

**CITY OF BELLEFONTAINE NEIGHBORS
BOARD OF ALDERMEN MEETING MINUTES
July 19, 2018**

MEETING WAS CALLED TO ORDER BY Mayor Robert J. Doerr at 7:30 p.m. Copies of all ordinances and resolutions to be considered at the meeting were made available for public inspection prior to the time of consideration by the Board of Aldermen.

PLEDGE OF ALLEGIANCE TO THE FLAG was led by Mayor Doerr.

ROLL CALL:

PRESENT: Mayor Robert J. Doerr, City Attorney Kevin O'Keefe, Chief Jeremy Ihler, Judy Mantych (sitting in for the City Clerk), Alderwoman West, Alderwoman Reed, Alderman Jordan, Alderman Christian, Alderwoman Dailes, and Alderwoman Avant-Elliott.

ABSENT: Alderman Herl, Alderman Merz, City Collector Mark Tranel, City Clerk Deni Donovan

APPROVAL OF THE AGENDA: Alderwoman Avant-Elliott moved for the approval of the Agenda, seconded by Alderwoman West. Motion carried unanimously.

PRESENTATION OF THE UNAPPROVED MINUTES: Alderman Jordan moved for approval of the July 5, 2018, Minutes of the Board of Aldermen Meeting, seconded by Alderwoman West with the following amendments: Page 3, Bill No. 2511 – Alderman Merz seconded the motion, not Aldermen Herl; Page 1, Youth Commission – Add Alderwoman Avant-Elliott noted “she has membership concerns”; Page, 4, Alicia Smith – Add “due to health concerns” to her first sentence; Page 3 – Alderman Jordan read Bill No. 2511 the second time, not Alderman Merz; Motion carried unanimously, as corrected.

Alderman Jordan moved for approval of the July 12, 2018, Minutes of the Special Meeting of the Board of Aldermen, seconded by Alderman Christian. Motion carried unanimously, as corrected.

MEETING OPEN TO THE PUBLIC: Alderwoman Avant-Elliott moved to open the meeting to the public, with a 3-minute time limit, as long as the Mayor deems necessary, seconded by Alderwoman Dailes. Motion carried unanimously.

DAVE GANNON and ERIC FRALIK were present from Ameresco. They made a brief presentation of the analysis originally presented in January, 2018, regarding the updating of City-owned properties. A discussion followed regarding the cost, financing, and length of such a project.

LYDIA BUTLER, 99XX FONDA DRIVE: She is upset about the accountability and screening for rental and Section 8 housing. She is concerned about the property on Fonda Drive. She believes it may be over occupied and has multiple code violations. Discussion with resident, Building Inspector, and Alderpersons.

MARCIE GOODEN, 94XX DUENKE DRIVE: Questions regarding Ameresco's presentation and the property at 9300 Duenke Drive concerning weeds and trailers parked on the property.

PUBLIC HEARING: To hear public comments on a Conditional Use Permit for a Home Day Care located at 10135 Jepson Drive.

OLLIE HOWELL, 101XX JEPSON DRIVE: Ms. Howell, with her daughter Ollie Griffin, described the day care operation. She stated she was in the process of obtaining her state license, will watch up to six grandchildren (not on occupancy permit), will be paid by the State, and has received permission from her landlord.

MARCIE GOODEN 94XX DUENKE: Asked if there was a limit to the number of in-home day cares and how long their Conditional Use Permit (CUP) is in effect. Attorney O’Keefe answered there was no limit and the CUP continues to be in effect unless there are violations.

Alderwoman Reed moved to close the Public Hearing, seconded by Alderwoman Avant-Elliott. Motion carried unanimously.

Mayor Doerr asked if anyone else wished to address the Board. Hearing none, Alderman Jordan moved to bring the meeting back to the Board, seconded by Alderman Christian. Motion carried unanimously.

TREASURER’S REPORT: The Board reviewed the July, 2017, through May, 2018, report. City Treasurer, Bill Krenn was not present.

INVOICES OVER \$500: The report showed a money transfer of \$400,000.00 for Citizens Bank. This should not have been on this report and was removed. Alderman Jordan moved to pay invoices 1 through 12, dated July 12, 2018, in the amount of \$64,664.47 seconded by Alderman Christian. Motion carried; Alderwoman West abstained.

INVOICES UNDER \$500: Discussion regarding who gets to approve under \$500 invoices.

COLLECTOR’S REPORT: Dr. Tranel was excused. The Board reviewed the June, 2018, Collector’s report at the July 5, 2018, Meeting

PLANNING & ZONING: The Board reviewed the July 9, 2018, Minutes. Chairman Bob Stolte reported on the following:

- The Commission reviewed the moratorium for day cares issue. The following was suggested:
 - Written permission from the property owner;
 - The number of in-home day cares;
 - Whether or not in-home day cares should be a home occupation; and
 - How other cities address this issue.
- They requested the Board of Aldermen approve a 6-month moratorium on in-home day care operations in Bellefontaine Neighbors, excluding applications which are pending.

Alderwoman Dailes made a motion to approve the 6-month moratorium, seconded by Alderman Jordan. Motion carried.

The City Attorney explained the procedure for a moratorium. It needs an ordinance written and a public hearing.

Alderwoman Dailes made a motion for a Public Hearing on August 16, 2018 in which to approve a 6-month moratorium on in-home day care operations in Bellefontaine Neighbors, seconded by Alderman Jordan. Motion carried.

BUILDING INSPECTOR: The Board reviewed the June, 2018, report. Joe Raben reported on the following issues:

- McBride Homes are progressing;

- New tall grass postings are slowing down;
- The new Bob Russell Park sign has been completed;
- Road Side Trailers is making progress with their parking area; and
- Discussion was held on inspection expectations and responsibilities.

CITY ENGINEER: The Board reviewed the June, 2018, report. Mr. Lum reported on the following issues he has addressed:

- Reviewed plans for new McBride Homes;
- Reviewed plans for expansion of snack shop at 1200 Darr Drive; and
- Street repairs on Ashbrook.

CHIEF OF POLICE: The Board reviewed the June, 2018, Police Report. Chief Ihler reported on the following:

- Body cameras – Weeding through vendors. Getting ready to field test some.
- Chaplain Program – Meeting was held on July 18, 2018.

Discussion was held on rate of pay and ordinances needed. Alderman Jordan made motion for a request to the City Attorney for four ordinances; one for each Department Head; seconded by Alderwoman West. Motion passed.

CITY ATTORNEY: No report given.

NEW BUSINESS:

BILL NO. 2512 – INTRODUCED BY ALDERWOMAN JORDAN

AN ORDINANCE AUTHORIZING AND DIRECTING THE MAYOR OF THE CITY OF BELLEFONTAINE NEIGHBORS, MISSOURI, TO EXECUTE AND ENTER INTO AN AGREEMENT ON BEHALF OF THE CITY OF BELLEFONTAINE NEIGHBORS WITH THE REJIS COMMISSION FOR COMPUTER AND INFORMATION TECHNOLOGY SUPPORT SERVICES.

Alderman Jordan read the Bill for the first time and moved for approval of the first reading of Bill No. 2512 and to go on to the second reading. The motion was seconded by Alderwoman Dailes. Motion passed unanimously. Alderman Jordan then read Bill No. 2512 for a second time and thereafter made a motion that the Bill be approved by the Board of Aldermen for enactment as an Ordinance, seconded by Alderwoman Dailes. Motion passed.

Upon the roll being called the votes were cast as follows: Alderman Jordan; yes; Alderwoman Dailes, yes; Alderman Christian, yes; Alderwoman Avant-Elliott, abstained; Alderwoman West, yes; and Alderwoman Reed, yes.

The majority of the members elected to the Board of Aldermen having voted for passage of Bill No. 2512, the Bill was passed by the Board and will become Ordinance No. 2426 when and if signed by the Mayor.

BILL NO. 2513 – INTRODUCED BY ALDERMAN JORDAN

AN ORDINANCE AUTHORIZING AND DIRECTING THE MAYOR OF THE CITY OF BELLEFONTAINE NEIGHBORS, MISSOURI, TO EXECUTE AND ENTER INTO AN AGREEMENT ON BEHALF OF THE CITY OF BELLEFONTAINE NEIGHBORS WITH CDWG FOR VERITAS BACKUP EXEC SUPPORT SERVICES.

Alderman Jordan read the Bill for the first time and moved for approval of the first reading of Bill No. 2513 and to go on to the second reading. The motion was seconded by Alderman Christian. Motion passed unanimously. Alderman Jordan then read Bill No. 2513 for a second time and thereafter made a motion that the Bill be approved by the Board of Aldermen for enactment as an Ordinance, seconded by Alderman Christian. Motion carried unanimously.

Upon the roll being called the votes were cast as follows: Alderman Jordan; yes; Alderman Christian, yes; Alderwoman Reed, yes; Alderwoman Dailes, yes; Alderwoman Avant-Elliott, yes, and Alderwoman West, yes.

The majority of the members elected to the Board of Aldermen having voted for passage of Bill No. 2513, the Bill was passed by the Board and will become Ordinance No. 2427 when and if signed by the Mayor.

BILL NO. 2514 – INTRODUCED BY ALDERWOMAN REED

AN ORDINANCE GRANTING A CONDITIONAL USE PERMIT FOR OPERATION OF A HOME CHILD DAY CARE FACILITY TO BE LOCATED AT 10135 JEPSON DRIVE TO OLLIE HOWELL AND ESTABLISHING CERTAIN CONDITIONS RELATING THERETO.

Alderwoman Reed read the Bill for the first time and moved for approval of the first reading of Bill No. 2514 and to go on to the second reading. The motion was seconded by Alderwoman Avant-Elliott. Motion passed unanimously. Alderwoman Reed then read Bill No. 2514 for a second time and thereafter made a motion that the Bill be approved by the Board of Aldermen for enactment as an Ordinance, seconded by Alderwoman Avant-Elliott. Motion carried unanimously.

Upon the roll being called the votes were cast as follows: Alderman Jordan; yes; Alderwoman Dailes, no; Alderman Christian, yes; Alderwoman Avant-Elliott, yes; Alderwoman West, yes; and Alderwoman Reed, no.

With no majority of the members elected to the Board of Aldermen having voted for passage of Bill No. 2514, the Bill was not passed by the Board.

The City Attorney reminded the Board that a majority of the Board must vote in the affirmative to pass an ordinance. With a four to two vote, the ordinance did not pass.

REPORT OF THE MAYOR:

- **Appointments:**

Mark Sanders to be appointed the Public Works Director. Alderman Jordan made a motion to approve the appointment of Mark Sanders as Public Works Director, seconded by Alderwoman West. Motion carried.

Sandra Henry to be appointed to the Public Safety Commission. Ms. Henry was introduced and addressed the Board. Alderwoman West made a motion to approve the appointment of Sandra Henry to the Public Safety Commission, seconded by Alderman Christian. Motion carried unanimously.

- **Census:**

A citizen needs to be appointed to a non-paying job to coordinate between Bellefontaine Neighbors and the U.S. Census Bureau. Alderwoman Dailes volunteered for this position.

REPORT OF THE ALDERMEN:

ALDERWOMAN REED: Remarked the July 12, 2018, special budget meeting was very effective. There is a firm effort to try not to be too far in the red and thanked the public for their patience.

ALDERMAN JORDAN: ~~Reported~~ Questioned the status of the air conditioning in the Police Department. The Mayor responded it is still an issue. The Chief stated they had met with the contractor and the ductwork cleaning has **not** been finished. Alderman Jordan wondered if the problem could be fixed with the addition of a programmable thermostat.

ALDERMAN CHRISTIAN: Thanked all present. Congratulated Mark Sanders and Sandra Henry on their appointments. He remarked he had out-of-town visitors and they were impressed with the City and were amazed by the beauty of all the trees.

ALDERWOMAN DAILES: Hello to all in attendance.

ALDERWOMAN AVANT-ELLIOT: Thanks to all in attendance. Congratulations to Mark Sanders and Sandra Henry on their appointments. Reported everyone had a good time at the teen swim event.

ALDERWOMAN WEST: Thanks to all at the meeting tonight. Congratulations to Sandra Henry and welcome to the Public Safety Commission.

MARK TRANEL, CITY COLLECTOR: Dr. Tranel was excused.

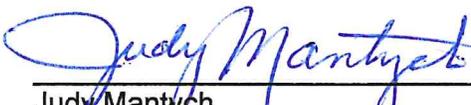
MEETING OPENED TO THE PUBLIC: Alderwoman West moved not to open the meeting to the public, seconded by Alderwoman Dailes. Motion passed.

Alderman Jordan made a motion for the Board to go into closed session after the meeting, seconded by Alderwoman Avant-Elliott. **Upon the roll being called, the votes were cast as follows:** Alderwoman West, yes; Alderwoman Reed, yes; Alderwoman Reed, yes; Alderman Jordan, yes; Alderman Christian, nay; Alderwoman Dailes, yes; Alderwoman Avant-Elliott, yes. Motion carried...

Alderwoman Reed made a motion to adjourn the meeting, seconded by Alderwoman Dailes. Motion carried unanimously.

MEETING ADJOURNED: Meeting adjourned at 9:30 p.m.

ATTEST:



Judy Mantych
Sitting in for the City Clerk

Approved by the Board of Aldermen on 8/2/18