

The Carl Junction City Council met in regular session on Tuesday June 18, 2013 at 7:00 PM at City Hall. Mayor Mike Moss called the meeting to order with the following present: Richard Zaccardelli, Steve Daniels, Mark Powers, Bob Cook, Tim Smith and Roger Spencer. Aldermen Don Marshall and Sean Haase were absent. Also present were City Clerk Maribeth Matney, City Administrator Steve Lawver and City Attorney Mike Talley.

AGENDA

Mark Powers motioned to approve the agenda as presented. Roger Spencer seconded. All in favor. No opposed. Steve Daniels motioned to approve the consent agenda. Richard Zaccardelli seconded. All in favor. No opposed.

PUBLIC FORUM

There was no one for public forum.

CHAMBER REPORT

Gary Stubblefield reported that Carl Junction was again featured in the Show Me magazine. They are now up to 135 members and their last Business after Hours was very successful. He encouraged the Council to check out their new website.

P&Z CASES

Mayor Moss opened the public hearing on Case #13-10, annexation of 8435 CR 290, Bill Stansberry at 7:05 PM. Mr. Stansberry gave the council a copy of the proposed sewer line map and some questions that the residents had that Steve answered for them (see attached). The lift station will be on the NW corner of his property. He stated that his current trash bill will be about the same amount of the projected sewer bill and the city trash bill combined. He said that it will cost \$500-\$1000 to hook onto the sewer once it is in place and that Steve said they could make payments on that part of it. Bob Cook asked about the current septic tanks. Steve replied that those will be crushed and will be part of the contract. The council stated that they appreciated the information that Mr. Stansberry provided this evening. Bobbie Skoglund Nutt, 29062 Impatiens Lane, stated that the current sewer line placement goes on the south and east sides of her property. She would like to see it come down the lane for people to hook onto. She owns the SW corner lot of Imperial Lane. Melvin Nutt, 29062 Impatiens Lane, stated that the main reason he didn't want the line was because it would take out their shade trees. If it would go down the road he would be all for it. It would also cut the number of lines down to 1. Steve Lawver reported that P&Z had recommended approval. Mayor Moss closed the public hearing at 7:14 PM.

Mayor Moss opened the public hearing on Case #13-11, annexation of 29007 Impatiens Lane, Aaron & Jimi Presley at 7:14 PM. Bill Stansberry is spokesperson for the Presley's to answer any questions. Steve Lawver reported that P&Z had recommended approval. There was no one for or against it. Mayor Moss closed the public hearing at 7:15 PM.

Mayor Moss opened the public hearing on Case #13-12, annexation of 29045- Impatiens Lane, Darwin Holly at 7:15 PM. Bill Stansberry is spokesperson for the Presley's to answer any questions. Steve Lawver reported that P&Z had recommended approval. There was no one for or against it. Mayor Moss closed the public hearing at 7:16 PM.

Mayor Moss opened the public hearing on Case #13-13, annexation of 29055 Impatiens Lane, James & Peggy Reynolds at 7:16 PM. Bill Stansberry is spokesperson for the Presley's to answer any questions. Steve Lawver reported that P&Z had recommended approval. There was no one for or against it. Mayor Moss closed the public hearing at 7:17 PM.

Mayor Moss opened the public hearing on Case #13-14, annexation of 29073 Impatiens Lane, James & Corine Koch at 7:17 PM. Bill Stansberry is spokesperson for the Presley's to answer any questions. Steve Lawver reported that P&Z had recommended approval. There was no one for or against it. Mayor Moss closed the public hearing at 7:18 PM.

Mayor Moss opened the public hearing on Case #13-15, annexation of 29054 Impatiens Lane, Parker Properties at 7:18 PM. Bill Stansberry is spokesperson for the Presley's to answer any questions. Steve Lawver reported that P&Z had recommended approval. There was no one for or against it. Mayor Moss closed the public hearing at 7:19 PM.

Mayor Moss opened the public hearing on Case #13-16, amending Chapter 405 Section 405.086 – swimming pools at 7:19 PM. Steve Lawver reported that P&Z had recommended approval. This is to clarify language and make sure that all the references are to the correct building code. There was no one for or against it. Mayor Moss closed the public hearing at 7:20 PM.

Mark Powers motioned to put “AN ORDINANCE TO AMEND TITLE IV: LAND USE, CHAPTER 405: ZONING REGULATIONS, SECTION 405.086: SWIMMING POOLS TO UPDATE REGULATIONS GOVERNING SWIMMING POOLS IN THE CITY OF CARL JUNCTION, MISSOURI” on 1st reading by title only. Richard Zaccardelli seconded. Mike Talley went over some of the changes. Mark Powers motioned to put it on second reading by title only. Richard Zaccardelli seconded. There was no discussion. Steve Daniels motioned to put it on final passage. Richard Zaccardelli seconded. All in favor. No opposed. Zaccardelli-y, Marshall-absent, Daniels-y, Powers-y, Haase-absent, Cook-y, Smith-y, Spencer-y. Motion on Ordinance #13-25 was approved by roll call vote, signed by the Mayor, attested by the City Clerk and made a part of the permanent records of the City of Carl Junction.

Mayor Moss opened the public hearing on Case #13-17, amending Chapter 415 Section 415.010 – factory built homes at 7:21 PM. Steve Lawver reported that P&Z had recommended approval. There was no one for or against it. Mayor Moss closed the public hearing at 7:23 PM.

Mark Powers motioned to put “AN ORDINANCE AMENDING TITLE IV: LAND USE, BY AMENDING CHAPTER 415: FACTORY BUILT UNITS AND HOMES, SECTIONS 415.010 AND 415.130 TO CORRECT REFERENCES TO ADOPTED BUILDING CODES” on 1st reading by title only. Roger Spencer seconded. Bob Cook asked how this affected the old part of town. Steve said that we have code regarding that. Mark Powers motioned to put it on second reading by title only. Richard Zaccardelli

seconded. There was no discussion. Steve Daniels motioned to put it on final passage. Mark Powers seconded. All in favor. No opposed. Zaccardelli-y, Marshall-absent, Daniels-y, Powers-y, Haase-absent, Cook-y, Smith-y, Spencer-y. Motion on Ordinance #13-26 was approved by roll call vote, signed by the Mayor, attested by the City Clerk and made a part of the permanent records of the City of Carl Junction.

REVIEW AND APPROVAL OF CITY ADMINISTRATOR’S RECOMMENDATION FOR GENERATOR FINANCING BIDS

Steve reported that we received 5 bids on the financing of the generators. He is recommending US Bank for a 4 year lease at 1.64% interest rate (see attached). This will be paid out of the water department and it was part of the bond issue that we are fulfilling. Mark Powers motioned to accept the City Administrator’s recommendation of the financing proposal from US Bank. Steve Daniels seconded. All in favor. No opposed.

ORDINANCES

Mark Powers motioned to put “AN ORDINANCE APPROVING A LEASE PURCHASE AGREEMENT WITH COMMERCE BANK, N.A., LESSOR, FOR THE PURPOSE OF FINANCING THE PURCHASE OF A JOHN DEERE UTILITY TRACTOR AND BUSH HOG MOWER, FOR THE SUM \$44,002.56 PLUS INTEREST IN THE AMOUNT OF \$1,105.52; AUTHORIZING UP TO FOUR (4) SEMI-ANNUAL RENTAL PAYMENTS AS PROVIDED IN THE AGREEMENT; AND AUTHORIZING THE MAYOR TO EXECUTE SAID AGREEMENT FOR AND ON BEHALF OF THE CITY OF CARL JUNCTION, MISSOURI” on 1st reading by title only. Richard Zaccardelli seconded. There was some discussion on the financing of equipment of the Public Works department. Tim Smith asked what were going to do with the old tractor. Steve said that we will sell it outright by sealed bids. It has some problems. Mark Powers motioned to put it on second reading by title only. Tim Smith seconded. There was no discussion. Steve Daniels motioned to put it on final passage. Mark Powers seconded. All in favor. No opposed. Zaccardelli-y, Marshall-absent, Daniels-y, Powers-y, Haase-absent, Cook-y, Smith-y, Spencer-y. Motion on Ordinance #13-27 was approved by roll call vote, signed by the Mayor, attested by the City Clerk and made a part of the permanent records of the City of Carl Junction.

REPORTS

The council reviewed the Administration report. Tim Smith asked if the dealer we bought the tractor from was a Chamber member. Steve said he didn’t think so. Tim also asked if we were getting training on the new tractor since they have so many controls now. Steve said that he thought they were providing training.

Public Works report – had nothing new to report. Bob Cook asked if it was feasible to let Walter Sparlin mow the Briarbrook Park and bale it. It would get it cleaned up and save the city some money. Mike Talley said that it sounded reasonable but the problem is the city can’t give away items. From a legal standpoint we would have to advertise and take bids before we could do anything like that. Steve also reported that Walter is related to Don Marshall. Mike Talley said he would have to abstain then. Steve said he is getting a lot of phone calls on it. After some discussion it was decided that we would take care of it this year but maybe look into advertising it next year.

Police Department report – had no report.

Court report– had nothing new to add.

COMMITTEE REPORTS

Budget/Finance – Mark Powers reported that he reviewed the reconciled bank statements and everything looked fine. He has been reviewing them every month but has not reported it to the council.

Code/Nuisance –Don Marshall had nothing to report.

Human Resources – Steve Daniels had nothing to report.

Public Facilities & Planning – Tim Smith had nothing to report.

Senior Citizens - Richard Zaccardelli had nothing to report.

UNFINISHED BUSINESS

Chief Haase said that he received the car bids but is going to wait to get the cars. One car that he was trading in has 69,000 miles and the other has 86,000. The trade-in's were \$3500 and \$6500. He said that there is a lot of good left in the cars and he will either get the new cars late in the year or roll the money into next year. Both are good straight cars and he thinks they are worth more than the trade in on the bids.

NEW BUSINESS

Steve Daniels asked about getting internet available for the parents at the skate park. He asked if we could put up an antenna to provide that. Steve said he would contact Stouffer.

Steve Lawver then reported that we had received \$7632 from Zimmerman Properties for the lift station upgrade in Deerfield Estates. Redwood has completed the upgrade and somewhere during the discussions several years ago it was talked about Zimmerman, the school and the City all participating in the upgrade with Redwood. There is no documentation to that effect. Redwood sent Steve a copy of the bill and the complete upgrade was \$50,300. Steve reported that the additional flow from the school is minimal and he was asking the council for input on what if anything the City should pay. The original estimate for the upgrade was

\$20,000.00 back in 2004. Bob Cook asked for a legal opinion. Bob said that if there was no agreement then we should not pay anything. Mark pointed out that people who were involved talked about helping. Steve Lawver asked if we should just send them the Zimmerman money. It was the consensus of the council to take that course.

Steve Lawver then asked the council to look at the Trane proposal for a maintenance agreement. He will have Bud Rogers look at it to see if it will be economical.

Lastly Steve went over the local use tax issue. Steve said that the state had projected the impact to be about 21% of the sales tax base. The local communities (Carl Junction, Carthage, Webb City, Joplin, Neosho, Jasper and Newton Counties) have been holding meetings about this tax. It was decided to put the issue on the November ballot. They are getting with the local Chambers to try to educate the voters before November. There was some general discussion about this tax. Mike Talley said that he can draw up the ordinance.

Chief Haase reported that he had 2 officers resign to take positions to better themselves. He is looking at shifting some officers around and he is going to try to hire an experienced officer since most of his officers are pretty new yet.

ADJOURNMENT

Mark Powers motioned to adjourn the meeting. Bob Cook seconded. All in favor. No opposed. Meeting adjourned at 8:00 PM.

CITY CLERK

MAYOR