

**City of Westwood Hills  
City Council Meeting Minutes  
October 9, 2017  
Meeting #815**

A regular session of the city council was called to order in due form by Mayor Paula Schwach at 7:06 p.m.

Present: Mayor Schwach, Jennifer O'Neill, Rosemary Podrebarac, Karen Shelor Sexton, Ludwig Villasi, and Beth O'Bryan. City Attorney Jim Orr and City Treasurer John Martin were also present.

Mike Coffman was in attendance. Citizens Janice Downey and Miguel Stamati joined the meeting at 7:24 pm.

**Mayor Schwach requested to move old business item 9b, swearing in of Mike Coffman to the BZA, to before New Business. With this modification, Shelor Sexton moved to approve the agenda, and Podrebarac seconded. All in favor. Motion carried. Shelor Sexton moved to modify the agenda by adding a discussion of tree trimming by KCPL under informational items 10b. Podrebarac seconded. All in favor. Shelor Sexton also moved to modify the agenda to add item 10c, to discuss expanding our building permit process discussion in the newsletter. Second by Podrebarac. All in favor. Schwach asks to modify the agenda to add item 10d – Mayor's Holiday Party. Podrebarac made a motion to add item 10d to the agenda. Second by Shelor Sexton. All in favor. Motion approved. Podrebarac moved to approve the agenda as amended, and Shelor Sexton seconded. All in favor. Motion approved.**

**Motion by Shelor Sexton to adopt the Consent Agenda. Second by Villasi. All aye. Motion approved.**

**Loyalty Oath:**

Mayor Schwach swore in Mike Coffman as a returning BZA member.

**New Business:**

2213 West 49<sup>th</sup> St. Appeal to replace the front door – Mr. Stamati lives at the address with Ms. Downey, the property owner ("applicant"). He reported that applicant wanted to replace the front door. Renewal by Anderson told applicant that it had experience dealing with historic districts and Westwood Hills. Mr. Stamati believes the damage to the door is significant and that it cannot be repaired. The door is out of alignment, and he has tried to make repairs. Shelor Sexton asked if applicant had a contractor come to see about repairing the door. Mr. Stamati said they had a contractor look at the door, and that contractor believed it is not feasible to repair the door and recommended replacement. Schwach advised that for council to make findings necessary to approve the

replacement of the door, the council needs to make sure there is not any other alternative treatment to replacement. The Council needs estimates for repairing the door as an alternative to its replacement.

Notary renewal – O'Bryan reported that the cost to renew her notary commission is \$143.00, including cost of a four-year bond, \$10,000 Errors and Omissions insurance, and a \$25 fee to the State of Kansas. **Podrebarac moved to encumber \$143.00 to cover the cost of the City Clerk's renewal of her notary seal. O'Neill seconded. All in favor. Motion carried.**

Oak Tree Injections –O'Bryan reported that she called two additional companies for quotes to inject the trees. Estimates have not come back from Jennings, but Mark at Country Club Tree did say that we missed the best window to inject, which is July and August. We can still inject, but will get a poor distribution of the treatment. Mark is not sure if the South tree needs an iron injection, but if needed, the cost would be \$225.00. The cost to inject the north tree is \$185.00. Council wants to wait until spring 2018, when the iron injections will be more effective, to revisit the issue.

Mayors' NE Johnson County Luncheon – Schwach advised that it is Westwood Hills' turn to sponsor this luncheon. Schwach asked to encumber \$150.00 for the luncheon. **Shelor Sexton moved, and O'Neill seconded to encumber \$150.00 for the NEJC Mayors' luncheon. All in favor. Motion carried.**

#### **Old Business:**

Marine Inland Insurance – Schwach reported that the premiums for the deductibles are as follows:

- \$1,000 deductible - \$6,027.00 premium
- \$10,000 deductible - \$5,606.00 premium
- \$25,000 deductible - \$5,253.00 premium

The carrier does not write a policy with a deductible of \$20,000.00.

Villasi asked what would the premiums be if we dropped the requested insurance coverage from \$980,000.00 to \$450,000.00. Schwach reported that we would have to pick and choose what to cover. Shelor Sexton asked if there are other companies that offer insurance? Schwach reported that she has seen two other companies advertised in the League's advertisements. Council decided not to pursue Marine Inland Insurance at this time due to cost.

#### **Informational items – no action to be taken**

No Issues from Citizens in Attendance

KCP&L Tree Trimming – Shelor Sexton reported that there are trees overhanging signs on State Line, as well as dead limbs hanging over the streets. Schwach said KCPL has a four-year cycle to trim the City trees. Westwood Hills is scheduled in 2019. KCPL will not come out to trim unless the limbs are interfering with power lines.

Building Permit Language in the newsletter – Shelor Sexton feels that we should remind everyone that the City is an historic district and most building permit requests require SHPO review. Shelor Sexton suggests that the newsletter include a reminder that, when making any changes to a property, homeowners should make sure to conduct all possible planning to identify all alternate solutions and encourage repair of rather than replacement of elements of structures.

Johnson-Wyandotte County Council of Mayors Holiday Party – Schwach reported that the City's budget includes funding for this purpose that we have not used. The cost to attend is \$80.00 per person. Schwach recommends the City sponsor the council's attendance, with spouses being at the cost of the guest. Please RSVP attendance to City Clerk O'Bryan by October 30, 2017. Shelor Sexton suggested council pay for the City Clerk's spouse to attend the holiday social. **Podrebarc moved to encumber \$800.00 for the holiday social. Shelor Sexton seconded. All in favor. Motion carried.**

**Motion to adjourn by Shelor Sexton. Meeting adjourned at 8:20 pm.**