



Flint Hills Regional Council Board of Directors
Board Meeting Minutes – May 15, 2015
Riley County Public Works Building
Riley County, KS

Present from Board of the Regional Council: **Pam Bales**, Alma City Councilwoman; **Robert Boyd**, Riley County Commissioner; **Scott Briggs**, Lyon County Commissioner; **Vic Enns**, Wamego City Mayor; **Sharon Hahn**, Council Grove Councilwoman; **Stan Hartwich**, Pottawatomie County Commissioner; **Vern Hay**, Morris County Commissioner; **Larry Hicks** (for Ben Bennett), Geary County Commissioner; **Karen McCulloh**, Manhattan Mayor; **Kelley Paskow** (for Tim Livsey), Fort Riley; **MarySue Roller**, City of Woodbine Mayor; **Mike Ryan**, City of Junction City Mayor;.

Absent from the Board: **John Armbrust**, Governor's Military Council; **Jon Geitz**, City of Emporia Mayor; **Jenifer Hanneman**, City of Reading; **Jackie Hartman**, Kansas State University; **Joe Kormanik**, City of Alta Vista Commissioner; **Kristie Ogilvie**, Emporia State University; and **Brande Studer**, Chase County Clerk; **Jimmy Thatcher**, City of Clay Center Mayor; and **Phil Weishaar**, City of Chapman Mayor.

Present from Staff Support: **Shelley Carver**, Community Development Manager; and **Gary Stith**, Director.

Guests: Eric Cattell, City of Manhattan; **Kevin Griffith**, 1420AM KJCK News Reporter; **Kay Hutchinson**, Greater Morris County Development Executive Director; **Bruce McMillan**, Manhattan Business Owner; **Lyle Peterson**, Kansas Department of Commerce; **Monty Wedel**, Riley County Planning & Zoning Director.

WELCOME:

- Vern Hay, FHRC Interim President, called the meeting to order at 9:02 a.m. and invited the board members, staff and meeting guests to introduce themselves.
- Karen McCulloh, Mayor of Manhattan gave an update on projects in the city including improvements in the Airport (Phase I), Parks and Recreation Department addition to City Hall, Peace Memorial Auditorium is being updated, and the Manhattan Urban Area Comprehensive Plan has been adopted by the three jurisdictions around Manhattan. The groundbreaking for NBAF will be in May 27th. At its peak there will be 800 construction workers on the site.
- Robert Boyd, Riley County Commissioner welcomed all to the Department of Public Works facility. Riley County is working with Manhattan and KSU on an EMS facility at Denison and Kimball. He identified an opportunity for the FHRC related to workforce development through the Workforce Investment Act.

APPROVAL OF LAST MEETING'S MINUTES:

**Flint Hills Regional Council Board of Directors
Meeting Minutes of May 15, 2015**

- Member Karen McCulloh motioned and Robert Boyd seconded a motion for the April 17, 2015 meeting minutes to be approved with a correction of Council Grove River Walk not River Rock. The motion was carried unanimously.

UPDATES:

➤ **Finance/Budget Review**

- 1) Gary Stith, Director, presented board members the bank and budget slides for the finance/budget review.
- 2) The HUD Grant is currently 97% completed as of 05/06/15.
- 3) The bank account has a balance of \$237,841.53 which includes \$178,971.52 in MPO funding, as of 04/16/15. There are two outstanding HUD Reimbursement Request amounts totaling \$245,092.00.

➤ **Staff Activity and Updates**

- Gary Stith briefed the Board on the work with the Branding and Marketing TAG for Regional Economic Development Partnership (New Boston Creative consultant). Working with the Junction City Area Chamber of Commerce, Manhattan Area Chamber of Commerce and Pottawatomie County Economic Development Corp to establish a Regional Economic Partnership.
- Its primary function is marketing to attract primary employment to the region, business that create wealth for the region.
- This partnership would be privately funded with the funding allocation to each county based on population.
- The Management Team will set policy and be composed of one staff and one business representative from each county w/ nonvoting members from KSU, MATC, FHRC, and the Wamego Chamber of Commerce.
- The FHRC will be contracted to be the central point of contact and provide data base, website, separate 800 number. The FHRC would be the fiscal agent and provide staffing for the partnership.
- Current proposal to name the partnership Greater Manhattan Economic Partnership.

Several members of the FHRC board expressed strong concern about the name of the partnership not being consistent with the regional approach that has been taken over the past few years.

A motion was made by Robert Boyd and seconded by Karen McCulloh to authorize staff to work on a contract with the economic partnership to provide support services. The motion passed with only one vote in opposition.

Gary Stith briefed the board on other activities including the kick off meeting with the steering committee for the Council Grove Comprehensive Plan, the proposal and budget for the Mobility Manager to be funded by KDOT, the submission of the CEDS to EDA, the upcoming 2014 Audit, contacting communities for CDBG grants, and the HUD Sustainable Communities Grant Closeout.

Gary Stith reported that the FHRTA Costs accrued to this point has exceeded the \$10,000 (at \$11,450) authorized by the Board. Robert Boyd made motion and Scott Briggs seconded to

**Flint Hills Regional Council Board of Directors
Meeting Minutes of May 15, 2015**

authorize expenditures that will be reimbursed from the FTA 5307 funds up to \$20,000.00. The motion passed unanimously.

- Shelley Carver reported that she has submitted proposals for Grant Administration services to Strong City, Paxico, Olsburg, Alma, Riley and that we were selected by Riley for grant administration upon award of a CDBG grant.
- She attended CDBG Application Workshop and USDA Local Foods Grant Writing Workshop (look at next year).
- A proposal was submitted to the Wildcat Region Medical Service Corps in progress (Geary, Pottawatomie and Riley volunteer service corps)
- She also attended the HUD Sustainable Communities Rural Grantee Gathering.
- We are continuing to work on a HUD grant with the Kansas Department of Agriculture and the City of Manhattan on the Wildcat Creek Watershed Resiliency to mitigate the impact of flooding on the Wildcat Creek.
- The Waterville Grant Agreement signed, the contract amount increased (waiting for State to sign agreement)
- Randolph water tower repair and housing programs (probably not eligible for CDBG funds, Eminent Domain for housing properties)

PRESENTATION:

Eric Cattell, Assistant Director of Community Development with the City of Manhattan presented the Manhattan Urban Area Comprehensive Plan which was a joint effort by the City of Manhattan, Pottawatomie County and Riley County. The Plan as adopted unanimously by the Planning Boards and Commissions in all three jurisdictions.

The Priority Initiatives identified for the implementation of the plan include:

- Review and Update Zoning and Subdivision Regulations
- Conduct More Detailed Planning for the Blue Township Urban Growth Area
- Review and update plans for the Central Core of the Downtown Area of Manhattan
- Focus on Workforce and Affordable Housing issues
- Promote Revitalization of Underutilized Areas

Shelley Carver, Community Development Manager gave a presentation on programs for the development of Rural Housing.

These programs include:

USDA Rural Development Programs:

- Sec 502 loans for LMI borrowers, private lender
- Sec 504 elderly or disabled low income homeowners
- Sec 515 provides low interest loans to purchase or construct new homes
- Sec 508 loans for multi-family housing

KS Department of Commerce CDBG Housing Rehabilitation Program

Community Housing Development Organizations

Kansas Housing Resources Corporation Moderate Income Housing Program

LIHTC Program

Shelley's presentation is on the FHRC website.

Kathrine Nesse, Assistant Professor in the Department of Landscape Architecture/Regional and Community Planning made a presentation of the Fair Housing Study that was done through the HUD Sustainable Communities Grant. The study found that there are not any public policies in

**Flint Hills Regional Council Board of Directors
Meeting Minutes of May 15, 2015**

the region that encourage affordable housing other than the Emporia Housing Opportunity Overlay District & Elderly Housing Overlay.

Barriers that were identified for the Manhattan housing market included: Rental housing condition, discrimination against students and low income households, and high land prices. In the Junction City housing markets issues included housing condition and vacancy. In the Emporia market housing issues included disability discrimination and housing condition. In Rural areas housing issues included housing condition, shortage of rental units and lack of options for active seniors. To provide for more accessible options for housing, development should focus on downtowns and connectivity. Katherine Nesse's complete presentation is on the FHRC website.

CITY/COUNTY/PARTNER UPDATES:

- Fort Riley
 - Tim Livsey, Deputy Garrison Commander reported on a series of informational videos and a security update

- Governor's Military Council
 - John Armbrust was not in attendance at the meeting.

- Kansas State University
 - Jackie Hartman was not in attendance at the meeting.

- Emporia State University
 - Kristie Ogilvie was not in attendance at the meeting.

- City of Wamego
 - Vic Enns reported on sidewalk improvements planned in Wamego and a meeting with Caterpillar

- Pottawatomie County
 - Stan Hartwich reported on a bridge project, funding being sought for a truck route around Wamego and planning for improvements to Flush Road, Excel Road, Green Valley Road, and highway improvements.

ADDITIONAL ITEMS / ADJOURNMENT:

- Vern Hay reminded the Board about Washunga Days June 19-21 in Council Grove
- The meeting was adjourned at 12:03 p.m.