

**TREECE RELOCATION ASSISTANCE TRUST  
MEETING OF AUGUST 18, 2011; 11:00 AM  
CHEROKEE COUNTY COURT HOUSE**

Meeting called to order by Chairman Bicknell

Roll call: Dahmen, McBride, Bicknell, Hamilton, Delmont

Staff: Jurgens, Wilson

Legal: Morin

MMSC (Hamilton/McBride) to approve the minutes of the 8/8/11 meeting

Payment status: Dahmen reported bank balances of \$82,191.93 in Exchange State Bank and \$49,034.48 in the American Bank, with all current obligations met. Dahmen submitted invoices from Chestnutt & Chestnutt for the auction of \$2,137.00; Morin for legal services of \$4,310; Crawford County Abstract for closing services of \$343; \$343; \$343 (three invoices).

MMSC (Hamilton/Delmont) to approve finance report and the invoices for payment.

**Empire District Electric Co. status:** Company turned of the power to all municipal facilities on 8/17/11.

**Water tower status:** John Houser reported the water tower had been drained on 8/11/11.

**Kansas Gas Service Co. status:** Jurgens reported staff was working with KGS on turning gas off as people moved out.

**Bonds outstanding issue:** Morin and Pruitt reported outstanding bonds of \$36,000, due December 1, 2001 as an obligation of the Trust.

Future tax revenue of Treece issue: Morin stated he would need to get an opinion from the Attorney General as to how to handle tax revenues in the pipeline for Treece (gasoline, liquor, cigarette etc.)

**Water easement issue:** John Houser reported that properties along 10<sup>th</sup> street (Busby) need to have easements created and/or assigned over to RWD #3. Morin to work with Houser to complete the task.

**Complete Title Company issue:** Jurgens and Morin reported no new progress on the paperwork, but felt confident the company would reimburse TRAT the \$6,000 being held in escrow, less any obligations relating to closings.

**Auction status:** Income of \$46,244 from the auction held 8/13/11. Jurgens reported City hall was pulled from the auction until an asbestos inspection could be done. It is anticipated to be on the next auction bill. Jurgens reported the 3 point tractor blade was stolen the night before the auction.

**Final auction:** It is anticipated in October or November, the final auction will be held.

**Vacant lots issue:** Wilson reported he was still trying to find owner addresses. McBride mentioned that Jo Crossland volunteered to help identify people and addresses, as she was a life-long resident of Treece.

**Buy-Out Expenditure Request:**

MMSC (Hamilton/McBride) to submit a request to EPA to cover the acquisition costs on the following properties: S-06; V-13; V-14, in the amount of \$16,123.00.

**Highway 69 properties issue:** Jurgens reported he had visited with EDA representatives who have expressed a desire to attend and upcoming meeting of the Trust. Jurgens also handed out the ESD of EPA and discussed the matter of chat pile removal. The EPA plan calls for up to 30 years for chat removal. Hamilton, McBride and Dahmen expressed

concern about the potential of adding three more properties on Hwy 69, and the possibility of not having sufficient funds to complete cleanup. Jurgens felt there would be sufficient funds for demolition, but possibly not have sufficient funds for the removal of the roads in the city. Jurgens continued with a brief financial condition status: As of June 30, expenditures of \$2.5 million, leaving \$900,000 for demolition and final property purchases. Jim Woods and an associate requested clarification as to the status of their property. Per Jim Woods, EPA has assured him in writing that future cleanup obligations would be handled by EPA via KDHE. Jim Woods Marketing has paid a per gallon assessment for years into an EPA fund for future cleanup. Jim Woods will provide documentation to the Trust to this effect.

**MMSC (Hamilton/Delmont) to have the four properties (Jim Woods Marketing, Treece Holiness Church, former Roadhouse café, the Bud Humble property being appraised on a drive by basis) be appraised.**

**Alternative on Jim Woods Marketing property:** Jurgens floated a trial balloon whereby the Trust would purchase the building, but not the land, resulting in the land remaining under the ownership of Jim Woods Marketing. Jim Woods expressed this would be acceptable to him, if his brother would approve after consulting with his brother.

**Demolition RFP Draft issue:** Jurgens indicated he would have a draft RFP ready for the Trust's review within the next two meetings.

**MMSC (McBride/Dahmen) to go into executive session for 20 minutes from 12:25 to 12:45 for the purpose of attorney/client privilege relating to property acquisition, city funds status, and stolen assets discussion.**

**Report on Executive session:** No formal actions were needed to be taken from the discussions at this time.

Next Meetings: 8/29/11; 9/15/11, both meetings at 11:00 am at the Court House.

MMSC (Dahmen/McBride) to adjourn.

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Jim Dahmen, Secretary, 8/18/11