



Brent Buerck

**AGENDA NOTES
REGULAR MEETING
6:30 P.M., TUESDAY, JANUARY 4, 2022**

City Hall Council Chambers • 215 North West Street • Perryville, MO 63775

1. Call to order by Mayor – Pledge of Allegiance to the Flag and Invocation.
2. Citizen’s participation from floor – limited to 3 minutes per speaker. Any person, resident, or non-resident, wishing to address the Board of Aldermen may approach the podium and state their name, address, and comments. Non-residents are invited to speak first, followed by residents of the city. Although we are readily available outside our formal meetings, this will be your only opportunity to offer your thoughts during this evening’s meeting as comments from the floor will not be taken during the regular meeting. Although certainly welcome, you are not required to stay for the remainder of the meeting and may exit the Council Chambers in a quiet and respectful manner.
3. Introduction of new city employees – Dispatchers: Jolene Jundt and Kimberly Kimmell.

CONSENT AGENDA ITEMS

4. Approve minutes from meeting of December 21, 2021. (copy)
5. Approve bills for December 2021. (copy)
6. Approve Invoice 21-506-1 to Zoellner Construction relative to Impound Building Project - \$149,099.00. (copy)
This is the invoice for the pre-engineered metal building (PEMB) package, which arrived this past week. Zoellner has indicated prices have gone up substantially since we first placed our order so it was definitely the right thing for the board to do.
7. Confirm approval of request to sell alcohol in gymnasium of the Perry Park Center for a concert to raise funds for the St. Mary’s tornado victims – January 15, 2022, from 6pm to 10pm. (copy)
Due to time restrictions required between the receipt of this request and deadlines to obtain a liquor license, staff polled the Board and approval was unanimous. This confirms that vote for posterity’s sake. NOTE: Organizers have confirmed all proceeds will go to the tornado victims.

8. Approve request from Jennifer Janet for Immanuel Lutheran Church and School to schedule a 5K Walk/Run fundraiser on April 23, 2022. (copy)
This event was approved last year and includes festivities at Immanuel Lutheran School so the TG Trail is not an option.
9. Accept proposal from Horner & Shifrin relative to Water Model Update and Evaluation. (copy)
Several years ago, the City worked with engineers at CMT and Hurst-Rosche, Inc. to develop a model of the water system. Staff turnover at Hurst-Rosche has eliminated our ability to keep the model updated. Public Works staff has reached out to several firms and recommends Horner & Shifrin to fulfill this task, detailed here as Phase 1.
10. Approve plans and specifications for Airport Reconstruction of Southeast Taxiway and East Apron Taxilane Project No. 20-063A-2 and authorize staff to advertise for bids. (copy available at meeting)
Plans are now ready for this taxiway/apron rehabilitation project at the Perryville Regional Airport. This project is necessary to repair aged and damaged concrete around the airport and is 100% funded by MoDOT. Staff believes it could lead the way for a future project to reconstruct the entire runway (some of which dates back to World War II).
11. Approve purchase of excess right-of-way from Missouri Department of Highway and Transportation relative to new Fire Station #2. (copy)
This has long been in the works and will purchase the small corner of ROW needed for the new Fire Station along the bypass (parking lot space). Once the Board approves the purchase price of \$2,201.47, staff will work with MoDOT to finalize the paperwork.
12. Approve quotes received for Miget Memorial Park Playground Retaining Wall and award to Kueker's Nursery & Landscaping per recommendation of City Engineer Baer - \$16,265.55. (copy)
The city previously agreed to pay for the concrete work at the new parking lot for Lucas and Friends' playground. Although the parking lot work has been finished, it is evident a retaining wall is necessary to finish the site. Staff has gotten several bids for a block wall, and they are presented here for consideration and approval.
13. Approve purchase of hydrants and valves from Core & Main - \$28,360.27. (copy)
This purchase is presented simply because it exceeds \$20,000. This equipment is territorially controlled and is necessary for water system maintenance and improvements.
14. Approve quotes received for winter salt and award to Morton Salt - \$87.74 per ton. (copy)
The requirements for purchasing salt have changed significantly this year and staff has had to wade through these changes as vendors now require us to take possession of all of the salt upfront instead of receiving shipments as needed/if needed throughout the winter. Staff has worked on temporary storage plans and will soon be presenting a plan for a new storage facility at Public Works. This item was previously in the CIP and will be added to next year's budget (although it is possible we could try to do something sooner).

15. Approve suggested plan for reassignment of city vehicles. (copy)
As the new police cars are outfitted, old ones will become available for reassignment. Staff has worked to determine which cars are fit for reassignment and which vehicles need to be retired and sent to auction. Board approval will set these plans into place.
16. Approve EDA program funding application. (copy)
The application was previously outlined by EDA Director Sattler and is designed to help support the construction of the Perryville Technical Education Campus and building.
17. Acknowledge receipt of 2023 Perry Plaza CID Budget. (copy)
Statute requires CIDs to provide a copy of their annual budget to the governing body that first approved their establishment. The proposed budget fits the stated intentions of the Board to improve the Perry Plaza's appearance and infrastructure.
18. Approve update to Police Department Operations Manual relative to non-preference wrecker requests – GO-98-0802. (copy)
This issue was brought to the Board's attention at the last meeting and Police Administration was asked to bring back their proposed policy. This policy states the Department does not have a preference for a tow truck service but will only recommend and use those companies that are in good standing with city ordinances and have a good reputation.

END OF CONSENT AGENDA

19. Discussion regarding emergency replacement of downtown streetlights via time and material method.
As the Board is aware, last weekend's winds knocked down a city-owned light pole. Thankfully, no one was hurt but a car was damaged. This is the 2nd such pole that has fallen, even though staff is doing regular inspections of the poles around the Square. At this time, staff would like Board permission to proceed with their emergency replacement. Staff would like to work with Dreyer Electric who is acutely familiar with the lights and the electric design around the Square on a time and material basis. Under this arrangement, all the poles would be replaced with new poles and electric wiring. Services and connections would be replaced as necessary/if necessary. Upon Board approval, new pole designs will be brought forward for consideration and approval.
20. Discussion regarding minimum parking requirements. (copy)
Staff has previously visited with the Planning & Zoning Commission and the Board of Aldermen regarding parking requirements. At this time, staff proposes eliminating requirements for commercial businesses and simply allow the businesses to determine their own parking requirements. This will free up more property for redevelopment in the City and also allows the private businesses to consider things like online shopping, store delivery and pickup, and changing shopper preferences in how they design and build their retail spaces. Although this is a growing trend nationally, we would likely be the first city in Missouri to take this step to improve its business climate. At this time, staff proposes leaving the restrictions in place for residential development, particularly as it relates to multi-family complexes.

21. Discussion regarding Downtown Plaza. (copy)
At a previous meeting, the Board asked staff to look into unsavory activities at the Downtown Plaza. Options for the Board to consider include making the entire plaza a rental facility where reservations are required for any and all activities. Another option is reduced hours of operation. Either scenario would require the Police Department to be aware of loitering and move visitors off the property or issue tickets for noncompliance. A final option, recommended by staff at this time, would be to simply turn the power off at the Plaza which will reduce the number of individuals sitting there to charge phones and other electronic devices and return the facility to its intended use. In speaking with the County, the Christmas tree will be removed on or around January 6, at which time we could turn off the power
22. Bill No. 6258 for Ordinance 6475 – Entering into an agreement with Jeremy Tenney for Police Department cadet position - second reading and final passage. (copy)
The city is pleased to welcome Mr. Tenney to the family and looks forward to introducing him to the Mayor and Board.
23. Bill No. 6259 for Ordinance – Accepting Voluntary Annexation from Missouri Highways and Transportation Commission for a portion of State Highway AC - first reading. (copy enclosed - may be read by title only)
At long last, staff is ready to present this to the Board of Aldermen for consideration. This petition would annex the section of Route AC that remained in the County. This will greatly clarify who is responsible for the patrol and accidents in the area. Please note, there is no private property being annexed as part of this petition.
24. Bill No. 6260 for Ordinance – Accepting Voluntary Annexation from the City of Perryville, Missouri, for a 5.37 acre tract as recorded in Document 2021R01107 of the Perry County Deed Records - first reading. (copy enclosed - may be read by title only)
Similar to the item above, this item had been in the works for many years. This is an uneconomic remnant from MoDOT’s work along Perryville Boulevard. MoDOT has elected to transfer ownership to the City, along with some deed restrictions designed to protect the nearby caves and sinkholes. This petition would annex the property into the city limits of Perryville.
25. Bill No. 6261 for Ordinance – Accepting General Warranty Deed from Perryville Development Corporation relative to property for Technical Education Building - first reading. (copy enclosed - may be read by title only)
This will finalize our purchase of six acres at the corner of Perryville Boulevard and Toohey Drive for the purpose of building the Perryville Technical Education Campus.
26. Committee Reports: Public Works, Public Safety, Finance, Liaison, Sidewalk, and Economic Development.
27. Report by City Administrator:
 - Impound Building (copy)
 - Board Appreciation Dinner – February 25, 2022 @ Perryville Country Club
 - Census Results
 - Post Office Delays
 - Perryville Technical Education Campus (P-TECh)
 - AGCMO Vaccine Alert (copy)
 - A Modern Eden ([link](#))

28. Report by City Engineer.
29. Report by City Attorney.
30. Board concerns and comments and any other non-action items.
31. Closed Session to discuss contractual matter in accordance with Section 610.021(9) RSMo.
32. Adjourn.