

MEETING OF THE BOARD OF COUNTY COMMISSIONERS

REGULAR MEETING

February 21, 2007

The Regular Meeting of the Board of the County Commissioners of Sedgwick County, Kansas, was called to order at 9:00 A.M., on Wednesday, February 21, 2007 in the County Commission Meeting Room in the Courthouse in Wichita, Kansas, by Chairman David M. Unruh, with the following present: Chair Pro Tem Thomas G. Winters; Commissioner Tim R. Norton; Commissioner Kelly Parks; Commissioner Gwen Welshimer; Mr. William P. Buchanan, County Manager; Mr. Rich Euson, County Counselor; Mr. David Spears, Director, Bureau of Public Works; Ms. Iris Baker, Director, Purchasing Department; Mr. Don Brace, County Clerk; Mr. Chris Chronis, Chief Financial Officer; Mr. Mark Reed, Zoo Director; Mr. Bill Gale, Election Commission; Mr. Troy Bruun, Deputy Chief Financial Officer, Division of Finance; Mr. Marty Hughes, Revenue Manager, Division of Finance; Mr. Randy Duncan, Director, Emergency Management; Ms. Kristi Zukovich, Director, Communications; and, Ms. Lisa Davis, Deputy County Clerk.

GUESTS

Dr. Deloris Craig-Moreland, Administration of Justice, Wichita State University
Mr. G. Nelson Van Fleet
Mr. Harold Prester, Jr.
Mr. King David Davis

INVOCATION

The invocation was led by Pastor Mark McMahon of West Side Christian Church, Wichita.

FLAG SALUTE

ROLL CALL

The Clerk reported, after calling roll, that all Commissioners were present.

CONSIDERATION OF MINUTES:

Regular Meeting, January 24, 2007

The Clerk reported that the Minutes of the Regular Meetings of January 24th, 2007 were already approved at a prior meeting.

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APPOINTMENTS

A. APPOINTMENTS.

- 1. RESOLUTION REAPPOINTING DR. DELORIS CRAIG-MORELAND (BOARD OF COUNTY COMMISSIONERS' EDUCATION APPOINTMENT) TO THE SEDGWICK COUNTY COMMUNITY CORRECTIONS ADVISORY BOARD.**

Mr. Rich Euson, County Counselor, greeted the Commissioners and said, "Commissioners, this is a two-year reappointment to this Board. Dr. Moreland has served as our educational representative, it's a Board of County Commissioners at-large appointment for that slot. And I would recommend that you adopt the Resolution."

MOTION

Chairman Norton moved to adopt the Resolution.

Commissioner Winters seconded the motion.

There was no discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

- 2. RESOLUTION APPOINTING G. NELSON VAN FLEET (COMMISSIONER WELSHIMER'S APPOINTMENT) TO THE WICHITA/SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION.**

Mr. Euson said, "Commissioners this fills a vacancy on this Board and because of that the term is until August of 2007, but we prepared a Resolution for that and I would recommend you adopt it."

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Chairman Unruh said, “Commissioners, what’s the will of the board?”

MOTION

Commissioner Welshimer moved to adopt the Resolution.

Commissioner Norton seconded the motion.

There was no discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

Chairman Unruh said, “Mr. Van Fleet is here and County Clerk, Don Brace will administer the Oath.”

Mr. Don Brace, County Clerk said, “Good morning. Raise your right hand please.”

“I do solemnly swear that I will support the Constitution of the United States and the Constitution of the State of Kansas, and faithfully discharge the duties of the office of Metropolitan Area Planning Commission, so help me God.”

Mr. G. Nelson Van Fleet said, “I do.”

Mr. Brace said, “Congratulations.”

Mr. Van Fleet, greeted the Commissioners and said, “Thank you very much. I wish to, especially, express my appreciation to Commissioner Welshimer for the confidence she’s shown in me. And thank you for your confirmation, Commissioners. I look forward to serving on this Metropolitan Area Planning Commission and participating in the future planning for our City and our County. I thank you very much.”

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Chairman Unruh said, "Well thank you sir. We appreciate your willingness to serve and you're on a Board that really works. So you've got your work cut out for you. We have Commissioner Welshimer that would like to make a comment."

Commissioner Welshimer said, "I want to thank you for taking this assignment. I also want to thank Darrold Downing, who is retiring from this position. And welcome to the MAPC. Nelson is a former Legislator and recently retired from his attorney's practice. Thank you."

Chairman Unruh said, "Alright, Madam Clerk, next item please."

3. RESOLUTIONS (FIVE) APPOINTING MEMBERS TO THE SEDGWICK COUNTY ANIMAL CONTROL ADVISORY BOARD.

- **RESOLUTION REAPPOINTING HAROLD PRESTER, JR. (COMMISSIONER NORTON'S APPOINTMENT)**
- **RESOLUTION APPOINTING CHRISTOPHER COULSON (COMMISSIONER WELSHIMER'S APPOINTMENT)**
- **RESOLUTION REAPPOINTING SANDY AVELLO (COMMISSIONER WELSHIMER'S APPOINTMENT)**
- **RESOLUTION REAPPOINTING NANCY BACON (COMMISSIONER WINTERS' APPOINTMENT)**
- **RESOLUTION REAPPOINTING ELLEN QUERNER (COMMISSIONER WINTERS' APPOINTMENT)**

Mr. Euson said, "Commissioners, we've prepared several Resolutions of reappointments to the Animal Care Advisory Board and we prepared a Resolution reappointing Harold Prester, that is Commissioner Norton's appointment to this Board, also a Resolution appointing Christopher Coulson, who is Commissioner Welshimer's appointment, Commissioner Welshimer is also reappointing Sandy Avello and Commissioner Winters is reappointing Nancy Bacon and Commissioner Winters is also reappointing Ellen Querner. I would recommend that you would adopt all of these Resolutions."

MOTION

Commissioner Norton moved to adopt the Resolutions.

Commissioner Parks seconded the motion.

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There was no discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

Chairman Unruh said, “And I don’t know how many of these individuals are here today to have the Oath administered by the County Clerk, but it looks like we are having some movement towards the podium.”

Mr. Brace said, “Raise your right hand please.”

“I do solemnly swear that I will support the Constitution of the United States and the Constitution of the State of Kansas, and faithfully discharge the duties of the office of Sedgwick County Animal Control Advisory Board, so help me God.”

Mr. Harold Prester said, “I will.”

Mr. Brace said, “Congratulations.”

Chairman Unruh said, “Mr. Prester, would you like to make a comment, you’re sure welcome to?”

Mr. Prester said, “Thanks, we will see you in the coming months.”

Chairman Unruh said, “Very good, thank you. We do have a comment from Commissioner Norton.”

Commissioner Norton said, “Well, Harold has been on the Animal Control Board and I’ve asked him to re-up and he graciously did that. He’s served well and I’m glad that he continued to serve because sometimes it’s hard to find folks that they’re willing to volunteer and I appreciate that he said that he would do that again, so thanks.”

Chairman Unruh said, “Thank you very much for your willingness. Alright, I think no other Oaths to be administered Mr. Clerk? No? Okay. Madam Clerk, please call the next item.”

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VIDEO

CITIZEN INQUIRY

B. REQUEST TO ADDRESS THE BOARD OF COUNTY COMMISSIONERS REGARDING WORKFORCE DEVELOPMENT, AND PLUMBERS AND PIPEFITTERS APPRENTICESHIP PROGRAM.

Mr. Richard Taylor, Business Manager/Financial Secretary-Treasurer, Plumbers and Pipefitters Local Unit 441, Wichita greeted the Commissioners and said, "I would like to thank you, Mr. Chairman and the County Commissioners, for giving me the opportunity to speak this morning.

We understand , Plumbers and Pipefitters, the importance of developing a well-trained and qualified work force for the future, work force development. And, much as you do, obviously, with your indication of your support of the Jabara Training Center, which I feel will prove to be a much-appreciated asset for South Central Kansas, and even beyond.

The United Association of Plumbers and Pipefitters have embraced this concept since its conception in 1889, which is when the UA started. It has developed and evolved into an apprenticeship-training program that is second to none across the United States and Canada. Last year, our local 441, we trained 150 apprentice here locally and invested a little of a million dollars, \$1,010,000 in our training program and that's primarily funded by our membership and our contractors, so we take it very seriously.

Our trade is very diverse, we train plumbers and pipe fitters, obviously, but we also train heating and air-conditioning technicians, welders, instruments and controls and environmental control technicians, pharmaceutical and high-purity piping systems, just to name a few. Some very high-tech occupations. And opportunities to advance in our trade are virtually unlimited.

After completing the apprenticeship program and becoming a journeyman, there are several stages of supervisory positions that are available. And several of our members have even gone onto become owners of mechanical contracting companies themselves and been very successful. So our training involves a five-year apprenticeship program, the apprentice goes to school two nights a week, they go to school September through May, they are off during the summer, they work for a contractor during the week, make a very good wage, very good benefits. They start receiving full benefits the first hour they go to work, so it's a very good career to consider. And those benefits include health-care and retirement plans, pension plans.

What I really wanted to announce today is express the importance of the training future work force

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and work force development, but I wanted to announce that we are going to be taking applications for our apprenticeship program the first two full weeks in March. Which will be March 5th through March 16th, so it's coming up here pretty close. So if you know of anyone, or anyone watching that's interested in a quality-high paying career, with secure benefits, what they need to do is just contact, go to their local Work Force Center and just let them know that you want to make application for the plumbers and pipe fitters apprenticeship program and they will take it from there.

Or, you might want to write this number down, you can contact us at (316) 265-4291 for additional information as well.

If I may, I've got a little 30-second video here I'd like to show that illustrates a little more about what our trade consists of.

I might add to, that the work for the construction industry is unprecedented at this time and the outlook for the next several years is really looking good. What we are looking at doing is probably starting an additional 50-70 apprentices this year and that's male or female. I know years ago the trades were kind of thought of as being a trade that was isolated for the male population, but we've had several women go through our program and have been very successful at it. We welcome all applicants.

You know, a lot of the talk that you hear about all the industries as far as skilled workers or anybody that's out there in the work force is the demographics indicate that there is going to be a lot of the baby-boomers retiring over the next ten to fifteen years and this is the same thing with the air-craft industry and I am sure that is part of why you are looking at the Jabara Training Center to start training some people to make those replacements. Because the work age is starting to get so high and that is the same case with the building trades and the plumbers and pipe fitters training program and the industry to where we want to continue to train and get new applicants coming in.

That is pretty much it. If you have any questions, I'd be happy to try to answer them."

Chairman Unruh said, "Well, thank you Richard, there are some Commissioners that want to make a comment. I'd just like to, first of all, congratulate your organization for their involvement in policy level discussions that have been taken on in the last few years in this community about going forward on major projects and how your organization has been involved and exerted leadership and support for those programs, including the Jabara Project. I think that's kind of a new era for labor relations with the community and I know that you have been in the leadership of that and we really appreciate that leadership.

But more specifically, also this technical training program that you've revealed to us today is, I think there is a great future for the trades and we just need to get folks to know that that training is

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available that there is a bright future, great career in the trades. A question that I had, do folks who make an application, do they have to have any previous experience or training or have to be....”

Mr. Taylor said, “Basically they only requirements is that they have either a high school diploma or a GED and in fact some times we like better to get somebody that’s green and then we can train them the way we want to train them. And we have applicants that, the minimum requirement is 18, you’ve got to be at least 18, but there is no limit on the other end. I mean, we had some applicants last year that were in their fifties. In fact we have taken a few apprentices in that were in their early fifties. It’s open to basically anybody and there is really no qualification other than a desire to learn and you know, if you feel like you have some mechanical aptitude. It’s a high-tech trade anymore, I mean a lot of people don’t understand that. I know that’s something that the younger generations are looking for is something that involves high-teach and our trade has certainly evolved to that.”

Chairman Unruh said, “All right, very good. And do they go through an assessment process before they get into...”

Mr. Taylor said, “Yes, they would make application during that two week period and then they would be contacted by our local at some point after that, usually within a week or two after that application period and would be set up for an interview. They would go through an interview process and some just evaluating and so forth. Depending on the number of applicants we get and how they score, they are just listed on the score sheet number 1 on down the list and effective May they are eligible to be hired by our contractors and we just send whoever scored the highest goes out first and just on down the list.”

Chairman Unruh said, “Thank you. We have some comments. I think Commissioner Winters was first.”

Commissioner Winters said, “Well thank you very much. I would just echo much of what the Chairman has said, Richard. I’m interested to know what your organization is doing as far as work force development is concerned, and I know that this is very rigorous and good training. But beyond that, I want to just take this opportunity, again, to thank you for all of your involvement in this community. I think I first met Richard four or five years ago, but Richard has become one of the really go-to people in the community. If we are looking for a conversation on making this a better place to live and work and have a job, Richard has just been involved in many aspects of the community and many of the projects we’ve been interested in. So, Richard you bring a whole new dynamic to our thought process and have been very valuable and very helpful. So, we hope that this bit of publicity about your new apprentice program will be helpful to you and your organization.”

Mr. Taylor said, “Thank you”.

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Chairman Unruh said, "Commissioner Norton?"

Commissioner Norton said, "Well, it's obvious and his organization gets it. It's all about jobs and training in our community. The economy takes care of itself when people are working and can take care of themselves and buy a home and be in a great job. They certainly have been great partners.

And some of the things, just this morning, I was at a Homeless Task Force meeting and you know what? We gravitated towards finding housing for people that are homeless and getting them a job. A job that they can work in and have all the other things in life. So, it is about jobs and training and the trades have stepped up and understood that. Taking a new role as union leadership not because they are in a silo and kind of working on their own somewhere just for their union membership, it's about integrating into the community, understanding that they have a broader scope of effect on our community.

I applaud Richard for understanding that and taking his trade union to something more holistic for our whole community and really understanding that. And at the same time, as the water goes up, his boat goes up with it. And that's very important to understand that and I applaud them for doing that. I think it's wonderful to hear that you are going to add 50-60 more apprenticeships because you've got the need in the community. Truthfully, isn't that what we all want? For more jobs to be incubated and created and good training for people so that they make a living wage and they can raise their families and send their kids to college and buy a home and maybe have the kind of life that everybody aspires for? Richard thank you for being here."

Mr. Taylor said, "I appreciate all of your comments and I just want to say that, you know, it is a two-way street and we appreciate the opportunities that you have given us to be able to be a part of these different activities. And it has, I think, developed into a good partnership and I think working together, we can accomplish a lot more."

Chairman Unruh said, "Thank you Richard, and that number is 265-4291?"

Mr. Taylor said, "Right."

Chairman Unruh said, "Thank you for your presentation. Madam Clerk, next item."

C. REQUEST TO ADDRESS THE BOARD OF COUNTY COMMISSIONERS REGARDING "TAPPING INTO SEDGWICK COUNTY'S GREATEST TREASURES."

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Chairman Unruh said, “Good morning Mr. Davis. I want to make a comment before you speak. In light of the fact that you’ve had some publicity in the paper about upcoming elections, you are fully aware that this podium is for issues relative to County business and not for electioneering or campaign rhetoric, so I just wanted to put that caution out there.”

King David Davis greeted the Commissioners and said, “I appreciate that and I have done my best to find an excellent balance in the words that you just spoke.”

Chairman Unruh said, “All right, thank you.”

King David Davis said, “I hope that you will appreciate my honorable effort.”

Chairman Unruh said, “Thank you. Well, just state your name and the podium is yours.”

King David Davis said, “When we, as a community, consider the great treasures that lie just ahead and at the tip of our fingers. My name is King David Davis, a name given to me by my mother, a burden of honor for which I have no escape, and a pair of over size shoes my feet will never fit.

Treasures come in many forms. We traditionally think of gold, big bank accounts and influential friends. Yet, there is another kind of treasure that is priceless, and if you lose it, it is very difficult to get it back. Those things that are precious to the heart.

It was just a couple of weeks ago, a member of our community came before you and spoke. An individual, under normal circumstances, would have most likely been ignored. I found myself in awe as you, the Commissioners of Sedgwick County, listened intently to him speak, and searching his each and every word for his buried wisdom. Truth, and honorable intent. For those of us, who are seldom listened to, that was a cherished moment. One I will treasure for a long time to come.

Treasure, yes. The kind that makes the heart feel good and want to walk tall, even when you’re small. Yes, the kind the world would want to come see and experience for themselves. We haven’t even scratched the surface and already we are starting to feel good and better about ourselves.

When you take into consideration all the treasure that is buried in our community, just what is hidden from the public eye is sufficient to make us all very proud. True treasure has as many forms in every aspect of the human experience. There is what we call a silver lining, despite all the

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unpleasantries, disappointments and predicaments of times past.

Experience has taught me to look for the silver in all things. The wise and honorable leadership of this community has, at its fingertips, a tremendous amount of silver and golden opportunities for this community to benefit from as we begin the process of turning all our silver into opportunities of gold as we begin to shine in the world a way we never had before. We live in a community where truth, wisdom and honor is not always easily found. Yet, it is there sometimes staring at us right in the face and we just can't see it.

I believe, we live in a community where these things are in abundance, very deep within the hearts and minds of some of our citizens, a great resource for leadership, especially those who are committed to the betterment of our community. Sometimes, in order to tap into the buried treasure, we must be willing to sometimes suffer a moment of unpleasantness as our citizens struggle to make clear the truth as they attempt to share it through their own set of frustrations, while attempting to explain the common sense of a sometimes simple solution to a rather complex problem.

Yet, these are the most basic simple to understand, but are not always easy to achieve due to human weakness, ego and natural shortcomings. Yet, I am convinced beyond a shadow of a doubt, if we as a leadership community will begin the process of pulling together, finding our common ground, respecting our unique differences while refusing to participate in those things that bring us down, create discord, resentment and eventual shame and disgrace. We will be able to take our citizens, community and leadership to a whole new level of experience that I believe, and is absolutely convinced of, will propel us to new heights, new opportunities and will bring us together in ways, that even I cannot yet even imagine.

In closing, we have some most unique and exciting opportunities and decision to make as a community. I have been extremely blessed to have discovered some golden treasures in this selection process that I believe will be essential and key to a much brighter future. Selections I hope to be sharing with everyone very soon. Who knows, maybe Kansas will become the next gold rush. So what do you say, this time, we make sure our citizens are the first to partake of the profits in the gold rush of 2007. Once again, may the future of this great land be in God's hands. Thank you."

Chairman Unruh said, "Thank you. Madam Clerk would you call the next item please."

NEW BUSINESS

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D. RESOLUTION AUTHORIZING A LOAN TO SEDGWICK COUNTY ZOOLOGICAL SOCIETY, INC.

Mr. William P. Buchanan, County Manager, greeted the Commissioners and said, "I'm going to ask Chris Chronis to come to present this item to you. He, along with Rich Euson, crafted this agreement. This concept came out of a Zoo Board meeting several weeks ago when the Zoological Society was preparing to receive bids on a new restaurant for the zoo. A new restaurant in the zoo will make some money for the zoo, it is a feature that zoos around the country use as a way to attract people and as an additional revenue source. It, in concept, was approved by the Board of Directors of the Zoological Society and during the meeting they were discussing opportunity to fund a project.

This is the first time the Zoological Society has borrowed money to fund a project and as they were discussing the commercial loan rates, it struck me that the Sedgwick County had on separate occasion funded some money for project for Community Corrections, which was used to get the program off the ground and could do that.

We have invested a significant amount of dollars at any given time because of our cash flow situations. And so I've viewed this as a way to invest our money, rather than with a Treasury note with a partner. We are restricted in how we can invest our money, so often times we're required to use Treasury notes, and they don't have a particularly high yield, but that's what the State law says and that is what we comply with.

Under this agreement, we would be paid back this loan of 28 million dollars, at a rate that is what ever the T-bill rate is on an annual basis on a given point in time and year, and I think Chris will explain, it is either February or April, and we will receive 25 basis points, or one quarter of a percent higher than that. So we will make a little more money than we would have invested in the T-notes.

Their partner, if it doesn't work, if they can't pay it back, we give them an annual contribution to the zoo, which we could use to pay ourselves back if all of a sudden terrible things happen at the zoo. No one is anticipating that, but I think this is an opportunity for the Zoological Society to save an excess of a hundred thousand dollars on interest, it is an opportunity for the County to make a little more money than we would have normally and an opportunity for us to be a partnership in ways that wouldn't imagined several years ago, and therefore would recommend your approval. But Chris I want you to talk about the (inaudible)."

Mr. Chris Chronis, Chief Financial Officer greeted the Commissioners and said, "The first detail that I would bring to your attention is that despite what you may have concluded from what the

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Manager just said, we do not consider this an investment. In fact, it would not be a permitted investment under State law. We do consider it a loan for economic development purposes and in the Resolution that you are considering, one of the findings that you are making is that this funding being provided to the zoo serves the economic development purposes of the County. And those are legitimate purposes and a legitimate use of County funds, in much the same way you have occasionally approve loans to businesses in the community that are engaging in certain economic development activities. And so, according to the lawyers, under that provision of State law, this is permitted of County funds. It is true, that we will earn some interest on this, and so in that sense, it is also a good use of County cash balances.

The structure of the loan is that it is a ten-year transaction, commencing on April 1, 2007. The Zoo will be allowed to draw down up to 2.4 million dollars to make payments for the design, rehabilitation/reconstruction, equipment and furnishing of the restaurant as the Manager just explained to you. They will draw those payments of the loan funds in increments of not less than a hundred thousand dollars and upon their submittal to us of a requisition for funds, we will make the payment to them and the interest on that piece of the loan will commence on the date that they draw the funds. All repayments of the loan will occur on April 1st of each year over the next ten-years.

The initial interest rate on the loan is set at 5.23% and it is structured as a variable rate transaction with the rate reset on each subsequent April the 1st at twenty-five basis points over the one-year T-bill rate that is published on that date, April the 1st, or on the first business day following April the 1st.

The repayments each year will be one-tenth of the outstanding principal plus the accrued interest for that year at whatever the prevailing rate has been. The Director of the Zoo, Mark Reed, has indicated that this is the first time the zoo has incurred debt for one of its projects since he took over as the Director of the facility and he wants to get this paid off as quickly as he possibly can. He tells me that his full expectation is that the loan will be repaid before the ten-years has expired. And so we are prepared to take those pre-payments, as he is able to make them to us.

The document that you have before you is the loan agreement that provides those terms that I've just described, it was approved by the Zoo Society Board yesterday, last night, at their meeting. So it's before you for consideration now.

If you have any questions about the terms of the loan, I will happy to answer them. If you don't have any questions, then I would recommend that you approve the Resolution that's before you."

Chairman Unruh said, "All right, thank you Chris. Commissioners, are there any questions in specific about the details of this agreement or any questions about the policy in general, the concept in doing this? Commissioner Welshimer?"

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Commissioner Welshimer said, "I think it's a marvelous thing to do and thoroughly appreciate our zoo, an inspiration to our community. It's our leading tourist attraction. And I feel very confident that this will work out well for all of us."

MOTION

Commissioner Welshimer moved to adopt the Resolution.

Commissioner Parks seconded the motion.

Chairman Unruh said, "We do have more comment, discussion before we call for the vote, so Commissioner Norton?"

Commissioner Norton said, "Well, I'm going to be supportive of this. Probably the only down side for me is that we're encumbering part of our cash balance and knowing that we have some budgetary issues ahead of us this year and next year, taking some cash balance and not having it available to us for other things that we are working on could be problematic. The zoo is a wonderful organization and I think we should move forward on this, but just with a caution that we know that we have some budget restraints ahead of us and taking some cash balance and encumbering it for ten-years just takes it off the plate for us to do other things with it. I think we can get around that, I don't think it will hurt us, but it is one of those things that's a little problematic if you look at the holistic picture. I am going to be supportive and vote for this."

Chairman Unruh said, "Okay, thank you. I will be, also, supportive of this. I think that is enhances the partnership and gives the zoo the opportunity to grow and just increase its attractiveness. I forget the percentage of folks that are out-of-county visitors to the zoo and having a place for them to come in and get some good food in a good environment, I think would be very positive. The Zoo Director, Mark Reed is here, and I know that he is just really reluctant to say anything much about the zoo, but I'd sure like for him to come up and make a comment."

Mr. Mark Reed, Zoo Director, greeted the Commissioners and said, "Actually, from our last survey, and we are doing another one this year, fifty-two percent of the people that come to the zoo come from outside Sedgwick County."

As Bill said, this is a really, truly economic development. This restaurant will be about three times the size, have indoor seating, birthday party rooms and essentially the increased revenues we expect for CAPS will be the money that we use to repay this and as I told the Board

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yesterday, it is my desire and hope to have this paid off in five to seven years.

We really support, or appreciate your support in this Public County private partnership and we're very grateful that Bill came up with the idea to look into this as a possibility. We were getting ready to go to outside loaning agencies, possibly. It just made the most sense; it's easy for us to raise money for exhibits and animals. Restaurants is a little more difficult, we didn't want to take back from our efforts right now for our tigers exhibits and other exhibits in the future and figured this was the easiest way to do it. And we sure appreciate it."

Chairman Unruh said, "All right, thank you. Well, we have another comment, so if all of you would stay close here. Commissioner Winters?"

Commissioner Winters said, "Thank you. I just had a question for Mark. Mark, could you just comment on the Sedgwick County Zoological Society's, your Board's attitude towards this restaurant. And I'm assuming that they are fully supportive of, they are certainly a Board that once they support a project, there's no looking back, it's moving forward. And I am assuming that your Board is fully behind this project and this manner of financing?"

Mr. Reed said, "We have realized over the last ten-years that the existing facility was inadequate and the Board made a decision to really make the decision here in the process in the last two-years, the construction documents are complete. A tremendous amount of time was spent on the financial aspects of what our increase revenues and so forth and we had a unanimous vote yesterday, the entire Board for the financial planning for this. They realize it's our next step forward at our zoo out here."

Commissioner Winters said, "All right, thank you very much."

Chairman Unruh said, "Well, Commissioners, are there any other comments or questions? I see none, so Madam Clerk, would you please call the vote."

VOTE

Commissioner Norton

Aye

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Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

Chairman Unruh said, "Thank you Mr. Buchanan and Mark."

Mr. Reed said, "And I want to thank you all and the County staff that worked so diligently to make this all possible. And we look forward to having you out there for one of the first birthday parties."

Chairman Unruh said, "All right, very good. Thank you. Madam Clerk, call the next item please."

E. SECOND AMENDMENT TO AGREEMENT WITH ZOOLOGICAL SOCIETY, INC.

Mr. Chronis said, "As you know, the County has an operating agreement with the Zoological Society to provide the operation of the facility that the County owns, that we know as the Sedgwick County Zoo. We also have a funding agreement that is a supplement to the operating agreement and in the funding agreement, the County has agreed to provide certain funds to the Society over the next five-years or over a five-year period. And we anticipate that that funding agreement will be renewed in each subsequent five-year period for the term of the operating agreement, which is fifty-years.

The amendment that is before you to the funding agreement, provides that other than personnel, which are on the County's payroll and work at the zoo, any of the funding that the County would otherwise owe to the Society pursuant to the funding agreement would be retained by the County if the Society fails to make any of the loan payments that is required to make under the terms of the loan agreement that you just approved. In other words, this second amendment to the funding agreement provides security for the loan that you have just approved.

Again, the Board of the Zoological Society approved this second amendment to the funding agreement last night and if you have no questions, I would recommend that you approve it today."

Chairman Unruh said, "Okay, thank you. This just kind of formalizes what is a very rational approach to making sure that we're doing things decently and in order and that we're backing ourselves up in certain respect."

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Mr. Chronis said, "That is correct."

Chairman Unruh said, "Okay, well Commissioners, are there questions? What's the will of the Board?"

MOTION

Chairman Unruh moved to approve the Amendment to Agreement and authorize the Chairman to sign.

Commissioner Welshimer seconded the motion.

There was no discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

Chairman Unruh said, "Thank you Chris, Mark, thank you all. Next item please."

POWER POINT

VIDEO

F. PRESENTATION OF REPORT ON ADVANCED VOTING OPTIONS AND ELECTION DAY VOTING FOR FEBRUARY 2007 MUNICIPAL ELECTIONS.

Mr. Bill Gale, Election Commissioner, greeted the Commissioners and said, "I appreciate the opportunity to be before you this morning and kind of give you an update and report on the spring, City and school elections that are before us.

First off, we always appreciate the continued assistance from the different, the various County

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departments and County's employees that continue to help out with the election process. And first off, we have a public service announcement for you to view that was put together by the Communications office about the upcoming primary election.

We kind of packed a lot into that 30-seconds. I think that the two main things that we want to hit on is; one, awareness, that there is an election, the primary is February 27th, next Tuesday and also, to kind of highlight again our, the options we provide for advanced voting to the voters in Sedgwick County.

Kind of touching quickly on some of those highlights for this election. First of all, the primary elections have already begun. Advance voting began for the primary elections; we started mailing out ballots the week before last and we even started voting in the office, the election office across the street last Wednesday.

We're going to, later this week, expand that advance voting again. We're going to have twelve other locations throughout the County available for advanced voting starting tomorrow. So on Thursday, Friday and Saturday, all those locations will be open as well.

Just a quick reminder that not everybody in the County has a primary to vote on, or something to vote on in the primary. About eighty-five percent of the voters in the County do, but there are some that don't. For instance, those in the City of Derby, Haysville and most of Valley Center do not have a primary to vote in, but, right around the corner will be the general election on April 3rd, in which case everybody will have a chance to cast a vote.

Some of the main goals, one of course, not only making people aware that there is an election but providing the opportunity for them to participate not only on Election Day, which historically has been the most popular method of casting their vote at their polling place on Election Day, but again we continue to offer all of those many advanced voting options.

As I mentioned, by mail many are taking advantage of that for this election. In fact, we've received back over about 2, 300 ballots already by mail, or people that we mailed to them and they cast their vote and mailed it back.

As I said in the Election office last week, we started the in-person voting. Have had many take advantage of that and we look forward to opening the other twelve sites tomorrow.

One nice thing, especially when we see it every time, but I think again, this spring, you never know from day-to-day and week-to-week about the weather, and so I think advance voting, the options by

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either mail or in person is a great option to have, especially when the weather may not be the nicest out and so we are not worried about what's the weather going to be like next Tuesday. People have more chances available to get out and either cast their vote or have us, as I said, mail their ballot to their house.

As I mentioned, those are the three ways you can vote, either have us mail your ballot to you or vote in advance in person or at your polling place for your precinct on Election Day. We are still taking applications for ballots by mail through Friday, so it's not to late, but don't wait much longer because you want to have plenty of time for us to get the ballot to you and for you to get it back to us by 7:00 p.m. on Tuesday, the 27th. Those forms are available either on a web page or by calling us or at the local Dillon's Stores, you can stop by and pick them up.

In person, as I said, we started in the office and will expand that starting tomorrow through Saturday. We see this, and may voters see it as a very convenient option. Each year, advance voting continues to become more and more popular with the voters in Sedgwick County and last year was definitely no exception, when we saw a record of over 31,000 voters cast their vote in advance in the November election. That compares to the Presidential election in 2004 of about 24,000, so you can see it really increase last year and a number of people took advantage of that and continue to.

The nice thing about the early voting sites, in person, and as I said we will 13 open Thursday through Saturday, any of us can go to any of those sites. You're not assigned to a specific one, specific site. You can visit any of them, which ever is more convenient for you.

The hours in the office are extended hours starting tomorrow from 8:00 a.m. to 7:00 p.m. on Friday. Hours on Saturday, all thirteen early voting sites will be available this Saturday from 9:00 a.m. to 4:00 p.m. So if it's easier for somebody to get out and cast their vote on Saturday, that option's available. And then in the office, we will rap up on Monday morning from 8:00 a.m. to noon.

Here's real quick, the hours for the other advance sites. Thursday and Friday, from noon to 7:00 p.m. and Saturday also from 9:00 a.m. to 4:00 p.m. Here is a list of those twelve-satellite advance voting sites that we have open for the primary. As I mentioned, since Derby and Haysville and Valley Center don't have a primary, we chose not to open those advance sites for the primary but they will be open in addition for the general election.

Finally, if you do choose to show up on Election Day, you still have your one specific assigned polling place to make it to. Double check your voter registration card that we mailed out last year, that posts your site or if you reregister, we mail you out a new one. If you lost that or don't still

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have it, feel free to contact our office and we'll let you know where you vote. And again, with any other information, we encourage people to call our office at 660-7100 or visit our website, we try to put on as much good information as we can on there.

Again, we thank you all, for your support and the rest of the County. And feel fortunate again to have your continued support through our poll-worker training all week last week and then with the advance voting and the Election Day support that's continued to be provided. Again, appreciate the chance to be before you this morning and would be glad to answer any questions you might have."

Chairman Unruh said, "Well thank you Commissioner Gale. It's a good report. Have you...do you get the sense that our people that are voting, are they aware of these opportunities or is there confusion or do you think that after going through the last election that there is a good awareness of this opportunity to vote in many locations?"

Commissioner Gale said, "I think we have good awareness, but I think we want to continue to try and build on that and that's what we are continuing to try to do this spring. When we see turnout getting lower, we want to still continue to provide the different options available to and the information available to those voters. And try to remain consistent with it, with the same sites as we had last year, so hopefully I just build on the awareness that we had last year.

And like I said, we have good awareness and we saw higher than we expected turnout in November and so people did find out how to cast their vote either in early or on Election Day. And so I was happy with the turn out in November and we'll see what it ends being this spring. Like I said, the turnout tends to be a little lower, I'm predicting about a 20 percent turnout in the primary, the general should be a little higher, more like thirty percent."

Chairman Unruh said, "Okay, thank you. We have a question from Commissioner Parks."

Commissioner Parks said, "Mr. Gale, is the call-center going to assist you during the primary also?"

Commissioner Gale said, "Yes, that's a good question. I mentioned, I showed our number, but that number goes directly to the call-center and they staff extra heavy on Election Day to be more available and helpful for those voters who may call in on Election Day as well."

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Commissioner Parks said, “Well I certainly think that’s a good venue to use and having toured that recently, I think that’s a good efficient use of personnel. And I would like to say that there were a few bumps in the road in 2006, but I really believe that Mr. Gale has done a good job and would like to thank him for doing that with his staff, the limited staff. Other counties across the country have the same population have many more staff members so there is a lot of efficiency going on in his department. Thank you.”

Commissioner Gale said, “Thank you. And you’re right, the call-center was a big success. I apologize I didn’t have the numbers in front of me this morning, but the November 7th Election Day, the numbers were phenomenal. I forget how many thousands of calls came in and the call-center did a great job in answering and assisting all those voters. Better than we had before, and so we appreciate a chance to be a part of that.”

Chairman Unruh said, “Commissioners, I don’t see any other request to speak or make a comment to could we have a motion to receive and file?”

MOTION

Commissioner Norton moved to receive and file.

Commissioner Welshimer seconded the motion.

There was no discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

Chairman Unruh said, “Thank you Bill. Madam Clerk, next item.”

G. RESOLUTION AUTHORIZING DESIGNATED DIVISION OF FINANCE EMPLOYEES TO EXECUTE DOCUMENTS, MAKE DEPOSITS, AND MAKE WITHDRAWALS IN THE STATE OF KANSAS MUNICIPAL INVESTMENT

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POOL ACCOUNTS.

Mr. Troy Bruun, Deputy Chief Financial Officer, Division of Finance, greeted the Commissioners and said, “You have a Resolution in front of you today that updates the list of individuals in our Accounting Department who are authorized to execute investment transactions with the Kansas Municipal Investment Board.

This Resolution is needed because of recent turnover in the Accounting Department. Currently, I am the only one authorized to execute these transactions. This Resolution also adds Anne Smarsh, our Director of Accounting and Sara Jantz, our Senior Accountant. Currently our portfolio is 320 million and we have about 15 million dollars invested in the Kansas Municipal Investment Pool.

I’d be happy to answer any questions, if you don’t have any questions I ask that you adopt the Resolution.

Chairman Unruh said, “All right, thank you Troy. Commissioners...Commissioner Parks?”

Commissioner Parks said, “Troy, just kind of review and tell me the checks and balances of this committee that you have.”

Mr. Bruun said, “The three, if this Resolution passes, there will be three individuals authorized to execute investment transactions. We would make deposits with the Kansas Municipal Pool, when that money leaves Sedgwick County, it comes out of the Treasurer’s office, so it is a different office actually sending the money. And if we have withdrawals, that money actually goes into the Treasurer’s office. Instructions from finance, but the money goes to the Treasurer. Those are the checks and balances.”

Commissioner Parks said, “Thank you.”

Chairman Unruh said, “Are there any other questions Commissioners? I don’t see any, what’s the will of the Board?”

MOTION

Commissioner Welshimer moved to adopt the Resolution.

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Commissioner Winters seconded the motion.

There was no discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

Chairman Unruh said, "Thank you Troy. As we traditionally do in Commission meetings, if former County Commissioners are here, we want to recognize them. Former County Commissioner Bud Henson is here, welcome Bud. Thank you for being attentive to County business. Madam Clerk call the next item."

H. CONTRACT WITH KANSAS DEPARTMENT OF SOCIAL AND REHABILITATION SERVICES FOR OPERATION AND FINANCE OF THE EXPLOITED AND MISSING CHILD UNIT.

Mr. Marty Hughes, Revenue Manager, Division of Finance, greeted the Commissioners and said, "This morning, we have for your consideration, a Contract with the Kansas Department of Social and Rehabilitation Services, whereby SRS will provide one-third of the operations of the support cost of the Exploited and Missing Children's Unit for 2007. SRS has historically provided one-third of the cost-share of materials, supplies and operating expenses of the Exploited Missing Children's Unit. With the City of Wichita Police Department providing another one-third of the cost.

In 2007, the MCU budget is \$138,118.00, and this contract is not to exceed one-third of that amount or \$46,040.00. The Contract has been approved as to form by the Assistant County Counselor and I recommend your approval of this Contract, and I would be glad to address any questions you might have."

Chairman Unruh said, "Okay, we do have a question. Commissioner Parks?"

Commissioner Parks said, "The services are available to other law enforcement agencies outside the County and the City of Wichita, are they not?"

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Mr. Hughes said, “Yes, they do coordinate work with them, on the MCU, ICAC Grant that they actually do some training and work with other law enforcements agencies, not only in Sedgwick County but across the State, in the region across the State. So, they do work with other agencies.”

Commissioner Parks said, “More case work in the municipalities also then?”

Mr. Hughes said, “Yes.”

Commissioner Parks said, “And I had another question also. If a third of the money is not designated or spent, does that go back to the State of Kansas or is that...?”

Mr. Hughes said, “Actually, the way that this is set up is as we spend the money each month, we send in our report or bill to SRS for one-third of the costs, we get reimbursed one-third of the costs of the actual expenses the incur.

Commissioner Parks said, “So it’s not up-front money that we can be getting interest...”

Mr. Hughes said, “No, no. This is reimbursement.”

Commissioner Parks said, “Thank you.”

Chairman Unruh said, “Are there other questions Commissioners? What’s the will of the Board?”

MOTION

Commissioner Winters moved to approve the Contract and authorize the Chairman to sign.

Commissioner Parks seconded the motion.

There was no discussion on the motion, the vote was called.

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VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

Chairman Unruh said, "Thank you Marty. Next item please."

I. GRANT AWARD FROM KANSAS DIVISION OF EMERGENCY MANAGEMENT FOR FUNDING OF A MITIGATION COORDINATOR PLANNER POSITION FOR STATE FISCAL YEAR 2007.

Mr. Randy Duncan, Director, Emergency Management, greeted the Commissioners and said, "This morning I have the happy duty to ask you to accept \$60,000 in funding to pay for our Planner position, Rick Shellenbarger, from the Division of Emergency Management. This is being funded through Emergency Management Performance Grant, or EMPG funding. I'd be happy to answer any questions should you have any."

Chairman Unruh said, "Thank you Randy. I don't see anyone asking for a question, and we are usually very welcoming of grant money. It especially will be well put to use by your department, so I appreciate that."

Mr. Duncan said, "Thank you."

Chairman Unruh said, "Commissioners, is there any comment? If not, what's the will of the Board?"

MOTION

Commissioner Parks moved to accept the grant award.

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Commissioner Welshimer seconded the motion.

There was no discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

Mr. Duncan said, “Thank you Commissioners.”

Chairman Unruh said, “Next item please.”

J. REPORT OF THE BOARD OF BIDS AND CONTRACTS’ REGULAR MEETING OF FEBRUARY 15, 2007.

Ms. Iris Baker, Director, Purchasing Department, greeted the Commissioners and said, “The meeting of February 15th results in seven items for consideration today.

First item, bridge improvements for Public Works. Recommendation is to accept the low bid from King Construction in the amount of \$728,845.08.

Item two, rock salt for Public Works. Recommendation is to accept the low bid from Lafarge North American Aggregates for a total of \$94,395 and execute a one-year contract with two additional one-year options to renew.

Item three, Beta Center Printing Services for the Division of Information and Operations. Recommending is to accept the proposal from Xerox. Option one, for an estimated monthly cost of \$14,349 and execute a five-year contract.

Item four, a maintenance renewal for the District Court for FileNet Imaging System. Recommendation is to accept the quote from FileNet in the amount of \$47,629.

Item five, security services for Tag offices for the Treasurer’s office. Recommendation is to accept the proposal from Executive Security to establish and execute one-year contract with two one-year options to renew for \$14 per hour for an estimated annual cost of \$10,080.

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Item six is a change order for patient transportation services for COMCARE. Recommendation is to accept the change order with Apple Bus Company in the amount of \$50,000.

And item seven, change order number four, architectural and engineering services for Juvenile Detention Complex project for Facilities Department. And the recommendation is to accept the change order with GossenLivingston Associates Inc. for \$5,000.

Would be happy to answer any questions and would recommend approval of these items.”

Chairman Unruh said, “All right, thank you Iris. We do have some questions. Commissioner Parks?”

Commissioner Parks said, “On the bridge construction, is that normal for there to be, like a \$300,000 difference in a million dollar estimate contract?”

Ms. Baker said, “There are differences, usually not quite that great. We did go back and look at the low bid, there doesn’t appear to be any errors in that bid. King Construction has done several Public Works projects in the past, so we feel confident that they understood the project and accept the bid they provided.”

Commissioner Parks said, “Certainly, I am aware of all three companies and they are all good companies. However, that was just, it kind of caught my eye that it was that much different.”

Mr. David Spears, Director, Public Works greeted the Commissioners and said, “We are not at all concerned with this. King Construction, and you know them also; they have been in business for many years and are one of the best contractors in the State. All three of these contractors are approved to do work even with KDOT and that’s part of our specifications. Any of the three would have been good, the difference, sometimes you look at workload and those sort of things and maybe King needed some work at this particular time. Don’t really know but, we are not at all concerned about it and the job should start, start window is in May for this, and there will 120 working days on it.”

Commissioner Parks said, “That’s good to know for that 61st Street North and Broadway area. Thank you.”

Chairman Unruh said, “Thank you David. Any other questions? Yes, Commissioner Welshimer?”

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Commissioner Welshimer said, “This \$5,000 that goes to GossenLivingston, this is the restrooms for Judges at the Juvenile Detention?”

Ms. Baker said, “Correct.”

Commissioner Welshimer said, “We have to make those handi-cap accessible?”

Ms. Baker said, “That is correct.”

Commissioner Welshimer said, “Okay, thank you.”

Chairman Unruh said, “Commissioner Parks?”

Commissioner Parks said, “I did want to comment on that one also, while we are on that one. I certainly appreciated Anne Smarsh’s comments in her report to the County Commission about that. I think that sometimes those things get kind of pushed to the back and that the companies need to know that we are definitely looking at their change orders and things like that, so thank you.”

Chairman Unruh said, “Any other questions Commissioners? What is the will of the Board on this agenda item J?”

MOTION

Commissioner Winters moved to approve the recommendations of the Board of Bids and Contracts.

Commissioner Welshimer seconded the motion.

There was no discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye

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Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

Chairman Unruh said, "Thank you Iris."

Ms. Baker said, "Thank you."

Chairman Unruh said, "Next item please."

CONSENT AGENDA

K. CONSENT AGENDA.

- 1. Agreements (two) with Brenda Trammel-Turner and Sherry Worth to provide clinical supervision to achieve licensure as a Licensed Clinical Psychotherapist and a Licensed Specialist Clinical Social Worker, respectively.**
- 2. MAPD Case Number ZON2004-04 – Extension of time to complete platting requirement for a zone change from "RR" Rural Residential to "OW" Office Warehouse, generally located at the northwest corner of Highway 254 and 127th Street East. District #1.**
- 3. Mid-level salary adjustment based on years of Physician Assistant/Advanced Registered Nurse Practitioner experience.**
- 4. Plat.**

Approved by Public Works. The County Treasurer has certified that taxes for the year 2006 and prior years have been paid for the following plat:

Stoneridge Estates Addition

- 5. Order dated February 14, 2007 to correct tax roll for change of assessment.**
- 6. General Bills Check Register(s) for the week of February 14 – 20, 2007.**

Mr. Buchanan said, "You have the consent agenda before you and I recommend you approve it and would remind you that there is only 313 days until the sales tax expires."

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MOTION

Commissioner Winters moved to approve the consent agenda as presented.

Commissioner Welshimer seconded the motion.

There was no discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

L. OTHER

Chairman Unruh said, "Commissioners, we've come to the end of our agenda, we will have an Executive Meeting, but before we go to that, this is a time for other comments. Commissioner Welshimer?"

Commissioner Welshimer said, "Yes, Mr. Chairman, I just want to follow up on the consulting contracts that the County Manager gave us the other day, at our last meeting I think it was. A nice tall stack of contracts. And since then, we have had another one that has been added to the list for Arena Management consulting on negotiations. I would like to make a motion that our Board of County Commissioners hold some workshops over the next 30-days or less than that if we can accomplish it, to revise and review our policy on consulting contracts, make any changes that we find are warranted and then adopt those changes that are following Board of County Commissioners meeting."

Chairman Unruh said, "Okay, and that's a motion?"

Commissioner Welshimer said, "It is."

MOTION

Commissioner Welshimer moved for Board of County Commissioner to hold a workshop over the next 30-days to revise and review the policy on consulting contracts.

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Commissioner Parks seconded the motion.

Chairman Unruh said, "Thank you. Commissioner Norton?"

Commissioner Norton said, "Well, I'm going to supportive of that. I think it's probably smart to have some dialogue and debate and discernment. The one thing that I don't know that I agree with is that there automatically be change that comes out of it. That's supposing that maybe as we look through it and put it through new filters and new eyes that it needs changed, but it may not hold true. I'm always willing to have discussion and talk about it, I know we've had some issues lately about consultants and even whether they should be added on with change orders or is we should be them through a different set of eyes. So I am going to be supportive. It is just a dialogue that probably needs to be had at a greater level in our community then we've had at the bench here. I haven't had a chance to analyze all of the information that you asked for, but it probably makes sense to have some kind of workshop. I don't think that it takes multiple, but I think it's an issue we need to talk about. I don't know that, since I've been a Commissioner, if we've had a really strong dialogue about our policy on consultants. So maybe now that it's kind of raised its head a little bit, maybe we should have that dialogue. I don't know where it goes, but we've taken on some pretty tough issues in workshops from jail construction, which is a lot of money and so I don't know why we dodge this and not sit down and talk about it and try to figure out if there are things that need to be changed or if we, once we learn what the policy is, we have to go, wow, pretty good policy and we don't need to do much with it. But I'll be for it."

Chairman Unruh said, "All right, thank you. We do have another comment, but I wanted to ask the Manager a question. Do we have a stated policy on consultants, I mean, or as just to approve by the Board as the need arises?"

Mr. Buchanan said, "There is not a stated policy about consultants. Under the purchasing policy, I have the Commissions, who amended it some time ago, the Manager has the authority to enter contracts up to \$10,000. That's occurred once or twice a year over the last couple of years, Diane Frankel, for Exploration Place, Stafford's Sports just recently, I think Ken Breedan for the Technical Education Center and that other guy from Georgia, Terry Sullivan, all of which were pretty small contracts. Anything above \$10,000 must go through either a quote process, but goes through the Bid Board and comes to you."

Chairman Unruh said, "Okay. All right, thank you. That helps me. Commissioner Parks?"

Commissioner Parks said, "Well, I seconded this to get it to the point where we can discuss and I am sure that I will vote for it. I think maybe less than 30-days might be pressing it a little bit

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with some of our schedules. I have only been here less than two months and I think we may need some more workshops and review all policies because we're operating under policies at, least two of us are, that were set by former County Commission members, and I would like to just feel comfortable discussing those at, not only this policy, but purchasing policies, other policies within the County. I think that's on the horizon for maybe the next six months here on the plan. Thank you."

Chairman Unruh said, "All right, thank you. Well I was going to think we could do this at a staff meeting, but if we are going to span the scope of it, well that may not work. Commissioner Winters?"

Commissioner Winters said, "Thank you. I am also going to support this motion and kind of both in agreement with Commissioner Parks and Commissioner Norton. I am not sure that it will automatically determine we need a change, but I think it will all get us thinking on the same page perhaps and maybe we're thinking a little differently now.

I am trying to think about the information that I would like to have at that meeting, and I might have to spend a few moments thinking about that. You know, this latest had a call yesterday about the consultant Stafford on this management contract with SMG. This SMG contract is a huge contract, I mean, this is a big deal contract and I have a lot of confidence in our staff, both, those running the Kansas Coliseum currently and our legal staff. But I don't think we've got anybody who has written or negotiated a contract concerning the operation of a large 15,000-seat arena. And this is the kind of contract that you make one wrong step on and you can be paying for it for some time.

I mean, I wouldn't sell my house without hiring a real estate agent, who is a professional in assisting people in selling a house. And that real estate person is probably going to get six percent of the whole deal. So, I look at, we use contractors, we use consultants in all kinds of forms and so I am just trying to think what kind of information we could bring to this meeting that would help us understand the need for expert help in situations. I'm not all that naïve in buying and selling, but again, I wouldn't sell my own home without an expert. So I don't know how we can run an operation this size without engaging some experts.

And I think we should have the discussion because I think we're thinking different things, but if before we have that workshop meeting, if Commissioners can help us think about what it is we want to talk about instead of all us getting together and sharing our little views of the world, like I have just tried to share mine and probably doesn't mean anything to anybody but me. I'm just trying to think how we get information that would be viable to help in the discussion.

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Mr. Buchanan said, "Commissioner, if I may add something at this point. I think Commissioner Parks' idea about reviewing the policies that are in place that help us manage and govern, would be a valuable exercise. You just heard about, from Troy Bruun, a piece of the investment. It would really be helpful for all of us to understand the criteria by which investment money, the criteria by how we purchase things. I know there is some interest in maybe giving some preferential treatment to locally owned business. Well, how might that work in a purchasing policy. And, if the issue is, when we talked about consultants, it's clear to me that we need to do a lot more work up front in making sure the Commission is aware of what we're thinking, what our needs are before we proceed. We can talk about, we can frame that in a different way among the existing policies. I hadn't thought of forty percent of the Commission as new, I hadn't thought about all existing policies in place that you and I take now for granted, that need to be reexamined."

Commissioner Winters said, "So you think there are things that staff could bring to the table to start that discussion with?"

Mr. Buchanan said, "I think the review of the purchasing policy gets us into how decisions are made and when you need to be notified, when you should be notified, what approvals are needed and by whom."

Commissioner Winters said, "Okay, sounds valid."

Chairman Unruh said, "So that's a larger response than the motion asked for. I mean I just to make sure we're all on the same page because the consulting piece is just a part of the purchasing and that's what the motion was, but you would be amenable to a motion that included the entire purchasing policy?"

Commissioner Welshimer said, "Yes."

Chairman Unruh said, "Policies."

Mr. Buchanan said, "It's about hiring, it's about, I mean when Commissioner Parks talks about policies, I assume that we're talking about reviewing all the current policies."

Chairman Unruh said, "All right, well we have more comments. Commissioner Parks?"

Commissioner Parks said, "When I seconded that motion, I was seconding the motion for a workshop on this one thing in particular and I do think it needs to be addressed. However, with

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your comment about staff, that may be a good place to do these things, calling it a workshop and having it off-site or something would be overkill, but the staff meetings, if maybe we could have those incorporated into a few of those at each staff meeting or something like that, I certainly would be amenable to that. And that might be the place for that.”

Chairman Unruh said, “All right, thank you.”

Mr. Buchanan said, “Again, as long as we are discussing it, if it would suit the Commission, we could do a half a policy or take one policy at one staff meeting and spend a half an hour to forty minutes on it.”

Chairman Unruh said, “That would be my preference rather going on over-load with a two-hour or three-hour meeting on everything.”

Mr. Buchanan said, “When we prepare the first one, allow the issue of purchasing with the consultants.”

Chairman Unruh said, “Okay. Very good. Commissioner Welshimer, does that work?”

Commissioner Welshimer said, “Yes.”

Chairman Unruh said, “Commissioner Norton?”

Commissioner Norton said, “Well, I agree we need to laser focus on whatever we want to talk about, it may be that as time goes along, our new Commissioners will a little more comfortable with some of the things just by natural, you know, being around it and they won’t have as many questions because they dug into it, looked into the belly of the beast and said ‘that’s one off the table, we don’t need to spend a lot of time on that’, but here’s one I really have concerns with and we need to laser focus on whatever that is.

I think part of the dialogue, and I think Commissioner Winters is right, we need to be sure we know what we want to know. And I just wrote down a couple of things.

First of all is we need to know our expertise’s, kind of an inventory of those things that we’re really good at that we never asked for a consultant on. I mean we’ve asked for a consultant a little bit on financing, Spring Stead helps us out in little ways, but we do a lot of it ourselves, in fact, for years we turned the whole audit over to an auditing firm. But now we put together a lot of that information and then turn it over to them and it saves a huge amount of money because

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it's assembled, and they look at it and they audit it, but we put together a lot of that. So, our expertise has come into effect here. I think it would be nice to know kind of an inventory of some of the big picture places where we don't ever look for consultants because we don't need them, we've got the expertise within our own organization.

The second conversation we never have about consultants are the consultants that are not needed. We look at, we consider and we go, we can do that in-house. We don't need somebody to come and tell us that. But that doesn't ever get any press coverage, that doesn't get any dialogue, we just move ahead with business, but we're taking care of it in house and a consultant is not needed. The plate comes where we actually commit the money and have somebody do it, so I think there's huge amounts of incidences where we do things in house, we have an Advisory Board, we have staff that are very smart, we have groups that come together to analyze it and come up with the good intellectual capital and we solve it ourselves. That's kind of hidden in the organization and never gets a headline anywhere.

I think we need to be cognizant that, I agree with Commissioner Welshimer, that we need to open it up and look into consultants, but there's probably many instances where we've never hired a consultant and we could have. I mean there is a million consultants and experts out there that would like to get a piece of Sedgwick County's action and we haven't always done that. That doesn't mean that we shouldn't look at consultants and be sure that we understand when we use them are they appropriate, are they cost efficient do they give us the right information that helps us make good decisions or are we just off loading our ability to think to somebody else? We have to really understand that.

The final thing is that we've put a lot of consultant recommendations through the Bid Board process. I mean, it is bid out. We look at multiple consultants and it goes through the Bid Board to give us a recommendation, so it's not just us helter-skelter saying consultants are good or bad, I mean we are putting it through a filter.

Having said all that, I still agree with Commissioner Welshimer. We've got to look at it, we've got to analyze it., we've got to understand the implications, not only because it's important to us but we've gotten some feed back from citizens that say, you know, why did you do that? And we need to be sure that we understand why we do that. I'm going to be supportive, but those are some of the things I think we need to be considering when we talk about consultants and purchasing policy. Thank you Mr. Chair."

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Chairman Unruh said, "Thank you. Commissioner Parks?"

Commissioner Parks said, "Along that line, since Commissioner Norton brought this up, I'm going to have a question for legal here. Mr. Euson, these reports that are, they come back from consultants, they're under the same scrutiny in the open record and public domain act as the other things that we deal with?"

Mr. Euson said, "Yes sir, they are. Once they're finished, if they are a work in progress then they're not subject to the open records act unless they are mentioned in a public meeting. But once they are finished they are, they're public record."

Commissioner Parks said, "Okay, so this last consultant's report will be available to us when it's complete then, with Stafford Sports?"

Mr. Buchanan said, "The contract that we entered into with Stafford Sports, the current contract, is mainly advice, so there won't be a work product. We have entered negotiations with SMG, we had an initial meeting, we called up Stafford Sports and said 'here are some of the issues that Dave brought to our attention, what are we missing, what do we need', they've told us that. They have told us what questions to ask and what information we needed to gather, but Commissioner, I don't think, it's more advice than it is a report that they are going to give us."

Commissioner Parks said, "Okay."

Chairman Unruh said, "Commissioner Winters?"

Commissioner Winters said, "Well, just a comment and this probably doesn't mean anything, but in negotiating contracts, if Stafford develops some kind of issues of proprietary nature, I'm not anxious to share that with SMG until we have a contract negotiated. So, if there are parts of the consulting contract that has to do with contract negotiations after the deal is done I would think that would be available, but I've got no desire to share confidential information, that's kind of an attorney/client privilege between staff on negotiating a contract."

Mr. Euson said, "Commissioner Winters, maybe I wasn't clear enough. To the extent that there is a record that contains recommendations, that is not subject to disclosure under the open records act and so during the time in which it's a pending recommendation then it's going to be disclosable. So I think that's a good concern, but I think it's addressed by the act and it's going to be covered in that regard."

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Commissioner Winters said, "Okay."

Mr. Buchanan said, "Just to be sure that everybody's clear, I can't recall a time that we haven't made consultant's reports available. Diane Frankels of the Exploration Place, whatever Ken Breenan has written, whatever Terry Sullivan has wrote regarding Technical Education, no matter how difficult it was. We do have a report from Stafford, which is a financial report, that we hired under a different contractor earlier, it's a pro-foreman, now it's their estimate about how much the Arena can make or lose or the events it might have. We have not shared that, nor do we intend to share that with SMG or the public until that contract negotiation is complete, and then we will. That's just like handing the guy that you're trying to do business with your thinking."

Chairman Unruh said, "Okay, Commissioner Welshimer?"

Commissioner Welshimer said, "Well, just one brief comment, I think the thing that led me to this is looking at what I have on this agreement, Public Officials of the County are not supposed to exercise in any way, any function or responsibility or any review or approval or carrying out of the agreement. And that's very confusing to me, so that is the reason that I would like to have this workshop."

Chairman Unruh said, "All right, very good. Well I think that it's healthy and its helpful for us to go through the process of refining and reexamining our procedures and policies so this will be a good exercise for us, for both staff and Commissioners to make sure that we are all on the same page, we understand where we are and why we are there. So I will not be in opposition to the motion. Where we are right now, do we, I suppose we need to go ahead and vote on this motion as it is in order to document our discussion. Is there any other discussion?"

There was no further discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye

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Chairman Unruh

Aye

Chairman Unruh said, “All right, Mr. Manager will help us through this process. We are still in ‘Other’ and Commissioner Norton?”

Commissioner Norton said, “Well, just a few things, yesterday we had a breakfast with Congressman Todd Tihartt and discussed a lot of issues about his legislative platforms and the issues that he can help us with in Sedgwick County. We obviously talked a lot about transportation, we talked a lot about technical education and we talked a lot about jail overcrowding and prison re-entry, which were kind of big three subjects that he may be able to help us with at the Federal level. I think we had good dialogue and it’s always nice to connect with those that represent you in Washington because many of the subjects that we talk about are the same.

We also had a chance to meet with the Farm Bureau of Sedgwick County yesterday for lunch and that’s always nice to meet with the eight or nine people that represent the Farm Bureau and understand or agricultural interest in Sedgwick County. While we think ourselves as an urban county, we have a huge agricultural community, which is a large part of our economy, and we need to understand what their issues are. I think we had some broad based discussions, but most of all, as Commissioner Winters usually says, it’s just nice to get to know folks in that community so that we have an ongoing dialogue when they need some connectivity.

Last week I was able to attend Hirah Hero rollout, which is a consortium of aviation, the unions and the military and government to make sure that our veterans that are coming back and exiting out of the military have a chance to get all the good jobs that we’re touting here in Wichita in the aviation industry.

You know, when you look at, we’re needing a thousand-twelve hundred people right now, in good high paying jobs, and there’s a pool of, I think that they talked about 50,000 people in the next year getting ready to muster out of the military and don’t particularly have a place or a job to go to that’s defined then that’s a huge pool of people that we access and serve two masters. We’ll get new fresh people into our aviation industry here and we’ll help a veteran find a great job and a place to settle in. I was honored to be a part of that and it was great turn out and good press coverage and hopefully it will be a wonderful program. It is very similar to the Helmets to Hard Hats program

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that the construction trade industry has rolled out and General Coffield has incubated this at a national level and we are very fortunate that Wichita is going to be a pilot city for the aviation industry.

And then finally, as every week goes by, Exploration Place and I am happy to say that we had another good week. Just last week, let me give you both numbers, last week, 5,392 went through Exploration Place, last year 1,800. Almost a hundred percent, two hundred percent increase. I think that's, it just keeps ramping up each week, but totally, total gate attendance for the, since January 13th, which is over a little over a month, is 22,889 people against 9,000 last year so that's a hundred and fifty-one percent increase at Exploration Place. But the numbers, the foot traffic is good, but the gate revenue is even more important. Last year, \$31,789 this year, \$153,000. And that's just the gate revenue, the store last year, \$12,000, the revenue this year \$36,800, and café revenue, \$5,000 plus last year, this year \$15,800. So, total revenue up, you know, it pays for itself.

I'm hopeful if we can keep having this kind of numbers and this kind of excitement, that our subsidy, our commitment to Exploration Place is going to pan out to being a good investment and that eventually subsidy won't be the talk it'll be their paying for themselves, their endowments up and it's a going commerce that we don't have to invest in.

Our actions were looked with kind of a jaded, scrutinized eye, couple of years ago, but with what we've had with the T-Rex and the Titanic, so far it looks like we did the right thing and there's been huge turn-around at Exploration Place. I applaud, you know, the staff and Al Maloney for creating excitement and footsteps into the building, which is what it needed. So, that's my report."

Chairman Unruh said, "All right, thank you. Well it's great to have momentum starting to generate. Well Commissioners, I don't see any other lights on, but I would just say that I'll attending the National Association of Work Force Boards in Washington over the weekend and trying to see how we continue our efforts in Work Force development with the Work Force Alliance here in Sedgwick County.

I also want to say that the Sedgwick County Zoo is moving forward with its penguin exhibit, they're anticipating on being open in about 90-days and the County Counselor, Richard Euson and I toured that little exhibit last night and I don't know how they are going to be ready in time, but Mr. Euson thinks it shouldn't be any problem. It's going to be a great exhibit, they have a 50-foot wall of plexi-glass where you can see the penguins both in the water swimming and out of the water, it's clear, so there's about three or four feet of water that will be up to your chest level or whatever as you're viewing it and it's like we've already got committed 17 or 18 penguins and they have done

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some really neat things with how the exhibit is going to look with the natural habitat. It will be an out-door exhibit, you'll stand outside and watch them. They've got it all figured out how they're going to shade all those little animals. The penguins are going to be fun watch, so we'll look forward to that.

And as the Zoo Director, Mark Reed, said earlier, we are moving along with the tiger exhibit and the matching funds that the community has to come up with to make that a reality. So, a lot of good things between penguins and restaurants and tigers, Sedgwick County Zoo is a real asset to South Central Kansas and just urge you all to get out and have a look and support our zoo.

Well, that is all I had, and Commissioners, we need to recess into an Executive Session, so we need that motion."

Commissioner Winters said, "Mr. Counselor, are we still looking at a 30-minute time slot do you believe?"

Mr. Euson said, "Yes, I think so, yes."

MOTION

Commissioner Winters moved to recess into Executive Session for 30-minutes to consider consultation with legal counsel on matters privileged in the attorney/client relationship relating to pending claims and litigation and legal advice and preliminary discussions relating to acquisition or real property for public purposes and that the Board of County Commissioners return to this room from Executive Session no sooner than 11:10 a.m.

Commissioner Welshimer seconded the motion.

There was no discussion on the motion, the vote was called.

VOTE

Commissioner Norton	Aye
Commissioner Winters	Aye
Commissioner Parks	Aye
Commissioner Welshimer	Aye
Chairman Unruh	Aye

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Chairman Unruh said, "We are recessed."

The Board of Sedgwick County Commissioners recessed into Executive Session at 10:40 a.m. and returned at 11:44 a.m.

Chairman Unruh said, "We are back from recess into Executive Session, so I call the Board of County Commission meeting back to order and state that while we were in Executive Session no binding action was taken. With that, is there anything more to add or say Mr. Euson? Mr. Manager? Commissioners? Hearing nothing, we are adjourned."

M. ADJOURNMENT

There being no other business to come before the Board, the Meeting was adjourned at 11:45 a.m.

**BOARD OF COUNTY COMMISSIONERS OF
SEDGWICK COUNTY, KANSAS**

DAVID M. UNRUH, Chairman
First District

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TIM R. NORTON, Commissioner
Second District

THOMAS G. WINTERS, Commissioner
Third District

KELLY PARKS, Commissioner
Fourth District

GWEN WELSHIMER, Commissioner
Fifth District

ATTEST:

Don Brace, County Clerk

APPROVED:

_____, 2007