



AGENDA
WARRENTON BOARD OF ALDERMEN
Tuesday, October 20, 2009
7:30 P.M.
Warrenton City Hall Chambers
200 West Booneslick

Public notice is hereby given that a meeting of the Warrenton Board of Aldermen will be held at City Hall, 200 West Booneslick, Warrenton, Missouri, on Tuesday, **October 20, 2009** at 7:30 P.M. to consider and act upon the matters on the following agenda and such other matters as may be presented at the meeting and determined to be appropriate at that time.

Public Hearing:

- **James Reid Landscaping Garden Center-602 Progress Pkwy. Site Plan (SP-55)**

1. Open meeting
2. Approval of Minutes from September 15, 2009
3. Approval Executive Session Minutes from October 6, 2009
4. Hearing from the Public
5. Board of Aldermen Comments
6. Mayor's Report to the Board
 - a) Letter of support to the Missouri Housing Development Commission
7. Hiring of Police Officer, Chris Nolte
8. Introduction of Chris Nolte
9. Cochran Engineering – update on Booster Pump Station
10. Request to close South West Street to Main Street then East on Main St. to Hudson on Sunday, October 25, 2009 from 2:00 – 2:30 p.m. for the WDA Halloween People & Pet Parade
11. Approval of Liquor License – Missouri Wine by the drink including Sunday for Missouri Wine and Gift; located at the Warrenton Outlet Mall.
12. Chris Graville, City Attorney
 - a) James Reid Landscaping Garden Center – 602 Progress Pkwy, Site Plan (SP-55)
13. Terri Thorn, Director of Operations/Finance Officer
14. Rob Hamlin, Public Works Director
 - a) Sewer backup letter
 - b) Sewer camera bid
15. Patrick Randolph, Recreation Director
16. Greg Houdyshell, Chief of Police
 - a) Police Department Monthly Reports
17. Michelle Schlenther, Economic Development Director
 - a) Electronic Sign Bid
18. Jim Daly, Building Commissioner
 - a) Update on trash enclosure notices
19. Brad Busekrus, Maintenance and Grounds Director
20. Deb Jett, Human Resources Director
 - a) Property and liability insurance renewal
21. Executive Session – Litigation
22. Executive Session – Real Estate
23. Executive Session – Personnel
24. Adjournment

Copy of the above Bills will be available for public inspection prior to the meeting.

This meeting is open to the public.

Pursuant to Section 610.022 RSMo, the Board of Aldermen of the City of Warrenton, Missouri, subject to a motion duly made and adopted, may also close the public meeting and hold a closed meeting for the purpose of dealing with matters relating to one or more of the following: 610.021(1) Legal Actions, Causes of Action, Litigation or Privileged Communications between the City's representatives and its attorneys; 610.021(2) Leasing, purchasing or sale of real estate; 610.021(3) Hiring, firing, disciplining or promotion of an employee of a public governmental body or other matters as permitted by Chapter 610.

If you have any special needs as addressed by the ADA, please contact City Hall at 636 456-3535

Dated and posted this 16th day of October, 2009

Melody Rugh
City Clerk

**Next regular meeting of the Warrenton Board of Aldermen
November 3, 2009 at 7:30 p.m.**

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Mayor Greg Costello called the meeting to order at approximately 7:30 p.m. on October 20, 2009 at Warrenton City Hall, 200 West Booneslick. Present were Mayor Costello, Alderman Flake, Alderman Cullom, Alderman Tallo, Alderman Clark and City Attorney Chris Graville. Alderman Dreyer and Alderman Kendall was absent.

Staff present: Director of Operations/Finance Officer Terri Thorn, Public Works Director Rob Hamlin, Chief of Police Greg Houdyshell, Economic Development Director Michelle Schlenther, Maintenance and Grounds Director Brad Busekrus and City Clerk Melody Rugh.

PUBLIC HEARING

The public hearing was for James Reid Landscaping Garden Center-602 Progress Pkwy. Site Plan (SP-55). No comments were made from the public.

APPROVAL OF MINUTES

Alderman Tallo moved and Alderman Cullom seconded the motion to approve the September 15, 2009 minutes.

Dreyer: Absent Flake: Yes Cullom: Yes
Tallo: Yes Kendall: Absent Clark: Abstain

AYES: 3 NAYS: 0 ABSTENTIONS: 1 ABSENT: 2

The motion passes 3 to 0 with 1 abstention and 2 absent.

Alderman Cullom moved and Alderman Flake seconded the motion to approve the Executive Session minutes from October 6, 2009.

Dreyer: Absent Flake: Yes Cullom: Yes
Tallo: Yes Kendall: Absent Clark: Abstain

AYES: 3 NAYS: 0 ABSTENTIONS: 1 ABSENT: 2

The motion passes 3 to 0 with 1 abstention and 2 absent.

MAYOR'S REPORT

NECAC requested a letter of support from the Mayor to the Missouri Housing Development Commission for the construction of three new apartments. Alderman Cullom moved and Alderman Clark seconded to approve the Mayor sending a letter of support for NECAC building three new apartments to the Missouri Housing Development Commission.

Dreyer: Absent Flake: Yes Cullom: Yes
Tallo: Yes Kendall: Absent Clark: Yes
AYES: 4 NAYS: 0 ABSTENTIONS: 0 ABSENT: 2
The motion passes 4 to 0 with 2 absent.

HIRING OF POLICE OFFICER, CHRIS NOLTE

Alderman Cullom moved and Alderman Flake seconded the motion to hire Chris Nolte as a full time police officer at \$15.60 an hour.

Dreyer: Absent Flake: Yes Cullom: Yes
Tallo: Yes Kendall: Absent Clark: Yes
AYES: 4 NAYS: 0 ABSTENTIONS: 0 ABSENT: 2
The motion passes 4 to 0 with 2 absent.

REQUEST TO CLOSE MAIN STREET FOR THE WDA PEOPLE AND PET PARADE

The Warrenton Downtown Association submitted a request to close South West Street to Main Street then East on Main Street to Hudson on Sunday, October 25, 2009 from 2:00 – 2:30 p.m.. Alderman Cullom moved and Alderman Clark seconded the motion to approve closing South West St. to Main then east on Main to Hudson for the WDA People and Pet parade on Sunday, October 25, 2009 from 2:00 – 2:30 p.m.

Dreyer: Absent Flake: Yes Cullom: Yes
Tallo: Yes Kendall: Absent Clark: Yes
AYES: 4 NAYS: 0 ABSTENTIONS: 0 ABSENT: 2
The motion passes 4 to 0 with 2 absent.

COCHRAN UPDATE ON THE BOOSTER PUMP STATION

Kurt Daniels from Cochran Engineering was present to update the Board of Aldermen on the Booster Pump Station. Everything is on schedule, footings are in, foundation walls are going up, and plumbing has been stubbed up. Cochran Engineering has shop drawings that they are reviewing right now and will get back out by the end of the week. By the middle of December everything should be on site. Electrical panel is going to be done ahead of schedule and the city will need to store it when it gets here at the end of the week.

MISSOURI WINE AND GIFT LIQUOR LICENSE

Alderman Clark moved and Alderman Tallo seconded the request to approve the Missouri Wine by the Drink (Including Sundays) liquor license for Missouri Wine and Gift located at the Outlet Mall.

Dreyer: Absent Flake: Yes Cullom: Yes
Tallo: Yes Kendall: Absent Clark: Yes
AYES: 4 NAYS: 0 ABSTENTIONS: 0 ABSENT: 2
The motion passes 4 to 0 with 2 absent.

CHRIS GRAVILLE, CITY ATTORNEY

Chris Graville presented the James Reid Landscaping and Garden Center site plan (SP-55) located at 602 Progress Parkway. They are going to demolish the existing building and build a new building further back. Applicant is aware they will need a demotion and flood plain permit. Parking was addressed by the City engineer and has since been resolved. There were no conditions and the site plan passed planning and zoning 9 to 0 with 1 absent. Alderman Tallo moved and Alderman Cullom seconded to approve the request for James Reid Landscaping and Garden Center Site Plan (sp-55) located at 602 Progress Parkway.

Dreyer: Absent Flake: Yes Cullom: Yes
Tallo: Yes Kendall: Absent Clark: Yes
AYES: 4 NAYS: 0 ABSTENTIONS: 0 ABSENT: 2
The motion passes 4 to 0 with 2 absent.

TERRI THORN, DIRECTOR OF OPERATIONS/FINANCE OFFICER

Terri Thorn discussed with the Board of Alderman the conversation that she had with Mr. Karrenbrock who is willing to honor the same price used to put sidewalks in on Market Street as for the sidewalks along south Hwy 47. However, Chris Graville explained to the Board that because the Market Street Sidewalk Project is a grant

contract the City cannot issue a change order to Karrenbrock Construction honoring the same price. The Board of Aldermen has the option in moving forward to waive the bid requirement and have Mr. Karrenbrock look at the project and give an estimate of how much it will cost to put the sidewalks in and also determine if engineers are going to be involved. Once that is complete the Board of Aldermen will have the option to bid the project out at that time if they choose to do so. Alderman Tallo moved and Alderman Flake seconded the motion to waive the bidding requirement on the possibility for installing sidewalks along Highway 47 and to work with Karrenbrock Construction in regard to that process.

Dreyer: Absent Flake: Yes Cullom: Yes

Tallo: Yes Kendall: Absent Clark: Yes

AYES: 4 NAYS: 0 ABSTENTIONS: 0 ABSENT: 2

The motion passes 4 to 0 with 2 absent.

Terri Thorn reminded the Board of Aldermen that on the financials that were included in the packet the sales tax reflects 10% over budget. Terri explained to the Board that this was due to a timing issue and by the time November posts the city would be at the 4% under budget like anticipated.

ROB HAMLIN, PUBLIC WORKS DIRECTOR

Rob updated the Board of Aldermen on the major sewer main break that happened on October 19. DNR has already been at the break and posted signs letting everyone know not to get in the Hickory Lick creek where the break happened.

Rob gave a copy of a letter about sewer backup incidents to the Board to review. The public works department will be distributing the letters to the residents in the city on a yearly basis.

Rob presented bids for a sewer camera. Alderman Tallo moved and Alderman Cullom seconded the motion to approve the recommendation of the Public Works Director and award the bid to EJ Equipment, the low bidder, in the amount of \$81,400.00 including option A software upgrade.

Dreyer: Absent Flake: Yes Cullom: Yes

Tallo: Yes Kendall: Absent Clark: Yes

AYES: 4 NAYS: 0 ABSTENTIONS: 0 ABSENT: 2

The motion passes 4 to 0 with 2 absent.

GREG HOUDYSHELL, CHIEF OF POLICE

Greg updated the Board of Alderman on the major drug bust that the City police department was a part of along with other government entities and highlighted what was going on in the Police Department.

MICHELLE SCHLENTHER, ECONOMIC DEVELOPMENT DIRECTOR

Michelle presented the bid for the electronic sign in front of City Hall. Alderman Cullom moved and Alderman Tallo seconded to approve the recommendation from the Economic Development Director and award the electronic sign bid to Ziglin Signs in the amount of \$19,644.92.

Dreyer: Absent Flake: Yes Cullom: Yes

Tallo: Yes Kendall: Absent Clark: Yes

AYES: 4 NAYS: 0 ABSTENTIONS: 0 ABSENT: 2

The motion passes 4 to 0 with 2 absent.

JIM DALY, BUILDING COMMISSIONER

Jim gave an update to the Board of Aldermen on the trash enclosures. He supplied a report that showed when notices were sent out and a report that the residents sign that says they have seen the notice that says they have until 2010 to complete the enclosures.

BRAD BUSEKRUS, MAINTENANCE AND GROUNDS DIRECTOR

Brad gave an update on the progress that has been made at the Booster Station and the generator for City Hall.

DEB JETT, HUMAN RESOURCES DIRECTOR

Deb presented a renewal notice from Tri-County Insurance for the property and liability insurance. Mayor Costello removed himself from the meeting due to a conflict of interest. Alderman Flake, President of the Board of Aldermen, then conducted the meeting. Alderman Clark moved and Alderman Cullom seconded to approve the renewal of the property and liability insurance with Tri-County Insurance.

Dreyer: Absent Flake: Yes Cullom: Yes

Tallo: Yes Kendall: Absent Clark: Yes

AYES: 4 NAYS: 0 ABSTENTIONS: 0 ABSENT: 2

The motion passes 4 to 0 with 2 absent.

EXECUTIVE SESSION

Alderman Cullom moved and Alderman Flake seconded the motion to go into Executive Session for discussion of real estate and personnel.

Dreyer: Absent Flake: Yes Cullom: Yes

Tallo: Yes Kendall: Absent Clark: Yes

AYES: 4 NAYS: 0 ABSTENTIONS: 0 ABSENT: 2

The motion passes 4 to 0 with 2 absent.

ADJOURNMENT

Alderman Tallo moved and Alderman Cullom seconded the motion to adjourn the Regular Board of Aldermen meeting. The motion was approved and the Regular Board of Aldermen meeting was adjourned at approximately 8:20 p.m.

Greg Costello, Mayor

Melody Rugh, City Clerk