

City of Natoma
City Council Minutes
September 11, 2025
Regular Council Meeting 7:00 PM

Mayor: Rick Dunlap (Absent)

Council Members Present: Dale Eickhoff, Jesse Lyle, Roger Hobrock and Chris Broeckelman.

Absent: Rick Dunlap and Kyle Koelling.

City Employees Present: Ryan Cook, Adam Kocinski and Amanda Baxley.

Others Present: Terry Hays, Jessica Coleman and Janae Talbott.

7:00PM: Council President, Dale Eickhoff called the meeting to order.

Approval Of Agenda: Approved as presented.

Approval Of Minutes: The council minutes from 8/14/2025 were approved as presented.

Treasurer's Report: The treasurer's report had an ending balance of \$275,969.08.

A motion was made and seconded to approve the treasurer's report. Motion carried. 4/0

New Business:

- **Approval of the 2026 Budget:**

A motion was made and seconded to approve the 2026 Budget. Motion carried. 4/0

- **Resolution 2025-4:** Resolution of The City to levy a property tax rate of 73.195 mills exceeding the revenue neutral rate of 68.835 mills.

A motion was made and seconded to approve Resolution 2025-4 to exceed the revenue neutral rate.

Motion Carried. 4/0

- **Approval of MIH distribution #8 - \$65,000:**

A motion was made and seconded to approve the MIH distribution #8 in the amount of \$65,000. Motion carried. 4/0

- **Sale of city owned properties:** The process of selling city owned properties was discussed. The clerk will check with the city's attorney to clarify the process. Matt MacConnell shared his interest in the property located at 401 N. 2nd Street. The council asked Matt to write a proposal with his intentions regarding the property.
- **Grants for house demolitions:** The council discussed getting grants for house demolition in the first quarter of next year. Grants could come from Dane G. Hansen, Sarver and McFadden. The grants will need to be written in the fourth quarter of this year to be ready for the first quarter of next year. The responsibility of writing the grants was placed on the city clerk.

A motion was made and seconded to pursue grants to tear down houses that the city acquires. Motion carried. 4/0

- **City Marketing:** Janae Talbott encouraged marketing the city's assets, such as housing and murals. Janae offered to help with marketing, citing her experience of economic development. She suggested creating brochures for travel councils and major employers in the region. Janae kindly offered to draft marketing materials for the city, including working with the city staff to fill in blanks, and allowing the council to approve it. She expressed her love for the town and would like to do this at no charge. The council accepted her offer to help.

Old Business:

- **Terry Hays property update:** Terry requested six more months to work on his properties. He stated that due to health issues he hasn't been able to do any repairs. The Clerk noted that the condemn process has not been started on the property because Terry came in and took initiative after hearing about his properties being on the city's condemn list. After discussion, the council decided to give Terry the six months requested but will start the condemn process if no progress is made within the six months.
- **Pat Payton property update:** Adam informed the council that Alex Payton is wanting to sign over the condemned property over to the city after probate. After discussion the council decided it would be in the best interest to get a written agreement now, stating that once probate passes, Alex will sign over the property. The city's attorney will need to be consulted to ensure the legality of this approach.

Other Business: Councilman, Chris Broeckelman stated that the Codell Community Church thanked the city for use of their equipment and materials used to cover the church's parking lot. He provided a check to the clerk from the church to the city to cover material costs along with a donation for the city of \$750. Chris told the council that they hope to use the equipment next year for a second coating to ensure the parking lot's durability.

Mayor's Report: No Report.

City's Superintendent Report: Adam informed the council that he has been working with KDHE for a grant to replace up to 80% of the water mains and connections in town. KDHE recommended this due to concerns about the age of the lines and the number of breaks. He is also looking into a grant for a filtration system off well #7. He stated that electrolysis is occurring due to high limestone content, creating manganese pockets and galvanic corrosion on the mains. Engineers are helping to write a grant for the filtration system and main replacements.

Clerks Report: 20 More accounts were purchased from RVS (water accounts) to accommodate the apartments. The cost was \$100. Dog tags will be available at the end of October. The Clerk reminded the council that the open house for the apartments is scheduled for the 27th of September.

Pay Bills and Adjourn:

8:04PM Motion to pay bills and adjourn was moved and seconded. Motion carried. 4/0

