TRUESDALE BOARD OF ALDERMEN

APRIL 14, 2021

The Truesdale Board of Aldermen held a regular board meeting on Wednesday, April 14, 2021, 5:30 p.m. at the Truesdale City Hall, 109 Pinckney Street, Truesdale, MO. The Pledge of Allegiance to the Flag was recited.

The Certification of Election results received from the Warren County Clerk were read by the Administrator/City Clerk:

Mayor-Chris Watson 72 votes

Alderman-at-large: Jerry Cannon 69 votes

Alderman-at-large: Robert Green 60 votes

Alderman Thomas made the motion to approve the certification of election results submitted by Warren County Clerk, second by Alderman Brooks, and roll call voted as follows: Alderman Green-yes, Alderman Cannon-yes, Alderman Brooks-yes, and Alderman Thomas-yes. Motion passed 4 yes/0 no votes.

The swearing in of the newly elected Mayor Chris Watson and newly elected Aldermen Jerry Cannon and Robert Green was performed by the Administrator.

Roll call was requested: Alderman Joseph Brooks, Alderman Mike Thomas, Alderman Jerry Cannon, and Alderman Robert Green. A full board was present. Also attending the meeting for the City of Truesdale were Attorney Katie Joyce, Chief of Police Casey Doyle, Public Works Supervisor Mark Bennett, City Treasurer Elsa Smith-Fernandez, and Administrator/Clerk MaryLou Rainwater. Visitors were Julia Coulon, Kevin Gerloff of Gerloff Design Group, Christel Hoffman, Heath Sellenrick and John Meyer from Gateway Fiber, Ben and Sarah York (Sara Fit 365), and Bart Korman from Lewis-Bade Inc.

Alderman Green made the motion to approve the agenda, second by Alderman Thomas, with all Aldermen approving. Alderman Green made the motion to approve the consent agenda, second by Alderman Thomas, with all Aldermen approving. The consent agenda includes the minutes of the regular meeting on March 24, 2021 and work session on March 29, 2021.

Citizens Participation:

1. Sara York inquired about the use of Bruer Park for yoga classes and boot camps. The participates would be limited and the yoga classes could be given free with volunteer donation. Bruer Park will be very active this year with two projects going on and there would be limited space available. Sara wanted to know if she could do it on her property. She does have a business license, and this would allow her to use her property for these classes. The Board suggested she keeps in touch with the City to see what the schedule will be for the second project that will be on the west side of the park. The construction of the safe room building is on the west side of the building.
2. Kevin Gerloff of Gerloff Design Group addressed the Board concerning the Safe Room building. He had prepared a computer photo on the front of the building. This is the part of the building facing east. It was done by a new computer program and he plans to continue to work on it. He stated the railing going up to the mezzanine level is horizontal and to continue to keep things looking the same, the railing at the windows should be changed from vertical to horizontal. It is not in the code to have them vertical.

City Administrator stated she was concerned about the safety issue of the railing being horizontal at children will be climbing on them. The Mayor and Board of Aldermen agreed this could be an issue, it is a safe room and the City should make it as safe as possible.

Bart Korman gave an update on the work on site. Grouting is being done and the concrete floor has been poured. He stated he received an email as he came into the meeting from the structural engineer, and he is concerned with the north half east wall’s bed plates as they appear to have a curl to them. He will follow up with the structural engineer and then with the contractor. It may need to be tested. It is unknown what the expense to do this would be and who would be responsible for it. The air condition information has not been finished to submit to the contractor. The cost of things is increasing and the time to receive items are being extended. Once this information is available, the City Board may have a special meeting to review and decide on these items.

1. Heith Sellenrick and John Meyer from Gateway Fiber prepared paperwork informing the Board about their company and the 100% fiber broadband net work they are installing in the area. It is currently serving Winfield, Troy, Moscow Mills, Hawk Point, Old Monroe, Warrenton, and Wright City. The covid issue has increased working from school and virtual learning and the need for reliable service has been accelerated. They stressed there is no hidden fees, no contracts no installation fees, and no data caps. There will be three residential plans offered: 250 MBPS $65.00 per month.

500 MBPS $75.00 per month

1 GIG GBPS $90 per month.

Commercial rates will be higher. They also offer phone service. Alderman Thomas asked if they will do all of Truesdale. Heath stated they do plan to do all of Truesdale, some may not be part of the first phase but could be in future build. They would provide 100% free service to city owned building. They are requesting the City’s permission to use the right of way to install the fiber line. Mark Bennett stated he had heard of problems in other cities with power outages, lines being damaged, and to mark the whole city with just two people would be hard to do at once. It was stated they would work with the City, and they do repair any damages they cause. They would start working in Truesdale right away, and customers could be connected within 30-60 days. It was discussed if the City wanted an agreement on the right of way and it has not been required before from other contractors. Alderman Green made the motion to approve Gateway Fiber to use city rights-of-way to install their lines, second by Alderman Thomas, and roll call voted as follows: Alderman Cannon-yes, Alderman Brooks-yes, Alderman Thomas-yes, and Alderman Green-yes. Motion passed:4 yes/0 no votes. It was noted their office is in Jonesburg but plans to relocate to Wright City.

1. Marie Beyer did not attend the meeting.
2. Christel Hoffman addressed the board requesting a business license. Her business’s name is Refined Silver Portraits and would be located at 1730 Daniel Boone Industrial Parkway. It is a photographic studio. She would like to open as soon as possible. She will be working by herself to start but does plan to hire an assistant in the future. A question of sales tax was discussed, and she will need to check with Department of Revenue to verify if she should collect sales tax. Alderman Green made the motion to approve the business license upon following the requirement of the sales tax, second by Alderman Thomas, and roll call voted as follows: Alderman Brooks-yes, Alderman Thomas-yes, Alderman Green-yes, and Alderman Cannon-yes. Motion passed:4 yes/0 no votes.
3. Julie Coulon addressed the board concerning the City’s ordinance that limits three dogs. She has a male and female dog that had ten puppies and she wants to keep them all. She has become attached to them since they were born. The puppies are 7 weeks old now. She has already talked to the landlord about a 6 ft. fence, she plans to remove a shed and build a 15’ wide, 20’ long, 8 feet high building to put the dogs in. She stated she has a letter of recommendation from her vet. The male is 50% lab/50% Mastiff and the female is 50% lab/50% boxer. They could weigh between 50-75 pounds each. The board members had various concerns: the dogs getting out, the barking, breeding, the mess, and the expense of taking care of that many dogs. If a variance for this was given it would set a precedence for others to want to increase the number of dogs they have. Julie stated she has lived here for 31 years and she would move if she could not keep all the dogs. Alderman Thomas stated he was concerned that she could be considered a hoarder. Julie states she understands the state law that 15 or more dogs is required to be a considered a hoarder. She states she is willing to get a breeder license or whatever to keep the dogs. The Administrator has requested a copy of the rules/regulations from the Belaire Mobile Home Park, revised in February 2012) and it states they allow two pets per household. Mayor Watson stated he recommends getting approval from the Park and then the City would revisit the issue. Attorney Joyce stated revisited the issue does not mean the City would approve it. It was suggestion to give her until the next meeting on April 28, 2021. The Board did commend Julie for not hiding the issue and trying to do things in the right way. Public Works Supervisor Mark stated MDS is doing a great job in cleaning up Belaire. They have a bid to repair the street including the culvert, but the owners have not acted on it yet. There continues to be a concern if an ambulance could respond in case of emergency due to the condition of the streets. Chief Doyle stated there had previously been a death in the park, and they had to walk outside the park and walk to the location.

Comments from Mayor Watson: Mayor Watson stated it was nice to be re-elected as Mayor.

He did a virtual reading for the children at Marvin Marks in Warrenton on April 13th.

Comments from Board of Alderman: It was reported the home at 104 Heritage Landing owned by Gary Jones is now up for sale. He attended the meeting on March 24th concerning the water issue in his back yard.

Alderman Cannon discussed the condition of the mobile home at 920 South Street. He stated he knew they were working on it but he is concern if the frame is damaged because it looks like the mobile home looks like it is bowed and the roof looks damage as well. Alderman Cannon had taken photos. It was questioned if this could be considered a dangerous building. Chief Doyle stated he was concerned with doing this as the owner has been issued a building permit. Carrie Goebel who lives on the west side of 920 South Street came in to inquire about putting up a privacy fence strip between her property and 920 South Street. She stated the workers have cut down some of her bushes between them and is concern they do not know where their property is located. The issue with her fence is the location as it would be considered in her front yard which is not allowed via the ordinance. It was suggested to check with the building inspector about an inspection on the frame and the roof. The Administrator will contact him. Chief Doyle stated he or another police officer would go with the building inspector. Chief Doyle also stated he would talk to the owner to see what his plans are and how soon he expects to have the project completed. It was suggested to review the ordinance to consider requiring clean up on a job site regularly and not just at the end of a project. It was noted there are several properties that need to be cleaned up due to debris.

Grant Updates:

Safe Room: A March construction inspection report was provided by Bart Korman from Lewis-Bade. A schedule of the safe room project was provided to Board, but it was stated it is a tentative schedule and could change. Alderman Green made the motion to approve the pay request #5 from T.S. Banze in the amount of $195,381.91 (City’s portion $19,538.19.) The motion was second by Alderman Thomas, and roll call voted as follows: Alderman Thomas-yes, Alderman Green-yes, Alderman Cannon-yes, and Alderman Brooks-yes. Motion carried:4 yes/0 no votes.

Bruer Park Project: Alderman Green made the motion to introduce Bill #6-2021 for the first reading: AN ORDINANCE AUTHORIZING AND DIRECTING THE MAYOR OF THE CITY OF TRUESDALE TO EXECUTE THE AGREEMENT WITH FREISE CONSTRUCTION COMPANY FOR THE PROJECT BRUER PARK IMPROVEMENTS (PHASE 3), motion second by Alderman Thomas, and roll call voted as follows: Alderman Cannon-yes, Alderman Brooks-yes, Alderman Thomas-yes, and Alderman Green-yes. Motion passed: 4 yes/0 no votes. Alderman Green introduced Bill #6-2021 for the second and final reading, second by Alderman Thomas, and roll call voted as follows: Alderman Brooks-yes, Alderman Thomas-yes, Alderman Green-yes, and Alderman Cannon-yes. Motion passed: 4 yes/0 no votes. This will now be Ordinance #943. JoAnn Toerper will send copy of the contract to DNR. Once they approve, a notice of proceed can be issued. The City and Contractor can set the pre-construction meeting. Also, JoAnn has worked with DNR concerning payment reimbursed. They agree to allow the City to submit pay request each month of the project. The City will need to keep track of all in-kind work provided. Also, Mark will keep track of weather, temperature, number of workers on site, and any issues. This information will be needed for the extension filing.

The Board needed to pick the colors for the playground equipment and the soft ground surfacing. After reviewing the colors available, Alderman Brooks made the motion to approve the beige for playground surfacing, the Sahara color theme options for the gym playground set, and forest green for the ten spinner. Alderman Thomas second the motion, and it was roll called voted as follows: Alderman Green-yes, Alderman Cannon-yes, Alderman Brooks-yes, and Alderman Thomas-yes. Motion carried: 4 yes/0 votes.

Sewer Study Grant: Alderman Green introduced Bill #7-2021 for the first reading: AN ORDINANCE AUTHORIZING AND DIRECTING THE MAYOR OF THE CITY OF TRUESDALE TO EXECUTE THE AGREEMENT WITH KLINGNER & ASSOCIATES FOR THE PRELIMINARY ENGINEERING STUDY AND REPORT FOR WASTE FACILITIES, second by Alderman Thomas, and roll call voted as follows: Alderman Thomas-yes, Alderman Green-yes, Alderman Cannon-yes, and Alderman Brooks-yes. Motion passed: 4 yes/0 no votes. Alderman Green introduced Bill #7-2021 for the second and final reading, second by Alderman Thomas, and roll call voted as follows: Alderman Green-yes, Alderman Cannon-yes, Alderman Brooks-yes, and Alderman Thomas-yes. This will now be Ordinance #944. A notice of proceed was passed and will be provided to Klingner & Associates on the approval of Rural Development.

Report from Departments, Boards, and Committees:

Administrator/City Clerk: An ordinance was prepared for annual maintenance and technical support for from General Code with a cost of $995.00. Alderman Green made the motion to introduce Bill #8-2021 for the first reading: AN ORDINANCE AUTORIZING AND DIRECTING THE MAYOR OF THE CITY OF TRUESDALE TO EXECUTE AN AGREEMENT BETWEEN THE CITY AND GENERAL CODE FOR ANNUAL MAINTENANCE AND TECHNICAL SUPPORT FOR THE PRIOD OF 04/30/21-04/30/22, second by Alderman Thomas, and roll call voted as follows: Alderman Cannon-yes, Alderman Brooks-yes, Alderman Thomas-yes, and Alderman Green-yes. Motion carried:4 yes/0 no votes. Alderman Green made the motion to introduce Bill #8-2021 for the second and final reading, second by Alderman Thomas, and roll call voted as follows: Alderman Brooks-yes, Alderman Thomas-yes, Alderman Green-yes, and Alderman Cannon-yes. Motion carried:4 yes/0 no votes. This will now be Ordinance #945.

The Administrator read a resignation letter from Ms. Linda Garzapena as school crossing guard effective June 4, 2021 at the end of the current school year. She has been a cross guard for the City of Truesdale for 8 years. It was discussed the area is seeing more traffic and it is a dangerous area. The Mayor asked Chief Doyle for any suggestions to slow the traffic down. Chief Doyle suggested stepping up patrol in the area and using a radar sign to bring attention to drivers what their speed is. It was also suggested to check into making the traffic fines n this area be higher by designating in a school zone or a safety zone. Attorney Joyce will work on the ordinance. The safety of the children and the cross guards is a main concern due to distracted drivers.

Treasurer’s Report: Everything is good. Nothing to report at this time.

Attorney’s Report: Nothing to report at this time.

Public Works Supervisor’s Report: Mark reported the locks for the rest rooms at Bruer Park has been picked up by Daniel McCory (IT for the City of Truesdale). The City will designate a lap top for the program and then users will be given a pass word to use the keypad.

Mark reported the CMOM is about 90-95% complete. Work is being done on the capital improvement and capital budget . The City has been divided into 7 sections. Rock has been delivered to be used in Heritage Hills at the creek and on Smith Street storm drain.

Mark’s graduation from the journeymen course given by Missouri Rural Water Association will be held on May 4, 2021, time is still unknown. The Governor will not be attending the ceremony.

Chief of Police’s Report:

Board Meeting Notes 04-14-2021

Dodge Charger: The Charger is scheduled for repair at Mike's Towing, at a cost of $8,021.75. The repair consists of an engine replacement, as well as an extended warranty of (3) years or 100,000 miles

Drug Take Back: The DTB event is scheduled for April 24th, 2021, from 1000 AM to 1400 hours (from 10 a.m.- 2:00 p.m.)

Incident Reports: 4

Calls for Service: 107

Citations: 23

Warnings: 27

Report from various committees:

Tac Committee: next meeting May 19, 2021

Chamber meeting: Alderman Thomas could not attend but it was reported the chamber now has 180 members. The online guide is in place and ready to use. The printed guides should be available soon. The annual golf tournament will be May 12th. The Chamber is working with the school to do internship with students and businesses in the area. License Bureau plans to attend different events in the area, and City may want to reach out to them on Railroad Days.

University Extension Center: Alderman Brooks stated there are spots available at the Community Gardens and if anyone is interested, please have them contact the University Extension center.

Greater Warren County EDC: Alderman Green reported on the meeting held March 30th. There is no date set for the Solar Farm groundbreaking ceremony yet but it could be later this year. There are a couple of other projects looking into the area and these are automotive related businesses. Also, a food processing plant is also looking to locate and may consider the area.

New Business: Mayor Watson stated he has requested Elsa to attend the Homeless Committee meetings on Monday as he has been unable to make these meetings. He will attend the Boonslick Regional Planning Commission board meeting on April 26, 2021.

Alderman Green made the motion to introduce Bill #9-2021 for the first reading, second by Alderman Thomas second: AN ORDINANCE AMENDING SECTION 710.040 (H) BUILDING SEWERS AND CONNECTIONS BY DELETING IN ITS ENTIRETY AND ADDING A SECTION 710.040 (H) and roll call voted as follows: Alderman Thomas-yes, Alderman Green-yes, Alderman Cannon-yes, and Alderman Brooks-yes. Motion carried: 4 yes/0 no votes. Alderman Green made the motion to introduce Bill #9-2021 for the second and final reading, second by Alderman Thomas, and roll call as voted: Alderman Green-yes, Alderman Cannon-yes, Alderman Brooks-yes, and Alderman Thomas-yes. Motion passed: 4 yes/0 no votes. This will now be Ordinance #946.

Being no other business to come before the Board, Alderman Cannon made the motion to adjourn, second by Alderman Green, with all Aldermen approving.

Meeting adjourned at 8:00 p.m.

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MaryLou Rainwater, MRCC

Administrator/Clerk

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Approved on date written above

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Chris Watson-Mayor