

REVISED - AGENDA
STE. GENEVIEVE BOARD OF ALDERMEN
REGULAR MEETING
THURSDAY – JANUARY 13, 2022
6:00 P.M.

CALL TO ORDER.

PLEDGE OF ALLEGIANCE.

ROLL CALL.

APPROVAL OF AGENDA.

PRESENTATION/AWARDS.

PERSONAL APPEARANCE.

CITY ADMINISTRATORS REPORT.

STAFF REPORTS.

- Dave Bova – Community Development Administrator
- Kenny Steiger – Fire Chief
- Jeffery Wix – Tourism Director

COVID DISCUSSION.

COMMITTEE REPORTS.

PUBLIC COMMENTS.

CONSENT AGENDA.

- Approval of the Minutes of the December 9, 2021 Board of Aldermen Regular Meeting
- Approval of the Minutes of the December 9, 2021 Board of Aldermen Work Session
- Treasurer's Report – November, 2021
- **RESOLUTION 2022 - 21.** A RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF STE. GENEVIEVE, MISSOURI, AUTHORIZING THE MAYOR TO ENTER INTO A FARM LEASE AGREEMENT WITH BYRON SIEBERT, DBA: SIEBERT AGRICULTURE, FOR AN AGRICULTURAL OPERATION ON CITY MANAGED PROPERTY ADJACENT TO THE URBAN DESIGN LEVEE.
- **RESOLUTION 2022 - 22.** A RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF STE. GENEVIEVE, MISSOURI, AUTHORIZING THE MAYOR TO ENTER INTO A FARM LEASE AGREEMENT WITH KERTZ FARMS, LLC FOR AN AGRICULTURAL OPERATION ON CITY MANAGED PROPERTY ADJACENT TO THE URBAN DESIGN LEVEE.
- **RESOLUTION 2022 - 23.** A RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF STE. GENEVIEVE, MISSOURI, AUTHORIZING THE MAYOR TO ENTER INTO A FARM LEASE

AGREEMENT WITH EARL VALLE FOR AN AGRICULTURAL OPERATION ON CITY OWNED PROPERTY ADJACENT TO THE URBAN DESIGN LEVEE.

- **RESOLUTION 2022 - 24.** A RESOLUTION RE-APPOINTING TIM KUENZEL TO THE STE. GENEVIEVE BOARD OF ADJUSTMENT.
- **RESOLUTION 2022 - 25.** A RESOLUTION OF THE CITY OF STE. GENEVIEVE TO APPLY FOR A RECREATIONAL TRAILS PROGRAM GRANT WITH THE MISSOURI DEPARTMENT OF NATURAL RESOURCES.
- **RESOLUTION 2022 - 26.** A RESOLUTION OF THE CITY OF STE. GENEVIEVE, MISSOURI AUTHORIZING THE MAYOR TO EXECUTE A PROPERTY MAINTENANCE AGREEMENT WITH GLENNON ROTH TO MAINTAIN FLOOD BUYOUT PROPERTY.

OLD BUSINESS.

NEW BUSINESS.

BILL NO. 4467. AN ORDINANCE AUTHORIZING THE MAYOR TO EXECUTE A PROPOSAL FOR PROFESSIONAL SERVICES WITH COCHRAN ENGINEERING FOR A 15 YEAR STREET PREVENTATIVE PAVEMENT MAINTENANCE PLAN. **1st READING.**

BILL NO. 4468. AN ORDINANCE AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT BETWEEN THE CITY OF STE. GENEVIEVE AND STE. GENEVIEVE COUNTY FOR THE COUNTY TO PROVIDE 911 DISPATCHING SERVICES FOR THE CALENDAR YEAR 2022. **1ST READING.**

BILL NO. 4469. AN ORDINANCE AUTHORIZING THE PURCHASE OF A 2022 FORD RANGER SUPER CAB 4X4 FOR THE WATER DEPARTMENT FROM JOE MACHENS FORD IN AN AMOUNT NOT TO EXCEED TWENTY-FIVE THOUSAND SIX HUNDRED ELEVEN DOLLARS (\$25,611.00). **1st & 2nd READING.**

OTHER BUSINESS.

MAYOR/BOARD OF ALDERMEN COMMUNICATION.

ADJOURNMENT.

Any person requiring special accommodations (i.e. qualified interpreter, large print, hearing assistance) in order to attend the meeting please notify this office at 573-883-5400 no later than forty-eight hours prior to the scheduled commencement of the meeting.

For those wishing to social distance, join us on the Zoom app at:

Meeting ID: 811 1389 4294, Passcode: 984664 or

by phone at 312-626-6799 Meeting ID: 811 1389 4294, Passcode: 984664

Find the Zoom Link at www.facebook.com/stegenevievecityhall/

And you can watch live on SGTV Spectrum Channel 991.

Posted By: Pam Meyer, City Clerk
January 11, 2022

RESOLUTION 2022 - 26

A RESOLUTION OF THE CITY OF STE. GENEVIEVE, MISSOURI AUTHORIZING THE MAYOR TO EXECUTE A PROPERTY MAINTENANCE AGREEMENT WITH GLENNON ROTH TO MAINTAIN FLOOD BUYOUT PROPERTY.

WHEREAS, the City of Ste. Genevieve, Missouri wishes to enter into a Property Maintenance Agreement with GLENNON ROTH of 698 LaPorte Street for Flood Buyout Property located at 617, 659, 677 & 699 N. Main Street for the purpose of maintenance and upkeep.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE CITY OF STE. GENEVIEVE, MISSOURI AS FOLLOWS:

SECTION ONE: The Mayor of the City of Ste. Genevieve, Missouri is hereby authorized and directed by the Board of Aldermen to execute and enter into the property maintenance agreement with Glennon Roth in substantially the form attached as “Exhibit A” and incorporated herein by reference.

SECTION TWO: This resolution shall be in full force and effect from and after its passage and approval.

PASSED AND APPROVED BY THE BOARD OF ALDERMEN OF THE CITY OF STE. GENEVIEVE, MISSOURI THIS 13th DAY OF JANUARY, 2022

Approved as to form:

Paul Hassler, Mayor

Mark Bishop, City Attorney

SEAL

Reviewed by:

Pam Meyer, City Clerk

Happy Welch, City Administrator

Property Maintenance Agreement

This Agreement is entered into by and between the City of Ste. Genevieve, a municipal corporation (the "City"), and **Glennon Roth**, a resident of the City of Ste. Genevieve ("Caretaker"), for the maintenance and upkeep of municipal properties owned by the City located at **617, 659, 677 & 699 N. Main Street**, Ste. Genevieve, Missouri ("Property").

NOW THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby mutually acknowledged, the City and Caretaker hereby agree as follows:

1. **Maintenance:** This Agreement shall permit the Caretaker to maintain the Property consistent with the regulations associated with floodplain management law and the 404 Hazard Mitigation Grant Program ("HMGP") pursuant to regulations issued by the Federal Emergency Management Agency ("FEMA"). The Caretaker shall only be entitled to maintain and utilize the Property for purposes permitted by FEMA, under the terms of the HMGP and consistent with all applicable laws, regulations and ordinances. The City shall retain title and ownership to the Property at all times.

2. **Liability & Indemnification:** Caretaker shall be solely responsible for all liability related to the Property. To the fullest extent permitted by law, Caretaker shall indemnify, hold harmless and defend City, and its employees and agents, from and against all claims, damages, losses and expenses, including, but not limited to, attorney fees, resulting from any negligent act, misconduct or omission in the part of Caretaker, its employees, agents, assigns or contractors, with regard to the maintenance of the Property.

3. **Term of Agreement:** This Agreement shall be effective for a period of one (1) year from the effective date of this Agreement and may be extended for additional one (1) year terms if both City and Caretaker agree to that extension in writing. The City reserves the right to terminate this Agreement for any reason upon thirty (30) days' written notice being provided to Caretaker.

4. **Compliance with Federal, State and Local Laws:** The Caretaker shall comply with all federal, state and municipal law. If it is determined by the City that Caretaker is not in compliance with federal, state or municipal law, then the City shall notify Caretaker that Caretaker must come into compliance with federal, state and municipal law within seven (7) days. If the violation is not timely corrected, this Agreement shall be terminated automatically and with no further action by either party.

5. **Maintenance and Uses Allowed:** Caretaker shall be entitled to maintain and utilize the Property for all purposes permitted by FEMA, under the terms of the HMGP and consistent with federal, state and municipal law. Prior to any structures being placed on the Property, Caretaker must seek approval of the City. That approval shall only be granted if the structure would be in compliance with federal, state and municipal law. Gardens may be planted and maintained at the Property. Other customary residential yard landscaping shall be permitted. The placement of structures, gardens and other landscaping shall be installed and maintained on the Property at Caretaker's sole risk and in no event shall the City be liable for any damage,

destruction or loss that may be caused to any structures, gardens or landscaping on the Property for any reason whatsoever. Caretaker has submitted a written plan for his/her use of the Property, which is attached, incorporated herein by reference and marked as Exhibit 1. Caretaker shall limit his/her use of the Property to this written plan. The use of the Property by Caretaker can be modified, altered or changed only by agreement in writing between City and Caretaker.

6. **Notices:** In the event any notices are to be given to City, they should be mailed by United States mail, postage prepaid, and shall be addressed to: City Clerk, City of Ste. Genevieve, 165 South 4th Street, Ste. Genevieve, Missouri 63670. In the event any notices are to be given to Caretaker, they should be mailed by United States mail, postage prepaid, and shall be addressed to: **Mr. Glennon Roth, 698 LaPorte Street, Ste. Genevieve, Missouri 63670.** For the purposes hereof, the date of mailing shall be deemed to the date notice is given.

IN WITNESS WHEREOF, the parties have executed this Agreement as follows:

CITY OF STE. GENEVIEVE

By: _____
Paul Hassler, Mayor

By: Glennon T. Roth
Caretaker

Date: _____

Date: _____

ATTEST:

By: _____
Pam Meyer, City Clerk

BILL NO. 4469

ORDINANCE NO.

AN ORDINANCE AUTHORIZING THE PURCHASE OF A 2022 FORD RANGER SUPER CAB 4X4 FOR THE WATER DEPARTMENT FROM JOE MACHENS FORD IN AN AMOUNT NOT TO EXCEED TWENTY-FIVE THOUSAND SIX HUNDRED ELEVEN DOLLARS (\$25,611.00).

WHEREAS, Alliance Water Resources obtained the state cooperative purchase price for a 2022 Ford Ranger Super Cab 4x4 with options for the Water Department, a copy which is attached to and made part of this ordinance. (Exhibit “A”) is the lowest and best price; and

WHEREAS, this procurement is through the State Cooperative Purchasing Program Contract #CC220107002.

WHEREAS, this is a 2022 budgeted expense in the Water Fund Line Item 30-30-8045. This purchase exceeds the budgeted amount by \$611.

BE IT THEREFORE, ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF STE. GENEVIEVE, MISSOURI AS FOLLOWS:

SECTION 1. The Board of Aldermen of the City of Ste. Genevieve, Missouri approves the state cooperative bid proposal from Don Brown Chevrolet of St. Louis, Missouri for the purchase of a 2022 Ford Ranger Super Cab 4x4 with options, in an amount not to exceed twenty-five thousand six hundred eleven dollars (\$25,611.00) through the state cooperative purchasing program contract #CC220107002.

SECTION 2. The Board hereby approves the additional expenditure of six hundred eleven dollars (\$611.00).

SECTION 3. EFFECTIVE DATE. This ordinance shall be in full force and effect from and after its date of passage by the Board of Aldermen.

SECTION 4. REPEALER. All ordinances and parts thereof that are in conflict with this ordinance are hereby repealed to the extent of such inconsistency.

SECTION 5. SEVERABILITY. The invalidity of any section, sentence, or provision of this ordinance shall not affect the validity of any part of this ordinance which can be given effect without such invalid part or parts.

DATE OF FIRST READING: _____

DATE OF SECOND READING: _____

PASSED AND APPROVED THIS ___ DAY OF _____, 20__ BY A ROLL CALL VOTE OF THE STE. GENEVIEVE BOARD OF ALDERMEN AS FOLLOWS:

VOTE

- ALDERMAN GARY SMITH
- ALDERWOMAN SUSAN JOHNSON
- ALDERMAN BOB DONOVAN
- ALDERMAN MIKE JOKERST
- ALDERMAN JOE PRINCE
- ALDERMAN JEFF EYDMANN
- ALDERMAN MIKE RANEY
- ALDERWOMAN ASHLEY ARMBRUSTER

___ Yes ___ No ___ Absent

Approved as to form:

Paul Hassler, Mayor

Mark Bishop, City Attorney

SEAL

Reviewed by:

Pam Meyer, City Clerk

Happy Welch, City Administrator

JOE MACHENS FORD LINCOLN

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January 10, 2022

State Contract # CC220107002

City of Ste Genevieve

Subject: Joe Machens Proposal on a **2022 Ford Ranger, Super Cab (small 4 door), 4x4**

To: Whom it May Concern;

As per the requested quote on a 2022 Ford Ranger, Joe Machens Ford proposes the following. The Ford Ranger includes the factory standard options. This proposed unit also has the standard options from the state contract and others as noted below.

Line #20 Price – Dealer Code – Option, Included Equipment

\$25,161 – R1F – 2022 Ford Ranger, Super Cab, 4x4, XL Trim (R1F)	
2.3 Liter, I-4 EcoBoost engine (99H)	Manual Locks & Mirrors
Automatic Transmission	Power Front Windows
126" Wheelbase, 6' Bed (126)	Two (2) Sets of Keys (No Fobs)
4-Wheel ABS, Brakes, Power Steering	Cupholder
P255/70R 16" A/S BSW Tires + full spare	Speed Control and Tilt Wheel (52B)
Mfr. Std. Heating and Air Conditioning	Cloth Bucket Front Seat (QH)
Frontal and Side Impact Air Bags	Rear Bucket Seats (Bench in Crew Cab)
Painted Black Bumpers	12V Power Point
AM/FM Radio	AutoLamp
Vinyl Floor Covering	Tire Pressure Monitor
Mfr Std GVWR	Rear Camera
Dome Light	Bluetooth Pass Thru

Optional equipment from state contract (Price – Dealer Code – Option):

\$450 – Line 27 / 67F – Power Windows, Locks, Mirrors w/ Key Fobs
\$0 – YZ – Exterior Color: Oxford White
\$0 – QH – Interior: Ebony Cloth Front Buckets & 2 Cushion Seats on Super Cab (Bench on Crew)
\$0 – Line 417 / JMF – Customer Pick up or...**\$150** – Delivery / Fees

Total:

\$25,611 per (2022 Ford Ranger Super Cab 4x4) (small 4 door)

(Order cut off could happen at anytime)

Other Options to Consider (add to Total above if desired and note)

\$2,990 – Line 32 / R4F – Crew Cab (5' bed) in lieu of Super Cab (6' bed)
\$420 – Line 21 / X73 – Axle, Rear: Limited Slip
\$870 – Line 23 / 58E – SYNC / Bluetooth w/ 4" screen
\$630 – Line 416 / 18Y – Running Boards
\$1,730 – Line 24 / 101A / 67G – BLIS (Blind Information System)
\$350 – Line 22 / PTS – 3rd set of keys
\$460 – Line 30 / 76H – Fog Lights, with Chrome Bumpers
\$710 – Line 38 / TEW / 64Y – LT265/65R17 A/T OWL Tires in lieu of P255/70R16 A/S BSW & 17" Aluminum Wheels in lieu of Steel (Req's 17" Tires)
\$590 – Line 39A / 53R – Towing Package to incl. Wiring and Hitch
\$1,090 – Line 39B / 53R / LNX – Towing Package to incl. Wiring and Hitch & Spray Liner
\$350 – LNX – Undercoating
\$270 – Line 416 / TEW – LT265/65R17 A/T OWL Tires in lieu of P255/70R16 A/S BSW
\$430 – Line 416 / 64Y – 17" Aluminum Wheels in lieu of Steel (Req's 17" Tires)

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- \$140** – Line 416 / 16E – Carpet Flooring
- \$110** – Line 416 / 55U – Reverse Sensing System (Req's BLIS)
- \$90** – Line 416 / 63C – SecuriCode™ Keyless-Entry Keypad
- \$220** – Line 416 / 43D – Rear privacy Glass a& Sliding Rear Window
- \$120** – Line 416 / 55K – 110V AC Power Outlet (Req's BLIS)
- \$130** – Line 416 / 17B – Splash Guards/Mud Flaps Front and Rear
- \$1,290** – Line 416 / 914 – FX4 Off-Road Package (Req's STX Appearance Pkg. & BLIS)
- \$1,090** – Line 416 / 76F / LH – STX Appearance Package (Req's FX4 Off-Road Package & BLIS)
- \$0** – SH – Interior: Ebony Vinyl Front Buckets & 2 Cushion Seats on Super Cab in lieu of Cloth

Joe Machens Ford appreciates your business, and we look forward to servicing your needs in the future. Any questions should be directed to Kelly Sells, Fleet Department Manager.

Thanks,



Kelly Sells, Fleet Manager, Joe Machens Ford, 573-777-1089, ksells@machens.com

