

CERTIFICATION OF CLERK

I, Chelsea Johnson, the duly appointed, qualified, and Assistant City Clerk of Manhattan, Kansas, do hereby certify that the foregoing Minutes from January 6, 2026, were duly adopted at a meeting of the City of Manhattan, Kansas, held on the 20th day of January 2026, and that said Minutes have been compared by me with the original thereof on file and of record in my office, is a true copy of the whole of said original.

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the City of Manhattan, Kansas, this 21st day of January, 2026.




Chelsea Johnson, Assistant City Clerk

MINUTES
CITY COMMISSION MEETING
TUESDAY, JANUARY 6, 2026
6:00 P.M.

This meeting was recorded and is available [online](#) for full viewing.

1. CALL TO ORDER

At 6:00 p.m., Mayor Karen McCulloh called the January 6, 2026, City Commission Meeting to order.

2. ROLL CALL AND ANNOUNCEMENT OF A QUORUM

Present: Commissioner Susan E. Adamchak, Commissioner Peter Oppelt, and Commissioner John E. Matta, with Mayor Karen McCulloh presiding.

Absent: None.

After roll call, the City Clerk announced there were five (4) Commissioners present and that the quorum of three (3) was met.

Also present were Commissioners-elect Larry Fox, Jim Morrison, and Andrew Von Lintel, City Manager Danielle Dulin, Deputy City Manager Jason Hilgers, Director of Technology and Communications Jared Wasinger, City Attorney Katharine Jackson, Assistant City Clerk Chelsea Johnson, 13 staff, and approximately 49 interested citizens.

3. PLEDGE OF ALLEGIANCE

Mayor McCulloh led the Commission in the Pledge of Allegiance.



This meeting was held in the City Commission Room at City Hall, 1101 Poyntz Avenue. Public participation was solicited without regard to race, sex, familial status, military status, disability, religion, age, color, national origin, ancestry, sexual orientation, or gender identity. In accordance with the Americans with Disabilities Act, persons with disabilities needing special accommodation to participate in the City Commission Meeting or access meeting minutes, or those requiring language assistance (free of charge) should contact the City of Manhattan ADA Coordinator, Deann Tiede, no later than forty-eight (48) hours prior to the meeting, at (785) 587-2442 or 7-1-1 (Relay).

4. PROCLAMATIONS

- A. Mayor McCulloh proclaimed January 9, 2026, [Brenda K. Wolf Day](#). (Brenda K. Wolf, City Clerk, City of Manhattan, was present to receive the proclamation.)
- B. Mayor McCulloh proclaimed January 17 and January 24, 2026, [Dr. Martin Luther King, Jr. Community Celebration and Day of Service](#). (Kevin Bryant, Chair, Martin Luther King, Jr. Memorial Committee, was present to receive the proclamation.)
- C. Mayor McCulloh proclaimed Year 2026, [America 250 Community Celebration](#). (Marcia Rozell, Director of Visit Manhattan, Stephen Bridenstine, Director of the Flint Hills Discovery Center, Katharine Hensler, Director of the Riley County Historical Museum, Doug Meloan, Operations Manager Midwest Dream Car Collection, Erin Dragotto, Director of the Museum of Art + Light, were present to receive the proclamation.)

5. PUBLIC COMMENTS

Mayor McCulloh opened the public comments and highlighted the process.

The Commission heard public comment on items and issues not scheduled on the agenda.

The following member of the public provided comments:

- Roger Seymour, 520 Pierre Street

Hearing no other comments, Mayor McCulloh closed the public comments.

6. COMMISSIONER COMMENTS

Commissioner Matta mentioned property tax caps. He announced that he and his family would be moving to Arizona soon. He stated that he had learned something from looking at homes in Arizona. To his surprise, property taxes in Arizona were about half of what is paid here. He explained that Arizona has property tax caps, including caps on valuations, limits on the annual levy for counties, cities, and school districts, and a 1% primary tax cap.

Mayor McCulloh welcomed everyone to 2026 and thanked the Flint Hills Discovery Center for allowing her to release the balloons on New Year's Eve. She mentioned that a new exhibit would be starting on January 10, 2026.

7. OLD BUSINESS CONSENT AGENDA

(* denotes those items discussed)

A. *MINUTES*

1. Approve the minutes of the Regular City Commission Meeting held Tuesday, [December 16, 2025](#).

B. *CLAIMS/PAYMENTS*

- *
1. Aaron Stewart, Director of Parks and Recreation, answered questions from the Commission.

Approve [Claims Register No. 3109](#) authorizing and approving the payment of claims from December 13, 2025 – December 26, 2025 in the amount of 5,530,018.72.

~~C. *APPOINTMENTS*~~

- ~~* 1. Item was moved to the New Business Consent Agenda.~~

~~Approve the Mayor's recommendations for [appointment](#) to external and/or City boards and committees.~~

- ~~a. Appointment of Rex Fowles to the Cemetery Board.~~

Mayor McCulloh opened the public comments.

Hearing no comments, Mayor McCulloh closed the public comments.

MOTION:	Commissioner Oppelt.
ACTION:	<i>Approve the consent agenda.</i>
SECOND:	Commissioner Adamchak.
RESULT:	On a roll call vote, motion carried 4-0 with the exception of Item C (<i>item moved to New Business Consent Agenda</i>) which carried 5-0.
Ayes:	Mayor McCulloh, Commissioner Adamchak, Commissioner Oppelt, and Commissioner Matta.
Nayes:	None.
Abstain:	None.

8. REORGANIZATION

- A. Mayor Karen McCulloh made outgoing comments.
- B. Commissioners Oppelt and Matta made outgoing comments.
- C. Assistant City Clerk Chelsea Johnson, administered the Oath of Office to Commissioners-Elect Larry Fox, Jim Morrison, and Andrew Von Lintel.
- D. Assistant City Clerk Chelsea Johnson called for the election of the new Mayor. Commissioner McCulloh moved that Commissioner Susan E. Adamchak be appointed to serve as Mayor until the first working Tuesday of January 2027. Commissioner Morrison seconded the motion.

MOTION:	Mayor McCulloh.
ACTION:	<i>I move that Commissioner Susan E. Adamchak be appointed to serve as Mayor until the first working Tuesday of January 2027.</i>
SECOND:	Commissioner Morrison.
RESULT:	On a roll call vote, motion carried 5-0.
Ayes:	Mayor McCulloh, Commissioner Adamchak, Commissioner Fox, Commissioner Morrison, and Commissioner Von Lintel.
Nayes:	None.
Abstain:	None.

- E. Mayor Elect calls for nomination of new Mayor Pro Tem.

MOTION:	Mayor Adamchak.
ACTION:	<i>I move that Commissioner Karen McCulloh be appointed to serve as Mayor Pro-Tem until the first working Tuesday of January 2027.</i>
SECOND:	Commissioner Fox.
RESULT:	On a roll call vote, motion carried 5-0.
Ayes:	Mayor McCulloh, Commissioner Adamchak, Commissioner Fox, Commissioner Morrison, and Commissioner Von Lintel.
Nayes:	None.
Abstain:	None.

- F. Commissioner comments on reorganization.
- G. Mayor Elect will provide remarks for the upcoming year.

9. NEW BUSINESS CONSENT AGENDA

(* denotes those items discussed)

A. **LICENSES**

1. [Approve](#) a Cereal Malt Beverages Off-Premises License for Kwik Shop #350733 and Walgreens #07060; and a Tree Maintenance License for calendar year 2026 for TreeMan-MHK.

B. **FINAL PLAT**

1. Accept the easements and rights-of-way on the [final plat of The Highlands at Grand Mere, Unit 5](#).

C. **PROFESSIONAL SERVICES**

1. Authorize City Administration to finalize, and the Mayor to execute a professional services agreement in the amount of \$77,569.57 with Pictometry-EagleView for the [2026 LiDAR Acquisition project](#).
2. Authorize City Administration to issue a [Request for Proposals \(RFP\) for a dedicated sign vendor](#) for the Parks and Recreation Department.

D. **BOARD APPOINTMENTS**

- * 1. *This item was moved from the Old Business Consent Agenda to the New Business Consent Agenda.*

Approve the Mayor's recommendations for [appointment](#) to external and/or City boards and committees.

- a. Appointment of Rex Fowles to the Cemetery Board.

Mayor Adamchak opened the public comments.

Hearing no comments, Mayor Adamchak closed the public comments.

MOTION:	Commissioner McCulloh.
ACTION:	<i>Approve the consent agenda.</i>
SECOND:	Commissioner Fox.
RESULT:	On a roll call vote, motion carried 5-0.
Ayes:	Mayor McCulloh, Commissioner Adamchak, Commissioner Oppelt, and Commissioner Matta.
Nays:	None.
Abstain:	None.

10. GENERAL AGENDA

A. CONSIDER AGREEMENT WITH PEPSI-COLA BOTTLING COMPANY OF MARYSVILLE, INC. D/B/A PEPSI-COLA OF MANHATTAN, KS

Aaron Stewart, Director of Parks and Recreation, presented the item. He then answered questions from the Commission.

Mayor Adamchak opened the public comments.

Hearing no comments, Mayor Adamchak closed the public comments.

MOTION:	Commissioner Fox.
ACTION:	<u>Authorize the Mayor and Clerk to execute a five-year agreement with Pepsi-Cola Bottling Company of Marysville, Inc. d/b/a Pepsi-Cola of Manhattan, KS to provide soft drink and beverage products for City Parks and Recreation concession stands.</u>
SECOND:	Commissioner McCulloh.
RESULT:	On a roll call vote, motion carried 5-0.
Ayes:	Mayor Adamchak, Commissioner McCulloh, Commissioner Fox, Commissioner Morrison, Commissioner Von Lintel.
Nayes:	None.
Abstain:	None.

B. CONSIDER DISSOLVING FREDERICK DOUGLASS RECREATION COMPLEX ADVISORY BOARD – AMENDING BYLAWS FOR PARKS AND RECREATION ADVISORY BOARD

Aaron Stewart, Director of Parks and Recreation, presented the item. He then answered questions from the Commission.

Mayor Adamchak opened the public comments.

The following member of the public provided comments:

- Amber Starling, 408 Houston Street
- Mel Borst, 1918 Humboldt Street

Hearing no other comments, Mayor Adamchak closed the public comments.

MOTION:	Commissioner Morrison.
ACTION:	Approve Ordinance No. 7805 dissolving the Frederick Douglass Recreation Complex Advisory Board (FDR CAB), adding two positions to the Parks and Recreation Advisory Board (PRAB), and adopt amended bylaws for the PRAB.
SECOND:	Commissioner Fox.
RESULT:	On a roll call vote, motion carried 3-2.
Ayes:	Mayor Adamchak, Commissioner McCulloh, Commissioner Fox, Commissioner Morrison, Commissioner Von Lintel.
Nays:	None.
Abstain:	None.

C. CONSIDER THE PURCHASE OF A 2026 SERVICE/MECHANIC TRUCK

Randy Dewitt, Director of Public Utilities, presented the item. He then answered questions from the Commission.

Mayor Adamchak opened the public comments.

Hearing no comments, Mayor Adamchak closed the public comments.

MOTION:	Commissioner Fox.
ACTION:	Award purchase of a 2026 Service/Mechanic Truck in the amount of \$107,324.00 from Master Tech Truck and Equipment and authorize the disposal of excess property once replacement vehicle arrives.
SECOND:	Mayor Adamchak.
RESULT:	On a roll call vote, motion carried 5-0.
Ayes:	Mayor Adamchak, Commissioner McCulloh, Commissioner Fox, Commissioner Morrison, Commissioner Von Lintel.
Nays:	None.
Abstain:	None.

D. CONSIDER THE PURCHASE OF A 2025 TRUCK MOUNTED SINGLE ENGINE COMBINATION SEWER CLEANER

Randy Dewitt, Director of Public Utilities, presented the item. He then answered questions from the Commission.

Mayor Adamchak opened the public comments.

Hearing no comments, Mayor Adamchak closed the public comments.

MOTION:	Commissioner Fox.
ACTION:	Award purchase of a 2025 truck mounted single engine combination sewer cleaning truck in the amount of \$588,703.00 from Red Equipment.
SECOND:	Commissioner McCulloh.
RESULT:	On a roll call vote, motion carried 5-0.
Ayes:	Mayor Adamchak, Commissioner McCulloh, Commissioner Fox, Commissioner Morrison, Commissioner Von Lintel.
Nays:	None.
Abstain:	None.

11. CITY MANAGER BRIEFING

The City Manager provided a list of 2026 City Commission meeting dates, upcoming meetings/events involving the Commission, provided a list of board positions on Boards/Committees that the Commission served on, and mentioned the Special Meeting on January 13, 2026.

12. ADJOURNMENT

MOTION:	Commissioner McCulloh.
ACTION:	<i>Adjourn the January 6, 2026, City Commission Meeting.</i>
SECOND:	Commissioner Fox.
Ayes:	Mayor Adamchak, Commissioner McCulloh, Commissioner Fox, Commissioner Morrison, and Commissioner Von Lintel.
No:	None.
Abstain:	None.

At 7:52 p.m., Mayor Adamchak announced the Commission meeting was adjourned.



Chelsea Johnson, Assistant City Clerk