

**CITY OF WELDON SPRING
REGULAR MEETING OF THE BOARD OF ALDERMEN
MARCH 12, 2019**

CALL TO ORDER: The regular meeting of the Board of Aldermen of the City of Weldon Spring was held on Tuesday March 12, 2019 at approximately 7:31 PM. The meeting was held at the Weldon Spring City Hall, which is located at 5401 Independence Road. The meeting was called to order by Mayor Donald Licklider.

PLEDGE OF ALLEGIANCE: The Pledge of Allegiance was recited.

ROLL CALL AND DETERMINATION OF QUORUM: On a roll call, the following members were present:

Ward 1:	Alderman Clutter	Alderman Hillmer
Ward 2:	Alderman Schwaab	Alderman Kolb
Ward 3:	Alderman Martiszus	Alderman Baker

A quorum was declared.

MINUTES: February 12, 2019 Board Minutes - There was discussion regarding reference to the Board's closed session, and after determining that the minutes were acceptable as written, a vote was taken.

Alderman Clutter moved to approve the minutes from the February 12th, 2019 regular meeting as submitted. Alderman Schwaab seconded the motion. **Motion carried** with 4 ayes. Alderman Baker and Alderman Hillmer abstained.

PUBLIC COMMENTS: Irven Graff, 5409 Independence Road: He expressed concern with the proposed boulder wall that was proposed for his property as part of the Independence Road Phase IV project. Mr. Graff requested an interlocking block wall instead of a boulder wall.

PUBLIC HEARING: There was no public hearing scheduled.

TREASURER'S REPORT: Alderman Hillmer made a motion to accept the Treasurer's packet of paid bills from February 2, 2019 to March 5, 2019 and the unpaid bills from February 13, 2019 to March 12, 2019. Alderman Clutter seconded. Before a vote was taken, there was discussion.

Alderman Schwaab brought up the invoice for the Wall Street Journal subscription. He believes it is an unnecessary expense. There was a good deal of discussion with respect to this subscription invoice. Mr. Padella (City Administrator) outlined his reasons for the subscription. Discussion ensued.

Alderman Baker made a motion to cancel the subscription to the Wall Street Journal if a partial refund could be obtained and to move forward with a subscription to the St. Louis Post-Dispatch, seconded by Alderman Clutter.

A roll call vote was taken with Alderman Baker, Alderman Kolb, Alderman Schwaab and Alderman Clutter voting aye and Alderman Martizus and Alderman Hillmer voting no.

Motion carried.

Alderman Kolb discussed the January 2019 Credit Card Statement as they were presented. She asked specifically about certain expenses related to the Santa Claus Visit event. Also, Alderman Kolb stated that the Election Authority's billing was substantially higher than in previous years.

Mr. Padella told Alderman Kolb that the Election Authority has indicated that they will be adjusting the billing and the City should receive a partial refund of amounts paid to the Election Authority. He also stated that the Santa Claus Visit event billings did not have late fees assessed.

Alderman Kolb inquired about the City Engineer's billing and the expense related to street inspection and maintenance of city streets. Mr. Padella stated that the City Engineer reviewed all the City's streets and prioritizes needs and these are submitted to St. Charles County for planning and scheduling of maintenance in the coming year; this work is conducted by the City Engineer at least annually every year.

After all discussion on these matters was closed, a voice vote was taken, and all Board Members voted to approve the Treasurer's Reports as presented. Alderman Schwaab moved to approve the Paid Bills for the period covering January 17th, 2019 through February 5th, 2019. Alderman Clutter seconded the motion. **Motion carried with 4 ayes.**

OLD BUSINESS:

DNR Audit: There was a letter from Storm Water Manager Frank Godwin to the Missouri Department of Natural Resources responding to their concerns within Weldon Spring. Mr. Padella (*City Administrator*) asked if the Board had any questions or feedback.

Alderman Baker inquired about Mr. Godwin's response letter to DNR. Mr. Padella stated that the City is working on SWMP (Storm Water Management Program) update and recommended that Alderman Baker contact Mr. Godwin (Stormwater Manager) if he has any specific questions or input into the plan update.

General Code Codification Project: This was tabled until later in the meeting along with the other Old Business items.

NEW BUSINESS:

Independence Road Phase 4: The minutes from the last monthly meeting with the Contractor, Construcion Engineer and City personnel were included in the Board Packet.

The Engineering Design Contract (SCES) Supplemental Agreement #1 was tabled until additional details and itemization of estimated expenses could be provided.

Alderman Martizus then made a motion to approve Supplement #1 that Cochran Engineering has submitted for \$1,980.40 (as shown in Attachment A in the Supplemental Agreement No. 1 Estimate of Cost), seconded by Alderman Hillmer.

The retaining wall material substitution at 5409 Independence Road was tabled until additional details is provided.

General Code Codification Project: Alderman Clutter made a motion to approve all the proposed Code revisions as outlined below:

- A. It was decided that the City Officials Page shall refer readers to the City website for more frequent updates to the City Official Page.
- B. It was decided that Section 100.220 B, which deals with language correction and should now read “violation of this code shall continue to constitute...”, will be changed accordingly.
- C. It was decided that Schedule III Parking Restrictions should read that there is no parking on all Independence Road.
- D. It was decided that Section 367.010 (Weight Limit on Wolfrum Road) shall be retained, no changes.
- E. It was decided that Section 115.050 (Bond in regard to Officer’s Oath and Bond amounts) shall be increased from \$100,000 to \$250,000. \
- F. It was decided that Section 125.330 to 125.410 and the question of whether to retain or remove these sections. The City at the recommendation of the Judge and Prosecuting Attorney shall retain all sections except for Section 125.360, this section shall be struck from City Code

Alderman Hillmer seconded the motion. **Motion passed** with 6 ayes.

Alderman Baker asked about restrictions on adult businesses within the City. Mr. Wohler (City Attorney) stated the City cannot keep adult businesses out, but the City can make it difficult to open such a business, for example, restricting opening such a business within 1,000 feet of a residential area, school, church, nursery, etc... Alderman Baker said he wants a bill on the table for such an issue. Mayor Lickliger recommended that Alderman Baker talk to the City Clerk upon the City Clerk’s return.

Potential New Revenue Sources: Alderman Baker presented a list of prospective new revenue sources to all the Members of the Board to start facilitating discussions amongst the Board. He then asked for comments from the Board. Alderman Baker went on to present the matter of annexation to the Board. He stated that any prospective annexation should be done within the next year, in order, to capture any additional population during the 2020 Census. Mayor Licklider thanked Alderman Baker for his input.

The Sammelman Road Improvements: Mr. Padella stated that the City has applied for Federal funding for road and permanent walking trail facilities. There are currently two and a half times more applications submitted than there is Federal money available, therefore the application process is highly competitive.

Alderman Hillmer spoke about the Manor at Lucerne subdivision. He stated that he believed certain residents, especially those backing up to Sammelman Road, may have some concerns about the project. The East West Gateway has a survey on their website. They will take comments on their website until April 4, 2019.

REPORTS AND COMMITTEES:

City Administrator: Michael Padella presented his Report to the members in writing. He corrected the date for the next Finance Committee meeting, as it showed March 14, when it is actually going to be March 20, 2019 at 4:00 PM.

Alderman Clutter inquired about the proposed Group Health Insurance Plan and how Medicare would impact an employee's eligibility to participate in such a Group Plan. Discussion ensued.

City Attorney: Mr. Wohler discussed a problem that Joe Nichols, the City Zoning Commissioner, brought to him about a neighbor dispute. Attorney Wohler also said he will provide an example bill on medical marijuana so that the City can have something in place before the State acts. Attorney Wohler also addressed the prior comments about pursuing annexations and the challenges that may be encountered.

Planning and Zoning Commission: There has been no Planning and Zoning meetings in 2019 yet, but there may be one soon due to an application for a Site Plan for 820 O'Fallon Rd. being received by the City.

Finance Committee: Already addressed, there will be a meeting April 20, 2019 at 4:00 PM.

CERT Committee: Alderman Schwaab said the excess CERT trailer has a new home that has been identified and should be gone by April.

PRAC Committee arks: Mr. Padella reported back on feedback from a vendor. He also stated that by April, we should have recommendations for Playground improvements. He then discussed the monument signage that would replace the monument sign that was removed during Independence Road Phase III construction.

The Park Board said either of the designs that Mr. Padella had submitted is acceptable to them and they will leave it up to the Board of Alderman to decide. Mr. Padella provided copies of the designs to the Board members. Staff will work with signage companies to obtain a more professional rendering and cost estimate.

RECEIPTS & COMMUNICATIONS:

Alderman Clutter: He would like a work session to set city priorities so they can be incorporated by the Finance Committee in the Five-Year Financial Plan. He discussed the idea of adding a walking trail along Wolfrum Rd. between Grey Oaks and Willow Lakes subdivisions. He asked for feedback to the idea of requiring visual exterior inspection of properties at the time of a home sale and that corrections should be made prior to finalization of the sale. He brings this up since some of the homes in the City are getting older and may have issues that arise due to the age of a house.

Alderman Schwaab: He agrees with Alderman Clutter on the issue of people maintaining their properties appropriately. He then asked if the road construction people are hosing the streets at the end of the week to clear away the clods of dirt and mud that are across the road from the construction traffic. Alderman Schwaab mentioned that he has had contact from residents of Camelot who claim that the construction workers are cutting through their properties to access the work area.

Alderman Martizus: He stated that there is an inordinate amount of trash behind the old McDonald's location that needs to be cleaned up.

Alderman Hillmer: He spoke about the Group Health Insurance proposal that City Administrator Padella outlined in his report.

Alderman Kolb: She stated that she is concerned that the proposed exterior inspection process for sale of homes may cause problems if, for example, the home was being sold to rehabbers; compelling repairs before the closing would restrict them. She also said she had a call from someone requesting the salary amounts for all City employees and elected officials and they had been referred to the City Administrator.

Alderman Baker: He stated that he has had phone calls regarding the Vanguard developer utilizing property that is not theirs to house a construction trailer. He asked if this is a violation. He did not know if the owner, CJ Vogt, had given his permission for them to use that property.

Mayor Licklider: He said that he would look into that question with Mr. Vogt. He said that staff would look into what Ordinance limitations on construction equipment exist.

Alderman Baker asked about Frank Godwin and Joe Nichols' retirement in April. Mayor Licklider told Alderman Baker that this discussion was for the Work Session, which would be held on another day.

Mayor Lickliger also announced that the City had been identified as the ‘Most Boring City in Missouri’ by an online survey. He thought that was a positive designation. Finally, Mayor Lickliger reported to the Board Members that the City had defended itself successfully from a frivolous lawsuit two weeks ago.

WORK SESSION:

A work session to discuss City priorities, current and potential funding/revenue sources, and the monument signage for the City Hall and Park was discussed. The Work Session is scheduled for next Tuesday, March 19, 2019 at 6:00 PM at the Weldon Spring City Hall.

Alderman Martizus brought up the proposed purchase of a flatbed trailer for the Parks Department’s use, which was on the agenda. Mayor Lickliger stated that he is against such a purchase at this time, and if there is equipment that requires transport to a shop for repair, the City should pay the additional fee to have the shop pick up and drop off any such item of equipment.

CLOSED SESSION:

There was no closed session called at this meeting.

ADJOURNMENT:

Alderman Kolb moved to adjourn the meeting at 9:50 PM and Alderman Clutter seconded the motion. **Motion carried** with 6 ayes.

Respectfully submitted,

Laura Brown, CCA
Deputy City Clerk