

**City of Spring Hill, Kansas**  
**Minutes of City Council Special Session**  
**May 21, 2019**

A Special Session of the City Council was held in the Spring Hill Civic Center, 401 N. Madison, Council Chambers, Spring Hill, Kansas on May 21, 2019. The meeting convened at 6:30p.m. with Mayor Ellis presiding and Glenda Gerrity, City Clerk, recording.

Councilmembers in attendance:           Chad Eckert  
  Tim Pittman  
  Floyd Koder  
  Andrea Hughes arrived at 6:40pm

Councilmembers absent:                   Chris Leaton

Staff in attendance:                        Jim Hendershot, City Administrator  
  Melanie Landis, Asst. City Administrator

**ROLL CALL**

The City Clerk called the roll of the City Council. With a quorum present, the meeting commenced.

**FORMAL COUNCIL ACTION**

**3. Ordinance No. 2019-10: Authorizing Industrial Revenue Bonds (Blackhawk Apartments Project Phase II)**

Assistant City Administrator Landis presented the ordinance that authorizes the City of Spring Hill, KS, to issue its industrial revenue bonds (taxable under federal law), Series 2019 (Blackhawk Apartments, Phase II), in the aggregate principal amount not to exceed \$10,100,000 for the purpose of financing a portion of the cost of acquiring, constructing and equipping a multifamily housing facility; authorizing the execution of certain documents in connection with the issuance of the bonds.

The city has previously accepted an IRB application for the Blackhawk apartment project, phase II. The approved request is for IRB's to finance a portion of the project (Phase I), abatement of property taxes averaging fifty percent (50%) over ten (10) years and exemption of sales tax on construction of the project.

The ordinance being presented to Council is an authorization for bond issuance and execution of related documents including: PILOT agreement, lease, trust indenture, special warrant deed, and bond purchase agreement.

The ordinance and all related documents were provided by Kutak Rock, city bond counsel, and provided to the city attorney for review. Applicant and applicant's legal counsel have reviewed all documents as well.

Staff recommended to approve ordinance 2019-10 authorizing the City of Spring Hill, KS, to issue its industrial revenue bonds (taxable under federal law), Series 2019 (Blackhawk Apartments, Phase II), in

the aggregate principal amount not to exceed \$10,100,000 for the purpose of financing a portion of the cost of acquiring, constructing and equipping a multifamily housing facility; authorizing the execution of certain documents in connection with the issuance of the bonds.

**Motion by** Koder, seconded by Eckert, to approve Ordinance 2019-10. Motion carried by roll 3-0-0. Eckert-yea, Pittman-yea, Koder-yea. (Please note, Councilmember Hughes was not present for this item and arrived later during the meeting.)

## DISCUSSION

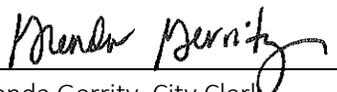
### Outside Agency 2020 Budget Funding Requests

- Johnson County Human Services – Utility Assistance
- United Community Services of Johnson County
- Spring Hill Chamber of Commerce
- Spring Hill Cemetery Board
- Spring Hill Parks Advisory Board

The outside agencies presented their 2020 budget requests for consideration to the Governing Body. All agencies provided a brief explanation for their budget request. Ms. Landis stated that the 2020 budgetary expenses will be presented at the June 13, 2019 City Council meeting. The Mayor thanked the agencies for attending the meeting and presenting their budget request.

## ADJOURN

**Motion by** Koder, seconded by Pittman, to adjourn. Motion carried 4-0-0.

  
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Glenda Gerrity, City Clerk

Approved by the Governing Body on June 13, 2019.