

# DRAFT NOTES OF COUNCIL MEETING

June 2, 2015

(Subject to Approval at the June 16, 2015 Meeting)

## CALL TO ORDER

Attendance

### Roll Call

Mayor Dennis Watz called the council meeting to order in the Council Room at City Hall, 210 West Washington, Sullivan, Missouri at 7:00 p.m. Roll call was taken and attending the meeting were Alderman Ward One Tony Wessler, Alderman Ward One Mike Ryan, Jr., Alderman Ward Three Paul McCulloch, Alderman Ward Three Bobby Maupin, and Alderman Ward Two T.J. Carey. Alderman Ward Two Jason Alexander was unable to attend. Also attending were City Attorney Justin Head, City Administrator J.T. Hardy, City Engineer Robert Schaffer and City Clerk Jan Koch.

## PLEDGE OF ALLEGIANCE

Pledge

At this time, the Pledge of Allegiance was recited by everyone present. The Pledge was followed by a moment of silence.

## AGENDA APPROVAL

Agenda

Alderman McCulloch made a motion to approve the agenda as submitted. Alderman Ryan seconded the motion and it carried unanimously.

## MINUTES APPROVED

Minutes

Notes from the council meeting held May 19, 2015 were presented. Alderman Ryan made a motion to approve the minutes as submitted. Alderman Maupin seconded the motion and it carried unanimously. Notes from the closed meeting held May 19, 2015 were presented. Alderman McCulloch made a motion to approve the minutes as submitted. Alderman Ryan seconded the motion and it carried unanimously.

## STANDING COMMITTEE REPORTS

P&Z Public Hearings

### Planning & Zoning

P&Z's next meeting is on (Tuesday) June 9, 2015 at 7:00 p.m. Two public hearings have been scheduled. One is for a zoning change from R-1 to R-2 on property owned by TCR Properties, LLC (Tim Reinhold) located at 265 and 269 Heritage in order to allow a multi-family development. The other one is for another zoning change from C-4 to C-3 on property owned by Professional Dynamic, LLC located at 805 Sappington Bridge Road in order to allow a multi-family development.

Heritage & Sappington Bdg

## CITY ADMINISTRATOR

### Sewer Extension - Sullivan Industrial Park East

Sewer Extension Bids

Bids were advertised and opened on May 20, 2015 at 10:00 a.m. for extending the city sewer to Sullivan Industrial Park East. Bids are briefly outlined as follows:

Laubinger Exc

<i>Bidder/Address</i>	<i>Total Bid</i>
Strothkamp Excavating Sullivan, MO	\$36,250.00

Ed Laubinger Excavating, LLC St. Clair, MO	\$12,560.00
Figler Excavating, Incorporated Sullivan, MO	\$16,312.96

Staff recommended accepting the lowest qualifying bid from Ed Laubinger Excavating in the amount of \$12,560. Alderman Maupin made a motion to approve staff's recommendation. Alderman Ryan seconded the motion and it carried unanimously.

**Storm Water Collector Pipe Bids**

Storm Water  
Collection Pipe  
Bids

Bids were advertised and opened on May 20, 2015 at 11:00 a.m. for storm water collector pipe materials for Walnut Street to Pine Street. Specifications were for high density polyethylene (HDPE) pipe and fittings with annular corrugations and smooth interior. The bids are briefly summarized as follows:

Butler & Local  
Bid

<i>Bidder/Address</i>	<i>Total Bid</i>
Meeks Bourbon, MO	\$10,339.47
Murdon Corporation St. James, MO	\$7,933.80
Butler Supply Sullivan, MO	\$7,852.00
Boehmer Brothers Foristell, MO	\$7,768.00

Using the 5% local preference per City Code Section 145.020, staff recommended accepting the bid from Butler Supply in the amount of \$7,852. The budgeted amount is \$10,000. Alderman Carey made a motion to approve staff's recommendation Alderman Wessler seconded the motion and it carried unanimously.

**Pilot Well & Conversion**

Pilot Well Bids  
Flynn Drilling

Bids were advertised and opened on May 27, 2015 at 11:00 a.m. for a new pilot water well with possible conversion to a full municipal well at Sullivan Industrial Park East. Two bids were received and are briefly summarized as follows:

<i>Bidder/Address</i>	<i>Pilot Well</i>
Midwest Hydro Drilling St. Clair, MO	\$58,500.00
Flynn Drilling Company Troy, MO	\$52,000.00

Staff recommended accepting the lowest qualifying bid from Flynn Drilling in the amount of \$52,000. Alderman Carey noted that this and the pilot well were not budgeted. Administrator Hardy reported that during the development of Fiscal Year 2015 Budget, the SIPE improvements were not budgeted because the city did not have any indication whether or not the Menard project

would come to pass. However since that time, Menard appears to be moving forward. Following this discussion, Alderman McCulloch made a motion to approve staff's recommendation. Alderman Ryan seconded the motion and it carried unanimously.

**Airport Resealing Pavement**

Airport Resealing Bids

Bids were advertised and opened on March 11, 2015 at 2:00 p.m. for pavement maintenance, remark and grading the airport pavement. The bids were reviewed by airport consultants Crawford, Murphy & Tilly as well as MoDOT Aviation and are briefly summarized as follows:

Huff Sealing

<i>Bidder/Address</i>	<i>Total Bid</i>
Huff Sealing Corporation Albion, IL	\$353,084.30
Parking Lot Maintenance Lake St. Louis, MO	\$442,415.25
Vance Brothers Kansas City, MO	\$444,593.45
National Sealant & Concrete Oconto, WI	\$354,693.25

Staff, CMT and MoDOT recommended awarding the bid to Huff Sealing in the amount of \$353,084.30. Administrator Hardy noted that the city's portion will be 10% with the remaining covered under airport entitlement funds. Alderman Maupin made a motion to approve the recommendation. Alderman Ryan seconded the motion and it carried unanimously.

**CITY ATTORNEY**

**Closed Session**

Closed Session

City Attorney Justin Head and City Administrator J.T. Hardy reported they had some matters concerning real estate and personnel.

**FINANCE COMMITTEE**

**June 2015**

June 2015 Finance Cmtee

Alderman McCulloch was appointed to review the monthly bills for June 2015 with Alderman Bobby Maupin named as the alternate.

**ORDINANCES**

**Real Estate Contract & Lease Agreement - Paul & Jeanette Juergens (Acid Mine Road)**

Juergens Real Estate & Lease Contract

Acid Mine Road & Airport RPZ

Bill No. 3670 sponsored by Alderman Bobby Maupin, being an ordinance approving a real estate contract and lease agreement with Paul F. Juergens and Jeanette Juergens which deals with the purchase & lease of Part of Lot 5A of Cassidy Subdivision Plat No. 2; and, avigational easements for all of Lots 5B & 5C of Cassidy Subdivision Plat No. 2 being part of the Northwest Quarter in Section Four (4), Township Forty (40), Range Two (2) West of the 5<sup>th</sup> P.M., Sullivan, Franklin County, Missouri, located off Acid Mine Road containing 0.74 (±) acres, more or less, and a residential dwelling for a total purchase price in the amount of Five Hundred Thousand Dollars (\$500,000.00); and, authorizing the Mayor to execute was introduced and read two times. A

brief discussion was held with City Attorney Justin Head noting that the closing date was changed to June 10, 2015 at 11:00 a.m. The question was asked, "Shall Bill No. 3670 become Ordinance No. 3670?" The aldermen were polled and voted as follows: Alderman Mike Ryan, Jr., aye; Alderman Bobby Maupin, aye; Alderman Tony Wessler, aye; Alderman Jason Alexander, (absent); Alderman Paul McCulloch, aye; and Alderman T.J. Carey, aye. Passage of this ordinance approved the purchase and lease of a home & land, which includes avigational easements located east of the Sullivan Regional Airport for a total price of \$500,000.

**Menard - Amendment #5 Purchase Agreement Extension (7/1/15)**

Menard  
Amendment #5  
  
Closing Date  
Change 7/1/15

Bill No. 3671 sponsored by Alderman Paul McCulloch, being an ordinance approving the Fifth Amendment of a Purchase and Sale Agreement with Menard, Incorporated which amendment extends the purchase agreement to July 1, 2015 on property (formerly known as the "Tyree Tract") containing 122.7(±) acres, more or less, located along the East South Service Road in the City of Sullivan, Missouri; and, authorizing the Mayor to execute was introduced and read two times. The question was asked, "Shall Bill No. 3671 become Ordinance No. 3671?" The aldermen were polled and voted as follows: Alderman T.J. Carey, aye; Alderman Mike Ryan, Jr., aye; Alderman Bobby Maupin, aye; Alderman Tony Wessler, aye; Alderman Jason Alexander, (absent); and Alderman Paul McCulloch, aye. Passage of this ordinance approved extending the purchase & sale agreement with Menard from June 1, 2015 to July 1, 2015.

**Flynn Drilling Contract-SIPE Pilot Well**

Flynn Drilling  
Contract  
  
Pilot Well @  
SIPE

Bill No. 3672 sponsored by Alderman Paul McCulloch, being an ordinance approving a contract agreement with Flynn Drilling Company which agreement deals with construction of a new pilot well with possible conversion to a full municipal water well at Sullivan Industrial Park East, in the amount of \$52,000.00 (Fifty Two Thousand Dollars) in the City of Sullivan, Missouri; and, authorizing the Mayor to execute was introduced and read two times. The question was asked, "Shall Bill No. 3672 become Ordinance No. 3672?" The aldermen were polled and voted as follows: Alderman Tony Wessler, aye; Alderman Jason Alexander, (absent); Alderman Paul McCulloch, aye; Alderman T.J. Carey, aye; Alderman Mike Ryan, Jr., aye; and Alderman Bobby Maupin, aye. Passage of this ordinance approved a 30-day contract with Flynn Drilling for construction of a new pilot well at Sullivan Industrial Park East in the amount of \$52,000.

**ALDERMEN INPUT**

**Primacy Fees**

Primacy Fees  
MoDNR

Alderman Maupin reported primacy fees, which are user fees collected by the City of Sullivan on behalf of the Missouri Department of Natural Resources to insure citizens are provided adequate water that is safe to drink, was billed on the June 2015 utility bills. For residential connections less than one-inch was \$3.00 for water and 70¢ for sewer.

**Online Bill Pay**

Online Bill Pay

Alderman Wessler reminded utility customers that online bill pay is available with no charge to customers for this service. Administrator Hardy noted that auto-bill pay has been available for a couple of years and the form is available on the city's website at [www.sullivan.mo.us](http://www.sullivan.mo.us).

Miller Street  
Parking

**Miller Street Parking**

Alderman McCulloch reported he received a call from a resident of Miller Street who claims that during school functions, the view of Miller Street while exiting their driveway becomes impeded. She requested a no parking sign. A brief discussion ensued with staff asked to investigate. Alderman Wessler stated that he encountered a similar situation at his residence which was solved by backing into his driveway.

Dangerous Dogs  
Pit Bulls

**Dangerous Dogs - Pit Bulls**

Alderman McCulloch read a portion of City Code Chapter 205 Article 3 on dangerous dogs which outlined owners' responsibility regarding pit bulls. He wanted residents to be aware of this ordinance and its enforcement. Alderman McCulloch noted that this ordinance has been in effect since 1997.

Eagles Baseball  
Team

**Sullivan Eagles Baseball**

Alderman Carey acknowledged and congratulated the Sullivan High School Eagles baseball team who will be participating in the State tournament. He reported that a "send-off" parade will be held in their honor on Thursday, June 4, 2015 starting at 3:30 p.m.

**MAYOR**

Mercy Building  
@ W S Service

**New Mercy Building**

Mayor Watz reported that Mercy Hospital will be having a ribbon cutting on their new clinic located along the West South Service Road on Thursday, June 11, 2015 at 4:30 p.m. An open house will follow starting at 5:00 p.m. and ending at 7:00 p.m.

**CLOSED SESSION**

Closed Session

The time was approximately 7:40 p.m. and Alderman McCulloch made a motion to adjourn into closed session to discuss one matter concerning personnel and five matters concerning real estate. Alderman Ryan seconded the motion and it carried with a roll call vote as follows: Alderman Bobby Maupin, aye; Alderman T.J. Carey, aye; Alderman Mike Ryan, Jr., aye; Alderman Paul McCulloch, aye; and Alderman Tony Wessler, aye.



**CLOSED RESULTS**

Closed Results

As a result of the closed meeting held June 2, 2015 five matters concerning real estate were discussed with no final results to report at this time. One matter concerning personnel was also discussed with the Board taking the following action:

Tom Bridgeman  
Hired W&S Dept

A motion was made and duly seconded to hire Mr. William Thomas Bridgeman as equipment operator with a starting date of June 17, 2015 (or sooner) at a Grade 10(1) \$15.35 per hour contingent upon preemployment drug screening, preemployment paperwork and meeting all requirements of the job. The motion carried with a roll call vote as follows: Alderman T.J.Carey, aye; Alderman Mike Ryan, Jr., aye; Alderman Paul McCulloch, aye; Alderman Tony Wessler, aye; and, Alderman Bobby Maupin, aye.

Return to Open      **RETURN TO OPEN**

The Board reconvened into open session at approximately 9:15 p.m.



Adjourn      **ADJOURN**

Being no further business at this time, Alderman McCulloch made a motion to adjourn. Alderman Carey seconded the motion and it carried unanimously. The meeting adjourned at approximately 9:15 p.m.

