



August 16, 2022 * RECORD OF PROCEEDINGS

**CITY OF PACIFIC
REGULAR MEETING OF THE BOARD OF ALDERMEN
300 HOVEN
PACIFIC, MISSOURI 63069**

The meeting was called to order at 7:00 p.m. by Mayor Filley. The meeting was held at City Hall. The Public was able to attend in person and was streamed live on the City of Pacific YouTube channel. Mayor Filley welcomed everyone to the meeting.

A roll call was taken with the following results:

Present at Roll Call: Alderman Nemeth
 Alderman Cleeve
 Alderman Gendron
 Alderman Presley
 Alderman Eversmeyer
 Alderman Lesh

Also present:	Administrator Roth Chief Melies Collector Kelley	Attorney Jones Community Development Director Myers Public Works Commissioner Brueggemann
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Pledge of Allegiance

The Pledge of Allegiance was given.

Prayer

Pastor Harold Harrison, Ministerial Alliance, offered prayer this evening.

Approve Agenda

Motion made by Alderman Nemeth, seconded by Alderman Presley to approve the agenda. Mayor Filley asked for any discussion. Alderman Lesh stated he would like to discuss Bill No. 5155. This is set for two readings this evening and he would be willing to have a Special Meeting instead of having two readings. He continued that he spoke with Administrator Roth about this and he said that timing was of the essence. **Motion made by Alderman Lesh, seconded by Alderman Cleeve to remove Bill No. 5155 for the second reading.** Alderman Eversmeyer stated this tax keeps the city at the same amount we need to do business last year. We cannot raise taxes without a vote of the people. This is only maintained how we did business last year and now this year. To delay and have a special meeting he did

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not believe was necessary. Alderman Nemeth asked when this is needed to be completed. City Clerk Barfield stated Franklin County requires certification by September 1; St. Louis County is October 1. The way the ordinance is wrote, it's whatever is approved by the State Auditor. The Final BOE Numbers came to us the second week of August. The Board of Equalization meets the last Saturday of July, and Franklin County goes through them. Generally, when we have this issue we either need two readings, or a special meeting. It is a revenue neutral tax; it does not increase taxes as a normal tax increase does. Alderman Nemeth thought there was not a need to call everyone in for a second reading. Alderman Cleeve did not think there would be anybody opposed to it, but it is something that is a relatively major issue and it is a tax. He thought there should be an opportunity to speak, and not just be finding out Friday that it is going to be read twice. City Clerk Barfield stated to be clear when she refers to tax, she is referring to the \$ 100 per assessed valuation, and that was what she was speaking of. Attorney Jones stated the Bill is written to collect at the Tax Rate Ceiling, once that is finally determined by the Missouri State Auditor. It doesn't change anything from last year. A roll call vote was taken with the following results: Ayes: Alderman Cleeve, Alderman Lesh. Nays: Alderman Nemeth, Alderman Gendron, Alderman Presley, Alderman Eversmeyer. **A voice vote was taken with an affirmative result. Nays: four. Abstain: none. Therefore; Mayor Filley declared the motion to remove Bill No 5155 failed 4-2.**

Motion made by Alderman Eversmeyer, seconded by Alderman Presley to approve the agenda. Mayor Filley asked for any discussion. A voice vote was taken with an affirmation result. Nays: none. Abstain: none.

Minutes

A. Regular meeting on August 2, 2022

Motion made by Alderman Eversmeyer, seconded by Alderman Gendron to approve the minutes of the regular meeting on August 2, 2022. Mayor Filley asked for any discussion. Alderman Lesh stated he had one correction, Page 11, 3rd paragraph. It reads "Administrator Roth stated when the utilities were installed" and it should read "until utilities were installed". The utilities are not currently installed. Alderman Cleeve amended his motion to include this correction, seconded by Alderman Gendron. **A voice vote was taken with an affirmative result. Nays: none. Abstain: none. Therefore; Mayor Filley declared the motion carried.**

Public Hearing

A Public Hearing to hear citizens comments on the property tax rate to be set by the City of Pacific, a political subdivision. The tax rate shall be set subject to change, based on the State Auditor's approval, to produce revenues for the budget for the fiscal year beginning July 1, 2022, shows to be required from the property tax. The tax rate is determined by dividing the amount of revenue by the current assessed valuation. The result is multiplied by 100 as the tax rate will be expressed in cents per \$ 100 valuation.

Mayor Filley opened the Public Hearing. City Clerk Barfield read the Public Hearing into the record. She asked for any comments. There being no comments, the Public Hearing was closed.

Public Participation

Tonya Graham, 2226 Catawissa Rd, Catawissa, MO stated she was the Executive Director for the Agape House. She handed out some flyers. She continued that Agape is struggling to get food in. She has

reached out to local food banks. Operation Food Search brings trucks on Thursday. We went from 12-15 pallets every week to 4-6 pallets now. In the last few months, we have fed over 300 families more than we usually do. The food we get is perishable items. We need cereal, mac and cheese, canned goods, anything that sustains. The city has always rallied around them in the past and asked if they could do food drives. Normally by Saturday we are out of food, but shopping inside is not going to happen because there is not enough food. There is just no food coming into the food banks. Anything extra will help. Drop off can be done anytime the store is open. Discussion followed regarding reaching out to the Chamber, BigFoot and other businesses. She stated she has a meeting tomorrow about this. She has depleted all of her resources. Alderman Presley suggested the Chamber having a Food Drive and he would talk to them. Alderman Nemeth stated he would take a donation box at Little Ireland. The Board thanked her for all they do.

Mayor Filley stated everyone has 5 minutes.

Dan Conway, 3001 Spruce St., St. Louis, MO, and his residence is Kirkwood, MO. He would like to review who he was, and why they are here and how we can move forward. He is a degreed Civil Engineer from the University of Rolla, he's built paternity houses, parking garages, ice batch plants, and been involved with many industrial and business parks. His family has kin in Franklin County. Our 100-acre family farm was homesteaded in the 1850's and we still retain that family farm in Beaufort. He is active in the St. Louis Rotary Club; he built the Gene Slay's Girls and Boys Club. His father is James F. Conway, was a State Representative, State Senator, and Mayor of City of St. Louis. He also was President of the St. Louis Police Board Commissioners and President of the St. Louis Zoo Commission. One of his greatest achievements is the legislation that makes the zoo forever free, and all the other venues. He puts his name on his company, he believes it matters, he does not hide and has the ability to bring people together. The city has master planned 48 acres for protentional light industrial development, it abuts a heavy industrial park and a residential area. This is a great buffer and makes sense. He can answer questions and go over the hot buttons. We are not trying to resolve this tonight, he is trying to develop a hot button list and work on these items, instead of just talking about them. He followed the guidelines and submitted. In a few meetings we should be able to address everything, such as water runoff. The additional water that will come from this property is zero, up to the 100-year storm we have to detain. The runoff study is done in the planning stage but has to meet the city's regulations. In regards to truck traffic, why is Candlewick not shut down now, with a turn around on Industrial Drive. We have also offered a 50' buffer on Hwy N and the Westlake side, along with a detention basin. We are here to co-exist with everybody. He is happy to address any comments. We are trying to be reasonable and fair.

Ryan Schweisguth, Cochran Engineer, 520A E. Independence, MO, representing Dan and the development tonight. As far as the stormwater detention, the city has design standards that we have to abide by during development. Dan can put the infrastructure in that makes them more developable. A lot of them look for pad ready sites, which is what he is doing. The proposed zoning M1 Light Industrial does conform to the city's Comprehensive Plan.

Barbara Alt, 1951 Patricia Lane, Pacific, MO stated she is the owner of the 8 acres and one of the 4 owners of the 40 acres. The screening that is going to be provided on the residential sides, and taking care of the water and traffic answers the people's questions. This land has always been farmed. When zoning came to Pacific it was zoned as non-urban. The whole area was farmland for decades. In the 1960's industry moved in. Joe Dailey created his Industrial Park. In 1965 her late husband and his brother, Henry, bought 19.6 acres from the Weber's. It adjoined their farm property. At the same time

Joe Dailey needed water easement across the Alt property to get water to the Industrial Park. He made the deal in exchange for that he would give the Alt's access to Industrial Drive. There would not be a reserve spike strip there. He didn't need access to it because their property abutted it. In 1968 both Alt brothers got married. Our names were then added to the 19.6 acres. My father-in-law died in 1977 leaving the family farm to his wife Florence, and she died in 1993 and left the back 40 acres, that were talking about, to my husband and the front part along Denton Rd to Henry. She had to settle his estate. We had to divide the 19.6 acres. Since the property was in the city, we had to have city approval. At first, we thought it was a simple boundary adjustment, but there were two problems. The request was a longer process, we had to confirm to codes for the city. From personal experience the city sticks to the code. Also, Joe Dailey never released the spike strip, there was no record in the county. We were landlocked, the city would not let us divide the property. The only way to get into the property was to buy the strip from the Daily Brothers, and they were asking \$ 2.00 a square foot. We settled for a little less, and she had to pay. One thing we had to do was provide a road easement, so we could get to our 40 acres. It was drawn in on the west side of the terraces, so we could continue to farm it. We also needed a corner of the in-law's property just to get to it. This is why she has 8 acres there today. This process took two years. She would like to address concerns people have. Her husband and brother warned people when Westlake was developed that there could be problems, if not developed properly. She thinks they listened, the houses are built and the water gets in their yards. When Westlake was developed regulations were in place. If Dan can make sure none of the water goes onto them it won't get any worse than it is now. In regards to the traffic study, she thinks Industrial Drive was small to start with and grew. The road should be widened at some time, and she has already dedicated 5'. She assured everyone, she has lived here for 56 years and she cares about this town and wants to see it done right. She thanked the Board for listening.

Anna Meadows 2010 Hwy N, Pacific, MO stated her main concern is the water and traffic, but also how they have been seeing the bare minimum. All we have seen is the conceptual designs. The last 2-3 weeks we have been saying we need more done. Mr. Conway had no additional explanations tonight. We need the water and traffic studies done. Two detention basins have been removed, and the common ground don't fix the runoff.

Gary Meadows, 2010 Hwy N, Pacific, MO stated we have been talking for months about the same issues. We keep talking about water studies, traffic issues and if this makes sense for the city. It seems regarding economic impact, we are hoping for the best, but we don't really know. Mr. Conway spoke to this Board 6 weeks ago; this is time to come up with justification that everything he says is going to happen will. What is provided with the agenda in regards to this has very little change. The reality is this is not an answer to anything. This is very serious to us. It doesn't appear to me that they are serious enough to make sure this can be done and done well. This conceptual sight plan is just an idea. According to the Zoning Code they could come back and choose to develop it themselves and avoid future public hearings. They need to be required to do a traffic study, a stormwater drainage study, and the city has Ordinance 2327 it can require. They need to show they are serious about this and the Board make them do these studies. We just have a picture right now, that means nothing. This whole idea is bad for the city. The applicant should be required to show that this is not more harm than good.

Jan Jones, 201 Candlewick, Pacific, MO stated she agreed with Mr. Meadows. The proposed traffic study is 6 am to 6 pm and 6:30 am to 9:30 am and 3 -6 pm. Trucks go down our road at 3 am and 10 pm; we need a real study. She has heard that the road could and could not be closed. She would like to know if it really can be.

Eric Goebel, 1688 Westlake Circle, Pacific, MO and stated he is on the board for Westlake Subdivision. He continued that his property does not back up to the 40 acres in discussion tonight. He has two children in the school system and operates a small lawncare business. He wants to see much needed growth. By rezoning this property this opens the door for people in his shoes, who don't have the means to purchase property. This creates an opportunity to make strides for the smaller guy. Things can be studied to death, and things change. Until something is built, the studies are mute to him. The property owner has the right to sell to a developer. To the owners on Westlake Court, he understands the creek that runs behind needs attention. Moving forward with more growth and more jobs is the way to go. No matter what the building is that goes there, we are going to face the same issues. He thinks light industrial might be the best approach if we are going to change from farming.

New Bills

Bill No. 5155 An Ordinance fixing the Tax Rate for the City of Pacific, counties of Franklin and St. Louis, State of Missouri, for the year 2022 and establishing the effective date thereof. (1st reading)

As posted pursuant to the ordinance, City Clerk Barfield read Bill No. 5155 for the first reading. Mayor Filley asked for sponsors: Alderman Eversmeyer stated he would sponsor Bill No. 5155. Alderman Nemeth stated he would sponsor Bill No. 5156.

Bill No. 5156 An Ordinance prohibiting the occupancy of structures deemed unfit for human habitation. (1st reading)

As posted pursuant to the ordinance, City Clerk Barfield read Bill No. 5156 for the first reading.

Consideration of Bills Previously Introduced

Bill No. 5155 An Ordinance fixing the Tax Rate for the City of Pacific, counties of Franklin and St. Louis, State of Missouri, for the year 2022 and establishing the effective date thereof. (2nd reading)

As posted pursuant to the ordinance, City Clerk Barfield read Bill No. 5155 by title only for the second reading. **Motion made by Alderman Eversmeyer, seconded by Alderman Lesh to approve Bill No. 5155.** Mayor Filley asked for any discussion. **A roll call vote was taken with the following results: Ayes: Alderman Nemeth, Alderman Cleeve, Alderman Gendron, Alderman Presley, Alderman Eversmeyer, Alderman Lesh. Nays: none. Abstain: none. Whereupon; Mayor Filley declared Bill No. 5155 passed 6-0 and becomes Ordinance No. 3337.**

Unfinished Business

Bill No. 5150 an Ordinance approving a Zoning Change (Map Amendment) from NU Non-Urban to M-1 Light Industrial for two tracts of land totaling approximately 48 acres and being generally described as Lot 1, Alt Place, Franklin County Parcel ID 19-6-14.0-0-034-036.200 (8-acre tract) and Franklin County Parcel ID 19-6-14.0-0-099-035.100 (40-acre tract) being generally located at Industrial Drive, Pacific, Missouri (2nd reading) Sponsor: Eversmeyer. Tabled 7-19-22, Tabled 8-2-22

As posted pursuant to the ordinance, City Clerk Barfield read Bill No. 5150.

Mayor Filley stated Bill No. 5150 will remain under Unfinished Business. Attorney Jones stated it remains on the table unless there is a motion to remove it from the table and a motion to approve.

Alderman Lesh stated he thought Mr. Conway wanted to address some questions, and he also had some questions for him. Mayor Filley thought that was something that would be done during a presentation scenario. At this point, any questions directed to the contractor would need to be handled by staff. Attorney Jones stated that was correct, they would be directed towards staff. Alderman Lesh stated the Aldermen have to make a decision, he thought it was important that if we had questions to ask that there be a place for IT. Attorney Jones stated the questions should be gathered together and given to staff and let staff interact with the developer. There is no mechanism for a cross examination of the developer by the board, and this is a rezoning application.

New Business

- a. **Resolution No. 2022-52 A Resolution authorizing and directing the preparation and submittal of an Application for Funding through the St. Louis County Municipal Park Grant Commission for the Jensen Point Restrooms and Land Acquisition Project.**

As posted pursuant to the ordinance, City Clerk Barfield read Resolution No. 2022-52 by title only. Mayor Filley asked for any discussion. **Motion made by Alderman Cleeve, seconded by Alderman Presley to approve Resolution No. 2022-52.** Mayor Filley asked for any discussion. **A voice vote was taken with an affirmative result. Nays: none. Abstain: none. Mayor Filley declared the motion carried.**

- b. **Resolution No. 2022-53 A Resolution authorizing and approving the purchase of certain budgeted equipment and services for the Pacific Public Works Department.**

As posted pursuant to the ordinance, City Clerk Barfield read Resolution No. 2022-53 by title only. **Motion made by Alderman Eversmeyer, seconded by Alderman Cleeve to approve Resolution No. 2022-53.** Mayor Filley asked for any discussion. **A voice vote was taken with an affirmative result. Nays: none. Abstain: none. Mayor Filley declared the motion carried.**

- c. **Resolution No. 2022-54 A Resolution authorizing the Residential Bulk Trash Pickup Event for Fall 2022; and accepting a proposal for Rich Gullet & Sons for roll-off truck and hauling services.**

As posted pursuant to the ordinance, City Clerk Barfield read Resolution No. 2022-54 by title only. **Motion made by Alderman Nemeth, seconded by Alderman Cleeve to approve Resolution No. 2022-54** Mayor Filley asked for any further discussion. **A voice vote was taken with an affirmative result. Nays: none. Abstain: none. Mayor Filley declared the motion carried.**

- d. **Resolution No. 2022-55 A Resolution authorizing and approving the purchase of a 2018 Dodge Ram 2500 ¾ ton truck for the City of Pacific Parks Department.**

As posted pursuant to the ordinance, City Clerk Barfield read Resolution No. 2022-55 by title only. **Motion made by Alderman Lesh, seconded by Alderman Cleeve to approve Resolution No. 2022-55.**

Mayor Filley asked for any further discussion. Alderman Presley asked why this was not included with one of our lease agreements. Administrator Roth stated originally the Park Board budgeted for a new truck. We ordered a truck that never came through and the order was cancelled. Over the last several months we have been looking for options. He prefers to buy new. The State Contract can be purchased from but we were given a 7–12-month delivery time for a Ford. We haven't looked into leasing a vehicle for this situation. In the past we did police vehicles. This truck checks out and has warranty protection and was recommended. **A voice vote was taken with an affirmative result. Opposed: none. Abstain: none. Mayor Filley declared the motion carried**

Mayor's Report

Agape Help House – Ms. Graham presented the need for non-perishable items for the Agape House. They help several in our community. If anyone can help out, please do.

School – Mayor Filley stated school starts next week. She wished everyone a great school year and for everyone to use caution. Pay special attention to the school busses.

City Administrator Report

Traffic Study – Administrator Roth stated at the last meeting the Board asked for a proposal from a Traffic Engineering Firm for a traffic study, and it was not ready to be included in the packet. He received this yesterday and forwarded it to the Board. He has reviewed this and is responsive to our request. This would study the truck routes in the city. They would collect 12-hour traffic counts at Candlewick Lane east of Hwy N. south Old Gray Summit, Old Gray Summit Rd east of Lamar, Congress east of Hwy N, First St., north of Jefferson, Jefferson west of First and Industrial Drive west of Denton Rd. They would also perform turning movement counts at the intersections listed in the report. They would also do an impact study for the proposed industrial development during peak hours using standard methodology. They would submit all of this in a report. Total fee is \$ 17,900. The data would be collected after school started and deliverables anticipated in about 8 weeks. The issue of trucks on Hwy N, Candlewick and Old Gray Summit and Lamar has been an issue. The numbers have never been counted. Obtaining this data would be helpful. The consultant will make certain recommendations along with capacity. There have been discussions about closing Candlewick. He believes it's possible to gate the road. We did accept federal funding to fix the road, with an obligation to maintain. He thinks it's possible we could close Candlewick, but also could do other things. The signage is not very good. He thought signage should be improved, no matter what we do. Alderman Nemeth asked where the money was coming from. Administrator Roth stated this was not budgeted and would be a general fund expense. Alderman Nemeth stated he agreed we needed a traffic study, but we need to ask if we are going to follow what we get. During the Manors of Brush Creek, we did a traffic study and then chose not to follow the recommendations. We did not raise the speed limits or lower them; we received it and took no action. Whether we agree or disagree, if a professional firm tells us; we need to do something. In his opinion it is a complete waste of money if we are going to get a traffic study and then disagree with it. He wants to ensure with the Board and commit that we adhere and follow the professional recommendations we are paying for. Administrator Roth thought the traffic study will come with recommendations. Alderman Cleeve agreed with Alderman Nemeth, but still thought it needs weighed. One of the recommendations was moving Hwy N to 45 mph, but the Chief agreed with him that the road shouldn't be 45 mph. Mayor Filley stated # 10 of the proposal does state they will report recommended improvements. Alderman Cleeve asked if the cost could be reduced if the impact study could be

removed, since the ordinance reflects the developer doing this. He wanted a base line of what we have today. Also, looking for truck signage on the roads, he agreed some is there and some is not, but he suggested “trucks prohibited” signs. Alderman Eversmeyer thought this was too much money, and we don’t necessarily follow what we pay for. He would rather use the money to install more signage. If we need a road study to validate installing a gate on Candlewick he would be for that. Payne St. is not included in this and they go down it all day long. He thought we needed to fix what we have. Mayor Filley stated this was just for information this evening. Alderman Lesh asked about the problem points, and he thought we needed to identify certain points. We need to keep an open mind. He would like to focus in on where the problems are. He agreed that the impact study could be removed. Alderman Cleeve thought we needed a study done because we don’t know the traffic we have on the roads now. Discussion followed. Alderman Nemeth stated we have existing truck routes that are not used. How do we get trucks to follow it; which that is enforcement, including getting with mapping companies to correct the maps, and signage. Signage, improved mapping, and enforcement would seem to help this, and spend the money on those items. He thought it was correcting and putting the trucks where they belong. He thought that would significantly reduce traffic where it is not suppose to be. Mayor Filley stated in summary it seems like a study needed done, but maybe parameters need to be shortened to focus on specific truck routes existing. Attorney Jones stated the codified truck routes is Osage & Fourth and then Fourth to Denton Road to Industrial Drive and Midwest to Dailey Industrial. They are prohibited everywhere else. Discussion followed on where Candlewick ends specifically. Attorney Jones stated we have a truck route, but not an ordinance that prohibits trucks over 18,000 on the other streets. Public Works Commissioner Brueggemann stated MoDot helped installing the signs on Osage to First St. This is the temporary truck route, while Denton Road is being improved. Chief Melies stated traffic safety is designed in three phases, engineering, education and enforcement. We need to figure out what we want people to do, install signs and then education them. Part of that is adjusting GPS routing, which is not easy to do. Signage is the on-road key. MoDot improved signs and their location would work towards this. Closing Candlewick would help. He asked that staff be allowed time to work on this and bring something back at the next meeting.

Motion made by Alderman Eversmeyer to allow staff time to review the study for sign placement and type of legal signs and costs for a gate on Candlewick and review the ordinances for the next meeting. Mayor Filley confirmed that we are doing two of the three suggestions from Chief, which would evaluate and educate. Administrator Roth stated he was not comfortable with moving forward with the gate without traffic counts. Alderman Eversmeyer agreed and added a traffic count onto Candlewick.

Alderman Eversmeyer amended his motion, seconded by Alderman Nemeth that we do the study for signs, install traffic counters on 3 entrances to Dailey Industrial Park, obtain cost of the gate for Candlewick, have administration review the ordinances for the next meeting. Mayor Filley asked for discussion. Collector Kelley stated if we shut off that gate, your stopping buses, and workers that use the route. Alderman Nemeth stated this is causing no change and is an evaluation we need to look at. We need to follow these and the Board needs to agree to do what the professionals tell us to do. A voice vote was taken with an affirmative result. Nays: none. Abstain: none. Whereupon, Mayor Filley declared the motion carried 6-0.

2018 ICC Code adoption – Administrator Roth stated this is information only. An open forum is set for Tuesday, August 30, 2022 from 3 pm to 5 pm for contractors and general public to review our proposed amendments to the building codes. There will not be a presentation but they will be available. The city is on the 2009 ICC and was adopted in 2017. It was a goal to upgrade to 2018. Steve Brune, Building

Inspector, has done most of the work on it and through a series of meetings reviewed the amendments. They were posted online today. The notice has been sent out to everyone who has a contractor building license. These are a draft version, and open to comments. Staff has tried hard to align our codes with current best practices. There is no particular significant impact on any of the adoptions and feel it is straight forward. This will come to the Board and staff is looking at a grace period for the effective date from 60 to 90 days. Attorney Jones stated the code will be adopted by reference, and needs to be available to the public for 90 days required by statute.

Chief of Police

No report.

Public Works Commissioner

Public Works Commissioner Brueggemann thanked the board for approving Res No. 2022-53. His report went out last Friday and if there are any questions, please let him know. He requested an Operations Meetings about the yard waste policy and dumping at the facility. There are issues with outside contractors coming in and dumping.

Alderman Nemeth asked if the sidewalks at Viaduct could be put on a schedule to be cut or sprayed and spray the rocks. He understands this is MoDot responsibility.

Community Development Director Myers

Director Myers thanked the board for the Resolution for the Jensen's Point grant, and the truck for the Parks Department. He reminded the Board of the needs of the Agape House and thought we had an opportunity to help.

Special Events Permit - The Bridge, is a church moving to town. The Hilltop Advent Church is a subsidiary of them. They submitted and paid yesterday and was not in the packets. It is a complete application, and requires Board approval. This event is September 3rd. They request the traffic be blocked between the alleyway and the Partnership grounds and the Opera House, as well as officer on duty. If they want additional security, they would need to provide it. This is a Christian concern. Admission is a can of food given to the Agape House and staff recommends waiving the fee as due to this being a non-profit. Staff is recommending approval with waiving of the fee. This is a public event. There will be a food truck on site. **Motion made by Alderman Lesh, seconded by Alderman Presley to approve the Special Events Permit and waiving the \$ 100 fee. Mayor Filley asked for any more discussion. A voice vote was taken with an affirmative result, and Mayor Filley declared the motion carried. Opposed: none. Abstain: Alderman Nemeth.**

City Attorney Report

Attorney Jones stated at the last meeting he indicated he needed to come back with revised code for home occupations. He realized this is part of the zoning ordinance. This will have to go to Planning & Zoning first. There are two additional chapters impacted by this that he needs to work on. He will have it ready for the Planning & Zoning meeting in September. This will require a Public Hearing.

RV bill – Alderman Lesh stated the bill refers to people who have their own also on their own lot and using them when people come over. He asked if we could get rid of those elements. Mayor Filley stated this will come up at the next meeting for discussion.

Collector Kelley – Franklin County has their Tax Sale next week. The city has six properties, with one property that has an outstanding water account. There is also a mortgage sale, and there are two bills out on that property and they have been reported. The bill for the \$ 4,000 for Franklin County is on the list of bills tonight. She continued she requested approval of the contract with the Recorder of Deeds, and asked if Administrator Roth spoke to Mr. Jones. Administrator Roth stated he has the same concerns he has. The attorney has access to the land records. Attorney Jones stated if we are checking ownership, we can do this with the accessor's records. If we need a deed with the legal description contacting with the recorder's office is probably overkill. We can figure out a way to make that happen. They don't have an al carte option and you have to pay for a number of searches. Collector Kelley stated the amount would be the same as one phone call to you, and this was helpful in her office. When we do lien releasing, it's nice to have that accuracy. The cost is \$ 350 for a year for 60 minutes. Administrator Roth stated the clause in the agreement that is objectionable, is the reproduction from that site is a penalty of \$ 5,000. Attorney Jones agreed because he did not think they could negotiate it. Tapestry is the one St. Louis County uses and you pay for the document as you receive it. There are other options. Collector Kelley stated she was comfortable with what she does with Franklin County.

Operations Committee – Alderman Evermseyer stated he would set up a date to meet.

Administration Committee – Alderman Nemeth stated they met last Monday. Red Cedar is on track, but there are some supply chain issues. They have started grading.

Park Board Report

- a. Hawthorne Pond – Alderman Cleeve stated the pond is a problem as far as algae control. The main reason he called attention to it is because the Park Board discussed not doing aeration on the pond so they could use that money for something else. He thought that would make the pond worse. Right now, it seems it is under Park Board, but this is not a city park. He thought this should be cleared up. We also need to figure out what to do with it. There were options such as draining it, digging it deeper, etc. Public Works Commissioner Brueggemann stated he has treated it for weeks, it is very shallow, the deepest part may be 4'. It can be a dry retention pond, or break the dam and drain it. He recommended either digging it out and installing aeration or just let it be a detention pond. He continued where would this be budgeted from, because right now it's a detention pond, or is this going to the Parks Department. Alderman Eversmeyer thought a long time ago Dave Monroe stated fishing tournaments there and he thought that was how it started. Administrator Roth agreed it was designed to collect stormwater runoff from Hawthorne Subdivision, the city maintains it and it is city property. He did not believe there was a specific ordinance that named out park property. Since Parks and Stormwater is the same sales tax, he thought that was appropriate, but this is a problem every season. If we drain it then what do we do, should we let it dry out? Discussion followed. PW Commissioner Brueggemann stated we could dig it out without draining it but ultimately it needs aeration. Alderman Eversmeyer thought if this was a pond it should be referred to the Park Board, but if it's a basin then he thought PW should handle it. **Motion made by Alderman Eversmeyer, seconded by Alderman Cleeve that the Hawthorne Pond is declared a detention**

basin and falls under PW Commissioner Brueggemann control and is not considered under the Park Board. Alderman Presley asked if the city had the ability to take the next step. PW Commissioner Brueggemann stated he would obtain a cost to have it dredged and bring back to the board. This is less impact on the neighbors. He would bring these costs back to the board. Alderman Nemeth thought we should wait for Robert to come back and make one motion for everything. **A voice vote was taken with an affirmative result. Opposed: none. Abstain: none. Mayor Filley declared the motion carried.**

Miscellaneous

a. Approve the list of bills.

Motion made by Alderman Nemeth, seconded by Alderman Cleeve to approve the list of bills. Mayor Filley asked for any discussion. **A voice vote was taken with an affirmative result. Opposed: none. Abstain: none. Mayor Filley declared the motion carried.**

b. **Approve the Special Event Permit, St. Bridget's Festival, August 27, 2022.**

Motion made by Alderman Presley, seconded by Alderman Gendron to approve the Special Event Permit for St. Bridget's Festival on August 27, 2022. Mayor Filley asked for any discussion. **A voice vote was taken with an affirmative result. Opposed: none. Abstain: none. Mayor Filley declared the motion carried.**

c. **Approve invoices from Cochran Engineering for W. Osage Sidewalks project in the amount of \$8,089.00 and Route 66 Marketplace project for \$ 3,586.53.**

Motion made by Alderman Cleeve, seconded by Alderman Eversmeyer to approve the invoices from Cochran Engineering for W. Osage Sidewalks project in the amount of \$ 8,089.00 and Route 66 Marketplace project for \$ 3,586.53. Mayor Filley asked for any discussion. **A voice vote was taken with an affirmative result. Opposed: none. Abstain: none. Mayor Filley declared the motion carried.**

d. **Approve Special Event Permit, Pacific Area Chamber on October 14, 2022.**

Motion made by Alderman Presley, seconded by Alderman Nemeth to approve the Special Event Permit, Pacific Area Chamber on October 14, 2022. A voice vote was taken with an affirmative result. **Opposed: none. Abstain: none. Mayor Filley declared the motion carried**

Reports of City officials

Alderman Nemeth – No report. He thought there was great discussion tonight and thanked them.

Alderman Cleeve – At the Park Board meeting they discussed the dog parks and Director Myers is going to reach out to Purina Farms to see if they can be of help. The Skate Parks original estimate was \$ 300,000 and now is \$ 325,000 and a phase 2 for \$ 69,000. They have raised \$ 22,000. The Park Board did endorse the design and location. The pool and the options were discussed more. Administrator Roth is obtaining cost estimates. If anybody would like to sponsor the Rodeo, please contact Director Myers.

Alderman Gendron – No report.

Alderman Presley – No report.

Alderman Eversmeyer – There is signage on Union St., that needs to be removed in front of the old school, and is no longer needed. **Motion made by Alderman Eversmeyer, seconded by Alderman Cleeve to remove Ordinance No. 3650-30 Table 3-A, Union St. no parking. He wants to repeal that one section so this becomes a regular street.** Chief Melies stated he had no objections. **A voice vote was taken with an affirmative result. Opposed: none. Abstain: none. Mayor Filley declared the motion carried**

Alderman Lesh – Attend, participate and volunteer.

Adjournment

There being no further business, motion made by Alderman Lesh, seconded by Alderman Cleeve to adjourn. A voice vote was taken with an affirmative result. The meeting adjourned at 9:24 p.m.

Mayor Filley

ATTEST:

City Clerk