



***MINUTES***  
***SPECIAL CITY COMMISSION MEETING***  
***TUESDAY, JUNE 22, 2021***  
***5:30 P.M.***

The Special Meeting of the City Commission was held at 5:30 p.m. in the City Commission Room. Mayor Wynn Butler and Commissioners Linda Morse, Mark J. Hatesohl, Aaron Estabrook, and Usha Reddi were present. Also present were City Manager Ron R. Fehr, Deputy City Manager Jason Hilgers, Assistant City Manager Dennis Marstall, Assistant to the City Manager Jared Wasinger, City Clerk Brenda K. Wolf, 13 staff, and approximately 29 interested citizens.

**PLEDGE OF ALLEGIANCE**

Mayor Butler led the Commission in the Pledge of Allegiance.

**SPECIAL MEETING AGENDA**

**JOINT MAINTENANCE FACILITY FOR WATER, WASTEWATER, STREET, FLEET, FORESTRY AND PARKS (SP1601, CIP #ST063P)**

Rob Ott, Director of Public Works, presented the item.

Rob Ott, Director of Public Works, and Ron Fehr, City Manager, answered questions from the Commission.

Commissioner Estabrook joined the Commission meeting at 5:38 p.m.

Commissioners were unanimously in favor of receiving updated appraisals prior to the issuance of a Request for Proposals to sell the three sites (620 S. Juliette Avenue, 612 S. Juliette Avenue, and 3131 Anderson Avenue).

Mayor Butler opened the public comments.

Hearing no comments, Mayor Butler closed the public comments.

## SPECIAL MEETING AGENDA (CONTINUED)

### JOINT MAINTENANCE FACILITY FOR WATER, WASTEWATER, STREET, FLEET, FORESTRY AND PARKS (SP1601, CIP #ST063P) (CONTINUED)

Commissioner Hatesohl moved to approve and authorize the Mayor and City Clerk to execute a Contract Amendment No. 1, in the amount of \$143,600, for the Final Design with BBN, of Manhattan, Kansas; approve the proposed GMP (Guaranteed Maximum Price) in the amount of \$20,204,762 and authorize City Administration to finalize and the Mayor and City Clerk to execute Amendment No. 1 to the Agreement and General Conditions Between Owner and Construction Manager between the City and McCownGordon Construction, of Manhattan, Kansas; and approve Resolution No. 062221-A authorizing and providing for the design and construction and the financing of the Joint Maintenance Facility for Water, Wastewater, Street, Fleet, Forestry and Parks (SP1601, CIP #ST063P). Commissioner Estabrook seconded the motion. On a roll call vote, motion carried 5-0.

## WORK SESSION

### 2022 BUDGET REVIEW - OUTSIDE AGENCY REQUESTS

Rina Neal, Director of Finance, introduced the item.

#### Wolf House

Rina Neal, Director of Finance, stated there would not be a presentation but Cheryl Collins, Executive Director, Wolf House, was available for questions from the Commission regarding the 2022 funding request for the Wolf House.

#### Manhattan Public Library

Linda Knupp, Executive Director, Manhattan Public Library, presented the 2022 funding request for the Manhattan Public Library. She then answered questions from the Commission.

Mayor Butler opened the public comments.

Hearing no comments, Mayor Butler closed the public comments.

#### Flint Hills Area Transportation Agency (ATA)

Anne Smith, Director, Flint Hills Area Transportation Agency, presented the 2022 funding request for the Flint Hills Area Transportation Agency.

Anne Smith, Director, Flint Hills Area Transportation Agency, and Ron Fehr, City Manager, answered questions from the Commission.

## WORK SESSION (*CONTINUED*)

### 2022 BUDGET REVIEW - OUTSIDE AGENCY REQUESTS (*CONTINUED*)

#### Flint Hills Area Transportation Agency (ATA) (*CONTINUED*)

Mayor Butler opened the public comments.

Hearing no comments, Mayor Butler closed the public comments.

#### Manhattan Arts Center

Penny Senften, Executive Director, Manhattan Arts Center, presented the 2022 funding request for the Manhattan Arts Center. She then answered questions from the Commission.

Mayor Butler opened the public comments.

Hearing no comments, Mayor Butler closed the public comments.

#### Aggieville Business Association

Dennis Cook, Executive Director, Aggieville Business Association, presented the 2022 funding request for the Aggieville Business Association. He then answered questions from the Commission.

Mayor Butler opened the public comments.

Hearing no comments, Mayor Butler closed the public comments.

#### Downtown Manhattan, Inc.

Gina Scroggs, Executive Director, Downtown Manhattan, Inc., recognized and thanked Richard Dreher, Traffic Signs Markings Supervisor, City of Manhattan, for all his assistance with parking and traffic with Downtown during the pandemic. She presented the 2022 funding request for the Downtown Manhattan, Inc. She then answered questions from the Commission.

Mayor Butler opened the public comments.

Hearing no comments, Mayor Butler closed the public comments.

#### Social Services Advisory Board

Marcia Hornung, Chair, Social Services Advisory Board, provided the Board's recommendation for funding for the 2022 funding request for the agencies that applied for Socials Services Advisory Board funds.

Marcia Hornung, Chair, and Angie Stokes, Board Member, Social Services Advisory Board; Rina Neal, Director of Finance, City of Manhattan; and Jayme Morris-Hardeman answered questions from Commission. answered questions from the Commission.

## WORK SESSION (CONTINUED)

### 2022 BUDGET REVIEW - OUTSIDE AGENCY REQUESTS (CONTINUED)

#### Social Services Advisory Board (CONTINUED)

Mayor Butler opened the public comments.

Douglas K. Benson, 233 Harvey Drive, and Patricia Satterlee, 1915 Lilac Lane, provided comments for the need to fund the purchase and installation of kitchen equipment at the Eisenhower Recreation Center and that the facility should be a community center for the Northview area.

Mayor Butler closed the public comments for the Social Services Advisory Board funding request and stated that additional comments for the kitchen at Eisenhower Recreation Center would be allowed at the end of the scheduled presentations.

#### Special Alcohol Funds Advisory Committee

Chris Bailey, Vice Chair, Special Alcohol Funds Advisory Committee, presented the recommendation for 2022 funding request for the agencies that applied for Special Alcohol Funds.

Ron Fehr, City Manager, provided information on Community Development Block Grant (CDBG) funding used as a gap filler, specifically knowing the Special Alcohol Funds were going to be short and that the CDBG funds have been somewhat successful in meeting some of the expectations for 2020 funding and that many of the agencies from the 2020 request have been or will be made whole anticipate there will be some balance of the funds available for allocation in 2021 and possibly more CDBG funds coming that could fit some of the gap funding as well. He then answered questions from the Commission.

Mayor Butler opened the public comments.

Hearing no comments, Mayor Butler closed the public comments.

As this was a work session item, the Commission took no formal action.

#### Miscellaneous Public Comments (CONTINUED)

Susanne Glymour, 1405 Nichols Street; Andrew Elliott, 2108 Prairie Lea Place; and Thomas Kerrigan, 705 Tuttle Street, provided comments for the need to fund the purchase and installation of kitchen equipment at the Eisenhower Recreation Center and that the facility should be a community center. A petition requesting allocation of funding for kitchen equipment at Eisenhower Recreation Center (*See Attachment No. 1*).

**ADJOURNMENT**

At 8:57 p.m., the Commission adjourned.

  
\_\_\_\_\_  
Brenda K. Wolf, CMC, City Clerk

*Attachment No. 1*

June 22, 2021

City of Manhattan  
1101 Poyntz Avenue  
Manhattan, KS 66502

Dear Mayor Butler and Commissioners:

In 2019, during city discussions regarding the planning and development of the Eisenhower Community Center, it was determined that kitchen equipment for the center would be exempt from the City of Manhattan's obligation. It was decided that the center's kitchen would be retrofitted for all equipment with the purchase of appropriate appliances falling upon Northview residents.

On behalf of Northview residents and Northview Rising (NVR), and in alignment with the City of Manhattan's commitment to equity (according to the [City of Manhattan's Code of Ethics](#)), we once again request that the City of Manhattan allocate the necessary funding for the purchase and installation of kitchen equipment for the Eisenhower Community Center. A fully operational kitchen will enable the Eisenhower Community Center to provide vital support resources to the Northview community - an area that has chronically suffered from food scarcity and is a known and well documented food desert. With a fully operational kitchen, the Eisenhower Community Center could be a localized center for food distribution, an indoor secular space for nutrition education, and support a broad range of additional benefits that promote essential health and wellbeing to the Northview community, for which there are no equitable alternative amenities or resources. This critical community resource could benefit the approximately 7,000 Northview residents, including a significant number of families and children that fall below the poverty line, and who are already negatively impacted by food scarcity.

According to the research and findings of the Flint Hills Wellness Coalition (detailed in the *Riley County Opportunity Map*), and the 2020 Northview community survey conducted by Kansas State University's Landscape Architecture Program and Community Engagement Lab, 100% of Northview residents qualify as living in a food desert (compared with 13.5% of the US national average)<sup>1</sup>. Life expectancy is lower, and rates of obesity, diabetes, and cardiovascular disease

---

<sup>1</sup> [KSU Landscape Architecture Program Community Survey "Northview NOW". 2020:](https://northviewnow.wixsite.com/nvnow/food)  
<https://northviewnow.wixsite.com/nvnow/food>

*Attachment No. 1*

remain higher relative to the rest of Manhattan<sup>2</sup> - all of which are related to nutrition ([Food and Research Action Center 2017](#)).

The vital resources and opportunities that a functioning community center kitchen would offer Northview residents have long been identified as a critical need in the Northview community. The disparities resulting from pre-existing, localized food insecurity have been exacerbated by the economic instability caused by COVID-19, and further increased the urgency and need for a fully functioning kitchen. In order to address the urgent needs of our community, publicly funded projects like the Eisenhower Community Center must reflect community members' needs, and be capable of addressing some of the resource and opportunity inequities that Northview residents experience (i.e. food insecurity).

The purchase and installation of the aforementioned equipment by the City of Manhattan will more equitably address some of the broader needs of the Northview community, strengthen the relationship between Northview residents and the City of Manhattan staff and elected officials, and result in a more resilient community.

Northview residents have already subsidized the Eisenhower Community Center's development and construction as taxpayers, and we have provided clear input indicating the demonstrable and fundamental need for a fully operational kitchen and multipurpose space to begin addressing some of the core inequities present in our community. It is unethical and inequitable to ask the residents of Northview to secure funding mechanisms for the purchase and installation of said equipment to create a fully operational kitchen.

The Eisenhower Community Center is a taxpayer subsidized project. It should reflect, represent, and address the needs of the community, and those needs must be defined by community members who are stakeholders - the people who are being directly impacted by such projects. As such, their design and impact must be *relevant* to the lives and wellbeing of community stakeholders, and the city must ensure that publicly funded projects are sincerely designed and maintained in the service of the community members who are paying for such projects as taxpayers.

Without an operational kitchen and multipurpose room, the Eisenhower Community Center fails to be a functional community center, because it neither meets the needs of the Northview community, nor does so in an equitable manner. As the already persistent issue of food insecurity continues to be exacerbated within the Northview community due to the economic

---

<sup>2</sup> [Kansas Health Foundation, Riley County Health Department, Flint Hills Wellness Coalition. "Riley County Opportunity Map". 2020: https://rcitgis.maps.arcgis.com/apps/MapSeries/index.html?appid=afdedbc0a683434ea2ccf664ac193e63](https://rcitgis.maps.arcgis.com/apps/MapSeries/index.html?appid=afdedbc0a683434ea2ccf664ac193e63)

*Attachment No. 1*

downturn caused by COVID-19, these additional support resources have become increasingly critical. For these reasons, Northview residents and Northview Rising request the City of Manhattan to allocate the necessary funds for the purchase and installation of kitchen equipment/appliances.

Thank you for your time and consideration in this important matter. We ask that this letter be read into the public record.

Respectfully,

Andrew Elliott	Food and Farm Council	Tanda Kidd
Dominique Saunders	Flint Hills Wellness Coalition	Lydia Yang
Doug Benson	Mutual Aid MHK	Kevin Bryant
Elisha Hillegeist	Jane Pelletier	Lindsay Geankoplis
Nanette Stone Stark	Meena Aikins	Linda Teener
Tana Warner	Emily Everhart	Clint McAllister
Kyle Green	Laura Murphy	Jonalu Johnstone
Fran Johnson	Aileen Wang	Regina Phalange
Carol Green	Lauren Bianco	Andre Barton
Arielle Doiel	Joyce Latimer	Debbie Townsend
Wesley Good	Kristi Hoard	Megan Hartford
Katie Starling	Cassidy Moreau	Kari Morgan
Judy Nickelson	Jessica Kerr	Rachel Motley
Sarah Odem	Marcus Kidd	Patricia Satterlee
Kelly Lara	Marisa Larson	Marjorie Pfister
Emily Kohlhepp	Angela Turner	Anneliese Spence
Heather Augustine	Sarah Hacker	Rachel Fontenot
David Lara	Maureen Sheahan	Jan Johnson



*Attachment No. 1*

Johnny Cyrene	Gayla Brown	Sarah Siders
Wade Honey	Stephanie Pride	Emily Cherms
Sarah Cunnick	Margi Rouse	Mynon Reffitt
Aaron Estabrook	Traci Taylor	Anne Schechner
Dan Clark	Jana Clark	Hunter Rose
Annette Finkeldei	Jessica Maxwell	Susanne Glymour
Leah Cunnick	Jayme Morris-Hardeman	Alex Van Dyke
Jon Hunt	Harriette Janke	Erin Strathe
Katie Dyck	Jodi Reid	Noah Rude
Lindsey Thyer	Teresa Whelan	Sarah Boggs
Sierra Williams	Leslie Wren	Abigail Crouse
Lindsey Barragar	Jody Hodges	Ellie Hacker
Cameron Ward	Hyung Jin Kim	Thomas Kerrigan
Frank Hammond	Lee Skabelund	Alice Nondorf
Gary LaBarge	Mary Oborny	Eva Zurek
Ellie Hahn	Kate Nelson	Dianna Schalles
Kitra Cooper	Elise Dunnigan	Debbie Nuss
Jolene McConnell	Marianne Korten	Elsa Valarezo
Brandon Pfister	Beth Gallaher	Fabio Escobar
Hannah Baeten	Gordon Thornton	Stacy Cook
Fanny Fang	Allison Walker	Amber Starling
Blake Belanger	Jan Meyer	Gabrielle DeLoach
Yamilett Vázquez	Erin Bishop	Logan Robertson
Katie Kingery-Page	Susan Gerth	Susan Gerth

*Attachment No. 1*

Jason Stewart

Kristina Wyatt

Andrew Kuehler

Kennedy Brown

Janet George

Nick McNamara

Leslie Payne

Carol Sevin

Maureen Olewnik

Dixie Moreau