



Brent Buerck

**AGENDA NOTES
REGULAR MEETING
6:30 P.M., TUESDAY, JANUARY 6, 2026**

City Hall Council Chambers • 215 North West Street • Perryville, MO 63775

1. Call to order by Mayor – Pledge of Allegiance to the Flag and Invocation.
2. Citizen's participation from floor – limited to 3 minutes per speaker. Any person, resident, or non-resident, wishing to address the Board of Aldermen may approach the podium and state their name, address, and comments. Non-residents are invited to speak first, followed by residents of the city. Although we are readily available outside our formal meetings, this will be your only opportunity to offer your thoughts during this evening's meeting as comments from the floor will not be taken during the regular meeting. Although certainly welcome, you are not required to stay for the remainder of the meeting and may exit the Council Chambers in a quiet and respectful manner.
3. New employee introductions –
 - Tammy Webery – Perry Park Center Janitor
 - Kristopher Schoffstall – Perry Park Center Janitor
 - Johnathan Brown – Water/Wastewater Maintenance Technician
4. Public Hearing for the proposed City Zoning Map. (copy)
This is the final cherry-on-top of the two year process, first to update the City's comprehensive plan and then to modernize the zoning code. As directed by the Board, Baer Engineering has reviewed the proposed map, measuring it against the existing map and future land use plan, and recommended changes as appropriate. These changes were presented to the Board of Aldermen at our last meeting and the Board asked we schedule a public hearing for one last public review before adoption. This is the final step in the Board's process to adopt the new map.

CONSENT AGENDA ITEMS

5. Approve minutes from meeting of December 16, 2025. (copy)
6. Approve bills for December 2025. (copy)

7. Acknowledge receipt of Amended Budget for 2026 Perry Plaza CID and 2027 Perry Plaza CID Budget. (copy)
Statute requires CIDs to provide a copy of their annual budget to the governing body that first approved their establishment. The proposed budget fits the stated intentions of the Board to improve the Perry Plaza's appearance and infrastructure. Expenditures (should they occur this year) will be limited to those projects previously approved by the Board.
8. Approve Pay Estimate 1 from Zoellner Construction Company, relative to the Veteran's Memorial Field Dugout Repairs project - \$69,821.20. (copy)
Volunteers from Robinson Construction helped staff put together plans to replace the Veterans Memorial Field fencing and dugouts destroyed by the tornado, preserving the nostalgic feel provided by the wood fencing. Regrettably, the project generated a single bidder (despite multiple inquiries) and their bid was limited to the fence replacement only. Staff decoupled the projects and went out for a second bid, securing a single bidder for the dugout roof repairs. This contract has been discussed with FEMA staff.
9. Approve Purchase Order 1304067 from Core and Main LP relative to a hot tap machine - \$38,000.98. (copy)
This was a budgeted item and staff have solicited quotes from possible vendors. This will allow the City to perform "hot taps", meaning work on a water line without first shutting off the water (e.g. new service line).
10. Approve budget variations per recommendation of Parks & Recreation Director Cadwell. (copy)
Staff noticed some personnel budgets in the park system were not tracking with our original budget projections. For some accounts, this simply reflects higher participation than expected due to additional events and activities being added. However, staff fully expect to exceed the budget for part-time maintenance. This is attributable to several things, including storm recovery and continued work on the maintenance building. As work continues, staff project an additional \$32,000 should be needed prior to year's end and wanted to alert the Board to this possibly. NOTE: Staff are expecting a portion of these funds will be reimbursed by our insurance and/or FEMA for storm related activities.
11. Approve Change Order 1 from Main Street Signs, LLC, relative to the City of Perryville Wayfinding Signs Project – time extension to June 30, 2026. (copy)
The City worked with partners to submit multiple applications through this program. As envisioned, Heritage Tourism signs will be designed to encourage drivers to get off the highway into Perryville and the City's portion of signs will then bring them deeper into the community. The City's total match for both applications is expected to be just under \$60,000 (50/50). The time extension allows the project to be inserted into and completed as part of next year's budget.
12. Review and accept bids for the WWTP Clarifier Launder Covers and award to Protectolite Composites, Inc. per recommendation of Water Plants Director Meyer. (copy)
This was another item that had been removed from the original contract for the WWTP construction due to budget limitations. Similar to the office/laboratory, it was intended to be installed at a later time and most likely by a smaller contractor.

The project is part of the current year's budget and staff request Board approval so we may proceed with construction.

13. Review and accept proposals for the Student Housing Development project and authorize staff to negotiate a contract with Brandon O Williams Construction, LLC. (copy)
City Staff and EDA Director reviewed and scored the three proposals received and are unanimous in our recommendation of Brandon O Williams Construction, LLC. For this project. Once approved, staff will begin negotiating a contract for Board approval.
14. Review and accept proposals for the City Parking Lot Redevelopment project and authorize staff to negotiate a contract with Naismith Allen. (copy)
Although we received a single proposal, City staff and EDA Staff were again unanimous in our support for the project and recommend staff begin putting together a contract with Naismith Allen to begin the development of City Parking lot.
15. Approve bid specifications for Airport Mowing Services 2026 and authorize staff to advertise for bids. (copy)
It is again time for staff to bid out the "finish mowing" portion of the airport property. It is again being proposed as a one-year contract with opportunity for two, mutually agreed upon renewals. M & S Lawn Enforcement was the lowest bidder on the airport grounds in 2023 and renewed for the 2024 and 2025 seasons.
16. Authorize staff to apply for IIJA grant funding for the design of the general aviation ramp at the Perryville Regional Airport. (copy)
Staff have been working with representatives of MoDOT to continue to secure the future of the airport, this time hoping to perform major reconstruction of a taxiway and ramp, leading from the runway to the FBO building. This project has been built into the City's CIP and has the support of MoDOT.
17. Acknowledge City Administrator Buerck's signature for the SF-424 form for the design of the general aviation ramp at the Perryville Regional Airport. (copy)
See Item 16 above.
18. Acknowledge City Administrator Buerck's signature for fire system installation and monitoring and inspection services for the Perry Park Center and Water Treatment Plant with Barcom Security & Fire. (copy)
Staff previously recommended the Board approve Barcom to provide the City's ongoing fire and security alarms. At this price, City Administration was able to sign the contract so work may proceed but the contract is placed here for Board awareness and posterity's sake.
19. Acknowledge City Administrator Buerck's signature for Generator Maintenance and Testing with CK Power. (copy)
CK Power won the City's bid several years ago in 2019 for generator maintenance and continues to serve the City in that capacity. Staff have appreciated CK's knowledge and quality of service since that time and would like to continue this relationship.
20. Authorize Mayor Riney to sign the Northwest Taxiway CIP Data Sheet. (copy)

See item 16 above.

- 21. Authorize Mayor Riney to sign the Acknowledge the Southwest Taxiway CIP Data Sheet. (copy)
See item 16 above.
- 22. Approve donation of RIT pack to Rural Perry County Fire Department. (copy)
The City has upgraded our SCBA equipment in recent years, rendering the older equipment ready for surplus. Instead of an online auction process, staff instead recommend donating this equipment to Perry County Rural Fire Department as they are an active partner of ours and their owning the equipment means it may still bring value to the City's Fire Department during a mutual aid scenario.
- 23. Approve 2026 Civic Projects List. (copy)
It has been several years since staff reviewed this list and, once approved, staff would like to post the revised list online for interested parties. Essentially, it is just a list of potential services and projects volunteer organizations may be interested in performing for the City.
- 24. Approve request from the Midwest Throwdown Professional Wrestling, LLC, to waive the Perry Park Center fee for a fundraiser event to benefit Perryville High School – Saturday, May 23, 2026. (copy)
The purpose of this event is to raise money for District #32, so staff recommend waving traditional fees. This will be their second such event at the Perry Park Center. The last event piqued the interest of our insurance company and they recommended any such event in the future should only be done after the City secured a waiver of liability. City Attorney Pistorio has been directed to draft such a document, and we would ask the Board's approval to be contingent on that waiver being accepted by Midwest Throwdown.

END OF CONSENT AGENDA

- 25. Discussion of cross border drop-offs. (copy)
This story originated in Jasper County, Missouri, (Joplin) where they share a border with the State of Kansas. Although staff are not aware of this being an issue locally, we do share a border with Illinois and would like to avoid such issues in the future. Staff would propose City Attorney Pistorio to put something similar together for the city of Perryville.
- 26. Discussion of data centers. (copy)
Somewhat similar to Item 25 above, staff has observed challenges in other communities as they work to develop regulations on data centers after such a development is underway. Instead of waiting until there is a need, staff would again like to ask City Attorney Pistorio to develop an ordinance now so we have an agreed upon process should we be fortunate enough to see a large data center come to town.
- 27. Discussion of a city ordinance regarding the sale of kratom. (copy)
The Missouri Municipal League reported having received numerous inquiries regarding the sale of so-called "gas station drugs". These products may include hemp-derived intoxicants such as cannabinoids and other unregulated products

like kratom. State regulations do not currently provide cities with clear authority to ban these products but several cities have enacted local restriction on the sale of such products to anyone under twenty-one. Many ordinances further stipulate that these products must be sold from behind a counter. Staff shared, via email, several other articles for background information on this particular subject and we would like to ask the Board's guidance in drafting an ordinance to regulate this item here locally.

28. Discussion regarding the pending extinction of the penny. (copy)
In what promises to be a cost-saving measure, the Federal Government has announced it will no longer mint new pennies. While nothing is eminent, eventually the penny may no longer exist in circulation. Staff would like to have policy guidance for what to do when this happens while we wait for state and federal laws and regulations to catch up. In short, the proposed policy would simply round up or down to the nearest nickel.
29. Resolution 2026-01 – Entering into an amended agreement with Perry County, Perry Development Corporation (PDC), and Industrial Development Authority of Perry County (IDA) relative to funding support by city and county to the Perry County EDA. (copy)
An addendum just last year to the contract provided the EDA office “catch up” funding for the past several years of “hyperinflation” and established a new standard for annual increases going forward which will be equal to the cost-of-living adjustment made by the City and County for its own employees (whichever is lower).
This new amendment was meant to include additional support for the EDA Director’s longevity increase (she began May 1, 2022) and clearly establish the new base for the contract. This was amendment was unanimously approved by the EDA Board, which includes two commissioners, along with the Mayor and Alderman Amschler. It is presented here after having been approved by the County Commission.
30. Resolution 2026-02 – Adopting the Volunteer Background Check Policy. (copy)
This is something City Attorney Pistorio put together upon the recommendation of park staff and closely matches the preventive measures our neighbors in Cape Girardeau, Missouri, are taking to ensure coaches and volunteers at the park are not registered sex offenders.
31. Resolution 2026-03 – Adopt the Perry County Emergency Operations Plan. (copy)
This was previously adopted several years ago, but the Mayor and several aldermen are now different. Perry County EMD Patrick Naeger has asked the local governments to confirm our support for the current plan while acknowledging he is working on updating the plan itself. Once that is done, there will be another adoption process.
32. Resolution 2026-04 – Entering into an agreement with Integrity Counseling, LLC, relative to Critical Incident Stress Management Services for employees in accordance with Law Enforcement Officer Bill of Rights. (copy)
This counseling agreement, selected and secured by Police Department administration, satisfies Missouri state laws regarding mental health wellness for police officers.

33. Resolution 2026-05 – Entering into a lease agreement with Titan Aviation Fuels relative to refueling equipment. (copy)
This lease will provide the City with a much newer fuel truck for the airport at the same price as the previous truck. We are also pleased that it is a gasoline truck, instead of diesel-powered like the current truck.

34. Bill No. 6615 for Ordinance 6828- Amending Title 10, Chapter 10.20, Section 10.20.090 of the Perryville Municipal Code relating to Reserved Parking – second reading and final passage. (copy)
This change removes reserved parking around the Courthouse that was previously in place for administrative staff and law enforcement as those activities have moved to the Justice Center. In its place there are temporary parking limits preceding an election (six weeks) and allows the County Clerk to designate up to necessary spaces on the interior of the square as being reserved for absentee voters.

35. Bill No. 6616 for Ordinance 6829– Accepting an easement deed from Mary Paulus Schremp and Timothy J. Paulus, Co-Representatives under the Last Will and Testament of Patricia A. Paulus – second reading and final passage. (copy)
This easement is related to the repair and maintenance of a sinkhole.

36. Bill No. 6617 for Ordinance – Accept easement deed from Gotto Investments, LLC – first reading. (copy enclosed – may be read by title only)
This easement is related to the repair and maintenance of stormwater drainage.

37. Bill No. 6618 for Ordinance - Accept easement deed from Society of St. Vincent de Paul Archdiocesan Council of St. Louis – first reading. (copy enclosed – may be read by title only)
This deed provides the Right-of-Way necessary for the City to own and maintain the sidewalk along Grand Avenue, adjacent to the St. Vincent DePaul Thrift Store (across from City Hall).

38. Bill No. 6619 for Ordinance - Accept easement deed from Congregation of the Mission Western Province – first reading. (copy enclosed – may be read by title only)
This easement provides the permissions needed for the City to extend the existing trail along Vincentian Way all the way to T-Road.

39. Bill No. 6620 for Ordinance - Amending Title 10, Chapter 10.39 of the Perryville Municipal Code relative to Use of Off Road Vehicles on City Streets – first reading. (copy enclosed – may be read by title only)
Administration has been working with the Police Department on suggested changes to the City's UTV ordinance which is meant to help streamline rules for drivers while still protecting the public by doing things like allowing nighttime driving, following posted speed limits and requiring proper insurance for such vehicles.

40. Committee Reports: Public Works, Public Safety, Finance, Liaison, and Economic Development.

41. Report by City Administrator.

- 2026 MML Innovation Awards
- AWOS Repairs
- PPC Roof Tornado Damage Photo Updates (copy)

- Field Lighting Estimates (copy)
- Navigate Building Solutions hours and projects
- Preforming Arts Rentals (copy)
- Perry Park Center Key Ring Phone App (copy)
- Downtown Perryville 2025 Recap (copy)
- 2026 Sculpture Selections (copy)
- Thomas Dambo Trolls Sculptures (copy)
- 250th Celebration Planning
- MNVM Capital Improvement Plans (copy)
- TV Streaming Services
- Highway 61 Roundabout Tree (copy)
- Municipal Election 2026
- Press Release PCCF Perry County Family Relief Fund – Fire Assistance (copy)
- Annual Chamber Membership Meeting – January 15, 2026, dinner at 6:15 p.m. (copy)
- L.O.V. Our Veterans Event – Saturday, March 14, 2026 (copy)
- World Cup Liquor Sales (copy)
- Christmas Card Lane (copy)
- Article: Missouri Lawmakers Aim to Limit Website Disability Suits (copy)
- Article: This endangered fish species lives in 5 Missouri caves (copy)

42. Report by City Engineer.

43. Report by City Attorney.

44. Report by Chief of Police.

45. Board concerns and comments and any other non-action items.

46. Closed Session to discuss personnel matters in accordance with Section 610.021(3) RSMo; contractual matter in accordance with Section 610.021(9) RSMo; and litigation matters in accordance with Section 610.021(12) RSMo.

47. Adjourn.

Attachments:

- Baer Engineering Invoices – December 2025 (copy)
- New Business Licenses – December 2025 (copy)
- Parks & Recreation Report (copy)
- Holiday Letter from City Administrator Buerck (copy)
- Article: Housing Contract in St. Louis Sell a False Dream (copy)