

# DRAFT NOTES OF COUNCIL MEETING

June 16, 2015

(Subject to Approval at the July 7, 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 June 2, 2015 were presented. Alderman Carey made a motion to approve the minutes as submitted. Alderman Ryan seconded the motion and it carried unanimously. Notes from the closed meeting held June 2, 2015 were presented. Alderman Ryan made a motion to approve the minutes as submitted. Alderman Maupin seconded the motion and it carried unanimously.

## STANDING COMMITTEE REPORTS

Public Hearings:  
Zoning Changes

### Planning & Zoning

265 & 269  
Heritage &  
805 Sappington

P&Z held two public hearings at their meeting on (Tuesday) June 9, 2015. They recommended approval of changing the zoning 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 zoning change recommended for approval was 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. Two plats were also recommended for approval which would adjust the lines on three existing lots located along Russell Road owned by James & Ethel Cross and combine two existing lots into one lot located along Heritage Drive owned by Tim Reinhold, TCR Properties, LLC.

## CITY ADMINISTRATOR

Sullivan  
Industrial Park  
East - Water  
Main Extension

### Bids - SIPE Water Main Extension

Bids were advertised and opened on May 27, 2015 at 10:00 a.m. for extending the water main from Well #10 (Glaser Road) to Sullivan Industrial Park East. Bids are briefly summarized as follows:

	<i><b>Bidder/Address</b></i>	<i><b>Total Bid</b></i>
Mid-State Pipeline Bid Accepted	Mid-State Pipeline Maintenance LLC Belle, MO	\$1,150,530.00
	Donald Maggi Incorporated Rolla, MO	\$1,193,406.00
	Unnerstall Contracting Company LTD Pacific, MO	\$1,223,590.00
	Kelpe Contracting Incorporated Wildwood, MO	\$1,590,362.80
	Excel Utility Contractors LLC St. James, MO	\$1,717,553.00

Water Main  
Extension SIPE

Engineering consultant Cochran Engineering and staff reviewed the bids and recommended accepting the lowest qualifying bid from Mid-State Pipeline in the amount of \$1,150,530. Administrator Hardy reported that this waterline will not only serve Sullivan Industrial Park East (currently under contract with Menard), but also the Wastewater Treatment Plant Facility and potentially those living around Emma Lane. The city's water well service would increase thus putting the city in a good position to loop water lines with the northern region of the city limits. Following this discussion, Alderman McCulloch made a motion to approve the bid from Mid-State as recommended. Alderman Ryan seconded it and it carried unanimously.

**Bids - Electric Primary Underground Wire**

Bids were advertised and opened on June 9, 2015 at 10:00 a.m. for six reels of 15 KV #2 stranded aluminum primary underground conductor. The bids are briefly outlined as follows:

Underground  
Wire Bids

Cape Electric Bid  
Approved

	<i><b>Bidder/Address</b></i>	<i><b>Brand</b></i>	<i><b>Cost/Foot</b></i>	<i><b>Total</b></i>	<i><b>Delivery Date</b></i>
	Brownstown Electric Fairfield, IL	Hendrix	\$1.75	\$21,875.00*	In Stock
	Cape Electric Supply Poplar Bluff, MO	Kerite	\$1.50	\$22,500.00	3-4 Weeks
	Harry Cooper Supply Co. Springfield, MO	Nexans	\$1.55	\$23,250.00	12 Weeks ARO
	Fletcher-Reinhardt Co. Bridgeton, MO	Nexans	\$1.525	\$22,875.00	8-10 Weeks
	Arkansas Electric Little Rock, AR	Prysmian	\$1.52	\$22,800.00	In Stock

\* This bid only contained 5 reels instead of the 6 specified.

Staff recommended approving the bid from Cape Electric in the total amount of \$22,500. Alderman Maupin made a motion to approve staff's recommendation. Alderman Carey seconded the motion and it carried unanimously.

3-Phase Electric Transformer Bids

**Bids - Three Phase Padmount Transformers**

Bids were advertised and opened on June 9, 2015 at 10:00 a.m. for two 112.5kVa transformers and two 225kVa transformers. The bids are briefly summarized as follows:

Cape Electric Approved

<i>Bidder/Address</i>	<i>112.5kVa Qty: 2</i>	<i>225kVa Qty: 2</i>	<i>Delivery</i>	<i>Total Bid</i>
Cape Electric Poplar Bluff, MO	\$4,409.28 each	\$5,858.76 each	8-10 weeks	\$20,536.08
Fletcher-Reinhardt Co. Bridgeton, MO	(CG Power) \$4,890.00 each	(CG Power) \$6,375.00 each	14-16 weeks	\$22,530.00
Fletcher-Reinhardt Co. Bridgeton, MO	(Howard) \$4,595.00 each	(Howard) \$6,325.00 each	8-10 weeks	\$21,840.00
Harry Cooper Supply Springfield, MO	\$8,225.00 each	\$8,970.00 each	12 weeks	\$34,390.00

Staff recommended accepting the lowest qualifying bid from Cape Electric in the amount of \$20,536.08. Alderman McCulloch made a motion to approve staff's recommendation. Alderman Ryan seconded the motion and it carried unanimously.

**Bids - Police Utility Interceptor Vehicle**

Bids were advertised and opened on June 11, 2015 at 10:00 a.m. for a new 2016 Ford Utility Police Interceptor. The bids are briefly outlined as follows:

Police Utility Vehicle Bid

West Bros Bid Accepted

<i>Bidder/Address</i>	<i>Delivery</i>	<i>Total Bid</i>
West Brothers Automotive Sullivan, MO	09/10/2015	\$27,196.08
Hutcheson Ford Sales Inc. St. James, MO	10-12 Weeks	\$26,890.00
Joe Machens Ford Columbia, MO	60-90 Days	\$26,808.00

Staff recommended accepting the lowest qualifying bid of \$26,808 from Joe Machens Ford or accept the bid from West Brothers in the amount of \$27,196.08 using the 5% local preference per City Code 145.020. Alderman Maupin made a motion to approve the bid from West Brothers as outlined above. Alderman Wessler seconded the motion and it carried with Alderman McCulloch voting "nay".

**MPUA Mutual Aid Agreement**

The Missouri Public Utility Alliance (MPUA) and its representative organizations Missouri Association of Municipal Utilities (MAMU), Missouri Joint Municipal Electric Utility Commission (MJMEUC), and the Municipal Gas Commission of Missouri (MGCM) and their respective individual members (referred to collectively as MPUA) determined a need exists for Arkansas and Missouri cities to offer assistance to each other in the event of an emergency that affects the operation of their respective utilities. This program is only open to Missouri

MPUA Mutual Aid Agreement Review

municipal utility members of MAMU, MGCM, MJMEUC, Arkansas municipal utility advisory members of MJMEUC, and Arkansas associate members of MAMU. A draft mutual aid agreement was presented for Board review. Alderman McCulloch offered to sponsor the bill for the next council meeting.

**Sho-Me Power Lease Agreement**

Sho-Me Power  
Lease Agreement  
Renewal

The city has a lease agreement (per Ordinance No. 915 passed & approved by the Mayor & Board on March 18, 1964) for an electrical substation located at the corner of Fisher Drive and McMurphy Street. The lease expired and a new lease presented for Board review. Alderman Ryan offered to sponsor the ordinance for the next council meeting.

**Emergency Procurement**

Emergency  
Purchase Electric  
Transformer

City Code Section 145.030(C)(9) outlines emergency purchasing procedures that allows, in the event of an apparent emergency, immediate purchase of supplies or contractual services. The City Administrator is empowered to secure by an open market procedure, at the lowest obtainable price, any supplies or contractual service regardless of the amount of the expenditure. Administrator Hardy reported that a replacement electrical transformer will be purchased in the amount of \$9,300 under this Section of Code.

**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  
Monthly Bills

Alderman McCulloch reported he reviewed the monthly bills for June 2015 and made a motion to approve payment in the amount of \$1,696,616.82. Alderman Ryan seconded the motion and it carried unanimously.

**ORDINANCES**

**Mid-State Pipeline Contract - SIPE Water Main Extension**

Mid-State  
Pipeline Contract  
Water Main  
Extension SIPE

Bill No. 3673 sponsored by Alderman Paul McCulloch, being an ordinance approving a contract agreement with Mid-State Pipeline Maintenance, LLC which agreement deals with a water main extension from Well #10 (located at Glaser Road) to Sullivan Industrial Park East, in the amount of \$1,150,530.00 (One Million One Hundred Fifty Thousand Five Hundred Thirty Dollars) in the City of Sullivan, Franklin County, Missouri; and, authorizing the Mayor to execute was introduced and read two times. The question was asked, "Shall Bill No. 3673 become Ordinance No. 3673?" 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 90-day contract with Mid-State Pipeline to extend a water main to SIPE (formerly known as the Tyree tract) located along the East South Service Road.

Ed Laubinger  
Contract  
Sewer Main  
Extension SIPE

**Ed Laubinger Excavating Contract - SIPE Sewer Main Extension**

Bill No. 3674 sponsored by Alderman Paul McCulloch, being an ordinance approving a contract agreement with Ed Laubinger Excavating which agreement deals with a sewer main extension to Sullivan Industrial Park East, in the Amount of \$12,560.00 (Twelve Thousand Five Hundred Sixty Dollars) in the City of Sullivan, Franklin County, Missouri; and, authorizing the Mayor to execute was introduced and read two times. The question was asked, "Shall Bill No. 3674 become Ordinance No. 3674?" 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 a 15-day contract with Laubinger to extend a sewer main to SIPE formerly known as the Tyree tract located along the East South Service Road.

Zoning Change  
C-4 to C-3  
805 Sappington  
Bridge Road

**Zoning Change - 805 Sappington Brdg Rd**

Bill No. 3675 sponsored by Alderman Tony Wessler, being an ordinance to Amend Chapter 400 of the Codified Code of the City of Sullivan, Missouri, and to amend the zoning map described in Chapter 400 and establishing the effective date of this ordinance was introduced and read two times. Some discussion was held on what activities constituted zoning types. Following this discussion, the question was asked, "Shall Bill No. 3675 become Ordinance No. 3675?" The aldermen were polled and voted as follows: Alderman Bobby Maupin, aye; Alderman Tony Wessler, aye; Alderman Jason Alexander, (absent); Alderman Paul McCulloch, aye; Alderman T.J. Carey, aye; and Alderman Mike Ryan, Jr., aye. Passage of this ordinance changed the zoning of property located at 805 Sappington Bridge owned by Felipe Eljaiek, Professional Dynamics LLC, from C-4 general commercial to C-3 office/residential. P&Z held a public hearing on this change June 9, 2015 and recommended approval.

Zoning Change  
R-1 to R-2  
265 & 269  
Heritage Drive

**Zoning Change - 265 & 269 Heritage**

Bill No. 3676 sponsored by Alderman Tony Wessler, being an ordinance to Amend Chapter 400 of the Codified Code of the City of Sullivan, Missouri, and to amend the zoning map described in Chapter 400 and establishing the effective date of this ordinance was introduced and read two times. The question was asked, "Shall Bill No. 3676 become Ordinance No. 3676?" The aldermen were polled and voted as follows: Alderman Jason Alexander, (absent); Alderman Paul McCulloch, aye; Alderman T.J. Carey, aye; Alderman Mike Ryan, Jr., aye; Alderman Bobby Maupin, aye; and Alderman Tony Wessler, aye. Passage of this ordinance changed the zoning of property located at 265 & 269 Heritage owned by Tim Reinhold, TCR Properties LLC, from R-1 single family to R-2 single & multiple family residential. It was noted that this development is targeted for residents aged 55+ . P&Z held a public hearing on this zoning change on June 9, 2015 and recommended approval.

Plat Lot 5A  
Consolidation  
Lots 5 & 6  
Heritage Sub

**Plat of Lot 5A - Consolidation Lots 5 & 6 Heritage Subdivision**

Bill No. 3677 sponsored by Alderman Tony Wessler, being an ordinance approving the plat of Lot 5A, being the consolidation of Lots 5 (Five) & 6 (Six) of Heritage Subdivision in the City of Sullivan, Franklin County, Missouri and authorizing the City Clerk to execute said plat was introduced and read two times. The question was asked, "Shall Bill No. 3677 become Ordinance No. 3677?" 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 combined two existing lots into one lot located along Heritage Drive owned by Tim Reinhold, TCR Properties, LLC.

**Cross Acres Subdivision Plat**

Cross Acres Plat  
Russell Street

Bill No. 3678 sponsored by Alderman Tony Wessler, being an ordinance approving Cross Acres Subdivision in the City of Sullivan, Franklin County, Missouri and authorizing the City Clerk to execute said plat was introduced and read two times. The question was asked, "Shall Bill No. 3678 become Ordinance No. 3678?" The aldermen were polled and voted as follows: Alderman Jason Alexander, (absent); Alderman Paul McCulloch, aye; Alderman T.J. Carey, aye; Alderman Mike Ryan, Jr., aye; Alderman Bobby Maupin, aye; and Alderman Tony Wessler, aye. Passage of this ordinance adjusted the lines on three existing lots located along Russell Road owned by James & Ethel Cross.

**ALDERMEN INPUT**

**Jim Bottomley Park**

Parking @ Jim  
Bottomley Park

Citing reasons of safety concerns and congestion relief, Alderman McCulloch stated that he felt the ballfield parking lot across from Cracker Barrel needed to be extended and lighted. Some discussion ensued with the general consensus that this needed to be reviewed during Fiscal Year 2016 budget development.

**2015 Meramec Fair Parade**

2015 Fair Parade

Alderman Wessler reminded everyone that the Meramec Fair Parade will be held Tuesday, June 23, 2015.

**Domestic Chickens**

Domestic  
Chickens

Alderman Carey reported he received a call from a resident who asked about harboring chickens inside the city limits. He reported that his research shows that it is allowed but certain requirements must be followed--in particular, running at large is prohibited.

**MAYOR**

**July 4<sup>th</sup> 2015 Fireworks**

July 4<sup>th</sup> Fireworks  
Sponsors

Mayor Watz reminded everyone about the 2015 Independence Day Celebration which is being cosponsored by the city, West Brothers, and First State Community Bank.

**CLOSED SESSION**

Closed Session

The time was approximately 8:00 p.m. and Alderman Maupin made a motion to adjourn into closed session to discuss one matter concerning personnel and five matters concerning real estate. Alderman McCulloch 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 Session

As a result of the closed meeting held June 16, 2015 one matter concerning personnel and five matters concerning real estate were discussed with no final results to report at this time.

**RETURN TO OPEN**

Return to Open

The Board reconvened into open session at approximately 9:50 p.m.



**ADJOURN**

Adjourn

Being no further business at this time, Alderman Maupin made a motion to adjourn. Alderman McCulloch seconded the motion and it carried unanimously. The meeting adjourned at approximately 9:50 p.m.

