, Darin Godsey with three accounts, Ron Peterson, Terry Manning, Mike DuBois, and Candice Bolin. No accounts were disconnected. Aubrey reported there had been an issue concerning the termination date on account #82. They claim the request was submitted on December 26th, 2017 for the service to be terminated at this property. No paperwork requesting this termination was on file in the City Office. Ed did not remember terminating this account and has been reading the meter every month. The property owner is asking for council to reimburse or credit their account for charges paid for February, March, and April as they have been paying all along, until they questioned these charges in April. After discussion, Council agreed since this property owner lives out of town and this is a seasonal home, each time they want service turned on they need to contact the City Office via phone or in person to pay the \$25.00 reconnect fee. Once this fee is paid, and if they are not here they need to send their contact that lives here in town into the City Office to sign the request for service paperwork after the \$25.00 is paid. To have services terminated they need to call the City Office to make the request and have their contact come into the City Office to sign the paperwork. Or if they are here they need to come in and sign the termination paperwork. Council asked Aubrey to send the property owner a letter stating these procedures and how to handle having water services turned on and off in the future so no issues occur. At this time no reimbursement or credits will be issued on this account.

OLD BUSINESS:

- Aubrey reported letters had been sent to all property owners adjoining the Holmes Addition Drainage Ditch on Second Street and they had until Friday, April 13th to submit their written objections to the City Office. If no objections are received then work can begin on this project.
- Aubrey reported she had heard from John Walsh from Johnlin Measurements and he stated he does not know what is exactly wrong with the bulk fill water station and has ordered all new electronic components for the system and once they have arrived, will touch base with us and set-up an on-site visit to review the system, and figure out the remaining issues. He stated it would be four weeks or so before these parts would be available, and would wait until the water tower is back in service before his visit is scheduled.
- Aubrey reported since the last meeting a second contract for \$3500 was signed for three additional items to be addressed on the water tower. Repairs to shorten the stand pipe, to fix the broken leg support, and to weld the leak in the bowl.
- Ordinance 369 Section 7 concerning the New Connection Fee for the Gaylord Water and Sewer System was read. Wil made the motion to approved Ordinance 369 as read. Gene seconded, motion carried.
- Council discussed the projects to the water system they would like to complete with funds from the general obligation bonds after

- the invoice is paid for the water tower project. Two projects for sure council would like to see done is, replacing and removing the necessary fire hydrants in town. A prior estimate has been received from Kingsbury Plumbing and Gene will contact Tracy again to verify all hydrants and work that needs to be done is included in this estimate. Also replacement of all older water meters in town council would like to complete. Ed needs to obtain quotes for 90 water meters' and report back pricing to council at the next meeting.
- Aubrey reported Gene had installed the new door stop for the front door at the Community Center.
- Aubrey Reported the new copier/fax machine is in and in use in the City Office. The old machine will be donated for the fire department to use.
- Aubrey reported four grants where applied to for new bunker gear for all 13 fire department members from local organizations. The fire department applied to the Kansas Forestry Service for a 50/50 grant to purchase wildland gear for all fire department members in April. A grant for the installation fees of the lift station will be applied to from the Smith County Community Foundation. Outside landscaping and new concrete base for a display in front of the Community Center was applied to from Midwest Energy. Playground Equipment for the park was applied to from Pioneer as Frieling Grain recommended the city to them for this opportunity. Generators for the Community Center and Fire Station will be applied to from FEMA and the Lawrence Foundation.
- Aubrey reported to council the first meeting of the Gaylord School House Strategic Planning Meeting was not well attended by the public due to other schedule activities the same evening. The planning group discussed options of forming a Gaylord Community Foundation for the funds for this project to be placed. This way if this project would fail, these funds could then be used for other Gaylord Community Projects. A second meeting was scheduled for Thursday, April 26th, 2018 at 7 p.m. and where hoping more residents would attend to obtain a better understanding of interest in pursuing this project. Council discussed this project and wanted it known at this time whatever the future plans where for this property the city did not want to be financially responsible for the upkeep and maintenance of this property. Whatever the outcome the property would need to financially be able to sustain itself.

Mayor called the meeting to recess at 8:32 p.m. Mayor Tucker called the meeting back to order at 8:41 p.m.

NEW BUSINESS:

- It was reported rock could be purchased through Smith County from the Robert Horning Trust rock pit south of town. The county is having rock crushed and stock piled here and they would allow for Gaylord to purchase rock through them at \$0.35/ ton. Council agreed to try a few loads to use on 7th street in front of the elevator to see how well this crushed rock holds up and hopefully will not just turn to powder.
- Council reviewed a report that had been prepared which compared the past five years receipts and disbursements in each fund. Council discussed if there where ways to cut any expenses to save money or areas to review to increase income. Council opted at this time to take a month to review these numbers more and revisit this report at the next month's meeting.
- Current Water & Sewer Rates were discussed by Council. Since it was so difficult in finding a source to help financially with the recent water tower project, council would like to revisit our current water & sewer rate structure to make sure we are collecting enough each month to continue to pay monthly expenses, make our bi-annual bond payments, and allow for saving funds to apply towards future improvements within our water and sewer systems. Council asked Aubrey to contact Wichita State University to see if they still offer the free service to have a study done of our water and sewer rates to determine if increases are necessary.
- Aubrey reported Kim from Hickman had stated if we are still interested in the used Lift Station from the City of Manhattan we need to send them a Letter of Intention, so they can proceed with replacement of this lift station with a new one on their end. Council agreed to send this letter as long as no cost is incurred to us until funding is secured to pay for the installation of this lift station.
- Aubrey reported Laura Kingsbury from the Smith County Memorial Hospital had inquired about using the Community Center to host a 7-week course for the Stepping On Program which informs elderly how to prevent falls. They had received grant funding to teach these courses but this funding would not cover the rental costs of the places they would hold these courses. After discussion Barb made the motion to reduce the rental rates from the business rate of \$50.00 per session to the personal rate of \$30.00 per session for the seven week course. Wil seconded, motion carried.
- Property Valuation Notices for next year where reviewed. The following property values increased: West ½ of the Fire Station. The following had decreased: City Burn Site, East ½ of the Fire Station, Pole Shed, Library, Community Center, City Park, and both halves of the Housing. The Roadside Park's value remained the same.

STREETS: All know issues have already been addressed. **SEWER/TRASH:** Gene reported they would not need to purchase any fill sand for water leak repairs as they would use the used material the water tower crews used when they sandblasted the interior of the tank instead.

WATER: Ed reported he plans to flush all hydrants once the Water Tower is back in service for this quarter. It was asked how soon the media would need to be replaced in the Arsenic System, and Ed was not certain of a date but felt it would be before the end of this year.

FIRE: Wil reported the department had been on no runs in the past month. The City Pumper was still down at this point, parts are here, just needs to be installed to have the pumper ready for service again. **HOUSING/COMMUNITY CENTER:** Barb reported by the end of April all 12 units will be rented at the Housing Authority, as 11 are currently rented. They are looking for someone who does brickwork, as a few of the box planters in front of the apartments are in need of repairs. Others they plan on taking out completely. Donna Muck has begun to display children's books from the library in the office at the Housing, and all residents with children seem to be enjoying this service. Sue has ordered a new flag for their outdoor flag pole. **PARKS:** David reported it was time to spray the both parks again for weeds. Ed reported the lawn mower will need a new battery and he plans to change oil and filters before he begins the mowing season.

UTILITY SUPERINTENDENT: Ed reported he plans to attend a Water System training in Russell on April 26th and will be gone this day. Work is scheduled on the shared fuel barrel this week and Gene had ordered a new padlock for this fuel barrel using the same key as the well houses so the key the fire department already has in its trucks, will work at both locations. David stated as the days are getting warmer, paint could now be ordered to begin repainting the fire hydrants in town. All hydrants will be painted red with reflective yellow numbers.

TREASURER: no report **CITY CLERK:** no report Mayor Tucker stated the next council meeting will be May 9th, 2018 at 7 p.m.

With no further business before the council, a motion was made by Wil and seconded by Barb to adjourn. Motion carried and meeting so adjourned.

Minutes respectfully submitted by:

(City Clerk)

Approved:

(Mayor) (Date)

Disclaimer: These minutes are unofficial and not official until the Gaylord City Council approves them and are signed by the Mayor.

Burning Ban is lifted!

As of Monday, March 19th, 2018 the Smith County Commissioners lifted the burning ban they had previously placed in Smith County, Kansas in a burning ban.

Advice from the Kansas Forestry Service states while most of the region has received moisture please be cautious if you choose to burn. Most people assume after a rain, the fire danger is gone or significantly reduced. These little amounts will not stop the drought and Kansas wildland fuels of grasses and shrubs are "One-Hour Fuels" meaning within an hour of a weather change they can be ready to burn again. When the sun and wind are back, fire danger will be as high as it was before the rain, but now will be even more dangerous as the ground will be muddy and make the firefighting efforts more difficult as trucks can get stuck. DO NOT LET YOUR GUARD DOWN!



News from Gaylord Parkview Manor

Sue Kirchhoff, Director ordered a new flag for the housing residential grounds. The old flag will be given to Skip Overmiller for proper disposal. Donna Muck placed a bookshelf, supplied with children's books from our town library, in the gathering area of the Housing Office. Parents and children are enjoying the availability of the kid's books. By the end of April, all twelve apartments will be rented. We are FULL.

Water & Sewer Rate Study to be Completed

Council has approved to have Wichita State University to review our current Water and Sewer Rates to determine if any increases are necessary to continue to maintain covering expenses, current bond payments, and saving for future improvement projects. After the time it took to secure funding for the recent water tower project, council would like to begin making plans and begin saving for future projects with the water and sewer system. After reviewing the past five years' worth of expenditures and receipts within the water and sewer systems, it is evident to council a review of our current rates structure is necessary. It appears increases are necessary, more than the current annual increase of 3% to continue to cover all anticipated expenses. Council would also like to begin diverting a portion of these funds collected each month into a Capital Improvement Fund which would allow for future projects to occur within the water and sewer systems. In the very near future, major improvements will need to occur within these systems with the underground infrastructures, as the last major improvements occurred in the 1980's and 1990's. Council will keep all residents informed once these results are received and reviewed by council.

School House Project & Gaylord Community Foundation

The second meeting of the School House Project Group met on Thursday, April 26th at the Community Center. Many residents from town attended this meeting with good discussion of this project. All residents agreed they would like to see something done with the former Gaylord Grade School, but uncertain what exactly would be the best option. The main focus of the group was to meet with residents of town to gain information to first see if this project is worth moving forward with. If enough interest is present to move forward, the group feels it would be in the best interest of all involved to first form a Gaylord Community Foundation. This Gaylord Community Foundation would allow for all collected funds to be kept separate from the City of Gaylord and any other entity in the area. Formation of this Gaylord Community Foundation would allow for all donations and funds received for this project to all be placed into one place, and if for any reason this project would lose interest, fail, or during the time funds are being raised the property would be sold, these funds placed into the Gaylord Community Foundation would not be lost or wasted. These funds could then be used for other areas and projects within the Gaylord Community. This Gaylord Community Foundation when formed would have a board of directors who would meet and determine where this money would be spent in the best interest of the Gaylord Community. Other areas this money could be spent is helping to tear down and clean up other properties in Gaylord, or renovating the Community Center in Gaylord or the Gaylord Library, or other projects as presented to the board. Once this Gaylord Community Foundation is formed then the process can begin of seeking funds to purchase the former Gaylord School House. After the property is purchased, funds raised would then focus on having the asbestos removed from the building. As no matter what is done, tearing the school down or renovating for other uses, the asbestos will need to be removed. Preliminary estimates of \$30,000 or so have been received to have all the asbestos removed from the school house. Once all asbestos has been removed the next phase would be to finalize plans as to what the end result of this project will be. Will the best option be to tear the building down and to redevelop the property into a walking park, or community garden? Or would it be best to renovate the building or parts of the building and use the building for community activities, or rent out parts of the building for storage, or businesses, or etc? No matter which way the interest of the final plan for the former school house property is, or whatever is located here would need to generate enough income to sustain its maintenance, upkeep and costs involved to hire personnel to oversee the property. Finally, once the final plan has been set the last phase would be to raise funds to complete this process. If tearing down and redeveloping the property is determined to be the beset option, an early estimate to have the building torn down and buried on-site was around \$115,000.

WE NEED YOUR FEEDBACK!!!

Please fill out the following survey to help us determine our community interest in this project.

There are two sections to this survey, one for the school house project and the second is to determine if a Gaylord Community Foundation should be formed. Please return these surveys to the City Office by May 10th, 2018. If you have any questions or would like for information regarding this project please call Abby at the City Office.

Our next meeting for this project will meet Thursday, May 24th, 2018 at 7p.m. at the Community Center. We hope to see you there!!

Gaylord School House & Gaylord Foundation Survey

Please return to the Gaylord City Office by May 10th, 2018.

Gaylord School House Project

Do you think a community based group should purchase the former Gaylord School?

- Yes
- No
- I don't care

What do you want to see happen with the Gaylord School?

- Renovated for usage
- Torn Down
- I don't care

If renovated, what would you like to see the building used for?

- Rentable spaces for community activities?
- Rentable spaces for businesses?
- Renovated in to rentable housing units?
- Other _____

If the building is torn down, what would you like to see the land used for?

- Empty grass lot
- Park for community use such as kids/walking
- Community garden for fruits/vegetables
- Other _____

Gaylord Community Foundation

Do you think a Gaylord Community Foundation should be formed?

- Great idea
- I don't care
- Terrible Idea

How would you like to see these funds if a Gaylord Foundation is formed spent?

- Only on the Gaylord School House Project
- Any Project to benefit the Gaylord Community
- Other _____

Would you like to be on the committee of the Gaylord School House Project?

- Yes
- No
- I don't know

Additional Comments

About You (optional)

Name _____

Address _____

Phone _____

Email _____

Thank you for your participation!

City Council

The Gaylord City Council meets every second Wednesday of the month at 7:00 P.M. in the Gaylord Community Center. The public is *always* invited and can attend the entire meeting, except during Executive Session. If you wish to discuss a particular concern, please let our City Clerk, Abby Neussendorfer; know by the first Friday of the month, so she can add your name to the monthly meeting agenda. We WELCOME the public, and wish we had more citizens attend our meetings. The City Council does their best to address the issues of our citizens, and tries to provide our citizens with a healthy, safe environment with the funds available. Please join in and help our decisions. Please do your part to maintain the quality of our community.

Contact Information

Please make sure to keep your contact information current with the City Office, as when events occur such as Boil Advisories you can be informed as soon as possible. By which ever means you prefer to be contacted: phone, text message, e-mail or via Facebook, please keep this information current with the City Office.

Gaylord Library

Stop in and see the latest additions. We also have a great traveling book selection. Gaylord Library Hours are 9am to 11am on Tuesday and Thursday mornings.

City of Gaylord

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Newsletter

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- City Office

If you would prefer a copy of this newsletter e-mailed to you instead of postal mail, please contact Abby at the City Office 697-2697 or via e-mail at cityofgaylord@gmail.com.

WATER BILL IS ENCLOSED IN THIS NEWSLETTER!

Return Service Requested