

**AGENDA SESSION**  
**RENO COUNTY COMMISSION**  
**COMMISSION CHAMBERS OF COURTHOUSE**  
**Tuesday, September 24, 2019**  
**9:00 A.M.**

1. Call to Order
2. Pledge of Allegiance to the American Flag and Prayer
3. Public Comment on Items not on the Agenda. Please come forward to the podium, state your name and address and limit your remarks to not more than 5 minutes per item.
4. Commission and County Administrator Comments
5. Determine Additions to the Agenda. (Restricted to subject matters that were not known at the time of the agenda publication and to subject matters that require immediate Board discussion and/or action and which cannot be deferred to a later date.)
6. Consent Agenda (items considered routine for approval. If any commissioner or person in the audience would like further discussions or explanation of any item they may ask that it be removed from the consent agenda for additional consideration).
  - a. Vouchers (bills or payments owed by the county or related taxing units).
  - b. Change Orders 2019: 628, 629, 639
  - c. Resolution 2019-\_\_\_\_ for Planning Case 2019-06 – a conditional use permit request by Dale Lehman for a manufacturing facility and a retail sales facility.  
**Action** – Motion to **approve** the Consent Agenda  
\_\_\_\_ Hirst      \_\_\_\_ Sellers      \_\_\_\_ Bush
7. Additions to the agenda
8. Department Updates
  - a. Emergency Management
  - b. Health Department
9. Adjournment

Tax Year: 2018

TAX ROLL CORRECTION - PERSONAL PROPERTY
AAELT013

Printed by / Date Time
jami.radloff 9/16/2019 3:51:55PM

TaxPayer OATH00000
OATHOUT, JOHN
913 KANSAS ST
LYONS, KS 67554-2214

System Control # 2019000628
User Control # 2019000628
Cama # 000-00-0-00-00-00-0-00
Tax Unit 5 HUTCHINSON CITY / USD 308
Property Location 817 E SHERMAN - HUTCHINSON, KS 67501

Tax Year 2018
Doc # 252256

APPRAISER SECTION (Value) Sep 11 2019 12:12PM Leslie Alfaro Approved

Appraised Prior To Correction:

Value Penalty %
815 50.00

Non-Watercraft Assessed Prior To Correction:

Value Penalty Total
0 0 0

Watercraft Only Assessed Prior To Correction:

73 36 109

Exempt Value: 0

Appraised After Correction:

Value Penalty %
0 50.00

Non-Watercraft Assessed After Correction:

Value Penalty Total
0 0 0

Watercraft Only Assessed After To Correction:

0 0 0

Exempt Value: 0

Net Change
-815

0

-109

0

Comment: CASE# 000000923: TP SOLD 1977 GLASTRON BOAT (GLA75650M771) 6/13/2017: REMOVING FOR 2018

CLERK SECTION (Tax) Sep 16 2019 3:51PM Jami Radloff Order to Pri

Tax Prior To Correction:

Levy 174.726000 Gen Tax 17.98
WC Levy 0.164816 SB41 \$ 0.00
Exempt Tax Dollars 17.98

Tax After Correction:

Levy Gen Tax 0.00
WC Levy 0.164816 SB41 \$ 0.00
Exempt Tax Dollars 0.00

Net Change

-17.98

0.00

-17.98

Comment:

TREASURER SECTION (Summary)

Net Change in Assessed Value -109
Mill Levy 174.726000
Watercraft Levy 0.164816
Net Change in Levied Tax Dollars -17.98
Net Change in Exempt Tax Dollars 0.00
Net Change in Total Tax Dollars -17.98

Type of Correction Abate
Correction Code TP
Tax Statement # 201117

Comments CASE# 000000923: TP SOLD 1977 GLASTRON BOAT (GLA75650M771) 6/13/2017: REMOVING FOR 2018

Comment:

By order of the Board of County Commissioners: RENO COUNTY, Kansas. (Date)

Approved by Commission:

Attest by County Clerk:

Tax Year: 2017

TAX ROLL CORRECTION - PERSONAL PROPERTY AAELT013

Printed by / Date Time jami.radloff 9/16/2019 3:52:09PM

TaxPayer OATH00000
OATHOUT, JOHN
913 KANSAS ST
LYONS, KS 67554-2214

System Control # 2019000629
User Control # 2019000629
Cama # 000-00-0-00-00-000-00-0-00
Tax Unit 5 HUTCHINSON CITY / USD 308
Property Location 817 E SHERMAN - HUTCHINSON, KS 67501

Tax Year 2017
Doc # 252256

APPRAISER SECTION (Value) Sep 11 2019 12:12PM Leslie Alfaro Approved

Appraised Prior To Correction:

Value 830 Penalty % 50.00

Non-Watercraft Assessed Prior To Correction:

Value 0 Penalty 0 Total 0

Watercraft Only Assessed Prior To Correction:

74 37 111

Exempt Value: 0

Comment: CASE# 000000922: TP SOLD 1977 GLASTRON BOAT (GLA75650M771) 6/13/17 PER BOS. PRORATING 5 MONTHS

Appraised After Correction:

Value 346 Penalty % 50.00

Non-Watercraft Assessed After Correction:

Value 0 Penalty 0 Total 0

Watercraft Only Assessed After To Correction:

74 37 111

Exempt Value: 0

Net Change -484

0

0

0

CLERK SECTION (Tax) Sep 16 2019 3:52PM Jami Radloff Order to Pri

Tax Prior To Correction:

Levy 174.490000 Gen Tax 18.10
WC Levy 0.163017 SB41 \$ 0.00
Exempt Tax Dollars 18.10

Tax After Correction:

Levy Gen Tax 18.10
WC Levy 0.163017 SB41 \$ 0.00
Exempt Tax Dollars 18.10

Net Change

0.00

0.00

0.00

Comment:

TREASURER SECTION (Summary)

Net Change in Assessed Value 0
Mill Levy 174.490000
Watercraft Levy 0.163017
Net Change in Levied Tax Dollars 0.00
Net Change in Exempt Tax Dollars 0.00
Net Change in Total Tax Dollars 0.00

Type of Correction Abate
Correction Code TP
Tax Statement # 201189

Comments CASE# 000000922: TP SOLD 1977 GLASTRON BOAT (GLA75650M771) 6/13/17 PER BOS: PRORATING 5 MONTHS

Comment:

By order of the Board of County Commissioners (RENO COUNTY), Kansas. (Date)

Approved by Commission:

Attest by County Clerk:

Tax Year: 2018

TAX ROLL CORRECTION - PERSONAL PROPERTY
AAELT013

Printed by / Date Time
jami.radloff 9/16/2019 3:52:18PM

TaxPayer CASE00183
CASE, JUSTIN ALEXANDER
1702 TYLER ST
HUTCHINSON, KS 67502-4166

System Control # 2019000639
User Control # 2019000639
Cama # 134-17-0-20-11-006-00-0-
Tax Unit 5 HUTCHINSON CITY / USD 308
Property Location 1703 E 3RD AVE - HUTCHINSON, KS 67501

Tax Year 2018
Doc # 200836365454

Check Payable to: CASE, JUSTIN ALEXANDER

APPRAISER SECTION (Value) Sep 16 2019 3:36PM Leslie Alfaro Approved

Appraised Prior To Correction:

Value Penalty %
25,345 50.00

Non-Watercraft Assessed Prior To Correction:

Value Penalty Total
7,604 3,802 11,406

Watercraft Only Assessed Prior To Correction:

0 0 0

Exempt Value: 0

Comment: CASE# 000000924; TP SOLD 2008 FORD (1FTXW43R38EE16279) 7/1/18 PER BOS; PRORATING 6 MONTHS

Appraised After Correction:

Value Penalty %
13,642 50.00

Non-Watercraft Assessed After Correction:

Value Penalty Total
4,093 2,047 6,140

Watercraft Only Assessed After To Correction:

0 0 0

Exempt Value: 0

Net Change
-11,703

-5,266

0

0

CLERK SECTION (Tax) Sep 16 2019 3:52PM Jami Radloff Order to Pr

Tax Prior To Correction:

Levy 174.726000 Gen Tax 1992.96
SB41 \$ 0.00
Exempt Tax Dollars 1992.96

Tax After Correction:

Levy Gen Tax 1072.84
SB41 \$ 0.00
Exempt Tax Dollars 1072.84

Net Change

-920.12

0.00

-920.12

Comment:

TREASURER SECTION (Summary)

Net Change in Assessed Value -5,266
Mill Levy 174.726000

Type of Correction Abate
Correction Code TP

Tax Statement # 201683

Net Change in Levied Tax Dollars -920.12

Net Change in Exempt Tax Dollars 0.00

Comments CASE# 000000924; TP SOLD 2008 FORD (1FTXW43R38EE16279) 7/1/18 PER BOS; PRORATING 6 MONTHS

Net Change in Total Tax Dollars -920.12

Comment:

By order of the Board of County Commissioners of RENO COUNTY, Kansas. (Date)

Approved by Commission:

Attest by County Clerk:



## AGENDA REQUEST

**AGENDA ITEM:**

A resolution for Planning Case #2019-06 - a conditional use permit request by Dale Lehman for a manufacturing facility and a retail sales facility.

**PRESENTED BY:**

Mark Vonachen - County Planner II

**RECOMMENDED ACTION:**

Approval

**AGENDA DATE:**

9/24/19

**EXECUTIVE SUMMARY** *(Title or Description, Impact or Goal, Dollar Amount and Funding Source, and Timeframe). Please limit to four (4) sentences.*

Approval of the conditional use permit was granted by the County Commissioners on September 10, 2019. This resolution journalizes the decision by the County Commissioners.

**RESOLUTION 2019-**

**A RESOLUTION APPROVING A CONDITIONAL USE PERMIT  
TO BRING AN EXISTING MANUFACTURING FACILITY AND RETAIL  
BUSINESS INTO COMPLIANCE WITH THE ZONING REGULATIONS ON  
TWO PARCELS LOCATED IN THE NORTHWEST QUARTER AND THE  
SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 24 SOUTH, RANGE 5  
WEST OF THE 6<sup>TH</sup> P.M. IN RENO COUNTY, KANSAS**

WHEREAS, Dale and Miriam Lehman applied for a Conditional Use Permit to bring and existing manufacturing facility of accessory structures and a retail business which sells accessory structures, utility trailers, trailer accessories, and provides for a service center into compliance with the zoning regulations upon two defined parcels of land more particularly described as follows:

A tract located in the SW  $\frac{1}{4}$  and the NW  $\frac{1}{4}$  in Section 18, T24S, R5W of the 6<sup>th</sup> P.M., in Reno County, Kansas as more fully described on that trustee's deed filed in Book 667 on Page 362 of the Office of Reno County Register of Deeds on January 17, 2019 which is incorporated herein by reference as if more fully set out; and

A tract located in the S.  $\frac{1}{2}$  of the NW  $\frac{1}{4}$  of Section 18, T24S, R5W of the 6<sup>th</sup> P.M., Reno County, Kansas as more fully described on that trustee's deed filed in Book 589 on Page 281 of the Office of Reno County Register of Deeds on February 22, 2007 which is incorporated herein by reference as if more fully set out.

WHEREAS, said parcels are currently zoned AG – Agricultural District for ~~agricultural use and R-1 – Rural Residential District for residential use in accordance~~ with the Reno County Zoning Regulations; and a manufacturing facility and retail business are permitted in the AG Zoning District and R-1 Zoning District with a Conditional Use Permit; and

WHEREAS, the Reno County Planning Commission conducted a public hearing on the Application on August 15, 2019, following satisfaction of all notice requirements for such hearing as required by K.S.A. 12-757; and

WHEREAS, at the public hearing all interested parties in attendance were provided an opportunity to be heard; and the Reno County Planner presented a written report for the Conditional Use Permit dated August 8, 2019 which report, under the heading “FACTORS”, included a discussion and applications to be considered when making land use decisions pursuant to *Golden v. City of Overland Park*, 224 Kan. 591. Additionally, the Reno County Planner presented a staff recommendation in support of the Application; and

WHEREAS, the Reno County Planning Commission adopted and recommended approval of the Conditional Use Permit with conditions based upon the Reno County Planner’s analysis of the “FACTORS” to be considered pursuant to *Golden* and other factors as outlined in the Reno County Zoning Regulations numbered one through eight inclusive; and

WHEREAS, the Reno County Planning Commission also recommended granting a waiver from the maximum square footage of display area for merchandise, the required number of parking spaces, and the required number of loading spaces as required by the Zoning Regulations. The Planning Commission pursuant to Article 20-104 (2) of the Zoning Regulations recommended that the waivers be allowed; and

WHEREAS, on September 10, 2019, the Reno County Commission at its regular public meeting received a Summary Report dated August 28, 2019, of the proceedings before the Reno County Planning Commission and the Planning Commission’s recommendation of approval of the Conditional Use Permit with special conditions and a waiver of the maximum square footage of display area for merchandise requirement, the required number of parking spaces, and the required number of loading spaces; and

WHEREAS, upon conclusion of the Board's deliberations, Commissioner Sellers moved to approve the Planning Commission's recommendation for approval of the Conditional Use Permit subject to the seven special conditions and the waivers recommended by the Planning Commission. Commissioner Sellers specifically emphasized special condition number one, to wit; "Approval is for a manufacturing facility of accessory structures and a retail business which sells accessory structures, utility trailers, trailer accessories, and provides a service center as per the submitted site plan and operation plan" as important to his approval. Commissioner Sellers cited "FACTORS" numbered one through eight inclusive found in the analysis presented within the Reno County Planner's Summary Report; Commissioner Hirst seconded the motion. The motion was approved by unanimous vote.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF RENO COUNTY, KANSAS, that the above and foregoing findings are adopted as the decision of this Board. The aforesaid Conditional Use Permit Application made by Dale & Miriam Lehman is approved subject to all of the aforementioned special conditions and the waivers.

BE IT FURTHER RESOLVED that this resolution be effective from and after its publication in the official county newspaper.



APPROVED AND ADOPTED in regular session this 24<sup>th</sup> day of September, 2019.

BOARD OF COUNTY COMMISSIONERS  
OF RENO COUNTY, KANSAS

\_\_\_\_\_  
Bob Bush, Chairman

\_\_\_\_\_  
Ron Sellers, Member

\_\_\_\_\_  
Ron Hirst, Member

ATTEST:

\_\_\_\_\_  
Donna Patton, County Clerk

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## Emergency Management

Reno County  
206 W 1<sup>st</sup> Ave  
Hutchinson, KS 67501  
620-694-2974

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### Emergency Management Update September 2019

**Emergency Operations Center (EOC) opened 26 times in 2019 for various events (20 times during the same time period in 2018)**

#### **State Fair meetings**

**Attended Kansas Emergency Management Association (KEMA) meetings and annual conference**

**Attended monthly Homeland Security meetings**

**Conducted a Severe Weather Presentation at the Highrise in Hutchinson**

**Attended a Domestic Operations Demonstration at McConnell Air Force Base**

#### **Other Events:**

##### **CERT:**

- Moved trailer out of storage at the fair ground to South Hutchinson
- Participated in Preparedness day at the State Fair on Monday September 9<sup>th</sup>

#### **Fire Update:**

Monthly Fire Chiefs meetings started again in September (they do not meet in the summer months).

- Flammable liquids class October 26<sup>th</sup>- All Reno County Fire Fighters are invited to attend
- The next scheduled meeting in Wednesday October 2<sup>nd</sup>
- Fire District pump and ladder testing completed the last week of August



## Emergency Management

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### Call volume January 1 to September 1

	<b>2019</b>	<b>2018</b>	<b>2017</b>
J1	52	73	55
J2	52	102	53
D3	65	63	69
D4	63	97	81
D6	27	34	36
D7	21	34	26
D8	79	81	78
D9	53	65	66

### Flooding Update:

The State has conducted two applicant briefings for Reno County. The first applicant briefing was held on March 13 and this was for the applicants from the October flooding. The second briefing was held on July 30<sup>th</sup> for the applicants from the April flooding. Reno County has a total of 39 applicants.

We are waiting on the State to preform one-on-one project scoping meetings and assign a project manager for both flooding events. The State told us they have 70 counties and over 550 applicants, so the process has been delayed.

The Reno County VOAD (Volunteer Organization Active in Disasters) have been handling requests for volunteer assistance from our citizens. The Red Cross and United Methodists have been instrumental in this process. The VOAD is still actively working with approximately 20 residents.



## Emergency Management

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620-694-2974

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### **Mitigation Plan:**

This is a multi-hazard, multi-jurisdictional plan covering Kansas Homeland Security Region G. Region G is comprised of the 11 counties in South Central Kansas (Butler, Cowley, Harper, Harvey, Kingman, McPherson, Marion, Reno, Rice, Sedgwick, and Sumner). This plan was last updated in 2014 and is required to be updated every 5 years.

What is hazard mitigation? This is any action taken to reduce or eliminate the long-term risk to human life and property from both natural and manmade hazards.

Why have a hazard mitigation plan? Hazard mitigation planning provided the community with realistic actions that can be taken to reduce potential vulnerability and exposures to identified hazards. As an added incentive, by adopting this plan, it makes the county eligible to receive pre-disaster mitigation funding.

Who were the participants from Reno County? All 15 cities, 13 townships, 6 school districts, Hutchinson Community College, three private schools, and 11 from special districts or private sector.

How is this plan adopted? It must be done in the form of a resolution from the County Commission



**Reno County Health Department**  
Nicholas S. Baldetti, D.B.A, M.B.A., M.S.  
Director/Health Officer

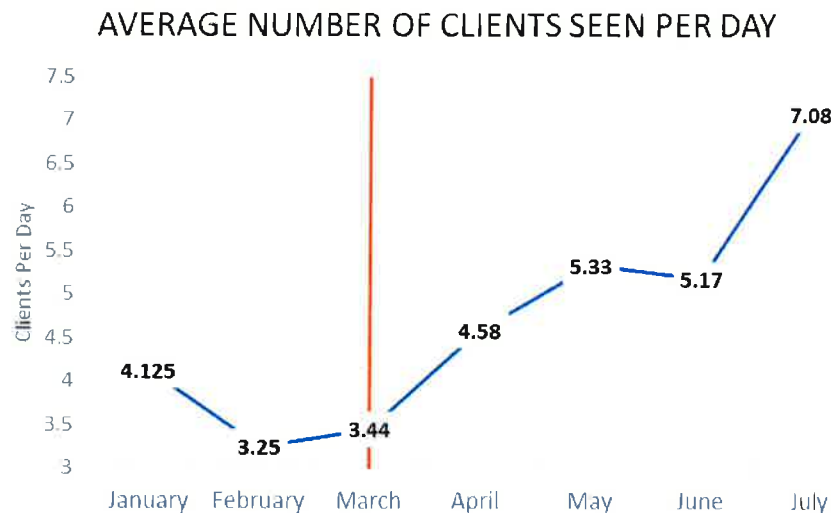
## Board of Commission/ Board of Health Report for

September 24, 2019

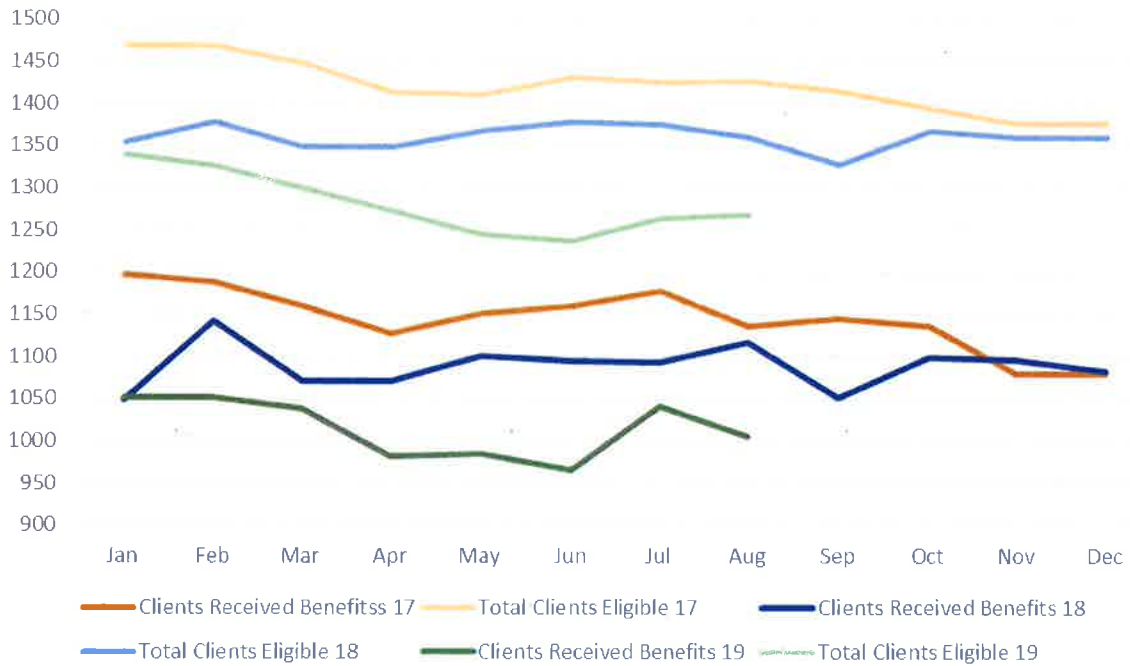
### Maternal Child Health, Women's Health Services, Woman, Infant and Children (WIC)

We have transitioned from a full time Advanced Practice Registered Nurse (APRN) and full time Registered Nurse (RN) in our women's health services to having a part time APRN and PT RN. This transition was motivated by the continuing trend

of decreasing case load. Staffing changes and procedure changes implemented in March have led to a higher average number of clients seen per day with decreased staffing cost. Through March, the department averaged 3.605 clients per day; after March we are now averaging 5.54 clients per day with an overall decrease in staffing 22 hours per week (APRN & RN).



## WIC Participation 2017-2019



Above you will see the WIC participation rates. The yellow hues indicate the total clients eligible and receiving benefits in 2017. The blue hues indicate total clients eligible and received benefits in 2018. The green hues indicate clients eligible for WIC in 2019.

Breastfeeding Initiation for January - August was 77.4% with 27% continuing through 6 months.

### Basic Health Services

#### *Back to School Immunizations*

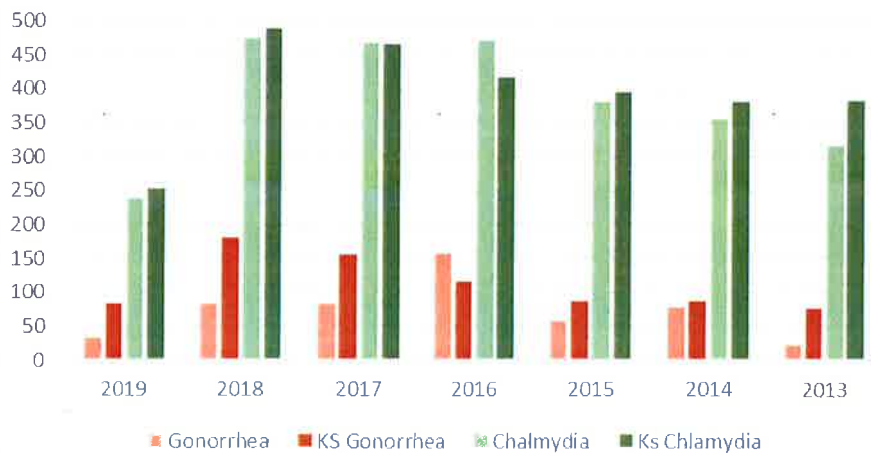
We have had a busy back to school season. It is normally busy as parents are seeking to get their children up to date for school enrollment. However, this year the Kansas State Legislature made Meningococcal vaccine mandatory for Grade 7 and Grade 11 effective August 2, 2019. As well as Hepatitis A required for Kindergarten and Grade 1. To be as available as possible, we held two Saturday immunization clinics on June 15<sup>th</sup> and August 3<sup>rd</sup> to offer some alternative times for parents that might not be able to get to the health department during the work week. Overall, we received a highly positive reception, usage and evaluation of the Saturday clinics and will most likely be a strategy to continue in the summers.

## Flu Clinic

We will be transitioning into flu season clinically. We are still waiting for our vaccine to arrive although there is news of a shortage of flu vaccine this year. So far, all indications suggest that we will receive our allotted initial order, however it is recommended that you should get your flu shot in October and get it early because of the national shortage to be expected.

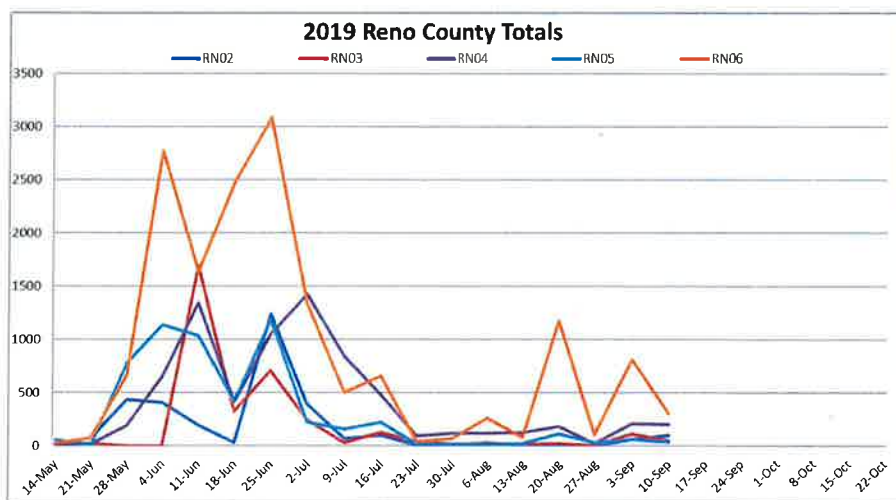
## Disease Investigation

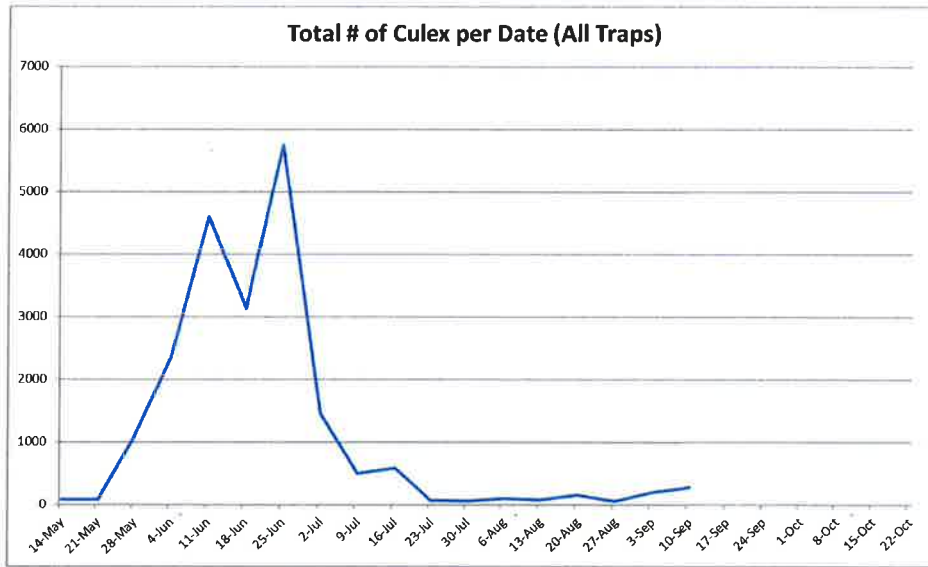
STI Reno vs State Averages



## Environmental Health

### Mosquito Surveillance





*Quarterly Committee Meeting*

The first quarterly committee meeting where the full body of stakeholders are invited is to be held October 2, 2019 at 7:15am in the Veteran’s Room of the courthouse.



**Narrative on RCHD Financial Status  
For FY 2019 (January 1, 2019 – September 13, 2019)**

**Results from Operations**

The financial results of operations through September 13, 2019 are at 76% revenues [\$2,359,783] to 61% [\$1,888,013] expenses compared to the annual budget respectively.<sup>1</sup>

**Staffing**

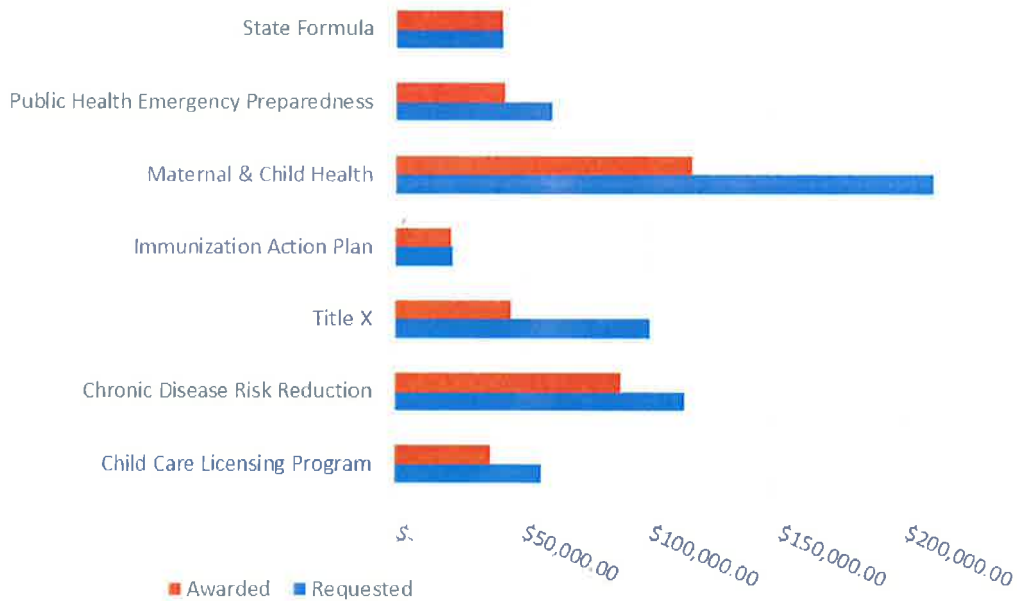
The average number of staff through September 13, 2019 is under budgeted levels.

**Grant Activity**

The realized grant funding awarded through September totals \$935,966. This equates to \$39,466 in grant dollars that were non-budgeted for FY2019.

We continue to strive for diverse, vision centric funding opportunities.<sup>2</sup>

Aid to Local Requested vs Actual



<sup>1</sup> Financial figures are unaudited and subject to adjustment.

<sup>2</sup> This report can also be found at <http://www.renogov.org/590/Directors-Corner>