

City of Troy, Missouri
Regular Board of Aldermen Meeting
Monday, November 15, 2021
6:30 P.M.

Present for the Regular Board of Aldermen Meeting were Aldermen Dunard, Norman, Detert, Horner, Jones and Mayor Sconce. Alderman Grimstead was not present. Also present were Public Works Superintendent Burkemper, Police Chief Taylor, Building Official Lindsey, Treatment Plant Supervisor Comer, Parks Director Howell, Treasurer Flinn, City Attorney Granneman and City Clerk Schneider.

Mayor Sconce called the Regular Board of Aldermen Meeting to Order, announced a Quorum present and led in the Pledge of Allegiance.

Alderman Detert made a motion, seconded by Alderman Dunard to Approve the Consent Agenda Upon the Removal of Items 7(H) and 7(F). Vote: Detert aye, Dunard aye, Jones aye, Norman aye, Horner aye.

*Approved Minutes of Public Hearing and Regular Board of Aldermen Meeting dated October 18, 2021 and Board Workshop dated October 25, 2021

Chris Schieffer has been a business owner for twenty years, and currently serves on the board for Sacred Heart Vincent de Paul Society and the Lincoln County Resource Board. Mr. Schieffer said there has been an increased need for emergency housing for displaced persons in Lincoln County. Last month, the charity gave \$43,000 for emergency housing (hotel rooms). Mr. Schieffer said in the last ninety days that 138 people were looking for housing with vouchers going unfilled due to the lack thereof. The charity has located an old church building next to Ennis Implement with two acres and working towards finding a way to fund, manage and run a mission. Mr. Schieffer asked the Board to consider how the City fits in to help address this community problem and planned to come back at a later date with a defined mission plan.

Cindy Davenport, President of Kiwanis Club, along with the executive board members in attendance, stated their commitment to host a quarterly clean-up day at Kiwanis Park. The first clean-up day was this Saturday, November 12, 2021 and will enlist help from the public and Kiwanis Club members. All volunteers will sign a form approved by City Attorney Granneman. Kiwanis will provide bags, Weinand Younger will provide disposal of tires for \$3.00 each subsidized by a DNR grant application and collected trash will be trailered to St. Peters facility for disposal. The next quarterly clean-up day will be March 2022. Kiwanis wants to continue to be a partner with the City of Troy to keep the park clean.

Julie Rodgers, Lincoln County Economic Development Director, said that Lincoln County Commissioners approved an engineering study for a countywide water and sewer feasibility study. The study will gather information and data from all system providers to find out what the county has at this time. Mrs. Rodgers said that 65% of the county is not served by a system and the study is needed to determine how to serve everyone in the county. There are no plans for Lincoln County to take over any system providers.

Becky Martin attended the Planning & Zoning Commission meeting last week and said that seven out of ten members voted against the 720 Boone Street commercial building project. Ms. Martin worked with local charity groups and said housing is a big issue in our community. Ms. Martin asked for Planning & Zoning members to review Sections 400.70 and 400.80 on their function and recommendation duties.

*Approved Reports of Park, Planning & Zoning/Board of Adjustment, Historic Preservation Commission, Troy Convention and Visitors Bureau

*Approved Reports of Police, Public Works, Wastewater, Finance, Building Inspection, Parks and Administration Departments

*Approved Payment of Regular Monthly Bills

Mayor Sconce read Bill No. 1340 as Ordinance _____ -- AN ORDINANCE AMENDING ORDINANCE NO. 1155 AND SECTION 105.030 AND OTHER SECTIONS AND ORDINANCES DEFINING THE WARD BOUNDARIES OF THE CITY OF TROY, MISSOURI AND AMENDING THE NEW WARD BOUNDARIES BY THE ATTACHMENT OF NEW BOUNDARY MAPS FOR ALL THREE WARDS IN THE CITY OF TROY, MISSOURI AND EFFECTIVE DATE THEREOF, read first and second times by title only. Chad Eggen of Boonslick Regional Planning presented the redistricted ward maps with a 1.63% deviation (Ward 1 – 4193, Ward 2 – 4216 and Ward 3 – 4262 = 12,671 population) offering balance and allows for growth. The redistricting was necessary due to population growth during the last ten years that threw off standard deviation of less than 10% population per ward. Mr. Eggen said natural creek boundaries were used to redistrict wards. There was a question whether or not Alderman Dunard's address fell within her present ward. Mr. Eggen responded that her address was no longer in Ward 3. It was requested that Mr. Eggen plot addresses for all aldermen prior to adopting the redistricting ward maps and set a special meeting to adopt later. Alderman Jones made a motion, seconded by Alderman Horner to Adopt Bill No. 1340 as Ordinance No. _____. Vote: Jones nay, Horner nay, Norman nay, Dunard nay, Detert nay. Motion failed 0-5.

Alderman Dunard made a motion, seconded by Alderman Norman to Discuss, Approve and Authorize Mayor to Sign Work Order No. 8 submitted by Woodard & Curran for MS4 Phase 1 – FY22 Compliance Support in the amount of \$50,000.00. Building Official Lindsey explained Phase 2: On-Call Technical Support for Program Development, GIS Mapping Assistance, and Education/Outreach as Needed had been

removed from the scope of work. Vote: Dunard aye, Norman aye, Jones aye, Detert aye, Horner aye.

*Approved Candidate Filing Information for April 5, 2022 General Municipal Election to Include Section 115.395.2 RSMo (lottery drawing)

*Approved Pay Application No. 20 submitted by Plocher Construction through October 31, 2021 on SE WWTF & HWY 47 Lift Station Upgrades Project No. 0228664.01 in the amount of \$59,368.00

*Approved Woodard & Curran Invoice No. 196775 for Wastewater Treatment Facility and Highway 47 Lift Station Construction Services for the period ending October 29, 2021 in the amount of \$46,000.00

*Approved Woodard & Curran Invoice No. 196315 for WWTF SCADA Integration through October 15, 2021 in the amount of \$13,374.56

*Approved Pay Application No. 3 for Cherry Street Improvement Project STP-9900(387) submitted by Lamke Trenching & Excavating Inc. for October 31, 2021 in the amount of \$226,878.05

Alderman Detert requested clarification on the project. Alderman Detert made a motion, seconded by Alderman Dunard to Approve Pay Application No. 1 for Well #15 Well House, Project #190186, submitted by Martin General Contractors LLC through October 30, 2021 in the amount of \$214,225.00. Vote: Detert aye, Dunard aye, Jones aye, Horner aye, Norman aye.

*Approved Budget Amendment to Police Budget as follows: Increase Uniforms and Equipment 01-1001-6650 from \$28,000 to \$51,000 (+\$23,000) Due to Receipt of Check from Purple Wave for the Sale of the 1989 Humvee SN 100096 \$15,500.00 and the Sale of the 2007 Chevrolet Silverado VIN 1GCEC19Z37Z129652 \$7,500.00

Alderman Detert requested clarification on the plan amendment. Alderman Detert made a motion, seconded by Alderman Norman to Adopt TASC Plan Amendment to Comply with American Rescue Plan Act of 2021 (“ARPA”) and the Taxpayer Certainty and Disaster Tax Relief Act of 2020, enacted as part of the Consolidated Appropriations Act 2021 (“CAA”) for Carryover of Certain Unused Funds pertaining to Healthcare Flexible Spending Account (“FSA”) and Dependent Care FSA for Plan Years ending in 2020 and 2021. Detert aye, Norman aye, Horner aye, Jones aye, Dunard aye.

*Approved 2022 Medical and Ancillary Dental and Vision Products for City of Troy as recommended by Hays Companies

*Approved Miles Umstatted, applicant on behalf of property owner, Umstatted Property Management, is requesting approval of a Site Plan Review and Commercial Building

Permit for “Sonic” to be located at 104 N. Lincoln Drive, as recommended by Planning & Zoning Commission

*Approved Mike Baalman, Baalman Architects, applicant on behalf of property owner, First Christian Church of Troy, is requesting approval of a Site Plan Review and Commercial Building Permit for an education addition to be located at 1302 Boone Street, as recommended by Planning & Zoning Commission

Alderman Dunard made a motion, seconded by Alderman Jones to Table Item 7(L) Boone Street Commons – 720 Boone Street Site Plan, Discussion and Planning & Zoning Recommendation and actions by Board of Aldermen until after Closed Session. Vote: Dunard aye, Jones aye, Norman aye, Detert aye, Horner aye.

Mayor Sconce moved cemetery sexton duties to the Parks Director job description. Alderman Detert made a motion, seconded by Alderman Dunard to Discuss and Approve Job Description for Parks Director Adding Cemetery Sexton Duties. Vote: Detert aye, Dunard aye, Jones aye, Norman aye, Horner aye.

Alderman Dunard made a motion, seconded by Alderman Jones to Discuss and Approve Job Description for Water Superintendent Removing Cemetery Sexton Duties. Vote: Dunard aye, Jones aye, Horner aye, Norman aye, Detert aye.

Alderman Jones made a motion, seconded by Alderman Horner to Approve and Authorize Budget Amendment to Use American Rescue Plan Action (“ARPA”) to Fund the Hwy 61 Water Main Extension Project (Muensterman Property) currently budgeted from the Water Fund) as Budget Amendment: 39-50-01-6450 Construction +\$235,000. Vote: Jones aye, Horner aye, Norman aye, Dunard aye, Detert aye.

Alderman Dunard made a motion, seconded by Alderman Jones to Approve Pay Application No. 1 submitted by JTL for Hwy 61 Water Main Extension – Muensterman Property Project No. M13-7023 for the period ending October 31, 2021 in the amount of \$188,199.00. Vote: Dunard aye, Jones aye, Detert aye, Norman aye, Horner aye.

Alderman Norman made a motion, seconded by Alderman Horner to Approve Change Order 2 for Hwy 61 Water Main Extension – Muensterman Property Project No. M13-7023 in the amount of \$6,200.00 potholing fiber optic lines and Item #8 concrete overrun. Vote: Norman aye, Horner aye, Jones aye, Dunard aye, Detert aye.

Alderman Dunard made a motion, seconded by Alderman Norman to Approve Vesting Authority to the Mayor for executing documents related to USDA and the Land the City has in USDA Programs. Vote: Dunard aye, Norman aye, Horner aye, Detert aye, Jones aye.

Alderman Detert made a motion, seconded by Alderman Norman to Approve and Authorize Mayor to Sign P&A Group Flexible Medical/Dependent Care Spending

proposal contingent upon City Attorney Review. Vote: Detert aye, Norman aye, Jones aye, Dunard aye, Horner aye.

The City Clerk was instructed based upon the Board of Aldermen consensus to Approve Rescheduling Board Meeting Dates Due to Holiday Conflicts to Thursday, January 20, 2022 and Thursday, February 24, 2022.

Wastewater Treatment Plant Manager Comer, Woodard & Curran, requested the Board consider offering the row crop leasing bid for a three-year term instead of a one-year term to accommodate bidders' request and to lock in pricing for fiscal planning. There was consensus by the Board of Aldermen to Change the Lease Term from one-year to a three-year lease of Fixed Term Agricultural Lease – Row Crops.

Mayor Sconce discussed the need for a plan to address biosolid application with Wastewater Treatment Plan Manager Comer and the City should utilize the opportunity to fund the plan with SRF grant dollars. Alderman Jones made a motion, seconded by Alderman Dunard to Approve and Authorize Mayor to Sign Work Order No. 9 for Engineering Services Agreement for Biosolids Evaluation and SRF Funding Application by Woodard & Curran in the amount of \$30,000.00. Vote: Jones aye, Dunard aye, Detert aye, Norman aye, Horner aye.

Alderman Jones made a motion, seconded by Alderman Norman to Approve and Authorize Mayor to Sign Work Order No. 10 for Engineering Services Agreement for Grit System Design Basis and SRF Funding Application by Woodard & Curran in the amount of \$30,000.00. Vote: Jones aye, Norman aye, Horner aye, Dunard aye, Detert aye.

Alderman Dunard made a motion, seconded by Alderman Horner to Go Into Closed Session in compliance with 610.021 of RSMo., for the purposes of discussing Legal and Personnel. Vote: Dunard aye, Horner aye, Detert aye, Jones aye, Norman aye.

Alderman Jones made a motion, seconded by Alderman Dunard to Accept the Resignation of Jake Runge, Patrol Officer. Vote: Jones aye, Dunard aye, Detert aye, Horner aye, Norman aye.

Alderman Jones made a motion, seconded by Alderman Norman to Approve a salary wage increase for Ryan Howell, Parks Director to Grade 17, Step 13 \$34.39 per hour effective next pay period. Vote: Jones aye, Norman aye, Horner aye, Detert aye, Dunard aye.

City Attorney Granneman advised the Board on Legal matters.

Alderman Norman made a motion, seconded by Alderman Dunard to Go Out of Closed Session. Vote: Norman aye, Dunard, Jones aye, Detert aye, Horner aye.

Alderman Jones made a motion, seconded by Alderman Norman that Boone Street Commons – 720 Boone Street Site Plan Goes Back to Planning and Zoning for Recommendation to Approve or Deny pursuant to Section 405.610. Vote: Jones aye, Norman aye, Horner aye, Dunard aye, Detert aye.

Alderman Dunard made a motion, seconded by Alderman Jones to Adjourn the meeting. Vote: Dunard aye, Jones aye, Detert aye, Norman aye, Horner aye. The meeting adjourned at 8:24 p.m.

ATTEST:

City Clerk

Mayor Ron Sconce

*Approved on Consent Agenda