

VILLAGE OF CENTERTOWN
BOARD OF TRUSTEES REGULAR MEETING
October 24, 2017

The regular meeting of the Board of Trustees of Centertown, Missouri, was called to order at 6:30 p.m. on Tuesday, October 24, 2017 by the Chairman Lucas Welch, in the Village Hall at 1227 Broadway. On roll call, the following members were present:

Lucas Welch
Celine Whitaker
Jesse Corona
Heather Hunger

Absent: John Doyle

Welcomed Guest, Mr. Gary Davis, Engineer from Bartlett and West Engineering Firm

PUBLIC PORTION: Mr. Adam Brown, 1507 Monroe St, wanted to discuss the plotted road next to his house. The road is in need of updating. Will discuss with Chairman Welch further. Mr. Joe Schroer, 11814 Mill St, stopped by Village Hall and asked about possible repairs to the washed out gravel road between Mill and Pine Street. Chairman Welch asked Mr. Plaster to regrade the road. Will contact Rick Jones to grade a crown on the road to avoid future washouts.

Minutes – September 26, 2017 – Chairman Pro Tem Whitaker made a motion to accept minutes. Trustee Corona seconded and carried on roll call to approve.

AYES: 4- Welch, Whitaker, Corona, Hunger

ABSENT: 1- Doyle

Minutes – August 22, 2017 – Public Meeting. Chairman Welch and Trustee Hunger stated minutes were correct.

FINANCIAL REPORT: September 30, 2017 bank reconciliations for all accounts were provided Board Members and public in attendance. Total of all accounts: \$755,257.58.

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VILLAGE CLERK REPORT:

Reviewed debit card/online transaction spreadsheet for September 27 through October 24 to Board Members and public present. Total expenditures: \$1,502.21. Included state and federal quarterly payroll taxes

There were no shut offs on October 2nd. Provided a current printout of aged receivables to Board Members. Mailed 10 past due notifications today. If the customer has provided an email account, a letter was sent to their email account as well. Shut off is scheduled after 9 a.m. on November 1st. We had a 52% return on the request for updated account information.

Provided Annual Financial Statement to the Board last month. Board Members had no changes. Will be forwarded to State Auditor's office.

Spoke to State Auditor's Office. We are not officially scheduled but anticipate audit to begin as early as mid-December but most likely January 2018.

Elizabeth Grove, Missouri Rural Water Association, unable to attend tonight's meeting due to date change. Have information for both budget and rate study.

Spoke to Apollo Porta Potties. They have winterized the unit and will leave thru the winter at no charge. Discussion about closing park during winter, locking dumpster and locking porta potty due to recent broken glass and dead turkey carcass in dumpster. Board decision is to lock porta potty. Park will remain open and dumpster will not be locked.

Goggle recently changed it search standards. Will not search for non-https: sites. The cost for securing our Go Daddy website is \$167.97 for three years. Board approved cost. Total visits to website this month: 346.

Quarterly taxes paid. Quarterly Employment Security Report submitted.

The five year contract with Republic Services expired May 31, 2017. We are currently on a one year extension. Contract requires a 120 day notification to terminate. We need to pursue prior to January if interested in looking at other options. Discussion about contacting M&W for a quote. Include type of trucks to be used and weight. Stay away from front loaders. Damage to chip and seal roads. Notify Republic Services of intent.

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Rehagen Heating Cooling and Plumbing out of California repaired furnace. The fan relay board had to be replaced. Cost is \$186 plus labor.

AmerenUE returned our street lighting contract, Ord No. 165. Filed. Forwarded packet to AmerenUE Settlement Administrator for Class Action Suit. Verified receipt.

The power line pole at 204 Route U has been replaced. Homeowner is satisfied with the work completed.

There were problems with two recently installed water meters: Michael Crowes and at the cemetery. The Waterworks Rules and Regulations states the applicant will pay the labor required, however, both these installs took longer than the norm. Discussed the issues with both installs. Decision to charge applicants four hours of labor and to give them up to four months to pay. Amend Waterworks ordinance to cap applicants labor cost to four hours.

Had an issue with one of the double meter wells on Shangri La Court. Meters were entered into water software program incorrectly. Discovered when water was shut off to one unit. The two units were paying the other's water bill. Refunding current resident, who has lived there since January, \$24.52. There are a total of four double meter wells. Three have been confirmed to be correct. Will have to shut off the last two to ensure last two are correct. Will coordinate with residents.

There is an issue with the 2" meter at the old armory. Not registering water usage. Discussion with Derek McCubbin, Chief Water Operator. He may have found an unused 2" meter for sale, otherwise could be several thousand dollars. Until repairs are done, will charge current residents minimum usage.

In process of retyping Ord No. 75, Village Code, and consolidating all amendments into one document to post on website.

Received a flyer on Natural Gas Safety. Contacted AmerenUE for an electronic version to post on website.

Motor Fuel Tax – Monies for this fiscal year have been switched to the CART account. Current balance: \$4,821.57

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OLD BUSINESS:

Centertown Square Curbing and Guttering Work: Chairman Pro Tem Whitaker has had no luck scheduling a walk around with Eric Lanwehr. In order to move forward with this issue, decision was made to call his supervisor to see if that will move this forward.

Status of Well Dialer phone line: Installation has been completed. Well dialer is set up to call Derek McCubbin/James Wickers if any problems.

Update on Animal Ordinance: Phone calls have been placed to Humane Society about feral cats. It has been learned that there is an organization that will capture/neuter/and release feral cats to abate further litters. Will continue to pursue whether a nuisance letter is in order.

Railroad Partial Quiet Zone: Chairman Pro Tem spoke to Kristine Jamison, MoDOT Railroad Operations Manager, and the MoDOT Project Manager about a Partial Quiet Zone. On average, between the hours of 6 p.m. and 6 a.m., nine trains travel thru Centertown. Two are Amtrak. Centertown would have to close the Oak Street crossing or put up lights and gates. The cost would be at least \$250,000 but most likely more. MoDot will not provide any support in this cost. Federal Railroad Agency would require concrete barriers which would make a left turn off East Railroad onto Hwy NN difficult. The cost of either closing Oak Street Crossing or installing lights and gates is cost prohibitive. There was some discussion of the need to refresh the railroad crossing stripes on Hwy NN. Will contact Cole County.

NEW BUSINESS:

Water Tower/Wastewater System Update: Centertown was awarded a \$50,000 SCEAP Grant for the development of a preliminary engineering report for the construction and initial operation of a new water tower and a wastewater collection and treatment system. The floor was given to our guest, Mr. Gary Davis, Engineering representative from Bartlett and West. Mr. Davis presented documents required for his firm to begin the necessary actions for the preliminary report. This included a master agreement for professional services with Bartlett and West as well as Task Orders 1-4, detailing specific tasks and functions to be performed.

Mr. Adam Brown, Centertown resident, questioned whether our lawyer had reviewed these documents prior to the Board's signature. Mr. Davis stated DNR has approved the contracts, however, it is the Board's choice to have their own lawyer review. Decision was to allow Mr. Comley a change to review before signature.

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Mr. Davis continued to explain the preliminary report process. DNR has approved a total of \$62,500 for the preparation of the preliminary report as it pertains to the construction of a wastewater treatment system. The grant will cover \$50,000 and the Village will be responsible for the remaining \$12,500. The objective is to get as far as possible in the process with this 80/20% split. The wastewater preliminary engineering report will provide multiple options on collection.

Master Agreement provides the legal framework for this project. Task Order 1 provides the scope and a line by line cost for the Wastewater System, \$62,500.00. Task Order 2 provides the scope and fee for a new water tower. Report will include options to include types, sizes, and locations. DNR wants an emergency backup. This would include another well or connecting to Moniteau County Rural Water's system. Cost to be paid by Centertown Waterworks, \$19,262.00. Task Order 3 deals with small expenses for the Wastewater system, less than \$5,000, requires board approval. Task Order 4 is the same as 3 but pertains to Water Tower expenses.

Mr. Brown expressed concerns about upfront costs to Centertown residents. What costs are to Village and to citizens cannot be determined without the completed preliminary report. This will be discussed in greater detail once we have the final report.

The preliminary report will provide the details required for putting a Revenue Bond Issue on the Centertown ballot. To meet the April 2018 election, language must be submitted NLT Jan 16, 2018.

Median income is low enough we will qualify for grants. There is potential for 50/60% grants, rural development grants, interest rate grants.

Bill No. 0017-003 re: An ordinance of Centertown, MO to authorize the Chairman to enter into a contract with Bartlett and West, Inc., for the provision of Engineering Services pertaining to and in conjunction with the construction and initial operation of a new water tower and a wastewater collection and treatment system in the Village of Centertown. The bill was read the first time by Chairman Welch. A motion was made by Trustee Corona, seconded by Trustee Hunger and discussed to read the bill a second time and place it as an ordinance of the Village. Chairman Pro Tem motioned to accept the bill as with spelling corrections, seconded by Trustee Hunger. On roll call vote, the motion carried as follows:

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ABSENT: 1- Doyle

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Bill No. 0017-003 was declared passed and sent to the Chairman for signature. Bill No. 0017-003 thus became Ordinance No. 166.

Waterworks Rate Study: Elizabeth Grove completed Centertown's Waterworks rate study. She found the village's water rates were adequate. However, due to the use of estimated expenses, recommends review each year. She also commented that our current rates are well below the standard 2% of median household for 5,000 gallons. Current rates are \$32.50, 2% would be \$47.57. This rate is looked at when determining the ability of a community to pay back a loan.

Snow Removal Plan: Discussed what is planned for snow removal this year. Centertown purchased a truck in February 2014 for the purpose of snow removal. The truck is currently overheating and is scheduled for repairs this Thursday. Mr. James Wickers has indicated that he would continue driving the truck. Currently we do not have a back up operator. Will put a help wanted on webpage. Wage changed from \$275 per event to hourly, \$15 weekdays, 6 a.m. to 6 p.m. \$20 nights and weekends. Currently have 1000 lbs of salt. Trustee Corona stated we could use salt at firehouse. Will confirm. Wickers expressed concern about where to spread salt. During snow, salt will be spread at stop signs/intersections. During ice, salt will be spread on all roads we maintain. Cole County takes care of Lookout Trail. MoDOT takes care of Rt U and NN. Will start pushing snow once there is an accumulation of 1". Will salt before and after ice/rain. Both lanes, down and back.

Discussed state of property at 1313 Marion St. Weeds/grass over two foot tall. Send nuisance letter.

Discussed unlicensed vehicles on property. Will research further.

A motion was made by Trustee Corona, seconded by Chairman Pro Tem Whitaker, and carried on roll call vote to approve the payment of bills.

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There being no further business, Trustee Corona made a motion to adjourn. Chairman Pro Tem Whitaker seconded. On roll call vote the motion carried as follows:

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ABSENT: 1- Doyle

Meeting was adjourned at 8:40 p.m.