

**BOARD OF ALDERMEN MINUTES**  
**February 11, 2019**

The Board of Aldermen of the City of Weston, Missouri, met in regular session at the Weston City Hall, 300 Main Street on Monday, February 11, 2019 at 6:00 p.m. Board members Rebecca Rooney, Mark Seymour, Joyce Priddy and James Lowe were present with Mayor Cliff Harvey presiding. Also, present were Chief Terry Blanton, Weston Police Department; Stephen Cornelius, Water Plant Superintendent; Mike Large, Superintendent of Public Works; Jeremy Webb, City Attorney; and Ed Farrand, City Treasurer. Also present for some or the entire meeting was Adam Nichols, Steven George, Andy Herrold, Corey Weinfurt, Randy Meek, Scott Pirtle, Chuck Sebus, Wendy Maupin, Jeremy Lintner, Beth McPherson, and Jeanette Browning-Faubion.

Mayor Harvey led the gathering in the Pledge of Allegiance.

**Consent Agenda**

Minute Approval.

Approval of January Collector's Report.

Approval to pay January Accounts Payables.

Business/Liquor License Renewals - McCormick on Main (McCormick Country Store)

Alderman Mark Seymour moved to approve the consent agenda. Alderman Joyce Priddy seconded the motion, and all were in favor.

**Concerns, Questions or Requests**

**Chamber Report** There was no one present to give the monthly chamber report.

**See You In Weston** The special event request was for the 2<sup>nd</sup> Annual See You In Weston Easter Egg Hunt in the downtown City Park. The Weston Park Board approved the request at their January meeting. Alderman Priddy moved to approve the request for an Easter Egg Hunt in the downtown City Park on April 13, 2019 from 1:00 to 3:00 p.m. Alderman Rooney seconded the motion and the motion passed.

**Pirtle Winery – Weston Winefest Special Event Application** Scott Pirtle explained that this was the 4<sup>th</sup> annual event and he is requesting May 18, 2019 with the same parameters as prior years. Alderman Priddy moved to approve the event with Spring Street being closed from Welt to Cherry Street. Alderman Lowe seconded the motion, and all were in favor.

**Corey Weinfurt – Request for Beer Delivery Ordinance** Mr. Weinfurt told the Board he was working with Minsky's Pizza to allow for pizza delivery in Weston and was looking in to the possibility of allowing beer to be delivered with the pizza. Kim Kirby told Mr. Weinfurt that the ordinance was in place and stated that alcoholic beverages in the original package or container can be delivered outside of the licensed premises so long as the beverages are ordered and paid for, in person, on the licensed premises. This part of the code would need to be adjusted. Jeremy Webb stated it seemed like the language could be taken out and changes made, including requiring a person with identification showing 21 years of age to accept the delivery. He should be able to have that available at the March meeting.

**Studebaker Drivers Club – Special Event Application** Randy Meek informed the Board this was the 50<sup>th</sup> year for the Kansas City Studebaker Drivers Club. They would like to come on June 15 and would be bringing around twenty (20) cars. They want to park in the Thomas Street Parking Lot. Andy Herrold, the president of the club, said they would also consider the city hall parking lot. They want to be close to the shops and allow people to come see the cars. Mr. Meek told the Board they had verified with the chamber that there were not any other events scheduled for that weekend. They have insurance and are going to invite other clubs to attend on that date as well. Alderman Lowe moved to approve the Studebaker Drivers Club to use the Thomas Street Parking Lot on June 15, 2019 from 7:00 a.m. to 5:00 p.m. Alderman Priddy seconded and the motion was approved.

**Adam Nichols – 632 Cherry St.** Mr. Nichols commented that he sees tons of trash in the creek behind his house. He is new to Weston and was wondering if there was anything that could be done. Cliff Harvey stated that the “Friends of Weston” group that is meeting on Wednesday nights is considering cleaning the streams. Kim Kirby reminded the Board the city is a Stream Clean Sponsor and could work towards doing a project in the Spring with other groups.

### **Mayor’s Announcements and Ideas**

Mayor Harvey discussed the following:

- The County Mayor’s met and talked about the KCI Airport project which has a ground breaking in March. He has contact information on advertising at the airport.
- Mayor Harvey announced he will no longer be attending the legislative conference as he had a death in the family.
- The advisory committee has met and formed the citizen survey, which should be arriving in mailboxes soon. The survey will determine how we are doing and lead up to the decision to hire a city administrator. They will be scheduling forums to discuss the surveys at the end of February.

Alderman Lowe said the Board should go ahead and schedule the forums and moved to set the first meeting on Tuesday, February 26 at 7:00 p.m. in Ward II and the second meeting for Ward I on Wednesday, February 27 at 7:00 p.m., pending Mr. Soler’s availability and a location was available. Alderman Priddy seconded the motion and all were in favor.

### **Economic Development Issues**

**Annexation Update** Alderman Priddy stated they would be meeting with people and hopefully have a report by the end of the month.

### **Old Business**

**Sewer Lagoon- EPA Compliance & Update on Land Application Project** Mike Large reported everything was “up to snuff” on testing and paperwork. The project bid opening date is February 21, 2019 at 11:00 a.m. Kim Kirby said the sewer rate analysis is being completed by Lamp Rynearson and hopefully available for the March meeting.

**Humes Road Bridge Replacement** Mayor Harvey explained he met a bridge engineer and they are researching an alternative idea. The engineer is coming to discuss this

further on Thursday. It would cost approximately \$200,000.00 for the bridge. Alderman Lowe said he did have another option available with larger culverts and a lot of rip-rap down the stream. Alderman Priddy requested Alderman Seymour and Mike Large attend the meeting on Thursday as they would like to see one city employee trained on putting together and installing this bridge. Mayor Harvey said it could be a problem with employees doing the work as there is greater liability and workers compensation issues. Mayor Harvey replied to Alderman Seymour's question if the bridge would hold a 60,000-pound firetruck by saying it would. In conclusion, the representative from Great River Engineering would meet with the Mayor, Alderman Priddy and Mike Large on Thursday to discuss this project.

**Dangerous Buildings –926 ½ Thomas St.** Chuck Sebus reported he was taking the house apart a little at a time.

Mayor Harvey asked Mike Large to look in to the garage on Welt Street where the roof has collapsed as something needs to be done about that. Mike Large replied that he would talk with the owner about getting repairs completed.

**City Debit Card – Bank of Weston- Further Information Needed** The Bank of Weston needed information that was not discussed at the January meeting. Alderman Rooney moved to open the debit checking account:

- With the following individuals on the account: Mayor Clifford Harvey, City Collector Tamara Weaver, City Clerk Kim Kirby and City Treasurer Ed Farrand.
- With no cash withdrawal allowed on the account debit cards.
- With a limit of \$1,000 per day limit for all debit cards.
- With the following debit cards being issued: Kimberly Kirby and Tamara Weaver.

Alderman Lowe seconded the motion, and all were in favor.

**Personnel Policy-Travel/Training Section Revisions** Jeremy Webb pointed out if no changes were needed the policy was on the agenda for adoption by resolution.

**Orchard Hill Subdivision- Schedule public hearing** Kim Kirby suggested setting the hearing in order to move the process along. No decision had to be made the night of the hearing. Alderman Lowe moved to set the public hearing for Orchard Hill Subdivision for 5:30 p.m. on March 11, prior to the regular Board of Aldermen meeting, which would begin at 7:00 p.m. that night. Alderman Priddy seconded and the motion carried.

**Compensation Plan Study** Kim Kirby pointed out two bids prior to the meeting, one bid received that day. Those bids were:

- HR Solutions On-Call \$15,000.00
- JML Management Consulting LLC \$ 6,750.00
- Executive Workforce Consultants \$ 2,300.00

Jeremy Webb explained that HR Solutions was also offering a one-year personnel solutions on-call, where they would answer questions that arise regarding personnel issues. Alderman Lowe moved to hire Executive Workforce Consultants to update the Compensation Plan Study. Alderman Priddy seconded and the motion passed.

**Water District #3 – Rate Analysis** Mayor Harvey informed the Board he met with and received a letter earlier in the day from president of the district, Joe Matthews. The letter did question a couple of points in the water rate analysis. Alderman Lowe pointed out

there was an impartial analysis done by Liz Grove who has a lot of experience. Stephen Cornelius said that the letter was deceiving when it points out the number of gallons the district pumps verses the city, as our monthly totals are very similar. The letter states that the district pumps approximately 100 gallons per minute and the capacity of the city is larger. Mayor Harvey said he didn't think that depreciation on the pump station, tower and water plant should be removed as District #3 benefits from this. Alderman Lowe said he recognized their point of view but would recommend increasing the rate.

### **New Business**

**Downtown Park Property- Survey** Jeremy Webb told the Board the city doesn't own all the property that is the city park. Some of the property was deeded over but several are on a 99-year lease. There could be issues created when a property owner wants to sell and a portion of their property is the park. Ultimately the city would do away with the leases by sitting down with the property owners and asking them to deed over the park portion. Some will do this, some won't without compensation. The first step would be to have a survey done to establish the legal description for each property and for the park. It would benefit the property owner and the city. First step would be to bid out for the survey. Alderman Rooney moved to authorize Jeremy Webb and Mayor Harvey to talk to the property owners along the downtown City Park and to bid out for professional services the survey of the downtown City Park. Alderman Priddy seconded the motion and the motion carried with Alderman Lowe abstaining. Alderman Lowe explained he is one of the property owners affected by this.

**Time Clocks- Software** Mayor Harvey stated he thought it was time the city came in to the 21<sup>st</sup> Century and have automated time clocks. This would allow time sheets and paychecks to be done without a hassle. Alderman Lowe moved to authorize Kim Kirby to receive three quotations for time clock programs. Alderman Seymour seconded and the motion passed.

**Upgrade Tornado Sirens** Chief Blanton said the Platte County emergency services department sent him an email with an opportunity to purchase some tornado sirens that were newer than the sirens we have. The price to purchase and install one siren is \$14,766.00. Alderman Lowe questioned if the sirens would be compatible with the current sirens. Alderman Rooney moved to postpone the discussion to the March meeting in order to allow Chief Blanton time to see if the siren is compatible and to allow Jeremy Webb time to review the contract with Blue Valley Public Safety. Alderman Lowe seconded and the motion passed.

**Past Due Business License** Jeremy Webb stated that in the past, citations were written for court after several letters were sent to the business. He suggested one more letter asking for the business to get a license by March 1. Alderman Rooney moved to authorize one more letter to the local businesses for license renewal by March 1, or a citation for Municipal Court would be issued. Alderman Priddy seconded and the motion carried with all in favor.

**Burley House Small Business Market** Mr. Webb reminded the Board they had discussed the Burley House Market before and there are concerns if the vendors are collecting sales tax. The goal is to make sure it is happening. Kim Kirby suggested sending a letter to the Weston Tobacco Market and to the Chamber asking for a list of the vendors in 2018 and to remind them they need to hand out the property special event tax form to the vendors. We will also be able to check our reports to see if they turned tax money in to DOR. Alderman Lowe moved to send a letter requesting a

vendor list to the Weston Tobacco Co. for the Burley House Market and to the Weston Chamber for the Applefest vendor list; both for 2018 and any future list. Alderman Priddy seconded the motion and the motion passed.

**City Beautification – Maintenance of City Hall Plantings** Kim Kirby explained that the original plants were done by Norman Landcraft, therefore the city has considered it maintenance on the plants when he does the yearly work on the beds. This company does carry insurance, including workers compensation. Alderman Rooney moved to approve the bid of \$3,865.00 from Norman Landcraft for maintenance on the city hall plantings. Alderman Lowe seconded and all were in favor.

### **Appointment**

**Cody Kalous – Weston Park Board** Alderman Lowe moved to approve the appointment as submitted by Mayor Harvey. Alderman Priddy seconded and the motion was approved.

### **Resolution**

**Adopt Revisions - Personnel Policy** Alderman Rooney moved to approve Resolution #2019-003 to adopt the revisions under the “meals” section of employee travel and training. Alderman Priddy seconded, and the motion carried.

### **Ordinances**

**Mayor Salary 2020** Bill No. 2235 being an ordinance setting a salary for the elected position of Mayor of the City of Weston effective for the term of office beginning April 2019 was presented. Alderman Seymour moved, and Alderman Priddy 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 Seymour and seconded by Alderman Priddy. Alderman Seymour moved, and Alderman Priddy seconded to place the bill on second and final reading. The reading was accepted upon motion of Alderman Seymour and seconded by Alderman Priddy. Alderman Seymour moved, and Alderman Priddy seconded to place the bill on final passage. The vote on the passage of said Bill was as follows: Ayes: Rooney, Seymour, Priddy, and Lowe. Nays: None. The bill was signed by Mayor Harvey, for placement in the ordinance book as Ordinance No. 15.201.

**Water District #3 – Water Rate Increase** Bill No. 2236 being an ordinance modifying the rate for the sale of water by the City of Weston, Missouri to Public Water Supply District #3 of Platte County Missouri; Amending City of Weston Code Title VII Utilities, Article III Rates and Fees, Section 700.090: Water Service Rates, Subsection E was presented. Alderman Seymour moved, and Alderman Priddy 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 Seymour and seconded by Alderman Priddy. Alderman Seymour moved, and Alderman Priddy seconded to place the bill on second and final reading. The reading was accepted upon motion of Alderman Seymour and seconded by Alderman Lowe. Alderman Seymour moved, and Alderman Priddy seconded to place the bill on final passage. The vote on the passage of said Bill was as follows: Ayes: Rooney, Seymour, Priddy, and Lowe. Nays: None. The bill was signed by Mayor Harvey, for placement in the ordinance book as Ordinance No. 4.720.

## Treasurer's Report

Ed Farrand, City Treasurer, gave highlights of the income and expenses for the month of January. Alderman Priddy moved to accept the Treasurer's Report. Alderman Lowe seconded, and the motion carried.

## Significant Activities Report

**Water Production – RFQ – Rehab Well #3** Stephen Cornelius asked to place out for bid the rehab work on Well #3 with bids being accepted by March 8, 2019. Alderman Lowe moved to issue bids for Rehab Work on Water Well #3 with bids due by March 8, 2019. Alderman Priddy seconded the motion and all were in favor.

**Water production – RFQ – Sludge Lagoon Clean Out** Mr. Cornelius explained he has some new prospects to request a bid from but wants to get those bids back by April 8, 2019. Also, he would like to place an add in the paper for land to apply the lime sludge. Alderman Lowe moved to place out for bid the sludge lagoon clean out and advertise for land to apply the bi-product. Alderman Priddy seconded the motion and the motion was approved.

**Public Works – Dump Truck – Approval to Release Check** Mike Large stated he has received the new dump truck and there were a couple of issues with it. The Olathe Ford salesman is coming to look at it. There needs to be one check to Olathe Ford in the amount of \$78,518.00. Alderman Lowe moved to approve release of one check to Olathe Ford. Alderman Seymour seconded and the motion passed.

**Training Request** – Mike Large requested permission for wastewater training through Missouri Water & Wastewater Conference. Total cost is \$35.00 for membership and \$12.00 for a meal. The training is paid for by DNR Vouchers. Alderman Lowe moved to approve the training request. Alderman Seymour seconded and all were in favor.

**Joyce Priddy** asked Mr. Large if there was a plan for street repair. Mr. Large replied that he has discussed asphaltting Main Street, with a preliminary cost of \$175,000. He wants to listen to what everybody says and based on the money, pick the streets that would benefit everybody. We don't have the money for five or six streets. We could chip and seal which is quick, cheap and easy.

**Joyce Priddy** asked Mr. Large if he had started the yearly fire inspection of all the buildings. Mr. Large replied he has not started but it is on the "to do" list.

**Mark Seymour** pointed out the railroad crossing on Main Street is in bad shape. Alderman Rooney moved to send BNSF a letter requesting the crossings be repaired as soon as possible. Alderman Lowe seconded the motion and the motion was approved.

**Mayor Harvey** thanked the street department for a job well done saying keeping the streets passable was noteworthy, so he wanted to pass on a good job.

With no further business to discuss, Alderman Priddy made a motion to adjourn. Alderman Rooney seconded, and all were in favor. The meeting adjourned at 7:55 p.m.

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Minutes prepared by Kim Kirby, City Clerk

Minutes approved March 11, 2019

Attest:

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Cliff Harvey, Mayor

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Kim Kirby, City Clerk

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