



Atchison County Commission Meeting

Emergency Operations Center
10443 US Hwy 59
Atchison, Kansas 66002

REGULAR MEETING AGENDA

Chairwoman Casey Quinn, 3rd District

Commissioner Allen Reavis, 1st District

Commissioner Eric Noll, 2nd District

1. ZOOM MEETING ID # 884 7272 7038
2. 9:00 A.M. Workshop
*There will be no Zoom available during this time. The Zoom link will start at 10:00am.
3. Call To Order
4. Invocation
- 4.1. Jim Cormode
5. Pledge Of Allegiance
6. Public Comment
7. Approval Of Minutes
Approval of Minutes from Last commission meeting
- 7.1. Approved 09/05/2023 Atchison County Commission Meeting Minutes
Documents:
[9-05-2023.PDF](#)
8. Commissioner Comments
9. New Business
- 9.1. 2:15 PM Walnut Township Board Trustee Appointment
- 9.2. 2:20 PM Wesley Lanter, Emergency Management/IT Director
Purchase order approval for Commander 1 Software

KDHE Form approval

Courthouse generator

9.3. 2:30 PM Mark Zeltner, Finance Director
Purchase order approval for Treasurer Reserve expense

9.4. 2:35 PM Joe Snyder, Road & Bridge Superintendent
Bridge 23.9- M.6 discussion

Property

Fall patching

Department update

9.5. 3:05 PM Louise Regenstein
September Hills Estate Plat 1

9.6. 3:20 PM Nick Cacciabando, VP Of Senior Living Investment Brokerage
Presentation

9.7. 5:00 PM RNR/Budget Hearing

10. Unfinished Business

11. County Counselor Updates

12. Executive Sessions

13. Approval Of Expenses

14. Public Comment

15. Adjournment

Tuesday, September 5, 2023

Pursuant to the law, the Atchison County Commission Board met in Regular Session at 2:00 AM at the Atchison County Emergency Operations Center, 10443 US Hwy 59, Atchison, KS. A link to the meeting was made available to the public prior to the meeting. In addition, public attendance was available for the Commission meeting at the Atchison County Emergency Operations Center at 10443 US Hwy 59, Atchison, KS. Chairwoman Casey Quinn called the meeting to order with Commissioner Eric Noll and County Counselor Patrick Henderson present for the meeting. Commissioner Allen Reavis, who had earlier notified the County that he would not be present, was absent. Michelle Phillips, County Clerk recorded the minutes.

Pastor James Cormode delivered the invocation.

Chairwoman Quinn led the pledge of allegiance.

***Public Comment:**

There were none.

***Reading and Approval of Minutes:**

Minutes from the August 29, 2023, meeting were reviewed with no corrections noted. Commissioner Reavis made the motion to approve the minutes as presented. Commissioner Noll seconded the motion. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0.

***Commissioner Comments:**

Chairwoman Quinn received an email from Project Atchison. They will be hosting a candidate meet and greet for all candidates appearing on the November 7, 2023, General Election ballots. The meet and greet reception will be held from 6:00 p.m. to 8:00 p.m. on Tuesday October 3, 2023, at The Elk's Lodge, 609 Kansas Avenue, Atchison.

***New Business:**

Chairwoman Quinn stated that there were three (3) letters of interest submitted for the Walnut Township Trustee vacancy, created by the resignation of Leo Navinsky on July 21, 2023. There was one letter of interest submitted since the extension was granted by the Board, which was from one of the same candidates who previously submitted a letter of interest. The three people interested in filling the unexpired term of Walnut Township Trustee are: Vincent Kane, Gary Servaes, and Harry M. West. Chairwoman Quinn noted that the Board has been receiving feedback from Walnut Township citizens throughout this process. The position will be up for re-election in 2024, with that term to begin January 13, 2025. Chairwoman Quinn made a motion to appoint Gary Servaes to the Walnut Township

Trustee position. Commissioner Reavis seconded the motion. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0.

After the vote had occurred, Greg Gehring stated that over 80 Walnut County residents had signed a petition requesting that Vincent Kane be appointed for the position. Chairwoman Quinn told all those present with concerns to attend the monthly meeting of the Walnut Township Board which will be held on September 18, 2023, at the Walnut Fire Station starting at 6:00 p.m.

Wes Lanter, Emergency Management/IT Director, appeared before the Board with a purchase order payable to Federal Signal Corporation in the amount of \$3,625.00 for the standard renewal of the software used to communicate and test the sirens. Commissioner Noll made a motion to approve the purchase to Federal Signal Corporation in the amount of \$3,625.00. Commissioner Reavis seconded the motion. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0.

The Board was presented a Disposal without a Permit application from Handke Cattle Inc., of Muscotah, for the carcass disposal of 672 head of fat cattle. This is an updated notification from the Kansas Department of Health and Environment (KDHE) of the death and disposal by burial of the cattle due to the extreme heat. Commissioner Noll made a motion to allow the Chairwoman to sign the application for the Emergency Management Department. Commissioner Reavis seconded the motion. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0.

Director Lanter presented the Board with a purchase order payable to Gerber Electric of Atchison for the installation of a natural gas line from the meter to set the new generator to be located at the Courthouse. The purchase order is in the amount of \$8,401.53. Commissioner Reavis made a motion to approve the purchase order to Gerber Electric in the amount of \$8,401.53. Commissioner Noll seconded the motion. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0. Commissioner Noll questioned the placing of the pipes on the Courthouse since it is on the National Register of Historical Places. Director Lanter stated the vendor was informed of the registration.

Director Lanter presented the Board with the Emergency Management annual performance grant application. If awarded, the total grant awarded would be \$22,982.00. Commissioner Reavis made a motion to authorize the Chairwoman to sign the application. Commissioner Noll seconded the motion. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0.

Director Lanter asked for guidance on how to proceed with the Chamber Banquet Golf Tournament request he received from the Atchison Area Chamber of Commerce. They were wanting team members for a team to play in the annual Chamber golf tournament that will be held on Friday, September 15, 2023. The Board requested he send an email to department heads to ask for interest.

Mark Zeltner, Financial Director, presented the Board with a purchase order in the amount of \$29,250.00 payable to Navrat's Office Products of Emporia for the purchase of office furniture, for the Treasurer's Office remodeling project. This purchase is requested to come from the Treasurer's reserve account. Commissioner Reavis made a motion to approve the purchase order to Navrat's in the amount of \$29,250.00, with funds to come from the Treasurer's reserve account. Commissioner Noll seconded the motion. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0.

Joe Snyder, Road & Bridge Superintendent, appeared before the Board with information regarding Bridge 23.9-M.6. The bridge is deficient due to wear and vandalism and has been closed for over a year. KDOT, through their local projects bridge improvement plan, offers an incentive for the County to take a deficient bridge out of inventory. Taking this bridge out of inventory will generate a credit of \$1,000 per foot of the span of the bridge, which will be a credit against a local bridge improvement project. That is approximately \$90,000 for Bridge 23.9-M.6. Superintendent Snyder has recommended the bridge be removed from inventory, and the KDOT credit from the removal of this bridge to go towards the new construction of Bridge 290. Superintendent Snyder also noted that someone has approached him showing interest in salvaging Bridge 23.9-M.6. The Board recommended sending out a request for proposal (RFP) to all that might be interested in purchasing the salvage rights to the bridge, and opening those proposals at the September 29, 2023 meeting.

Superintendent Snyder reported that the Fall Patching RFP is being sent out. The patching will cover roads countywide.

Superintendent Snyder gave an update on some of the chip and seal, mowing and spraying that has been done in the county.

Superintendent Snyder requested notification of any special events that will be occurring on the County roads. If given enough notice, he will make sure the mowing has been done in advance.

Superintendent Snyder talked about the Fall Cost-Share project with the Kansas Department of Transportation. KDOT is approving grants for local projects, especially where the County can provide at least a 15 percent local cash match for the construction costs for these projects. They will be requesting letters of support from businesses and residents in the county. Information will be added to the Atchison County website.

Patrick Henderson, County Counselor, presented the Board with paperwork regarding a temporary construction easement and a permanent drainage easement for the repair or replacement of a box culvert on Ottawa Road. The owner of the adjacent land is the Gilbert F. Vandelloo Living Trust Dated June 18, 2008. The cost for the temporary construction easement is \$618.49, and the cost for the permanent drainage easement is \$2,422.10. The documents have been signed by the trustee of the trust. Commissioner Noll made a motion to authorize the Chairwoman to sign the easement documents with a total

cost of \$3,040.59. Commissioner Reavis seconded the motion. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0.

The Board was presented with a Proclamation for Childhood Cancer Month. Chairwoman Quinn read the Proclamation. Commissioner Reavis made a motion to adopt the Proclamation, and to proclaim September as Childhood Cancer Awareness Month. Commissioner Noll seconded the motion. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0.

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PROCLAMATION

Childhood Cancer Awareness Month

WHEREAS, children are our greatest treasures, and their health and well-being is a priority; among the most distressing health concerns today is the high incidence of childhood cancer, which claims too many precious and promising young lives; and

WHEREAS, Childhood cancer spares no one, affecting kids from every background; although rare, pediatric cancer is the leading disease related cause of death among children killing more children than asthma, diabetes, cystic fibrosis, and pediatric AIDS combined; and

WHEREAS, one out of five children diagnosed with cancer will not survive the disease, and it is estimated that 43 children per day or 15,695 children annually will be diagnosed with cancer in the United States, with the average age of diagnosis just 6-years old; and

WHEREAS, two-thirds of childhood cancer patients will suffer from long-term effects with comprehensive treatment, including treatment-induced secondary cancers, lung and heart damage, infertility, and cognitive impairment; and

WHEREAS, childhood cancer research is vastly underfunded, with less than 4% of federal government cancer research funding going to this study; and

WHEREAS, throughout this month, we take the opportunity to thank the many dedicated healthcare professionals, organizations and parent advocacy groups that support childhood cancer patients and families by offering advice, encouragement, hope, and financial assistance, and that work tirelessly to lift the spirits of children suffering from cancer;

NOW, THEREFORE, the Atchison County Commissioners, Atchison, Kansas, do hereby proclaim September 2023 as

CHILDHOOD CANCER AWARENESS MONTH

Given under our hand and the Official Seal of the County of Atchison in the State of Kansas, this 5th day of September in the year 2023.




Allen Reavis, Commissioner District 1


Eric Noll, Commissioner District 2


Casey Quinn, Commissioner District 3

Attest: 
Michelle Phillips, County Clerk

The Board commented that their next meeting on September 12, 2023, will be held at the Atchison County Courthouse at 423 N 5th Street, in the lower level.

Louise Regenstein appeared before the Board regarding September Hills Plat 1, which was previously approved by the Atchison County Commission. The property on the plat is within the 3-mile radius of the City of Atchison requiring additional approvals from the Atchison City Commission and Planning Commission. The next step was to have Superintendent Snyder from the County Road & Bridge department look at the proposed driveway access. Superintendent Snyder presented some concerns due to visibility restrictions. There was some discussion regarding the speed limit on the road; however, Ms. Regenstein will look at other options and come back to the Board.

Nick Cacciabando, Senior Vice President with Senior Living Investing Brokerage (SLIB) appeared via the Zoom platform to talk to the Board about the processes the firm could put in place if contracted to sell the Atchison Senior Village. Mr. Cacciabando will send the Broker's Opinion of Value, and a representation agreement to Counselor Henderson to share with the Board. If approved, SLIB will start preparing packets to send to interested parties.

***County Counselor Updates:**

Patrick Henderson, County Counselor, gave the Board an update from Bridge 15.4-M-8 that was damaged in May. An engineer from Schwab Eaton did a mini bridge inspection to determine damage. The contractor gave an estimate of the cost to fix the bridge of \$33,450.00. The Board approved the settlement cost and Superintendent Snyder signed the release. Counselor Henderson told the Board the funds have been received which would cover the cost of repairing the bridge.

The date of the next tax sale will more than likely be held in February 2024.

***Approval of Expenses:**

Commissioner Reavis made a motion to approve the expenses for August 29, 2023. Commissioner Noll seconded the motion. Chairwoman Quinn called for a vote. The motion passed 3-0.

Commissioner Noll made a motion to recess until 5:00 p.m. Commissioner Reavis seconded the motion. Chairwoman Quinn called for a vote. The motion passed 3-0.

***New Business:**

At 5:00 p.m., the Board reconvened the meeting. Chairwoman Quinn opened the Revenue Neutral Rate (RNR) hearing by welcoming and thanking the citizens who appeared. Chairwoman mentioned that the notices sent out had a proposed levy rate set according to the timeline of mailing. The County Financial Director, with the guidance of the Board of County Commissioners, has been spending time improving, and adjusting the

2024 Budget figures since the notices were originally sent out resulting in a lower spending authority and a lower proposed mill levy. The revenue neutral rate is calculated using a formula including the current assessed value and the previous tax dollars collected. The calculation for Atchison County created a revenue neutral rate of 47.093. The notices sent out prior to August 10th had the proposed levy set at 61.549. This estimated levy has been reduced to 53.384 as of the hearing.

Chairwoman Quinn declared that a quorum was present. There was presented a Resolution entitled:

A RESOLUTION OF THE COUNTY OF ATCHISON, KANSAS TO LEVY A PROPERTY
TAX RATE EXCEEDING THE REVENUE NEUTRAL RATE

Commissioner Noll moved that the Resolution be adopted. The motion was seconded by Commissioner Reavis. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0. Chairwoman Quinn declared the Resolution duly adopted and the Resolution was then duly numbered Resolution No. 2023-1529 and was signed by the Commissioners and attested by the County Clerk.

The following is a roll call of Resolution 2023-1529.

Commissioner Allen Reavis, District # 1 – Yes

Commissioner Eric Noll – Yes

Chairwoman Quinn – Yes

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Resolution No. 2023-1529

**A RESOLUTION OF THE COUNTY OF ATCHISON, KANSAS TO
LEVY A PROPERTY TAX RATE EXCEEDING THE REVENUE
NEUTRAL RATE;**

WHEREAS, the Revenue Neutral Rate for the County of Atchison was calculated as 47.093 mills by the Atchison County Financial Director, within the Atchison County Clerk's office; and

WHEREAS, the budget proposed by the Governing Body of the County of Atchison will require the levy of a property tax rate exceeding the Revenue Neutral Rate; and

WHEREAS, the Governing Body held a hearing on September 5, 2023 allowing all interested taxpayers desiring to be heard an opportunity to give oral testimony; and

WHEREAS, the Governing Body of the County of Atchison, having heard testimony, still finds it necessary to exceed the Revenue Neutral Rate.

**NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF
THE COUNTY OF ATCHISON:**

The County of Atchison shall levy a property tax rate exceeding the Revenue Neutral Rate of 47.093 mills.

This resolution shall take effect and be in force immediately upon its adoption and shall remain in effect until future action is taken by the Governing Body.

ADOPTED this 5th day of September 2023 and **SIGNED** by the Atchison County Board of Commissioners.



Allen Reavis, Commissioner, District 1



Eric Noll, Commissioner, District 2



Casey Quinn, Commissioner, District 3

Attested:



Michelle Phillips, County Clerk

Chairwoman Quinn closed the Revenue Neutral Rate hearing.

Chairwoman Quinn opened the Atchison County budget hearing in which discussion was held regarding the 2024 Atchison County budget. Chairwoman Quinn closed the 2024 Atchison County budget hearing.

***Public Comment:**

There were none.

Add, abate, escapes for real estate and personal property taxes were presented to be approved.

Commissioner Reavis made the motion to adjourn at 7:48 pm. Commissioner Noll seconded the motion. Chairwoman Quinn called for a vote, all voted aye. The motion passed 3-0.

*Note: Once approved these minutes will be the official minutes of the Board of County Commissioners. Regular meetings of the Board of County Commissioners are video-recorded. The videos of these meetings are generally available for supplementation of the minutes. The videos can be located under the Government tab at www.atchisoncountyks.org.

Attest: Michelle Phillips, County Clerk