

**THE MINUTES OF THE REGULAR MEETING
OF THE BOARD OF COMMISSIONERS
OF MIAMI COUNTY, KANSAS**

The Board of Miami County Commissioners met in regular session, in the Commission Chambers, Miami County Administration Building, Paola, Kansas, on February 25, 2026. Those present were:

George Pretz, Chairman	Shane Krull, County Administrator
Tyler Vaughan, Pro-Tem	Laura Epp, County Clerk
Keith Diediker, Commissioner	Cari Foster, Operation Support Specialist
Paul Scruggs, Commissioner	
W. Jene Vickrey, Commissioner	

CALL TO ORDER

Chairman Pretz called the meeting to order at 1:00 p.m.

CONSENT AGENDA

Commissioner Vaughan moved to approve the Consent Agenda, as follows:

- Approval of minutes of the County Commission Meeting on February 18, 2026
- Approval of accounts payable payment vouchers and payroll
- 2026-008-LS: RBJD Development - Grant of Easement (A26-02-007)

Commissioner Diediker seconded; the motion carried, and the vote was unanimous.

ACTION AGENDA

Eric Sandberg, Road and Bridge Director, requested the Commissioners approval to purchase the STAR weed program for \$5,750.00 with an annual fee of \$750.00. Mr. Sandberg stated the STAR Weed Program is a comprehensive solution designed to organize operating costs for Noxious Weed Departments, manage physical inventory, and tracks treatments for the eradication of noxious weeds and pest control. The Noxious Weed Department currently utilizes the CIC Weed Management Program. The Noxious Weed Department currently uses the CIC program that will officially be retired in July 2026. Following that notification, staff researched alternative software options and determined the STAR Weed Program to be the most suitable replacement. The initial cost of \$5,000.00 will be paid from the Noxious Weed budget for computer and software supplies. The annual recurring fee of \$750.00 will be paid from the County Technology Fund. Chairman Pretz inquired about the implementation timeline. Mr. Sandberg stated that if approved today, implementation would begin immediately. Commissioner Vickrey asked if that is for all the ongoing costs? Mr. Sandberg answered correct. Commissioner Scruggs asked if there was a term on this agreement? Mr. Sandberg answered no. Chairman Pretz moved to approve the STAR Weed Program as presented, Commissioner Diediker seconded; the motion carried, and the vote was unanimous.

Angie Eads, Director of Community Corrections, requested authorization for the Chairman to sign the Kansas Department of Corrections (KDOC) FY27 Adult Comprehensive Grant Signatory Page. Ms. Eads stated the requested allocation is \$655,305.45 which includes behavioral health funding. She noted we are receiving for \$151,411.63 which is about \$15,000.00 more than the prior year due to the availability of DUI funds, calculated based on the DUI cases we supervised in the Sixth Judicial District. Commissioner Diediker moved to authorize the Chairman sign the FY27 Adult Comprehensive Grant Signatory Page as presented, Commissioner Vickrey seconded; the motion carried, and the vote was unanimous. (A26-02-008)

Angie Eads, Director of Community Corrections, requested authorization for the Chairman to sign the Kansas Department of Corrections (KDOC) FY27 Juvenile Services Comprehensive Grant Signatory Page. Ms. Eads stated the requested allocation is \$571,491.00, which is the same amount awarded in the prior fiscal year. She noted the County has received this funding level for approximately the past ten years. Commissioner Vaughan moved to authorize the Chairman to sign the FY27 Juvenile Services

Comprehensive Grant Signatory Page as presented, Commissioner Diediker seconded; the motion carried, and the vote was unanimous. (A26-02-009)

Kenneth Cook, Planning Director, requested approval of 25008-CUP Believe Barn. Mr. Cook stated the Planning Commission voted unanimously (8-0), to recommend approval of the Conditional Use Permit (CUP). The application requests approval of the CUP to operate an event center, including weddings, receptions, private celebrations, church functions, agritourism activities, and similar gatherings. The subject property contains approximately 3.12 acres located on Old Kansas City Road, just south of 223rd Street. Staff initially recommended approval of a ten-year CUP, but after looking at the factors in this case the Planning Commission recommended approval of a twenty-year CUP. If approved staff will continue to work with the applicant to collect the documentation regarding prior improvements to ensure compliance with applicable regulations. Commissioner Vaughan complimented Mr. Cook and his team working with Mr. and Mrs. Sloan on making the process understandable and meeting their needs. Commissioner Vaughan moved to approve as presented, Commissioner Vickrey seconded; the motion carried, and the vote was unanimous.

Kenneth Cook, Planning Director, requested approval of a rezoning from Countryside District (CS) to Heavy Industrial District (I-2). Mr. Cook stated that approximately the back 100 feet of a parcel containing a residence has been incorporated into the adjacent Doherty Steel operation, and the existing property line is located in close proximity to the building. To meet building code and zoning regulations compliance, staff recommended the applicant pursue the rezoning. This request also includes a related property line adjustment. Commissioner Diediker moved to approve the rezoning from CS to I-2 as presented, Commissioner Scruggs seconded; the motion carried, and the vote was unanimous.

Kenneth Cook, Planning Director, recommended the Board of County Commissioners accept the dedication of right-of-way and easements associated with 25006-SUB: Starling Estates. Staff further recommended authorization for the Chairman to sign a Partial Release of Grant of Easement for excess Right of Way (ROW) along Old Kansas City Road. Mr. Cook stated there were issues with the lot split that where an additional grant of easement was provided to Miami County that exceeded the ROW requirements. The release that is included in the application would relieve the excess easement. Staff also requested authorization for the Chairman to sign the Final Plat of Starling Estates. The subdivision plat is a two-lot subdivision plat using the agricultural preservation requirements of the zoning regulations, creating one new lot that would be accessed from the road to the south of 267th Street. Chairman Pretz moved to release the excess easement, Commissioner Vaughan seconded; the motion carried, and the vote was unanimous. Chairman Pretz moved to approve the lot split for Starling Estates, Commissioner Vaughan seconded; the motion carried, and the vote was unanimous.

APPLICATIONS

Laura Epp, County Clerk, presented the 2025 Inventory for county departments to the commissioners for their review and to sign the signature page. Last year the question of how long the Commission have to look over the book came up, and we would like the inventory book returned by March 25, 2026, which gives you a month.

STAFF COMMENTS

Sandra Lucas, County Appraiser, stated every year we mail out our value notices by March 1. The statements will go out this Friday, February 28, 2026. Ms. Lucas handed out a sheet that compared 2025 to 2026 valuation data, as well as a guide that will be mailed with the valuation notices. Ms. Lucas gave a brief preliminary update. The Commission Chamber is reserved for March 11, 2026, for an open public meeting for questions and basic information regarding valuation notices and the appeal processes. Chairman Pretz asked what time the meeting would be held. Ms. Lucas stated proposed time is 6:30 p.m. to 8:00 p.m. She will return next week to give a more detailed report. Chairman Pretz expressed concern regarding the appeal deadline is March 31, 2026, noting mail delivery delays. Chairman Pretz stated there is no leniency, and

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asked if that was state statute or is that an office date? Ms. Lucas answered that it is state statute the residents have 30 days from the mailing to appeal. We hope to change sending the notices from mail to email at some point. Chairman Pretz asked if there is a time limit because the Appraisers Department has to prove their case, then the property owner proves their case? Ms. Lucas answered we have 20-minute appeals. We go over to the property with the homeowner, and go over how we produced the value, which is state statute we do that. The property owner can submit pictures and all their information so we can review it ahead of time. Chairman Pretz asked if she had a date the appeals start? Ms. Lucas answered she believes they start Monday, March 16, 2026.

COMMISSIONERS COMMENTS

Commissioner Vickrey stated we learned a lot more about Data Centers over the last week. I am thankful they are not asking to put one in the rural part of Miami County.

Commissioner Vaughan stated we had another beautiful week in Miami County.

Commissioner Vaughan announced there could be two or more Commissioners present at the following:

- February 28, 2026, Legislative Breakfast at Paola High School. Chairman Pretz will be the Master of Ceremonies. We encourage residents to come out and listen to our local legislators.
- March 3, 2026, County Day in Topeka.

Chairman Pretz announced there could be two or more Commissioners present at the Paola Chamber of Commerce meeting on March 3, 2026, at 7:30 a.m. at the Town Square location. He stated himself and Shane Krull, County Administrator, will also be in attendance.

ADJOURNMENT

The meeting was adjourned at 1:24 p.m.



ATTEST:


 Laura Epp, County Clerk


 George Pretz, Chairman