

The Board of Aldermen met in regular session at 6:00 P.M.

Aldermen Present: Greg Smith, Mark Greening, Roch Buckman, Michael Purol, Tyler Wheeler and Gerry Quinn

Others Present: Rich Enochs, John Albright, Joe Taylor, Damon Vuch, Francis Leisure, Terry Gibbs, Rich Enochs, Spencer Camp, Kerry Lee, Nathan Smith, Chuck Mudd, Jackie Pangborn and John Wilcox

Mayor Minor called the meeting to order.

Mayor Minor asked everyone to stand and recite the Pledge of Allegiance.

The Board of Aldermen reviewed the consent agenda. Alderman Buckman motioned to approve the consent agenda; Alderman Wheeler seconded it, with all in favor.

Mayor Minor opened the floor for open forum.

Terry Gibbs, owners of the Dugout Sports Lounge said that he currently has a license to sell liquor by the drink and in the original package. He requested a Sunday Sales license which would allow him to sell liquor on Sunday. Attorney Wilcox said that the State Liquor requirements are much more stringent than the City's requirements and recommended that the City approve this request. Alderman Wheeler motioned to grant the Dugout Sports Lounge a Sunday Liquor License, effective March 1, 2016; Alderman Purol seconded it, with all in favor.

Spencer Camp requested authorization to use St. Jude's Park on June 11, 2016 for a Praise Jam event. He also requested that the City provide extra picnic tables, trash cans, electric hookups, portable toilets and a handwashing station for this event. Alderman Greening motioned to grant this authorization and for the City to provide the items requested; Alderman Smith seconded it, with all in favor.

Frances Leisure of Thermal Mechanics Incorporated presented a proposal for a Daikin VRV heating and cooling system for City Hall. With the installation of this equipment, the cooling tower, boiler and roof top units would be eliminated. He recommended that a budget of \$200,000 be established for this project which would take 2 to 3 months to complete. He would then recommend a maintenance contract with TMI in which once per year, a technician would come on site and do a complete diagnostic test of the entire system. The only other maintenance would entail City employees cleaning the filters once per quarter. He said that the new system should save between 12% & 15% in utility costs. The life cycle of this system is approximately 25 years. Frances Leisure said that the next step would be for the Board of Aldermen to appropriate funds to have a complete proposal put together with firm numbers. Alderman Purol said that he wants to see more detailed information on commissioning this system. Alderman Purol motioned to table this

matter until the additional information on commissioning of this system is received; Alderman Wheeler seconded it, with all in favor. Francis Leisure recommended that the Board members go and see an installed Daikin system.

Alderman Buckman updated the Board of Aldermen on the Planning & Zoning Commission meeting held earlier in the evening. The Commission reviewed a site plan filed by DJV Construction – Shenandoah Estates for a four unit apartment complex to be north of the original complex located at 816 East Cleveland Street. The Commission recommends that this site plan be approved. Alderman Buckman motioned to accept the Commission's recommendation; Alderman Greening seconded it, with all in favor.

The Board of Aldermen reviewed the report from Kevin O'Bryan, Director of Public Works and the Public Works managers. Joe Taylor said that in late December 2015, there was 3 to 4 inches of rain. This rain stirred up Route J Reservoir and greatly increased the turbidity in water. The turbidity was held in check by adding more aluminum sulfate. This worked until the first part of February, when the turbidity levels skyrocketed. The plant was shut down and DNR was called. The water with a high level of turbidity was dumped and never pumped to town. Jackie Pangborn presented a proposal from Steve McDowell, owner of The H2O Laboratory in Marceline, Missouri. Steve McDowell is a former operator at the Monroe City Water Treatment Plant and has many years of experience in treating water. He presented the City with a proposal to come on site four times per month to assist and train the City personnel to treat water. The fee for his services will be \$1,000.00 per month for 12 consecutive months. The cost in chemical savings that he can implement will more than offset the cost for his services. The Board of Aldermen agreed that this could be considered professional services and therefore would not have to be bid out. After further discussion, Alderman Quinn motioned to accept the proposal from H2O Laboratory to provide assistance and training services to the City for \$1,000.00 per month; Alderman Wheeler seconded it, with all in favor.

Rich Enochs presented an invoice from Aerial FX, Inc. for fireworks for the Fire Department's annual fireworks display. The total cost is \$4,505.97. Alderman Quinn motioned to approve purchasing the fireworks from Aerial FX, Inc. in the amount of \$4,505.97; Alderman Purol seconded it, with all in favor.

Jackie Pangborn presented the Director of Administration's report to the Board of Aldermen:

- MoDOT personnel were on site recently to begin work on developing plans for soliciting bids for resealing the runway at the Captain Ben Smith Airfield. Bids specification should be ready in the fall.
- She received a response from MoDOT regarding the issues that would have to be resolved before the City could obtain the strip of ground between North County Line road and Route Z. The Board agreed to not pursue this any further at this time. She presented a proposed ordinance which would

authorize and direct the Mayor to execute the quit claim deed with MoDOT for the portion of state highway that was previously known as Old Route Z/North County Line Road located on the east end of Monroe City. The proposed ordinance was assigned bill # 2. The first reading of bill # 2 was read and approved on a motion by Alderman Smith, a second by Alderman Wheeler with all in favor. The second reading of bill # 2 was read and approved on a motion by Alderman Buckman, a second by Alderman Smith, with all in favor. Alderman Wheeler motioned to approve the final passage of bill # 2; Alderman Greening seconded it, with a vote as follows:

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|--------------------|-----|---------------------|-----|
| Greg Smith | Yea | Michael Purol | Yea |
| Mark Greening..... | Yea | Tyler Wheeler..... | Yea |
| Roch Buckman | Yea | Gerry Quinn..... | Yea |

Bill # 2 became ordinance # 2-2016. Alderman Purol motioned to authorize Mayor Minor to sign the agreement with MoDOT for this quit claim deed; Alderman Greening seconded it, with all in favor.

- She asked if there was any interest in pursuing a City wide communication platform. She has looked into a couple of options that range from \$1,000.00 to \$4,000.00. The Council expressed no interest.
- She presented policies regarding checking in and checking out items in the City’s museum. The City’s insurance company has approved these policies. She asked the Board to adopt these policies. Alderman Purol motioned to approve and adopt these policies; Alderman Quinn seconded it, with all in favor.
- The Monroe City Nutrition Center will be having their annual March for Meals on April 1, 2016. They have asked the City to donate one family membership pass to the Swimming Pool. Alderman Wheeler motioned to donate this family membership as requested; Alderman Quinn seconded it, with all in favor.
- Gary Osbourne said that currently there is approximately \$160,000.00 in outstanding delinquent utility accounts that have been referred to Gem City Account Services. Unfortunately the majority of these accounts will never be collected. Gem City recommends that when we refer an account to them we also write it off for accounting purposes. In order to implement this, we would have to write off the \$160,000.00 in unpaid accounts that have been referred to them to date. This would be a one-time write off of bad debt expense and a corresponding reduction in our accounts receivables. Thereafter, the delinquent bills would be reviewed once per month. A list of delinquents accounts that we recommend be sent to the collection agency will then be presented to the Board of Aldermen. After receiving approval from the Board of Aldermen, these accounts will be written off and referred to the City’s Collection Agency. Any amounts collected by the Collection Agency will be classified as a revenue account entitled Recovery of Bad Debt. Gary Osbourne recommend that the Board of Aldermen take the action to write off the \$160,000.00 in unpaid accounts that have been referred to the Collection

Agency and implement the policy of writing off any future accounts that are referred to them. After discussion, Alderman Smith motioned to accept this recommendation; Alderman Wheeler seconded it with all in favor except Alderman Greening. Alderman Greening motioned to have a list of these delinquent accounts prepared with the deceased parties removed and print this list in in the Lake Gazette; Alderman Quinn seconded it, with all in favor.

Jackie Pangborn updated the Boards of Aldermen on the Park Board meeting held on February 16, 2016.

Alderman Smith motioned to adjourn the open session and go into executive session authorized by RSMO 610.021 (3) hiring, firing, disciplining or promoting of particular employees and by RSMO 610.021 (1) legal actions, causes of action or litigation involving a public governmental body and any confidential or privileged communications between a public governmental body or its representatives and its attorneys; Alderman Purol seconded it, with the vote as follows:

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|---------------------|-----|---------------------|-----|
| Greg Smith..... | Yea | Michael Purol | Yea |
| Mark Greening | Yea | Tyler Wheeler..... | Yea |
| Roch Buckman..... | Yea | Gerry Quinn | Yea |

After the adjournment of the executive session, the open session was reconvened.

Alderman Wheeler motioned to ratify the decision made in executive session to offer \$5,000.00 to the owners of the Ilean Warren property for this property; Alderman Purol seconded it, with all in favor.

Alderman Smith motioned to ratify the decision made in executive session to retain BHMG to do an analysis of the electric demand rate; Alderman Purol seconded it, with all in favor.

Alderman Purol motioned to adjourn the meeting; Alderman Wheeler seconded it, with all in favor.

Neal Minor, Mayor

Gary Osbourne, City Clerk