



*Brent Buerck*

**AGENDA NOTES  
REGULAR MEETING  
6:30 P.M., TUESDAY, MAY 16, 2023**

**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. Public hearing for request from SMS Investment Group to rezone property located at I-55 and West St. Joseph Street from R-5 (General Residential District) to C-2 (General Commercial District). (copy)

**SMS Investment Group is requesting to rezone their property located between I-55 and W. St. Joseph Street from an R-5 to C-2 to build apartments and other developments.**

**Please note: During the P&Z hearing, that Board largely approved the request but voted to stipulate a buffer be provided by designating a line from the southernmost point of 2305 W St Joseph Street to the westernmost point of 108 Seminary Road to be left as R-5.**

**CONSENT AGENDA ITEMS**

4. Approve minutes from meeting of May 2, 2023. (copy)
5. Approve financial reports for April 2023. (copy)
6. Approve Pay Application 2 to Kiefner Bros. Inc. relative to Perry Park Center Interior Improvements - \$16,033.15. (copy)

**These updates will allow for afterhours access to the park center's weight room and is expected to be done by the first of June.**

7. Approve Pay Application 9 from Zoellner Construction Co., Inc. relative to Fire Department Project - \$46,365.68. (copy)  
**This payment is to Zoellner Construction for the new Fire Station located along Perryville Boulevard.**
8. Approve Change Order 4 to Zoellner Construction Co., Inc., relative to Fire Department Project - \$6,307.56 increase. (copy)  
**This is presented for official approval as it was previously discussed with the Board and approved by staff. This change order extended a sidewalk around the Citizen's Electric Corporation side of the fire station, along with adding an extension to the concrete pad to the rear of the building.**
9. Approve plans and specifications for Soccer Park Parking Lot project. (copy available at meeting)  
**This was a budgeted project designed to preserve and protect the asphalt parking lots at the Bank of Missouri Soccer Complex. In addition to seal coating the pavement, all the shrinkage cracks will be filled as the area is properly prepped.**
10. Approve Request for Proposals regarding Chair Lift for the Perry Park Center. (copy)  
**This lift is required to remain ADA compliant but has fallen into disrepair. Staff originally hoped to purchase the equipment and self-perform this installation, but we have since learned it requires certifications we do not have. As such, it will be placed out for bid as a stand-alone project.**
11. Approve Project Information Form from Gotto Investments, LLC, relative to Financial Reimbursement for New Construction to Builder/Homeowner Program (803 Crestview Lane). (copy)  
**This is another application for the City's Building Reimbursement Program. In this case, the builder is constructing a 3-bedroom, 2-bathroom house complete with a garage. NOTE: This is a new construction project and work has not yet begun.**
12. Approve amendment to Residential Development Reimbursement Program by removing requirement for attached or covered parking for multi-family dwellings. (copy)  
**Despite numerous reviews, staff failed to notice during our review there was a requirement for apartment developments to include covered parking. This was never discussed with the Board or part of our intentions as staff. As such, we would ask the Board to simply remove this requirement.**
13. Approve request from Lawrence Stortz, Jr., representing Pedal the Cause, to hold a boot drive on the Square on May 27, 2023, to raise funding for cancer research. (copy)  
**Similar to previous years, Mr. Stortz would like to host a donation event at the Square to raise funds for cancer research.**
14. Approve request from West Star Aviation to remove an unnecessary fence at the Perryville Regional Airport. (copy)  
**See attached. West Star has asked permission to remove the redundant fence shown on the attached map as it gets in the way of their ability to safely move jets. Staff has reviewed the request and has no concerns. It is presented here for Board approval.**

15. Confirmation of C.O.P.S. Grant submittal on behalf of Perry County School District No. 32. (copy)  
**The City is serving as a conduit for this grant application. It would place an additional School Resource Officer (SRO) at the Public School. Any expense incurred beyond the grant would be reimbursed by the School District. Originally, the Sheriff's Department planned to submit the application but learned they were ineligible as their federal ID number was still connected to Sheriff Schaff and now had to be updated to reflect Sheriff Klaus.**

**END OF CONSENT AGENDA**

16. Decision regarding request from SMS Investment Group to rezone property located at I-55 and West St. Joseph Street from R-5 (General Residential District) to C-2 (General Commercial District).  
**See Item 3 above.**
17. Bill No. 6419 for Ordinance No. 6636 – Entering into an agreement with Putz Construction, LLC, relative to Sunset Drive Improvement Project - second reading and final passage. (copy)  
**This is a budgeted project to replace the asphalt at this intersection that has fallen into poor repair in recent years.**
18. Bill No. 6420 for Ordinance No. 6637 – Accepting an easement deed from Judith A. King - second reading and final passage. (copy)  
**This easement will allow the City/County to properly size and reconstruct the detention basin made necessary by the new Joint Justice Center. Storm water will be piped under the street to the existing city-owned sinkhole for storage and controlled entry to the underground system.**
19. Bill No. 6421 for Expedite Ordinance No. 6638 - Approving request from SMS Investment Group to rezone property located at I-55 and West St. Joseph Street from R-5 (General Residential District) to C-2 (General Commercial District) - first and second reading and final passage. (copy enclosed - may be read by title only)  
**See Item 3 above.**
20. Bill No. 6422 for Ordinance – Entering into an agreement with Ollis/Ackers/Arney Insurance and Business Advisors relative to insurance brokerage services - first reading. (copy enclosed - may be read by title only)  
**After much research and several interviews, staff recommends entering into a contract with Ollis/Ackers/Arney Insurance and Business Advisors as our insurance broker. NOTE: We continue to work with OAA staff on the final version of this contract. It is presented here for the first reading as a draft, but the final version will remove indemnity clauses and reflect our plans for a 3-year contract with automatic one-year renewals (unless either side provides notice).**
21. Bill No. 6423 for Ordinance – Entering into a cyber security agreement with Forward Slash - first reading. (copy enclosed - may be read by title only)  
**Although a budgeted project, city staff was able to secure a grant to cover a portion of these expenses found in this agreement. This provides the next level of security for a changing cyber world and many of these features are required for us to simply acquire insurance. Among other things, this will convert the city to a .gov domain and add multi-factor authentication (MFA).**

22. Bill No. 6424 for Ordinance – Entering into a Financial Reimbursement Agreement with Gotto Investments, LLC, relative to new construction to builder/homeowner (803 Crestview Lane) - first reading. (copy enclosed - may be read by title only)  
[See Item 11 above.](#)
23. Committee Reports: Public Works, Public Safety, Finance, Liaison, Sidewalk, and Economic Development.
24. Report by City Administrator:
  - Most-Streamed New Song Releases on Spotify (copy)
  - Fire Station Ribbon Cutting Ceremony – May 17 at 12:15 pm (copy)
  - Airport Runway Bids
  - Ranken Grand Opening
  - Perry Park Center Leagues Supervisor
  - Progress Drive Extension PS&E Submittal
  - Crevice Cave Bridge (copy)
  - ARPA Funds Expended
  - 45<sup>th</sup> Old Timers Day – May 20-21 (copy)
  - National Guard Deployment Ceremony – May 26 at 11 am
  - Downtown Plaza Picnic Tables
  - Industrial Site Development Grant Denial (copy)
  - Bulk Water Station Activated
  - ISO Ratings
  - Be Well Community Movement (copy)
  - Transient Shelter Ordinance
25. Report by City Engineer.
26. Report by City Attorney.
27. Report by Chief of Police.
28. Board concerns and comments and any other non-action items.
29. Closed Session to discuss real estate matters in accordance with Section 610.021(2) RSMo; personnel matters in accordance with Section 610.021(3) RSMo; contractual matters in accordance with Section 610.021(9) RSMo; and litigation matters in accordance with Section 610.021(12) RSMo.
30. Adjourn.

Additional Attachments:

- Police Department Hiring Flyer (copy)
- Utility Bill Inserts (copy) (copy)
- Jay T. Bell Award Press Release (copy)
- Parks & Rec Report (copy)
- Article – The Complications of Land-Use Reform (copy)

