

House condemnation hearings

And regular council meeting

August 11th 2026

Mayor Randy Jones called the meeting to order

Pledge

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

Attorney Marshall Blinzler was present to begin the house condemnation hearings.

Sally Harryman was present over her late father's property at 221 E 4th. She knows it is bad and needs to be torn down and cleaned up. He has been gone 2 years. She has someone to help her with an auction this fall to get rid of all the stuff he was hoarding. Marshall lets her know that once the city condemns it, she has 30 days. If she thinks there is anything of value she can get it out. Ken motions to condemn 221 E 4th, Debra 2nd, motion carried.

Next was 124 S Sycamore. No one was present for this property. The council reviewed the photos and statement from the enforcement officer. Allan motioned to condemn 124 S Sycamore, TJ 2nd, motion carried.

Next was 406 S. Military, no one was present for this property, but they have started tearing it down and cleaning it up. They still have to finish. The council is advised to go ahead and pass the resolution to condemn it, that way if they do not get it done in a timely manner,

the city can put it out for bids. Allan motions to condemn 406 S. Military, TJ 2nd, motion carried.

Next, 307 S Lincoln. No one was present for the property. Council reviewed the photos and statements. Allan motions to condemn 307 S Lincoln, Debra 2nd, motion carried.

Lastly, was 312 W 8th, no one was present. Council reviewed, and Ken motioned to condemn 312 W 8th, TJ 2nd, motion carried.

Last month the hearing was held to condemn 109 E 9th. Amy Tucker, city clerk opened the bids and read them aloud to the council. After some discussion, Allan motioned to accept the bid from Foxwell Holdings for \$6,000.00, Ken 2nd, motion carried. Marshall says the city may want to send a notice to Mid America that they can not be awarded any further bids until they provide their liability insurance, and pay for the costs of the electrical repair that had to be made the last time they were in town.

Agenda: Resident James Hammers was present about the trailer he owns at 108 S Sycamore. He says he is working on getting the siding repaired and fixing it up. Randy says they need to see some movement on it.

Ron Hutson from Croweburg was present. He has some concerns about the sign at the North park is not clear enough. It does not state hours the park is open, only says overnight guests must register at city hall. His daughter was told not to be there after dark. Marshall says the sign says overnight guests. Ron said she was not camping. Marshall says the police interacted with her after 1AM that is overnight. Randy says they could probably do better with signage. Ron agreed that his daughter should not have been sleeping in the

playhouse. It is for ages 3 to 10 like the sign says, not adults. Marshall says it is an ongoing criminal case and they should end the discussion. Randy says to put park hours on the unfinished business for next month to discuss again.

Unfinished business: Meeks/ Baker property at 310 S Clemens: Randy says that Greg has transferred the property to his sister Kim Meeks back in June. It still has not been cleaned up, and then it caught fire in July. Marshall says it is no longer a structure, so it doesn't need condemned. It is just rubble so they can put it up for bids. The open basement is dangerous. Randy says to send a notice to Kim that she has 2 weeks or the city will get it cleaned up and bill her.

The property at 205 E 3rd is almost done with clean up. The city did not have to do it. The owners did it themselves.

TJ motioned to approve the bills for \$125,563.67, Debra 2nd, motion carried. It was noted that they had to pay the sewer bond.

Allan motioned to approve the July minutes, Ken 2nd, motion carried.

The treasurer's report was given by Liz Hart in Toni Duncan's absence.

Allan motioned to approve the report, Debra 2nd, motion carried.

Liz Hart presented the preliminary budget for 2027. It will need to be published so that the public can be notified about the hearing. Once it is published, they cannot change the numbers unless they do an amendment. After some discussion about raising the police budget to be able to have 2 full-time officers if they decide to, a special

meeting was set for Thursday, August 13th at 6PM in order to go over the numbers and possibly make changes before publishing.

Liz went over the monthly budget numbers. She asked the clerk to move wages from special highway to street. They only have enough left for what they budgeted to tear down houses this year for maybe one more. They can go ahead and condemn them. They just can't tear them down till next year.

City Office: City Clerk Amy Tucker stated that an item on unfinished business was skipped. The amendment to the Ordinance about dwellings and structures. The section about shipping/storage containers. It was discussed last month and a draft was presented and not passed. After more research a new draft was presented. After some discussion, Allan motioned to approve Ordinance 2026-06 to amend 2026-03, TJ 2nd, motion carried.

Discussion was had again about the vacant house at 607 S Military. They have talked with the owner multiple times over the years. It has still not been torn down. Randy said he spoke with the owner Herb Speilman again. He let him know the city could have it torn down and he could make payments on it. Allan motioned to condemn 607 S Military, Debra 2nd, motion carried.

Amy stated that the CD that is at BMO bank needs to have the Mayor Randy Jones added to it. She is already on it, but there needs to be 2 people, and Cherokee Pelican is no longer with the city. Allan motions to add Mayor Randy Jones to the CD at BMO bank with Amy Tucker and once that is done take it out next time it matures, TJ 2nd, motion carried.

Amy passed out a sympathy card for everyone to sign for the Proctor family. David passed away and they will hold a celebration of life at the Sr. Building Wednesday at 11AM. The city also purchased a peace Lilly. David donated many hours of his time working at the Museum over the years.

Police Dept: Chief Derek Mason was present. He discussed the problems with the portable radios not being able to get out. It can be dangerous if they can not communicate with County when they are outside of their vehicles. He has found a possible solution; there is a blue tooth microphone that can connect to the radio in the vehicle. It works up to 100 meters away. Derek spoke with Tim Mikrut from county and he says it is compatible with their radios. Randy says maybe they could just get one and see if it works before they buy more, if it doesn't work send it back. Alla motioned to buy one Bluetooth microphone and if it works get one more, TJ 2nd, motion carried.

The radar unit in the truck is not functioning. The handheld is also broken. The one in the Tahoe is extremely old. He has found a refurbished LIDAR. He thinks he could get one for 8 or 9 hundred dollars. Allan motioned to buy the LIDAR, TJ 2nd, motion carried.

Derek says the main complaints he is getting is about speeding and loose dogs. Randy asks about the dart gun they used to have. Officer Alex Lake says it is still here, but they do not have any serum for it anymore. They should still have a snare somewhere, but last he knew it was not functioning correctly. He usually will just grab the dog and put it in the vehicle, unless it is very aggressive. Randy says tall grass is also a problem. He thinks they need to start a

community group that would help others that can't help themselves. Allan says if it was someone that genuinely couldn't do it, like an elderly person, he would be willing to help.

Derek says he is still trying to deal with man power, there are some days with no coverage. Allan asks if he wants to interview for another part timer. Derek says he thinks another full-time officer would be beneficial. They could do 12 hours shifts, for instance he would be on 2 days and Alex off 3, then rotate. Another big benefit would be sometimes they would work together on drug enforcement. He is still trying to locate a camera to have to photograph and document evidence. He has not been in the evidence room yet. He will wait until there are 2 people with body cameras on. Alex said he had gotten a good camera off Amazon for around \$100. Derek said the one he is looking at is between 2 and 300. Allan motions to buy a camera for \$300 or under, Debra 2nd, motion carried. TJ says he wants the Police daily logs left out where he can view them.

Fire Dept: Fire Chief Ernie Chase said he took the fire truck to the Arma parade. They have had 11 calls, mostly medical. He is trying to get more volunteers.

City Plant: They have had some electrical problems. He had the 8 poles that were approved finally get delivered. He also picked up 300 feet of wire to have on hand. Water is going ok. He will be out flushing hydrants because Bone Creek is doing their annual burn out. They have been cleaning up brush piles. The mower attachment for the excavator came. He has been making his way around getting ditches, and bridge culverts. He will be going down Stateline Road to clean it up. He did have trouble with his chlorine tester. It is getting

old. He found one on Amazon for \$675. Allan motioned to buy the chlorine tester, TJ 2nd, motion carried.

Randy says they need to think about having the part-time guys stay on to clean up some of the properties. Do more weed eating of the railroad right of way and ditches. Allan asks how the hunt for a full-time public works employee is going. Ernie said he is still looking over applicants. He hopes some more will come in. He had someone that would be great but the city can't even come close to what he makes at his current job. He may need to change the ad to say water plant operator.

Council remarks: Debra had nothing further

Allan asked what is happening with the trailer at 110 N Kansas. Ernie said the owner has been told he has to get it fixed by a licensed electrician. He will not turn utilities on until he does. The owner also says the sewer problem was just from a pipe that had been disconnected under the trailer. Allan asked about the property that sold at 121 S Mulberry. Amy told him the new owner has been advised to come to the hearing. Allan thinks they should have an Ordinance about farm animals. He does not think people should have them in town. They will do some research on other towns Ordinances.

Ken: He stated that he had found the water issues the City of Pleasanton interesting.

TJ; Had nothing further

Mayor remarks: Randy said he sent an email to the law firm that is handling the County tax sales. He has not gotten a response yet. He

is looking into the City of Arma and Girard's landbank. He thinks they should try to put one similar together. We tear down houses and send a bill. If it's not paid, we assess it to the taxes. He found out we may be able to take them to district court if they do not pay in a year. He is going to check and see if that is the case.

He thanks Phyllis and Glen Polnack for the information they gave about the sewer lagoons.

He thinks they need to figure out a way to get more homes in. He would like to get more people in the rural area where our gas line is to connect to our system.

He spoke with Jason Soloman from KRWA and Jason Shultz from KDHE about the drainage ditches. He wants to get an evaluation and try and eliminate the big canals, and have flood control.

He will have a phone meeting with Kevin Mitchelson about the Mulberry 2040 Plan.

Alex stated he got an email from KDOT about a grant for sidewalks and drainage.

Ernie talked with realtor Chuck Parsons about the Richard McCabe properties. He may tell the family to give them to the city, since we have more assessed against them than what they are worth.

Ernie is looking at a 1991 pole truck Strukel Electric has for sale.

The cameras at the Sr Building and Children's park are up and running.

Randy stated that Hallie Hart had a good idea for our first fundraiser for the Hometown Mulberry Fund. She would like to do a meet and

greet ice cream social. The meet and greet would have a Q &A session. People can pay what they can to ask questions and get ice cream. Randy told her to work something up and they can figure out when to do it.

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

Meeting Adjourned at 9:20 PM