

City of Wright City
Board of Aldermen Meeting
August 12, 2010, 6:30 pm

Signed in Attendance: Timothy Reynolds, Tim Schmidt, Bill Stinson, Ervin Fackler and Gina Allen.

City Official attendance: Mayor Heiliger, Alderman Black, Alderman Toothman, Alderman Schuchmann and Alderman Reynolds were present.

Staff and Others: Economic Developer/Treasurer Karen Girondo, City Clerk Christine Martin, City Attorney Josh Payton, Superintendent Larry Janish, Police Chief Henry Matthews and Officer Jeff Scanlon.

Roll Call

City Clerk Christine Martin called roll with Mayor Heiliger, Aldermen Black, Schuchmann, Toothman and Reynolds present. The City Clerk reported the Mayor and four Board Members present.

Mayor Heiliger called the regular Board Meeting to order at 6:30 pm.

Alderman Schuchmann made a motion to amend the Agenda to add Item 12 n.Appointment of a part-time Police Officer. Alderman Reynolds seconded it and the motion unanimously carried.

Meeting Minutes

Approval of Minutes from Special Board Meeting of May 25, 2010 – Alderman Schuchmann made a motion to approve the Special Board Meeting Minutes of May 25, 2010. Alderman Reynolds seconded it, Aldermen Schuchmann, Reynolds, and Black voted yes and Alderman Toothman abstained from voting. The motion carried.

Approval of Minutes from Board Meeting of May 27, 2010 – Minutes were not available

Approval of Minutes from Board Meeting of June 10, 2010 – Minutes were not available

Responses to previous comments/concerns - None

Open meeting to public comments/concerns - None

Public Hearing

Proposed 2010 Tax Rates to be set by City - Alderman Schuchmann stated it will go up 4 tenths of one percent and from .7878 to .7925 (an increase of .0047) on Real/Personal Property. Bill Stinson was present and asked questions about the tax rate and how it affected the commercial property owners and why the Board was changing it. Alderman Schuchmann said because they decreased the Personal Property Assessed Valuation this year. Karen Girondo said she figured on

a home valued at \$120,000 the cost difference would be \$1.07. Treasurer Karen Girondo answered Mr. Stinson’s questions and said the rate is a formula set by the State of Missouri. The assessed valuation is supplied by the County Clerk and provided to the State Auditor’s Office and then she puts those into a set of calculations and it is then sent to the City telling us what we can set Tax Rat at. Karen said the Tax Rate is applied to Personal Property and Real Estate per \$100 of assessed valuation. Karen said the Tax Rates are still cheaper than they were two to three years ago. City Attorney Josh Payton also answered Mr. Stinson’s question by saying the difference is in the distribution.

Recommendations from Planning & Zoning - None

Old Business

Upgrade Sewer Connection Fees - Alderman Schuchmann made a motion to adopt fee schedule #2 that Karen Girondo lined up which is in 2011 the Sewer Connection Fee will go to \$2900, in 2012 it will go to \$3100, in 2013 it will go to \$3300, and in 2014 it will go to \$3500. Alderman Reynolds seconded it and the motion unanimously carried. Karen said there will have to be a Public Hearing on this before an ordinance is passed.

Ordinance/Resolutions

Bill #27-10 was presented to the Board. Bill 27-10 was read for the first time by title. AN ORDINANCE LEVYING AND IMPOSING A TAX FOR THE CALENDAR AND FISCAL YEAR OF 2010 FOR GENERAL MUNICIPAL PURPOSES FOR STREET LIGHTING PURPOSES, FOR PUBLIC PARK PURPOSES, AND FOR PAYMENT OF COMBINED WATER WORKS AND SEWAGE BONDS. Alderman Schuchmann made a motion to read Bill 27-10 a second time by title. Alderman Reynolds seconded it and the motion unanimously carried. After the second reading, Alderman Schuchmann moved that Bill #27-10 be placed upon final passage. Alderman Reynolds seconded it and the motion unanimously carried. Mayor Heiliger then put the question “Shall Bill #27-10 be passed and become an ordinance?” Roll call was taken with the following vote:

Alderman Toothman	Yea	Alderman Schuchmann	Yea
Alderman Black	Yea	Alderman Reynolds	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. It was then duly signed and becomes Ordinance #720 of the City of Wright City, Missouri.

Resolution #28-10 was presented to the Board. Resolution #28-10 was read by title. A RESOLUTION ESTABLISHING A PASSWORD POLICY FOR THE PROTECTION OF THE CITY OF WRIGHT CITY’S NETWORK, DATA INTEGRITY, AND COMPUTER SYSTEMS. Alderman Schuchmann made a motion to approve Resolution #28-10 Alderman Reynolds seconded it and the motion unanimously carried. Roll call was taken with the following vote:

Alderman Schuchman	Yea	Alderman Toothman	Yea
Alderman Black	Yea	Alderman Reynolds	Yea

The Resolution having the majority vote of the members present was adopted. Said Resolution was thereupon presented to the Mayor for his signature and approval. It was then duly signed and becomes Resolution #28-10 of the City of Wright City, Missouri.

Bill #29-10 was presented to the Board. Bill 29-10 was read for the first time by title. AN ORDINANCE FOR THE PURPOSE OF AMENDING SECTION 350.010 STANDING OR PARKING CLOSE TO CURB OF CHAPTER 350 METHOD OF PARKING OF THE MUNICIPAL CODE OF THE CITY OF WRIGHT CITY, MISSOURI. Alderman Schuchmann made a motion to read Bill 29-10 a second time by title. Alderman Reynolds seconded it and the motion unanimously carried. After the second reading, Alderman Schuchmann moved that Bill #29-10 be placed upon final passage. Alderman Black seconded it and the motion unanimously carried. Mayor Heiliger then put the question “Shall Bill #29-10 be passed and become an ordinance?” Roll call was taken with the following vote:

Alderman Toothman	Yea	Alderman Schuchmann	Yea
Alderman Black	Yea	Alderman Reynolds	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. It was then duly signed and becomes Ordinance #721 of the City of Wright City, Missouri.

New Business

Zoning along I-70 Corridor – City Clerk Christine Martin said this was forwarded from the Workshop. Alderman Schuchmann said the Commission needed the zoning maps for review. City Clerk explained that she is having the zoning maps updated with the latest annexations and zoning changes after which she will get copies and provide them to the Planning & Zoning Members.

Budget for Major Road Repairs - Superintendent Larry Janish said he asked this item to be put on the Agenda. Larry Janish asked the board if some of the Major Road Repairs could be moved to other areas where it may be needed. Alderman Schuchmann said we can continue like we are until the funds are needed. Larry Janish said he will continue as he is for now. Larry said he does have a couple of pipe projects. One of the projects is by Nancy Huster’s house and the other is on Fourth Street. Larry Janish said he will make the adjustments later in the year.

Phone Package for Economic Development - Karen asked the Board if she could purchase a phone package for Economic Development. Karen she has been using her personal phone for the past 10 or more years for all City Business but said she does not have a data package so is not able to get emails or transfer documents and that type of work when she is not at work. She said when on vacation last week she was going back and forth with one prospect. The phone will be through Sprint and the cost will be about \$69 per month in addition to the purchase of a different phone capable of the functions needed. Alderman Schuchmann made a motion to authorize purchasing a phone package and the coverage needed. Alderman Reynolds seconded it and the motion unanimously carried.

MML Fall Conference - Karen asked the Board for permission for her and the City Clerk to attend two days of the Annual MML Fall Conference. The cost is about \$200 per person plus the general luncheon. Karen said there are a variety of classes. City Clerk Christine Martin stated that since she did not go to the City Clerk's Conference so there should be money left in the budget if any Board members are interested in attending. Alderman Schuchmann made a motion to approve Karen and Christine to attend the MML Conference on September 13th & 14th at the St. Charles Convention Center. Alderman Toothman seconded it and the motion unanimously carried.

MODOT's Rest Area Lagoon – Mr. Irwin Fackler, Area Engineer from MODOT was present and asked about them hooking their sewer lagoon onto the City's sewer system. Mr. Fackler stated their Wastewater Permit expires in 2012. He said there are new requirements they will have to adhere to if they leave it as is. Mr. Fackler said MODOT will hire engineers to come up with a cost for the cleanout of their lagoon verses hooking into the City's sewer system. He said the north lagoon serves the rest areas on both sides of Interstate 70 and said he is aware that there will be a sewer connection fee. Alderman Schuchmann said their initial look is will it be feasible to hook into the City's system and said there is a possibility it may have to be lifted into our system. Mr. Fackler said he knows it will be costly to clean out and treat their current lagoon. Mayor Heiliger asked Mr. Fackler if they have talked to DNR yet and he said no. They are equivalent to hooking 10 to 20 houses on to the sewer system. Alderman Schuchmann said the City has the capacity to handle it. He said that the City would like to see the I-70 Corridor go commercial and the last thing they would want is a mall looking over the lagoon.

Diekroeger Park Lighting – Alderman Schuchmann stated the Chamber of Commerce had made an offer to pay the cost to erect lighting in Dieckroeger Park as improvements to the Park. The Parks got the lights and poles free from the school district. The Chamber of Commerce wanted to help with it but with the economic downturn they don't have enough money to cover it and asked if the City or Parks could help with it. There have been unexpected expenses in the Parks with opening the concession stand. He said the City doesn't have money to help now and the money is not there to participate and suggested maybe we could look at it in spring and hopefully participate if still interested. The total cost is \$12,000. The Chamber of Commerce will pay about \$7500. Curt added his main concern is to have enough money to put the lights up on the Ball fields.

26 Edgewater Circle – Utilities - City Clerk Christine Martin explained the owners asked for services to be turned on. She said the correct address per Robin is 25 Edgewater Circle per Robin Polston. The previous owner was supposed to have services on in their name and the employee that accepted the paper work then did so in error and shouldn't have been turned on. Larry Janish said the owner has a camper there now that is brought out on weekends, but there is no residence there. Larry said he told the applicant no, that they could not have City Utility Services. Alderman Schuchmann said the electric is out of the City's control but as we told another owner three months ago our ordinances are very clear that you have to build the structure before you get water and sewer. Larry said he will stand by his decision to not provide any services, unless the Board disagrees.

Municipal Prosecuting Attorney RFQ's – City Clerk Christine Martin said she has sent out 44 Requests for Qualifications and have received 26 back. Alderman Schuchmann asked the other Board Members how soon they wanted to review and look at. He asked that the list be forward to

City Attorney Josh Payton and to Judge Wohler for selection of five or six names and if he can attend the meeting. The Board agreed to meet the following Tuesday at 6:00 pm to review applications for Prosecuting Attorney.

Utilities Payment Agreement Request – Account #100362002 – Alderman Schuchmann made a motion to approve the Utilities Payment Agreement Request for Account 100362002. Alderman Toothman seconded it and the motion unanimously carried

Balance Adjustment Report for month of July - Alderman Schuchmann made a motion to approve the Balance Adjustment Report for the month of July. Alderman Reynolds seconded it and the motion unanimously carried.

Parking in front yards – Alderman Reynolds said she put this on the Agenda. It is now in the zoning code that you can't make a parking space in the front yard and it needs to be put in the Municipal Traffic Code so it can be enforced by City Police Officers. Bill Stinson asked Alderman Schuchmann about the zoning code and if it applies to subdivisions that have never been accepted by the City. Alderman Schuchmann said it would not. Chief Matthew said he can enforce DWI and careless and impaired driving, but not stop signs or other traffic rules on those streets not accepted. The Board discussed Trotters Creek. Alderman Schuchmann said the City accepted the plat but has not accepted the streets. City Attorney Josh Payton said he will research enforcing traffic on streets that have not been accepted. He said the question on the streets can be answered by Attorney Paul Rost. City Attorney Josh Payton said he will follow up and get answers to the Board and for the Police Department.

Risen Conference – Karen explained the Risen Conference and said there is no cost to the City. It is the first of its kind and would like a tentative approve to participate in it. They do ask you to sell tickets and ask for donations and will give part of the money back to the communities. Alderman Schuchmann said it looks good especially the 'no cost' and asked Karen to continue to look into the 'no cost'.

Code Enforcement Position – Alderman Schuchmann asked the Board if they wanted to review the applications for Code Enforcement Officer on Tuesday and it was unanimous

Police Department Appointment – Part-time Reserves – Chief Matthews asked the Board for permission to hire John Ayers, as a Part-time Police Officer. He is an officer for the City of Northwoods Police Department and comes highly recommended. Mayor Heiliiger made a recommendation to hire John Ayers as a part-time Police Officer. Alderman Toothman made a motion to accept Mayor Heiliger's recommendation to hire John Ayers as a part-time Police Officer. Alderman Black seconded it and the motion unanimously.

Utility Billing Adjustment Report for July - The Board discussed the July Adjustment Report and accepted it.

Reports

Engineering – None

Park - Curt Kehoe gave a report to the Board. He said the Park flowers are dying due to the heat. The Youth Baseball Season has ended but will have a Fall Coed Softball League. There has been some interest for a Men's Softball that may play on Saturday nights. Ruge ball field is being used by the High School because with the heat there is no practice allowed during the day. On Friday "Movie in the Park" will be featuring "Cloudy with a chance of Meatballs" and a late night showing of 'Wizard of Oz'. Next Tuesday "Concert in the Park" will be sponsored by Denise May featuring "Avenue of Saints" which is a gospel group. The Art Classes went over good and they had four (4) Art students. They will have more Art Classes to go on in the fall into the winter. Curt said Wright City Middle Girls Softball team will use Ruge Diamond #1 for four (4) home games in September. The Parks Department will open the concession for these games. Curt said there was over 300 in attendance for the last concert in the Park which was Nick Nixon. The Park Board recommended setting a policy to add to the Reservation Policy they will charge \$100 cleaning deposit when 50 to 100 people are present and if there is alcohol present for the Pavilion also. He said Winston and he had to spend five extra hours cleaning up a mess that got left behind. The Park Board would like to set a policy that for every fifteen (15) minutes that you are past your allotted time there would be an extra \$10 charged and would be taken off their deposit. He said it comes out to \$40 per hour.

Public Works - Superintendent Larry Janish reported to the Board and said the sign at Big Boys was taken down August 7th and is behind Christian Academy. They had to repair the water main at 23 Clarence on August 12th. Larry said it was brought to his attention by Bob Barclay with Brickkicker that some of the homes in the Shires Subdivision have not had sidewalks put in as required. He asked if we can require the builders to go back and put them in now after the home is completed. City Attorney Josh Payton said he does not know all of the facts but will see what the City can do about it. Larry said he is going to talk to the builders and see if they will voluntarily put them in.

Larry discussed Credit Hours for Sewer, Water & Distribution Systems. Larry said he and Kenny Robinett would like to attend the NWWC Conference on October 25, 26 & 27th at Lodge of the four Seasons at Lake of the Ozarks to obtain credit hours for their licenses which are required by the City. The conference is \$170 per person plus lodging and transportation. There is \$1655 in the budget for training for all of their licensing. Alderman Schuchmann asked Larry to get a total cost and put it on the next agenda. Larry said the Industrial Sign will be installed temporarily on August 16 until the railroad issues a permit. It will be on the northwest corner at the railroad crossing on Elm Street with Railroad approval. Alderman Schuchmann asked how the water line project was going and Larry said they have some repairs they need to make but are 40 percent done with the main line and 10 percent done with the taps.

Building Official - Larry said there have been permits issued for four (4) decks, two (2) fence permits, two (2) shed permits, one (1) renovation, and two (2) pool permits. Alderman Reynolds asked about pools and what is required. He said if they are over two feet deep they need a fence around them.

Police Department – Police Chief Matthews gave a report to the Board and said they've had 460 calls since the last Meeting and are working some fraud, rape and sexual assault cases. He discussed different towers that are going up around the counties. The tower the City uses is at Hwy M and Hwy F. He said they have had to reprogram their radios with new and federal frequencies for better communication for a cost of \$322 and PL codes had to be installed for the cost of \$272. They had to work with five different kinds of radios and now have their own frequency and Truesdale is on the same frequency. They should have three new radios by

September on the Homeland Security Grant. They will start running radar at the Schools. He said there is still some trouble with trucks going to Coca-Cola. For the Strassenbush schedule they will use Reserve Officers as much as possible to keep cost down. Chief Matthews said the Tahoe needs a transmission and he has obtained three prices. It has about 96,000 miles on it and is the only four-wheel drive vehicle in the department. Mays Auto Repair to rebuild it is \$1700 to \$1800 with 1 year warranty, Shepards in Wentzville to rebuild is \$1600 to \$1700 with a 1 year warranty, and Action Automotive in Wright City to rebuild is \$950 with a 1 year warranty or 12,000 miles. Schuchmann made a motion to approve the bid to Action Automotive for rebuilding the transmission in the Tahoe. Alderman Reynolds seconded it and the motion unanimously carried

City Hall – City Clerk Christine Martin said the Welcome Packet bags are in and everyone received their Board Packet in them. She explained that Hansen’s Tree Service removed the two trees in the Cemetery on July 30th and their invoice is included in the packet. Police Clerk Kathy Yocum asked for permission to use her comp balance with 90 days of the last day any was accumulated so she could use eight (8) hours in one day and balance another day; however since the request she has used her time up.

Treasurer Report – Karen Girondo gave Report to the Board and she explained that July Financial Reports are on the desk. Karen answered questions about the Tax Ordinance and stated tax will be set slightly less than what was published in the paper. The total rate for 2010 will be .7925 and the rate for 2009 was .7878 and is a .0047 per \$100 assessed valuation increase and it is due to personal property depreciation changes.

Economic Development – Karen Girondo said she has information on the RISEN Conference and it will not cost the City anything. It would be a way to get the City’s name out there. Scotts has not made a decision yet. Karen said she was working with RCGA for a new prospect for the Industrial Park is not coming because the spec building will not work because the company wants to build a LEEDS certified building which is a green built building. They also want to be in a park with similar type buildings. Karen suggested keeping this in mind when looking at the I-70 Corridor. Another prospect that called wanted free land with about 75 acres and must have rail access.

Review/Approval of Bills

Alderman Schuchmann made a motion to approve the Bills. Alderman Reynolds seconded it and the motion unanimously carried.

Final Questions - Gina Allen asked for clarification on the Tax Rate and Karen Girondo explained the State came in and applied a new depreciation schedule of Personal Property statewide and it is the third year of it and that is the reason our assessed valuation on Personal Property is down from last year.

Alderman Schuchmann asked Karen if she had a chance to look at the AmerenUE Program to replace lighting in City Hall. Karen said we will need to get an estimate on changing the lights out and send it to AmerenUE. They will then let us know what they will pay the City.

Vote to go to Executive Session - Alderman Schuchmann made a motion to come out of regular session and go into an executive session to discuss business relating to Legal and Personnel as allowed pursuant to the exception of the provisions of Section 610.021(1)(3) RSMo. Alderman Reynolds seconded it and roll call was taken

Alderman Black	Yea	Alderman Schuchmann	Yea
Alderman Reynolds	Yea	Alderman Toothman	Yea

The motion carried.

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

Alderman Black	Yea	Alderman Schuchmann	Yea
Alderman Reynolds	Yea	Alderman Toothman	Yea

The motion carried.

Adjournment - Alderman Schuchmann made a motion to adjourn the meeting at 8:50 pm. Alderman Reynolds seconded it and the motion unanimously carried

Approved _____

Attested _____