



**CITY COUNCIL MEETING MINUTES  
CITY OF LAKE QUIVIRA KANSAS  
March 2, 2026  
6:30 p.m.**

**Governing Body Present:**

Mayor David McCullagh  
Councilmember Julie Kurland  
Councilmember Mike Pasley  
Councilmember Tray Vedock – via Zoom

**Absent:**

Council President Dan McCauley  
Councilmember Chip Zimmer

**Staff Present:**

City Administrator / City Clerk Kathy Bounds  
City Attorney Michelle Daise  
Police Chief Manuel Olmos-Molina  
Building Official Charles McAllister – via Zoom

**Visitors:**

Wally Meyer – Q-Inc. Board President

**Call to Order**

Mayor McCullagh called the meeting to order at 6:41 p.m.

**Pledge of Allegiance**

Mayor McCullagh led the pledge of allegiance.

**Approval of Minutes:**

**Approval of Meeting Minutes from the regular Council Meeting held on March 2, 2026.**

**Motion:** Councilmember Kurland moved to approve the minutes as presented from the Regular Council Meeting held on February 2, 2026. **Second:** Councilmember Pasley seconded the motion. **Vote: 3-0. Motion carried.**

**Approval of the February 2026 Financial Report:**

Treasurer Annie Noland presented:

- The annual audit is complete; the final report is pending. The only finding involved a CD exceeding the FDIC-insured limit. Staff will redistribute funds to correct this.
- Financial statements now include clearer fund-level breakouts (General Fund, Parks & Recreation Fund, Police Vehicle Fund, and other designated funds).

**Revenue**

- Gas station revenue remains below budget, though the city is still net positive year-to-date by approximately \$19,000.
- Court fine revenue continues to exceed the conservative monthly budget, averaging \$5,000–\$6,000 per month versus the budgeted \$4,000.
- Licensing and permit revenue is elevated due to a large building permit for a home on Lakeshore South.

**Expenses**

- Police Department expenses are favorable this month due to timing of equipment purchases.
- Professional services remain over budget, driven largely by legal expenses, including BZA related work and zoning matters. These costs are expected to decline as zoning consulting needs decrease.
- Outside legal counsel usage has already slowed and is not anticipated for March.
- Several timing variances occurred, including sewer payments and dam maintenance fees posting in February but budgeted for March.
- Annual inspection charges from the City of Shawnee came in under budget.
- Landscape maintenance expenses included tree cleanup on Holiday Drive and irrigation repairs; staff is monitoring these costs more closely this year.
- Overall expenses for the next couple of months are expected to remain higher than the same period last year but should stabilize as legal and consulting activity decreases.

**Motion:** Councilmember Pasley moved to approve the February Financial Reports as presented.

**Second:** Councilmember Kurland seconded the motion. **Vote: 3-0. Motion carried.**

**Consent Agenda:**

All items listed under the heading are considered to be routine by the City Council and may be enacted by one motion. There will be no separate discussion of these items unless a Councilmember so requests, in which case that item will be removed from the Consent Agenda and considered separate.

1. Consider approval of an Ordinance adopting the 2024 International Building Code.
2. Consider an Ordinance adopting the 2024 International Mechanical Code.
3. Consider an Ordinance adopting the 2024 International Plumbing Code.
4. Consider an Ordinance adopting the 2024 International Residential Code.
5. Consider an Ordinance adopting the 2024 International Fuel Gas Code.
6. Consider an Ordinance adopting the 2024 National Electrical Code.
7. Consider an Ordinance adopting the 2024 International Fire Code. **TABLED.**

**Motion:** Councilmember Kurland made a motion to approve Consent Agenda items 1-6.

**Second:** Councilmember Pasley seconded the motion. **Vote: 3-0. Motion carried.**

**Motion:** Councilmember Pasley made a motion to table Consent Agenda item #7 to the April 6, 2026, City Council Meeting. **Second:** Councilmember Kurland seconded the motion. **Vote: 3-0.**

**Motion carried.**

**New Business:**

- a. **Consider accepting the dedication of easements shown on the replat by Michael and Taunia Zimmerman at 177 and 183 Hillcrest Road East.**

The Council considered the replat and dedication of easements. The replat was unanimously approved by the Planning Commission at their February meeting. The replat combines several lots to allow the homeowner's planned construction without requiring a variance, aside from a minor setback already addressed. As part of the approval, the homeowner dedicated easements to the city.

**Motion:** Councilmember Pasley made a motion that the council accept the easements dedicated by the replat of Quivira West Side District lots 256-258 and lots 350-353. **Second:** Councilmember Kurland seconded the motion. Councilmember Vedock abstained. **Vote: 2-0.**  
**Motion carried.**

**Discussion to consider amending an Ordinance Title VI, Section 9 of the Code of the City of Lake Quivira, Kansas, relating to Prohibition and Regulation of Open Burning.** Updates to the Ordinance were discussed, including whether to allow year-round open burning or a defined burn season, and whether burn permits should be required. No action was taken. City Attorney Daise will review Shawnee's fire code, given the City's service contract with Shawnee, and will bring recommendations back for further discussion at the April Council meeting.

**Discussion to consider an amendment to the Agreement with the City of Shawnee dated June 14, 2021, related to fire protection services and regulations regarding open burning.** A revision to the agreement will be made in coordination with the upcoming Ordinance updates. City Attorney Daise will work with the Shawnee City Attorney on any adjustments that may be required and bring back to the council for review and consideration.

**Building Official**

Building Official McAllister reported that the open permits report was included in the Council packet and noted that activity remains steady. He has two upcoming properties in early discussion with homeowners and expects to provide more information next month. There are no Board of Zoning Appeals cases scheduled for March, and none are anticipated for April at this time.

He provided an update on the zoning regulation review, noting that the team has held one progress meeting and is currently reviewing an article for possible posting on the City's website to inform the public about the ongoing update process. He is awaiting files from Wyandotte County needed by the consultants to complete their broader analysis. The primary focus areas of the update include building height measurement and setback regulations.

**SMAC Report:**

No report.

**Police Chief's Report:**

Chief Olmos reported February activity totals of 36 citations and 33 warnings. He also held a department meeting on February 22 to review policies, discuss new police vehicle options, and revisit the department's mission statement. Training on blood-draw procedures during traffic stops was provided by a representative from the Wyandotte County District Attorney's Office.

**Council Reports:**

**Council President McCauley:**

Absent.

**Councilmember Pasley:**

No report.

**Councilmember Zimmer:**

Absent.

**Councilmember Vedock:**

No report.

**Councilmember Kurland:**

No report.

**Mayor's Report:**

No report.

**Old Business:**

None.

**Executive Session:**

None.

**Adjournment:**

**Motion:** Councilmember Kurland made a motion to adjourn at 7:29 p.m. **Second:** Councilmember Pasley seconded the motion. **Vote: 3-0. Motion carried.**

The meeting was adjourned at 7:29 p.m.

Respectfully submitted by:

Kathy Bounds

City Clerk



## AREAS OF RESPONSIBILITY

**Mayor:** Quivira Inc., Q, Inc. Board, Lake Quivira Foundation, Police, Newsletter

**Julie Kurland:** Ordinances, Land Committee, Website, Tree City

**Mike Pasley:** Road Maintenance, Gas Station, Perimeter Aesthetics and Upkeep, Employee Performance Reviews, Goats

**Dan McCauley:** Building Requirements/Zoning, City Hall (Upkeep and Improvements), Waste Management, Railroad

**Chip Zimmer:** SMAC, Land Committee, Lake Preservation/Environmental Concerns, Insurance

**Tray Vedock:** Budget/Finance, Independence Day Fireworks, Youth volunteering, Spillway/Dam, Deer Harvest