

**CITY OF SEDAN  
MINUTES OF OCTOBER 15, 2024**

The Sedan City Council met for the council's regularly scheduled meeting on October 15<sup>th</sup>, 2024, at the 4-H building, beginning at 5:30 PM, with Mayor Bryan Blankinship presiding. Council members present: Janice Fine, Sharon Payne, Adam Clark, Angela Evans, and Kathy Miller. Employees present: Lana Robinson, Jim Miller, Nancy Crawford, and Police Officer Devin Lumley. Public present: Jenny McDaniel, Joyce Moreland, Cindy Powell, Dana Reed, Leah Arledge, Marlene Wells, Crystal Wade, Georgia Wade, Sydney Moore, Wellington Butler, Kaye LeBlane, Kayla Ford, Breanna Avalos, Esiquio Avalos, A.J. Gooden, Diana Clanton, Amanda Schmidtberger, Sharon Clark, and Linda Bever. Stephanie Marsh with SCKEDD was present via phone.

At 5:30 PM, The public hearing for CDBG Rehabilitation of the Library was called to order by Mayor Bryan Blankinship.

Janice Fine made a motion to approve Resolution 24-04 certifying legal authority to apply for CDBG Library Grant. Kathy Miller seconded the motion. Motion carried.

Janice Fine made a motion to approve Resolution 24-05 assuring funds will be continually provided for operation. Adam Clark seconded the motion. Motion carried.

Open Public Discussion of the project budget-

None

Janice Fine made a motion to approve grant administrator for the City of Sedan. Angela Evans seconded the motion. Motion carried.

At 5:32 PM, Mayor Bryan Blankinship closed the Public Hearing and called the regular meeting to order.

Janice Fine made a motion to amend the agenda to add an executive session for non-elected employees at the end of the agenda. Angela Evans seconded the motion. Motion carried.

Adam Clark made a motion to amend the agenda to reflect the order by moving the CDBG Housing Rehabilitation/Demolition Grant to the start of the regular meeting. Janice Fine seconded the motion. Motion carried.

Janice Fine made a motion to approve the amended agenda. Angela Evans seconded the motion. Motion carried.

CDBG Housing Rehabilitation/Demolition Grant-

- Lana Robinson spoke to the council on the Housing Rehabilitation/Demolition grant and was wanting to hire Stephanie Marsh with South Central Kansas Economic Development District (SCKEDD) for \$3,000.00 to help with grant writing for this grant. The grant match for this is \$2,000.00 environmental survey for the opportunity to bring in \$300,000.00 to help citizens

with repairs or updates on their house. Applications from the selected area would go through an inspection. If the house passes an inspection and does not have major foundation issues that resident could get up to \$25,000.00 to help with repairs and automatically be qualified for the weatherization program through SCKEDD.

- Stephanie Marsh, with SCKEDD was on the phone and gave the council information about the grant and what it would cost the city to hire her as the grant administrator and what that all entails. She also answered all the questions the council members had.
  
- The council would like more information but are interested in this grant.

Sharon Payne made a motion to approve the minutes from the regular meeting held on October 1<sup>st</sup>, 2024. Adam Clark seconded the motion. Motion carried.

Sharon Payne made a motion to approve the payment of the bills in the amount of \$69,773.12. Angela Evans seconded the motion. Motion carried.

#### Public Comments-

- Jenny McDaniel, Agent for the Rolling Prairie Extension District, joined by Crystal Wade, a board member of the district, was there to address ongoing issues Chautauqua County 4-H has endured with the current Fair Board. Jenny McDaniel explained that the Chautauqua County Fair Board is grossly short of minimal expectations needed for a successful Fair. The City is responsible for appointing individuals to this board, so she felt they needed to be updated with the shortcomings and issues they have encountered.

She continued to state that the 4-H is now required to rent the fair building to use for fundraisers and banquets even though the building is not clean. They have had to sweep the floors and remove bugs and cobwebs, before their events. The bathrooms are not stocked and often have very dirty toilets. The board also requires renters to haul off their own trash.

Over the weekend on October 12<sup>th</sup>, 4-H rented the building to host Bingo, a fundraiser pays for Fair Ground improvements and spring shows. Jenny McDaniel was told there would need to be a signed contract prior to the event but was not provided one until Friday October 11<sup>th</sup>. She was also told on Monday October 14<sup>th</sup>, that the 4-H club would have to pay the full \$225 for rent of the building, which includes a \$100 deposit because of food crumbs left on the floor. Jenny pointed out that the contract states the deposit is “for damages/security deposit which will be returned to the renter upon settlement, minus any charges for actual damages done to the venue by renter or his/her associates.”

Jenny McDaniel stated the Fair Board also accused the 4-Hers of stealing a cooler, which after discussion was found to be her own cooler. She also stated that Fair Board meetings are not made public and attempts to communicate the meeting times are inconsistent. The 4-Hers have been banned from displaying entries in the Fair Building.

Jenny McDaniel urged the council to take this information into consideration when picking the next members of the Fair Board as well as nepotism, lack of transparency, lack of inclusion, lack of standards and the all-around dysfunction of the board.

- Mayor Bryan Blankinship asked to see the contract the Fair board presented to Jenny McDaniel.
- Kathy Miller asked if the money was requested by the city or the Fair Board. At which it was replied that the Fair Board is in charge of that for the fair building.
- Crystal Wade stated that the dysfunction between the fair board and the 4-H has been happening for a long time.
- Jenny McDaniel said it would be nice to have those Fair Board positions opened up for all who would like to join the Fair Board.
- Crystal Wade would like everything to be held to the same standards. Also, asked if the nominations could be tabled and asked that rental of these buildings be more consistent, as the Fair Board did not charge rent for the building to the health department for the yearly flu shots but just let them use it. Yet they had the 4-Hers rent the building for their fundraiser.
- Wellington Butler stood up and introduced himself as the new SCKEDD representative in our area and told the public and council if they had any questions that they could come and ask him.

Wellington Butler expressed his disdain towards the council for the years he had been chastised and for the council trying to silence him over the past few years and for the interactions that just took place between council and the first public speaker. He stated that the council owed him an apology.

#### Staff Comments-

- Lana Robinson is looking into possibly switching insurance companies. It would be switching to a company out of Caney. The agent there is a local chamber member and does a lot of work in our community. This would be an agent switch, and it would be done during open enrollment. The reason for looking into the switch is due to the poor service the city has been receiving with the current insurance company. Lana Robinson stated she met with the agent out of Caney and went over all the coverage the city currently has and the agent noticed that none of the equipment is on the insurance policy.
- Jim Miller wanted to thank all the city crew guys who helped with the boil advisory.

#### Council Comments-

- Angela Evans spoke with Sue Allen about doing Halloween in the Hollow. Sue Allen was not interested in that and was concerned the flowers and plants would get ruined or stomped all over.

September Financial Report- Raven Darnall-

- Raven Darnall was absent, so Lana Robinson gave the September Financial Report in her place.

Agenda Request Form- Fair Board Appointments for Joyce Moreland, Leroy Moreland, Joni Hubert, and Ryan Hubert-

Jancie Fine made a motion to table fair board appointments to a later date. Adam Clark seconded the motion. Motion carried.

Agenda Request Form- Requesting Approval for Beer Garden at 2<sup>nd</sup> Annual Fish Fry Benefit Dinner for Sedan public Library- Amanda Crum-

- Amanda Schmitberger spoke in place of Amanda Crum asking for the council to grant permission to have a beer garden at their 2<sup>nd</sup> annual fish fry.

Adam Clark made a motion to approve the Friends of the Sedan Library to have Gunnar's Bourbon for a beer garden October 19<sup>th</sup> at the fairgrounds. Kathy Miller seconded the motion. Motion carried.

Friends of the Chautauqua County Animal Shelter-

- Marlene Wells stood up and asked the council if there was any word on the animal shelter service agreement and told the council that she felt it was ridiculous to have been waiting this long to hear back from the city attorney.
- Angela Evans stated she does not see an additional \$1,400.00 in our budget for this year. Angela Evans also made note that the service agreement written up by the Animal Shelter did not state that there would be two kennels held for the city.
- Marlene Wells told Angela Evans they would take in all dogs from the city except owner surrendered dogs.
- Janice Fine called on Esiquio Avalos and asked him if he had anything to add to the discussion.
- Esiquio Avalos stated that he has had dogs in his custody as a Sheriff's Deputy that needed to be taken to the animal shelter and has been turned away several times.
- Marlene Wells was requesting names, dates and times of this occurrence. At which time Esiquio Avalos stated he did not have exact times or days of the incidents, but it has happened at least a dozen times. Marlene Wells replied, "if we are full, we are full".
- Janice Fine requested financial statements so the council could make a sound decision. Regarding a contract with the shelter for next year.
- Marlen Wells said she would take that back to the board.

- Mayor Bryan Blankinship had asked Marlene Wells if she had been to the county and if so, what did they tell her.
- Marlene Wells stated they have been to the county and the county told them to come back next year around June as their budget was already finalized. Marlene Wells then stated that she came to the city prior to them finalizing the budget.
- Angela Evans asked Marlene Wells what happened with all the money that was donated to the shelter, wasn't it a million dollars.
- Marlene Wells responded that it was not a million dollars, but we have expenses with the new shelter.
- Marlene Wells asked Janice Fine if the city asked everyone that comes in asking for money for their financials. Janice Fine responded with yes, we do.

Marlene Wells then asked why the city did not ask the Hallow for their financial when they came asking the city for money.

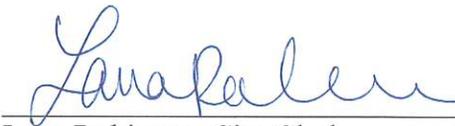
- Kathy Miller responded to Marlene advising her that it was a different situation. Explaining that the Hallow does not get a fixed yearly amount like the animal shelter does.
- Marlene Wells stated that the animal shelter is not part of the Open Records Act. At which time Crystal Wade stated they are indeed part of that as a 501 (c)(3).
- Lana Robinson advised she contacted the Kansas Municipal League and asked if the shelter is part of Kansas Open Records Act (KORA) as they are getting public funds from the City of Sedan and they advised the animal shelter falls under KORA.
- Janice Fine stated they were still going to need to see financial statements and treasures reports before the city signs any contracts.

Angela Evans made a motion to go into an executive session to discuss matters pertaining to the terms and conditions of employment, K.S.A 75-4319 (b)(1); regarding personnel matters of nonelected personnel; the open meeting shall resume no later than 6:45 PM here in the 4-H building at the fairgrounds in the City of Sedan. Adam Clark seconded the motion. Motion carried.

At 6:45 PM, the regular meeting continued with no decisions made.

At 6:46 PM, Angela Evans made a motion to adjourn the meeting. Adam Clark seconded the motion. Motion carried and meeting adjourned.

  
 Bryan Blankinship, Mayor

  
 Lana Robinson, City Clerk