

**AMENDED AGENDA**  
**Work Session**  
**STE. GENEVIEVE BOARD OF ALDERMEN**  
**Thursday – June 13, 2024**  
**City Hall, 165 S. 4<sup>th</sup> St.**  
**Immediately Following 6:00 p.m. Regular Board Meeting**

**CALL TO ORDER**

**APPROVAL OF AGENDA**

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**BUSINESS ITEMS**

1. **Street Improvement Discussion-Bond Issue + Timetable**
2. **Real Estate Matters - (The tentative agenda for this meeting also includes an optional vote to close part of this meeting pursuant to Section 610.021(2) (Leasing, purchasing, or sale of real estate))**

**ANY OTHER BUSINESS**

**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.*

Join us on the Zoom app at:

<https://us02web.zoom.us/j/84811211564?pwd=VnR5QVppTEhYMWYxWGszT2xqTW1YZz09>

Or by phone at (312) 626-6799 Meeting ID: 848 1121 1564 Passcode: 808225

Find the Zoom Link at [www.facebook.com/stegenevievecityhall](http://www.facebook.com/stegenevievecityhall)

*Posted 6/8/2024*

*Happy Welch*

## Staff Report

June 13, 2024

To: Board of Aldermen  
From: Happy Welch  
Re: Bond Issue Street Priority



### **Issue:**

With the bond issue election coming up August 6, I would like the board to prioritize street repairs so we can look at starting paving plan engineering immediately after the election with bids going out in January.

Included are my estimated milestones as requested by Alderman Steiger to plan out how we will proceed if the bond issue passes, and the previous street repair spreadsheet that is stretched out over 10 years.

I discussed with Cochran Engineering (on June 7) the bond issue and Dave Christensen is working on a plan to repave/rebuild all the streets that we can fit into the budget in 1 to 2 years and he said it would help if they could do some core sampling of existing streets this summer. The core drilling would have to come out of the transportation fund.

### **Recommendation:**

Review the information, approve the core drilling, and we will prioritize the streets.

## HIGH PRIORITY

Street Name	Cross Streets	Appx. Sq. Ft.	Estimated Cost	Additional Info	Priority List
Austin	Linn to Linn	26,000	\$42,000	Will need rock base	1
LaRose	Linn to Linn	34,010	\$102,030	Will need rock base	2
9th	Market to Ridgeway		\$483,040	Engineering in progress	3
Scott	Linn to Linn	51,250	\$153,750	Will need rock base	4
Audubon	Linn to Linn	38,920	\$116,760	Will need rock base	5
Parkwood	Highway 61 to Pointe Basse	20,262	\$126,866	Concrete	6
8th	Market to Washington	39,643	\$79,286		7
N. 5th	Washington to Kohm	21,337	\$63,674	Will need to be milled	8
Point Basse	Highway M to Brookdale	30,624	\$195,000	Concrete	9
N. 6th	Jefferson to Washington	17,460	\$34,920		10
S. 6th	Market to end of street	15,818	\$31,636		11
Rozier	Center to Park	36,000	\$72,000	Will need to be milled	12
Rozier	Center to Highway 61	46,952	\$285,000	Water main replacement	13
Jefferson	Main to 2nd	14,863	\$29,726	Will need new sidewalks	14
Market	9th to 4th	102,000	\$204,000		15
Walnut	Cedar to Park	22,848	\$66,696	Will need to be milled	16

\$2,086,384

## SECONDARY PRIORITY

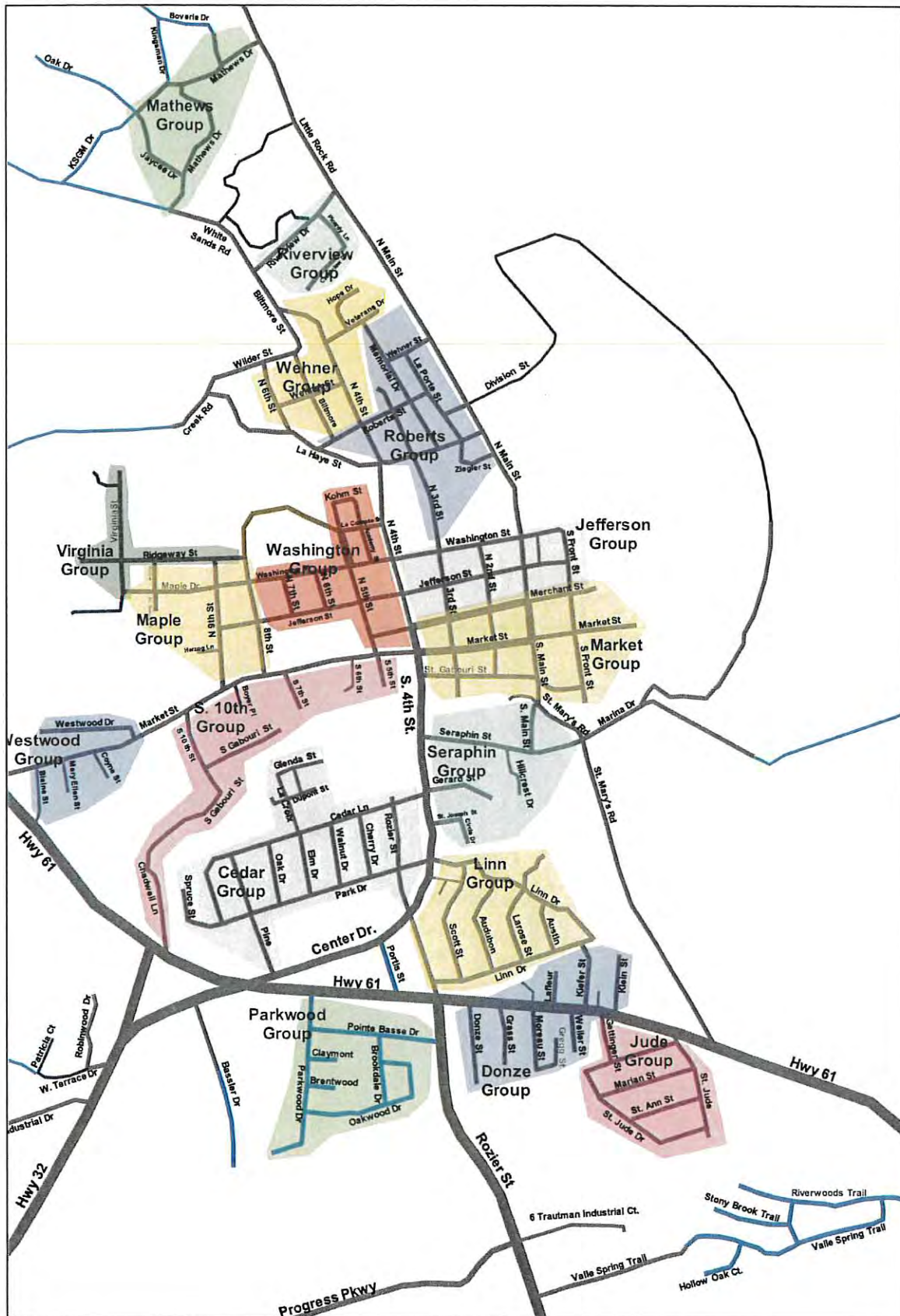
Additional Streets

						Priority
S. 4th St. TAP Sidewalk	St. Joseph to Rozier	\$100,000	\$489,064 TAP Grant			17
St. Mary's Road	Highway 61 to Main St.	\$252,000.00				18
Market St.	4th St. to Main	\$302,222.00				19
Market Group		\$561,000.00	S. Gabouri Water main			20
LaHaye	4th St. to Main	\$90,400.00	Water main replacement			21
Creek	City Limits to LaHaye	\$30,800.00	2" water line			22
Wilder	LaHaye to Biltmore	\$60,622.00	2" water line			23
Little Rock Road	Riverview to Flood Gate	\$67,000.00				24
Washington Group		\$509,400.00				25
Jefferson Group		\$543,520.00				26
Parkwood Group		\$755,195.00	Water main replacement			27
Maple Group		\$391,225.00	Water main replacement			28

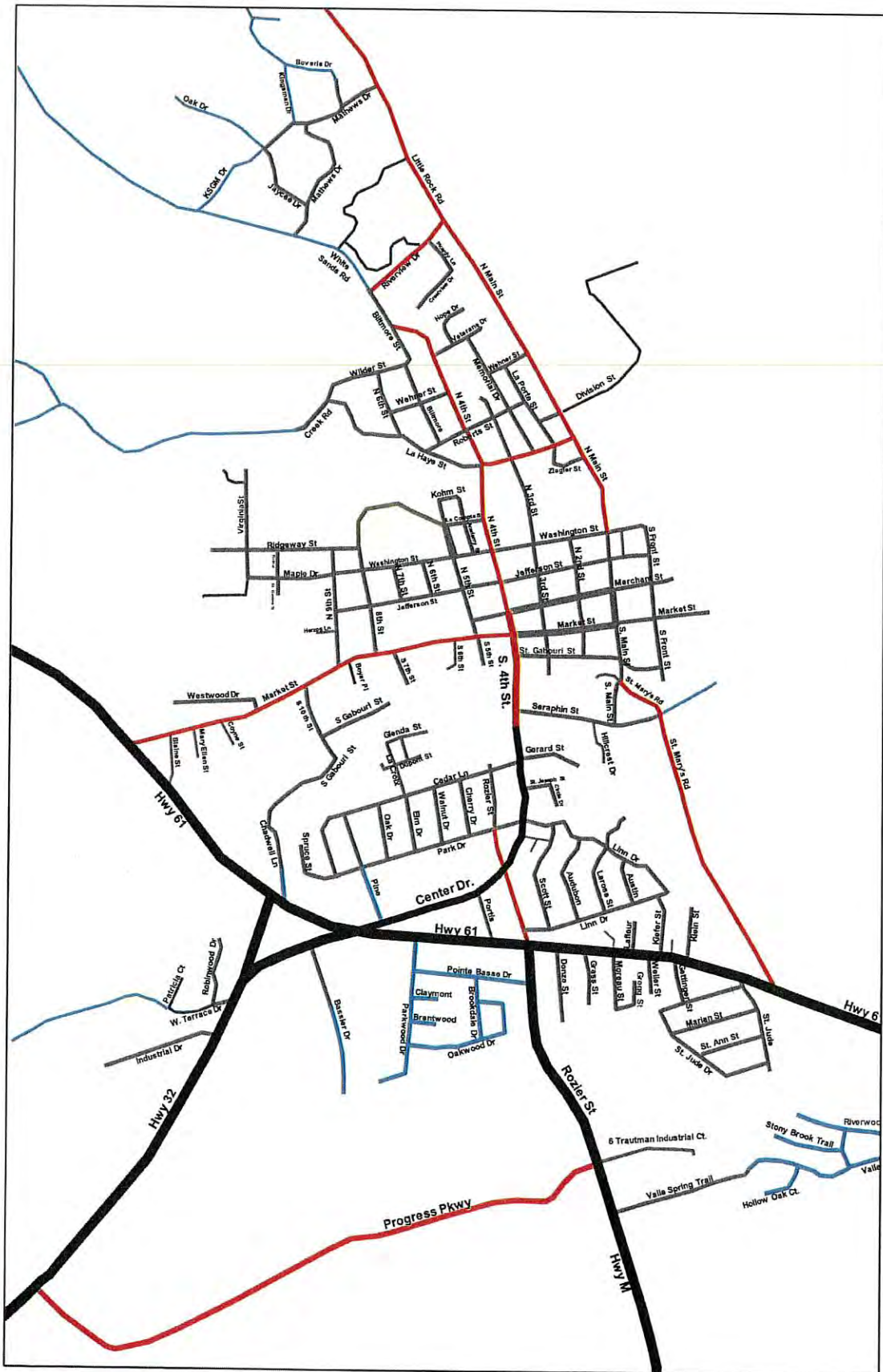
\$3,663,384



### Grouping Map



### Arterial Roadway Map



Pavement Resurfacing Schedule – all budget estimates are present value

Project Description	2023		2024		2025		2026		2027	
		Cost		Cost		Cost		Cost		Cost
<b>Arterials:</b>										
St. Mary's Road	A	\$252,000			CF	city crew			CF	city crew
Market Street - 9th to Front			A	\$302,222			CF	city crew		
La Haye Street	CF	city crew			CF	city crew			CF	city crew
Creek Road	CF	city crew			CF	city crew			CF	city crew
Wilder Street	CF	city crew			CF	city crew			CF	city crew
Little Rock Road	CF	city crew			CF	city crew			CF	city crew
Progress Parkway			CF	city crew			CF	city crew		
6 Trautman Industrial Court			CF	city crew			CF	city crew		
Valle Spring Trail			CF	city crew			CF	city crew		
Bassler Drive			CF	city crew			CF	city crew		
W. Terrace & Robinwood Drive			CF	city crew			CF	city crew		
Industrial Drive			CF	city crew			CF	city crew		
Market Street - Hwy 61 to 9th			CF	city crew			CF	city crew		
N. 4th Street			CF	city crew			CF	city crew		
S. 4th Street			CF	city crew			CF	city crew		
N. Main Street			CF	city crew			CF	city crew		
Biltmore Street			CF	city crew			CF	city crew		
White Sands Road			CF	city crew			CF	city crew		
Marina Drive			CF	city crew			CF	city crew		
Portis - new concrete										
<b>Residential Streets:</b>										
Market Group			CF	city crew			A	\$561,580		
Washington Group			CF	city crew			CF	city crew		
Jefferson Group	CF	city crew			CF	city crew			CF	city crew
Linn Group			CF	city crew			CF	city crew		
Parkwood Group - Concrete			CF	city crew			CF	city crew		
Maple Group	CF	city crew			CF	city crew			CF	city crew
Roberts Group	CF	city crew			CF	city crew			CF	city crew
Donze Group	CF	city crew			CF	city crew			CF	city crew
S. 10th Group	CF	city crew			CF	city crew			CF	city crew
Cedar Group	CF	city crew			CF	city crew			CF	city crew
Jude Group	CF	city crew			CF	city crew			CF	city crew
Riverview Group	CF	city crew			CF	city crew			CF	city crew
Mathews Group	CF	city crew			CF	city crew			CF	city crew
Seraphin Group	CF	city crew			CF	city crew			CF	city crew
Westwood Group	CF	city crew			CF	city crew			CF	city crew
Virginia	CF	city crew			CF	city crew			CF	city crew
Wehner Group	CF	city crew			CF	city crew			CF	city crew
<b>Totals</b>		<b>\$252,000</b>		<b>\$302,222</b>		<b>\$0</b>		<b>\$561,580</b>		<b>\$0</b>

A - Mill/Overlay; CF - Street Dept. Crack Filling; STP - Federal Aid; NC - Nova Chip; FD - Full Depth Pavement Replacement



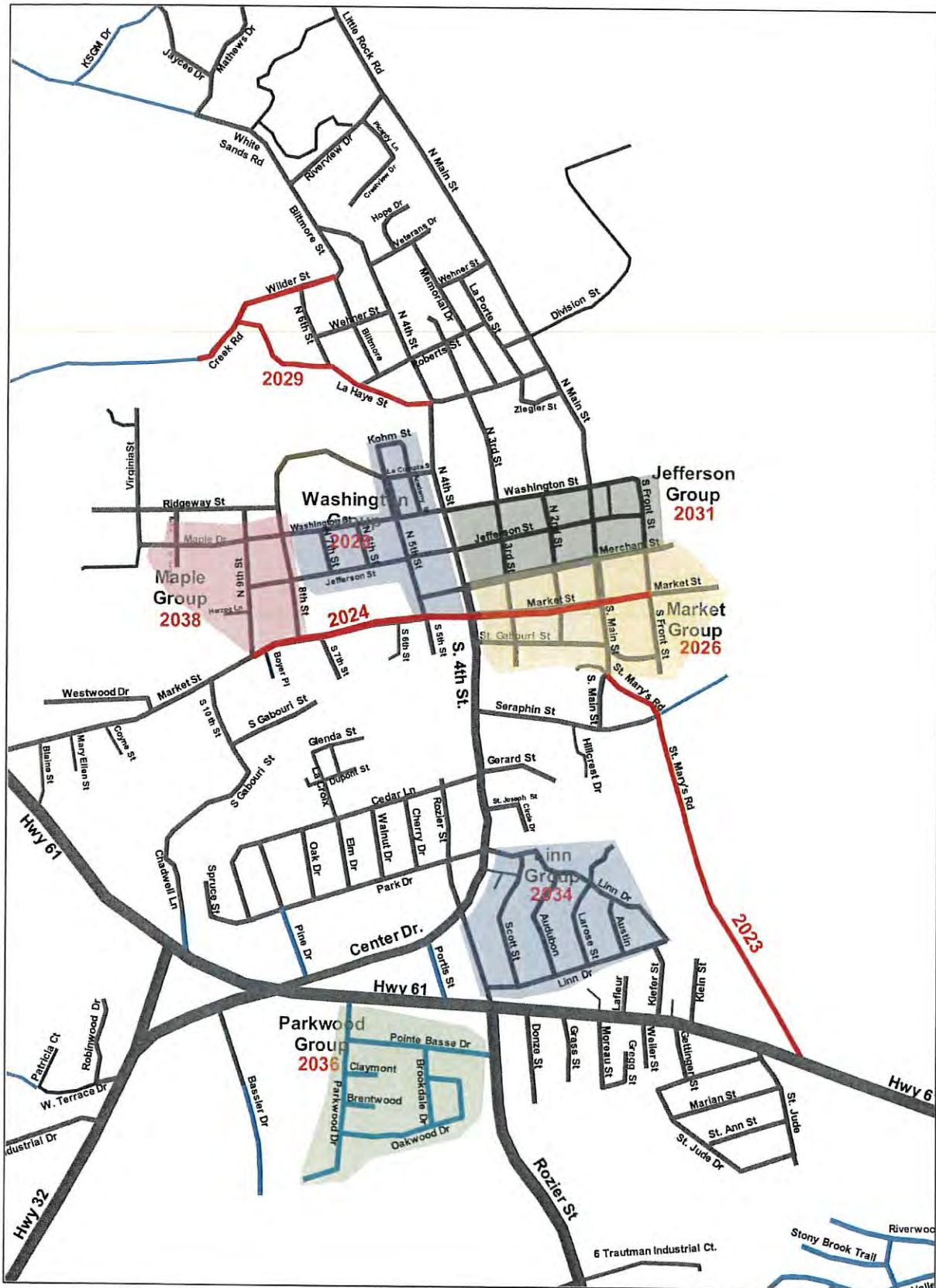
Project Description	2028		2029		2030		2031		2032	
		Cost		Cost		Cost		Cost		Cost
<b>Arterials:</b>										
St. Mary's Road			CF	city crew			CF	city crew		
Market Street - 9th to Front	CF	city crew			CF	city crew			CF	city crew
La Haye Street			A	\$90,400			CF	city crew		
Creek Road			A	\$30,800			CF	city crew		
Wilder Street			A	\$60,622			CF	city crew		
Little Rock Road			A	\$136,889			CF	city crew		
Progress Parkway	CF	city crew			CF	city crew			CF	city crew
6 Trautman Industrial Court	CF	city crew			CF	city crew			CF	city crew
Valle Spring Trail	CF	city crew			CF	city crew			CF	city crew
Bassler Drive	CF	city crew			CF	city crew			CF	city crew
W. Terrace & Robinwood Drive	CF	city crew			CF	city crew			CF	city crew
Industrial Drive	CF	city crew			CF	city crew			CF	city crew
Market Street - Hwy 61 to 9th	CF	city crew			CF	city crew			CF	city crew
N. 4th Street	CF	city crew			CF	city crew			CF	city crew
S. 4th Street	CF	city crew			CF	city crew			CF	city crew
N. Main Street	CF	city crew			CF	city crew			CF	city crew
Biltmore Street	CF	city crew			CF	city crew			CF	city crew
White Sands Road	CF	city crew			CF	city crew			CF	city crew
Marina Drive	CF	city crew			CF	city crew			CF	city crew
Portis - new concrete										
<b>Residential Streets:</b>										
Market Group	CF	city crew			CF	city crew			CF	city crew
Washington Group	A	\$509,400			CF	city crew			CF	city crew
Jefferson Group			CF	city crew			A	\$543,520		
Linn Group	CF	city crew			CF	city crew			CF	city crew
Parkwood Group - Concrete	CF	city crew			CF	city crew			CF	city crew
Maple Group			CF	city crew			CF	city crew		
Roberts Group			CF	city crew			CF	city crew		
Donze Group			CF	city crew			CF	city crew		
S. 10th Group			CF	city crew			CF	city crew		
Cedar Group			CF	city crew			CF	city crew		
Jude Group			CF	city crew			CF	city crew		
Riverview Group			CF	city crew			CF	city crew		
Mathews Group			CF	city crew			CF	city crew		
Seraphin Group			CF	city crew			CF	city crew		
Westwood Group			CF	city crew			CF	city crew		
Virginia			CF	city crew			CF	city crew		
Wehner Group			CF	city crew			CF	city crew		
<b>Totals</b>		<b>\$509,400</b>		<b>\$318,711</b>		<b>\$0</b>		<b>\$543,520</b>		<b>\$0</b>

A - Mill/Overlay; CF - Street Dept. Crack Filling; STP - Federal Aid; NC - Nova Chip; FD - Full Depth Pavement Replacement

Project Description	2033		2034		2035		2036		2037		2038	
		Cost		Cost		Cost		Cost		Cost		Cost
<b>Arterials:</b>												
St. Mary's Road	CF	city crew			CF	city crew			CF	city crew		
Market Street - 9th to Front			CF	city crew			CF	city crew			CF	city crew
La Haye Street	CF	city crew			CF	city crew			CF	city crew		
Creek Road	CF	city crew			CF	city crew			CF	city crew		
Wilder Street	CF	city crew			CF	city crew			CF	city crew		
Little Rock Road	CF	city crew			CF	city crew			CF	city crew		
Progress Parkway			CF	city crew			CF	city crew			CF	city crew
6 Trautman Industrial Court			CF	city crew			CF	city crew			CF	city crew
Valle Spring Trail			CF	city crew			CF	city crew			CF	city crew
Bassler Drive			CF	city crew			CF	city crew			CF	city crew
W. Terrace & Robinwood Drive			CF	city crew			CF	city crew			CF	city crew
Industrial Drive			CF	city crew			CF	city crew			CF	city crew
Market Street - Hwy 61 to 9th			CF	city crew			CF	city crew			CF	city crew
N. 4th Street			CF	city crew			CF	city crew			CF	city crew
S. 4th Street			CF	city crew			CF	city crew			CF	city crew
N. Main Street			CF	city crew			CF	city crew			CF	city crew
Biltmore Street			CF	city crew			CF	city crew			CF	city crew
White Sands Road			CF	city crew			CF	city crew			CF	city crew
Marina Drive			CF	city crew			CF	city crew			CF	city crew
Portis - new concrete												
<b>Residential Streets:</b>												
Market Group			CF	city crew			CF	city crew			CF	city crew
Washington Group			CF	city crew			CF	city crew			CF	city crew
Jefferson Group	CF	city crew			CF	city crew			CF	city crew		
Linn Group			A	\$948,880								
Parkwood Group - Concrete			CF	city crew			FD	\$755,195				
Maple Group	CF	city crew			CF	city crew					A	\$391,225
Roberts Group	CF	city crew			CF	city crew						
Donze Group	CF	city crew			CF	city crew			CF	city crew		
S. 10th Group	CF	city crew			CF	city crew			CF	city crew		
Cedar Group	CF	city crew			CF	city crew			CF	city crew		
Jude Group	CF	city crew			CF	city crew			CF	city crew		
Riverview Group	CF	city crew			CF	city crew			CF	city crew		
Mathews Group	CF	city crew			CF	city crew			CF	city crew		
Seraphin Group	CF	city crew			CF	city crew			CF	city crew		
Westwood Group	CF	city crew			CF	city crew			CF	city crew		
Virginia	CF	city crew			CF	city crew			CF	city crew		
Wehner Group	CF	city crew			CF	city crew			CF	city crew		
<b>Totals</b>		\$0		\$948,880		\$0		\$755,195		\$0		\$391,225

A - Mill/Overlay; CF - Street Dept. Crack Filling; STP - Federal Aid; NC - Nova Chip; FD - Full Depth Pavement Replacement

Paving Schedule Map -



**Staff Report**

June 13, 2024

To: Board of Aldermen  
From: Happy Welch  
Re: Progress Parkway Property



**Issue:**

We have one return request and an additional request to purchase portions of the 14 acres we have on Progress Parkway for non-retail non-residential uses.

The board will have the option to go into closed session for real estate.

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**Recommendation:**



2.07 acres

Position the crosshair and tap 'Add' to add points. Tap 'Finish' to close the shape.