

City of Wright City
Board of Aldermen Meeting
July 26, 2007 6:30 pm

Special Workshop 6:00 pm

Mayor Klocke announced the workshop for discussion at the request of the Booster Club.

Attendance: Mayor Klocke, Alderman Denkler, Alderman Walter, Alderman Schuchman, Larry Janish, Karen Girondo, Christine Martin, Randy Lewis, Mark Porter and Austin Jones

Mayor Klocke said they want to run a new water line for the new building. Randy Lewis was present representing the Booster Club. Mr. Lewis asked if the Mayor and Board would consider waiving the water tap fee for the new athletic building from a 3/4" to a 2" meter as it is a non-profit and they are putting it in with 100 percent donations. Mayor Klocke said she did not see a problem with it as it is for the School District. Alderman Denkler said he did not see a problem with it either and said the City is trying to be a good neighbor with the School District. Larry Janish said he met Randy Key over there to discuss where he would go to tap the line. Larry said he would rather them tap the 8 inch line that is south and is a Class 200 PSI Line. Randy Lewis agreed with Larry Janish on the line to use. Larry said they just need to inspect the water tap when they are ready. Austin Jones and Mark Porter stated they were there in support of the Booster Club. Mayor Klocke closed the Workshop.

Board of Alderman Meeting 6:30

Signed in Attendance: Angie Reynolds, Roy White, Bill Hughes, Tony Midiri, Bill Stinson, Austin Jones, Randy Lewis, Tom Black, Tina North, Pearl Penrod, Dawn Bruning and Scott Bruning. .

City Official attendance: Mayor Klocke, Alderman Denkler, Alderman Schuchmann, and Alderman Walter.

Staff and Others: Larry Janish, Karen Girondo, Chief Wickenhauser, and Christine Martin.

Mayor Klocke called the meeting to order at 6:30.

Meeting Minutes - None

Public Hearing - None

Ordinance/Resolutions

Bill #21-07 was presented to the Board. Bill #21-07 was read for the first time by title. AN ORDINANCE ADDING A NEW STREET TO SCHEDULE I OF CHAPTER 320 OF TITLE iii OF THE WRIGHT CITY, MISSOURI, MUNICIPAL CITY CODE PROVIDING FOR THE

SPEED LIMIT ON TURKEY RUN COURT: Alderman Schuchmann made a motion to read Bill #21-07 a second time by title. Alderman Walter seconded it and the motion was unanimously carried. After the second reading, Alderman Schuchmann moved that Bill #21-07 be placed upon final passage. Alderman Walter seconded it and the motion unanimously carried. Mayor Klocke then put the question “Shall Bill #21-07 be passed and become an ordinance?” Roll call was taken with the following vote:

Alderman Denkler	Yea	Alderman Schuchmann	Yea
Alderman Walter	Yea		

The Bill having the affirmative vote of all members present was adopted. Said Bill was thereupon presented to the Mayor and Chairman of the Board for their signatures and approval. It was then duly signed and becomes Ordinance # 619 of the City of Wright City, Missouri.

Bill #22-07 was presented to the Board. Bill #22-07 was read for the first time by title. AN ORDINANCE AUTHORIZING EXECUTION OF AN AGREEMENT WITH HUEY CONSTRUCTION FOR TREATMENT PLANT UPGRADES: Alderman Denkler made a motion to read Bill #22-07 a second time by title. Alderman Schuchmann seconded it and the motion was unanimously carried. After the second reading, Alderman Denkler moved that Bill #22-07 be placed upon final passage. Alderman Schuchmann seconded it and the motion unanimously carried. Mayor Klocke then put the question “Shall Bill #22-07 be passed and become an ordinance?” Roll call was taken with the following vote:

Alderman Denkler	Yea	Alderman Schuchmann	Yea
Alderman Walter	Yea		

The Bill having the affirmative vote of all members present was adopted. Said Bill was thereupon presented to the Mayor and Chairman of the Board for their signatures and approval. It was then duly signed and becomes Ordinance # 620 of the City of Wright City, Missouri.

Old Business

Review of Water Account – Chris Poindexter, 34 Spring Hill Circle - Mayor Klocke said this has been handled.

Bill Hughes, Wireless Capital Partner, Discussion - Mr. Hughes was present. Mayor Klocke said it was the Board’s consensus at this time not to enter into an agreement. Mr. Hughes asked for a reason of why Wright City declined their offer. Alderman Denkler stated that the tower it is on is an old tower and the City is not sure how long it will be there. Alderman Denkler said the City wants the freedom to take it down without any legal consequences and is not interested at this time. The Board thanked Mr. Hughes for his time.

Police Department Purchase of a New Computer Server - Police Chief Don Wickenhauser was present and said they are asking for approval with a cap of \$15,000 for the purchase of the new RMS program and installation. Chief Wickenhauser said he expects the cost to be lower. It will allow them to interface with the new technology at the Communication Center and will save them man hours and will also work as a better department management tool. It will allow them to set up user profiles and management tools that will provide better computer system security. Alderman

Schuchmann made a motion to approve the Chief's purchase of the software and server with a cap of \$15,000. Alderman Denkler seconded it and the motion unanimously carried.

New Business

Liquor License – Sonda Ball d/b/a Ball's Q Shack – The business will not be open on Sundays therefore it does not include a Sunday Liquor Sales. Alderman Schuchmann made a motion to approve the Liquor License to Sonda Ball d/b/a Ball's Q Shack. Alderman Denkler seconded it and the motion unanimously carried.

Business License – Tina North & Pearl Penrod d/b/a Gimme a 2nd Resale Shop – Alderman Denkler made a motion to approve the business license to Tina North & Pearl Penrod d/b/a Gimme a 2nd Resale Shop. Alderman Schuchmann seconded it and the motion unanimously carried.

Business License – Velma & Keven Porter d/b/a JRJ Tack Shack - Alderman Schuchmann made a motion to approve the Business License to Velma & Keven Porter d/b/a JRJ Tack Shack. . Alderman Denkler seconded it and the motion unanimously carried.

Special Permit Request for Outdoor Fiesta – Ruiz Castillo Mexican Restaurant - Benny Mora of Ruiz was present and said they are celebrating Founders Day. Alderman Denkler made a motion to approve the Special Permit for an Outdoor Fiesta. Alderman Schuchmann seconded it and the motion unanimously carried.

Utility Adjustments for Approval - The Mayor and Board discussed the request from Patrick Randolph, 303 Lake Tucci Court to adjust his high water bill. Alderman Schuchmann said he believes he moved in in August and the crew could not get a reading because it was not hooked up properly. Larry agreed but said they asked the builder to correct it. Alderman Schuchmann recommended offering the owner the same payment plan over the same time period that the problem existed. Alderman Schuchmann made a motion to allow the resident a payment plan to make eight (8) equal payments of the high water bill amount with no penalty incurred. Alderman Walter seconded it and the motion unanimously carried. Alderman Schuchmann said he noticed a disconnection on the account. City Clerk Christine Martin explained the shut off was due to the account being over 90 days and had nothing to do with the large amount. The Board said not to waive the reconnection fee.

Reports

Archer – No Report

Park - No Report

Public Works - Larry Janish was present and said the 15mph speed limit signs are ordered. Larry said he had three (3) water breaks and all were along South First Street. Larry said two (2) were valves that blew apart and one was a split water line. They have another valve currently leaking in the same area. Larry said they received the manhole for the Sewer Project in the Alley behind Farmers & Merchants Bank and plan to start this project on August 2 and be finished on August 6. Larry said their Metal Locator is not working and is asking permission to purchase a new one. The existing one is 15 years old and a new one to replace it is \$885.00. Alderman Schuchmann made a motion to approve the purchase of a new metal locator. Alderman Denkler seconded it and the motion unanimously carried. Larry brought up Lagoon Sludge Removal and said it is more dense than the engineers thought. They have removed about 1,015.17 tons of dry sludge at a cost of \$185/dry ton. The total cost as of July 25th is \$187,806.45. Larry said he thinks there is another 500 tons left. Larry said he's discussed it with Holly and she thinks there may be more than six inches left in the Lagoon. Larry said he's keeping the Mayor posted daily. Larry

said he thinks they should proceed up to another 1500 tons. Karen said the funds will be tight, but \$300,000 is the break point. Alderman Denkler said he feels we should go ahead with this and cut back elsewhere. Alderman Schuchmann agreed with Alderman Denkler and he asked Larry to keep the Board posted as the dry tons accumulate through the 1600 ton mark. Larry said he will provide information to the City Clerk daily for the Board to review if they want.

Larry said he will be sending out bids for the new Salt Spreader on Monday and should have them for the next meeting. Larry said Pace called him and they will be overlaying 1300 feet on Roelker Road on Monday July 30.

Building Department – Ron Mershon was present and presented his report. Ron said he and the owner of 226 Kerland went through the house and will be starting on repairs next week. Ron said he had three (3) more pools that he forced people to drain. Gold Star poured the streets out in Hickory Trails Plat 2 last week. He gave notices for a camper and three boats being in a yard. Ron told the Board one of the contractors gave the City a new First Aid Station that he mounted on the wall in his office.

Police Department - Chief Wickenhauser said Officer Jeff Scanlon is at School Resource Officer Training in Jefferson City and will finish on Friday. He will then be D.A.R.E Certified

City Hall – City Clerk Christine Martin presented her report to the Mayor and Board. She stated there is a burial in the Wright City Cemetery in the wrong place and there are two options to correct it. Option 1 would cost the City about \$2,000 and Option 2 would be no cost except the transfer of a lot which is the north half of lot 44 which is open. The Board decided on Option 2. City Clerk Martin said there is a problem now with not getting our mail if it does not have our post office box on it. About 200 vendors have been notified so far to only use the post office box address. The other option is to have a mail receptacle put up to catch anything that could slip through. The drop box can not be used and it has to be on Veterans Memorial Parkway. Mayor Klocke said to leave it at the post office and also change it on the web site. City Clerk Christine Martin asked for the Board's approval to attend the Warren County Leadership Program at the cost of \$250 and to attend 12 sessions from September 5, 2007 to February 13, 2008. Alderman Schuchmann made a motion for the Clerk to attend the Quest Leadership Program. Alderman Denkler seconded it and the motion unanimously carried.

Treasurer Report /Economic Development – Karen said the majority of the money for the sewer replacement fund that will pay for the sludge removal is invested in a 30 day CD and comes due August 8. Karen said there is about \$320,000 and would like to take \$200,000 out next month to pay for the sludge removal. She said there is about \$100,000 in the COPS money for sludge removal. Alderman Schuchmann made a motion to approve cashing in the CD to put into the checking account for the sludge removal cost. Alderman Denkler seconded it and the motion unanimously carried.

Karen said she received a call from Doug Rasmussen from RCGA and the City did not get the paint company as they went to southern Indiana. Karen said she talked to Lyn of Meco and MODOT today and there are several items they still need for the sidewalk project and she has already taken care of it. Karen will call MODOT to absolutely make sure nothing else is needed. The preconstruction meeting for the WWTP was held. The Notice to Proceed will be dated July 31 and the completion date will be May 26, 2008. Alderman Schuchmann asked Karen if the May 26, 2008, date lines up with DNR and she said it does.

Review/Approval of Bills

Alderman Denkler made a motion to approve the bills as presented. Alderman Schuchmann seconded the motion and it unanimously carried.

5 Minute Rebuttal for Public Comments

Angie Reynolds asked how long can a person have a garage sale. The resident at 226 Kerland has had one for a week now. Karen Gironde said they have stuff hanging all over the trees and fence and wants to know if the City would consider adopting a Garage Sale ordinance limiting a sale to a day or two. Ron said another problem is the signs they put up all over and never pick up.

Peggy Sherman was present and thanked the Alderman for coming down and addressing the problem. Mrs. Sherman said she believes the yard sale signs are the least of the problem and said the City has a problem with code enforcement. Mrs. Sherman brought up final water accounts and asked how much the City is losing from people not getting final readings when they move out. Ron said on a lot of houses the water is in the owner’s name. Mrs. Sherman brought up other water billing situations and code compliance issues in her neighborhood. She asked about the ordinance that was to be on the books since 2004 and an article in the Newsletter about the new code coming. Mayor Klocke told Mrs. Sherman that Ron can’t barge into someone’s house and said it takes time to get things done. Mayor Klocke said when the complaint comes in, the City handles it and Ron is trying to get a handle on it. Mayor Klocke said she will not tolerate anyone coming to a City meeting and accusing any City worker of not doing their job properly. Peggy Sherman addressed the Alderman and she is concerned with situations around her house that will hurt property values. She said she was told before December 2006 that house would not be rented out and it is rented out at this time. Alderman Schuchmann told Mrs. Sherman he heard her complaint and asked if she would give him the opportunity to discuss this at the next workshop a week away. Mrs. Sherman agreed

Adjournment

Alderman Denkler made a motion to adjourn and Alderman Walter seconded. All were in favor. The meeting adjourned at approximately 7:30 p.m.

Approved _____ Date _____

Attested _____ Date _____