

The City of Andover, Kansas

City Council Minutes

**Andover City Hall
1609 East Central Avenue
July 29, 2025 at 7:00 PM**

Present

Mayor – Ronnie Price
Council President – Homer Henry
Council Member - Tim Berry
Council Member - Phil Hamilton
Governing Body Council Member - Jodi Ocadiz
Council Member - Mike Warrington
Council Member - Paul Wemmer

Absent - None

1. Call to Order

Mayor Price called the meeting to order at 7:00 pm.

2. Roll Call

City Administrator, Jennifer McCausland
City Attorney, JT Klaus
Fire Chief, Chad Russell
Police Captain, Thomas Gresham
Public Works and Utilities Director, Rick Lanzrath
Community Development Director, Les Mangus
Finance Director, Matt Koehn
Interim Planning and Zoning Administrator, Julie Boyd
City Clerk, Dana Engstrom

3. Invocation

Jessie Jamerson from the Andover Police and Fire Chaplains Program led the invocation.

4. Pledge of Allegiance

5. Public Forum

Mayor Price opened the public forum. Speakers: Peter Fox, resident at 1015 Terradyne Circle, inquired about the discussion regarding the Governing Body's compensation at the July 28, 2025 Workshop. Mayor Price then closed the public forum.

6. Acceptance of Agenda

Council Member Hamilton moved, seconded by Council Member Ocadiz to add item 8A to discuss the topic of destruction of public property.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

Council Member Wemmer moved, seconded by Council Member Ocadiz to add item 8B to discuss the topic of City Council compensation.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

7. Consent Agenda

7.1 City Council Minutes

7.2 Appropriation Ordinance B.13.2025 \$3,800,710.58

7.3 Non-Elected Personnel Changes

- Lane Baker, New Hire, Park Maintenance I, effective 7/15/25
- Ryan Haag, Grade Movement, Firefighter/EMT, effective 7/20/25

7.4 Yorktown Parkway Change Order

Council President Henry moved, seconded by Council Member Warrington to accept the consent agenda items 7.1-7.4 as presented.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

8A. Destruction of Public Property

Council Member Hamilton led the Governing Body discussion regarding incidents of vandalism at public facilities, closures of public bathrooms, and recent damage to the Lodge. Discussion focused on community accountability.

Staff addressed Governing Body questions.

No action was taken on this item.

8B. City Council Compensation

The Governing Body engaged in an extensive discussion on the compensation of the City Council Members and the Mayor. Governing Body Members debated the merits of increasing the stipends for elected officials. Council Member Hamilton proposed doubling the current compensation and explained his rationale for his proposal, noting he hopes the increase in the stipend will encourage participation in local government for future generations.

Council Member Wemmer moved, seconded by Council Member Hamilton to increase the Mayor's annual stipend to \$16,560 and Council Members' annual stipend to \$10,810 payable over 26 periods and no longer tied to attendance.

AYES: Berry, Hamilton, Ocadiz, Warrington, and Wemmer

NOES: Henry, Price

ABSENT: None

ABSTAIN: None

CARRIED 5/2.

Council Member Berry moved, second by Council Member Ocadiz authorizing the effective pay raise for the Governing Body to take effect January 1, 2026.

AYES: Berry, Hamilton, Ocadiz, Warrington, and Wemmer

NOES: Henry

ABSENT: None

ABSTAIN: None

CARRIED 5/1.

8. Annexation of 9947 S.W. Meadowlark Road - Train Enterprises Addition

8.1 Annexation Resolution: Train Enterprise Addition

Interim Planning and Zoning Administrator Julie Boyd presented this item. City Administrator Jennifer McCausland addressed Council President Henry's question.

Council President Henry moved, seconded by Council Member Ocadiz to adopt a resolution requesting that the Butler County Board of County Commissioners make and provide findings as required by K.S.A. 12-520c(a)(3), regarding the proposed

annexation of certain lands generally located at 9947 S.W. Meadowlark Rd., Andover, Butler County, Kansas.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

9. Southern Hills

9.1 Southern Hills 1st Addition: Amended Petitions, Resolutions of Advisability, etc.

City Administrator Jennifer McCausland presented this item.

Council President Henry moved, seconded by Council Member Hamilton to accept the revised petitions for sanitary sewer and sanitary sewer main system improvements; approve the amended Developer's Agreement and adopt an Amending Resolution of Advisability related to the Southern Hills 1st Addition.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

9.2 Southern Hills 1st Addition: Amended Work Ordinance

There was no additional discussion.

Council President Henry moved, seconded by Council Member Warrington to adopt an amending Ordinance authorizing the construction of certain internal improvements related to the Southern Hills 1st Addition.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

9.3 Bid Award Southern Hills Sewer

Director of Public Works and Utilities Rick Lanzrath presented this item. There were no Governing Body questions.

Council President Henry moved, seconded by Council Member Ocadiz to accept the lowest qualified bid from Apex Excavating, (Park City, KS) in the not-to-exceed amount of \$ 843,415.00, and reject all other bids, and authorize the mayor to sign the contract for Sanitary Sewer Improvements to serve Southern Hills Addition.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

10. Vista Ridge 1st Addition

10.1 Vista Ridge 1st Addition: MKEC Engineering Agreement

Community Development Director Les Mangus presented this item and addressed Council President Henry and Council Member Warrington's questions

Council President Henry moved, seconded by Council Member Wemmer to approve the agreement with MKEC Engineering, Inc. (Wichita, KS) for Engineering Design and limited Construction Phase Services for the public improvements related to Vista Ridge 1st Addition in the not-to-exceed amount of \$135,409.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

City Administrator Jennifer McCausland expressed her appreciation to MKEC for their community spirit on this development.

Council Member Warrington expressed his appreciation to Brian Lindebak, MKEC Development Agent, for his attendance at the meeting.

11. KTA Agreement Re: Bridge Project

11.1 Prairie Creek Rd KTA Bridge Project Agreement

Community Development Director Les Mangus presented this item and addressed Mayor Price, Council President Henry, Council Member Warrington, and Council Member Berry's questions.

Council Member Berry moved, seconded by Council President Henry to approve the agreement with the Kansas Turnpike Authority for the Prairie Creek Road Kansas Turnpike Bridge Project.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

12. Flock Contract Renewal

- 12.1 Captain Thomas Gresham presented this item and addressed Council Member Ocadiz and Council President Henry's questions.

Council Member Wemmer commented that the Police Department serves as a good representation of the City, noting they treat the City's money as if it's their own and he appreciates that.

Council Member Ocadiz moved, seconded by Council Member Berry to approve the Extended Services Agreement Order Form with Flock Group, Inc. (Atlanta, GA) in the not-to-exceed amount of \$140,000.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

13. Park Naming Policy

- 13.1 Director of Public Works and Utilities Rick Lanzrath presented this item and addressed Council Member Warrington's question.

Council Member Warrington suggested that the Governing Body have an opportunity to discuss park naming at workshops in the future.

Council President Henry commented that he wants the City to encourage green space with new developments.

Council President Henry moved, seconded by Council Member Berry to adopt a Resolution Repealing Resolution no. 10-22 regarding the naming of parks, and approving an updated policy for naming city parks, thereby replacing City of Andover Policy & Guideline Handbook Policy no. 3-3.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

14. Member Items

At the request of Mayor Price, and a consensus from the Governing Body, to proceed with Member Items before Executive Session.

Mayor Price apologized to Council President Henry, noting he is one of the hardest working Council Members he has ever had the pleasure of working with. He noted that the Council is not always unanimous on everything, they don't just check the box and go through the motions. Mayor Price indicated that regardless of the vote tonight, everyone on the City Council is fiscally responsible, he appreciates all they do, and knows everyone sacrifices a lot for the City of Andover. He apologized and noted, he will do better.

Council Member Wemmer emphasizes that being a Council Member isn't easy and that they all do their best to represent the citizens of Andover. He acknowledged that there are many factors and information that go into their decisions and that the public may not always see or understand everything that goes on. Wemmer encouraged the community to continue to voice their concerns and opinions by speaking to Council Members directly or using the City's social media and website, as it is the only way to truly represent the community. He also thanked City staff for their continued support.

Council Member Warrington agreed with Council Member Wemmer and added that the Council's forward thinking is what he likes the most.

Council Member Ocadiz noted that they are all human and will make mistakes. She stressed the importance of giving each other grace and remembering that everyone is working hard for the common goal of doing what is best for the citizens.

Council President Henry thanked Mayor Price for his apology and appreciated all the input from the Governing Body tonight. He indicated that he wished the workshop had ended differently but said it was a learning lesson to grow from.

He expressed his appreciation for the master plan and all the hard work and staff time that goes into it.

Council Member Hamilton discussed how Mayor Price told him when he was appointed that his instructions were to fight for what he believes is right for the City. He appreciates that even when the Council disagrees, the Governing Body will stand their ground on what they feel is best for the citizens of Andover.

Council Member Berry apologized for raising his voice and losing his decorum. He indicated he will not be attending the next City Council meeting and wished everyone good luck with the upcoming school year. Additionally, he asked Director of Public Works and Utilities Rick Lanzrath how the progress on the Andover/Central Road project is coming along. Director Lanzrath clarified that the contractors will not work on the road in front of the schools while school is in session. The current work is the first part of a multi-layered project, which involves patching cracks and will return to a four-lane roadway for the school year. The final resurfacing will happen during a break in the school year.

Director Lanzrath then announced upcoming concerts, Aaron Lewis on Thursday, July 31st, and Chris Young on Saturday, August 2nd.

Council Member Ocadiz thanked the Street Department, Police Department, and the Fire Department for working in extreme heat.

Council President Henry asked for the results of the recent blood drive. Fire Chief Chad Russell indicated he wasn't at liberty to say the results; however, he did indicate that the trophy was picked up by the Red Cross to have the winner's name engraved on it. He announced that 85 to 88 units of blood were collected, which was a significant increase from the previous year's 40 units. They also noted that people from multiple communities participated and that donations were collected at both the police and fire departments.

15. Executive Session

14.1 Executive Session - Attorney Client Privilege

Council President Henry moved, seconded by Council Member Ocadiz to recess into an executive session for consultation with the City Attorney for the public body or agency which would be deemed privileged in the attorney-client relationship per K.S.A. 75-4319(b)(2). The session is to include the Governing Body, City Administrator, City Attorney, and the Director of Community Development. The open meeting will resume at 8:51p.m. (15 minutes).

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None

ABSENT: None
ABSTAIN: None
CARRIED 6/0.

Council President Henry moved, seconded by Council Member Warrington to return from Executive Session at 8:53pm

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

16. Adjourn

Council Member Ocadiz moved, seconded by Council President Henry to adjourn the July 29, 2025 City Council meeting at 8:55pm.

AYES: Berry, Hamilton, Henry, Ocadiz, Warrington, and Wemmer
NOES: None
ABSENT: None
ABSTAIN: None
CARRIED 6/0.

Respectfully Submitted by

Dana Engstrom
City Clerk

Approved this 12th day of August 2025 by the City Council, City of Andover, Kansas.