

KIT CARSON COUNTY COMMISSIONERS

MINUTES FEBRUARY 26, 2014

- 8:00 A.M. WORK SESSION**
Including Consent Agenda Items:
Payroll
Payables
Minutes
Side Items
- 10:30 A.M. Commissioner meeting to convene: Review & approve Consent agenda items**
- 11:00 A.M. CHUCK LITTERAL – VSO UPDATE AND TRAINING**
- 11:30 A.M. ROL HUDLER – TONY LEE OF COMFORT INN**
To request an abatement of taxes on a new apartment building \$3.5 million project
- 12:00 P.M. BOCC LUNCH AT ANNEX – AFTERNOON PRESENTATIONS BY ANNEX STAFF**
- 5:00 P.M. MEETING TO ADJOURN WHEN BUSINESS IS COMPLETE**

NEW ITEMS:

- Support letter for Kiowa County Ballot question – Do you want to send one?
- Thank you from Iva Gross
- Thank you from KCC Royalty

SIGNATURES:

- CDBG Grant for ECCOG
- Contract for change in Road Grader Purchase
- Easement for Jack Highland with Hitchcock's

OLD ITEMS:

- Plains Telephone Fiber Easement – Shawn Hastings waiting for Landowners signature
- Stratton Fire – IGA return signed copy from Stratton Fire
- Strategic Plan

PERFORMANCE BONDS:

In the future, we should always make sure that we have a performance bond. State Statute 30-20-622 Wade suggested a resolution requiring this – Jeff Cure is getting a price on this for meeting today so bidders know they will be expected to have a bond.

EMPLOYEE ITEMS:

FYI:

- ❖ May 2014 Requirements for CDL drivers
- ❖ HB 1216 Adds Marking Requirements for Towers in Rural Areas

Meeting called to order by Chairman Gary Koop at 9:30 A.M. Those present were Gary Koop, Dave Hornung, Dave Gwyn, Paula Weeks and Della Calhoon.

CONSENT AGENDA

The Board of County Commissioners reviewed items on the Consent Agenda: Payroll, Payables, and Minutes for Feb. 12, 2014 and Minutes for Feb. 19, 2014.

Motion to approve the consent agenda was made by Dave Gwyn, seconded by Dave Hornung, motion carried by unanimous vote of Gary Koop.

RON WEISER – RAISING WILD UPLAND GAME BIRDS

The Board of County Commissioners reviewed that they had been ask by Ron Wieser to write a letter stating that Kit Carson County does not have any ordinances or permits that would

be violated by Ron Wieser if he chooses to raise wild upland game birds and release them into the wild for hunting purposes. Letter was signed by the Board of County Commissioners.

REVISED PURCHASE ORDER FOR JD GRADER IN DISTRICT #2

The Board of County Commissioners reviewed the revised purchase order for a 772G John Deere Motor Grader for District #2. District #2 will remove the lift group from the 143H that was traded in and the value be adjusted down by \$2,500.00. Motion to sign revised purchase order was made by Dave Gwyn, seconded by Dave Hornung, motion carried by unanimous vote of Gary Koop.

COMMUNITY DEVELOPMENT BLOCK GRANT

The Board of County Commissioners reviewed the Community Development Block Grant Business Loan Funds Application. Motion to approve Community Block Grant Application was made by Dave Gwyn, seconded by Dave Hornung, motion carried by unanimous vote of Gary Koop.

EASEMENT OF RIGHT OF WAY – HITCHCOCK INC FOR JACK HIGHLAND

The Board of County Commissioners reviewed the easement of right of way for the placement of electric line in 1 ¼ conduit crossing County Rd 53 between County Rd E and Rd F. This will go to a sprinkler in the NW ¼ 12-11-43 for Jack Highland. Motion to approve easement was made by Dave Hornung, seconded by Dave Gwyn, motion carried by unanimous vote of Gary Koop.

FURNITURE – AMBULANCE BUILDING

The Board of County Commissioners reviewed quotes for office furniture for the new ambulance building. Bids were received from Office Works \$4771.02, and Staples \$ 4530.00. Office Works will assemble and deliver the furniture. Motion to purchase furniture from Office Works in the amount of \$4,771.02 was made by Dave Hornung, seconded by Dave Gwyn, motion carried by unanimous vote of Gary Koop.

LETTER – KIOWA COUNTY

The Board of County Commissioners reviewed a letter from Kiowa County asking if the Kit Carson County Board of Commissioners would have any opposition if they placed a question on their ballot which would allow gambling within their county. The Board of County Commissioners sent a letter stating they did not have any opposition for a question on the ballot for a casino in Kiowa County.

SAFeway DENIAL OF ABATEMENT FOR 2011 AND 2012

The Board of County Commissioners received a letter from the State denying any abatements for 2011 and 2012 taxes for Safeway. Abbey stated that we need to send a denial letter to Safeway as we would during the County Board of Equalization. Motion to sign denial for Safeway for 2011 and 2012 taxes was made by Dave Hornung, seconded by Dave Gwyn, motion carried by unanimous vote of Gary Koop.

CHARLES LITTERAL – VSO

Charles met with the Board of County Commissioners and gave a review of contacts that have been made for the last Quarter. Charles reviewed that he had 5 New Claims, 10 Appeals, 25 Headstones, 34 Markers and also worked 165 updated claims/more medical evidence in the last quarter.

ROL HUDLER – TONY LEE – POSSIBLE APARTMENTS

Rol Hudler and Tony Lee met with the Board of County Commissioners. Mr. Lee is interested in building a 60 unit apartment building in the Burlington area. Cost would run around 4.5 million. Mr. Lee and Rol Hudler would like the Board of County Commissioners to consider an abatement of the taxes for a period of time. Mr. Lee stated that these would be two bedroom one bath units. Rent for the units would run from \$700.00 to \$750.00 per month. Utilities would be above the rent.

Rol stated that Burlington has a need for rentals in the area. At this time there are least 41 people that work at the prison that live in Goodland, Ks. Mr. Lee also stated that there are a number of people that work in Burlington but live in Goodland and would like to have them in the Burlington area. This would increase business in Burlington and bring children into the school. Rol does not believe this will hurt the other market for rentals.

Mr. Lee stated that he would like to have 3 to 5 acres of land to build a three story unit. Mr. Lee had not purchased any land at this time.

Rol suggested that the County establish guidelines before they approve any reductions. Rol asked the Board of County Commissioners to consider the project and discuss this to see if there is a way some if not all the taxes be abated for a period of time. Mr. Lee stated that there may be 5 to 10 % of the units for low income under section 8.

The Board of County Commissioners will not make any commitment at this time but will take this under consideration.

Meeting adjourned.



Gary Koop, Chairman

3-5-14

Date