

**City of Wright City  
Board of Aldermen Meeting  
Thursday, April 25, 2019  
City Hall, 636 Westwoods Road**

Mayor Dan Rowden called the meeting to order at 6:30 p.m. in the Board of Aldermen Chambers of the City Hall, 636 Westwoods Road, Wright City, Missouri.

**Roll Call**

City Clerk Karen Girondo called the roll with Mayor Rowden, Alderman Nathan Rohr, Alderman John O'Connor, Alderman Thomas Dixon and Alderman Kerry Lambright present. City staff present were City Clerk/Treasurer Karen Girondo, City Administrator James Schuchmann, Police Chief Matt Eskew, Parks Director Curt Kehoe, City Attorney Paul Rost, Police Chaplain Joseph Purl, Abbie Ogborn and Officer James Hepperman. Others present were Pastor Cheri Hodge, Brad Schuster and Adam Rollins of the Warren County Record.

**Pledge of Allegiance**

Mayor Rowden asked Mr. Rost to lead the Pledge of Allegiance.

**Approval of Minutes and Financial Reports**

Alderman Lambright moved and Alderman O'Connor seconded the motion to approve the minutes of the April 11, 2019, Board of Aldermen meeting. On voice vote, the motion was approved 4-0. Ms. Girondo said there were no financial reports.

**Responses to Previous Comments/Concerns**

None

**Open Meeting to Public Comments/Concerns**

None

**Public Hearing**

**To Amend Chapter 455 of the Zoning Code** – Mayor Rowden opened the hearing regarding an amendment to Chapter 455 of the City's zoning code related to cul-de-sacs. There being no comments from the public, Mayor Rowden closed the hearing.

**Recommendation from Planning and Zoning Commission**

**Amending Chapter 455 of the Zoning Code** – The Aldermen reviewed a recommendation from the Planning and Zoning Commission to amend cul-de-sac regulations in Chapter 455 of the Zoning Code. Alderman Dixon moved and Alderman O'Connor seconded the motion to approve amendments to Sections 455.180 and 455.380 of Chapter 455 in regards to cul-de-sacs. On voice vote, the motion was approved 4-0.

**Conditional Use Permit for Reed's Rockets** – The Aldermen reviewed a recommendation from the Planning and Zoning Commission to approve a conditional use permit for Donald Reed, dba

as Reed's Rockets, to operate a temporary fireworks stand at 425 North Service Road West with the same sign regulations as in past years. Alderman O'Connor moved and Alderman Dixon seconded the motion to issue a conditional use permit to Donald Reed, dba as Reed's Rockets, to operate a temporary fireworks stand at 425 North Service Road West with the same sign regulations as in past years. On voice vote, the motion was approved 4-0.

**Conditional Use Permit for Home Occupation at 313 Late Harvest Drive** – The Aldermen reviewed a recommendation from the Planning and Zoning Commission to issue a conditional use permit to Rachel Hakim to operate an online women's clothing boutique, Leila Rose Clothes, at 313 Late Harvest Drive. Alderman Rohr moved and Alderman O'Connor seconded the motion to issue a conditional use permit to Rachel Hakim to operate Leila Rose Clothes, an online clothing boutique, at 313 Late Harvest Drive. On voice vote, the motion was approved 4-0.

**Conditional Use Permit for Home Occupation at 100 Chestnut Ridge** – The Aldermen reviewed a recommendation from the Planning and Zoning Commission to approve a conditional use permit for Kermit Parsons of Kermit's Kustoms LLC to operate an online business selling engraved items at 100 Chestnut Ridge. Alderman Lambright moved and Alderman O'Connor seconded the motion to issue a conditional use permit to Kermit Parsons of Kermit's Kustoms, LLC to sell engraved items online at 100 Chestnut Ridge. On voice vote, the motion was approved 4-0.

### **Old Business**

**Wright City Municipal Project Status Report** – Mr. Schuchmann reported the demolition work at the former city hall offices is nearing completion and wall framing will begin next week. The conduit has been installed to the generator at the City Hall, he said, and yard grading will begin as weather permits.

### **New Business**

**Brad Schuster – Strassenbash Parade** – Mr. Schuster said the Chamber of Commerce is planning the parade route for the Strassenbash in September and proposes to begin the parade at Sunrise Methodist Church and end at the City Hall. Officials would like to use the City Hall parking lot for loading and unloading, he said. Alderman Rohr moved and Alderman O'Connor seconded the motion to allow the use of the City Hall parking lot for the Strassenbash parade participants. On voice vote, the motion was approved 4-0.

**Building Official** – Mayor Rowden recommended the Aldermen appoint Mr. Schuchmann as the building official. Alderman Rohr moved and Alderman O'Connor seconded the motion to appoint Mr. Schuchmann as the building official. On voice vote, the motion was approved 4-0.

**Appoint Park Board Member** – Mayor Rowden recommended the Board appoint Kevin Gallagher to the Park Board. Alderman Dixon moved and Alderman O'Connor seconded the motion to appoint Kevin Gallagher to the Park Board. On voice vote, the motion was approved 4-0.

**RFQ – Street Design** – Mr. Schuchmann reported six firms were invited to submit qualifications for street design, and one firm, George Butler Associates, responded. The Aldermen agreed to invite the company to present their qualifications at the May 6 Workshop and consider the proposal at the May 9 Board of Aldermen meeting.

### **Ordinance/Resolutions**

**Bill #9-19** AN ORDINANCE FOR THE PURPOSE OF ANNEXING UNINCORPORATED AREAS OF WESTWOODS ROAD OWNED BY THE CITY OF WRIGHT CITY, LOCATED IN WARREN COUNTY, MISSOURI, INTO THE CITY OF WRIGHT CITY, MISSOURI,

WITHOUT FURTHER ACTION – Ms. Girondo read the Bill by title. Alderman Rohr moved and Alderman Dixon seconded the motion to read Bill #9-19 a second time. On voice vote, the motion was approved 4-0. Ms. Girondo read the bill a second time. Alderman Dixon moved and Alderman O’Connor seconded the motion for final reading and passage of Bill #9-19. Roll was taken with the following vote:

Alderman Dixon	Yea	Alderman O’Connor	Yea
Alderman Lambright	Yea	Alderman Rohr	Yea

The motion was approved 4-0. 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 of Aldermen for their signature and approval and the duly signed becomes Ordinance #965 of the City of Wright City, Missouri.

**Bill #10-19** AN ORDINANCE VACATING A PORTION OF A PUBLIC STREET KNOWN AS THIRD STREET WITHIN THE CITY OF WRIGHT CITY, WARREN COUNTY, MISSOURI, SUBJECT TO CERTAIN CONDITIONS Alderman O’Connor moved and Alderman Dixon seconded the motion to table consideration of Bill #10-19. On voice vote, the motion was approved 4-0.

**Bill #11-19** AN ORDINANCE AMENDING CHAPTER 455 SECTION 455.180 AND SECTION 455.380 IN REGARDS TO CUL-DE-SACS Ms. Girondo read the Bill by title. Alderman Rohr moved and Alderman Dixon seconded the motion to read Bill #11-19 a second time. On voice vote, the motion was approved 4-0. Ms. Girondo read the bill a second time. Alderman Rohr moved and Alderman O’Connor seconded the motion for final reading and passage of Bill #11-19. Roll was taken with the following vote:

Alderman Dixon	Yea	Alderman O’Connor	Yea
Alderman Lambright	Yea	Alderman Rohr	Yea

The motion was approved 4-0. 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 of Aldermen for their signature and approval and the duly signed becomes Ordinance #967 of the City of Wright City, Missouri.

## **Reports**

**Parks** – Mr. Kehoe reported on events at the city parks.

**Public Works** – None

**Building Official** – The Aldermen reviewed the written report.

**Police** – Chief Eskew reviewed highlights of his written report and calls, investigations and incidents his department handled.

**City Hall/Treasurer/Economic Development** – Ms. Girondo reviewed highlights of her written report.

**City Administrator** – Mr. Schuchmann said requests for qualifications for the park design are due May 1. He said he has met with officials from MoDOT, and reported the survey of the southern boundary of the cemetery is completed. He updated the Aldermen on pothole repairs and said a “street not thru” sign has been erected on Ruger Court.

## **Review/Approval of Bills**

Alderman Dixon moved and Alderman O’Connor seconded the motion to approve bills in the amount of \$29,078.65. On voice vote, the motion was approved 4-0.

**Announcement**

Mayor Rowden said Hanny Yatim of Hanny’s Market has invited city officials to the grand opening and one-year anniversary celebration of his business May 4 and will present a gift to the City from his native country of Israel at noon.

**Final Questions**

**Vote to Enter Executive Session**

Alderman O’Connor moved and Alderman Lambright seconded the motion to exit regular session at 7:20 p.m. and enter executive session to discuss business for the purpose of dealing with matters related to the hiring, firing, disciplining or promoting of particular employees by a public governmental body when personal information about the employee is discussed or recorded, pursuant to Section 610.021(3), RSMo. Roll was taken with the following vote:

Alderman Rohr	Yea	Alderman O’Connor	Yea
Alderman Dixon	Yea	Alderman Lambright	Yea

The motion was approved 4-0.

The Board returned to open session at 7:47 p.m.

**Adjournment**

Alderman Dixon moved and Alderman O’Connor seconded the motion to adjourn the meeting. On voice vote, the motion was approved 4-0.

Approved: \_\_\_\_\_

Attested: \_\_\_\_\_