

FEBRUARY 21, 2023
BOARD OF ALDERMEN MINUTES
7:00 P.M.

Mayor Slinker called the regular meeting to order at 7:00 p.m. on February 21, 2023 at 101 West Broadway.

Mayor Slinker led in the pledge of allegiance.

Mayor Slinker called the roll:

Ward One: Nathan Volkart-here, Vacant Position
Ward Two: Melissa Old-here, Stephanie Bell-here
Ward Three: Rick Lewis-here, David Wilson -here

Staff Present: Darla Sapp, City Clerk, Kyle Michel, City Administrator, James Creel, Public Works Director, Darin Ratermann, Community Development Director and Gabe Edwards, Police Chief.

Mayor Slinker presented the minutes of the February 07, 2023 meeting for consideration. Alderman Wilson made motion to approve the minutes as presented. Alderman Lewis seconded the motion. Mayor Slinker called for the vote. Motion carried.

Mayor Slinker presented the agenda for approval or adjustment. Alderman Wilson made motion and seconded by Alderwoman Bell to approve the agenda as presented. Mayor Slinker called for the vote. Motion carried.

Mayor Slinker stated he would like to appoint Loren Plank as Ward One Alderman. He asked for board confirmation. Alderwoman Old made motion and seconded by Alderman Wilson to appoint Loren Plank as Ward One Alderman. Mayor Slinker called for the vote. Alderman Volkart-aye, Alderwoman Old-aye, Alderwoman Bell-aye, Alderman Wilson-aye, Alderman Lewis-aye. Motion carried.

The City Clerk swore Loren Plank into office. Loren Plank took his seat at the Board table.

Mayor Slinker stated under appearance is Chris Kelly and Paige Lewis to discuss the Boone County Emergency Operations Plan. Chris Kelly, Deputy Director of the Boone County Emergency explained they have reviewed and updated the Boone County Emergency Operations Plan and have asked the municipalities within the County to endorse the updated plan by signing the promulgation statement. He introduced their new planner Paige Lewis.

Mayor Slinker reminded everyone a written request must be made to the City Clerk the Wednesday prior to the meeting date to be placed under public comment.

Mayor Slinker presented a resolution authorizing the Mayor to execute the promulgation statement for the Boone County Emergency Operations Plan. Mayor Slinker called for the staff report. Kyle Michel, City Administrator stated he had nothing further to add. Mayor Slinker called for questions or comments from the Board. Mayor Slinker called for a motion. Alderman Wilson made motion and seconded by Alderman Lewis to approve the resolution authorizing the Mayor to execute the promulgation statement for the Boone County Emergency Operations Plan. Mayor Slinker called for the vote. Alderman Lewis-aye, Alderman Wilson-aye, Alderwoman Bell-aye, Alderwoman Old-aye, Alderman Plank-aye, Alderman Volkart-aye. Motion carried.

Mayor Slinker presented regarding the modified site plan for Cobblestone Storage. Mayor Slinker called for the staff report. Darin Ratermann, Community Development stated Cobblestone Park Self-Service storage presented a revised site plan. He stated the owner of this property is Eric Kosmatka and the submitting engineering firm is Luebbert Engineering. He informed the Board John Conway, our City Engineer reviewed this plan. He stated it is 2.2 acres in size and sits east of Commerce Drive and just north and east of the Public Works Building. He stated it is zoned Light Industrial. He stated the original site plan was approved in March of 2022. He stated the revision would be adding 1,500 square foot building, in lieu of the previously proposed open RV storage on the northwest corner of the site. He stated this as little no additional impact. He stated the Planning and Zoning Commission approved the modification. Mayor Slinker called for questions or comments from the Board. Alderwoman Old questioned if there were any concerns from the Planning and Zoning Commission. Mayor Slinker called for a motion. Alderman Volkart made motion and seconded by Alderwoman Bell to approve the resolution approving the modified site plan for Cobblestone Storage. Mayor Slinker called for the vote. Alderman Volkart-aye, Alderman Plank-aye, Alderwoman Old-aye, Alderwoman Bell-aye, Alderman Wilson-aye, Alderman Lewis-aye. Motion carried.

Mayor Slinker presented a resolution regarding the site plan for Southwest Stone Supply, Inc. Mayor Slinker called for the staff report. Darin Ratermann, Community Development Director stated this is the site plan for Southwest Stone, Supply, Inc.. He stated the owner of this property is Big River Land Company, LLC. The submitting engineer is Miller Companies and John Conway City Engineer reviewed the proposed site plan. He explained this parcel is approximately 6.41 acres with the proposed site occupying a little over half the parcel and is located east of Highway 63 and northeast corner of Hardwick and Angel Lanes. Darin Ratermann stated this plan is for a wholesale/retail hardscape supplier. He stated the majority of the lot would be used for storage and landscaping materials. The site was recently used as a fill site for Emery Sapp and Sons. A detention basin was installed to control storm water. He stated this is a sales tax generator for the City. He stated it would not impact traffic in downtown Ashland proper. He stated the Planning and Zoning Commission recommended approval at the February 16 meeting. Alderman Volkart questioned if the Planning and Zoning Commission had any concerns? Darin Ratermann reported a civil engineering firm drew up this site plan. Alderwoman Bell questioned if it was retail sales to individuals. Ron Gradberry stated it would be wholesale and retail. There was discussion of the traffic and MoDot future roadway plans on Highway 63. Mayor Slinker called for questions or comments from the Board. Mayor Slinker called for a motion. Alderman Lewis made motion and seconded by Alderman Wilson to approve the resolution regarding the site plan for Southwest Stone Supply, Inc. Mayor Slinker called for the vote. Alderman Lewis-aye, Alderman Wilson-aye, Alderwoman Bell-aye, Alderwoman Old-aye, Alderman Plank-aye, Alderman Volkart-aye. Motion carried.

Mayor Slinker presented a resolution authorizing the park lift station pump replacement. Mayor Slinker called for the staff report. James Creel, Public Works Director stated this is a resolution regarding authorization to purchase or repair the lift station pump. He stated this lift station is the most utilized station. He stated he received estimate from Vandevanter Engineering for repair. He stated this is a sole authorized manufacturer for the Flygt brand. He reported the quote to repair the pump is \$10,829.51 with a one year warranty and to replace the pump for \$14,960.00 with a five year warranty. Mayor Slinker called for questions or comments from the Board. Alderman Volkart questioned if there was another brand of pump. James Creel stated they would have to retrofit, which is long and drawn out process and must be engineered. He stated out of the 15 lift stations 11 of them are the Flight brand. Alderman Volkart expressed concern of only being one distributor. This was discussed at length. Mayor Slinker called for a motion. Alderman Volkart made motion and seconded by Alderman Wilson to authorize the replacement of the lift station pump. Mayor Slinker called for the vote. Alderman Volkart-aye, Alderman Plank-aye, Alderwoman Old-aye, Alderwoman Bell-aye, Alderman Wilson-aye, Alderman Lewis-aye. Motion carried.

Mayor's Report:

Mayor Slinker informed the Board that Yummy Yo's would begin remodeling next week. Mayor Slinker questioned if the driveway on Broadway next to Subway was built by design. James Creel stated they had plans and MoDot approved the plans. He stated the dip in the driveway was for the water to cross over.

City Administrator Report:

Kyle Michel reported he met with the Chamber last week, Southern Boone Economic and is meeting with the Optimist Club this Saturday on the proposed sales tax ballot measure. He stated they plan to place the educational information in a newsletter, advertise in local paper and direct mailers.

He reported he attended the MML Legislative Conference today and gave an overview of summary of Bills that if passed is of some concern to the City. He stated they relate to real property taxes, personal property tax and local sales and use tax exemptions. He informed them the legislators are looking at making revisions to the home based businesses, sunshine law, and building codes. He stated he would send this out to the Board tomorrow so they can contact their legislators on their concerns.

City Attorney's Report:

Todd Smith, City Attorney stated there our proposed amendments to the home occupations but he was unsure what Bills would be passed.

Todd Smith discussed the recreational marijuana law and the proposed city ordinance they discussed at the last meeting. He stated they have 80 cities and have a prepared model ordinances. He stated he is aware that Lakeside Ashland is planning a marijuana fest event on April 20, 2023. He asked the Board for thoughts on how they wished to proceed with the ordinance. He stated we currently do not have this in our current zoning and he stated that recreational marijuana is legal but as a city we have some latitude as zoning, distance from church and school, if you can smoke in your yard or must it be your house. He stated these are some of the decisions the Board needs to make. He stated the ordinance they are proposing is in the middle of what some cities have elected to go with. He informed them they could lean or strict. He stated the recreational marijuana only passed in six counties in the State of Missouri. He stated Chief Edwards has concern of driving while high. Alderman Plank expressed his desire to make as strict as possible. He asked if it would be possible to prevent the Lakeside event, and questioned ramifications for that and financial ramifications and city insurance coverage. Todd Smith stated he would give legal advice in closed session. He stated recreational marijuana was legal and could not be stopped but the ordinance could outline more strict rules. Alderwoman Bell stated she opposed stopping the event from happening. Alderwoman Old stated her concern is there be adequate first responders. The Board discussed this with the attorney.

Public Works Director Monthly report:

James Creel asked if there were any questions from his report. Alderwoman Bell questioned what happened with the TAP Grant engineering cost being higher than the other. James Creel stated him and John Conway came up with the estimate and was unaware of the excessive requirements with MoDot. He stated that drove up the engineering cost. He explained that the YMCA was willing to help with the increase but the school board voted not to help pay these increased funds.

This was discussed how to move this project forward. He stated the school board would revisit this at a special meeting on Thursday night so we could possibly hold a special meeting after we find out their outcome.

James Creel informed the Board that the Billy Joe Sapp project is progressing well. He stated the ballfield remodel is on hold until they get the Billy Joe Sapp project completed. He stated both projects should be completed prior to April 30, 2023.

He informed the Board that Logan Davidson would be doing a lateral move to the sewer department. He stated he hopes filling the position for the street department will be easier.

Community Development Director monthly report:

Darin Ratermann informed the Board they are close to going live with the new permitting software possibly in the next month. He stated this also includes the business license. He asked the Board if they had any questions.

Board of Alderperson's Reports:

Alderman Volkart stated in talking about the sales tax ballot measure we heard a budget increase in patrol officer's salary of 11 to 12 percent and the addition of one officer. He stated it is still 10 percent lower than the state average.

Alderman Plank thanked everybody for appointing him to the vacant seat. He stated he is excited to serve the community.

Mayor Slinker called for comments from the public, Aldermen and staff.

Adrian Plank had a few comments regarding the attorney's discussion on the marijuana ordinance. He stated he felt an offensive smell ordinance was ridiculous. He stated it is illegal to smoke and drive. He stated you can embrace. He stated if the city goes overboard, they would be sued.

Mayor Slinker called for the vote to adjourn the meeting. Alderman Volkart made motion and seconded by Alderman Wilson to adjourn the meeting. Mayor Slinker called for the vote. Alderman Volkart-aye, Alderman Plank-aye, Alderwoman Old-aye, Alderwoman Bell-aye, Alderman Wilson-aye, Alderman Lewis-aye. Motion carried. The meeting adjourned at 7:53 p.m.

Darla Sapp, City Clerk

Dorise Slinker, Mayor