TRUESDALE BOARD OF ALDERMEN MEETING

REGULAR MONTHLY MEETING

05/12/2025

The Truesdale Board of Aldermen held a Board of Aldermen Meeting on Wednesday, May 12, 2025, 5:30 p.m. at the Truesdale City Hall located at 109 Pinckney Street, Truesdale, MO 63380. The Pledge of Allegiance was recited. Mayor Cannon Called the meeting to order at 5:30 pm. A roll call was taken Alderwoman Hartley- present, Alderman Brooks-present, Alderman Thomas-Absent and Alderwoman Wortham-present. Elsa reported that there was a quorum present. Those attending on behalf of the City of Truesdale were Mayor Jerry Cannon, Attorney Amber Bargen, Public Works Lead Steve Harlan, Treasurer Missy Bachamp, and City Manager/City Elsa Smith-Fernandez. The citizens in attendance were Ashley, Michael, Hope, Emma, and Kaylin Harlan (Truesdale Residents), Tina Adams (member of the public), Kevin McCurdy (Truesdale Resident), Jack Dixon (Truesdale Resident), Charles Morrow (Truesdale Resident), Bob Fry (Clarkson Construction), John Choinka (Choinka Municipal Services), and Jack Underwood (Warren County Record).

Alderman Brooks made the motion to approve the agenda with addition of the Liqour/Caterer’s License for Tipsy Pony and a variance request for a mobile home at 380 North Water Street, second by Alderwoman Hartley. Motion passed with 3 ayes/1 absent.

Alderman Brooks made the motion to approve the consent agenda, second by Alderwoman Hartley. Motion passed with 3 ayes/1 absent.

Citizens Participation:

Truesdale Resident Jack Dixon expressed his concern with the hazards associated with bottle rockets being discharged in city limits. Mr. Dixon stated that bottle rockets are unpredictable and have had them land on his roof and was inquiring if the city could/would consider putting something into to place to prohibit the discharging of bottle rockets in city limits. Mayor Cannon stated that he has had issues with bottle rockets in the past. Elsa stated that she can reach out to other city clerks to see if they can provide feedback or other ordinances that are currently in place for other cities.

Mayor Cannon asked Bob Fry if there was anything that he would like to address the Board of Aldermen about. Mr. Fry stated that there was not and he was present to answer any questions that anyone would have regarding the Clarkson Construction operations.

Chuck Morrow asked if there was an ordinance in place and who enforced the ordinance for tall grass on empty lots. Mr. Morrow was specifically talking about commercial ground on the service road. Mr. Morrow was informed that the Truesdale Police Department enforces the ordinance. Kevin McCurdy stated that there is grass clippings left in the road also.

Mr. Morrow then asked about the site plan for Clarkson Construction and when he would be able to review it. There was further discussion on an updated site plan and that the rezoning would be the first step to implementing the restrictions and conditions for Planned Development-Industrial Zoning. Mr. Morrow inquired about the berm and tree line that would be at the rear of the property.

Ashley Harlan attended the meeting seeking a variance for a 1999 Skyline double wide 26x52 manufactured home. Ashely had the home looked at by a reputable company known for their expertise in manufactured homes, and the home is structurally sound. Ashly provided pictures of the home included in her application (that have now become a part of the minutes for public reviewal). Alderman Brooks made to motion to approve a variance for the 1999 Skyline double wide 26x52 manufactured home to be brought into Truesdale, second by Alderwoman Hartley. A roll call vote as follows, Alderwoman Wortham-yes, Alderman Brooks-yes, and Alderwoman Hartley-yes and Alderman Thomas-absent. Motion passed with a 3 yes/0 no vote.

Missy informed the Board of Aldermen that she has been pulling out big tree roots and other items from her front yard after the street project.

Comments from the Mayor:

Mayor Cannon appointed here alternates to the Board of Adjustment. Alternate 1. Stanley Brookshier, Alternate 2. Amber Skaggs and Alternate 3. Jedidiah Hill. Alderwoman Hartley made the motion to approve the appointment of Stanley Brookshier, Amber Skaggs, and Jedidiah Hill as alternates to the Planning and Zoning Commission, second by Alderwoman Wortham. With a roll call vote as follows, Alderman Brooks-yes, Alderwoman Wortham-yes, Alderwoman Hartley-yes, and Alderman Thomas was absent. Motion passed with 3 yes/ 1 absent vote.

Mayor Cannon stated that he spoke with Shawn from TR Hughes and they are getting ready to do water hook ups for the homes on Cynthia Drive and TR Hughes will be sending out notices to the residents in Heritage Hills that live on Cynthia Drive. Mayor Cannon stated that TR Hughes would be responsible for the existing yards to be put back together they way they were prior to digging.

**Reports from Departments:**

City Engineer:

John Choinka had submitted the most recent building permits that had been issued since the last Board of Alderman meeting. Mr. Choinka stated that there was a lot silt in the tension basins in Elkhorn Ridge and spoke with Jack about it, stated that TR Hughs and McBride need to take care of that. He stated that prior to releasing escrow to McBride there need to be street repairs made and need to do a final walk through again and the same thing prior to releasing escrow for Boone Ridge Manor. Discussing Boone Ridge Manor, it was brought up that there was a crosswalk going in across Pinckney Street and it was asked if there needed to be a crossing guard there. The mayor stated that he would talk to Mr. Weeks to see if there would be a desire to have one there. It was also discussed that there would not be a three way stop on Pinckney street.

**Public Works**:

Public Works Lead Steve Harlan stated that there are people using the wheelchair swing, there are multiple people in the swing at once and it can be dangerous. Steve asked about placing a sign in the bottom of the swing and what it should say. It was decided that it would say something along the lines of wheelchair use only for safety purposes. Steve stated that the public works crew has been trying to keep up with the mowing, but the rain had made that difficult. Steve reported that Josh Hartley looked at the electric at the park and that it all looks good.

**City Attorney:** Nothing to report at this time.

**Chief Doyle:**

Chief Doyle did not attend the meeting but submitted a report.

**City Treasurer:** Nothing to report at this time.

**City Manager/City Clerk:**

Elsa informed the Board that we had received Steves water license and that we would like to consider placing him as the Chief Operator of the Truesdale Water System.

Elsa presented a liquor license/caterer’s license for the Warren County Fair Board for Railroad Days Summerfest. Alderwoman Wortham made the motion to approve the Liqour/Cater’s license for Warren County Fair Board for the Railroad Days Summerfest event, second by Alderwoman Hartley. Motion carried with 3 ayes.

Elsa presented a liquor license/caterer’s license for the Tipsy Pony Party Bar for Railroad Days Summerfest. Alderwoman Hartley made the motion to approve the Liqour/Cater’s license for The Tipsy Pony Party Bar for the Railroad Days Summerfest event, second by Alderman Brooks. Motion carried with 3 ayes.

Elsa informed the Board of Aldermen that she had spoke with Judy Mattox and Tim Mattox from an organization called Feeding on Faith. They would like to utilize Bruer Park to serve meals to children after school or during the summer. They would serve the food once per week, out of the concession stand area in the pavillon. They are using the commissary kitchen and have insurance. The organization is a registered 501(c)(3). It was decided that since Feeding on Faith would be feeding the community, and there were not any stipulations for anyone to get a meal that they can use the park at no charge. Alderwoman Hartley made the motion to approve Feeding on Faith to use the kitchen at the park at no charge, second by Alderman Brooks. A roll call vote was taken, Alderwoman Wortham-yes, Alderman Brooks-yes, Alderwoman Hartley-yes, and Alderman Thomas-absent. Motion passed with 3 yes/ 1 absent vote.

Elsa provided the service agreement for the Boonslick Regional Planning Commission to assist in the grant writing for the Smith Street Project.

Elsa informed the Board that she had received a phone call from the owners of the Countryside Mobile home park and they are asking the city to maintain the streets. It was decided that the street is privately owned and that the city is unable to assist with the maintenance but would be open for conversation of the city taking ownership of the road to maintain it.

Elsa informed the board of complaints that have been received regarding property on Boonslick. There were complaints that the occupiers of the residences are crossing over the city alley and into the neighbors’ yard to take their dogs out and their kids playing. The neighbors asked when the owners were going to put up a privacy fence, and Elsa informed them that there was not an agreement for them to place a privacy fence at the back of the property. Elsa stated that she would make contact with the owner but the city may want to consider getting the alley surveyed at some point.

Planning and Zoning:

Elsa presented the draft ordinance for Geographic Diversity requirement for a quorum, to be voted on as an ordinance along with a residency disclosure form.

Next meeting May 21, 2025, at 6:00 pm

Public Hearing May 21, 2025, at 5:30 pm for a matrix amendment to the zoning ordinance allowing auto sales to be included as a conditional use in the industrial district and the rezoning of 1600 East Veterans Memorial Parkway from a C2 district to a PD-I. Elsa provided information about a new house bill being proposed, House Bill #73 regarding Planning and Zoning Commission membership.

**BILLS/ORDINANCES:**

Alderman Brooks made the motion for the first reading of B**ILL#18-2025,** second by Alderwoman Hartley. Elsa read the first reading of **BILL#18-2025:** AN ORDINANCE AMENDING SECTION 415.020 OF THE MUNICIPAL CODE OF THE CITY OF TRUESDALE REGARDING MEMBERSHIP AND GEOGRAPHIC REPRESENTATION ON THE PLANNING AND ZONING COMMISSION. A roll call vote was taken, Alderwoman Wortham-yes, Alderman Brooks-yes, Alderwoman Hartley-yes, and Alderman Thomas-absent. Motion passed with 3 yes votes and 1 absent.

Alderman Brooks made the motion for the second reading of B**ILL#18-2025,** second by Alderwoman Hartley. Elsa read the second reading of **BILL#18-2025:** AN ORDINANCE AMENDING SECTION 415.020 OF THE MUNICIPAL CODE OF THE CITY OF TRUESDALE REGARDING MEMBERSHIP AND GEOGRAPHIC REPRESENTATION ON THE PLANNING AND ZONING COMMISSION. A roll call vote was taken, Alderwoman Hartley-yes, Alderwoman Wortham-yes, Alderman Brooks-yes, and Alderman Thomas-absent. Motion passed with 3 yes votes and 1 absent.

Alderman Brooks made the motion for the first reading of BILL NO. 19-2025, second by Alderwoman Hartley. Elsa read the first reading of **BILL NO. 19-2025:** AN ORDINANCE AUTHORIZING AND DIRECTING THE MAYOR OF THE CITY OF TRUESDALE TO EXECUTE AN AGREEMENT BETWEEN THE CITY AND GW EVENTS FOR ENTERTAINMENT ATTRACTIONS AT RAILROAD DAYS SUMMERFEST 2025. A roll call vote was taken Alderwoman Hartley-yes, Alderman Brooks-yes, Alderwoman Wortham, and Alderman Thomas was absent. Motion passed with a 4 yes and 1 absent vote.

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**Previous Business:**

Event planning meeting May 20,2025 at 5:30 pm

**New Business:**

May 27,2025 public hearing on the intent to apply for a CBDG Grant

With no new business to discuss, Alderwoman Hartley made the motion to adjourn the meeting, second by Alderman Brooks. Meeting adjourned at 6:40 PM.

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**Elsa Smith-Fernandez**

**City Manager/City Clerk**

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**Approved on the date written above**

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**Jerry Cannon-Mayor**