

City of Wright City  
Board of Aldermen Meeting  
July 12, 2007 6:30 pm

**Signed in Attendance:** Angie Reynolds, Lyn Walter, Roy White, Bill Hughes, Chris Poindexter, and Tony Midiri.

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

**Staff and Others:** Larry Janish, Karen Girondo, Chief Wickenhauser, Curt Kehoe, Christine Martin and Holly Elterman.

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

**Meeting Minutes**

Alderman Denkler made a motion to approve the minutes from the April 24, 2007, Special Meeting. Alderman Schuchmann seconded it and the motion unanimously carried.

**Public Hearing**

None

**Ordinance/Resolutions**

**Bill #18-07** was presented to the Board. Bill #18-07 was read by title. A RESOLUTION TO HOLD PUBLIC HEARING ON TAX RATES. Alderman Denkler made a motion to approve Resolution #18-07 to hold a Public Hearing on Tax Rates for the City of Wright City. Alderman Schuchmann seconded it and the motion unanimously carried. 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

**Bill #19-07** was presented to the Board. Bill #19-07 was read for the first time by title. AN ORDINANCE SELECTING A COLLECTOR BY THE BOARD OF ALDERMEN OF THE CITY OF WRIGHT CITY, MISSOURI, AS FOLLOWS: Alderman Schuchmann made a motion to read Bill #19-07 a second time by title. Alderman Walter seconded it and the motion was unanimously carried. After the second reading, Alderman Schuchmann moved that Bill #19-07 be placed upon final passage. Alderman Walter seconded it and the motion unanimously carried. Mayor Klocke then put the question “Shall Bill #19-07 be passed and become an ordinance?” Roll call was taken with the following vote:

Alderman Denkler Yea  
Alderman Walter Yea

Alderman Schuchmann 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 # 617 of the City of Wright City, Missouri.

**Bill #20-07** was presented to the Board. Bill #20-07 was read for the first time by title. AN ORDINANCE ACCEPTING LAND AS AN UTILITY EASEMENT BY THE CITY OF WRIGHT CITY, MISSOURI: Alderman Schuchmann made a motion to read Bill #20-07 a second time by title. Alderman Denkler seconded it and the motion was unanimously carried. After the second reading, Alderman Schuchmann moved that Bill #20-07 be placed upon final passage. Alderman Denkler seconded it and the motion unanimously carried. Mayor Klocke then put the question “Shall Bill #20-07 be passed and become an ordinance?” Roll call was taken with the following vote:

Alderman Denkler Yea  
Alderman Walter Yea

Alderman Schuchmann 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 # 618 of the City of Wright City, Missouri.

**Old Business** - None

**New Business**

**Police Car Bids Received/to be opened** – Three bids were opened for the Police Car bids for \$300 from Danny Breeding, \$525 from Gary Polston, and \$500 from Floyd Harper. Alderman Denkler made a motion to award the bid to Gary Polston for \$525. Alderman Schuchmann seconded it and the motion unanimously carried.

**Bill Hughes, Wireless Capital Partner** - Bill Hughes was present to discuss options to purchase cellular leases on the water tower. He said their company is making a bid to purchase the tower lease agreements. They have been in business since the year 2000. Mr. Hughes went over the agreement. Larry Janish asked if the tower is taken down, what happens to the lease on the wireless. Mr. Hughes said the Lease on the tower will go away if the tower is taken down.

**Turkey Run Subdivision, Speed Limit** - Victoria Lorraine, Trustee for Turkey Run Subdivision was present and had a signed Petition from 27 of the 31 homes in the subdivision requesting that the speed limit be reduced from 25 to 15 mph. Ms. Lorraine said that there were two vacant homes and one resident is a trucker and was not home. Ms. Lorraine also asked if a sign could be put up under the speed limit sign saying, caution children playing. Alderman Schuchmann made a motion to approve having an ordinance drafted to reduce the speed limit in Turkey Run Subdivision from 25 to 15 mph. Alderman Walter seconded it and the motion unanimously carried.

**Business License/Pat's Auto & Truck Center** - Alderman Schuchmann discussed the Business License at Highway H and Veterans Memorial Parkway. Mr. O'Neal said storage will be inside. Alderman Schuchmann said there would need to be stipulations of no outside storage or clutter. Alderman Denkler made a motion to approve the Business License to Pat's Auto & Truck Center with the stipulation of no outside storage. Alderman Walter seconded it and the motion unanimously carried.

**Utility Adjustments for Approval** - There were two adjustments. One from Melissa Sherman asking that her sewer bill be adjusted to \$5.29 from \$14.57 as the house was unoccupied since April 19<sup>th</sup> since the water bill was a minimum bill. Alderman Schuchmann made a motion to recommend adjusting the bill to the actual usage. Alderman Denkler seconded it and the motion unanimously carried. The other adjustment request was from John Coleman requesting the sewer bill be adjusted to a minimum bill as he received a bill for 6,000 gallons for his sewer and his water was 1,000 gallons. Alderman Schuchmann made a motion to recommend adjusting the bill to the actual usage. Alderman Walter seconded it and the motion unanimously carried. The Adjustments Report for less than \$50 was reviewed and approved by the Board.

### **Reports**

**Archer** – Holly from Archer was present and gave an update on the WWTP construction to the Mayor and Board. A preconstruction meeting will be on July 24<sup>th</sup>. Holly said the contract was sent off to the contractor and a preconstruction meeting will be on July 24<sup>th</sup>. Holly said for the Water Quality Report, she checked with other companies and they said they can't compete with MEC. Others said they would not touch the project unless it was in the six figure category. It will be done in two phases. Holly said she will check with DNR to see what is required before going on to Phase II. She recommends going on with Phase I. Phase I will be to calibrate ammonia model and Phase II will be to calibrate the BOD model. Karen said the sewer replacement fund is \$459,000. Alderman Schuchmann made a motion to approve going with MEC for phase I. Alderman Denkler seconded it and the motion unanimously carried.

Larry Janish said we will know more on sludge removal by the next Board meeting.

**Park** - Curt Kehoe was present. He said the concert in the park will be July 17, 2008. Curt thanked Alderman Walters for coming to the Park Board Meeting Monday night and thanked Chief Wickenhauser and Darryl Hicks regarding taking care of the vandalism problem in the park. Curt brought up the requirements they placed on Frank Ellis. Mr. Ellis is supposed to bring in a Liability Certificate and fill out the Peddler's License Application. Curt said Frank Ellis also wanted to talk to the Police Chief. Chief said he posted it on the internet and passed out a couple hundred flyers. Chief said because of traffic control and parking he recommended to Mr. Ellis an alternate site such as the Lions Club. Chief did say Mr. Ellis had permission from Grief Brothers to use their parking lot for parking if needed. Curt said the Park Board wants to look at this request further since it is a new type of request and they did not have a policy for it.

**Public Works** - Larry was present and said they are still working on Roelker Road with widening, adding rock, and cutting brush every chance they get. Larry said he talked to the contractor to ask for more time and it should be around the end of August for paving it. Larry said he is satisfied as long as its before the end of the year. Alderman Denkler told Larry that Roelker was looking good

**Building Department** – Ron Mershon was present and presented his report. Ron said he issued a total of 21 permits during the month of July. Ron said ten (10) of those were homes with a total

construction value of \$1,158,822 and two (2) commercial permits \$715,000. There were 12 new home construction permits. The permit cost on the 21 permits was \$11,703. Ron said they started cleaning up 624 Westwoods Road and still has a way to go. Ron said he was to meet with the owner of 226 Kerland Drive but found that his wife died but is meeting with him on Friday. On Empty Pockets (a/k/a Pleasure Properties at 33 Warren Avenue), the owner has completed his rehab of the building. Ron added with this new owner, there will not be anymore vehicles, trucks or equipment out there for sale. American Bank has their vault installed and is working on hanging the steel and closing up the hole in their ceiling they used to get the vault in. Hawkeye Food will start hanging the steel next week for their addition.

**Police Department** - Chief Wickenhauser said the computer software and server issue he discussed a few weeks ago was narrowed down to one (1) option which is Global Records & Management Subscription. Chief gave the Board a list of budget line items of where he may be able to take the money from. Their existing budget can cover everything except the \$4700 server. He talked to Chief Black of Truesdale about the new system and they are willing to share in the cost of the server and subscription fee for sharing the use. Chief said he would first have to check with Regis and Global to see if it is a viable possibility. Chief said he attended a meeting at the Communications Center and on the last day of July they will start implementing the new CAD system and it should be up and running around the middle to end of August. Their new CAD system will tie into the new RMS system with a data download. Chief also discussed cost involved during a tanker overturn on the highway. They had about five (5) cars broken into in Springhill Subdivision by a juvenile. Most items have been returned.

**City Hall** – City Clerk Christine Martin presented her report and gave status on her unfinished minutes. The two new clerks are still being trained and it will be a while until they are up to speed. The other item to discuss was a new Peddlers License Application for the Board to review and approve. A Peddlers License Application could not be found so we took the City of Warrenton's Application and revised it with some additions from Chief Wickenhauser. Alderman Denkler made a motion to accept the Peddler's License Application. Alderman Schuchmann seconded it and the motion unanimously carried.

**Treasurer Report /Economic Development** – Karen said the bank reconciliation was in the packets and is just a check that the Auditors suggested. Karen said June financials were in the packet and said she has to have a six month financial statement published by the end of the month. Karen asked about a meeting with the Alderman to go over the budget. Karen said it has to be done by the next meeting in order to go over the computer software and hardware being requested by the Police Department. Karen said the City is still in the running on the paint company. The easements for the sidewalk project are recorded and sent to MODOT with a Certificate of Clearance stating we have possession of the easements. We are now just waiting for their approval to advertise for bid. Karen said contract has been issued for the treatment facility. She also added that the issuance of the Certificates of Participation (COPS) closed today at noon and money was transferred. The money sets with the Bank of New York and they are the paying agent. Karen said she will request a drawdown for invoice payment to Bank of New York. Karen said she did cash in a \$25,000 CD that was a reserve account on the bond issue that was paid off and a small reserve account of \$4,000 was put into the sewer replacement fund since the bond issue was for the Southwest Sewer Project. Per Ron's report Avion and Old Castle are both doing expansions again. Karen said she's been in touch with a realtor and Rite Sole and the office furniture warehouse next to City Hall is for sale and she is putting them on Location One.

**Review/Approval of Bills**

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

**5 Minute Rebuttal for Public Comments**

Mr. Poindexter of 34 Spring Hill Circle was present and said he wanted to dispute his water bill. He said he had his water bill shut off after he was assured his water would not be shut off. He said he received a \$445 water bill after a new meter was put in. He was told his old meter was broken. He said he was not sent a disconnection notice. He explained the bills to the Mayor and Board. City Clerk Martin explained the meter has been on read error and was given a minimum usage of about 3,000 gallons for 12 to 18 months even if the resident used more gallons. Mr. Poindexter asked why it took so long. Alderman Schuchmann asked Mr. Poindexter if he could have a chance to review the information and he agreed. Alderman Schuchmann said if it's the City's error we will take care of it. Alderman Walter asked Larry what happens to the meters he replaces. Larry said they go to the shed to look at because Schulte guarantees them for 10 years. Mr. Roy White was present and asked if the Board considered going back to the election in the first week of April and discuss the possibility of filling the vacant seat with the other candidates. He asked if the Board would consider discussing it. Mayor Klocke said she could not speak for the Board and said it would have to be done in executive session. Lyn Walter said it concerns her having the open seat and no one filling it. Angie Reynolds said even though she got threatened to be sued, there are gutters on the house and a clean yard.

The Mayor then stated we needed to go into executive session for discussion of Personnel. Alderman Schuchmann made a motion to close the regular session and go into closed session. Alderman Walter seconded it and all were in favor.

Roll call was taken:

Alderman Schuchman            yea                            Alderman Walter            yea  
Alderman Denkler            yea

Alderman Denkler made a motion to return from executive to open session, Alderman Schuchmann seconded. All were in favor.

Roll call was taken:

Alderman Schuchman            yea                            Alderman Walter            yea  
Alderman Denkler            yea

**Adjournment**

Alderman Schuchman made a motion to adjourn and Alderman Walter seconded. All were in favor. The meeting adjourned at approximately 8:10 p.m.

Approved \_\_\_\_\_ Date \_\_\_\_\_

Attested \_\_\_\_\_ Date \_\_\_\_\_