

UNOFFICIAL DRAFT
Minutes of the Board of Aldermen Meeting
March 26, 2018 at 7:00 p.m.
City of Ballwin – 300 Park Dr



STATEMENTS ATTRIBUTED TO INDIVIDUALS IN THIS “DRAFT” ARE NOT VERBATIM QUOTES. THE MINUTES OF THIS MEETING ARE REPORTED IN SUMMARY. THIS IS AN “UNOFFICIAL DRAFT VERSION” OF THE MEETING MINUTES. DRAFT VERSIONS OF MINUTES ARE SUBJECT TO REVIEW, MODIFICATION, AND APPROVAL OF THE BOARD OF ALDERMEN.

THE MINUTES ARE PREPARED IN SUMMARY TO REFLECT THE OVERALL DISCUSSIONS, NOT VERBATIM QUOTES.

The meeting was called to order by Mayor Pogue at 7:00 p.m.

ROLL CALL

PRESENT

Mayor Tim Pogue
Alderman James Terbrock
Alderman Michael Finley
Alderman Kevin M. Roach
Alderman Mark Stallmann
Alderman Frank Fleming

Alderman Ross Bullington
Alderman Raymond Kerlagon
City Administrator Eric Hanson
City Attorney Robert E. Jones

ABSENT

Alderman Jim Leahy

The Pledge of Allegiance was given.

MINUTES

The Minutes of the **February 26, 2018, Board of Aldermen meeting** were submitted for approval.

A motion was made by Alderman Fleming and seconded by Alderman Kerlagon to approve the February 26, 2018, Board of Aldermen meeting minutes as submitted. A voice vote was taken with a unanimous affirmative result and the motion passed.

LEGISLATION

BILL NO 3989 ORDINANCE AMENDMENT RELATING TO DANGEROUS BUILDINGS AND PROCEDURES FOR ABATEMENT

AN ORDINANCE AMENDING ARTICLE VI OF CHAPTER 7 BY THE REPEAL OF EXISTING SECTIONS AND THE ENACTMENT OF SEVERAL NEW SECTIONS ALL RELATING TO DANGEROUS BUILDINGS AND THE PROCEDURES FOR ABATEMENT

A motion was made by Alderman Fleming and seconded by Alderman Finley for a first reading of

Bill No. 3989, title only. A voice vote was taken with a unanimous affirmative result and Bill No. 3989 was read for the first time.

City Attorney Jones outlined the changes that were made in the ordinances.

Alderman Finley stated he compared the old version to the new version. He pointed out that the City Administrator has the authority, if all criteria are met, to order a house be repaired or demolished. City Attorney Jones stated the City has always had the City Administrator act as the hearing officer; he added that some cities have a building commissioner be named as the hearing officer.

Alderman Fleming asked, regarding Chapter 7 Section 126, if there was anything that included decks. City Attorney Jones stated that based on the language in the ordinance, a deck would be included. Alderman Fleming also asked if there were provisions in the ordinance that would include swimming pools. City Attorney Jones stated there is a separate section in the Code of Ordinances that regulates swimming pools.

A motion was made by Alderman Fleming and seconded by Alderman Bullington for a second reading of Bill No. 3989, title only. A voice vote was taken with a unanimous affirmative result and Bill No. 3989 was read for the second time.

A roll call vote was taken for passage and approval of Bill No. 3989 with the following results:
Ayes – Aldermen Fleming, Bullington, Finley, Roach, Stallmann, Terbrock, Kerlagon;
Nays -- None.

Bill No. 3989 was approved and became **Ordinance No. 18-03**

CONSENT ITEM

- a.) Transfer of Liquor License for Sky Music Lounge at 930 Kehrs Mill Road Ste 201
- b.) Police – Vehicle Purchase of 4 SUVs
- c.) Parks and Recreation - Pool Chemical Bid
- d.) Public Works – Asphalt Milling
- e.) IT – Internet Services

Alderman Roach asked, in regards to item *d*, if it would be cost effective to purchase a miller instead of bidding the projects out. Superintendent of Streets, Jim Link, stated a miller is an expensive piece of equipment to purchase and the upkeep is also expensive.

A motion was made by Alderman Stallmann and seconded by Alderman Bullington to accept the Consent Items as submitted and recommended by staff. A voice vote was taken with a unanimous affirmative result and the motion passed.

CITY ADMINISTRATOR'S REPORT

City Administrator Hanson stated staff is proceeding with the Comprehensive Plan. He added that if any of the Board members have someone they would like to nominate to be on the committee, they should submit the nominee's information to Andy Hixson or Kirsten Hochstetler by Friday, March 30th.

City Administrator Hanson provided an update to the City Hall Project stating that staff will be opening bids on Thursday and will be interviewing contractors the following Monday. He will provide an update at the next meeting.

City Administrator Hanson provided an update to the light poles that were taken down on Manchester Rd. The issue has been resolved; the poles should be back up by mid-summer.

City Administrator Hanson stated he and Finance Officer, Denise Keller, looked into the issue Alderman Fleming brought up about auditing gross-receipts from utilities. He stated that there is a company that does this kind of audit. The company keeps 39% of what is found and the city receives the rest. He stated he was looking for direction from the Board, if this was something the Board would like staff to look further into.

There was a short discussion on how the information could be obtained to audit and if it would be feasible to audit in house. City Administrator Hanson stated it would be a very time consuming process and he did not think it would be beneficial to conduct this kind of audit through the City. He stated there would need to be a system established; for which, data could be referenced and entered for the data to be analyzed and come to the correct conclusion. City Administrator Hanson stated he and Ms. Keller will look into this further.

STAFF REPORTS

PUBLIC WORKS STREET STRIPING BID

City Engineer, Gary Kramer, stated in the 2018 budget, \$23,728.00 was budgeted for re-striping yellow street centerlines and white lane lines. Mr. Kramer stated bids came in higher than originally budgeted. He recommended the Board approve the striping bid to the low bidder, American's Parking Remarketing, for \$25,608.66.

A motion was made by Alderman Stallmann and seconded by Alderman Fleming to accept staff's recommendation to award the street striping bid to the low bidder, American's Parking Remarketing for \$25,608.66 which came in over budget. A voice vote was taken with a unanimous affirmative result and the motion passed.

ALDERMANIC COMMENTS

Alderman Finley stated that April 3rd is Election Day. He stated the only thing on the election ballot in ward 1, was his aldermanic race. He stated Rockwood School District had elected positions open but only one candidate filed to fill those seats and Rockwood did not need to hold an election. He wondered, by what authority, the school district has in order to call off an election; which he found an answer to in RSMo 115.124. Alderman Finley stated he found that the only way a city would be eligible to not hold an election, should there not be more than one candidates running for one seat, is if they have less than 1,000 individuals. He stated he would be interested in bringing this up to State Legislatures in order to eliminate the 1,000 individuals rule.

Mayor Pogue stated HB1436 was being discussed to change the number to 2,000.

Alderman Finley stated his concern was that his polling venue would be open, with poll workers present, to have only one item to vote on.

City Administrator Hanson added that because there are fewer taxing, the election bill is exponentially higher for this election.

Alderman Finley added he spoke with a neighbor who lives next to the Breezeveiw property and they stated that it has turned around and everything is fine with the property.

Alderman Bullington stated the countdown to Ballwin Days has begun. The festival is June 7-11 and there is another Ballwin Days Committee meeting scheduled for April 24th. If anyone was interested in attending, they are always looking for volunteers. He also recognized and thanked all the departments, specifically the Police, Public Works, and Parks and Recreation, for making sure everything is in place in order to make Ballwin Days a success.

A motion was made by Alderman Fleming and seconded by Alderman Stallmann to adjourn the Board of Aldermen Meeting. A roll call vote was taken with a unanimous result, and the meeting was adjourned at 7:39 p.m.

TIM POGUE, MAYOR

ATTEST:

ERIC HANSON, CITY ADMINISTRATOR

Updated: April 5, 2018
A Johnson