

THE PRATT COUNTY COMMISSIONERS MET IN REGULAR SESSION MONDAY, JANUARY 4, 2021 AT 4:00 P.M. IN THE COMMISSIONER ROOM, 1<sup>ST</sup> FLOOR IN THE COURTHOUSE. WITH THE FOLLOWING MEMBERS PRESENT: THOMAS W. JONES, GLENNA L. BORHO AND JOE R. REYNOLDS. TYSON EISENHAUER, COUNTY COUNSELOR, LORI VOSS, COUNTY CLERK, MARK GRABER, IT DIRECTOR, RICK SHRIVER AND DWIGHT ADAMS WERE ALSO PRESENT.

THE MEETING WAS OPENED WITH THE PLEDGE OF ALLEGIANCE.

TYSON EISENHAUER, COUNTY COUNSELOR, REMINDED EVERYONE THE MEETING IS BEING STREAMED OVER ZOOM AND TO PLEASE STATE YOUR NAME WHEN SPEAKING; MARK GRABER, IT DIRECTOR, WILL WATCH FOR ANY COMMENTS OR QUESTIONS FROM THE PUBLIC.

DOUG FREUND, ROAD/LAKE SUPERVISOR, PRESENTED EVALUATIONS AND PAY RAISES FOR THE LAKE EMPLOYEES. COMMISSIONER BORHO MADE A MOTION TO GIVE BRETT HOUDYSHELL AND JAMIE HUBER \$1.00 RAISE EACH, EFFECTIVE JANUARY 11, 2021. COMMISSIONER REYNOLDS SECONDED. MOTION CARRIED 3-0. REPORTED THE ROAD DEPARTMENT HAD BEEN BUSY DRAGGING ROADS TRIMMING TREES.

TRACY PETZ, RSVP ASSISTANT, PRESENTED CHECKS FOR SIGNATURES.

BRUCE PINKALL, CITY OF PRATT MANAGER, EXTENDED HIS THANKS TO COMMISSIONERS BORHO AND REYNOLDS FOR THEIR SERVICE TO THE COMMUNITY.

SCOTT HARRIS, EMS DIRECTOR AND BILL HAMPTON, FIRE/RESCUE DISCUSSED THEIR CONCERNS ABOUT SPLITTING THE FUTURE UTILITY BILLS AT THE NEW PUBLIC SAFETY BUILDING. NO DECISIONS WERE MADE.

SCOTT HARRIS, EMS DIRECTOR ASKED FOR TEN MINUTE EXECUTIVE SESSION TO DISCUSS NON-ELECTED PERSONNEL. COMMISSIONER BORHO MADE A MOTION TO ADJOURN INTO EXECUTIVE SESSION AT 4:12 P.M. FOR TEN MINUTES TO DISCUSS NON-ELECTED PERSONNEL. COMMISSIONER REYNOLDS SECONDED. MOTION CARRIED 3-0. COMMISSIONER REYNOLDS MADE A MOTION TO RETURN FROM EXECUTIVE SESSION AT 4:22 P.M. WITH NOTHING TO REPORT. COMMISSIONER BORHO SECONDED. MOTION CARRIED 3-0.

COMMISSIONER REYNOLDS MADE A MOTION TO APPROVE MINUTES FROM THE DECEMBER 28, 2020 MEETING. COMMISSIONER BORHO SECONDED. MOTION CARRIED 3-0.

COMMISSIONER BORHO MADE A MOTION TO ADJOURN INTO EXECUTIVE SESSION AT 4:25 P.M. FOR FIVE MINUTES TO DISCUSS NON-ELECTED PERSONNEL. COMMISSIONER REYNOLDS SECONDED. MOTION CARRIED 3-0. COMMISSIONER REYNOLDS MADE A MOTION TO RETURN FROM EXECUTIVE SESSION AND A MOTION TO GIVE A RAISE TO SCOTT HARRIS, EMS DIRECTOR, TO TOTAL \$80,500. COMMISSIONER BORHO SECONDED. MOTION CARRIED 3-0.

RICH SANDERS, SANDERS AGENCY, EXPLAINED THE BUILDERS RISK INSURANCE. IT COVERS THE PROJECT WHILE BEING CONSTRUCTED. RICH STATED EMC HAS INSTALLATION FLOATER COVERAGE WHILE THE PROJECT IS BEING BUILT, COVERAGE ENDS WHEN THE PROJECT IS COMPLETE. IT WAS DECIDED WITH THE COVERAGES DEEP CREEK, THE WATER LINE CONTRACTOR AND THE COUNTY HAVE IN PLACE NO ADDITIONAL INSURANCE NEEDS TO BE PURCHASED.

DARCIE VANDERYVYER, HEALTH DIRECTOR, GAVE A COVID UPDATE. PRATT COUNTY HAS TWENTY FOUR ACTIVE CASES. THEY HAVE RECEIVED 40 COVID VACCINES. THEY SHOULD KNOW HOW MANY DOSES THEY WILL RECEIVE FROM THE STATE NEXT WEEK. SHE HAS REGISTERED FOR VACCINE FINDER, SHE HAS TO REPORT SEVEN DAYS A WEEK. IT IS USED TO TRACK INVENTORY. SHE IS ENCOURAGING EVERYONE TO TAKE THE SURVEY TO FIND OUT WHERE THEY ARE IN LINE TO GET THE VACCINE. NINE HUNDRED SEVENTY FOUR PEOPLE HAVE TAKEN THE SURVEY SO FAR. SHE PRESENTED THREE BIDS FOR REPLACING THE AC/FURNACE UNITS AT THE HEALTH DEPARTMENT: ECK SERVICES, \$11,702.80, WESTHOFF, \$11,330.80 AND INTEGREN SERVICES, \$14,190.00. NO DECISION MADE AT THIS TIME. DARCIE REQUESTED A TEN MINUTE EXECUTIVE SESSION AT 5:07 P.M. TO DISCUSS NON-ELECTED PERSONNEL. COMMISSIONER BORHO MADE A MOTION TO ADJOURN INTO EXECUTIVE SESSION FOR TEN MINUTES TO DISCUSS NON-ELECTED PERSONNEL. COMMISSIONER REYNOLDS SECONDED. MOTION CARRIED 3-0. COMMISSIONER REYNOLDS MADE A MOTION TO RETURN FROM EXECUTIVE SESSION AT 5:10 P.M. WITH NOTHING TO REPORT. COMMISSIONER BORHO SECONDED. MOTION CARRIED 3-0. COMMISSIONERS RECEIVED A CALL FROM CHAD WESTHOFF, CONCERNING THE HVAC BID AT THE HEALTH DEPARTMENT. THEY HAD QUESTIONS ON THE AMOUNT OF WARRANTY AND THE BRAND HE HAD BID. COMMISSIONER BORHO MADE A MOTION TO ACCEPT THE BID FROM ECK SERVICES FOR \$11,702.80 WHICH INCLUDES EXTRA WARRANTY. COMMISSIONER REYNOLDS SECONDED. MOTION CARRIED 3-0. COMMISSIONER BORHO MADE A MOTION TO ADJOURN INTO EXECUTIVE SESSION AT 5:16 P.M. FOR TEN MINUTES TO DISCUSS NON-ELECTED PERSONNEL. COMMISSIONER REYNOLDS SECONDED. MOTION CARRIED. COMMISSIONER BORHO MADE A MOTION TO RETURN FROM EXECUTIVE SESSION AT 5:26 P.M. APPROVING THE FOLLOWING RAISES FOR THE HEALTH DEPARTMENT EMPLOYEES, CRYSTAL FREEMAN, .80, JENNIFER SOWARDS, .75, NATALIE CLARK, .50 AND SHERRY VIERTHALER, .75. COMMISSIONER REYNOLDS SECONDED. MOTION CARRIED 3-0. DARCIE REPORTED HER EMAIL HAD BEEN HACKED AND FORTY CELL PHONES HAD BEEN PURCHASED AND DELIVERED TO SOMEWHERE IN TEXAS. THEY WENT THROUGH AT&T FIRST NET, WHO HAS BEEN CONTACTED AND REPORTED THE FRAUDULENT ORDER.

TYSON EISENHAUER, COUNTY COUNSELOR, REMINDED EVERYONE OF THE MEETING FRIDAY, JANUARY 8, 2021 AT 1:30 P.M. CONCERNING THE FINANCE FOR THE PRATT PUBLIC SAFETY BUILDING. KEVIN COWAN, GILMORE & BELL WILL BE SENDING OUT THE CONTRACT FOR THE COMMISSIONERS, PBC AND HIMSELF TO VIEW. HE REPORTED HE HAD NOT RECEIVED AN EMAIL FROM MORRIS LAING CONCERNING THE FIRE DISTRICTS.

COMMISSIONER JONES READ A NOTIFICATION LETTER FROM THE CITY OF PRATT CONCERNING PUBLIC HEARING ON A PROPERTY LOCATED AT 408 S OAK SEEKING PERMISSION TO ENCROACH THREE FOOT ON THE EXISTING FIVE FOOT SETBACK TO BUILD A GARAGE. COMMISSIONERS HAVE NO OBJECTION.

COMMISSIONER JONES REPORTED SOME OF THE BIRD DETERENTS NEEDED TO BE REPLACED ON THE THIRD FLOOR BALCONY. HE WILL CHECK IT OUT AND REPORT AT THE JANUARY 11, 2021 MEETING.

COMMISSIONER REYNOLDS MADE A MOTION TO APPROVE THE PAYMENT VOUCHERS FOR JANUARY 4, 2021. COMMISSIONER BORHO SECONDED. MOTION CARRIED 3-0.

COMMISSIONER BORHO MADE A MOTION TO ADJOURN AT 6 P.M. COMMISSIONER REYNOLDS  
SECONDED. MOTION CARRIED 3-0. MEETING ADJOURNED AT 6 P.M.

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THOMAS W. JONES III                      CHAIRMAN

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GLENNA L. BORHO                              MEMBER

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LORI VOSS, COUNTY CLERK

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JOE R. REYNOLDS                              MEMBER

THE PRATT COUNTY COMMISSIONERS MET IN A SPECIAL CALLED MEETING CONCERNING FINANCING FOR THE PRATT PUBLIC SAFETY BUILDING, FRIDAY, JANUARY 8, 2021 AT 4:00 P.M. IN THE COMMISSIONER ROOM, 1<sup>ST</sup> FLOOR IN THE COURTHOUSE. WITH THE FOLLOWING MEMBERS PRESENT: THOMAS W. JONES, GLENNA L. BORHO AND JOE R. REYNOLDS. TYSON EISENHAUER, COUNTY COUNSELOR, LORI VOSS, COUNTY CLERK, MARK GRABER, IT DIRECTOR, RICK SHRIVER AND DWIGHT ADAMS, JACK KENNEDY, DOUG REH, RYAN LUNT, BILL HAMPTON, CATHERINE ROHRER, TIFFANY AILSTOCK, JIMMY WHITE, DOUG FREUND AND MIKE TIBBETTS, WERE ALSO PRESENT.

THE MEETING WAS OPENED WITH THE PLEDGE OF ALLEGIANCE.

TYSON EISENHAUER, COUNTY COUNSELOR, REMINDED EVERYONE THE MEETING IS BEING STREAMED OVER ZOOM AND TO PLEASE STATE YOUR NAME WHEN SPEAKING; MARK GRABER, IT DIRECTOR, WILL WATCH FOR ANY COMMENTS OR QUESTIONS FROM THE PUBLIC.

TYSON EISENHAUER, COUNTY COUNSELOR, REMINDED EVERYONE SINCE IT WAS A SPECIAL CALLED MEETING, THE ONLY THING TO BE DISCUSSED WOULD BE THE ITEM ON THE AGENDA.

JACK KENNEDY, PRESIDENT OF THE PBC CALLED THEIR MEETING TO ORDER WITH DOUG REH AND RYAN LUNT PRESENT. RYAN LUNT, SECRETARY, READ THE MINUTES FROM THE DECEMBER 21, 2020 MEETING. DOUG REH MADE A MOTION TO ACCEPT THE MINUTES AS READ. MOTION CARRIED 3-0.

TYSON EISENHAUER, COUNTY COUNSELOR, STATED KEVIN COWAN, GILMORE & BELL WOULD BE ON THE PHONE AND WOULD GO THROUGH ALL DOCUMENTS RELATED TO THE BOND ISSUANCE FOR THE PUBLIC SAFETY BUILDING.

KEVIN COWAN, GILMORE & BELL WENT OVER THE FOLLOWING DOCUMENTS: THE BOND RESOLUTION, THE COUNTY RESOLUTION, BASE LEASE, LEASE, BOND PURCHASE AGREEMENT, TRANSCRIPT CERTIFICATE, AGREEMENT BETWEEN ISSUER AND AGENT, BLOR, UNDERWRITING SAFEKEEPING, CLOSING CERTIFICATES, NOTICE OF LEASES, TAX COMPLIANCE AGREEMENT AND THE DOCUMENTS NEEDING SIGNATURES. HE STATED THE PAYMENTS WOULD BE MADE TO A PAYING AGENT, THE STATE TREASURER AND THE COUNTY WOULD PAY THEM DIRECTLY. THE FIRST INSTALLMENT WILL BE MAY 1, 2021, THE SECOND ON NOVEMBER 1, 2021. THE COUNTY WILL BE ABLE TO MAKE ADDITIONAL PAYMENTS STARTING MAY 2022 WITHOUT PENALTY. PROGRESS REPORTS WITH PAYMENTS WILL BE EMAILED TO THE PBC BOARD MONTHLY BY THE COUNTY CLERK.

JACK KENNEDY ASKED IF IT WOULD BE A SMOOTHER TRANSITION TO WAIT TO SIGN THE DOCUMENTS UNTIL JANUARY 11, 2021 WHEN THE INCOMING COMMISSIONERS WILL BE INSTALLED. KEVIN STATED IT WOULD BE IN THE BEST INTEREST TO GO AHEAD AND SIGN THE RESOLUTIONS AND DOCUMENTS TO GET EVERYTHING DONE FOR THE CLOSING JANUARY 29<sup>TH</sup>, 2021.

COMMISSIONER JONES CALLED FOR A FIFTEEN MINUTE RECESS TO HAVE A SHORT RECEPTION FOR RETIRING COMMISSIONERS GLENNA BORHO AND JOE REYNOLDS.

TYSON EISENHAUER, COUNTY COUNSELOR INSTRUCTED THE PBC SECRETARY RYAN LUNT TO READ THE RESOLUTION THE PBC WILL BE APPROVING. HE READ THE RESOLUTION AS FOLLOWS:

**A RESOLUTION AUTHORIZING AND PROVIDING FOR THE ISSUANCE OF PRATT COUNTY, KANSAS PUBLIC BUILDING COMMISSION REVENUE BONDS, SERIES 2021, IN THE AGGREGATE PRINCIPAL AMOUNT OF \$3,370,000 FOR THE PURPOSE OF PAYING ALL OR A PORTION OF THE COSTS OF CONSTRUCTING, FURNISHING AND EQUIPPING A PUBLIC SAFETY CENTER FACILITY AND AUTHORIZING THE EXECUTION AND DELIVERY OF A BASE LEASE AND A LEASE BETWEEN THE PUBLIC BUILDING COMMISSION AND THE PRATT COUNTY, KANSAS; AND MAKING CERTAIN COVENANTS AND AGREEMENTS WITH THE RESPECT THERETO.**

RYAN LUNT MADE A MOTION TO ACCEPT THE RESOLUTION AS READ. DOUG REH SECONDED. MOTION CARRIED 3-0.

COMMISSIONER JONES READ THE COUNTY RESOLUTION AS FOLLOWS:

**A RESOLUTION AUTHORIZING PRATT COUNTY, KANSAS TO ENTER INTO A BASE LEASE WITH THE COUNTY PRATT COUNTY, KANSAS PUBLIC BUILDING COMMISSION WHEREBY THE COUNTY WILL LEASE TO THE PUBLIC BUILDING COMMISSION CERTAIN PROPERTY, ENTER INTO A LEASE WITH SAID PUBLIC BUILDING COMMISSION WHEREBY THE COUNTY WILL LEASE FROM THE PUBLIC BUILDING COMMISSION CERTAIN PROPERTY, INCLUDING CERTAIN PUBLIC SAFETY CENTER FACILITY IMPROVEMENTS; AND APPROVING THE FORM OF SAID LEASES; AND AUTHORIZING THE EXECUTION THEREOF AND CERTAIN RELATED DOCUMENTS.**

COMMISSIONER BORHO MADE A MOTION TO ACCEPT THE RESOLUTION AS READ. COMMISSIONER REYNOLDS SECONDED. MOTION CARRIED 3-0.

ALL DOUMENTS WERE SIGNED, NOTORIZED AND SEALED BY THE APPROPRIATE PARTIES.

RYAN LUNT MADE A MOTION TO ADJOURN THE PBC MEETING AT 4:30 P.M. DOUG REH SECONDED. MOTION CARRIED 3-0.

COMMISSIONER REYNOLDS MADE A MOTION AT 4:31 P.M. TO ADJOURN. COMMISSIONER BORHO SECONDED. MOTION CARRIED 3-0. MEETING ADJOURNED AT 4:31 P.M.

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THOMAS W. JONES III                      CHAIRMAN

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GLENN L. BORHO                              MEMBER

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LORI VOSS, COUNTY CLERK

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JOE R. REYNOLDS                              MEMBER