

June 18, 2024

**JOURNAL OF THE BOARD OF ALDERMEN OF THE CITY OF PERRYVILLE, PERRY COUNTY, MISSOURI.**

The Board of Aldermen of the City of Perryville, Perry County, Missouri, met at City Hall in said City on the above date in regular session pursuant to adjournment. Present: Larry Riney, Mayor; Seth Amschler, Curt Buerck, Deanna Kline, Douglas K. Martin, Clint Rice, and David J. Schumer Aldermen; Tracy Prost, City Clerk; and Art Pistorio, City Attorney. Absent: Brent Buerck, City Administrator.

Mayor Riney opens the meeting with the Pledge of Allegiance and invocation.

Mayor Riney now asks for citizens' participation from the floor.

Larry Ross, of 595 Northdale Drive, asks the Board of Aldermen to review the cottonwood tree in the Northdale Park, noting that the trees are shedding their cottony seeds and causing a mess in the neighborhood. He asks if anything could be done to help eliminate this problem, for example, trimming the tree, cutting the tree, applying a chemical, etc.

Mayor Riney asks Parks & Recreation Director Cadwell to investigate the matter and see if he can find a solution.

There being no one else coming forth, Mayor Riney closes the citizens' participation portion of the meeting.

**CONSENT AGENDA ITEMS**

3. Approve minutes from meeting of June 4, 2024.
4. Approve finance reports for May 2024.

CITY OF PERRYVILLE									
STATEMENT OF CASH POSITION									
MAY, 2024									
		April 1, 2023	REVENUE	EXPENSE		CURRENT	ACCOUNTS	CURRENT	CURRENT
	FUND NAME	Fund Balance	Y-T-D	Y-T-D	NET INCOME	FUND	RECEIVABLE	LIABILITIES	CASH
						BALANCE			BALANCE
101	Gen Rev	\$ 3,865,980.33	\$ 738,364.51	\$ (2,503,932.35)	\$ (1,765,567.84)	\$ 2,100,412.49	\$ (129,908.70)	\$ (86,432.74)	\$ 2,143,888.45
105	FSA Administration	\$ 10,503.40	\$ 120.17	\$ -	\$ 120.17	\$ 10,623.57		\$ -	\$ 10,623.57
106	Asset Forfeiture	\$ 53.99	\$ -	\$ -	\$ -	\$ 53.99		\$ -	\$ 53.99
204	Airport	\$ 893.75	\$ 177,518.37	\$ (208,580.37)	\$ (31,062.00)	\$ (30,168.25)	\$ 1,294.50	\$ 7,903.95	\$ (23,558.80)
206	Trans Trust	\$ 278,963.80	\$ 216,293.68	\$ (135,227.24)	\$ 81,066.44	\$ 360,030.24		\$ 6,620.13	\$ 366,650.37
207	Perry Park Ctr.	\$ 126,135.16	\$ 640,679.79	\$ (749,128.78)	\$ (108,448.99)	\$ 17,686.17	\$ (46,522.83)	\$ (24,438.48)	\$ 39,770.52
211	Veterans Field	\$ 20,336.00	\$ 165.62	\$ (895.26)	\$ (729.64)	\$ 19,606.36		\$ -	\$ 19,606.36
213	Field Improvement	\$ -	\$ -	\$ -	\$ -	\$ -		\$ -	\$ -
307	Debt Service	\$ 230,096.97	\$ 6,173.00	\$ (200.14)	\$ 5,972.86	\$ 236,069.83	\$ 93,013.01	\$ 92,520.44	\$ 235,577.26
308	Cap Imp Sls Tax Rev	\$ 1,668,834.99	\$ 174,930.58	\$ -	\$ 174,930.58	\$ 1,843,765.57		\$ -	\$ 1,843,765.57
409	Gen Pub Fac	\$ -	\$ -	\$ -	\$ -	\$ -		\$ -	\$ -
414	TIF 1-Hwy 51/61	\$ 458,325.29	\$ 4,173.45	\$ -	\$ 4,173.45	\$ 462,498.74		\$ -	\$ 462,498.74
415	Economic Develop	\$ 426,190.51	\$ 3,648.63	\$ (25,957.45)	\$ (22,308.82)	\$ 403,881.69		\$ -	\$ 403,881.69
416	TIF 2-Downtown	\$ 169,318.82	\$ 1,511.87	\$ (6,296.52)	\$ (4,784.65)	\$ 164,534.17		\$ -	\$ 164,534.17
417	TIF 3-I55/HWY 51	\$ 635,060.21	\$ 5,782.77	\$ -	\$ 5,782.77	\$ 640,842.98		\$ -	\$ 640,842.98
513	Street Imp	\$ 229,926.74	\$ 574,488.76	\$ (532,021.29)	\$ 42,467.47	\$ 272,394.21		\$ -	\$ 272,394.21
612	Refuse	\$ 373,331.23	\$ 169,300.61	\$ (127,860.08)	\$ 41,440.53	\$ 414,771.76	\$ 123,337.59	\$ 4,395.45	\$ 295,829.62
614	CWSS Op	\$ 3,322,223.53	\$ 1,032,216.09	\$ (1,046,790.66)	\$ (14,574.57)	\$ 3,307,648.96	\$ 473,515.09	\$ 149,036.38	\$ 2,983,170.25
641	WWTP Improvements	\$ 992,666.74	\$ 8,934.13	\$ (5,924.50)	\$ 3,009.63	\$ 995,676.37		\$ -	\$ 995,676.37
619	Gas Op	\$ 3,698,067.37	\$ 1,000,526.77	\$ (553,796.09)	\$ 446,730.68	\$ 4,144,798.05	\$ 255,011.30	\$ 211,440.73	\$ 4,101,227.48
	<b>TOTAL</b>	<b>\$ 16,506,908.83</b>	<b>\$ 4,754,828.80</b>	<b>\$ (5,896,610.73)</b>	<b>\$ (1,141,781.93)</b>	<b>\$ 15,365,126.90</b>	<b>\$ 769,739.96</b>	<b>\$ 361,045.86</b>	<b>\$ 14,956,432.80</b>

\* Negative airport amounts will be reimbursed with grant funds.

5. Approve principal and interest payment to UMB Bank re 2021A CWSS Revenue Bonds relative to WWTP Improvement Project - \$162,461.84.

6. Approve principal and interest payment to UMB Bank re 2021C Capital Improvement Sales Tax Revenue Bonds relative to WWTP Improvement Project - \$120,076.57.
7. Approve Pay Application 3 (Final) from Putz Construction relative to Perry Park Center Ramp Project - \$18,980.23.
8. Approve Pay Estimate 8 from Fronabarger Concreters, Inc., relative to Vincetian Way Extension Project - \$518,873.60.
9. Approve Invoice 3140 (Final) and Invoice 3154 to Jerry Hotop Painting, LLC relative to Perry Park Center Interior Painting Project - \$3,313.98 and \$1,120.00.
10. Review and approve bids received for the Perryville Boulevard Shared Use Path – Phase 3 Project and award to Saline Creek Grading, LLC, per recommendation of City Engineer Baer contingent upon approval from MoDOT - \$168,445.47; also approve a contingent award to second low bidder Kluesner Construction, Inc., also contingent upon approval from MoDOT - \$177,542.63.
11. Approve bids received for the Perry Park Center Toilet Room Interior Improvement Project and award to Putz Construction, Inc. - \$27,918.03.
12. Approve Project Information Form from CA-AL-IS Properties, L.L.C. (Alan Morris) re 50% Financial Reimbursement for New Construction to Builder/Homeowner Program relative to 806 Trade Winds Drive.
13. Approve request from the Director of Advancement at St. Vincent Catholic Schools to place digital display billboards on City property prior to the Seminary Picnic.

At this time, Mayor Riney asks if anyone has any questions or wishes to remove anything from the Consent Agenda.

Item 7 - Parks & Recreation Director Cadwell tells the Board that the contractor still needs to drill weep holes in the railing. He tells the Board that staff will mail the check to the contractor after this task has been completed.

Item 10 – Alderman Schumer notes that we are approving two bids on this MoDot project and asks if this is a common procedure with MoDot contracts. City Engineer Baer informs the Board that MoDot requires that a contingent contractor be approved in case the lowest bidder is found to be noncompliant. Alderman Schumer also asks if the mobilization fee is higher than anticipated. City Engineer Baer tells the Board that he believes MoDot will not be concerned with this mobilization amount.

City Engineer Baer tells the Board that Saline Creek Grading does have the experience required for this project and has been pre-qualified through MoDot. He notes that the documents will be sent to MoDot for their review and we expect their response within a week.

Alderman Martin makes a motion to approve the consent agenda. Alderman Kline seconds the motion, and on vote the motion carries.

At this time, the Board of Aldermen discuss a prior request for a bicycle rack to be placed on the sidewalk near Villainous Grounds. It is noted that Villainous Grounds has submitted letters from the other businesses along the street indicating they are in favor of an additional bike rack.

After discussion, Alderman Buerck makes a motion to place a new matching bike rack on the northwest corner of Jackson Street (near Villainous Grounds) and to allow the current bike rack to remain at its location. Alderman Rice seconds the motion, and on vote the motion carries.

## **RESOLUTIONS:**

After discussion and review, Alderman Amschler makes a motion to enter into a Crop Lease Agreement with Todd Schilli Farms, LLC. relative to Industrial Park crop land. Motion is seconded by Alderman Rice, and on vote carried. Said Resolution is as follows:

RESOLUTION NO. 2024-41

A RESOLUTION AUTHORIZING THE MAYOR OF THE CITY OF PERRYVILLE, MISSOURI, TO EXECUTE A CONTRACT BY AND BETWEEN THE CITY AND **TODD SCHILLI FARMS, LLC**, RELATIVE TO **INDUSTRIAL PARK CROP LEASE**; FURTHER SAID RESOLUTION SHALL AUTHORIZE AND DIRECT THE CITY CLERK TO ATTEST THE SIGNATURE OF THE MAYOR.

WHEREAS, the Mayor and Board of Aldermen have heretofore reviewed a contract attached hereto and incorporated herein as if fully set forth; and,

WHEREAS, the Mayor and Board of Aldermen of the City of Perryville, Missouri, deem it advisable to enter into said contract;

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF PERRYVILLE, MISSOURI, AS FOLLOWS:

1. That the Mayor and Board of Aldermen of the City of Perryville approve the contract in its substantial form and incorporated herein as if fully set forth between the City of Perryville, a municipal corporation, and **Todd Schilli Farms, LLC**. It is the belief of the Mayor and Board of Aldermen that it is in the best interest of the citizens of the City of Perryville that the City enters into said contract.

2. That the Mayor be and he is hereby authorized and directed to execute said contract for and on behalf of the City of Perryville, Missouri.

3. That the City Clerk of the City of Perryville is hereby authorized and directed to attest the signature of the Mayor on the attached contract.

PASSED AND APPROVED this 18th day of June, 2024, by a vote of 6 ayes, 0 nays, 0 abstentions, and 0 absent.

ATTEST:  
Tracy Prost, City Clerk

CITY OF PERRYVILLE, MISSOURI  
By: Larry Riney, Mayor

After discussion and review, Alderman Buerck makes a motion to enter into a 50% Financial Reimbursement Agreement for new Construction to Builder/Homeowner with CA-AL-IS Properties, L.L.C. (Alan Morris) relative to 806 Trade Winds Drive. Motion is seconded by Alderman Martin, and on vote carried. Said Resolution is as follows:

RESOLUTION NO. 2024-42

A RESOLUTION AUTHORIZING THE MAYOR OF THE CITY OF PERRYVILLE, MISSOURI, TO EXECUTE A CONTRACT BY AND BETWEEN THE CITY AND **CA-AL-IS PROPERTIES, L.L.C.**, RELATIVE TO **HOUSING REIMBURSEMENT PROGRAM**; FURTHER SAID RESOLUTION SHALL AUTHORIZE AND DIRECT THE CITY CLERK TO ATTEST THE SIGNATURE OF THE MAYOR.

WHEREAS, the Mayor and Board of Aldermen have heretofore reviewed a contract attached hereto and incorporated herein as if fully set forth; and,

WHEREAS, the Mayor and Board of Aldermen of the City of Perryville, Missouri, deem it advisable to enter into said contract;

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF PERRYVILLE, MISSOURI, AS FOLLOWS:

1. That the Mayor and Board of Aldermen of the City of Perryville approve the contract in its substantial form and incorporated herein as if fully set forth between the City of Perryville, a municipal corporation, and /. It is the belief of the Mayor and Board of Aldermen that it is in the best interest of the citizens of the City of Perryville that the City enters into said contract.

2. That the Mayor be and he is hereby authorized and directed to execute said contract for and on behalf of the City of Perryville, Missouri.

3. That the City Clerk of the City of Perryville is hereby authorized and directed to attest the signature of the Mayor on the attached contract.

PASSED AND APPROVED this 18th day of June, 2024, by a vote of 6 ayes, 0 nays, 0 abstentions, and 0 absent.

ATTEST:  
Tracy Prost, City Clerk

CITY OF PERRYVILLE, MISSOURI  
By: Larry Riney, Mayor

**ORDINANCES:**

**SECOND READING AND FINAL PASSAGE:**

Now, at this time, the Board proceeds to approve Bill No. 6512, AN ORDINANCE AUTHORIZING THE MAYOR AND CITY CLERK OF THE CITY OF PERRYVILLE, MISSOURI, TO ATTEST TO THE CITY'S ACCEPTANCE OF CERTAIN PROPERTY, WHICH SAID PROPERTY IS PARTICULARLY SET FORTH IN THE ATTACHED EASEMENT DEEDS. Bill No. 6512 is read a second time on motion by Alderman Amschler, seconded by Alderman Buerck. Thereupon on motion by Alderman Rice, seconded by Alderman Schumer, and on vote carried, it is ordered that the bill be placed on final passage. Roll call showed the aye and nay vote as follows: Seth Amschler, aye; Curt Buerck, aye; Deanna Kline, aye; Douglas K. Martin, aye; Clint Rice, aye; David J. Schumer, aye. Totals: aye, six; nay, none. The Mayor thereupon declared the bill passed and approved and the bill thereupon became Ordinance No. 6727 of the City of Perryville, and is in words and figures as follows:

BILL NO. 6512

ORDINANCE NO. 6727

AN ORDINANCE AUTHORIZING THE MAYOR AND CITY CLERK OF THE CITY OF PERRYVILLE, MISSOURI, TO ATTEST TO THE CITY'S ACCEPTANCE OF CERTAIN PROPERTY, WHICH SAID PROPERTY IS PARTICULARLY SET FORTH IN THE ATTACHED EASEMENT DEEDS.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF PERRYVILLE, MISSOURI, AS FOLLOWS:

Section 1. The Mayor and Board of Aldermen of the City of Perryville, Missouri, do hereby accept the Easement Deeds from **PERRY COUNTY SCHOOL DISTRICT 32** and from **RONALD L. KUTZ AND BARBARA K. KUTZ**, which are attached hereto, subject to all of the terms and conditions therein expressed.

Section 2. The Mayor and City Clerk of the City of Perryville be, and they are, hereby authorized to do all acts and execute all instruments appropriate or necessary to accept the Easement Deeds.

Section 3. The City Clerk is hereby directed to file a copy of the Easement Deeds with the Recorder of Deeds of Perry County, Missouri.

Section 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions hereof.

Section 5. This ordinance shall take effect and be in force from and after its passage and approval.

FIRST READING: June 4, 2024.

SECOND READING: June 18, 2024.

PASSED AND APPROVED this 18<sup>th</sup> day of June, 2024, by a vote of 6 ayes, 0 nays, 0 abstentions, and 0 absent.

CITY OF PERRYVILLE, MISSOURI

By: Larry Riney, Mayor

ATTEST:

Tracy Prost, City Clerk

**FIRST AND SECOND READING AND FINAL PASSAGE:**

Now, at this time, Bill No. 6513, AN ORDINANCE RENAMING McDONALD'S COURT, A STREET LOCATED WITHIN THE CITY OF PERRYVILLE, MISSOURI, TO ST. CATHERINE LABOURE COURT, AND REPEALING ALL ORDINANCES IN CONFLICT THEREWITH, is read with an emergency clause for the first time upon motion by Alderman Buerck, seconded by Alderman Martin. On motion by Alderman Buerck, seconded by Alderman Amschler, and on vote carried, Bill No. 6513 is read for the second time. Thereupon on motion by Alderman Amschler, seconded by Alderman Rice, and on vote carried, it is ordered that the Bill be placed on final passage. Roll call showing the aye and nay vote showed as follows: Seth Amschler, aye; Curt Buerck, aye; Deanna Kline, aye; Douglas K. Martin, aye; Clint Rice, aye; David J. Schumer, aye. Totals: aye, 6; nay, 0. The Mayor thereupon declared the bill passed and approved and the bill thereupon became Ordinance No. 6728 of the City of Perryville, and is in words and figures as follows:

BILL NO. 6513

ORDINANCE NO. 6728

AN ORDINANCE RENAMING McDONALD'S COURT, A STREET LOCATED WITHIN THE CITY OF PERRYVILLE, MISSOURI, TO ST. CATHERINE LABOURE COURT, AND REPEALING ALL ORDINANCES IN CONFLICT THEREWITH.

WHEREAS, McDonald's Court is a street located within the city limits of the City of Perryville, Missouri, and was accepted by Ordinance 4223 in December 2001 as a part of the final plat of Corporate Park; and

WHEREAS, the Board of Aldermen of the City of Perryville, Missouri, deems it appropriate to rename said street to St. Catherine Laboure Court.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF PERRYVILLE, MISSOURI, AS FOLLOWS:

Section 1. That McDonald's Court which lies within the City of Perryville city limits is hereby named *St. Catherine Laboure Court*.

Section 2. That the City Administrator is hereby instructed to install such signs that will appropriately mark the above street.

Section 3. That the City Clerk is hereby instructed to submit a copy of this ordinance to the local postmaster and to file a copy with the Recorder of Deeds of Perry County, Missouri.

Section 4. The Mayor and Board of Aldermen of the City of Perryville, Missouri, hereby declare this ordinance to be an emergency ordinance for the immediate preservation of public peace, property, health, safety, morals, or other good cause for the citizens of the City of Perryville, and for that reason, this ordinance may be acted on in one meeting.

Section 5. That this ordinance shall take effect and be in force from and after its passage and approval.

FIRST READING: June 18, 2024.

SECOND READING: June 18, 2024.

PASSED AND APPROVED this 18<sup>th</sup> day of June, 2024, by a vote of 6 ayes, 0 nays, 0 abstentions, and 0 absent.

ATTEST:  
Tracy Prost, City Clerk

CITY OF PERRYVILLE, MISSOURI  
By: Larry Riney, Mayor

### **Mayor Riney asks for Committee Reports.**

Alderman Martin, as Chairman of the Economic Development Committee, asks EDA Director Jones for an update on economic development matters.

- **Retail Strategies** - Staff will be in Perryville Friday, June 28<sup>th</sup> for a site visit. I will tour them around sites available and optimal for retail development.

- **Business Growth Workshops** - On July 24<sup>th</sup>, the EDA will partner with the Small Business Development Center to hold 3 workshops to benefit small businesses, startup assistance, growth support, and AI uses in small businesses. Registration is required, but anyone interested can contact me for more information.

- **MU Extension Visit** - Friday, June 21<sup>st</sup>, University of Missouri Extension will be in Perryville touring the community to see if we will be selected to host the Connecting Entrepreneurial Communities conference in September 2025. We will tour them around the community, showing them various sites that would be optimal to hold the conference.

### **Mayor Riney asks for Staff Reports:**

City Administrator Report:

- **Pool Leak Update** – Mayor Riney asks Parks & Recreation Director Cadwell to update the Board regarding the possible pool leak. Director Cadwell tells the Board that it has been determined that the pool is not leaking; however, there is air getting into the pool through the circulation system. He notes that this is being investigated.

- **Application for Cost Share Program re Roundabout** – It is noted by staff that this application has been submitted.

- **PD Communications Office Closed – Midnight to 7:00 a.m.** – Mayor Riney tells the Board of Aldermen that he met with the Sheriff's Office regarding this matter. These new hours began on Tuesday morning at 12:00 a.m. Public Works Director Layton tells the Board that the Sheriff's Department will also be dispatching for Public Works and the Fire Department during this time.

City Clerk Prost tells the Board that staff has reserved rooms at the Best Western in Branson for the 2024 MML Conference in September. She asks the Board to let staff know if they plan to attend.

City Engineer Report:

- **School Street Lift Station** – The contractor has been working on backfilling around the station.
- **NE Phase 3 Trunk Line** – The contractor plans to complete the bore at the roundabout on June 19<sup>th</sup>. This is a big portion of this project. They will move to Old St. Mary's Road after the bore is complete.
- **Vincentian Way** – Fronabarger has nearly completed the project. The erosion control will be applied as well as seeding.
- **TAP Grant, Phase 3** – The bids for this project were opened on June 12<sup>th</sup>. We will send them to MoDot for review. It is our hope that the Notice to Proceed can be sent in mid-July.

City Attorney Report: No Report.

Chief of Police Report: No Report.

**Mayor Riney asks for any Board concerns, comments, or other non-action items:**

Alderman Amschler would like the Police Department to do another review of the crosswalks at Rolla and State Street, noting continued concerns with children crossing at that location.

Alderman Amschler asks about the lawn bag pickup process. Public Works Director Layton explains to the Board that the driver of the trash truck makes a note in the software when he sees lawn bags or yard waste when he picks up trash. The information is noted and the bags/lawn waste is scheduled for pickup. He also tells the Board that Public Works personnel are also told to pick up these bags and/or yard waste if they happen to see it while they are driving by.

Alderman Amschler suggests that staff publicize the lawn bag pickup process again as a reminder to the public.

Alderman Kline relates her experience at the MML Conference for new public officials, noting that they talked about nepotism and social media. She also notes that she received favorable comments from other attendees about Perryville.

Alderman Rice tells the Board that he was contacted by Rose Kline of 429 Chloe Street regarding a letter she received from the Code Enforcement Officer about the condition of her home. He notes the letter was hand-delivered and that Ms. Kline was under the impression that she was being evicted from her home.

After discussion, it is advised that someone follow up with Ms. Kline to see how to best assist her with determining how she can correct the code violations.

Mayor Riney asks that Public Works remove a limb covering the stop sign at the corner of Moulton Street and St. Joseph Street.

Alderman Rice tells the Board that he has been contacted again by Troy Kiefer regarding his concerns about off-street parking, especially on Zeno Street. Alderman Rice notes that he has heard other concerns about parking for the quadplexes being built on Zeno Street. Alderman Schumer tells the Board that each of the units will have its own garage.

There being no further business, it is upon motion by Alderman Martin, second by Alderman Rice, and on vote carried, ordered that the Board now adjourn until Tuesday, July 2, 2024, at 6:30 p.m., the regular meeting in course.

MAYOR

ATTEST:

CITY CLERK