

Rural Water District No. 7, Johnson County, Kansas

Regular Board Meeting Minutes  
February 06, 2024

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Directors present: Frank Denning, Mary Nelson, Gary Duggan, Bill Locke, Dennis Carlson and Brian Andrew. Directors present via Zoom: Shawn Hughes. Directors absent: Shaun Henderson and Charlie Brovont. Others present: Allan Soetaert, Colin Stalter, Quentin Kurtz, Chester Bender, Alex Darby, Shawn and Angela Handy and Mindy Krouch. Others present via Zoom: Brian Hess, John and Sara Yost, Chad Herrington.

Chairman Frank Denning called the meeting to order at 5:30 PM.

**1. Consent Agenda Items**

Chairman Denning requested that the Board of Directors consider the Consent Agenda items. Director Andrew moved to approve the consent items noted on the agenda. Director Nelson seconded the motion. Motion passed unanimously.

**2. Request for WME funding by Handy/Yost families, 95<sup>th</sup> & Waverly Road**

Allan Soetaert, District Manager, noted that the District had received a petition from two property owners who are requesting the District pay for 50% of a water main extension to serve two adjoining properties east of 95<sup>th</sup> Street and Waverly Road. He continued to detail the history of the area and provided the engineering report results from a similar request from 2021. Also reported was a recommendation by one of the District's consulting engineers that the existing 1.5-inch water main along 95<sup>th</sup> Street could not support any additional users. Mr. Soetaert explained that another cost-share proposal was made in 2022 but no action was taken by a different petitioner at that time. He noted that the recent System Analysis report recommends improvements in this area to address the deficiencies, however the District's timeline for such a project is not suitable to the current petitioners. Mr. Soetaert then introduced Shawn and Angela Handy and John Yost as the current Petitioners. Together, they each added comments regarding their petition. Chairman Denning then asked legal counsel to discuss policies and procedures regarding such requests. After some discussion, the consensus of the BOD was to take no action on the Petitioner's request at this time but allow Management to work with the Petitioners gathering additional information and potential solutions while revisiting this request at a later date.

The Handys and Yosts exited the meeting.

**3. Appointment of Delegate to the KRWA Annual Conference**

Mr. Soetaert notified the BOD that the KRWA Annual Meeting of Membership will be held Thursday, March 28, 2024. After discussion of attendance, Director Nelson moved to nominate Chairman Denning be designated as delegate with Mr. Soetaert the alternate delegate. Director Andrew seconded the motion. Motion passed unanimously.

**4. Consider Agreement for Engineering Services (Homestead Lane Crossing of HWY I-35)**

Mr. Soetaert explained to the BOD that Professional Engineering Consultants (PEC) was selected from multiple proposals, to perform the design and project administration for the Homestead Lane crossing of HWY I-35. Mr. Soetaert further explained that PEC was chosen for both their qualifications and cost of the project. Project expenses are estimated to be approximately \$140,000 for the design and \$70,000 for the construction inspection, and observation duties associated with the project. He also noted that legal counsel has reviewed the Engineering Services Agreement and approved. Mr. Soetaert introduced Alex Darby (PEC) to the BOD and Mr. Darby provided some brief comments. After BOD discussion, Director Andrew moved to approve the Engineering Services Agreement with PEC, authorizing the Chairman and Secretary to execute. Director Nelson seconded the motion. Motion passed unanimously.

**5. Consider Agreement for Engineering Services (Columbia Road, South of 223<sup>rd</sup> St.)**

Mr. Soetaert started by reviewing the scope of the project and explained that it is a proposed water main replacement project of some 4" & 6" mains that inherently have operational issues with breaks and water loss. Mr. Soetaert noted that this project is being primarily funded by the Kansas Water Supply Loan Fund (KPWSLF SRF #3163) project; however, it is recommended that the project be extended an additional 0.5 miles, along with the original 1.5 mile scheduled portion, to include an additional troublesome portion of water main. He noted that the original section of this project (1.5 miles) will be funded by the KPWSLF and proposes that the additional 0.5

mile section be funded by internal District funds. Mr. Soetaert then noted that Lamp Rynerson, Inc. (LR) was selected from multiple proposals to provide the design and construction inspection and observation duties associated with the project. It was reported that LR estimates the design portion of this entire project to cost approximately \$167,000 with the observation portion of the project costing approximately \$105,000. Mr. Soetaert noted that legal counsel has reviewed the Engineering Services Agreement and approved. Mr. Soetaert then introduced Chad Herrington to the BOD who offered some brief comments. After discussion, Direction Nelson moved to accept the proposal from LR, authorizing the Chairman and Secretary to execute. Direction Carlson seconded the motion. Motion passed unanimously.

Alex Darby and Chad Herrington exited the meeting.

**6. Consider Agreement for Engineering Services (191<sup>st</sup> Street, East of Gardner Road)**

Mr. Soetaert provided a brief overview of the project which is commencing at 199<sup>th</sup> St. & Gardner Road, extending north to 191<sup>st</sup> Street, east to nearly Cedar Niles Road. Mr. Soetaert explained that this project has evolved over its original intent and is proposed to be extended, east, to a point that will benefit service areas south of HWY I-35, along Cedar Niles Road and Moonlight Road. Also mentioned was the availability of both fire suppression in areas where there is none and looping of dead-end water mains. He added that Ponzer-Youngquist was chosen for this project largely due to their work on the adjoining project, that with this addition, will expand the project into one. He noted this agreement was reviewed by legal counsel and approved. After discussion, director Andrew moved to approve the agreement, authorizing the Chairman and Secretary to execute. Director Nelson seconded the motion. Motion passed unanimously.

**7. Reports/Updates**

**7a. PER: Baecker Family Farm Development, 151<sup>st</sup> Street & Edgerton Road (GBA)**

Colin Stalter, District Engineer, explained that this proposed development is located south of 151<sup>st</sup> Street and west of Edgerton Road; further, that the Developers would like to divide the acreage into 8 lots. Brian Hess, GBA, reviewed the Preliminary Engineering Report, noting some of its findings. He went on to say that while Johnson County fire flow requirements vary, offsite improvements were evaluated to determine options for increasing the available fire flow for the development. Mr. Hess reviewed the two alternatives set forth by GBA to achieve the desired fire flow. After discussion, Director Nelson moved to accept the report as presented. Director Andrew seconded the motion. Motion passed unanimously.

**7b. Project Update: Evergy Generating Station @ 18827 Dillie Road Project (PY)**

Mr. Stalter next informed the BOD that GBA will perform a hydraulic analysis to determine what improvements will be needed for the Evergy generating station on Dillie Road. He further reviewed the proposed improvements that included increasing the diameter size of some of the District's water mains, as well as some pressure control valves that would be required. He also noted that some of these same improvements were noted within the recent System Analysis; however, not necessarily on the timeline that Evergy is proposing for their work. Mr. Stalter went on to say that additional analysis will be conducted.

**7b. Monthly Report by Staff**

Mr. Soetaert reviewed the Staff report on projects ongoing throughout the District. Some discussion ensued; however, no action was taken by the BOD.

Director Nelson then moved that the Board recess into Executive Session for a period of 15 minutes for consultation with an Attorney, deemed privileged in the Attorney-Client relationship, to include the Water District's appointed Attorney, pursuant to K.S.A 75-4319 (b) (2); further that the District Manager be included in that session. Director Carlson seconded the motion. Motion passed unanimously. Time noted was 6:47 PM.

The meeting then reconvened at 7:02 PM upon Chairman Denning announced that no decisions, action, or votes were taken during the executive session.

Upon request, Chairman Denning then offered a recess to the meeting until 7:10 PM.

At 7:10 PM, the Chairman reconvened the meeting.

Director Nelson then moved that the Board recess into Executive Session for a period of 15 minutes for consultation with an Attorney, deemed privileged in the Attorney-Client relationship, to include the Water District's appointed Attorney, pursuant to K.S.A 75-4319 (b) (2); further that the District Manager be included in that session. Director Locke seconded the motion. Motion passed unanimously. Time noted was 7:10 PM.

The meeting then reconvened at 7:25 PM upon Chairman Denning announced that no decisions, action, or votes were taken during the executive session.

**8. Adjournment**

There being no further business, Chairman Denning requested a motion to adjourn the meeting. Director Andrew moved such. Director Locke seconded the motion. Motion passed unanimously. Time noted was 7:27 PM.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Brian Andrew", written over a horizontal line.

Brian Andrew, Secretary