



Olathe Mayor's Children's Fund check presentations - Council Chambers
6:00 PM

The Mayor's Children's Fund check distribution was held in the Council Chamber at 6:00 PM and a reception followed in the City Hall lobby.

1. CALL TO ORDER

Present: Bacon, Vogt, Gilmore, Felter, Essex, Vakas, and Schoonover

Others in attendance were City Manager, Michael Wilkes, Deputy City Manager, Susan Sherman, and City Attorney, Ron Shaver.

2. BEGIN TELEVISED SESSION – 7:00 P. M.

3. PLEDGE OF ALLEGIANCE

4. SPECIAL BUSINESS

- A.** Presentation on the Olathe Mayor's Children's Fund 2023 Campaign
Deanne Engstrom, Olathe Mayor's Children's Fund Chairman, gave a short presentation on the 2023 campaign. She said they raised the goal of \$150,000 which was distributed to 14 local charities.

Mayor Bacon thanked Ms. Engstrom and the board for all their hard work.

5. PUBLIC HEARINGS

Persons wanting to speak regarding a public hearing must sign up no later than 30 minutes prior to the beginning of the City Council meeting. A person may sign up by notifying the City Clerk by calling 913-971-8521, emailing CCO@Olatheks.gov or in person at City Hall. Each speaker is allowed up to 5 minutes to address the City Council.

- A.** Public Hearing and Consideration of Resolution No. 24-1010 requested by Scannell Properties #717, LLC and assigns for issuance of industrial revenue bonds and tax phase-in for the construction of a 729,120 square foot warehouse facility for General Mills Blue Buffalo brand on 57-acres located west of the northwest of 159th Street and Clare Road

(Old 56 Highway).

Mayor Bacon opened the public hearing.

Financial Strategy and Procurement Manager, John Page, provided a presentation to the council.

Councilmember Schoonover stated he was struggling with this item and had questions about where employees for the business would be living noting the issue with affordable housing in Olathe. He also noted the general contractor and architect were not local and asked if this was something looked at as a matter of process, to see the amount of investment to Olathe.

Mr. Page responded to Councilmember Schoonover's questions and noted staff looks at the cost benefit, but it does not include analysis on if the wages would support workers to reside in Olathe. He added that there is currently nothing on the application to indicate where the general contractor or architect are from.

Councilmember Vakas asked clarifying questions on how the city verifies the jobs noted are being created. He also appreciates the thoughtful decisions with careful analysis done by staff. Mr. Page stated, on an annual basis the applicant is asked to provide data on jobs created and salaries.

Councilmember Felter stated she feels the applicant will be a great fit in Olathe. She also felt the breakdown of all taxing entities being provided was helpful.

Councilmember Vogt provided an average for salaries in the State of Kansas and noted she feels it is a good project.

Cameron Duff, Scannell Properties, 1600 Genessee St, Suite 232, Kansas City, MO, spoke as the applicant and addressed questions raised by councilmembers. He stated the project would not come into Olathe without the incentives, noting a .50 cent per square foot disadvantage without the incentives.

No public comments were heard.

Motion by Vogt, seconded by Gilmore, to close the public hearing. The motion carried by the following vote:

Yes: Bacon, Vogt, Gilmore, Felter, Essex, Vakas, and Schoonover

Motion by Vogt, seconded by Gilmore to approve Resolution No. 24-1010. The motion carried by the following vote:

Yes: Bacon, Vogt, Gilmore, Felter, Essex, and Vakas

No: Schoonover

6. CONSENT AGENDA

Councilmember Vakas asked for item E to be pulled and considered separately.

Approval of the Consent Agenda

Motion by Vogt, seconded by Gilmore, to approve the Consent Agenda with the exception of item E. The motion carried by the following vote:

Yes: Bacon, Vogt, Gilmore, Felter, Essex, Vakas, and Schoonover

- A.** Consideration of approval of the City Council meeting minutes of February 6, 2024.
approved.
- B.** Consideration of renewal license(s) as recommended by the City Clerk.
approved.
- C.** Request for the acceptance of the dedication of land for public easements and public street right-of-way for a final plat of Heather Ridge South, 5th Plat (FP23-0033), containing 41 lots and six (6) tracts on approximately 14.84 acres, located southwest of W. 169th Terrace and S. Ridgeview Road. Planning Commission approved the plat 8 to 0.
approved.
- D.** Consideration of Consent Calendar.
approved.
- E.** Consideration of Resolution No. 24-1011 authorizing the 119th Street, Woodland to Northgate, Improvements Project, PN 3-C-024-21; and repealing Resolution 22-1019.
Councilmember Vakas stated with the amount of activity going on involving this project that he would like a presentation.

City Engineer, Nate Baldwin, provided a presentation to council, updating them on the project and the proposed changes in funding sources.

Councilmember Vogt stated the cost was 43 million and without the federal funding it raises the cost to 55.6 million. She asked if discussions will take places during budget season. Mr. Baldwin stated yes.

Councilmember Schoonover asked if the Woodland Road railroad crossing will be closed with the new plan. Mr. Baldwin stated that the railroad crossing would remain open.

Mayor Bacon asked what the improvements will look like west of Woodland Road. Mr. Baldwin provided an explanation of what will be expected once the construction is completed.

Motion by Vogt, seconded by Gilmore to approve Resolution 24-1011. The motion carried by the following vote:

Yes: Bacon, Vogt, Gilmore, Felter, Essex, Vakas, and Schoonover

- F.** Consideration of contract and quote from Howden USA Company for SCADA upgrades associated with the Water and Wastewater SCADA Security Project, PN 5-C-008-21.
approved.
- G.** Consideration of Engineer's Estimate, acceptance of bids and award of contract to McAnany Construction, Inc. for construction of the 2024 Local and Collector Street Mill and Overlay Project - Group A, PN 3-P-006-24.
approved.
- H.** Consideration of a Professional Services Agreement with Affinis Corp. for design of the Briarwood Stormwater Improvements Project, PN 2-C-009-24.
approved.
- I.** Consideration of an Agreement between the City of Olathe, Kansas and the Board of County Commissioners of Johnson County, Kansas for the funding of the Black Bob Road, 153rd Terrace to 159th Street, Improvements Project, PN 3-C-041-23.
approved.
- J.** Consideration of Supplemental Agreement No. 1 with Olsson, Inc. for

design of the Cedar Lake Dam Restoration Project, PN 2-C-021-23.
approved.

- K.** Approval of agreement with EMCOR Fagan for mechanical/HVAC work at 1490 W. Ironwood Street.

approved.

- L.** Consideration of renewal of professional services agreement with Surety Systems, Inc. for consulting services to assist with the implementation of Workday.

approved.

- M.** Consideration of Approval of the 2024 Downtown Outdoor Sculpture Exhibit.

approved.

- N.** Consideration of renewal of contract to Millgoal Enterprises II, LLC for mowing services.

approved.

7. NEW BUSINESS

- A.** Consideration of Ordinance No. 24-05 authorizing issuance of the City's taxable industrial revenue bonds in an amount not to exceed \$70,500,000 for the construction of a 90,000 square foot single-story data center on a 22.44-acre parcel southwest of the K-10 and K-7 Interchange.

Motion by Vogt, seconded by Gilmore, to approve Ordinance No. 24-05
The motion carried by the following vote:

Yes: Bacon, Vogt, Gilmore, Felter, Essex, Vakas, and
Schoonover

- B.** Consideration of Ordinance No. 24-06 authorizing issuance of the City's taxable industrial revenue bonds in an amount not to exceed \$6,500,000 for the construction of a commercial project near Santa Fe and K-7.

Motion by Vogt, seconded by Gilmore, to approve Ordinance No. 24-06,
as presented. The motion carried by the following vote:

Yes: Bacon, Vogt, Gilmore, Felter, Essex, Vakas, and
Schoonover

8. NEW CITY COUNCIL BUSINESS

Councilmember Schoonover stated he would like to have discussions on changing the start time of council meetings, moving it up an hour to 6:00 PM.

Councilmember Vakas stated that he and Infrastructure Deputy Director, Beth Wright, attended the Mid-America Regional Council total transportation policy

meeting. He mentioned topics discussed included a KCI transportation action plan and the 2026 World Cup transportation plan.

Councilmember Felter congratulated the Olathe Mayor's Children's Fund for raising One hundred fifty thousand dollars. She thanked the art committee for the selection of art pieces for the year and looks forward to seeing them installed. She congratulated the Kansas City Chiefs for winning the Super Bowl.

Councilmember Vogt thanked the Olathe Police Department and Fire Department for their mutual aid provided at the celebration parade.

Mayor Bacon congratulated the Kansas City Chiefs for winning the Super Bowl. He also noted that the two million dollars raised for Olathe Mayor's Children's Fund over the last seventeen years is just the cash and doesn't include any in kind gifts made by businesses and individuals.

9. END OF TELEVISED SESSION

10. GENERAL ISSUES AND CONCERNS OF CITIZENS

Persons wanting to speak regarding a general concern must sign up prior to the beginning of the City Council meeting. A person may sign up by notifying the City Clerk by calling 913-971-8521, or emailing CCO@Olatheks.gov by 5:00 PM or in person at City Hall until 30 minutes prior to the start of the meeting. The Council has allocated up to 3 minutes per speaker, and up to 30 minutes total for this portion of the meeting.

Gregory Betzen, 19998 W 122nd Ter., spoke about the 119th Street project.

11. CONVENE FOR PLANNING SESSION

If report items are present, they have been prepared for informational purposes and will be accepted as presented. There will be no separate discussion unless a Councilmember requests that a report be removed and considered separately.

A. DISCUSSION ITEMS

1. Discussion of naming a new city park; Pioneer Trails Park. Park Superintendent, John Brockus, provided a brief presentation to the council on the item.

Councilmember Vogt asked if there would be history on the plaque planned for the park. Mr. Brockus said the plan is to include history.

Multiple Councilmembers asked clarifying questions about the new fire station planned beside the park and connectivity from the station to the park.

Councilmember Schoonover stated he was excited for the new park, but had concerns about the name confusing people with the proposed name being the same as one of the local middle schools.

12. ADDITIONAL ITEMS

Councilmember Felter asked if an attempt should be made going forward to document the in kind gifts made to the Olathe Mayor's Children's Fund.

Mayor Bacon stated the council has their retreat next week and that he is excited for it.

13. ADJOURNMENT

The meeting adjourned at 8:01 PM.

Eric Strimple
Assistant City Clerk