

City of Northmoor Board of Aldermen
October 10, 2018
Time: 6:30 P.M.
City Hall, 4907 Waukomis, Northmoor, MO 64151

Meeting Minutes

CALL TO ORDER: Mayor Wilson called the meeting to order at 6:32

ROLL CALL: Bennie Pate, Rick Medill, Isabel Stevens, Joe Harris, John Butner, Cari Murdock
 All Present

WELCOME: Mayor Wilson asked those in attendance to join her in the Pledge of Allegiance and Prayer.

ANNOUNCEMENTS:

1. Citizen's comments: Jack Newman met with the Mayor before the meeting started. Mayor Wilson explained that Jack would like to see the Dedication Plaque for Mayor Harlan Shaver and Alderman Kathy Shaver put in the flower bed by the park.

Mayor Wilson said this had been discussed a few years ago. She said that Julie will get a bronze plaque with the date of birth/death and put it out in the flower garden. The Mayor thinks that for those people who donated for the park they should all have some type of plaque also. Alderman Harris disagreed stating that we may offend someone if anyone was missed. Alderman Medill suggested giving recognition to Harlan Shaver for his years of administration and add a thank you for everyone that participated in the development of the park. Mayor Wilson agreed and suggested thanks to those who donated their time, labor or materials. We could put it on a bench or a table. Mayor Wilson asked Alderman Harris if he would apply for the grants for the fans and the tables. Alderman Harris agreed.

City News: Mayor Wilson said that she purchased a used flat screen TV and an antenna for the office. Since it can be used if cable goes out it will be important during bad weather and emergency situations. Alderman Medill asked if we had a box for it. Mayor Wilson said she bought one but it does not work on this TV.

Mayor Wilson said that Red Force was in the office today to bring us up to code on our exit signs, smoke detectors, lights, etc.

APPROVAL OF MINUTES OF PREVIOUS MEETING:

1. Approval of the September 11, 2018 Board of Aldermen Meeting Minutes as presented
 A motion was made to approve the September 11th, 2018 Board of Aldermen Meeting Minutes as presented by Alderman Murdock and seconded by Alderman Harris. All in Favor 6 - Opposed 0
 Motion Passed

APPROVAL OF TREASURERS REPORT:

1. Approval of the Treasurers Report for August 2018 and September 2018 as presented
 A motion was made to approve the August 2018 and September 2018 Treasurer's Reports as presented by Alderman Harris and seconded by Alderman Stevens. All in Favor 6 - Opposed 0
 Motion Passed

Closed Session: NOTICE IS HEREBY GIVEN THAT, SUBJECT TO A MOTION DULY MADE AND ADOPTED. THE BOARD OF ALDERMEN may also hold a closed meeting for the purpose of dealing with matters relating to one of more of the following: *Legal actions, Cause of Action, Litigation or privileged communications between the City's Representatives and it's attorneys: 610.021(1) *Lease, Purchase or Sale of Real Estate 610.021(2) *Hiring, Firing, Disciplining or Promoting Employees: 610.021(3) *Bidding specifications: 610.021(11) *Personnel records: 610.021(13) *Proprietary Technology Materials: 610.021(15) *Audits 610.021(21)
 *Preparing for Negotiations with Employee Groups 610.021(9)

The Board was very happy with the new format of the Treasurers Report.

POLICE REPORT: Chief Kelly Clark

1. Review of police report

Chief Clark reported that activity had been about the same as last month. The reported stolen auto was not actually bad stolen it was a repossession. Our biggest occurrence was the gas leak by Jack Newman's property. Mayor Wilson noted that Chief Clark had added the dates and times as she requested and thanked him.

Mayor Wilson asked if our officers make a regular patrol of the city. Chief Clark said absolutely. Mayor Wilson said that the company that bought the old Selleck house has been there remodeling (approximately 2 weeks) and the City did not even know they were doing it. She also addressed the deck across the street. The contractor needed a permit but just went ahead and started building it. Julie contacted the owner and advised them to stop by the officer for the application and permit which they did. The Board agreed that the house looks good. Chief Clark said it is a matter of knowing what permits have been issued or not and they do get them from Julie. Mayor Wilson said that the permits are supposed to be posted. If an officer does not see one please let Julie or Mayor Wilson know.

RIVERSIDE FIRE RESCUE: Fire Chief Gordon Fowlston

1. Review of Handout

Mayor Wilson asked if Riverside had been here more this month. Chief Fowlston said they had been busy. He said, for example, last night the units were running about a call an hour. It is just part of a normal progression with growth. Mayor Wilson thanked Chief Fowlston. Chief Fowlston took a minute to explain the average response times on the report. The Board acknowledged Riverside Fire Department and thinks their response time is good.

UTILITY RECORD:

Mayor Wilson said that Misty had included a Utility Record for the Board to review. She advised the Board that it is looking better but will adjust more in the next few months. Alderman Harris would like to see the rates increased slightly to even us out temporarily. For example, raise Water \$2.10 trash \$1.85 fire \$1.75. Alderman Harris made this proposal as a temporary increase. Mayor Wilson said that Misty will come to the next meeting to discuss further. No action taken at this time.

ACTION ITEMS:

1. Review of July 16, 2018 through August 15, 2018 Invoice from the Office of the Northmoor City Attorney

NEW BUSINESS:

Mayor Wilson reviewed the list of businesses interested in the Al's/Chuck's Thrift Store property at Vivion West.

- Family Outdoors – ATV's and Sport Vehicles
- D-Lux Lounge and Cigar Deck – Parkville
- Night Club – Mon, Tues, Wed, Thurs, Sat - Regular crowd,
Fri – Teens, Sun – Seniors Wants to open as BYOB
Board totally disagreed with this

- M&M Auction House – Parkville (1 day a week)
Auction once a week and will serve food
Board said this one looked like the best one

1. Vivion West – Dumpsters/Trash/Fire Exits

The Board viewed pictures of the dumpsters in back of Vivion West and a letter that was sent out to Vivion West businesses. Michael Gunn had to pay to have the area power washed and bug sprayed after it was cleaned up. Mayor Wilson said she and the attorneys are in the process of writing an ordinance that will address this and it will be presented at the next meeting. Alderman Murdock asked who pays for the dumpsters. Alderman Harris said that each tenant pays for the privilege of having the dumpster. They pay the association and the association pays the bill. Mayor Wilson said this has been an on-going problem. Alderman Murdock emphasized that you have to know who is doing it and need to be able to prove it. She feels a fine would be significant. She doesn't need the proof but the ordinance needs to be written correctly.

2. Generator for Police Station

Mayor Wilson said when we lost power a few weeks ago it became apparent that we have a problem. Chief Clark said calls come across the radio so the police department remains informed. And if the portables go down they would have the patrol car radios also, although, they would not be able to do reports. Mayor Wilson would like to see about getting a back-up power generator. Mayor Wilson said that the subject will be put on the agenda next month and she asked the Board to consider this.

She intends to go forward with a shelter downstairs. They all discussed what type of generator to price out. Chief Fowlston said that Riverside has a huge \$30,000 generator. There are 2 in all, one the runs City Hall and one that runs Public Safety. The Fire department also has a 15kw mobile generator on wheels if they need it. Riverside was getting rid of it so Chief Fowlston obtained it and had it refurbished. They switched it from 3 phase to a normal household unit. He offered to have it hauled over to Northmoor Police Station and hook it up. He said they have only used it once in many years. Mayor Wilson asked how much it cost. Chief Fowlston said it is worth around \$20,000.00. Don Bundy stated that the State consistently auctions off military generators and they work great. For example, Jefferson City has auctions and he knew of someone who bought 2 for \$3,000.00. In general, a 450 amp. alternator installed with switching devices, costs approximately \$7200.00+.

3. Don and Sharon Bundy – Fagan Property – *propane tank *lien on property

Mayor Wilson introduced the Bundy's and addressed the amount of the lien which the city has on the property which, at this time, is \$11,218.32 for demolition. Mr. Bundy would like to build on the property but the Fagan's (owner) have said they are going to list the property. They feel they can get at least \$20,000. Mr. Bundy said he worked with Charlie Fagan years back, he helped them out, rented them a place and everything in their communications has gone downhill from there. Mayor Wilson said she called the lawyers to see what the procedure would be and what the costs would be to take the property due to the lien. Mayor Wilson spoke with a realtor who said that he would estimate the property around \$12,000.00. It is around a 135' x 100' lot, all the hookups are right there and it is a level lot. Mr. Bundy said it is a good place to build their retirement home and live in a small community. Mayor Wilson said that the taxes are being paid.

They had also asked if they could use a propane tank on the property (1000#). The Board had no problem with this except that it would need to be put on a concrete pad. Mayor Wilson asked the Fire

Chief if he knew of any issues that could arise. He did not other than maybe informing the immediate neighbors.

4. Adelitas outside cooler

Mayor Wilson said they want to install an outside cooler for more storage. She said she was told there are 2 others in use at The Runaway and the Chinese restaurant but Alderman Harris says they are storage sheds. The Runaway has a trailer set on the ground for storage. Mayor Wilson asked if the city had any say on this. Alderman Harris said he didn't think so. Consensus was that we do not have an ordinance and it should be the Vivion West Associations decision.

5. Alderman Murdock – Change in meeting day

A Motion was made to change the Monthly Board of Aldermen Meeting day to the 2nd Wednesday at 6:30 by Alderman Pate and seconded by Alderman Medill. All in Favor 5/Opposed 1– Motion Passed

OLD BUSINESS:

- N/A

MOTION TO GO INTO CLOSED SESSION

A Motion to move to Closed Session was made by Alderman Butner and Seconded by Alderman Pate. All in Favor 6 - Opposed 0 Motion Passed

MOTION TO ADJOURN:

A Motion to Adjourn was made by Alderman Harris and Seconded by Alderman Butner. All in Favor 6 - Opposed 0 Motion Passed

ADJOURN

Attest:

Mayor Lynda Wilson

Preparer: J. Rowden, City Clerk