

**City of Edgerton, Kansas
Minutes of City Council Regular Session
February 26, 2026**

A Regular Session of the City Council was held in the Edgerton City Hall, 404 E. Nelson, Edgerton, Kansas on February 26, 2026. The meeting convened at 7:00 PM with City Council Mayor Roberts presiding.

1. ROLL CALL

Donald Roberts	Present
Clay Longanecker	Present
Josh Lewis	Present
Deb Lebakken	Present
Bill Malloy	Absent
Ron Conus	Present

With a quorum present, the meeting commenced.

Staff in attendance:

- City Administrator, Beth Linn
- City Attorney, Todd Luckman
- Assistant to the City Administrator, Kara Banks
- Assistant to the City Administrator, Trey Whitaker
- City Clerk, Dusti Callahan
- Public Works Director, Dan Merkh
- Finance Director, Karen Kindle
- Development Services Director, Zach Moore
- Parks and Recreation Director, Levi Meyer
- Public Works Foreman, Chase Forrester
- Construction Inspector, Todd Veeman
- Utilities Superintendent, Mike Mabrey
- Senior Accountant, Justin Vermillion
- Recreation Superintendent, Brittany Paddock

2. WELCOME. Mayor Roberts welcomed all in attendance.

3. PLEDGE OF ALLEGIANCE. All present participated in the Pledge of Allegiance.

Consent Agenda *(Consent Agenda items will be acted upon by one motion unless a Council member requests an item be removed for discussion and separate action)*

4. Approve Minutes from February 12, 2026, Regular City Council Meeting

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Councilmember Longanecker moved to approve, seconded by Councilmember Lewis to approve item 4 on the Consent Agenda. The motion carried 4-0 by the following vote:

Yes: Longanecker, Lewis, Conus, Lebakken

Absent: Malloy

Regular Agenda

5. **Declaration.** Council members had nothing to declare.

6. **Public Comments.** There were no public comments made.

Business Requiring Action

7. **CONSIDER ORDINANCE NO. 2191 AMENDING ARTICLE 6 – PLANNED UNIT DEVELOPMENTS - OF THE UNIFIED DEVELOPMENT CODE (UDC) OF THE CITY OF EDGERTON, KANSAS AND REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT THEREWITH**

Zach Moore, Development Services Director, stated at the last meeting in February that the draft update for Article 6 was passed out to councilmembers for review. The first piece is the planning and development section. This proposed update to the UDC is the first step in a complete rewrite of the City's UDC, with several additional updates to follow throughout 2026. A draft of the new proposed regulation was presented to the Planning Commission at their January 13, 2026, meeting, where a public hearing was held with no public comment. The Planning Commission voted to recommend approval of the new draft PUD regulation with a 4-0 vote following their discussion.

Councilmember Longanecker asked how the PUD is working out now.

Mr. Moore said that we have a great relationship with the company that had the first PUD approved. Our inspector is out there often and on a first name basis. There were a few hiccups, but things are smooth now.

Councilmember Longanecker said he did not see anything wrong. He wants more updates, but the new development looks great to him.

Mr. Moore stated that it is something he can update on at quarterly updates.

Councilmember Lebakken said that would be great and exciting.

Councilmember Longanecker expressed over the years, developments could turn into Cracker Jack boxes. He stated he likes the variety and the ability to change things around.

Councilmember Lebakken moved to approve, seconded by Councilmember Longanecker to approve Item 7. The motion carried 4-0 by the following vote:

Yes: Longanecker, Lewis, Conus, Lebakken

Absent: Malloy

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8. CONSIDER A CONTRACT WITH JANI-KING OF KANSAS CITY TO PROVIDE COMMERCIAL CLEANING SERVICES FOR 2026

Levi Meyer, Parks & Recreation Director, stated after using Jani-King for 2025, staff recommends one small change in the scope of services, to remove floor cleaning services only at the Greenspace, due to part-time staff already completing that as part of their regular cleaning schedule. Jani-King approved the request, resulting in a \$265 cost reduction for services at The Greenspace. The proposed total monthly cost of \$1,525 or \$18,300 annually. The 2026 Annual Budget allocated \$33,600 for cleaning services. This provides savings of \$15,300.

Councilmember Longanecker moved to approve, seconded by Councilmember Lewis to approve Item 8. The motion carried 4-0 by the following vote:

Yes: Longanecker, Lewis, Conus, Lebakken

Absent: Malloy

9. CONSIDER ANNUAL HOLIDAY AND EVENT CLOSURES FOR THE GREENSPACE

Levi Meyer, Parks & Recreation Director, recommends the closing schedule to include city-observed holidays, a few actual holidays, and large events that will utilize the Greenspace. This schedule for closures will now be scheduled annually in December.

Councilmember Lewis moved to approve, seconded by Councilmember Lebakken to approve Item 9. The motion carried 4-0 by the following vote:

Yes: Longanecker, Lewis, Conus, Lebakken

Absent: Malloy

10. CONSIDER RESOLUTION NO. 02-26-26A UPDATING THE CITY OF EDGERTON'S EMPLOYEE POLICIES AND REGULATIONS

Assistants to the City Administrator, Kara Banks and Trey Whitaker, went over Item 10. These updated policies and regulations establish standards and clear guidance for day-to-day operations. This serves as a practical reference for employees and supervisors and supports fair, uniform application of workplace practices across all departments. Highlights of changes include bringing the City in compliance with various state and federal laws, clear language to remove confusion on legal terminology, eliminated conflicts between various sections, adding new policies such as AI, social media, uniform and dress, legal disclosures, employee-vendor

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relationships, ethics, etc. No changes were made to paid sick or vacation leave or to accumulation of leave.

Councilmember Longanecker asked about retirees being able to still have insurance through the City.

Ms. Banks said they reached out to the City's insurance provider. Retirees are eligible at 125% of the cost of our full-time employees. Retirees can have insurance through the City at a premium until they are eligible for Medicare.

City Administrator, Beth Linn, shared that 2009 is when the last manual was done.

Councilmember Lebakken asked if employees are not offered short- and long-term disability insurance, especially for maternity leave.

Ms. Linn stated that it is offered as a voluntary benefits. Sections also allow for unpaid leave. Councilmember Lebakken asked if there is no paid maternity leave.

Ms. Linn stated that is correct, there is no paid maternity leave, just voluntary options or unpaid leave.

Councilmember Longanecker moved to approve, seconded by Councilmember Lewis to approve Item 10. The motion carried 4-0 by the following vote:

Yes: Longanecker, Lewis, Conus, Lebakken

Absent: Malloy

11. APPROVE AWARD OF BID FOR 2026 LPKC AND GRADE SEPARATION MOWING TO SCARECROW FARM AND LAWN

Chase Forrester, Public Works Foreman, stated since 2016 staff has contracted the right-of-way mowing activities along Homestead Lane for various reasons, primarily safety and a consistent level of service. Bids were received, ranging from \$23,152 to \$35,552, including the bid-alternate. This mowing agreement includes the grade separation for 2026-2028. The outline included cost per location and trimming, and edging activities broken out. Staff recommends approving a three-year (2026-2028) contract with Scarecrow Farm and Lawn for the contract due to past knowledge, understanding and expectation of the service requested, as well as the lowest bid in overall cost. The combined annual bid amount of \$23,152 is within the allocated 2026 Annual Budget. The bid sets this annual price for all 3 years, 2026-2028.

Councilmember Lewis asked if there would be a price increase over the term.

Mr. Forrester stated this is a flat rate for the term.

Councilmember Lewis moved to approve, seconded by Councilmember Conus to approve Item 11. The motion carried 4-0 by the following vote:

Yes: Longanecker, Lewis, Conus, Lebakken

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Absent: Malloy

12. Report by the City Administrator

- Q4 Financial Report

Karen Kindle, Finance Director, gave a brief overview detailing the unaudited funds. The official audit happens next week. Ms. Kindle went over the general fund income and expenditures with comparison from 2025 estimates and year-to-date actual amounts. Ms. Kindle then gave a brief overview of the unaudited water fund income and expenditures. Finally, Ms. Kindle gave an overview of the unaudited sewer fund revenues and expenditures.

Councilmember Conus asked why the budget authority is over twice what the actual budget was on paper.

Ms. Kindle explained that we budget the reserve amount. We estimated a certain amount and that is included in the budget. After the 2017 flood, budgeting the reserve line has been standard. She stated the reserve is in its own separate line and is only available if needed and approved.

City Administrator, Beth Linn, stated it is good to have in case of an emergency in time of need versus inability to access.

Council complimented Ms. Kindle's work.

Mayor stated the flood did teach a lot of lessons. It was a horrible event for everyone. He believes the way the City budgets now is truly the right way to do it.

- Q4 Utilities Report

Mike Mabrey, Utilities Superintendent, gave a brief overview of November 1, 2025, through January 31, 2026. About 9,131,700 gallons of water were pumped. Of the 424 locates, including water and sewer lines, nineteen locates were emergency. There was a total of five-meter changeouts, twenty-three new meters installed, twelve meters to maintenance, and one fire hydrant repair. A total of eighteen turn-offs were made for nonpayment. 59 new move-ins and 34 move-outs. KDHE Sanitary Inspection is due in 2026, this is done every 3 years. A new 2026 test is coming for the EPA Lead and Copper Rule. The Consumer Confidence Report is done annually in June. 15,138,000 gallons of sewer were treated. 149,000 gallons of liquid sludge were removed, and 120 tons of dry sludge were removed. There were 10+ daily maintenance operations. The Sewer Jetting Program was completed for 2025.

Councilmember Conus asked what the average life is for electronic water meters.

Dan Merkh, Public Works Director, stated they have a 10-year full replacement warranty with a stepped-down warranty for an additional 10 years. The manufacturer does not give estimated life, but the warranty is indicative of what it could be.

Ms. Linn stated that this is a great segway to start this discussion. The policy discussion will be brought to City Council for the replacement program.

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Mr. Merkh said there are replacements every year. We are at 10 years since installation in 2016. Mr. Mabrey stated the majority of issues are connected to the dial. We have gone back to a dial to be able to manually read the meters and usage.

- **KRWA Voting Delegation**

City Administrator, Beth Linn, stated staff recommends the Voting Delegate at the KRWA conference as Mike Mabrey and Chance Heinz as alternate.

Councilmember Longanecker moved to approve the KRWA Voting Delegation, seconded by Councilmember Lebakken to approve. The motion carried 4-0 by the following vote:

Yes: Longanecker, Lewis, Conus, Lebakken

Absent: Malloy

City Administrator, Beth Linn stated that she and Brittany Paddock, Recreation Superintendent, attended the last two Frontier Days meetings. Frontier Days will not be doing one in the Summer of 2026, but the committee is considering moving the event to the fall.

Mayor recommends the City Council invite them to a work session to discuss alternatives to consider. He has heard from staff that last year we were the main fund contributor, and this year that would be the same. This leaves him with some hesitancy, as it is a private event. Ms. Linn stated that the entirety of funds came from the City of Edgerton, and the same would be for 2026. The City reduced the donation amount from \$30,000 to \$15,000. Generally, the City has been the majority of the total fundraising.

Mayor stated in the original years for the celebration, the City funded nothing other than dumpsters. The City's donation started around \$5,000, and then it crept up, some years, very significantly. He added there used to be significant private money going towards the celebration, but that has declined. Mayor will reach out to for a work session with them, with a planned start time of 6pm. If the time allocated doesn't cover the discussion, we can have another one. There is no public comment, but public can come.

Ms. Linn invited Brittany Paddock, Recreation Superintendent, to join us to talk about moving Meat Inferno to September to move away from other competitions with higher prize money. Ms. Paddock stated that this change gives the City an option to do an event in October. She proposed a Trunk-or-Treat Car Show. Car Shows are fairly popular and well attended in our area. The plan would be for cars to park down Nelson and to pass out candy.

Ms. Linn stated that Ms. Paddock looked at holes in events, and October has a lot of chatter. This will bring the car piece in with the family and kids. The plan is for the second weekend of October, so the City does not take away from other Halloween events in town or the night itself.

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Mayor stated that the last car show, the City had downtown was done by a Car Club, and they had cars down Nelson from the bank to the school. It was awesome.

Ms. Paddock gave an America 250 update. She stated the City is planning to have a community breakfast, where veterans eat for free. There will be two live eagles for a demonstration, and other events planned during the day. A scavenger hunt is in the works, and so is a park fly-over. Out at the park, there will also be a Mad Science Show explaining about how fireworks are made and work. There will be an amusement ride and inflatables. The Bubble Lady will be there, stilt-walking with an Uncle Sam costume. There will also be a giant blow up of Uncle Sam.

Ms. Linn is excited, because with the 4th being on a Saturday, most people will be off work on Friday, July 3rd. This will give people a way to spend the whole day with family celebrating. We need sponsors, as always.

Ms. Linn stated that Mr. Moore would be handing out code section updates for the sign code. Mr. Moore let Council know the new language in the handout is blue, what is recommended to take out is in red. It is for commercial and industrial districts. This is for review to be on the next regular agenda for approval.

Mr. Moore also informed Council that Scoopy's Café has closed. However, an individual in town is opening the Happy Cow Café, hoping to open before Spring Break.

Ms. Linn stated that staff have been in contact with the new business owner, and a ribbon cutting is in the works. If you know of kids in town, there are a lot of activities planned for Spring Break, with two events every day at Greenspace.

13. Report by the Mayor

Mayor encouraged Council to talk to their neighbors about the mail-in election. If you hear of someone not receiving their ballot, the election office will give them a printed ballot to vote there. He encourages those to go to the Johnson County Election Office to take care of that. The City has nothing to do with how election ballots are mailed out. The election office handles everything.

Ms. Linn wants to remind those that these ballots are due on Tuesday at noon. Citizen surveys are coming soon. Tomorrow is the blood drive from 10 AM to 2 PM at the Greenspace.

Mayor added item 13.5.

13.5 CONSIDER RECESSING INTO EXECUTIVE SESSION PURSUANT TO THE ATTORNEY/CLIENT EXCEPTION TO INCLUDE CITY ATTORNEY, CITY ADMINISTRATOR, AND PUBLIC WORKS DIRECTOR FOR THE PURPOSES OF CONTRACT NEGOTIATIONS (K.S.A. 75- 4319(B)(2))

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Mayor Roberts requested a motion to recess into executive session. Councilmember Longanecker moved to recess into executive session pursuant to K.S.A 75-4319(B)(2) for the purpose of discussing contract negotiations. Councilmember Lebakken seconded the motion.

The executive session will start at 8:13 PM and last 10 minutes. The open meeting will resume in the Council Chambers at 8:23 PM.

Yes: Longanecker, Lewis, Conus, Lebakken
Absent: Malloy

Councilmember Longanecker moved to extend executive session for 5 additional minutes. Councilmember Lebakken seconded the motion.

Councilmember Longanecker moved to return to open session with no action being taken. Seconded by Councilmember Lebakken. Motion passed unanimously, and the open session resumed at 8:28 PM.

14. Future Meeting Reminders:

Mayor reminded the Council of the future meetings for the Council and Planning Commission, as well as the events scheduled at The Greenspace.

- February 26: City Council Meeting
- February 26: Easter Egg Wreath
- February 26: Om Grown Yoga
- March 10: Planning Commission Meeting
- March 10: Tales for Tots – Potatoes
- March 10: Scrappy Porch Bunny with The Barefoot Builder
- March 12: City Council Meeting
- March 16-20: Edgerton Spring Break Activities
- March 24: Toddler Gym Jam
- March 26: City Council Meeting

15. Adjourn

Councilmember Lewis moved to adjourn, seconded by Councilmember Conus. The motion carried 4-0 by the following vote:

Yes: Longanecker, Lewis, Conus, Lebakken
Absent: Malloy

The meeting was adjourned at 8:29 pm.
Submitted by Dusti Callahan, City Clerk.

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