

June 9th 2026

House condemnation hearings
and regular Council meeting

Mayor Randy Jones called the meeting to order

Pledge

Roll Call: TJ Duncan, Ken Collins, and Allan Adelman were present, Debra Rice absent.

Attorney Marshall Blinzler was present and began the house condemnation hearings.

419 E 8th: the owners or their representative was not present.

Allan motioned to condemn 419 E 8th with Resolution 2026-17, Ken 2nd, motion carried.

304 W. Perry: the owner or their representative was not present.

Ken motioned to condemn 304 W. Perry with Resolution 2026-18, TJ 2nd, motion carried.

205 E 3rd: owners Jorneau and Naarai Hoy were present, Felix Hoy was not. Jorneau stated they had lived in the trailer for years but have moved. He knows they have had trouble with cleanliness, and have been trying to work on it. He was hoping to get it fixed to give to his son. He feels as though at

some point there may have been a squatter in it. The bathroom was torn up. Marshall asks what he thinks he can get done in 30 days to make it livable. Jorneau says he would have to talk to Felix and see what he wants to do. He has had some financial problems and is trying to get his disability from the military. Naarai says they can't give them a plan. Marshall says the council can decide to condemn or give them more time, but he hasn't heard any type of plan. The Council looked over the pictures again. Randy says the city just wants them to be a good steward of their property.

Allan motions to condemn 205 E 3rd with Resolution 2026-19, TJ 2nd, motion carried.

The hearing for 116 S Walnut was held at a previous date. The owner Keegan Donovan had come to the May meeting to ask for more time. He had it knocked down, but had not finished hauling it off. He was given till the June meeting, His time is up and it is still not hauled away. City Clerk Amy Tucker opened bids from Jones Land Services, and Foxwell Holdings. Allan motioned to accept the lowest bid which was \$1,000 from Foxwell Holdings, Ken 2nd, motion carried.

Marshall says they need to get bids on the Greg Baker property to clean it up, there is no longer a structure there so there is no need for a hearing.

Interviews for the Police Chief : Derek Mason was present and the council and Mayor asked him some questions. They had looked over his resume and the Mayor and TJ had spoken to him by phone last week. Alex Lake was also present and the council had looked over his resume and asked him some questions. He had also talked with Randy and TJ prior to being asked to come before the council. Randy told them they both have impressive resumes and they will get back with them on their decision.

Will Norton with the Community Foundation of Southeast Kansas was present to speak about some investment opportunities available thru the foundation. The city is going to look into it more.

Allan motioned to pay the bills in the amount of \$81,242.17, TJ 2nd, motioned carried.

TJ motioned to approve the minutes of the May meeting, Ken 2nd, motion carried.

Accountant: Liz Hart gave out the monthly budget report, and numbers for the council to go over for next years budget. They need to start working on it. They will also need to send notice to the county clerk that they will exceed the revenue neutral rate. It gives them more time to do the budget.

Unfinished business: James Hammers trailer on Sycamore. He had spoken with the Mayor and he is getting a contract to have it hauled out.

The city has been working on the SEARCH Grant to get an engineering study done of the water plant. Amy had documents from the USDA that need to be approved and signed.

Ken motioned to accept the letter of conditions, TJ 2nd, motion carried.

TJ motioned to meet the conditions, Ken 2nd, motion carried.

Allan motioned to request obligation of the funds, Ken 2nd, motion carried.

The council received a draft of a new utility ordinance. It is taking several separate ones we currently have and combining them all into one. It also has a few additions and modifications.

Allan motioned to adopt Ordinance 2026-04, Ken 2nd, motion carried.

Amy had Resolutions to hold hearings for more house condemnations for 221 E 4th, 406 S Military, 124 S Sycamore, 312 W 8th, and 307 S Lincoln. The council looked over the pictures of the properties.

Allan motions to approve Resolution 2026-20, 21,22,23, and 24, to hold hearings to condemn, Ken 2nd, motion carried.

Allan motioned to spend \$3,000 on fireworks, Ken 2nd, motion carried. The city will also get hot dogs, buns, and watermelon as they do every year.

Amy let the council know that 501 W Perry had been condemned and never finished, there is an open basement, it is an eyesore and dangerous. The city had tried to work with the family but nothing was done. Allan motioned to get bids to get it finished, TJ 2nd, motion carried.

Amy said the office will be closing early June 11th, and 29th for appointments she needs to go to. The employees will take July 6th off since the 4th falls on the weekend.

Fire Dept: Ernie says they had 6 medical calls and no fires. He has 6 bottles to take to Joplin.

City Plant: He had to order more poles and inventory for electric. They looked at pole truck but it was no good. Liz says they may need to look into buying a truck with a lease purchase. Ernie will also need to buy more meter setters and lids. He is almost ready to get the new houses tapped. They need to find money for asphalt. Perry street is getting bad. Ernie also thinks it needs to be in the ordinance that people have a shut off valve on their side. They shouldn't use the

meter as a shut off valve. It wears them out and makes them to where they will no longer shut off the entire way.

They put up more signs at the park, and the gazebo is done.

He still needs to get the culverts done.

Council remarks: TJ and Ken had nothing else

Allan thinks they will have a hard time getting quality people to move here with some of the terrible places that are still here. He has a list he would like to be condemned in the next round. 203 S Clemens, 208 N Military, 208 Oak, 206 S Mulberry, 212 S Military and 114 E 2nd. He also thinks 201 S Highland needs a letter, and the lot on Oak with the car sitting on it also needs a letter or citation, there are some others that need letters or citations about mowing.

Mayor: Randy says if the council has any old governing body handbooks he would like to have them. He has been passing them out to young people to try and get them informed and run for office.

They need to look at getting cameras up in the parks. Randy says they may need to look into getting wifi in the Sr.

Building. Board member Pat Walden says the rest of the board will not have a problem with it.

Ken motioned to get wifi in the Sr. Building and reimburse them for the bill, TJ 2nd, motion carried.

Randy asks Amy to call Craw Kan. They will also need to get a sign for the new playset that says age limit. Someone has already damaged it.

Pat Walden discussed what he learned at the last zoning meeting.

Allan motioned to go into executive session to discuss personnel matters of nonelected personnel at 9:54 PM and resume at 10:17, TJ 2nd, motion carried.

Ken motioned to go out of executive and back into regular session, Allan 2nd, motion carried.

Ken motioned to hire Derek Mason at \$21 per hour for the Chief of Police position with a 30day review and 60day probation, TJ 2nd, motion carried.

Allan motioned to adjourn, TJ 2nd, motion carried.

Meeting adjourned at 10:21PM

