

Rural Water District No. 7, Johnson County, Kansas

Regular Board Meeting Minutes

July 9, 2024

Directors present: Frank Denning, Bill Locke, Ken McCarty, Charles Finley, Walter Johnston, and Shaun Henderson. Director Brovont arrived after the start of the meeting. Directors Andrew and Hughes were present via Zoom. Others present: Allan Soetaert, Colin Stalter, Chester Bender, Mindy Krouch and Randall Fruit arrived after the start of the meeting. Others present via Zoom: Todd Luckman.

Chairman Frank Denning called the meeting to order at 5:31 PM.

1. Consent Agenda Items

Chairman Denning requested that the Board of Directors consider the Consent Agenda items. Director McCarty moved to approve the consent items noted on the agenda. Director Locke seconded the motion. Motion passed unanimously.

3. Consider Construction Agreement for Edgerton Road WMR (Pro Design)

Chairman Denning suggested the BOD deviate from the agenda order and jump to agenda item number 3 as the petitioner for agenda item #2 had not arrived. Chairman Denning requested the District Manager, Allan Soetaert to brief the BOD on the next agenda item. Mr. Soetaert noted the location of the project and an agreement in place with the developer of the project (Flint). Colin Stalter, District Engineer, reviewed the scope of the water main relocation project. He noted this project is located on Edgerton Road between 95th Street and 103rd Street in DeSoto. He noted that the cost of relocating this 12-inch main is being fully funded by Flint Development. Flint Development is requesting Pro Design, their onsite utility contractor, be allowed to do the water main relocation work. Legal counsel has reviewed the construction agreement. After a brief discussion, Director Brovont moved to accept the Edgerton Road WMR Construction Agreement with Pro Design; further authorizing the District Chairman and Secretary to execute such. Director McCarty seconded the motion. Motion passed unanimously.

2. Everett Estates PER & Request to Waive Policy

Chairman Denning noted the petitioner, Randall Fruit, had arrived and asked Allan Soetaert, District Manager, to brief the BOD on the project. Mr. Soetaert provided an overview of the project location and the property layout. Mr. Soetaert requested that Chester Bender of Ponzer-Youngquist, an engineering consultant to the District, review the findings of the preliminary engineering report. Mr. Bender reviewed the location and noted that this subdivision has 8 lots along Waverly Road and 2 lots along 231st Street. Mr. Bender explained the PER recommends, per District policy, that the water main be extended along Waverly Road to connect with the existing water main along 231st Street. Mr. Bender noted that extending the water main to 231st St would eliminate a dead end, provide redundancy to the area and allow installation of fire hydrants. Mr. Bender explained that this extension would require a boring under 231st Street to connect to an existing 6-inch main and a conservative cost estimate would be approximately \$182,000. Randall Fruit, Petitioner, addressed the BOD and requested that he not be required to extend the water main pursuant to District policy, to 231st Street. After extensive discussion between Mr. Fruit and the BOD, Director Locke moved to accept the PER. Director Henderson seconded the motion. Motion passed unanimously. Discussion continued between the members of the Board and Mr. Fruit with the Petitioner requesting the District cost-share a portion of the project. It was decided that Mr. Fruit would get a more accurate project cost estimate and would prepare a cost-share proposal for the BOD to review at a later meeting. Mr. Fruit exited the meeting at 6:34 PM.

4. Consider Easement Disclaimers

Mr. Soetaert explained that Strickland Construction, on behalf of the City of De Soto, is requesting the District disclaim two easements located on a property located along Lexington Avenue, south of 95th Street. These easements were granted to CRWD6 and were transferred to the District with the acquisition of CRWD6. Mr. Soetaert noted that these easements are no longer needed. Director Locked moved to authorize the District Chairman and Secretary to execute the Easement Disclaimers as presented. Director McCarty seconded the motion. Motion passed unanimously.

5. Reports/Updates:

5a. SRF: 2025 IUP

Mr. Soetaert explained that the 2025 SRF IUP (intended use plan) was released and available for review. He went on to note that while the rest of the TimberRidge Tower project was funded, none of the other projects submitted by the District were chosen for SRF funding. He did say that there will be more discussion of projects and possible funding at a future meeting.

5b. Monthly Staff Report

Mr. Stalter provided brief updates on the construction projects throughout the District noting that Edgerton Road WMR should be complete within the next 3 months and the KDOT 103rd Street WMR is in service. He said that water service to Building C at the Flint Commerce Center is complete while the JCCC WME on 191st Street is currently being tested and will be in service soon.

Mr. Soetaert provided an update on the agreement being sought with Miami County RWD #2.

Todd Luckman, legal counsel, stated that he is working to complete an agreement with WaterOne regarding the territory overlap areas.

Chairman Denning congratulated Mr. Soetaert on being appointed to the Kansas Water Authority (KWA) by Governor Kelly.

Chairman Denning also noted that the District's land purchase was finalized. He explained that he would like to form a Planning Advisory Committee for the newly acquired property and would like some volunteers to service alongside the Chairman and the Manager. Directors Locke, McCarty and Denning were named to the committee with Director Henderson being named the Alternate.

Chairman Denning then asked for volunteers for a MI2 Advisory Committee to serve alongside the Chairman and Manager. Director's Finley, Andrew & Denning were named to this committee with Director McCarty being named the Alternate.

6. Adjournment

There being no further business, Chairman Denning requested a motion to adjourn the meeting. Director Andrew moved such. Director Locke seconded the motion. Motion passed unanimously. Time noted was 7:06 PM.

Respectfully submitted,



Brian Andrew, Secretary