

**BOARD OF ALDERMEN MINUTES
SPECIAL MEETING
December 18, 2017**

The Board of Aldermen of the City of Weston, Missouri, met in special session at the Weston City Hall, 300 Main Street on Monday, December 18, 2017 at 6:00 p.m. Board members Rebecca Rooney, Mark Seymour, Joyce Priddy, and Joyce Burch were present with Mayor Cliff Harvey presiding. Also present were Ed Farrand, City Treasurer; Chief Terry Blanton, Weston Police Department; Stephen Cornelius, Water Plant Superintendent; and Mike Large, Superintendent of Public Works. Members of the public present were Beth McPherson and Jeanette Browning-Faubion.

Consent Agenda

2018 Liquor License Renewals - Weston Bunkhouse - Jeff's Architectural Salvage & Coal House Saloon - Pirtle Winery

Item Agenda

Dangerous Building – 18330 Pleasant View Dr. – Update Jeremy Webb reviewed the dangerous building code and explained the duties of the building inspector (Mike Large) and the building commission (board of aldermen). The owner of this house technically had thirty (30) days to notify the city of insurance and intentions. In the end, if the owner does not repair the home then the city fixes it and can add the cost on a special tax bill. If a contractor does the work, they can put a mechanics lien on the property. If the owner doesn't make the repairs they can also be cited in municipal court for every day they don't make the repairs. Mike Large informed the Board the owner did bring in a building permit application and a copy of the insurance quote for repairs. The work has started with cleaning out the house. Mr. Webb stated that since the clean out has begun, the city should just monitor the situation and look at it again at the January meeting.

Update on Buckler – Building at 217 Spring St. Mike Large reported there had been no correspondence received from Mr. Buckler, and no action has been taken at the residence. Mayor Harvey stated he talked with Lyle Buckler who told him he could not building the breezeway until the spring. He informed Mr. Buckler drawings had to be received at city hall. Kim Kirby referred to the letter mailed to Mr. Buckler on December 21 which asked him to complete a building permit application and a drawing. Those items are scheduled to be received by December 21.

Water District Rate Analysis – Approval of outside analysis – Liz Grove Alderman Burch stated that she felt it a good move to have the water rates for Water District #7 and #3 analyzed by someone other than the city. She was also looking for a definition of Capital Expenses versus Equipment Repair or Maintenance on the plant. This seems to be a sticking point with the water district's. Kim Kirby pointed out that Liz Grove works for Missouri Rural Water Association; therefore, the city is hiring MRWA, not Liz Grove as an individual. She also said that the definition of capital expenses and maintenance should be clearly defined in the next contracts with the districts. It isn't defined in the current contracts. Alderman Burch moved to hire Missouri Rural Water Association, Liz Grove, for a rate analysis of Water District #7 and #3 rates. Alderman Seymour seconded the motion and all were in favor.

Annexation Expenses – O&E's and Attorney Fees Kim Kirby explained that Alderman Priddy questioned if the city would pay for the O&E's and other fees for a

voluntary annexation. The last decision made by a previous Board in a motion was to not spend city funds for voluntary annexation. The property owner who wanted to annex in to the city limits would have to foot the bill. If this Board wanted to do something different they should make a motion to allow the city to pay for those expenses, giving the staff new direction. Alderman Priddy stated there were five people that want to annex into the city limits. Jeremy Webb commented that they were probably the same five people that have wanted to annex in before. They just have not brought in the paperwork to do so. Mayor Harvey stated they would discuss this further in the budget portion of the meeting.

Ordinance

Mayor to sign agreement with Bob Shaw – Special Attorney for Purchase of Property Bill No. 2194 being an ordinance appointing Robert H. Shaw as special city attorney of Weston, Missouri was presented. Alderman Burch moved, and Alderman Seymour seconded to introduce the bill for first reading, to suspend the rules and give the readings by title only. The reading was accepted upon motion of Alderman Burch and seconded by Alderman Seymour. Alderman Burch moved, and Alderman Seymour seconded to place the bill on second and final reading. The reading was accepted upon motion of Alderman Burch and seconded by Alderman Seymour. Alderman Burch moved, and Alderman Seymour seconded to place the bill on final passage. The vote on the passage of said Bill was as follows: Ayes: Rooney, Seymour, Priddy, and Burch. Nays: None. The bill was signed by Mayor Harvey, for placement in the ordinance book as Ordinance No. 13.349.

Closed Session

Alderman Burch moved to amend the agenda in order to go to closed session prior to the budget discussion. Alderman Rooney seconded the motion and all were in favor.

Alderman Burch moved to go to Closed Session pursuant to RSMo Section 610.021(2) to discuss leasing, purchasing or selling of real estate. Alderman Rooney seconded the motion. The vote on the motion was Rooney, Aye; Seymour, Aye; Priddy, Aye; and Burch, Aye. Nays: none. The motion carried.

Open Session

Alderman Rooney moved to resume open session. Alderman Seymour seconded the motion. The vote on the motion was Rooney, Aye; Seymour, Aye; Priddy, Aye; and Burch, Aye. Nays: none. The motion carried.

At approximately 7:15 p.m. Mayor Harvey was unable to continue the meeting as he was not feeling well. A brief recess was held until 7:35 p.m.

2018 Budget Session – includes discussion and votes on various department's budgets, salaries and various expenses. The 2018 budget was reviewed by department. Some changes were made to line items with the board agreeing upon those changes. Budget notes:

- Alderman Priddy said the Park Board would be putting the mowing out for bid. Therefore, the city only needs one zero-turn mower.
- Kim Kirby informed the Board the Bank of Weston was willing to lease/purchase a new police vehicle for three years @ 3.75% interest and a new dump truck for five years at 4.0%.

- \$10,000 was put in the General Fund Expenses for annexation.
- Stephen Cornelius requested an increase in the equipment purchase line for water production in order to buy a “jetter”. The new amount was \$10,500. The supply line for production was decreased.
- Mike Large was asked to make a list of streets that needed work, and approximate cost, as well as a cost for asphaltting the Thomas Street parking lot.
- Kim Kirby cautioned that there needed to be an increase in Water, Sewer and Trash rates in 2018.
- Mike Large told the Board he would be applying for stormwater grants in 2018 to offset some of the costs for Citadel Drive stormwater repairs.

The budget changes would be entered in and if no further changes were needed the budget would be passed at the January board meeting by resolution. There would also be ordinances and resolutions for employee pay increases.

With no further business to discuss, Alderman Priddy moved to adjourn at 8:05 p.m. Alderman Rooney seconded the motion, and all were in favor.

Minutes prepared by Kim Kirby, City Clerk

Minutes approved January 8, 2018

Attest:

Mayor Cliff Harvey

Kim Kirby, City Clerk