



REVISED AGENDA
TUESDAY, JULY 15, 2025
CITY COMMISSION ROOM
CITY HALL
1101 POYNTZ AVENUE
MANHATTAN, KS 66502

City Commission Meeting
6:00 P.M.

NOTE: Agenda items are available on the City's website at <https://www.manhattankansas.gov/AgendaCenter/City-Commission-20>. If you would like to provide public comment at the meeting for an item on the agenda, you may sign up in person at the meeting. The guidelines for public comments can be found in Resolution No. 052025-F, <https://manhattankansas.gov/meetingspolicy>. If you would like to provide written comment for an item on the agenda in lieu of coming to City Hall, comments may be submitted through the City's website at <https://manhattankansas.gov/contactcommissioners> or by emailing or calling the Commissioners directly. Contact information for each Commissioner is located on the City's website at <https://manhattankansas.gov/202/City-Commission>.

The City Commission Meeting will be televised live on local Cox Cable Channel 3, on the City's website at <http://manhattankansas.gov/tv>, and also on Facebook at <https://www.facebook.com/Cityofmanhattan>. A recording will be made available on the City's website after the meeting.

1. CALL TO ORDER

2. ROLL CALL AND ANNOUNCEMENT OF A QUORUM

3. PLEDGE OF ALLEGIANCE



This meeting is being held in the City Commission Room at City Hall, 1101 Poyntz Avenue, Manhattan, KS 66502. Public participation is solicited without regard to race, sex, familial status, military status, disability, religion, age, color, national origin, ancestry, sexual orientation, or gender identity. In accordance with the Americans with Disabilities Act, persons with disabilities needing special accommodation to participate in this meeting, or those requiring language assistance (free of charge) should contact the City of Manhattan ADA Coordinator, Deann Tiede, no later than forty-eight (48) hours prior to the meeting, at (785) 587-2442 or 7-1-1 (Relay).

4. PROCLAMATION

- A. July 26, 2025, [National Day of Cowboy](#). (Stephen Bridenstine, Flint Hills Discovery Center Director and Jonathan Mertz, Flint Hills Discovery Center Event Supervisor, will be present to receive the proclamation.)

5. PUBLIC COMMENTS

[Public Comment is for [comments from the public](#) to the City Commission, which is not related to an item on the agenda. As a general practice, the City Commission will not discuss or debate these items, nor will the City Commission make decisions on items presented during this time. Individuals should address all comments and questions to the Commission. Each person will be limited to one speaking opportunity for up to three (3) minutes for this section, with an initial period of thirty (30) minutes for this section.]

6. COMMISSIONER COMMENTS

7. CONSENT AGENDA

[Items on the Consent Agenda are those of a routine and housekeeping nature or those items which have previously been reviewed by the City Commission and may be approved in one motion. A Commissioner may request an item be removed for separate discussion and considered immediately following the Consent Agenda. [Comment from the public](#) related to any item on the Consent Agenda to the City Commission is allowed. Each person will be limited to one speaking opportunity for up to three (3) minutes for this section, with an initial period of thirty (30) minutes for this section.]

- A. **MINUTES**
1. Approve the [minutes](#) of the Regular City Commission Meeting held Tuesday, June 17, 2025.
- B. **CLAIMS/PAYMENTS**
1. Approve [Claims Register No. 3097](#) authorizing and approving the payment of claims from June 11, 2025 – June 24, 2025, in the amount of \$6,779,830.16.
 2. Approve [Claims Register No. 3098](#) authorizing and approving the payment of claims from June 25, 2025 – July 8, 2025, in the amount of \$3,403,410.09.
- C. **FINAL PLATS**
1. Accept the easements and rights-of-way on the [Final Plat of Islamic Center of Manhattan Complex](#) and approve an agreement creating the restrictive covenant related to the drainage easement.

D. ***ORDINANCES***

1. Approve [Ordinance No. 7761](#) amending the Mercy Regional Hospital Planned Unit Development (PUD). [*Manhattan Urban Area Planning Board recommends approval*]

E. ***PROFESSIONAL SERVICES***

1. Authorize Contract Amendment No. 3 to the Agreement for Professional Engineering Services with Schwab Eaton, P.A. in the amount of \$23,830 for the [2023 Waterline Improvements \(WA2302\) and Legore Lane Storm Sewer Improvements \(SW2312\) Projects](#).

F. ***BID AND AWARD***

1. Authorize an increase to the construction contract in the amount of \$23,689.63 with Olgoonik Enterprises, LLC for the [Houston Street Improvements Project \(ST2205\)](#).

G. ***APPOINTMENTS***

1. **Item has been pulled at the request of applicant.**
~~Approve the [Mayor's recommendations for appointment](#) to external and/or City Boards and committees.~~
 - ~~a. Appointment of Kelm Lear to the Human Rights Advisory Board.~~

8. ITEM REMOVED FROM CONSENT AGENDA

9. PUBLIC HEARING

[The hearing procedure and public participation will be based upon the legal requirements for the required hearing.]

A. **CONSIDER INDUSTRIAL REVENUE BONDS FOR THE WAREHAM HALL PROJECT**

1. Presentation of item.
2. Conduct a public hearing. [Comment from the public](#) related to the item is allowed. Each person will be limited to one speaking opportunity for up to three (3) minutes, with an initial period of thirty (30) minutes.
3. **REQUESTED ACTION BY APPLICANT:** [Approve Resolution No. 071525-A, determining the advisability of issuing Industrial Revenue Bonds \(IRBs\); and authorize execution of an economic development agreement for IRB property tax abatement.](#)

10. GENERAL AGENDA

A. **CONSIDER LEASE AGREEMENT WITH HCW IN THE DOWNTOWN PARKING GARAGE**

1. Presentation of item.

2. [Comment from the public](#) related to the item is allowed. Each person will be limited to one speaking opportunity for up to three (3) minutes, with an initial period of thirty (30) minutes.
3. **ACTION:** [Approve lease agreement with HCW for up to 300 parking stalls in the Downtown Parking Garage.](#)

B. CONSIDER EXCEEDING THE REVENUE NEUTRAL RATE

1. Presentation of item.
2. [Comment from the public](#) related to the item is allowed. Each person will be limited to one speaking opportunity for up to three (3) minutes, with an initial period of thirty (30) minutes.
3. **ACTION:** [Approve Resolution No. 071525-B regarding the City Commission's intent to levy a property tax exceeding the Revenue Neutral Rate and setting a public hearing regarding its intention to exceed the Revenue Neutral Rate on September 2, 2025, at 6:00 p.m. at City Hall, 1101 Poyntz Avenue, Manhattan, Kansas.](#)

11. <u>ADJOURNMENT</u>

- A. Move to adjourn the July 15, 2025, City Commission Meeting.