



**CITY COUNCIL  
CITY OF PRAIRIE VILLAGE  
MAY 15, 2023**

The City Council of Prairie Village, Kansas met in regular session on Monday, May 15 at 6:00 p.m. Mayor Mikkelson presided.

**ROLL CALL**

Roll was called by the Deputy City Clerk with the following Councilmembers in attendance: Chad Herring, Cole Robinson, Inga Selders, Ron Nelson, Lauren Wolf, Bonnie Limbird, Dave Robinson, Piper Reimer, Greg Shelton, Courtney McFadden, and Ian Graves. Terrence Gallagher attended remotely via Zoom. Staff present included: Chief Byron Roberson, Police Department; Keith Bredehoeft, Director of Public Works; Cliff Speegle, Public Works; City Attorney David Waters, attorney with Spencer Fane LLP; Wes Jordan, City Administrator; Nickie Lee, Deputy City Administrator; Meghan Buom, Assistant City Administrator; Tim Schwartzkopf, Assistant City Administrator; Jason Hannaman, Finance Director; Ashley Freburg, Deputy City Clerk.

**PLEDGE OF ALLEGIANCE**

**APPROVAL OF AGENDA**

Mr. Nelson made a motion to approve the agenda as presented. Ms. Selders seconded the motion, which passed unanimously.

**INTRODUCTION OF STUDENTS AND SCOUTS**

No students or scouts were present at the meeting.

**PRESENTATIONS**

- Tree Board Member Mark Morgan, on behalf of the Kansas City Area Historical Trails Association, presented the KCAHTA 2023 achievement award to Public Works Director Keith Bredehoeft for his continued work on the historical trails project in Prairie Village.
- Mayor Mikkelson read a proclamation declaring May 21-27, 2023 as National Public Works Week in Prairie Village.
- Mayor Mikkelson read a proclamation declaring May 14-20, 2023 as National Police Week in Prairie Village.



- Stuart Little of Little Government Relations provided an update on the recently concluded legislative session.

## **PUBLIC PARTICIPATION**

- Shannon Healy, address not provided, expressed concerns with Mayor Mikkelson's status as a board member of United Community Services and voiced concerns about certain proposals recommended by the Ad Hoc Housing Committee:

Mayor Mikkelson stated he is on the UCS Board. He stated that housing cost and diversity challenges have their origins at least as far back as the 2008 Village Vision Study and was called forward in the recent Village Vision update. He noted that the UCS study is readily available for anyone who wants to read it in its entirety.

Mr. Cole Robinson noted an interaction he had in a specific Facebook group where members are opposed to housing policy discussions. He noted misinformation had been shared about the livestreaming of City Council Meetings. Mr. Robinson's attempts to correct misinformation were denied by the administrators of the group. He noted meetings can be watched on the City's website from any internet-enabled device, including a smartphone.

Mr. Graves spoke about the UCS study referenced by Ms. Healy. He noted that a passage in the study that is often misquoted reads: "The community is fully developed with no available areas suitable for new development. Therefore, redevelopment possibilities are the only option for new housing accommodations in the future."

Mrs. McFadden noted that the City website, [www.pvkansas.com](http://www.pvkansas.com), is the one official source online for City information.

## **CONSENT AGENDA**

Mayor Mikkelson asked if there were any items to remove from the consent agenda for discussion:

1. Consider approval of regular City Council meeting minutes - May 1, 2023
2. Consider an ordinance approving the Juneteenth Freedom Celebration event as a special event and authorizing the sale, consumption and possession of alcoholic liquor and cereal malt beverages within the boundaries of a barricaded public area of the event
3. Consider request for alcoholic beverage waiver for Harmon Park for the Juneteenth Freedom Celebration

Mr. Nelson made a motion to approve the consent agenda. A roll call vote was taken with the following votes cast: "aye": Herring, C. Robinson, Selders, Nelson, Wolf, Limbird, D.



Robinson, Reimer, Shelton, McFadden, Graves, Gallagher. The motion passed unanimously.

### COMMITTEE REPORTS

- **Sustainability management program presentation**

Ms. Reimer stated that during the March 6 City Council meeting, the City Council approved an agreement with Keramida Inc., a global sustainability consulting firm, for sustainability program management for 2023. She introduced Keramida's Senior Sustainability Manager Nick McCreary and Livable City Solutions Manager Amber Greaney.

Ms. Reimer stated that Mr. McCreary and Ms. Greaney were in town from Indianapolis to meet with municipal staff and interested elected officials to talk about what actions and strategies can be developed as part of the City of Prairie Village Municipal Climate Action Plan.

Mr. McCreary explained the project scope of work is to: 1.) create a municipal greenhouse gas inventory in order to set Science Based targets to help achieve the City's Race to Zero, and 2.) to set interim target reduction strategies.

Mr. McCreary shared a project timeline. He stated that the project began in April with background research. The greenhouse gas inventory and municipal engagement are underway. A strategy roadmap will be developed in June, with a plan delivered in July or August.

- Ms. Reimer reported that the United Community Services drug and alcoholism council met for their May meeting. The group heard a presentation from an organization that provides services to veterans and youth moving through the judicial process. The council also set dates and a timeline for the 2024 grant cycle review process.
- Mr. Graves reported that the Tree Board met May 3. He said the committee is looking at ways to streamline the tree planting program. The committee wants to ensure it meets the demand for street trees while also encouraging residents to plant trees deeper in their lots.
- Mr. Graves said the Finance Committee met May 9. He said Finance Director Jason Hannaman introduced the initial slide deck and materials.
- Ms. Limbird reported that the Art of Photography reception and awards presentation held May 10 was well-attended. The Arts Council awarded over \$3,500 in cash awards to the winning artists. Ms. Limbird thanked Caffetteria and Reimann Liquors and all of the artists who participated.



- Mr. Shelton announced that the Planning Commission meeting for June would be canceled due to lack of agenda items. However, plans are still underway for the first housing forum June 22. The event is an open house, come-and-go style event.
- Mr. Gallagher provided a report from the Parks and Recreation Committee. He reminded residents that the Prairie Village Pool Complex will open May 27. Mr. Gallagher stated that the committee kicked off an initiative partnering with the Diversity Committee in City parks. He also stated that at the recommendation of the committee, the tennis courts at Windsor Park will be converted to pickleball courts. Mr. Gallagher said that with this change, courts at McCrum Park and Taliaferro Park will remain dedicated tennis courts.

### **MAYOR'S REPORT**

- The Mayor stated he had participated in the following events since the prior Council meeting:
  - Area Chambers of Commerce leadership panel with Mayors Lucas, Garner, and Ross
  - A ribbon-cutting event for additional offices and services through HCA Midwest at the CareNow facility in the Prairie Village Shops
  - A Johnson County / Wyandotte County Mayors meeting
  - A United Community Services board meeting
  - A MARC Board meeting
  - A Shawnee Mission Education Foundation coffee
  - The Prairie Village Police Department's Peace Officer ceremony
- The Mayor congratulated Ms. Limbird on her appointment by Governor Kelly to the State Library Board
- The Mayor noted the following upcoming events:
  - Northeast Johnson County Leadership class graduation May 18
  - Keramida meeting with City committees May 16 at City Hall
  - Touch-a-Truck May 25
  - Meadowbrook Park Festival June 2
- The Mayor said he would also be participating in a Northeast Johnson County Chamber of Commerce leadership panel

### **STAFF REPORTS**

- Mr. Jordan reported the Northeast Johnson County Leadership class would be completing a service project at Growing Futures on May 16.
- Chief Roberson reported that the Police Department held "Donuts with Crossing Guards" last week.



Chief Roberson also spoke briefly about the crime statistics that were included in the Council Packet. He noted an increase in calls for service and a slight increase in burglaries and thefts, largely due to crimes of opportunity. He reminded residents to lock their cars. Chief Roberson said there were a lot of house watches and house checks recently in an attempt to keep crime levels down. There has also been an increase in traffic stops as officers are attempting to prevent crime before it happens.

Five new police officers will begin employment with the City soon.

- Mr. Bredehoeft spoke about the City's Bike/Ped Plan. He noted the trail system goes from Meadowbrook Park to the Prairie Village Shops with an 8-foot sidewalk. A gap in the system remains from the Prairie Village Shops to 67<sup>th</sup> and Nall. Mr. Bredehoeft said work on the roadways in that area will be underway soon, so Public Works is evaluating the possibility of sidewalks as well. Public meetings will be held in the next few weeks. A plan will be brought back to future council meetings.

Mr. Bredehoeft reported that maintenance crew member and artist Jessie Pohl had painted a snowplow blade that will be on display at the touch-a-truck event.

- Ms. Reimer complimented the landscaping at the intersection of 75<sup>th</sup> and Nall.
- Ms. Freburg provided an update on the transition of livestreaming from Facebook to the City's website. After several successful tests, City staff made the transition effective May 15. Video from City Council meetings and Planning Commission meetings will now be streamed directly through Zoom to a paid platform called Boxcast, which displays immediately on the City's website. This change eliminates the need for staff to broadcast from Zoom to Facebook, download the video, run it through an encoder to change the formatting, and then upload the video to Boxcast so it would show up on the city website. Ms. Freburg stated that when the City uses software that it doesn't pay for, it cannot be controlled by staff. Boxcast has a dedicated support team staff can turn to when technical errors arise. Staff will be trying out the new system for a few months.

Ms. Reimer noted that these recordings are available immediately rather than waiting for the following day.

Mr. Gallagher noted that he is live on Zoom, and he also has the video up on the City Website. There is only a .5 second delay with great sound and clarity.

Mr. C. Robinson noted that with the previous configuration, the staff member streaming the meeting to Zoom had to log into their personal Facebook account and operate the City's Facebook page from their personal account. He noted that



Facebook is not without repute, and he likes sending people to the official city website for information.

Mr. D. Robinson noted that you don't have to have a FB account to get to the livestream when it is on the City website.

Ms. Freburg gave instructions on how to access the streaming page or [www.pvkansas.com/livestreaming](http://www.pvkansas.com/livestreaming)

### **OLD BUSINESS**

None

### **NEW BUSINESS**

**COU2023-35**

**COU2023-35 Consider interlocal agreement with Johnson County Wastewater for the reimbursement of sanitary sewer construction costs associated with Project MIRD0007: Mission Road near 68th Street flood control project**

Senior Project Manager Cliff Speegle said Johnson County Wastewater (JCW) has coordinated a collector main sewer improvement in conjunction with the Mission Road flood control project. The project uses the opportunity to upgrade the sewer system while Mission Road is being reconstructed. JCW is funding 100% of the sanitary specific improvements, including design. This agreement allows for reimbursement by JCW for up to \$1,379,701 of construction costs. The agreement amount also allows for project contingency above construction bid costs. Construction is anticipated to begin in the summer of 2023.

**Mr. Herring made a motion to approve the interlocal agreement with Johnson County Wastewater for reimbursement of sanitary sewer construction cost for Project MIRD0007: Mission Road near 68th Street flood control project. The motion was seconded by Mr. Nelson and passed unanimously.**

**COU2023-36**

**Consider interlocal agreement with Johnson County for the reimbursement of project construction costs for Project MIRD0007: Mission Road near 68th Street flood control project**

Mr. Speegle said Johnson County has approved participating in the design and construction costs for this project. The county funds 50% of the project's costs. This agreement allows for reimbursement for up to \$1,354,650 in construction costs. The County's funding for this project comes from the County's Stormwater Management Program. Construction is anticipated to begin in the summer of 2023.



Mr. Herring made a motion to approve the interlocal agreement with Johnson County for reimbursement of construction related costs for Project MIRD0007: Mission Road near 68th Street flood control project. The motion was seconded by Mr. Shelton and passed unanimously.

**COU2023-37      Consider construction contract with VF Anderson Builders, LLC, for Project MIRD0007: Mission Road near 68th Street flood control project**

Mr. Speegle said bids for the construction project were opened April 27, 2023. VF Anderson Builders LLC was the single bidder. The VF Anderson Builders LLC bid was \$4,494,094.49, which was less than the engineer's estimate of \$4,808,514.00. Mr. Speegle stated that VF Anderson Builders LLC successfully constructed the most recent SMAC project for Prairie Village and does similar work for other Johnson County communities.

Mr. Speegle said the request includes a change order authorization up to an additional \$100,000 from drainage unallocated, which will allow for quick approval of possible changes required to complete the project. The Public Works Director will authorize all necessary change orders.

Total Project Cost \$5,361,818 - Includes design, construction, inspection, and testing.

*Total Project Funding breakout:*

SMAC Funding \$ 1,904,650  
Prairie Village Funding \$ 2,020,543  
Mission Hills optional wall Funding \$ 39,000  
JCW Funding \$ 1,416,024  
Total Funding \$ 5,380,217

*Prairie Village MIRD007 Funding Sources:*

MIRD0007 CIP \$ 1,450,542.50  
Drain22X transfer \$ 270,000  
Drainage unallocated transfer \$ 300,000  
Total Project Funds \$ 2,020,542.50

Construction is anticipated to begin in the early summer of 2023 and continue into the fall. Final restoration is anticipated to be completed by spring of 2024.

Mr. Herring made a motion to approve the construction contract with VF Anderson Builders, LLC in the amount of \$4,494,094.49 along with change order authority up to \$100,000 for MIRD0007: Mission Road near 68th Street flood control project (SMAC). The motion was seconded by Ms. Limbird and passed unanimously.





**COU2023-38      Consider construction administration agreement with Trekk Design Group for Project MIRD0007: Mission Road near 68th Street flood control project**

Mr. Speegle said the City uses Trekk to supplement its own construction inspection staff with consultant inspectors every year. Construction inspection is a reimbursable expense funded at 50% with county SMAC project funding.

**Mr. Herring made a motion to approve the construction administration agreement with TREKK Design Group for MIRD0007: Mission Road near 68th Street flood control project for \$106,973.20. The motion was seconded by Mr. Cole Robinson and passed unanimously.**

**COU2023-39      Consider change order for construction contract of Mission Road CARS project**

Mr. Bredehoeft stated that the project to repave Mission Road from 83<sup>rd</sup> Street to 95<sup>th</sup> Street originally began in 2018 as a CARS project with a bid awarded to O'Donnell and Sons (now Superior Bowen). The county and cities adjacent to this corridor were planning to mill/overlay this corridor along with sidewalk and curb/gutter construction. This project was paused so that Johnson County Wastewater could complete their construction of a new mains in the northbound lanes of Mission Road.

As staff prepared again for the mill and overlay, Everygy contacted the cities about an impending project on Mission Road. The Everygy project constructed many vaults and new duct banks for power in the southbound lanes. Staff paused the roadway project again to allow the utility project to proceed.

Mr. Bredehoeft noted there are several sources of funding for the project, including Johnson County Wastewater, Everygy, Johnson County and Prairie Village.

**Mr. Shelton made a motion to authorize the Mayor to sign the change order for Project MIRD0008 Mission Road 83rd Street to 95th Street, a continuation of the 2018 CARS project. The motion was seconded by Ms. Limbird and passed unanimously.**

**Mrs. McFadden made a motion for the City Council to move to the Council Committee of the Whole portion of the meeting. The motion was seconded by Ms. Reimer and passed unanimously.**

**COUNCIL COMMITTEE OF THE WHOLE  
Next Steps in Neighborhood Design Guidelines Update Process**





Deputy City Administrator Nickie Lee stated that the City Council had a work session on April 24, 2023, to discuss next steps in the housing discussion related to the R-1 zoning areas. At the work session, Council completed a prioritization exercise to provide staff direction for which areas to address first. The top two results were updating the Neighborhood Design Guidelines and researching further regulations and/or fees for short-term rentals. Ms. Lee noted that the full results of the prioritization exercise are available on the City's website.

The current Neighborhood Design Guidelines went into effect February 1, 2019, with the understanding they may be revisited to address any issues with the guidelines. The guidelines include requirements for street trees, greenspace, window and door openings, size restrictions, and impervious coverage limits. Ms. Lee said the housing discussion has brought up questions about whether the design guidelines went far enough to limit size and scale of homes, especially teardown/rebuilds. Council directed staff to look into reducing the size and scale to better fit into existing neighborhoods, and also review green space and lot coverage requirements. Ms. Lee noted that at this point, guidelines will focus on the R-1B zoning areas.

City Planner Chris Brewster outlined the next steps in the process including:

- Staff review and discussion - internal options and strategies
- Planning Commission work session - options direction
- City Council status update
- Public open house / comment
- Planning Commission - public hearing
- City Council - review / decisions

Brewster said issues that would be considered include:

- Height / stories
- Foundation / First floor elevation
- How height is measured
- Lot coverage (building coverage; impervious surface coverage)
- Lot size (maximum / lot merger limits)
- Massing standards / wall plane limits - simplification and improvement for outcomes and objectives; clean-up and "lessons learned" from implementation

**Mr. Herring moved that the City Council end the Council Committee of the Whole portion of the meeting. The motion was seconded by Mr. Cole Robinson and passed unanimously.**

### **EXECUTIVE SESSION**

**Mr. Nelson moved that the Governing Body recess into an Executive Session for 45 minutes for consultation with the City Attorney regarding petitions which would be deemed privileged in the attorney-client relationship pursuant to KSA 754319b2. Present at the meeting will be members of the governing body, the City Administrator, the Deputy City Administrator, the Assistant City Administrators, and the City Attorney. The regular**



meeting time will resume at 8:50. The motion was seconded by Mr. Cole Robinson and passed unanimously.

At the conclusion of the executive session, the City Council reconvened into the City Council meeting at 8:50. No action was taken.

Mrs. McFadden made a motion to adjourn the meeting. The motion was seconded by Ms. Limbird and passed unanimously.

#### **ANNOUNCEMENTS**

Announcements were included in the Council meeting packet.

#### **ADJOURNMENT**

Mayor Mikkelsen declared the meeting adjourned at 8:52 p.m.

Ashley Freburg  
Deputy City Clerk