

**City of Wright City  
Board of Aldermen Meeting  
Thursday, June 27, 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 John O'Connor, Alderman Thomas Dixon and Alderman Kerry Lambright present. Alderman Nathan Rohr was absent. City staff present were City Clerk/Treasurer Karen Girondo, City Administrator James Schuchmann, Police Chief Matthew Eskew, Public Works Superintendent Rob Hamlin, Parks Director Curt Kehoe, City Attorney Paul Rost, Police Chaplain Joseph Purl, Abbie Ogborn and Officer James Hepperman. Others present were Frank Ellis, Tom Lindewirth and Adam Rollins of the Warren County Record.

**Pledge of Allegiance**

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

**Approval of Minutes/Financial Reports**

Alderman O'Connor moved and Alderman Dixon seconded the motion to approve the minutes of the June 19, 2019, Board of Aldermen meeting. On voice vote, the motion was approved 3-0. Ms. Girondo said there was no financial report.

**Responses to Previous Comments/Concerns**

None

**Open Meeting to Public Comments/Concerns**

Mr. Lindewirth, a resident of 44 Spring Hill Circle, said he appeared before the Board of Aldermen five years ago regarding water that pools throughout the year on the street by his driveway and during the winter months, it becomes icy. He said the problem still exists. Mr. Lindewirth also expressed dissatisfaction with the yard waste collection service provided by Meridian Waste.

**Public Hearing**

**Osage Fund LLC Zoning Change "AG" to "PDA"** – Mayor Rowden opened the public hearing on a request from Osage Fund LLC to rezone approximately 36 acres at Bell and Westwoods Road from "AG" Agricultural to "PDA" Planned Development Area. Hearing no comments from the public, the Mayor closed the hearing.

## **Recommendations from Planning and Zoning Commission**

**Rezoning of 36+/- Acres from “AG” to “PDA”** – Alderman Lambright moved and Alderman O’Connor seconded the motion to accept the recommendation of the Planning and Zoning Commission and rezone approximately 36 acres from Agricultural to Planned Development Area. On voice vote, the motion was approved 3-0.

**Conditional Use Permit – Home Occupation at 509 Wild Oats** – The Aldermen reviewed a recommendation from the Planning and Zoning Commission to issue a conditional use permit for a home occupation at 509 Wild Oats. Alderman Dixon moved and Alderman O’Connor seconded the motion to table the application to the next Board of Aldermen meeting. On voice vote, the motion was approved 3-0.

## **Old Business**

**Wright City Municipal Project Status Report** – Mr. Schuchmann reported framing of the new office walls has begun. He presented a bid from Survant Heating and Air Conditioning to install a heating and air conditioning system in the south half of the police department building at a cost of \$15,250.00. Alderman Dixon moved and Alderman Lambright seconded the motion to accept the bid of \$15,250.00 from Survant Heating and Air Conditioning for an HVAC system. On voice vote, the motion was approved 3-0.

## **New Business**

**Frank Ellis – Fathead Car Show** – Mr. Ellis reported the annual car show is planned for July 27 at Diekroeger Park beginning at 8 a.m. All proceeds from the event will be donated to the school, he said.

**Azavar Governmental Solutions** – Mr. Schuchmann recommended the Aldermen not engage the services offered by Azavar Governmental Solutions.

**Payment Agreement Request** – Alderman O’Connor moved and Alderman Dixon seconded the motion to approve a payment agreement with utility account holder #300178007 for \$50.00 every two weeks and to waive the penalties. On voice vote, the motion was approved 3-0.

**Trash Service for Meridian Employee** – Ms. Girondo said Meridian Waste employees who live within the city limits have requested the City waive their waste collection charges because the company does not bill the City for the trash collection at the residences of its employees. Alderman Dixon moved and Alderman O’Connor seconded the motion to bill Meridian Waste employees for trash service and issue a credit once city employees confirm the City is not being charge for trash collection at their residences. On voice vote, the motion was approved 3-0.

**Liquor License Renewal** – Alderman Dixon moved and Alderman Lambright seconded the motion to issue a liquor license to San Jose Mexican Grocery, LLC to sell beer by the drink from July 1, 2019, through June 30, 2020. On voice vote, the motion was approved 3-0.

**Misfits for Jesus – Parking Stripes on Cherry Street** – Mr. Schuchmann said church officials have asked permission to paint stripes for motorcycle parking on Cherry Street. He said he informed the officials the church had previously agreed to pave the parking lot to comply with city regulations, however, the paving has not been completed. Mayor Rowden recommended the Aldermen deny the striping request. Alderman Dixon moved and Alderman Lambright seconded the motion to not permit Misfits for Jesus to paint parking stripes on Cherry Street. On voice vote, the motion was approved 3-0.

**Request for Spraying** – The Aldermen reviewed a request by a city resident to have the City implement a city-wide pest control spraying program. Mayor Rowden recommended the request be tabled to allow officials to gather more information if the Aldermen are interested in pursuing

such a project. Alderman Lambright moved and Alderman Dixon seconded the motion to place the issue on the upcoming workshop agenda for discussion.

**Gettysburg Record/Final Plat 6** – Alderman Dixon moved and Alderman O’Connor seconded the motion to send the Record/Final Plat 6 for Gettysburg Commons submitted by Cannon Builders, Inc. to an engineer for review. On voice vote, the motion was approved 3-0.

**John Deere Hydraulic Kit Purchase Request** – Mr. Hamlin said he is requesting approval to purchase a remote hydraulic connection kit for the John Deere 5200 tractor. Alderman Dixon moved and Alderman Lambright seconded the motion to purchase the hydraulic connection kit from Sydenstricker Implement Co. for \$809.60. On voice vote, the motion was approved 3-0.

**Utility Trailer Purchase Request** – Mr. Hamlin requested approval to purchase a utility trailer. Alderman Dixon moved and Alderman Lambright seconded the motion to approve the purchase of a utility trailer at a cost not to exceed \$1,800. On voice vote, the motion was approved 3-0.

### **Ordinance/Resolutions**

**Bill #16-19** AN ORDINANCE AMENDING THE CITY’S OFFICIAL ZONING DISTRICT MAP BY REZONING A CERTAIN PARCEL FROM “AG” AGRICULTURE DISTRICT TO THE “PDA” PLANNED DEVELOPMENT AREA DISTRICT Ms. Girondo read the Bill by title. Alderman Dixon moved and Alderman Lambright seconded the motion to read Bill #16-19 a second time. On voice vote, the motion was approved 3-0. Ms. Girondo read the Bill a second time. Alderman Lambright moved and Alderman Dixon seconded the motion for final reading and passage of Bill #16-19. Roll was taken with the following vote:

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

The motion was approved 3-0. The Bill having the majority vote of the members present was adopted. Said Bill was there upon presented to the Mayor and President of the Board of Aldermen for their signature and approval, and the duly signed becomes Ordinance #972 of the City of Wright City, Missouri.

### **Reports**

**Parks** – Mr. Kehoe reported on spring/summer and fall sports leagues. He said a Red Cross blood drive will be held July 5 at the Heiliger Activity Building.

**Public Works** – Mr. Hamlin reviewed highlights of his written report.

**Building Official** – None

**Police** – Chief Eskew reviewed highlights of the calls, incidents and investigations handled by his department. He said Off. Matt Binder will begin employment July 1.

**City Hall/Treasurer/Economic Development** – Ms. Girondo reported she has filed a copy of the City’s audit and the Certification from the Municipal Judge and the Addendum with the State Auditor’s Office.

**City Administrator** – Mr. Schuchmann said the deputy treasurer will begin employment July 8. He said volunteers are needed to help with parking for the fireworks display July 29. He reported Gastorf Chevrolet and St. Charles Community College have donated monies to help defray the costs of the fireworks.

Mr. Schuchmann reported he has been speaking with officials from the company that is removing the water tower in the downtown area and told them a permit for the demolition is not required. The company must furnish a certificate of insurance and Wright City should be included as an additional insured. He is also requesting a copy of the performance bond from Public Water Supply District No. 2.

**Review/Approval of Bills**

Alderman Dixon moved and Alderman O'Connor seconded the motion to approve payment of bills in the amount of \$26,576.33. On voice vote, the motion was approved 3-0.

**Announcements**

Mayor Rowden said he and Mr. Schuchmann met with representatives of Bax Engineering regarding the firm's park design services proposal and will review the proposal with the park board.

**Final Questions**

None

**Adjournment**

Alderman O'Connor moved and Alderman Dixon seconded the motion to adjourn the meeting. On voice vote, the motion was approved 3-0.

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

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