

City of Edgerton, Kansas
Minutes of City Council Regular Session
August 13, 2026

A Regular Session of the City Council was held in the Edgerton City Hall, 404 E. Nelson, Edgerton, Kansas on August 13, 2026. The meeting convened at 7:00 PM with 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, Trey Whitaker
- Assistant to the City Administrator, Kara Banks
- City Clerk, Dusti Callahan
- Public Works Director, Dan Merkh
- Development Services Director, Zach Moore
- Parks and Recreation Director, Levi Meyer
- Finance Director, Karen Kindle
- Construction Inspector, Todd Veeman
- Senior Accountant, Justin Vermillion
- Recreation Superintendent, Brittany Paddock
- Maintenance Technician III – Parks, Colton Hamilton

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 Regular Meeting on July 23, 2026, Regular City Council Meeting
5. Approve Ordinance No. 2197 Amending Chapter XIV Of The Edgerton, Kansas Municipal Code To Incorporate The 2026 Standard Traffic Ordinance, Subject To Existing Local Traffic Provisions In The City Code Which Supplement And/Or Modify Certain Sections Thereof

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6. Approve Ordinance No. 2198 Amending Chapter XI, Article I, Section 11-101 Of The Code Of The City Of Edgerton, Kansas, Concerning The Uniform Public Offense Code

Councilmember Longanecker motioned to approve the consent agenda, seconded by Councilmember Lewis. The motion carried 4-0 by the following vote:

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

Regular Agenda

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

8. Public Comments.

Carrie Schmidt, a Gardner resident, criticized the City Attorney's legal actions regarding a petition. Ms. Schmidt alleges the City is overreaching and bullying citizens by suing for damages. She stated this action was not aligned with the directions given at the last council meeting. Ms. Schmidt is concerned this approach will scare citizens from exercising their right to petition or address the government.

Dinnis Crownover, an unincorporated county resident, raised concerns about new road signage and design at the Co Op, making semi-truck access difficult. Mr. Crownover mentioned that the current setup requires complicated maneuvers for trucks, especially during busy harvest seasons, and that might drive away business. He expressed his willingness to demonstrate the problem by driving a semi-truck for the council to see.

Charlie Troutner, an Edgerton resident, reiterated the need for microphones at public meetings to improve accessibility and transparency. Mr. Troutner stated most cities in Johnson County use microphones for public meetings, and he strongly advocated their implementation in Edgerton. He believes this will make meetings smoother and more transparent.

Business Requiring Action

9. **CONSIDER ORDINANCE NO. 2195 ADOPTING THE RECOMMENDATION OF THE CITY OF EDGERTON PLANNING COMMISSION TO APPROVE APPLICATION RZ2026-0001 FOR THE REZONING OF APPROXIMATELY 20.95± ACRES OF LAND FROM THE I-H (HEAVY INDUSTRY) AND L-P (LOGISTICS PARK) DISTRICTS TO THE L-P (LOGISTICS PARK) DISTRICT LOCATED AT 32612 W. 191ST STREET**

Zach Moore, Development Services Director, stated this land was previously zoned as Heavy Industrial and Logistics Park Districts, and was proposed to be entirely rezoned to the Logistics Park District. The rezoning request aimed to facilitate the potential future use of the property as

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a cargo container maintenance and storage facility. The Planning Commission held public hearing on July 14, 2026, and was voted 4-0 to recommend approval of application with no stipulations.

Councilmember Longanecker motioned to approve, seconded by Councilmember Lebakken, Ordinance 2195. The motion carried 4-0 by the following vote:

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

10. CONSIDER ORDINANCE NO. 2196 ADOPTING THE PLANNING COMMISSION'S RECOMMENDATION TO APPROVE A CONDITIONAL USE PERMIT (CU2026-0001) ALLOWING FOR A CARGO CONTAINER STORAGE AND MAINTENANCE FACILITY IN THE L-P (LOGISTICS PARK) DISTRICT LOCATED AT 32612 W. 191ST STREET

Zach Moore, Development Services Director, stated the subject property is already developed with structures for an agricultural company, which are proposed to remain, while the cargo container operations would occur on the existing paved parking lot. On July 14, 2026, the Planning Commission held a public hearing and recommended approval of the conditional use permit with a 4-0 vote.

Councilmember Longanecker motioned to approve, seconded by Councilmember Lewis, Ordinance 2196. The motion carried 4-0 by the following vote:

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

11. CONSIDER FINAL ACCEPTANCE FOR THE 2026 STREET PRESERVATION PROGRAM - CONCRETE PROJECT

Todd Veeman, Construction Inspector, stated this project is part of the 2026-2030 Capital Improvement Program and focused on street infrastructure in selected areas. The City Council awarded the construction contract to NewCo Concrete LLC for \$60,135.00. Due to the bid prices being lower than expected, the project expanded to include additional curb work. The final contract amount after the change order was \$62,985.00, which is within the project budget. The work was completed according to city standards and inspected by the City's Construction Inspector, who recommended final acceptance.

Councilmember Lewis motioned to approve, seconded by Councilmember Longanecker, item eleven under the Business Requiring Action items. The motion carried 4-0 by the following vote:

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

12. CONSIDER CHANGE ORDER #1 TO TRAFFIC MANAGEMENT KS, LLC FOR THE 2026 STREET PRESERVATION PROGRAM - PAVEMENT MARKING PROJECT

Todd Veeman, Construction Inspector, stated the project included updating pavement markings at railroad crossings on Nelson and 199th Streets, complying with the Federal Railroad Administration and the Manual on Uniform Traffic Control Devices. The City Council originally awarded this project for \$18,363, and the change order added \$7,352.00 to include additional work at the 199th Street crossing bringing the total contract amount to \$25,715.00. This change is within the project's budget.

Councilmember Lebakken motioned to approve, seconded by Councilmember Longanecker, item twelve under the Business Requiring Action items. The motion carried 4-0 by the following vote:

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

13. CONSIDER RESOLUTION NO. 08-13-26A APPROVAL OF INDEMNITY AGREEMENT BETWEEN THE CITY AND THE EDGERTON UNITED METHODIST CHURCH FOR USE OF THE CHURCH PARKING LOTS DURING THE MEAT INFERNO EVENT

Brittany Paddock, Recreation Superintendent, stated this agreement allows the use of the church's parking lots, both paved and gravel areas during the Meat Inferno event. Conditions of the agreement include ensuring the area is clean before Sunday services, restricting trailers to less than 40 feet on the paved lot due to weight limits, and offering a booth space for the church at the event. Additionally, the church was included in the city's insurance coverage as additionally insured.

Councilmember Lewis motioned to approve, seconded by Councilmember Lebakken, item thirteen under the Business Requiring Action items. The motion carried 4-0 by the following vote:

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

14. CONSIDER RESOLUTION NO. 08-13-26B AUTHORIZING SPECIAL EVENT PERMIT FOR SALE AND CONSUMPTION OF ALCOHOLIC LIQUOR WITHIN THE EDGERTON DOWNTOWN COMMON CONSUMPTION AREA IN THE CITY OF EDGERTON, KANSAS

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Brittany Paddock, Recreation Superintendent, explained Topsy Tavern, with its catering license, was designated as the licensed alcohol vendor. Alcohol sales were permitted between 5 and 10 PM during the event, and drinks would be served in branded plastic or paper cups to avoid glass containers, ensuring all sales and consumption were confined to the designated common consumption area.

Councilmember Lewis motioned to approve, seconded by Councilmember Longanecker, item fourteen under the Business Requiring Action items. The motion carried 4-0 by the following vote:

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

15. CONSIDER RESOLUTION NO. 08-13-26C AUTHORIZING THE CLOSURE OF CERTAIN PUBLIC STREETS FOR MEAT INFERNO

Brittany Paddock, Recreation Superintendent, stated the street closures primarily affected East Nelson and East Fourth Streets, as indicated on the event map. Additionally, road barricades were planned in specific areas to support event logistics and ensure safety.

Councilmember Lewis motioned to approve, seconded by Councilmember Longanecker, item fifteen under the Business Requiring Action items. The motion carried 4-0 by the following vote:

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

16. CONSIDER RESOLUTION NO. 08-13-26D FOR TEMPORARY NO PARKING RELATED TO MEAT INFERNO

Brittany Paddock, Recreation Superintendent, stated the resolution outlines the creation of no-parking areas on narrower streets and near the fire station to ensure emergency vehicles had adequate access. No parking was allowed on both sides of certain streets, as marked in red on the map, and restricted to one side on the streets marked in yellow to facilitate movement. Public safety partners were informed of these plans to ensure they were implemented smoothly.

Councilmember Lebakken motioned to approve, seconded by Councilmember Longanecker, item sixteen under the Business Requiring Action items. The motion carried 4-0 by the following vote:

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

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Ms. Paddock stated so far there are more teams than last year. She predicted there will be between 35-40 teams for Meat Inferno this year. The date change helped with the turnout due to contests in the area. The Kid's Q is full, and there is a waiting list. The adult's backyard competition is burgers this year and is free to enter.

17. Report by the City Administrator

- **Q2 Financial Report**

- Karen Kindle, Finance Director, gave the report for the second quarter financial report. In the General Fund, revenues were slightly ahead of expectation for this time of year. Expenditures were aligned with projections, and all budgeted transfers were made. The fund balance was within reserve requirements and budget authority. The Water Fund's revenue is performing as expected. All budgeted transfers were completed, and reserves were within the necessary limits. The Sewer Fund's revenue showed consistent performance. Expenditures were in line with forecasts, and budgeted transfers were made. The fund's reserves were within requirements, and it operated within its budget authority. Overall, the city's financial activities were proceeding as planned, with no significant issues affecting the budgetary health of the general, water, and sewer funds.
 - Councilmember Lebakken asked if the recent issue with flushable wipes is causing any financial issues. City Administrator, Beth Linn, clarified the question and stated that flushable wipes are an ongoing issue for crews. Dan Merkh, Public Works Director, said those have not caused a spike for expenditures. Ms. Linn added that flushable wipes are NOT actually flushable.

- **Q1 & Q2 Parks & Recreation Report**

- Levi Meyer, Parks & Recreation Director, stated from January to July, over 2,750 attendees participated in three major events, and 71 programs were held, some of which sold out. An \$11,000 donation was received from Amazon for STEM initiatives. The department's Facebook page reached over 300 followers and 200,000 views, with popular posts generating significant engagement. In terms of facilities, the Greenspace saw over 25,000 people walk through the front door, which included staff, visitors for rentals, and program participants. There were about 1,200 day passes and over 2,000 membership scans, with 53% of the paid visits from residents. In park maintenance, the department conducted a variety of activities, including painting, landscaping, concrete repairs, and restocking Edgerton Lake with bluegill. A catfish stocking is scheduled later this year. The parks staff executed several projects to enhance the appearance and functionality of recreational spaces, such as refurbishing park furnishings and improving landscape features.

- **Heather Knoll Speed Concern**

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- City Administrator, Beth Linn, addressed the Heather Knoll speed concern. This was a request for a speed hump installation due to speeding worries. The city conducted a speed study with data collected from July 20th to August 3rd. The study showed the average speed on Heather Knoll was 16 mph, with the 85th percentile speed at 20mph, both well below the statutory speed limit of 30 mph. Only two vehicles exceeded the threshold speed of 35mph during the speed study. Based on the data and reviewing speed hump policies, it was determined that the current traffic conditions did not warrant the installation of speed humps.
- Council recommended continuing monitoring the area and consider adopting a formal traffic calming policy for future requests. The resident who raised concerns will be informed as well.
- **Wastewater Information**
 - Ms. Linn addressed the misinformation and confusion about the city's role in managing biosolids (sewer sludge) and concerns related to environmental regulations, including PFAS. Biosolids produced from the treatment of domestic sewage, are classified into three categories, (Class A, Class B, and Class A-EQ), and are regulated by the EPA. Edgerton is permitted for Class B biosolids. The city contracts with Digital Erth Consulting to manage the removal and disposal of these biosolids. The contractor is responsible for choosing disposal methods, holding federal and state permits, and ensuring compliance with regulations, similar to how residential trash is managed. EPA encourages land application of biosolids for its environmental benefits, which include improving soil quality and serving as a fertilizer alternative. Regarding PFAS, the EPA has released draft guidance for reducing risks associated with these chemicals in biosolids, with a public comment period until September 4th. Edgerton follows EPA and KDHE regulations but does not set these regulations itself.
 - Councilmember Longanecker asked what the difference is between Class B and A.
 - Dan Merkh, Public Works Director, stated that Class A is permitted to be sold, Class B is not. He is not sure on more exacts than that.
 - Ms. Linn stated that's why we hire an expert, and they are responsible for that permit. They have to know all the ins and outs of those regulations.
 - Mayor Roberts appreciates the concerns. A point to consider as a wastewater plant, Edgerton is very small compared to happens in Johnson County. He encouraged the public to make comments during the EPA comment period.
- **Plan for Emerging Industries Community Engagement and Unified Development Code Update**

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- City Administrator, Beth Linn, along with Development Services Director, Zach Moore, worked together on a two-phase approach through community engagement and updates to the Unified Development Code. First, the city will prepare a request for proposals to hire a consultant for community engagements focused on emerging industries like data centers, battery energy storage systems, and others. This allows residents to learn about these industries and discuss potential opportunities and challenges. The engagement process will mirror the involvement seen in the Envision Edgerton comprehensive plan update. Second, a separate RFP will be issued for zoning regulation updates, informed by the feedback and information gathered during the community engagement phase. These updates will address approval procedures, design standards, and other regulatory aspects for emerging industries. The RFPs are expected to be published in August, with consultant proposals reviewed in October. Community engagement is anticipated to start in late October and concluded by January, while zoning updates will follow from December to April.
 - The council expressed consensus to proceed with the outlined plan.

18. Report by the Mayor

Mayor addressed the recent changes concerning property taxes related to township boundaries. A letter from the county informed property owners about the correct township tax assignments for Edgerton, which spans both the McCamish and Gardner townships. A previous oversight by the county had resulted in undercharging taxes, but the county would cover this past deficit without charging residents retroactively. Citizens are encouraged to call the county with any questions. He stated Edgerton is close to reaching the population threshold to be reclassified as a second-class city. Once that is achieved, this might impact the statutory requirement for township taxes. Reminder for residents to apply for the residential property tax and senior property tax rebate before the deadline of September 30th. To clarify, Edgerton's plan is not limited by income restrictions.

Mayor then reminded the Council of the future meetings.

- August 27: City Council Meeting
- September 8: Planning Commission Meeting
- September 10: City Council Meeting
- September 24: City Council Meeting

19. Adjourn

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

Yes: Longanecker, Lewis, Conus, Lebakken

Absent: Malloy

The meeting was adjourned at 8:10 pm.

Submitted by Dusti Callahan, City Clerk.

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