

**City of Wright City  
Board of Aldermen Meeting Minutes  
Thursday, September 26, 2013**

**Signed in Attendance:** Nancy Huster and Chris Orlet from Warren County Record were also present.

**City Official Attendance:** Mayor Heiliger, Alderman Schuchmann, Alderman Rowden, Alderman Toothman and Alderman Smith were present.

**Staff and Others Present:** Superintendent Larry Janish, City Clerk Christine Martin, City Attorney Paul Rost, Pastor Joe Purl, Interim Police Chief Matthew Eskew, and Police Officer Jim Hepperman. Treasurer/Economic Developer Karen Gironde and Park Director Curt Kehoe were absent.

Mayor Heiliger called the meeting to order at 6:30 pm

**Roll Call**

City Clerk Christine Martin called roll with Mayor Heiliger, Aldermen Schuchmann, Rowden, Smith and Toothman present. The City Clerk reported the Mayor and four (4) Board Members present.

**Pledge of Allegiance**

Interim Police Chief Matt Eskew led everyone in the Pledge of Allegiance

**Approval of Minutes**

**Minutes from Board Meeting of September 12, 2013** - Alderman Toothman made a motion to approve the minutes from the Board of Alderman Meeting of September 12, 2013. Alderman Smith seconded it and the motion unanimously carried.

**Approval of Financial Reports – None**

**Responses to previous comments/concerns – None**

**Open Meeting to public comments/concerns –** Nancy Huster was present and thanked the Police Department for quick action on a call she made.

Pastor Joe Purl thanked Chris Orlet of the Warren County Record for the good article in this week's paper.

**Public Hearing**

**Amend Chapter 430 Commercial Districts, Section 430.140 Commercial Permitted Uses, Conditional Uses, and Temporary Uses, by adding Pawnshops as a**

**Conditional Use allowed only under the C-4 Commercial District Zoning Code –** Mayor Heiliger opened the Public Hearing. There were no comments or questions. Mayor Heiliger closed the hearing.

### **Recommendations from Planning & Zoning**

**Application from Paul Hunt and Kenneth Hunt to Zone a 2.8 acre parcel of land located at the North Service Road and North Stracks Church Road to “M-1” Light Industrial -** Alderman Schuchmann made a motion to accept the recommendations from Planning & Zoning to change the zoning to C-4 General Commercial District as opposed to M-1 Light Industrial Zoning District. Alderman Toothman seconded it and the motion unanimously carried.

**Amend Chapter 430 Commercial Districts, Section 430.140 Commercial Permitted Uses, Conditional Uses, and Temporary Uses, by adding Pawnshops as a Conditional Use allowed only under the C-4 Commercial District Zoning Code -** Alderman Schuchmann made a motion to accept the recommendations from Planning & Zoning. Alderman Rowden seconded it and the motion unanimously carried.

### **Old Business**

**Food Trucks – Fees for License -** The Board discussed Food Trucks with City Attorney Paul Rost in regards to fees and restrictions. The Board asked that it be reviewed further during the next Workshop and City Attorney Paul Rost stated he would have some more information to City Clerk Christine Martin to send out with the Workshop Agenda

### **New Business**

**Forest Lake – Request for Maintenance –** Superintendent Larry Janish discussed the letter of request with the Board from the Forest Lake Property Owners Association for maintenance and the Board suggested it be discussed with next year’s budget.

**Public Works – Request to advertise for full-time maintenance -** Superintendent Larry Janish discussed the open position in his department and said he has decided to advertise for a full-time person. City Clerk Christine Martin said she will put the ad in the Warren County Record and on the website. Alderman Smith suggested that a separate email would be beneficial for receiving resumes.

**Payment Agreement Status Report -** Alderman Schuchmann stated that the second account on the list should be contacted and asked to bring their account current by the next meeting or they risk having their services disconnected. Alderman Schuchmann made a motion to accept the report. Alderman Rowden seconded it and the motion unanimously carried.

**Request for Utilities Payment Agreement – Account 300062003 –** City Clerk Christine Martin explained that the customer has already paid the amount due and there was no action needed.

**Northridge Apartments – Safety Issue** – Superintendent Larry Janish explained to the Board there is a very large hole next to the School property on Northridge Apartments property. He said runoff is creating washout and holes that are very large. Larry Janish said he talked to Mr. Lucas, owner of Northridge Apartments regarding the situation and considered writing him a letter. City Attorney Paul Rost said he would draft a letter to be sent.

**Vacation Carryover – Parks** –City Clerk Christine Martin stated that Curt Kehoe is asking to carry his vacation balance of about 64 hours over to the end of October. Alderman Schuchmann made a motion to approve the vacation carryover to October 31st. Alderman Smith seconded it and the motion unanimously carried.

**Ordinance/Resolutions**

**Bill #38-13 Ordinance** – An Ordinance was read by title. AN ORDINANCE ADDING A NEW CHAPTER 625 TO THE MUNICIPAL CODE OF THE CITY OF WRIGHT CITY, MISSOURI PAWNBROKERS AND PAWNSHOP LICENSES - Alderman Schuchmann made a motion to read Bill #38-13 a second time by title. Alderman Smith seconded it and the motion unanimously carried. After the second reading, Alderman Schuchmann moved that Bill #38-13 be placed upon final passage. Alderman Rowden seconded it and the motion unanimously carried. Mayor Heiliger then put the question “Shall Bill #38-13 be passed and become an Ordinance?” Roll was taken with the following vote:

Alderman Schuchmann	Yea	Alderman Smith	Yea
Alderman Toothman	Yea	Alderman Rowden	Yea

The Bill having the majority vote of the members present was adopted. Said Bill was thereupon presented to the Mayor and President of the Board for their signatures and approval and then duly signed and becomes Ordinance #806 of the City of Wright City, Missouri.

**Bill #39-13 Ordinance** – An Ordinance was read by title. AN ORDINANCE AMENDING CHAPTER 430 COMMERCIAL DISTRICTS, SECTION 430.140 COMMERCIAL PERMITTEDD USES, CONDITIONAL USES, AND TEMPORARY USES, BY ADDING PAWNSHOPS AS A CONDITIONAL USE IN C-4 COMMERCIAL DISTRICT OF THE ZONING CODE OF THE MUNICIPAL CODE OF THE CITY OF WRIGHT CITY, MISSOURI - Alderman Rowden made a motion to read Bill #39-13 a second time by title. Alderman Toothman seconded it and the motion unanimously carried. After the second reading, Alderman Smith moved that Bill #39-13 be placed upon final passage. Alderman Toothman seconded it and the motion unanimously carried. Mayor Heiliger then put the question “Shall Bill #39-13 be passed and become an Ordinance?” Roll was taken with the following vote:

Alderman Schuchmann	Yea	Alderman Smith	Yea
Alderman Toothman	Yea	Alderman Rowden	Yea

The Bill having the majority vote of the members present was adopted. Said Bill was thereupon presented to the Mayor and President of the Board for their signatures and approval and then duly signed and becomes Ordinance #807 of the City of Wright City, Missouri

**Bill #40-13 Ordinance** – An Ordinance was read by title. AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF WRIGHT CITY, MISSOURI BY AMENDING THE ZONING DISTRICT MAP OF THE CITY OF WRIGHT CITY FOR A 2.8 ACRE TRACT OF LAND FROM GENERAL AGRICULTURE TO C-4 GENERAL COMMERCIAL DISTRICT FOR THE PROPERTY AS SHOWN IN EXHIBIT ‘A’. - Alderman Toothman made a motion to read Bill #40-13 a second time by title. Alderman Schuchmann seconded it and the motion unanimously carried. After the second reading, Alderman Toothman moved that Bill #40-13 be placed upon final passage. Alderman Rowden seconded it and the motion unanimously carried. Mayor Heiliger then put the question “Shall Bill #40-13 be passed and become an Ordinance?” Roll was taken with the following vote:

Alderman Schuchmann	Yea	Alderman Smith	Yea
Alderman Toothman	Yea	Alderman Rowden	Yea

The Bill having the majority vote of the members present was adopted. Said Bill was thereupon presented to the Mayor and President of the Board for their signatures and approval and then duly signed and becomes Ordinance #808 of the City of Wright City, Missouri

## **Reports**

**Park** – Park Director Curt Kehoe was absent

**Public Works** – Superintendent Larry Janish gave report to the Board.

Bell Road Sidewalk Project – Larry said they have about 2050 feet of sidewalk poured. Larry said sidewalks will be done before he goes on vacation October 11<sup>th</sup>.

Fence for Sidewalk Project – Larry said he has not received bids for the fence. It was suggested to contact Collins & Hermann and DS Fence out of St. Charles. He said D & D Fence from Warrenton is supposed to come by Friday to give a bid.

**Building Official** – The Code Report was provided in the Board Packets.

**Police** – Interim Police Chief Matt Eskew reported to the Board.

Strassenbash – Interim Chief Eskew stated that Strassenbash was wonderful this year with no incidents.

Calls - Their department had 517 calls for service resulting in 15 incident reports. He stated some of the calls were for fugitive arrests, assaults, five (5) drug cases with one (1) being a traffic stop that turned out to be a rolling meth lab. He said Officer Holifield was conducting routine patrol around Copperhead Lounge Saturday night where a fight broke out and he was assaulted, resulting in no injury. He said there are charges pending for that incident.

Speed Limit Signs - Interim Police Chief Eskew informed Superintendent Larry Janish that some speed limit signs are needed on Freedom Lane.

Bullet Proof Vest for “Zeus” – He said Chris Orlet of Warren County Record did an outstanding article regarding the purchase of the vest for “Zeus”.

**City Hall** – City Clerk Christine Martin gave report to the Board.

Business License - James Scott for an Antique Mall named “A Walk down Memory Lane”, came in today with his approved occupancy inspection along with the Fire Department’s final approval. Steve Green with Action Automotive has indicated he will be getting his Business License in the next week or so for his other location. City Clerk Christine Martin said she talked to a few proposed businesses. One was a donut shop from Wentzville to sell an already baked product to go in the Wildcat Center and the other business is one that will combine a lot of approved uses and they plan on calling their business “The Trading Post”.

Peddlers & Liquor License – There were no Peddlers or Liquor License issued.

Strassenbash Parade – Everyone enjoyed riding in the parade.

Memorial Society – Larry Janish has installed the sign “No Unauthorized Trucks over 12,000 pounds” and he is ordering the one-way replacement signs.

Bell Road – Twin Rivers Baptist Association – Mr. Jurgesmeyer was in today and dropped off the Rezoning application for a Public Hearing to be held at the October 21<sup>st</sup> Planning & Zoning meeting and the October 24<sup>th</sup> Board meeting.

Request for Balance Adjustment over \$50.00 (Accounts 400091002 and 400090002) due to \$65.00 being applied to the wrong account. Alderman Toothman made a motion to approve the balance adjustment. Alderman Smith seconded it and the motion unanimously carried.

**Treasurer/Economic Development** – Karen Girondo was on vacation, but did forward her report to the Board.

**Review/Approval of Bills**

Alderman Toothman made a motion to approve the Bills. Alderman Smith seconded it and the motion unanimously carried.

**Final Questions** – Nancy Huster discussed the concrete inlet near her house with Larry Janish in regards to a safety concern. He said he will check to see if he has a different lid that will work better for the inlet.

Mayor Heiliger announced that Billy Twiehaus passed away and stated how much he had done for the City and the Parks.  

**Vote to go to call for Executive Session** - Alderman Toothman made a motion to come out of regular session and go into an executive session to discuss business relating to Legal and Real Estate as allowed pursuant to the exception of the provisions of Section 610.021(1)(2) RSMo. Alderman Smith seconded it and roll call was taken:

Alderman Schuchmann	Yea	Alderman Toothman	Yea
Alderman Smith	Yea	Alderman Rowden	Yea

The motion carried.

Alderman Schuchmann made a motion to come out of executive session and go into regular session. Alderman Smith seconded it and roll call was taken:

Alderman Schuchmann    Yea  
Alderman Smith            Yea

Alderman Toothman      Yea  
Alderman Rowden         Yea

The motion carried.

**Adjournment** – Alderman Schuchmann made the motion to adjourn the meeting at 7:35 pm. Alderman Rowden seconded it and the motion unanimously carried.

Approved \_\_\_\_\_

Attested \_\_\_\_\_