

AUGUST 16, 2022
BOARD OF ALDERMEN MINUTES
7:00 P.M.

Mayor Slinker called the regular meeting to order at 7:00 p.m. on August 16, 2022 at 101 West Broadway.

Mayor Slinker led in the pledge of allegiance.

Mayor Slinker called the roll:

Ward One: Nathan Volkart-here, Bryan Bradford-here
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, Todd Smith, City Attorney, James Creel, Public Works Director, Darin Ratermann, Community Development Director and Shelley Martin, Treasurer.

Mayor Slinker presented the minutes of the August 02, 2022 meeting for consideration. Alderman Bradford made motion to approve the minutes as presented. Alderman Wilson seconded the motion. Mayor Slinker called for the vote. Motion carried.

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

Mayor Slinker reported the next item on the agenda is the audit report. Shelley Martin, Treasurer, introduced Jeff Chitwood, Auditor with Gerding, Korte and Chitwood. She stated the audit was included in their packet. Jeff Chitwood, Auditor, gave an overview of how the audit was performed and gave a report with the findings. Jeff Chitwood stated he would answer any questions the Board may have.

Mayor Slinker stated there were no scheduled public comments. Mayor Slinker stated just as a reminder a written request must be received on Wednesday before the date of the meeting.

Mayor Slinker called the Public Hearing to order on the Proposed Property Tax Rate for 2022. Kyle Michel, City Administrator, informed the Board the paperwork from the State Auditor's Office with the tax rate is 0.2404 cents with an annual impact of approximately \$200,000.00. He stated this is the same rate as the prior year. Mayor Slinker called for comments from the public. Sarah Walsh commented no new tax increase was good.

Mayor Slinker presented Council Bill No. 2022-022, an ordinance extending the corporate limits of the City of Ashland, Missouri by annexing unincorporated area, directing the City Clerk to give notice of the annexation. Mayor Slinker called for the staff report. Kyle Michel, City Administrator, stated the report was included in packet. He informed the Board Mr. Welch requested this be tabled for one more meeting. He stated they could table this or proceed with the first reading. Todd Smith, City Attorney, this is at the discretion of the Board. Mayor Slinker called for comments from the public. Mayor Slinker called for comments or questions from the Board. Alderman Lewis made motion and seconded by Alderman Bradford to table Council Bill No. 2022-022, an ordinance extending the corporate limits of the City of Ashland, Missouri by annexing unincorporated area, directing the City Clerk to give notice of the annexation. Mayor Slinker called for the vote. Alderman Volkart-nay, Alderwoman Bell-aye, Alderwoman Old-aye, Alderman Bradford-aye, Alderman Lewis-aye, Alderman Wilson-aye. Motion carried.

Mayor Slinker presented Council Bill No. 2022-023, an ordinance revising and amending the City's Ordinances regarding home occupations. Mayor Slinker called for the staff report. Todd Smith, City Attorney, informed the Board the State Statute changed relating to in home businesses. He explained his firm proposed a model ordinance, which was not in favor of. He reported based on that meeting they did a red line version of the model ordinance to take out their concerns. He gave an overview of the differences between the two proposed ordinances. Alderwoman Old stated the ordinance says the Planning and Zoning Commission recommends approval when in fact they tabled this. Alderman Volkart questioned what happened at the Planning and Zoning Commission meeting. Todd Smith, City Attorney gave them the overview of what happened in the Planning and Zoning Commission meeting. Mayor Slinker called for comments from the public. Jeff Sapp, Chairman of the Planning and Zoning Commission reported at the Planning and Zoning Commission public hearing on this the Representative that wrote the state statute came forth and provided points on the State Law and his intent and felt the proposed Council Bill did not reflect this. He felt Mr. Smith has worked on adjusting the changes in the proposed ordinance. He expressed his frustration on this being before the Board tonight since they had tabled this. He also expressed concern the proposed redline ordinance stated the Planning and Zoning Commission recommended approval. This was discussed at length. Mayor Slinker called for comments from the public. Tony Loveasco, State Representative District 64, expressed he felt the revisions reflect most of his concerns with the proposed ordinance with the exception of the process if there is a complaint from a neighbor. Sara Walsh, State Representative District 50 stated she attended the Planning and Zoning Commission meeting and it was well ran and felt they were able to hash out a lot of good detail. She stated she supports the redlined version of the Ordinance. Mayor Slinker stated they take the Planning and Zoning Commission seriously and appreciate their opinion. Mayor Slinker called for a motion. Alderman Lewis made motion and seconded by Alderman Volkart to table Council Bill No. 2022-023, an ordinance revising and amending the City's Ordinances regarding home occupations until it goes back to the Planning and Zoning Commission. Mayor Slinker called for the vote. Alderman Wilson-aye, Alderman Lewis-aye, Alderwoman Old-aye, Alderwoman Bell-aye, Alderman Bradford-aye, Alderman Volkart-aye. Motion carried.

Mayor Slinker presented Council Bill No. 2022-024, an ordinance authorizing the appropriation of funds to certain accounts within the fiscal year 2022-023 Budget. Mayor Slinker called for the staff report. Shelley Martin, Treasurer reported we do budget amendments after each quarter. She gave an overview of some of the amendments being in relation to a couple of ordinances we passed relating to approved fund transfers, A.R.P.A. money, River Region contract, grant monies, interest, service agreements and court funds. She stated budget transfers are done through the year to keep the budget in line with additional revenues received and expenses going out. Mayor Slinker called for questions from the Board. Alderwoman Old questioned the grant income line. Shelley Martin, Treasurer stated that was a clerical error and she fixed it today. Mayor Slinker called for comments from the public. Mayor Slinker called for questions or comments from the Board. Alderman Lewis made motion and seconded by Alderman Wilson to approve Council Bill No. 2022-024, an ordinance authorizing the appropriation of funds to certain accounts within the fiscal year 2022-023 Budget. Mayor Slinker called for the vote. Alderman Volkart-aye, Alderwoman Bell-aye, Alderwoman Old-aye, Alderman Bradford-aye, Alderman Lewis-aye, Alderman Wilson-aye. Motion carried.

Mayor Slinker presented Council Bill No. 2022-025, an ordinance establishing the property tax rate for the City of Ashland for the year 2022 and amending Chapter 5; Tax Rates; Appendix A-1 of the Ashland Municipal Code. Mayor Slinker called for the staff report. Kyle Michel, City Administrator, as provided in the public hearing, the property tax rate will be set at 0.2404 for the 2022. He stated this has to be approved prior to September 1, 2022 so both readings would be done tonight. Mayor Slinker called for comments from the public. Mayor Slinker called for questions or comments from the Board. Alderman Bradford made motion and seconded by Alderman Lewis to approve Council Bill No. 2022-025, an ordinance establishing the property tax rate for the City of Ashland for the year 2022 and amending Chapter

5; tax rates; appendix A-1 of the Ashland Municipal Code. Mayor Slinker called for the vote. Alderman Volkart-aye, Alderwoman Bell-aye, Alderwoman Old-aye, Alderman Bradford-aye, Alderman Lewis-aye, Alderman Wilson. Motion carried.

Mayor Slinker presented Council Bill No. 2022-026, an ordinance to amend Chapter 6, Board and Commission, of the City of Ashland Code. Mayor Slinker called for the staff report. Kyle Michel, City Administrator, reported this provides clarity, proposes changing to seven members and how and when the Mayor and Board Liaison votes. Mayor Slinker called for Board comments. Mayor Slinker called for public comments. Jerrod Bryan 500 Trotter Lane reported the Planning and Zoning Commission does not recommend this at all. He felt they struggled having a quorum the way it was and thought we did not effectively advertise for board members. He stated this is one way citizens can give back to the community. Jeff Sapp, Chairman of the Planning and Zoning Commission spoke against reducing the number of members and the fact of reducing the numbers to the minimum state statute requirement of seven members. He informed the Board the Mayor was forced to attend the last meeting to meet the quorum requirement. Mike Frese agreed with comments by both men. He stated we had someone that applied to serve on any of the three Boards and the Board put him on Board of Adjustments that meets only once in five years. He stated then no one communicated with the person to let him know he had been appointed. He stated communication needs to get better. Alderman Volkart made motion and seconded by Alderman Lewis to approve Council Bill No. 2022-026, an ordinance to amend Chapter 6, Board and Commission, of the City of Ashland Code with the amendment to remove the first strike out of “not more than fifteen nor less than seven members”. Mayor Slinker called for the vote. Alderman Volkart-aye, Alderwoman Bell-aye, Alderwoman Old-aye, Alderman Bradford-aye, Alderman Lewis-aye, Alderman Wilson-aye. Motion carried.

Mayor Slinker presented Council Bill No. 2022-027, an ordinance authorizing the Mayor to enter a Missouri Highways & Transportation Commission Funds Program Agreement. Mayor Slinker called for the staff report. James Creel, Public Works Director, informed the Board we have been selected to receive funds in the 2022 Transportation Alternatives Program Grant. He stated the first meeting in July the Board passed a resolution to apply for this grant through the partnership with the Southern Boone School and the YMCA. He stated this essentially allows for the construction of 8 foot wide trail along the perimeter of the YMCA’s property, 1,300 linear foot sidewalk that would connect Liberty Landing Subdivision to the SBSB South Campus and the installation of two rectangular rapid flash beacon systems one at S Henry Clay and Amanda Drive cross walk and the other on S Crump Lane to the high school. He explained the grant is 80% funded with a 20% match minimum, which equates to approximately \$40,000.00. The YMCA will contribute approximately \$30,000 and the School will contribute approximately \$10,000. The City’s portion will be staff contribution of constructing the sidewalks, crosswalks and install the RRFB systems. He informed them the YMCA would be privately constructed. He stated there is a need for an easement to be acquired. Alderwoman Old stated the contract itself needed to be amended as the scope of work is not listed correctly. Alderwoman Bell reported she thought that the cross walk at Sarah Drive was included. James Creel reported the Regional Planning Commission felt this should not be included since there is no sidewalk to tie the cross walk to only a curb. He stated there were concerns of the sight distance because of the hill. Kyle Michel informed them it was not a qualifying expense for the grant application but we could look at alternatives. Mayor Slinker called for comments from the public. Mayor Slinker called for questions or comments from the Board. Alderwoman Old made motion and seconded by Alderman Wilson to approve Council Bill No. 2022-027, an ordinance authorizing the Mayor to enter a Missouri Highways & Transportation Commission Funds Program Agreement contingent upon getting the contract corrected. Mayor Slinker called for the vote. Alderman Wilson-aye, Alderman Lewis-aye, Alderman Bradford-aye, Alderwoman Old-aye, Alderwoman Bell-aye, Alderman Volkart-aye. Motion carried.

Mayor Slinker presented Council Bill No. 2022-028, an ordinance of the City of Ashland, Missouri amending the City Code by adding one new Section regarding Jake Brakes. Mayor Slinker called for the

staff report. Kyle Michel, City Administrator stated they were contacted by MoDot on the need for the city to adopt this model ordinance. He stated MoDot maintains the signage on roadway on Broadway. He stated some changes would be incorporated in the second reading. Mayor Slinker called for a motion. Alderman Wilson made motion and seconded by Alderman Lewis to approve Council Bill No. 2022-028, an ordinance of the City of Ashland, Missouri amending the City Code by adding one new Section regarding Jake Brakes. Mayor Slinker called for the vote. Alderman Volkart-aye, Alderwoman Bell-aye, Alderwoman Old-aye, Alderman Bradford-aye, Alderman Lewis-aye, Alderman Wilson-aye. Motion carried.

Mayor Slinker presented Ordinance No. 1410, an ordinance authorizing the Mayor to execute a subdivision warranty agreement for South Wind Plat 6. Mayor Slinker called for the staff report. James Creel, Public Works Director, reported this is the second reading and is the infrastructure acceptance to start the warranty period in South Wind Plat 6. Mayor Slinker called for any questions. Alderman Volkart made motion and seconded by Alderman Bradford to approve Council Bill No. 2022-021, an ordinance authorizing the Mayor to execute a subdivision warranty agreement for South Wind Plat 6. Mayor Slinker called for the vote. Alderman Wilson-aye, Alderman Lewis-aye, Alderman Bradford-aye, Alderwoman Old-aye, Alderwoman Bell-aye, Alderman Volkart-aye. Motion carried.

Mayor Slinker presented Ordinance No. 1411, an ordinance authorizing the appropriation of funds to certain accounts within the fiscal year 2022-023 Budget. Mayor Slinker called for the staff report. Shelley Martin, Treasurer reported this is the second reading for the budget adjustments. Mayor Slinker called for comments from the public. Mayor Slinker called for questions or comments from the Board. Alderman Bradford made motion and seconded by Alderman Lewis to approve Ordinance No. 1411, an ordinance authorizing the appropriation of funds to certain accounts within the fiscal year 2022-023 Budget. Mayor Slinker called for the vote. Alderman Volkart-aye, Alderwoman Bell-aye, Alderwoman Old-aye, Alderman Bradford-aye, Alderman Lewis-aye, Alderman Wilson-aye. Motion carried.

Mayor Slinker presented Ordinance No. 1412, an ordinance establishing the property tax rate for the City of Ashland for the year 2022 and amending Chapter 5; tax rates; appendix A-1 of the Ashland Municipal Code. Mayor Slinker called for the staff report. Kyle Michel, City Administrator, stated this is the second reading of the setting the property tax rate for 2022. Mayor Slinker called for comments from the public. Mayor Slinker called for questions or comments from the Board. Alderman Lewis made motion and seconded by Alderman Wilson to approve Ordinance No. 1412, an ordinance establishing the property tax rate for the City of Ashland for the year 2022 and amending Chapter 5; tax rates; appendix A-1 of the Ashland Municipal Code. Mayor Slinker called for the vote. Alderman Wilson-aye, Alderman Lewis-aye, Alderman Bradford-aye, Alderwoman Old-aye, Alderwoman Bell-aye, Alderman Volkart-aye. Motion carried.

Mayor Slinker presented a Resolution adopting an annexation policy. Mayor Slinker called for the staff report. Kyle Michel, City Administrator reported in light of the recent events and continued interest in annexation he felt a proposed annexation policy and forms were needed. He felt the policy would standardize the annexation process and provide staff with the necessary documentation to help process an annexation petition. Mayor Slinker called for questions from the Board. Mayor Slinker called for comments from the public. Jeff Sapp, Planning and Zoning Commission Chairman, 407 West Broadway, informed the Board he has not read the policy that was presented to them. He wanted to ensure the placement of signage on property for annexation would be placed two weeks prior to public hearing date. He felt the cost of the signage should be at the expense of person requesting annexation. He felt the City should set the requirement of the signage and lettering. He stated this would elevate the city from having to do this. Alderman Lewis stated there is nothing in here that is a change other than the process is in writing. He stated there is no signage requirement included in this. There was discussion of adding this to the ordinance on annexation. Mayor Slinker called for comments from the public. Mayor Slinker called for questions or comments from the Board. Alderman Volkart made motion and seconded by Alderman Bradford to

approve the resolution adopting the annexation policy. Mayor Slinker called for the vote. Alderman Wilson-aye, Alderman Lewis-aye, Alderman Bradford-aye, Alderwoman Old-aye, Alderwoman Bell-aye, Alderman Volkart-aye. Motion carried.

Mayor's Report:

Mayor Slinker questioned if there were any updates on the Billy Joe Sapp storm water project. He also asked the status of Lakeside Ashland. Darin Ratermann, Community Development Director, stated they are working on getting permanent power to the concession stand and working on the lift station. He stated they plan a soft opening on September 9. Mayor Slinker asked for an update on the MoDot Bridge and the bump. James Creel stated he reported this. Mayor Slinker asked for an update of the baseball field at the park. James Creel, Public Works Supervisor stated they are waiting on this until school is in session. He informed them the pre-fab restroom should be delivered in December or early January. He informed the Board they are waiting on Centurylink to move the line at Billy Joe Sapp.

Alderwoman Bell questioned if the ballfield bleachers could be used at the track. James Creel stated they were planning on donating them to the Hartsburg Lions Club to utilize at the ballpark.

Mayor Slinker discussed the need for a trolley for the fall festival. It was reported there is a youth football event on Saturday as well.

Mayor Slinker informed the Board Kyle Michel is going to set up a workshop on proposing impact fees.

City Administrator Report:

Kyle Michel, City Administrator, informed the Board we should receive our second A.R.P.A payment on Wednesday.

City Attorney's Report:

Todd Smith, City Attorney, discussed he would communicate better to get a clear understanding of what they want done. He stated he is working with the Chief of Police regarding crossing guard.

Mayor Slinker stated they are streaming the meeting as a test tonight and will have it on You Tube.

Public Works Director Monthly Report.

James Creel discussed the Perry Avenue extension and they are currently looking into different cost-saving measures, as estimates are increasing due to construction market volatility. He informed the Board the electric repair for the pond fountain is repaired. He informed the Board the facility plan with Bartlett & West is underway. He informed the Board the BRSD Operation report is in the packet and they have been a blessing to have on board. He asked if the Board had any questions on his written report.

Community Development Monthly Report

Darin Ratermann, Community Development Director, gave a highlight of his written report. He informed the Board that Leslie and himself are having weekly meetings with smartgov and working on the implementation of the software for automated permitting. He informed them Lot 1 of East Ashland Plaza, Taco Bell, passed conditionally through the Planning and Zoning Commission a storm water drainage issue was not addressed in the plat. He stated when John Conway gets back from vacation he will look at the revised site plan. He stated Scooters construction is on schedule. Darin Ratermann informed the Board Lakeside Ashland is progressing and they met with them yesterday on issues that need to be addressed prior to the soft opening event. He informed the Board that Amazon is still waiting for their canopy heaters that have been on back order for months. He stated the middle school addition is in the finishing stages and Ranken has the footings poured. There was no update on the progress of Yummy Yo's. Darin Ratermann also discussed the code enforcement of weeds and tall grass.

He informed the Board site work is beginning on Hardwick Lane for storage units that have been approved. Darin Ratermann stated there is no update on the Cobblestone Court storage buildings.

Board of Aldermen's Reports:

Alderman Bradford stated he had two constituents ask why we did not use facebook live anymore. Kyle Michel, City Administrator stated they are testing the audio tonight to do YouTube. Alderwoman Bell stated that Mayor Sullivan was the one that did facebook live on his phone during the pandemic.

Mayor Slinker called for additional comments from the public.

Alderwoman Old stated she received an e-mail on the Dandy Lion Café and asked if we could share the opinion letter with the individual. Kyle Michel, City Administrator stated the Mayor forwarded the e-mail to him so he would send it out.

Alderman Volkart expressed his concern over the numerous times the Welch property has been placed on the agenda. He expressed his concern of traffic in general and questioned what benefits does the City really get for annexations for residential development.

Jeff Sapp reminded the Board that on the Liberty Landing North plat the traffic on Liberty Lane was discussed by the Planning and Zoning Commission. He stated there was a condition placed on the plat that the Martin has to provide a secondary exit through the Welch property prior to so many lots being built on. He stated if that road does not get constructed then it limits the homes built in Liberty Landing North.

Alderman Volkart agreed that is an accurate statement and he is not against the Welch property being annexed and becoming residential at some point and time. He stated an additional overpass is needed. He expressed his concern of west side of Ashland being a traffic nightmare. The traffic issues were discussed at length.

Jerrod Bryan suggested when the City does the workshop for development impact fees we consider the traffic concerns, which is a real problem. He stated the city is going to have to come up with the funding for these development impacts on the infrastructure.

Alderwoman Bell reminded everyone this Saturday of the annual Boots & Bows Daddy Daughter dance.

Mayor Slinker called for the vote to adjourn the meeting. Alderman Bradford made motion and seconded by Alderman Wilson to adjourn the meeting. Mayor Slinker called for the vote. Motion carried. The meeting adjourned at 9:15 p.m.

Darla Sapp, City Clerk

Dorise Slinker, Mayor