

**City of Wright City
Board of Aldermen Meeting Minutes
Thursday, December 8, 2016**

Signed in Attendance: Kerry and Cheryl Lambright, and Bart Korman.

City Official Attendance: Mayor Heiliger, Aldermen O'Connor, Rowden, Dixon, and Toothman were present.

Staff and Others Present: City Clerk Christine Martin, City Attorney Paul Rost, Treasurer Karen Girondo, Chaplin Joe Purl, Police Chief Matthew Eskew, Superintendent Larry Janish, Park Director Curt Kehoe and Officer Jim Hepperman.

Mayor Heiliger called the meeting to order at 6:30 pm at City Hall, 203 Veterans Memorial Parkway, Wright City, Missouri.

Roll Call

City Clerk Christine Martin called roll with Aldermen Dixon, O'Connor, Rowden, and Toothman present. The City Clerk reported four (4) Board Members present.

Pledge of Allegiance

Larry Janish led everyone in the Pledge of Allegiance.

Approval of Minutes

Minutes from Board Meeting of November 10, 2016 – Alderman Toothman made a motion to approve the minutes from the Board of Aldermen Meeting of November 10, 2016. Alderman Rowden seconded it and the motion unanimously carried.

Approval of Financial Reports – October – Alderman Toothman made a motion to approve the October Financial Report. Alderman O'Connor seconded it and the motion unanimously carried.

Responses to previous comments/concerns – None

Open meeting to public comments/concerns – Kerry Lambright discussed the fire that Nate and Betty Bennett had and asked the Board if they would consider waiving the connection fee from their destroyed home to the new one. Treasurer Karen Girondo stated the utility deposit could be transferred.

Public Hearings – None

Recommendations from Planning & Zoning

Terry Cochran – Presentation of Site Plan for 220 N. Elm Avenue – Bart Korman was present to answer any questions from the Board. Alderman Rowden discussed the feedback received from the city attorney for reasons due to access, lack of parking facilities and traffic safety with vehicles having to back out into traffic. Alderman

Rowden stated he didn't believe it would not meet general site requirements and is not conducive for an approved site to carry on a business. City Attorney Paul Rost discussed the alley and street access. He said the applicant should see if MODOT right of way could be used and stated the Board should rule on it or table it for research. Alderman Rowden made a motion to deny the site plan request by Terry Cochran. Alderman Dixon seconded it and the motion unanimously carried.

Site Plan for 13000 Veterans Memorial Parkway – Legacy Drugstore – Alderman Rowden made a motion to accept the recommendations of the Planning & Zoning Commission to approve the site plan. Alderman O'Connor seconded it and the motion unanimously carried.

Forest Lake Lots 31-34 Resubdivision Plat – Alderman Rowden made a motion to accept the recommendations of the Planning & Zoning Commission to approve the Resubdivision Plat. Alderman O'Connor seconded it and the motion unanimously carried.

Old Business

Wischmeyer Property – Lot 33 Forest Lake – No other action was requested – see Bill #41-16 for passage of ordinance for Resubdivision of Plat.

UB Request for Adjustment – Account #203020001 – Alderman Toothman made a motion to postpone until the customer receives another utility bill for purposes of averaging. Alderman Rowden seconded it and the motion unanimously carried.

UB Request for review of high bill – Account #100183001 – City Clerk Christine Martin stated Robin was still monitoring the meter and usage. Alderman Toothman made a motion to postpone the request to the next meeting. Alderman O'Connor seconded it and the motion unanimously carried.

New Business

TNT Auto – Mr. Vaughn Telfer was present and requested permission to park a work vehicle and a box trailer at his business at 201 Hedeman Avenue and explained that he is not open to the general public. The Board asked Mr. Telfer to present his request and a site plan to Planning & Zoning and they will in turn forward it back to the Board with their recommendations.

Chapter 100 – Old Castle Building Envelope Inc. – Treasurer Karen Gironde went over the Chapter 100 and explained there is an ordinance on the Agenda for passage.

Review/Approval of 2017 Calendar of City Meetings – Alderman Rowden made a motion to approve the 2017 Calendar of City Meetings. Alderman Dixon seconded it and the motion unanimously carried.

UB Payment Agreement Request – Account #300138003 – Alderman Toothman made a motion to approve the request. Alderman Dixon seconded it and the motion unanimously carried.

UB Payment Agreement Request – Account #201506703 – Alderman Rowden made a motion to postpone the request to the next meeting. Alderman Toothman seconded it and the motion unanimously carried.

UB Balance Adjustment Report - November – Alderman Toothman made a motion to approve the report. Alderman O’Connor seconded it and the motion unanimously carried.

UB Payment Agreement Status Report – Alderman Toothman discussed account 400114005 and made a motion to recommended shutting off on Monday if no payment is received by Friday. The motion did not carry. Alderman Rowden made a motion to hold off until the end of the year. Alderman Dixon seconded it and the Alderman Rowden, Dixon and O’Connor voted yes. Alderman Toothman voted no. The motion carried.

The Board discussed Account #100341001. Alderman O’Connor made a motion to hold off on this account until the end of the year. Alderman Dixon seconded it and Alderman Rowden, Dixon and O’Connor voted yes. Alderman Toothman voted no. The motion carried.

Proposed 2017 Budget – Treasurer Karen Girondo asked the Board to skip this item.

Request from Barclay Enterprises – Automated Inspection Reporting – Alderman Rowden made a motion to approve the Automated Inspection Reporting. Alderman Toothman seconded it and the motion unanimously carried.

Approval for Destruction of City Records per State Statutes on Local Records Retention Schedule – Alderman Rowden made a motion to approve the request for destruction of City Records. Alderman O’Connor seconded it and the motion unanimously carried.

Ordinance/Resolutions

Bill #40-16 Ordinance – An Ordinance was read by title. AN ORDINANCE APPROVING AND AUTHORIZING EXECUTION OF A FINANCIAL ASSISTANCE AGREEMENT FOR AN ABANDONED WELL PROJECT. Alderman Rowden made a motion to read Bill #40-16 a second time. Alderman Dixon seconded it and the motion unanimously carried. After the second reading, Alderman Rowden moved that Bill #40-16 be placed upon final passage. Alderman Dixon seconded it and the motion unanimously carried. Mayor Heiliger then put the question “Shall Bill #40-16 be passed and become an Ordinance?” Roll was taken with the following vote:

Alderman Dixon	Yea	Alderman Rowden	Yea
Alderman O’Connor	Yea	Alderman Toothman	Yea

The amended 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 signa-

tures and approval and then duly signed and becomes Ordinance #899 of the City of Wright City, Missouri.

Bill #41-16 Ordinance – An Ordinance was read by title. AN ORDINANCE OF THE CITY OF WRIGHT CITY, MISSOURI, APPROVING THE RESUBDIVISION PLAT FOR ADJUSTED PARCELS 31A, 32A, 33A, AND 34A OF THE FOREST LAKE SUBDIVISION AND DIRECTING THAT SAME BE RECORDED WITH THE WARREN COUNTY RECORDER OF DEEDS. Alderman Rowden made a motion to read Bill #41-16 a second time. Alderman Dixon seconded it and the motion unanimously carried. After the second reading, Alderman Rowden moved that Bill #41-16 be placed upon final passage. Alderman O'Connor seconded it and the motion unanimously carried. Mayor Heiliger then put the question "Shall Bill #41-16 be passed and become an Ordinance?" Roll was taken with the following vote:

Alderman Dixon	Yea	Alderman Rowden	Yea
Alderman O'Connor	Yea	Alderman Toothman	Yea

The amended 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 #900 of the City of Wright City, Missouri.

Bill #42-16 Ordinance – An Ordinance was read by title. AN ORDINANCE ACKNOWLEDGING RECEIPT OF AND APPROVING DELIVERY OF A RELEASE AND TERMINATION OF FIRST SUPPLEMENTAL INDENTURE; APPROVING EXECUTION AND DELIVERY OF A RELEASE AND TERMINATION OF FIRST SUPPLEMENTAL LEASE AGREEMENT; IN CONJUNCTION THEREWITH, APPROVING THE CONVEYANCE OF CERTAIN REAL AND PERSONAL PROPERTY LOCATED WITHIN THE CITY OF WRIGHT CITY, MISSOURI COMPRISING THE "PHASE TWO PROJECT", SUBJECT TO PAYMENT OF THE PURCHASE PRICE THEREFOR; AND PROVIDING FURTHER AUTHORITY. Alderman Rowden made a motion to read Bill #42-16 a second time. Alderman Dixon seconded it and the motion unanimously carried. After the second reading, Alderman Rowden moved that Bill #42-16 be placed upon final passage. Alderman Dixon seconded it and the motion unanimously carried. Mayor Heiliger then put the question "Shall Bill #42-16 be passed and become an Ordinance?" Roll was taken with the following vote:

Alderman Dixon	Yea	Alderman Rowden	Yea
Alderman O'Connor	Yea	Alderman Toothman	Yea

The amended 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 #901 of the City of Wright City, Missouri.

Bill #43-16 Ordinance – An Ordinance was read by title. AN ORDINANCE AUTHORIZING EXECUTION OF A CONTRACT BETWEEN THE CITY OF WRIGHT CITY AND CROSS COUNTRY BUILDINGS LLC., FOR CONSTRUCTION OF A CITY GARAGE BUILDING. Alderman Rowden made a motion to read Bill #43-16 a second time. Alderman Dixon seconded it and the motion unanimously carried. After the second

reading, Alderman Rowden moved that Bill #43-16 be placed upon final passage. Alderman O'Connor seconded it and the motion unanimously carried. Mayor Heiliger then put the question "Shall Bill #43-16 be passed and become an Ordinance?" Roll was taken with the following vote:

Alderman Dixon	Yea	Alderman Rowden	Yea
Alderman O'Connor	Yea	Alderman Toothman	Yea

The amended 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 #902 of the City of Wright City, Missouri.

Resolution 44-16 – A RESOLUTION AMENDING THE PERSONNEL POLICY OF THE CITY OF WRIGHT CITY, MISSOURI. The Resolution was read. Alderman Rowden made a motion to approve Resolution #44-16 by title. Alderman Dixon seconded it and the motion unanimously carried. Roll was taken with the following vote:

Alderman O'Connor	Yea	Alderman Rowden	Yea
Alderman Toothman	Yea	Alderman Dixon	Yea

The Resolution having the majority vote of the members present was adopted. Said Resolution was thereupon presented to the Mayor and President of the Board for their signatures and approval and then duly signed and becomes Resolution #44-16 of the City of Wright City, Missouri.

Reports

Park – Curt Kehoe was present and reported to the Board. He said thanked everyone who participated in the Christmas Parade and was the longest parade they ever had. Almost all of the cookies all were eaten and they went through five (5) gallons of hot chocolate. The Firemen requested a fire pit for next year to make hot dogs like done for 'Trunk or Treat'. It was a huge success. Breakfast with Santa on Saturday was also well attended. Curt said the next event is Ball signups.

Public Works – Superintendent Larry Janish discussed street slabs and that it's very hard trying to get them in this year due to the weather and if funds can be rolled over for 2017. Treasurer stated it can be done by increasing the budget.

They have been doing some sewer jetting throughout the City.

Larry discussed the water break near Greif Brothers property where the water could not be shut off due to the valve not closing. He will be getting bids for a new valve and will bring it to the next Board Meeting.

They will not be able to get cinders after this year, so will need to use sand which freezes or will just have to use salt alone. If salt alone is used it will be more costly due to a structure to store it in and the cost of salt.

Larry also discussed a 48 ft. storage unit that was placed. The property owner has applied for a shed permit.

Police – Police Chief Eskew was present. He reported they had 1303 calls for service, with 62 incident reports since the last meeting. Some reports included fugitive arrests, leaving the scene of a motor, animal at-large, motor vehicle accident with injuries,

driving while intoxicated, felony stealing, distribution of a controlled substance near a school zone, domestic assault, and sexual misconduct involving a child. The felony stealing was the City's steam roller and trailer and his guys are working on it. They have a few leads.

He discussed the "no shave November" and was able to provide the School District just over \$200 for their care-alarm program. They are working with Agape to sponsor a family again for Christmas this year. He offered to pay the \$35 fee for the mobile home permit for the fire victims.

City Hall – City Clerk Christine Martin went over her report on business licenses with renewals having been sent out in November. There is no new status for the delinquent business owner and Chief said he will be summoned again. There were two new licenses issued during this period, Trinity Communications and EPC.

Cemetery – City Clerk stated there is a burial for Saturday and it is Jerry Heinen. She also is working with a family for the Doris English urn burial that will be coming from Pennsylvania.

Training – City Clerk Christine Martin stated she is still working with Denise on Personnel and HR.

Other – Contacted MODOT and the pothole is repaired out front at N. Locust. They will not make a repair for Ms. Nye, 402 Veterans Memorial Parkway.

Treasurer/Economic Development – Treasurer Karen Gironde reported to the Board. Karen stated November financials are not completed. She has been working on easement files.

Meetings – Attended the TAC Meeting and Stracks Church Road is high on the priority list.

Chapter 100 – Has been working on the 2006 Chapter 100 abatement for Oldcastle BuildEnvelope with Tom Cunningham.

2016 Audit is set up for the week of March 6th. They were in today for pretesting.

There have been five new proposals submitted by the EDC with a couple sites in Wright City.

Karen reminded the Board of the EPC Open House on Wednesday, December 14th from 2:00 pm to 5:00 pm and is for invited guests only.

Review/Approval of Bills – Alderman Rowden made a motion to approve the Bills. Alderman Toothman seconded it and the motion unanimously carried.

Final Questions – Cheryl Lambright discussed the status of the Food Pantry, helping the victims of the recent fire.

Pastor Joe Purl discussed the Christmas Food Baskets and said any donations are appreciated.

Vote to go to Closed Session - Executive Session - Alderman Dixon made a motion to come out of regular session and go into an executive session to discuss business for the purpose of dealing with matters relating to one or more of the following; Legal actions, causes of action, litigation or privileged communications between the City's representatives and its attorney (610.021(1)). Alderman O'Connor seconded it and roll call was taken:

Alderman Dixon

Yea

Alderman Rowden

Yea

Alderman O'Connor Yea Alderman Toothman Yea

The motion carried.

Alderman O'Connor made a motion to come out of executive session and go into regular session. Alderman Rowden seconded it and roll call was taken:

Alderman Dixon Yea Alderman Rowden Yea
Alderman O'Connor Yea Alderman Toothman Yea

The motion carried.

Adjournment – Alderman Rowden made the motion to adjourn the meeting at 8:30 pm. Alderman Dixon seconded it and the motion unanimously carried.

Approved _____

Attested _____