

Rural Water District No. 7, Johnson County, Kansas

Regular Board Meeting Minutes
September 9, 2020

Directors present via Zoom: Frank Denning, Chuck Finley, Ken Nellor, Bill Locke, Ken McCarty, Steve Hines, Charlie Brovont, Shaun Henderson, and Brian Andrew. Others present; Allan Soetaert, Donna Chrisjohn, Jamie Jamison, Chester Bender, and Philip Ciesielski. Director(s) absent: None.

Chairman Denning, noting a quorum, called the meeting to order at 5:30 PM.

Chairman Denning requested that the Board of Directors consider the Consent Agenda items. Director Finley moved to approve the consent items noted on Agenda. Director Hines seconded the motion. Voice vote was taken, and motion passed unanimously.

Agenda item #2 was the Forfeiture of Benefit Unit #3534 at 24865 W. 133rd Terrace. Allan Soetaert, Water District Manager, provided information regarding the forfeiture of the benefit unit and reviewed the District's By-Laws regarding such. It was noted that in accordance with the Districts' By-Laws the property owners have been notified by certified mail of the proceedings and consequences of this process. Mr. Soetaert noted that legal counsel had reviewed this and recommended action by the BOD. Following Mr. Soetaert's comments, Director Andrew moved to approve the forfeiture of Benefit Unit #3534 in accordance with the District's By-Laws. Director Finley seconded the motion. A voice vote was taken, and motion passed unanimously.

Agenda item #3 was a request for Water Service and Exception to District Policy from Brian & Kim Culliss (28465 W. 95th Street, De Soto). Mr. Bender reviewed the engineering feasibility report that was generated for this agenda item. Mr. Soetaert then reviewed the request from the Culliss' with the BOD, noting the request was to allow exceptions to the Districts minimum main size policy, as well as the location of their metering point which would be on an adjacent property owner. Mr. Soetaert also noted that the Culliss tract was located outside the corporate boundary of the District and that it, along with several other tracts, were part of an initiative by the District to attach these properties to the District's service area boundary. It was noted that the Petitioner was in favor of including their property in this attachment; however, the location of the property offered some hurdles for servicing the property. Mr. Soetaert reviewed these obstacles, which were pointed out in the Engineering Report, and past considerations the BOD which had allowed exceptions to service in circumstances like this. After discussion, Director Locke moved to approve the Engineering Report as prepared by Ponzer-Youngquist. Director Henderson seconded the motion. A voice vote was taken, and motion passed unanimously. Additional discussion ensued regarding the main size to be used to service this property. After consideration, Director Finley moved to allow an exception to the District minimum main size policy as noted in the Engineering Report. Director Hines seconded the motion. A voice vote was taken, and motion passed unanimously. Lastly, a discussion ensued regarding the location of the metering point due to the ingress/egress being located to their home on an adjacent property and a significant creek channel preventing them the access to their property. Director Hines moved to allow the location of the metering point to be on the adjacent tract; pursuant to provisions previously adopted by W7 in such circumstances. Director Andrew seconded the motion. A voice vote was taken, and motion passed unanimously.

Agenda item #3a was the report on a request for Attachment of Service Area for 95th Street,

East of Corliss Road. Mr. Soetaert reviewed the circumstances surrounding the efforts regarding this attachment of service area. No action was taken by the BOD.

Agenda item #4 was an Engineering Feasibility report requested by Fire District No. 1 regarding Fire Station 123 to be located at 191st Street, West of Four Corners Road. Mr. Bender reviewed the engineering report that was provided in the agenda from his firm. Mr. Soetaert offered some comments as well, noting that it was expected that the Fire District would be seeking some concessions by the District. Director Andrew moved to accept the report as presented by the District Engineer. Director Nellor seconded the motion. A voice vote was taken, and motion passed unanimously.

Agenda item #5 was an update to the Debt Capacity Report. Beth Warren, from Ranson Financial joined the call at 6:05 PM to provide a report on the work being done to update the District's financial model. Multiple financing options were reviewed regarding the ongoing Capital Improvement Projects. No action was taken by the BOD.

Agenda item #6 was reports. Mr. Soetaert presented a brief update and overview of his written report about projects within the District. Some questions ensued, with discussion. Mr. Bender and Mr. Ciesielski also reviewed some updates to various projects. No action was taken by the BOD.

Chairman Denning noted no other business to come before the BOD. Director Andrew moved to adjourn the meeting. Director Hines seconded the motion. A voice vote was taken, and motion passed unanimously. Time noted was 7:10 PM.

Respectfully submitted,



W. M. Locke, Secretary