

**Board of Aldermen Regular Meeting Minutes
Monday June 3, 2013**

A regular work session meeting and public hearing of the Board of Aldermen of the City of Peculiar, Missouri, was held in the Council Chambers in City Hall at 6:30 p.m. on Monday June 3, 2013. Mayor Ernest Jungmeyer called the meeting to order and all who were present joined in reciting the Pledge of Allegiance.

The following aldermen responded to roll call: Michael Gallagher, Veronika Ray, Donald Turner, Bob Fines and Homer Dunsworth. Holly Stark was absent.

City Staff present for the meeting were City Administrator Brad Ratliff, City Attorney Reid Holbrook, City Engineer Carl Brooks, Police Sgt. Mike McLaughlin, City Clerk Nick Jacobs, Cliff McDonald City Planner, Business Office Manager Trudy Prickett and Parks and Recreation Director Nathan Musteen.

Public Hearing on proposed amendments to Chapter 400, Zoning Regulations and Chapter 500, ARTICLE III, Fence Regulations

Alderman Turner motioned to leave regular session and go into Public Hearing. Second by Alderman Dunsworth and was approved by the following 5-0 Roll call vote.

Alderman Gallagher	Aye	Alderman Ray	Aye
Alderman Dunsworth	Aye	Alderman Stark	Absent
Alderman Fines	Aye	Alderman Turner	Aye

Cliff McDonald stated that these changes are strictly housekeeping in nature changing the current code to reflect current zoning and districts.

Several members of the board had questions pertaining to various sections of the code. Cliff McDonald stated that the Planning Commission suggested no changes to the Code other than the general housekeeping ones, and that this was merely a required public hearing.

The Mayor asked to have a vote to leave one public hearing and enter the other to avoid having two votes.

Alderman Turner motioned to leave one Public Hearing and go into the second Public Hearing. Second by Alderman Dunsworth and was approved by the following 5-0 Roll call vote.

Alderman Gallagher	Aye	Alderman Ray	Aye
Alderman Dunsworth	Aye	Alderman Stark	Absent
Alderman Fines	Aye	Alderman Turner	Aye

Public Hearing to consider an application for rezoning 21712 N. Main Street from C-1, General Business District to I-1, Light Industrial District submitted by Noble Refrigeration, Inc.

Cliff McDonald spoke about several items the Board needed to consider prior to be presented with an Ordinance. He stated that several of the surrounding properties are currently zoned Light Industrial.

Alderman Fines spoke about the condition of Main Street.

The Mayor commented that Main Street is one of the streets for future improvements.

Sherry Noble addressed the Board regarding her Commercial Refrigeration Company. She gave a brief overview of her company's history.

Jerry Kerr spoke in favor of the rezoning of the property. Mr. Kerr spoke about his having to improve North Main Street and that he feels any businesses in that area should have to improve North Main Street the same as he did.

Alderman Turner motioned to leave Public Hearing and go into regular session. Second by Alderman Dunsworth and was approved by the following 5-0 Roll call vote.

Alderman Gallagher	Aye	Alderman Ray	Aye
Alderman Dunsworth	Aye	Alderman Stark	Absent
Alderman Fines	Aye	Alderman Turner	Aye

Business

Bill No. 2013-09 - AN ORDINANCE AUTHORIZING THE CITY OF PECULIAR, MISSOURI TO ENTER INTO A LEASE PURCHASE TRANSACTION, THE PROCEEDS OF WHICH WILL BE USED TO PAY THE COSTS OF REFINANCING AN OUTSTANDING LEASE OBLIGATION OF THE CITY, AND APPROVING THE EXECUTION OF CERTAIN DOCUMENTS IN CONNECTION THEREWITH.

Brad Ratliff gave a brief overview of the 2007 refinancing the City did. He spoke at length regarding the City's current Bond Rating which is favorable.

Financial Advisor Joey McLiney addressed the Board regarding the refinancing. He gave a brief overview and awaited questions and comments.

Alderman Turner asked if this would extend the debt any further and Mr. McLiney stated that this will not change the payoff date.

Alderman Turner made a motion to have the first reading of Bill No. 2013-09 by title only. The motion was seconded by Alderman Dunsworth and the second reading was accepted by a 5-0 voice vote.
Alderman Turner moved to accept the first reading of Bill No. 2013-09. The motion was seconded by Alderman Dunsworth and was accepted with the following 5-0 voice vote.

Alderman Gallagher	Aye	Alderman Ray	Aye
Alderman Dunsworth	Aye	Alderman Stark	Absent
Alderman Fines	Aye	Alderman Turner	Aye

Resolution 2013-26 - RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF PECULIAR, MISSOURI APPROVING A PICNIC LIQUOR LICENSE FOR THE RAYMORE-PECULIAR BAND BOOSTERS, PECULIAR MISSOURI.

Parks & Recreation Director Nathan Musteen addressed the Board regarding approval of the Class I Liquor License for the Ray-Pec Band Boosters.

No comments from the Board.
No public comment.

Alderman Turner moved to accept Resolution 2013-26, seconded by Alderman Dunsworth and the Resolution was accepted by the following 5-0 Roll call vote.

Alderman Gallagher	Aye	Alderman Ray	Aye
Alderman Dunsworth	Aye	Alderman Stark	Absent
Alderman Fines	Aye	Alderman Turner	Aye

Topics for Discussion

Tree City USA

Parks & Recreation Director Nathan Musteen addressed the Board regarding Tree City USA which is an accreditation the City would like to attain. This program will give the City national recognition. He stated that there will be an Ordinance that the Board will have to pass at the next meeting.

Nathan stated that the required Tree Board would be a sub-committee of the Park Board since it is difficult to get full Boards.

Optional Sidewalk Replacement

City Clerk Nick Jacobs addressed the Board pertaining to sidewalks.
The Mayor commented that this would be in the form of a voluntary program in which property owners could request their sidewalk be replaced and then be assessed over a multi-year assessment.

There was much discussion pertaining to different ideas and interpretations of the statute.

It was determined to have a draft Ordinance for the July 1 Work Session Meeting.

Paperless Board Packets

City Clerk Nick Jacobs addressed the Board pertaining to paperless board packets.
There were 2 quotes presented Dell & Apple were the two companies chosen.

Alderman Ray asked about the ease of using the iPad. Staff commented that they would be secure and simple to operate and would allow the Board to more easily stay in touch with a newly established City Email and established City Calendar.

There was much discussion pertaining to the implementations and ease of the new devices and the Board leaned towards iPads.

Alderman Concerns or Additional Topics for Discussion by Aldermen

Alderman Gallagher asked about the grass situation at Twin Oaks.
Staff commented that letters have gone out and the City contractor is currently out mowing.

Alderman Ray asked about Fairpoints property being cleaned up prior to the Clara Brierly festival.
Staff commented that they would check on the status of this.

Alderman Fines asked about the crack sealing maintenance contract with Superior Bowen, and when it will occur.
Staff commented that they will contact Superior Bowen and find out.

Alderman Directives

Address larger fee for fence permit.

2nd reading of Bill No. 2013-09

Approval of permit to Ray-Pec Band Boosters.

First reading for Tree City USA

Go ahead with iPads.

Review crack sealing with Superior Bowen.

On a motion from Alderman Ray, second from Alderman Dunsworth, the meeting was adjourned at 8:31pm with a 5-0 voice vote.

Regular session minutes were taken and transcribed by Nick Jacobs, City Clerk.

Nick Jacobs, City Clerk

Approved by the Board of Aldermen: 6/17/13
Adjournment