

**Treece Relocation Assistance Trust  
Minutes- Meeting of May 19, 2011  
Cherokee Co. Court House-11:00 am**

Meeting called to order by Vice Chair McBride

Attendance: McBride, Dahmen, Hamilton, Delmont & Bicknell via conference call

Staff: Jurgens, Singer

Legal Counsel: Morin

Minutes: MMSC (Bicknell/Hamilton) to approve the minutes with the following amendments; Re: Demolition RFP; strike "contracts to hire." Re: ORM-11/England; strike "moving" and insert "acquisition."

Invoices submission: Dillon & Witt: \$50 rent appraisal R-06

MMSC (Delmont/Bicknell) to pay the above invoice.

Financial report: As of 5/17/11, Bank balances of; American Bank, \$60,069.31;

Exchange Bank, \$74,344.01. All obligations are paid to date.

Old Business:

Annexation issue (certain properties in Treece to the Rural Water District). Discussion: As to whether the Trust would pay for annexation of select properties along 10<sup>th</sup> street into the RWD. Item: What are the legal costs of said annexation? Unknown.

MMSC (Hamilton/Delmont) to table the issue until costs are determined.

Offers to Purchase status: Jurgens reported: To date: 59 residents; 6 rentals; 4 storage properties; 2 businesses; needing appraisal on one more non-residential; 6 offers still pending. Goal is to have vacant lots (15-20) wrapped up by July 1<sup>st</sup> with initial paperwork going out now.

Nota Bene: Jurgens reported a legislative request (he has responded with monthly report) asking for the totals on the payroll of the Trustees. Further information may need to be submitted.

MMSC (Dahmen/Delmont) to put forth an expenditure request to EDA on the Kathy Peters property for dated 5/19 in the amount of \$28,733.33.

MMSC (Bicknell/Dahmen) to submit an expenditure request for properties; RO-6; ORM-08; ORM-09; ORM-11; ORM-37NA, totaling \$137,378.57 (\$120,000 from KDHE funds, with the balance from EPA funds.

MMSC (Dahmen/Hamilton) to approve the England request to remove the metal roof from an outbuilding.

MMSC (Hamilton/Bicknell) to allow Kathy Peters to remove dog pen fencing and an electrical entrance box.

Residential Inspection report: Jurgens reported the following properties have been inspected:ORW-08; ORW-09;ORW-10; ORM-22;ORM-27; ORM-29NA; ORW-14; ORM-19; OS-1; ORW-12; ORM-09; S-05.

Demolition RFP: Draft has been completed for review by the Trustees and legal counsel for compliance with EPA regulations. It will be in a negotiated procurement format contract.

Rural Water District capping lines: Rural Water District has not determined if they are interested in capping the lines in Treece. Running new lines costs about \$1.70 per foot. John Houser estimated that a contractor price would probably be double.

Titles and Bills of Sale: Jurgens has titles to all the mobile homes sold at the first auction. One property (Kirk's) was the only mobile home w/o a title.

City Phase Out: Pam Pruitt reported the County Counselor will not offer assistance through his duties with the county, but would do it on a private attorney basis. Bill Morin felt the Township Board can take over the responsibility for signing documents etc. but would assume the assets and liabilities of the City

MMSC (Hamilton/Bicknell) to allow Bill Morin to do legal work for the City of Treece, if the Disiplinary Administrator of the Kansas Bar would approve. The Trust hereby waives any issue relating to conflict of interest with Mr. Morin.

MMSC (Hamilton/Bicknell) to allow staff to determine if another dumpster is needed for refuse collection in Treece, and authorize them to order same if necessary.

Offer to purchase City of Treece assets:

MMSC (Hamilton/Delmont) Whereas the City of Treece will have remaining financial obligations upon submitting their charter to the State of Kansas, it is the position of the Treece Relocation Assistance Trust (TRAT), that once the City and the Trust have received written verification the Charter has been accepted by the Governor, or the appropriate state agency, all remaining fund balances of the City shall be utilized to pay the outstanding utility bond obligations of the City of Treece. As previously committed, TRAT will assume the obligation of the remaining bond balances as part of the acquisition cost of the assets of the City of Treece.

Public comment period:

Judy Blunt, on behalf of Mr. Carter, inquired about the road surface on Kansas Avenue, when demolition starts? Discussion determined that it would more than likely remain asphalt to facilitate emergency vehicles.

MMSC (Hamilton/Delmont) to go into Executive Session from 12:15 to 1:00 pm for attorney client privilege to discuss property acquisition.

Time being of the essence, the Trustees went back into regular session at 1:00 pm.

MMSC (Bicknell/Delmont) to purchase fencing from the Blunk's for \$1,050.

MMSC (Dahmen/Hamilton) to stop payment on check #1110 in the amount of \$8,246.67 to Jan Leatherman, due to her never receiving it, apparently lost in the mail.

MMSC (Dahmen/Hamilton) to approve an alternate/contingent EPA expenditure request totaling \$221,078.57 to include the acquisition of property ORM-36.

MMSC (Delmont/Bicknell) to pay the remaining closing cost obligations (the \$3,000 security deposits) of those properties handled by Complete Title Co. and inspected and approved by staff.

MMSC (Hamilton/Delmont) to adjourn.

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Jim Dahmen, Secretary May 19, 2011