

# Sedgwick County

525 North Main Street 3rd Floor  
Wichita, KS 67203



*Sedgwick County...  
working for you*

## Meeting Minutes

**Wednesday, January 10, 2018**

**9:00 AM**

**BOCC Meeting Room**

### **Board of Sedgwick County Commissioners**

*Pursuant to Resolution #007-2016, adopted by the Board of County Commissioners on January 20, 2016, members of the public are allowed to address the County Commission for a period of time limited to not more than five minutes or such time limits as may become necessary.*

*Anyone who requires an auxiliary aid or service for effective communication, or a modification of policies or procedures to participate in a program, service, or activity of Sedgwick County, should contact the office of Crissy Magee, Sedgwick County ADA Coordinator, 510 N. Main, Suite 306, Wichita, Kansas 67203. Phone: 316-660-7056, TDD: Kansas Relay at 711 or 800-766-3777*

*Email: [Crissy.Magee@sedgwick.gov](mailto:Crissy.Magee@sedgwick.gov), as soon as possible but no later than 48 hours before the scheduled event. Please include the name, location, date and time of the service or program, your contact information and the type of aid, service, or policy modification needed.*

### **CALL MEETING TO ORDER**

*The Regular Meeting of the Board of the County Commissioners of Sedgwick County, Kansas, was called to order at 9:06 a.m. on January 10, 2018 in the County Commission Meeting Room in the Courthouse in Wichita, Kansas, by Chairman David M. Unruh, with the following present: Chair Pro-Tem Commissioner Michael B. O'Donnell II; Commissioner David Dennis; Commissioner Richard Ranzau; Commissioner James M. Howell; Mr. Michael Scholes, County Manager; Mr. Thomas Stolz, Deputy County Manager; Mr. Eric Yost, County Counselor; Mr. David Spears, Assistant County Manager of Public Works, Facilities Maintenance, Project Services and County Engineer; Ms. Karen Bailey, Chief Deputy Clerk; Ms. Karen Powell, Deputy County Counselor; Ms. Lindsay Poe Rousseau, Chief Financial Officer; Mr. Joe Thomas, Director, Purchasing Department; Ms. Kate Flavin, Public Information Officer; Ms. Heddie Page, Deputy County Clerk.*

### **GUESTS**

*Mr. Dalton Glasscock, Representative for Congressman Ron Estes  
Mr. Gary Bond, Appointee  
Mr. and Mrs. Jerry Lichti, 2017 Chairman Award Recipients*

*Chairman Unruh said, "Pastor Emberson, thank you for being here this morning. Madam Clerk, next item."*

### **INVOCATION: Pastor Joplin Emberson, The Well Worship Center, Derby.**

### **FLAG SALUTE**

### **ROLL CALL**

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

*Chairman Unruh said, "Next item."*

### **PUBLIC AGENDA**

*Chairman Unruh said, "Commissioners, we've had one person sign up to speak to us, Mr. Dalton Glasscock. He is representing Congressman Estes, good morning."*

*Mr. Dalton Glasscock, greeted the Commissioners and said, "I don't want to take too much of your time, but I just want to send greetings as you guys start this new year on behalf of Congressman Estes. The Congressman is currently in [Washington], D.C., but I know we've had a strong partnership with you guys this past year. We look forward to that partnership in the upcoming year. Be sure to still be able to bring us together on constituent service issues and any way we can help constituents in your guys' area. Feel free to reach out.*

*"To everybody else listening, feel free to reach out to the Congressman's office if you have problems with federal issues, and we just want to send congratulations on this New Year and best of luck."*

*Chairman Unruh said, "Well, thank you for being here. We appreciate that greeting and*

*send our regards back to the Congressman. Next item, please."*

**CONSIDERATION OF MINUTES**

**A**     [18-020](#)             REGULAR MEETING MINUTES OF NOVEMBER 29, 2017.

All Commissioners were present.

*Chairman Unruh said, "Commissioners, you've had the opportunity to review the minutes. Are there any additions or corrections?"*

*MOTION*

*Commissioner Dennis moved to approve the meeting minutes from November 29, 2017, December 6, 2017 and December 13, 2017.*

*Commissioner O'Donnell seconded the motion.*

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

*VOTE*

<i>Commissioner Dennis</i>	<i>Aye</i>
<i>Commissioner Ranzau</i>	<i>Aye</i>
<i>Commissioner Howell</i>	<i>Aye</i>
<i>Commissioner O'Donnell II</i>	<i>Aye</i>
<i>Chairman Unruh</i>	<i>Aye</i>

**Adopted**

**B**     [18-021](#)             REGULAR MEETING MINUTES OF DECEMBER 6, 2017.

All Commissioners were present.

*Action for this item was taken with Item A.*

**C**     [18-023](#)             REGULAR MEETING MINUTES OF DECEMBER 13, 2017.

All Commissioners were present.

*Action for this item was taken with Item A.*

**APPOINTMENTS**

**D**     [18-048](#)             RESOLUTION REAPPOINTING GARY BOND (COMMISSIONER  
MICHAEL O'DONNELL'S REAPPOINTMENT) TO THE SEDGWICK  
COUNTY SHERIFF'S CIVIL SERVICE BOARD.

Presented by: Eric Yost, County Counselor.

RECOMMENDED ACTION: Adopt the Resolution.

*Mr. Eric Yost, County Counselor, greeted the Commissioners and said, "Item D is a resolution reappointing Gary Bond to the [Sedgwick County] Sheriff Civil Service Board. Mr. Bond had been appointed last year to fill out the term of Bobby Stout. That term has now expired. Commissioner Michael O'Donnell is recommending that Mr.*

*Bond be appointed to a full three-year term, which would expire January 18th, 2021. Mr. Bond is present to be sworn again, and I would urge adoption of this resolution."*

*Chairman Unruh said, "Commissioners, what's the will of the board?"*

**MOTION**

*Commissioner O'Donnell moved to adopt the resolution.*

*Commissioner Unruh seconded the motion.*

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

**VOTE**

<i>Commissioner Dennis</i>	<i>Aye</i>
<i>Commissioner Ranzau</i>	<i>Aye</i>
<i>Commissioner Howell</i>	<i>Aye</i>
<i>Commissioner O'Donnell II</i>	<i>Aye</i>
<i>Chairman Unruh</i>	<i>Aye</i>

*Chairman Unruh said, "Mr. Bond is here today and Karen Bailey from the Clerk's Office is here to swear you in."*

*Ms. Karen Bailey, Chief Deputy Clerk, greeted the Commissioners and said, "If you could raise your right hand, I will give you the oath. 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 Sheriff Civil Service Board so help me God."*

*Mr. Gary Bond said, "I do."*

*Ms. Bailey said, "Congratulations."*

*Mr. Bond, greeted the Commissioners and said, "Thank you Michael for appointing me again or letting me serve on the [Sedgwick County Sheriff] Civil Service Board. I think as some of you know, my dad previously was a Wichita Police Officer for many years, and he also was on Sedgwick County. So he served on, at different times on both of the things, and so I grew up with him being a policeman and a Sedgwick County Sheriff's Department man. Somebody brought up the other day about Herman Hill Park, you know it's part of growing up that I remember dad had to get up and he was called out early that day, he was on a third shift usually. That was his favorite shift that he liked to work was third shift. But because of what happened, he was called in. So I have a lot of memories from when dad served. Thank you very much."*

*Chairman Unruh said, "Thank you, we have a comment from Commissioner O'Donnell."*

*Mr. Bond said, "Yes, sir."*

*Commissioner O'Donnell thanked the Chairman and said, "Man, this four-year appointment really went quick."*

*Mr. Bond said, "Yes, it did. I was wondering about that."*

Commissioner O'Donnell said, "Yeah, I know. I'm thrilled that you're able to do this. As you know, Bobby Stout is an icon in this community, so you taking his appointment is obviously a pretty awesome responsibility. But I appreciate your willingness to serve. You and Kathy are so involved in the community and do a lot of great things for us, and so it's great to have citizens like you that are so involved and doing something that's so important like serving the Sheriff's Department. We're all very fortunate to have Sheriff Easter as our Chief Law Enforcement Officer, but people like you are allowing him to do his job well. So thank you, Gary."

Mr. Bond said, "Okay, thank you."

Chairman Unruh said, "Thank you very much. Madam Clerk, next item please."

**Adopted**

E [18-047](#)

RESOLUTION APPOINTING COMMISSIONER DAVE UNRUH (BOARD OF COUNTY COMMISSION APPOINTMENT) TO THE LAW ENFORCEMENT TRAINING CENTER (LETC) ADMINISTRATIVE JOINT BOARD.

Presented by: Eric Yost, County Counselor.

RECOMMENDED ACTION: Adopt the Resolution.

Ms. Karen Powell, Deputy County Counselor, greeted the Commissioners and said, "We are presenting this item. This is a new appointment, a new board and so we're treating it a little differently. I've been working on the LETC (Law Enforcement Training Center) project for a while, so I thought I would present this one to you and be available if you have any questions. But Chairman Unruh has agreed to serve on this board. It's made up of five members.

"One appointee from this [Board of] County Commission, one appointee from the [Wichita] City Council, another one from WSU (Wichita State University), the Sheriff is automatically appointed and then the Chief of Police of the City of Wichita. So the term would be until the BoCC (Board of County Commission) decides that another person should be appointed, so I would recommend that you approve the resolution and allow Chairman Unruh to serve on this board.

"Just an additional bit of information, we will be convening this board fairly shortly by virtue of the interlocal agreement that we entered into with the City [of Wichita]. We need to do that within the first quarter of having the certificate of occupancy. So we will be convening that board. Rusty Leeds and I will be assisting in helping that board perform its function. So anyway, I would recommend you approve the resolution, and I'll answer any questions you might have."

Chairman Unruh said, "Alright, thank you Karen. I think we're all familiar with the Law Enforcement Training Center (LETC) and it is just being opened. Its initial phase is here. So Commissioners, what's the will of the board?"

**MOTION**

Commissioner O'Donnell moved to adopt the resolution.

Commissioner Howell seconded the motion.

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

VOTE

Commissioner Dennis	Aye
Commissioner Ranzau	Aye
Commissioner Howell	Aye
Commissioner O'Donnell II	Aye
Chairman Unruh	Aye

*Chairman Unruh said, "Thank you, Karen. Next item, please."*

**Adopted**

F [18-046](#)

ACCEPT THE RESIGNATION OF MATT BYRUM (COMMISSIONER DAVID DENNIS' APPOINTMENT) FROM THE SEDGWICK COUNTY THIRD DISTRICT ADVISORY BOARD.

Presented by: Eric Yost, County Counselor.

RECOMMENDED ACTION: Accept the Resignation.

*Mr. Yost said, "This is an acceptance of the resignation of the Matt Byrum from the [Sedgwick County] Third District Advisory Board. Mr. Byrum indicated in writing that he's moving out of the district and does not believe he can serve any longer. We have no replacement for Mr. Byrum at this time, but I would urge that you accept the resignation at this time."*

*Chairman Unruh said, "Thank you, what's the will of the board?"*

MOTION

*Commissioner Dennis moved to accept the resignation.*

*Commissioner O'Donnell seconded the motion.*

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

VOTE

Commissioner Dennis	Aye
Commissioner Ranzau	Aye
Commissioner Howell	Aye
Commissioner O'Donnell II	Aye
Chairman Unruh	Aye

*Chairman Unruh said, "Next item, please."*

**Adopted**

**NEW BUSINESS, part I**

G [18-032](#)

PRESENTATION OF THE 2017 CHAIRMAN'S AWARD.

Presented by: Chairman David Unruh.

RECOMMENDED ACTION: Present the award.

*Chairman Unruh said, "Well Commissioners, as you know, each year the Chairman has the privilege of selecting a person or an individual, or a group of individuals, from the community who have made significant contribution to the betterment of our community, and who deserve recognition. Although this might be not the best thing in the world to do, we think it's the best thing that we can do, and that is to name someone who the Chairman gets to choose to receive this award. I can't think of two people who would deserve the award more than Jerry and Treva Lichti.*

*"They are with us this morning. I would like for you to stand up here with me, if you would. Good morning. Good morning. Jerry and Treva have spent decades trying to make life better for those who live with mental illness in our community, as well as trying to minister to those family members, relatives and caregivers who strive to help those families survive and cope with mental illness. As individuals and as couples, they work diligently to advocate for folks who have mental illness.*

*"Now, Jerry was one of the pioneering community leaders in the establishment of the crisis intervention team, the mental health court, the mental health pods at the jail and the [COMCARE] Community Crisis Center.*

*"All of you probably are aware of the fact that although these particular agencies are helpful to those in the community who have mental illness and they are helpful to the community in general, they also have a direct impact on Sedgwick County administration and in our budget. So Jerry has helped initiate movements in our community that are beneficial over a wide range. He's also served as President of the National Alliance for Mental Illness (NAMI) and Kansas State Board of Directors and the National Alliance for Mental Illness for the Wichita Board of Directors. So he's very active, and it's a full-time job just about, isn't it, Jerry?"*

*"Now, Treva serves on the Sedgwick County Mental Health Advisory Committee as past Treasurer of the National Association of Mental Illness in Wichita, and she's coordinator of the NAMI faith initiative, National Association of Mental Illness. That reaches out to local pastors and their churches with a program to enlighten them about the realities of mental illness. She coordinates the NAMI family-to-family classes and has taught them for more than 15 years.*

*"Both Jerry and Treva are leaders in their church the Lorraine Avenue Mennonite Church, and they're persistent in their work to promote best practices to bring about good community solutions. So it's my honor to recognize Jerry and Treva today for their long-term outstanding work to our community and express our genuine appreciation for direct benefit to Sedgwick County government along with the citizens that you serve. So congratulations, and we want to offer you not only this, if I can get it picked up here, this little plaque as an expression of our appreciation, and we'd like to offer you an opportunity to say something. My understanding is Treva, you've been elected."*

*Ms. Treva Lechti, greeted the Commissioners and said, "Commissioner Unruh, thank you for recognizing our efforts on behalf of persons, both adults and children, who live with biological brain disorders known as mental illnesses and those who struggle with substance use disorders addictions. The reality is that one in five persons in the United States will experience mental illness each year, impacting many families. We along with members of NAMI Wichita, the local affiliate of the National Alliance and Mental Illness, look forward to continuing our work together with COMCARE, Wichita and Sedgwick County Law Enforcement, the schools and our faith communities to*

*increase awareness about mental illness with the goal of eliminating the stigma that still surrounds mental illness. Again, thank you Commissioner Unruh, for your loyal support and advocacy for persons living with mental illness in Sedgwick County. Thank you."*

*Commissioner O'Donnell said, "Commissioners, I have been advised that we are supposed to take a motion to receive and file."*

**MOTION**

*Commissioner O'Donnell moved to receive and file.*

*Commissioner Dennis seconded the motion.*

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

**VOTE**

<i>Commissioner Dennis</i>	<i>Aye</i>
<i>Commissioner Ranzau</i>	<i>Aye</i>
<i>Commissioner Howell</i>	<i>Aye</i>
<i>Commissioner O'Donnell II</i>	<i>Aye</i>
<i>Chairman Unruh</i>	<i>Aye</i>

*Chairman Unruh said, "Madam Clerk, next item."*

**Received and Filed**

**H**     [18-029](#)

**RESOLUTION AUTHORIZING THE OFFERING FOR SALE OF  
GENERAL OBLIGATION BONDS OF SEDGWICK COUNTY, KANSAS.  
Presented by: Lindsay Poe Rousseau, CFO.**

**RECOMMENDED ACTION:** Adopt the resolution.

*Ms. Lindsay Poe Rousseau, Chief Financial Officer, greeted the Commissioners and said, "The resolution before you this morning authorizes the competitive sale of general obligation bonds to be held between now and roughly February 21st, 2018. Like those bonds you've been asked to approve in the past, this resolution would provide your authority for finance staff to work with Springsted, our municipal advisor and Gilmore & Bell, our bond council to put together and distribute a preliminary official statement and notice of bond sale and to make any other necessary actions to sell the bonds.*

*"This resolution and the circumstances are somewhat unique from past bond sales, though, in two primary ways. The first is that the sale we're talking about actually would be a second sale to fund the Ronald Reagan Building capital improvements. So in 2015, the Commission authorized the sale of bonds to reimburse the county for the purchase price of the building. Since then, nearly \$3.6 million in improvements have been done to the facility, and those have been funded with cash transfers from the*



*general fund. By taking this action today, the board would authorize a bond sale where the proceeds of the sale are used to reimburse the county for those renovation costs. Further, the cash could then be used by the Commission to fund other projects or services while still attempting to preserve the board's intent to maintain a surplus or at least not run a deficit in the county general fund for the 2018 fiscal year.*

*"Second, in terms of differences, it's different in the way we would actually do the bond sale itself. So in the past, the Commission would authorize this action today, staff would go and work with our partners to put together the information, and then we would come back to you the day of the Commission meeting after having held a bond sale in the morning. Commissioners would authorize the resolution and actually award the bond sale then. What we are instead proposing today would be that the Commission Chairman would be authorized to actually sell the bonds on some date before that February 21st date, subject to a couple limitations, which I'll talk about. Then on the day of the Commission meeting, the rest of the Commission would essentially be asked to ratify that bond sale, because we would have already been authorized to do it.*

*"So talking about those limitations, it would place three, a limit on the amount of principal of the bond to [\$]3.7 million. You heard me talk about the [\$]3.6 million before. That's for the actual cost of the renovations, but we also know there would be some issuance costs, so that gives us that [\$]3.7 million rough figure. Then the second limitation would be the true interest cost on those bonds not exceed 2.75 percent. Doing this approach would allow the county to achieve maximum benefit of the timing of the sale due to any volatility in the municipal bond market.*

*"So the financing action today could add up to \$3.7 million to the county's balance of outstanding general obligation debt, increasing the total to about \$45 million by the end of 2018. It would be structured as a series bond, meaning that a portion of the bond would mature each year over our 20-year term. We estimate the annual debt service would be roughly \$300,000 per year in the first few years, and then would decrease over time in that 20-year term. As you know, you all adopted a county debt policy last year that had five ratios in it that when taken together essentially tell us what our debt capacity or debt limit is, and the policy outlines that we can issue debt as long as we stay below at least three of those measures. There is a fifth measure you might recall that measures our debt service per year as relative to a portion of the budget, and for that one measure, we must be below it in order to issue debt.*

*"When we take those benchmarks and apply it to what we're proposing to do today along with what's in your 2018 through 2022 adopted CIP (Capital Improvement Project), we actually remain below four of those benchmarks, and this is in your agenda item, if you need the specific details. We are below four of those. The fifth one that we exceed actually is the measure that takes all of the outstanding debt of all of the taxing entities in Sedgwick County and puts that on a per capita or per member of the population basis. So our benchmark for that, our preferred standard is \$3,000. We currently are above that regardless of today's action at about \$3,800, but to put that in context, again, this takes into account all school districts, cities, townships, everything. Of that [\$]3,800 rough figure, the county's portion of that, even with this debt, is \$187 per capita. So that means roughly \$3,600 is from all of the other entities within Sedgwick County.*

*“So I think it’s important to note then that it’s not necessarily our debt that is the driver for that measure, and so we are well within the tolerances that have been established for us and in the research we’ve done about what’s acceptable in the municipal bond market. So with all of that information, I’m happy to try and answer any questions for you. I’m also pleased to say that Joe Norton from Gilmore and Bell, our bond council is here, and I’m sure would be happy to try and attempt to answer any of your questions. If you don’t have any questions, I recommend your authorization of the resolution, and I’m happy to stand for questions.”*

*Chairman Unruh said, “Thank you, Lindsay. This not only simplifies and streamlines the process somewhat, but it also allows us to position ourselves for better rates. Is that, I mean, does the timing of this allow us to maybe take advantage of that?”*

*Ms. Poe Rousseau said, “Right. The fact that the Chairman can approve it, will allow us to work with our municipal advisor primarily to let us know kind of, when ideal conditions are in place so we can capture interest rates that day instead of whatever may be on the market the day of the bond sale that we would otherwise schedule, the day of the meeting.”*

*Chairman Unruh said, “Okay, thank you. Commissioners, are there other questions for Lindsay? I think we’ve been briefed on this, so I think it appears we’re ready to move forward. Commissioners, what’s the will of the board? Commissioner Ranzau?”*

*Commissioner Ranzau thanked the Chairman and said, “Maybe I missed this, but tell me exactly what we’re going to spend this money on?”*

*Ms. Poe Rousseau said, “We have not dedicated anything for that. What I would propose to you all to consider would be that on the day you ratify the bond sale that we would come back with a motion for how you could potentially earmark those funds and identify how you want those to be spent.”*

*Commissioner Ranzau said, “I guess I have a problem with borrowing money just because we can. Given some options, I mean we’ve already paid for the Reagan building. We don’t need to borrow money unnecessarily. When I look at some of the reasons that have been given that we may spend it on, I don’t see them as justifications to borrow money. For example, one is the administration building. We can borrow money for the administration building anytime.*

*“But the first one that’s listed and the one I hear most often is the incentives for Spirit [AeroSystems] for \$7 million, because maybe if we do it sooner, we can save some interest costs, but the problem is, we already have a plan, I mean if you really want to save taxpayer dollars and you’re concerned about interest costs, then we shouldn’t have made that commitment to begin with. But we have a plan to borrow money for the Spirit program for ten years. So, and correct me if I’m wrong, Lindsay, if we do that, it was going to cost us \$768,000 in interest for 10 years?”*

*Ms. Poe Rousseau said, “Yes, sir.”*

*Commissioner Ranzau said, “But if we only bond part of it, like [\$]4 million, then that particular bonding would cost us [\$]442,000, but by bonding this here for the Spirit building, it being a 20-year term, it actually increases the debt service just on that [\$]3 million that the debt service would be about \$700,000. So if we do these separately, the total interest cost is over \$1.1 million, so it actually increases. We’re better off, if*

*we're going to bond the Spirit deal, you do all of it for a 10-year deal, because you save hundreds of thousands of dollars.*

*"So I just have a problem with that. So I'm going to oppose this. I don't think we actually need to borrow this money. The things that we need to borrow money for in the future, we can do anyway, and when it comes to the Spirit deal doing a 10-year term, like I say it saves hundreds of thousands of dollars, so I just continue to be just a little confused as to why we're doing this. I don't think it really makes good financial sense for us in the long run. Thank you, Mr. Chairman."*

*Chairman Unruh said, "Thank you, Commissioner. Commissioner Howell."*

*Commissioner Howell thanked the Chairman and said, "I just have a couple of questions and maybe then some comments. What we're going to use this money for is a future decision. When we do the bonds, I guess it's in February, I have the date here somewhere. When the bonds are going to be, I should have it here anyway, what's the date? Let me ask the question that way."*

*Ms. Poe Rousseau said, "We have the tentative timeline we have now is February 21st..."*

*Commissioner Howell said, "Okay."*

*Ms. Poe Rousseau said, "...which is the last commission meeting in January or in February for the Commission."*

*Commissioner Howell said, "Alright, thank you for that clarification. I apologize for not having that date in front of me. But we have a retreat before that where I would anticipate some discussion about our strategy. I guess I do appreciate the updated process for us to capture some savings if we are going to do bonds. I think to arbitrarily pick a date in the future, at a time in the future, whatever the interest rates happen to be at the moment is not as good as allowing us flexibility as to when those bonds are captured, so to speak. Is that a good way to say that?"*

*Ms. Poe Rousseau said, "I agree with it, yes."*

*Commissioner Howell said, "Okay, so I think that's a step in the right direction. I believe that's good. In terms of what we're going to use this money for, the only way I would like to support this, and I think this is a future discussion.*

*"So I'm certainly willing to hear from the public and continue to think about this, but to me the point of this is I think that the admin building in my opinion is seems to be a real issue. I think we are going to be moving towards an admin building at some point. Arguably, I think we'll be using bonds for that building. I don't see there is any way for us to do the admin building probably with cash. So that will be a 20-year bond, and to use this \$3.6 million, it does seem to solve the \$600,000 for the 235 project probably. That's a future discussion as well, but probably it would solve that.*

*"But to put [\$]3 million of this towards the Spirit incentive in my opinion is not something I would support only because, I support Spirit with passion, but that's going to be a 10-year bond, we anticipate probably. Could be something other than 10, but already anticipating a 10-year bond on that, and to use 20-year debt to pay for something that has less interest to charge on it because it's a 10-year bond., in my opinion, I don't want to make that connection. I do think there's wisdom in taking the*

*\$3 million left over from this and putting it towards the admin building. I know the admin building would cost more than [\$]3 million, I'm pretty sure, and interest rates are better now.*

*"So there's a going to be some savings if we were to take advantage of this today. Some of the other things, as you've already said Lindsay, it stabilizes our budget a little bit. We can continue to settle in on MABCD (Metropolitan Area Building and Construction Department) fees that cover I guess the cost of the [Ronald] Reagan Building. That will be essentially connection between fees and payments to that building that they're living in. Is it fair to say that?"*

*Ms. Poe Rousseau said, "Right. They're already paying some of their fees for that bond service."*

*Commissioner Howell said, "So there is a connection there does make sense, so there are reasons why I think I can support this today, but I guess I would just caution the discussion to say, to me using the \$3 million towards the admin building when its 20-year bonds versus 20-year bonds, that makes sense. Interest rates today versus interest rates in the future, that makes sense. So I think two reasons to move forward. Number one, I think this is better policy. If we're going to borrow money, this policy of looking at a window of time to capture those bonds when interest rates happen to be low during that period of time, that makes sense.*

*"Second of all, bonds today towards something we're going to spend versus bonds in the future, which is arguably going to be more than what we'll do today, to me that just says we'll save some money comparing 20-year bonds to 20-year bonds and that I would very much support. So that makes sense to me as well. But if this money ends up in our general fund and we end up using the money for other purposes, then I would be disappointed in those decisions. I think to use this money ought to be reserved for CIP type things, and I think to reduce the amount of obligation on the admin building, if that makes sense, that to me is good policy so I would be willing to support this today on that idea. Thank you, Mr. Chairman."*

*Chairman Unruh said, "Thank you, Commissioner. Commissioner Dennis."*  
*Commissioner Dennis thanked the Chairman and said, "Just to clarify one thing you said before. Once we sell these bonds, we're going to make another vote in the future, and we're going to be able to say ratify this, but at the same time, we're going to be able to earmark how that we can spend this money, correct?"*

*Ms. Poe Rousseau said, "Absolutely."*

*Commissioner Dennis said, "So if we decide that we don't want to spend it on something that we could use 10-year bonds on, which I agree with, we can do that? We can make smart decisions in the future and earmark this specifically for things that make sense to use bonding for, correct?"*

*Ms. Poe Rousseau said, "Yes, sir."*

*Commissioner Dennis said, "Okay. With that, I do support this proposal. Thank you."*

*Chairman Unruh said, "Thank you, Commissioner. Commissioner Ranzau."*

*Commissioner Ranzau said, "Well my question is, why can't we do that today?"*

*Ms. Poe Rousseau said, "You could. We don't have the bond proceeds at this point to earmark, and so we do actually have a provision in the resolution that you're approving today that if we have any proposals in excess of that amount that we could reject the proposals, and so to me, it would make better sense to make sure we know what those proceeds are and then have an opportunity for you all to talk about how specifically you would like to earmark those, and then we can bring a specific agenda item to you on that, but you could certainly do that today just conditioned on that."*

*Commissioner Ranzau said, "Here's the problem. From all the conversations I've had with staff and Commissioners, it seems like to me the favored, maybe I'm wrong, the favorite option up to this point has been to use it for Spirit, which is really why I would oppose this today. If we made the specific intent today that we would use it for the admin building and only the admin building, I guess we're taking a bit of a risk, because there was some discussion that we may or may not even get an admin building last time. But that's the only way I would contemplate, and it still makes me nervous that we're buying it before we know. But nevertheless, I can't support it because in my impression I've been given right now, is that it's going to be for the Spirit deal, which I don't think makes sense. Those are my comments, Mr. Chairman."*

*Chairman Unruh said, "Thank you, Commissioner. I don't see anyone else asking to speak, but I would just make the comment, I guess I look at this just a little differently. We have a long-term, 50-year asset in the Reagan building, and it costs a certain amount of money to do that project, and it is worthy of bonding as a long-term capital project. So I'm thinking we're bonding the remainder of the cost of that building and paying us back for cash that we advanced.*

*"That money then sits in our reserve account, and the County Commission finances, and at the appropriate time, we'll make a decision on how to manage that money. We're not required today to make a decision six months ahead of time or a year ahead of time on what we're going to do with that money. We know that we have taken the money we have spent on the Reagan and we have replaced that into our balances, our cash reserve balances for the county, and we can make that decision, what we want to do, later.*

*"This is not a decision about what we're going to do. We're paying ourselves back for money we already spent, which is legitimate to bond a long-term capital investment. We get it back and then we'll manage that money to the best advantage for Sedgwick County taxpayers. So I'm not all wound up today about where we're going to use it. It's going to go back in our reserves and we're going to manage it the way we ought to manage it going forward. So those are my perspective on this issue. Commissioner Howell."*

*Commissioner Howell said, "Well, thank you, Mr. Chairman just to clarify, I think we've got some bonding options coming up, obviously the Spirit building is one and the admin building is the other. Those are two fairly significant projects we've got to find financing for. I know this is a future discussion, but just to put that in perspective, if the Spirit bonds are ten-year bonds, our total finance charge there, I have the numbers in front of me here. It will cost, it will save, I should say if we borrow [\$]7 million versus [\$]4 million, there is a \$326,000 difference in interest costs. But if you add in the [\$]3 million for the Reagan building as a matter of discussion over 20 years, it will actually cost us \$370,000 more for the same dollars, if I did that math correctly.*

*"So to me, I know, I agree with the Chairman. We can certainly make decisions on*

*what's best for the county at any given time, and certainly those options will stay on the table. But I guess, as a preliminary discussion, I do hope that if we have two bonding projects to finance, it would be better for the county to, I guess, consider this money as a way to, you know connecting 20-year bonds to 20-year bonds is the principle I'm after here. It would actually save I think \$370,000 to put this money towards the admin building versus the Spirit building. So to me, that's the reason why I think that's got value, and I hope we would consider that as a smart decision going forward. Nevertheless, I think there's opportunities for us today, and I'll support the motion. I'll support the agenda item, but I do hope that we can have a good discussion about these two projects against each other and find out what really saves the taxpayers the most money going forward. So thank you, Mr. Chairman."*

*Chairman Unruh said, "Thank you, Commissioner. I think we will have those robust discussions. Commissioner Ranzau."*

*Commissioner Ranzau said, "Yeah, with respect to Reagan building, I want to be clear, correct me if I'm wrong, we did bond the purchase price of the Reagan building?"*

*Ms. Poe Rousseau said, "Yes."*

*Commissioner Ranzau said, "We did not bond the renovation cost, which I felt like at the time was a good balance between what to bond, what not to bond. I think it's important to remember the original estimated cost I think with interest was scheduled to be around [\$]20 million, but we were able to reduce that down to [\$]10 million for the taxpayers. Like I say, we did bond about \$5 million, which was the purchase price, but we paid cash for the renovation cost."*

*"So if that's the rationale for bonding today, I wouldn't be supportive for that either, but moving forward, you know, if we do this anyway, I'll have my other issues with respect to what we ultimately decide to do with it, so I just wanted to clarify for the record my position on the Reagan building and what actually happens. Thank you."*

*Chairman Unruh said, "Commissioners, anyone else wishing to speak? If not, we need a motion."*

**MOTION**

*Commissioner Unruh moved to adopt the resolution.*

*Commissioner Dennis seconded the motion.*

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

**VOTE**

<i>Commissioner Dennis</i>	<i>Aye</i>
<i>Commissioner Ranzau</i>	<i>No</i>
<i>Commissioner Howell</i>	<i>Aye</i>
<i>Commissioner O'Donnell II</i>	<i>Aye</i>
<i>Chairman Unruh</i>	<i>Aye</i>

*Chairman Unruh said, "Thank you, Lindsay. Next item."*

**Adopted**

**CONSENT**

*Mr. Scholes said, "I recommend you approve consent agenda items India (I) through Quebec (Q) with the exception of Mike (M). I'd like to pull that off and give Lindsay a chance to explain it because we made some modifications to that one."*

*Chairman Unruh said, "Alright Commissioners, what's the will of the board?"*

**MOTION**

*Commissioner Dennis moved to approve Consent Agenda items India (I) through Quebec (Q) with the exception of item Mike (M).*

*Commissioner Howell seconded the motion.*

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

**VOTE**

<i>Commissioner Dennis</i>	<i>Aye</i>
<i>Commissioner Ranzau</i>	<i>Aye</i>
<i>Commissioner Howell</i>	<i>Aye</i>
<i>Commissioner O'Donnell II</i>	<i>Aye</i>
<i>Chairman Unruh</i>	<i>Aye</i>

*Chairman Unruh said, "Lindsay, would you discuss item M?"*

*Ms. Poe Rousseau said, "I would be delighted to, thank you. Thank you for pulling item M off of consent. The original agenda item that you received asked for a transfer that has since been modified. As you know, these year-end transfers are typically pretty routine items.*

*"State budget law allows us to do interfund transfers of cash from operating funds to an equipment reserve fund. In this case, we have three transfers that we are requesting, one from the Fleet Management fund and two from the general fund, all of which would be supported with their 2017 operating budgets. For Fleet, we would ask that you support, instead of the original backup, we would ask that you would support a transfer of \$644,910 to fund three ambulances, which met the new Fleet Management utilization standards in 2017, and there would be a fourth ambulance that would be funded out of Fleet's 2018 operating budget. Then we would ask you to support a \$122,550 transfer from the general fund to support a project worth \$24,000 for the District Attorney's Office to equip some newly vacated space here in the courthouse along with \$98,550 for Emergency Communications to finish the installation of six ice shields on radio towers around the county. So with that, you have a resolution before you that's been modified, and I would ask that you please approve that amended resolution."*

*Chairman Unruh said, "Alright, thank you. Mr. Manager, were you wanting to say something?"*

*Mr. Scholes said, "I agree with everything she said. But I need to amend my motion, because I added Papa and Quebec in there, and we need to save that for later. So..."*

*Chairman Unruh said, "Yes, you did."*

Mr. Scholes said, "...my remark was was India (I) through Oscar (O) with the exception of Mike, if we can make that change.

AMENDED MOTION

Commissioner Dennis moved to approve Consent Agenda items India (I) through Oscar (O) with the exception of item Mike (M).

Commissioner O'Donnell seconded the motion.

Chairman Unruh said, "Yeah, we were going to move right along there weren't we. Okay. Are we square with the motion?"

Ms. Heddie Page, Deputy Clerk, greeted the Commissioners and said, "We're square with the motion, but we probably need to take another vote."

Chairman Unruh said, "Okay, we'll be happy to do that. So Lindsay, hang on."

Ms. Poe Rousseau said, "Okay."

Chairman Unruh said, "We're going to get this corrected. Madam Clerk call the vote on that."

VOTE

Commissioner Dennis	Aye
Commissioner Ranzau	Aye
Commissioner Howell	Aye
Commissioner O'Donnell II	Aye
Chairman Unruh	Aye

Chairman Unruh said, "So now we are ready to discuss or have a motion on item M. I think we understand what you've presented, and I think that we're in agreement with that. Commissioners, what's the will of the board?"

MOTION

Commissioner Dennis moved to approve Consent Agenda item Mike (M).

Commissioner O'Donnell seconded the motion.

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

VOTE

Commissioner Dennis	Aye
Commissioner Ranzau	Aye
Commissioner Howell	Aye
Commissioner O'Donnell II	Aye
Chairman Unruh	Aye

Ms. Poe Rousseau said, "Thank you."

Chairman Unruh said, "Lindsay, thank you. Now we are ready for item P."



- I     [18-019](#)            Tolling Agreement for Conditional Use Case No. CON2017-00033.  
          **Adopted As Amended**
- J     [18-026](#)            ZON2017-00051 - County zone change from LC Limited Commercial to  
          OW Office Warehouse to allow non-destructive testing of manufactured  
          aviation parts; generally located 500 feet north of West MacArthur Road  
          on the east side of South Ridge Road (3908 S. Ridge Rd) (DISTRICT 2).  
          **Adopted As Amended**
- K     [18-045](#)            Lease Agreement between Sedgwick County and Wichita State  
          University for the facility located at 4004 N. Webb Road, Wichita,  
          Kansas.  
          **Adopted As Amended**
- L     [18-031](#)            Professional Service Agreement to Provide Inpatient Psychiatric Care  
          for COMCARE Consumers.  
          **Adopted As Amended**
- M     [18-017](#)            Resolution for the Allocation and Interfund Transfer of Unexpended 2017  
          Budget Authority to the Equipment Reserve Fund.  
          **Approved**
- N     [18-039](#)            General Protest Petition.  
          **Adopted As Amended**
- O     [18-040](#)            General Bill Check Register for January 3, 2018 - January 9, 2018.  
          **Adopted As Amended**

**NEW BUSINESS, part II**

- P     [18-036](#)            SELECTION OF ONE MEMBER OF THE BOARD OF COUNTY  
          COMMISSIONERS TO SERVE AS CHAIRMAN THROUGH JANUARY  
          9, 2019.  
          Presented by: Chairman David Unruh.

RECOMMENDED ACTION: List slate of nominees, and vote on each in  
the order listed.

*Chairman Unruh said, "Okay. Commissioners, this is our annual election for Chairman  
and Chairman Pro-tem. Before we enter into this, this is right at the end of my  
opportunity to chair the meeting, I just want to say that I appreciate the privilege that  
my colleagues have given me to serve as chair in this last year.*

*"I believe that we've had a productive year, and we have, I think, strengthened our  
partnerships and relationships in the community. I think we've made financial decisions  
that give us financial strength and allows flexibility for facing financial challenges that  
are on the horizon going forward. In general, I think we've just done good business,*

*and I'm pleased with the work of the Commission, and thank you for the opportunity to serve as Chair. With those comments, we're ready now to select a new Chairman, and I believe the first person that asked to speak was Commissioner Ranzau."*

*Commissioner Ranzau said, "Thank you, Mr. Chairman. First would like to say thank you for your service and leadership from this past year as Chairman. I surely appreciate. While we haven't always agreed on issues, I think we get along and respect each other, and I appreciate our relationship."*

**MOTION**

*Commissioner Ranzau moved to nominate Commissioner Dennis as the Chairman for the year 2018.*

*Chairman Unruh said, "Thank you. Now, I believe the way that we have done this in previous times, which is most, which works pretty good, is anybody can nominate anyone. It doesn't require a second. If we get more than one nominee, the clerk calls the roll and we just say the name of the person that we support. That way, kind of a nice way so that no one has to vote against anyone. We can only vote for someone. So if that's agreeable to the Commission, that's what we'll do this time. So we have a nomination of Commissioner Dennis. Commissioner Howell."*

*Commissioner Howell said, "Thank you, Mr. Chairman. I just wanted to thank you for your service to the county this last year. It's been a stellar year. I love that term. It's been a tremendous year, I think one of my best years of my being a Commissioner has been in 2017. I appreciate your leadership this last year. I want to say I love serving with all of my colleagues. I think you all have value and bring a unique perspective to the board. I think we do a great job overall having discussion, making good decisions and I appreciate being part of this team. I just want to say I have confidence in all of you.*

*"But having said that, I wanted to highlight Commissioner Dennis. I agree with the motion and I'm glad to support that motion. I know it don't require second, but I would second if I had the chance. But nevertheless, I do want to say Commissioner Dennis has really proven himself to me this last year. I did not know him before he was an elected official here on the Commission, but he has really demonstrated great leadership. He was a great leader in the state and community before he was a Commissioner, and he's demonstrated that here this last year especially in the county. So he's a proven leader. I think he brings excellent perspective, and I just really appreciate him. He's always thoughtful and always respectful on how he conducts his business, and I know he would do a tremendous job as Chairman in 2018. So with that, I would have great confidence and be glad to support the motion this morning."*  
*Chairman Unruh said, "Thank you, Commissioner. I second your comments. But we're not taking seconds right now. I don't see anyone else asking to speak, and we have just one candidate, so Commissioners, with your approval, we'll ask the clerk to call the vote."*

**VOTE**

<i>Commissioner Dennis</i>	<i>Commissioner Dennis</i>
<i>Commissioner Ranzau</i>	<i>Commissioner Dennis</i>
<i>Commissioner Howell</i>	<i>Commissioner Dennis</i>
<i>Commissioner O'Donnell II</i>	<i>Commissioner Dennis</i>

Chairman Unruh

Commissioner Dennis

Chairman Unruh said, "Congratulations. I still have to finish this meeting, though. Alright, Commissioner Dennis."

Commissioner Dennis said, "Thank you, Mr. Chairman. First of all, I also want to include my comments to thank Chairman Unruh for his service to Sedgwick County for the past year. It's been my honor to get to know him much better and to watch him lead our county, and I sincerely appreciate his leadership."

Chairman Unruh said, "Thank you."

Commissioner Dennis said, "I also want to thank the other Commissioners on the bench with me today. It's an honor to serve with each and every one of them. I know that they each have unique personalities that I've grown to really enjoy actually."

Commissioner Ranzau said, "He's looking at me when he says that."

Commissioner Dennis said, "They are also doing what they truly believe is right for Sedgwick County, and I do appreciate that. It's an honor to have been selected to be the new Chairman for Sedgwick County for 2018. My goal has been ever since I started public service is to serve our citizens, whether it's our citizens in Sedgwick County, in the State of Kansas or our nation, and I will continue to do that. Most of all, I want to thank my family, because they're the ones that allow me to do this. I've retired several times unsuccessfully. It's only because my family has given me the support and granted me the opportunity to continue to serve our citizens. Again, I want to thank everyone. It's an honor, and I appreciate it very much."

Chairman Unruh said, "Madam Clerk, we're ready for the next item."

Q [18-037](#)

SELECTION OF ONE MEMBER OF THE BOARD OF COUNTY COMMISSIONERS TO SERVE AS CHAIR PRO TEM THROUGH JANUARY 9, 2019.

Presented by: Chairman David Unruh.

RECOMMENDED ACTION: List slate of nominees and vote on each in the order listed.

Chairman Unruh said, "Alright, Commissioner Howell."

Commissioner Howell said, "Thank you, Mr. Chairman. I've already stated some of my opinions of you this morning. Again, I think that you have been a tremendous leader this last year. I would say that having a team of Commissioner Dennis being the Chairman and you being pro-tem would be a good representation of Sedgwick County for 2018. I'm pretty sure you can handle it. You have plenty of wisdom, I know that. I think you're always classy, and I think that's a great word to describe Commissioner Unruh."

MOTION

Chairman Howell moved to nominate Commissioner Unruh as Chair Pro-Tem for the year 2018.

Chairman Unruh said, "Thank you. Are there other nominations? Commissioner Ranzau."

Commissioner Ranzau said, "Thank you, Mr. Chairman. I'll say I appreciate, as I said earlier, Commissioner Unruh's service this year. He's been the Chairman I don't know how many times, four or five times, and pro-tem how many times?"

Chairman Unruh said, "I don't know."

Commissioner Ranzau said, "Quite a few. Actually on this particular position, I think we may disagree just a little bit. I would have preferred someone like myself or Commissioner Howell to be the pro-tem. So I'm actually going to abstain from this vote. I've talked to the Chairman. For a variety of reasons, which I won't get into today. But I will say the main takeaway from this meeting, I think, is that Commissioner Dennis will be the Chairman, and that's a huge, huge win, not only for this Commission but for this community. Thank you."

Chairman Unruh said, "Thank you, Commissioner. Any other comments or nominations? Seeing none, Madam Clerk, call the vote."

#### VOTE

Commissioner Dennis	Commissioner Unruh
Commissioner Ranzau	Abstain
Commissioner Howell	Commissioner Unruh
Commissioner O'Donnell II	Commissioner Unruh
Chairman Unruh	Commissioner Unruh

Chairman Unruh said, "So, thank you all. Thank you. We will do our best going forward to continue to do a good job for Sedgwick County, and I know new Chairman Dennis is also committed to frank, open discussions. So no one will wonder where we stand as we have discussions. Commissioner O'Donnell."

Commissioner O'Donnell said, "Thank you, Mr. Chair. Now, according to Kate, is this the time to do the award? It's not on our new business, but I have the great opportunity today to present the Chairman's plaque, which has a nice gavel there at the top, to Commissioner Unruh for 2017 for your leadership. This, I believe, is number six, right?"

Chairman Unruh said, "No, five."

Commissioner O'Donnell said, "It is just number five, okay. Well, this is the fifth one. One doesn't become Chairman five times without commanding a lot of respect and admiration from your colleagues. I don't think there is anyone in this community that can deny that you have been a tremendous leader, a tremendous asset, and you truly are a dignified and classy individual, to steal the word from Commissioner Howell.

"This has been a great year of leadership from you. It's been a great year for our

*community. I think we've had a lot of growth both in the private sector with great announcements like Spirit AeroSystems. There's been a lot of healing in the community, I feel, and I think you would concur that we did a very good job of building stronger relationships with the City of Wichita. Definitely a lot of healing with relationships across the street, which is good for us. It's good for our community, and it wouldn't have happened without Commissioner Unruh taking the lead last year. That was the easiest vote that I made all year long and that was supporting Commissioner Unruh on my first day.*

*"He and Karen are great friends of mine and great friends to countless others in our community, and you are truly the example of what a public servant should be. Our community is privileged that you have given the last 15 years to us, and I think it is wonderful and outstanding that you were able to be Chairman this year and that you'll be able to be Chairman next year in your election year in whatever you decide to do. But Commissioner Unruh, we all on the board owe you a debt of gratitude, and I think the community does as well, so congratulations on your award this year."*

*Chairman Unruh said, "Thank you. Well, very kind words, and Commissioner O'Donnell neglected to say that he's been pro-tem this year and whispered in my ear all year long."*

*Commissioner O'Donnell said, "That is true, that is true."*

*Chairman Unruh said, "Commissioners, we've come to near the end of the agenda. I guess we have 'legislative issues', but I don't think there's anything to discuss today. We are ready for 'other'. If no one wants to speak under 'other', we don't have a need for an executive session, so Commissioners, we are at the end of the meeting, and we have a reception to attend."*

## **LEGISLATIVE ISSUES**

## **OTHER**

## **EXECUTIVE SESSION**

## **ADJOURNMENT**

*There being no other business to come before the Board, the Meeting was adjourned at 9:59 a.m.*