



Brent Buerch

**AGENDA NOTES
REGULAR MEETING
6:30 P.M., TUESDAY, AUGUST 4, 2026**

Catalyst Center • 508 North Main 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 wishing to address the Board of Aldermen may approach the podium and state their name, address, and comments. City residents are invited to speak first, followed by county residents and visitors. 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. Each speaker should limit their comments to 3 minutes or less and are strongly encouraged to provide new information rather than repeating what has been previously said. 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.

CONSENT AGENDA ITEMS

3. Approve minutes from meeting of July 21, 2026. (copy)
4. Approve bills for July 2026. (copy)
5. Purchase Order 1304154 from Premium Mechanical regarding Dectron Unit Circuits Coil Replacement - \$26,925.00. (copy)
This process is somewhat unusual but the problem is familiar. While the contractor is already working on the Dectron repairs approved by the Board of Aldermen, it makes sense to replace the remaining two coils as they are the same age as the two that have failed. If this work is done at the same time, we can fill the system with coolant, lest we risk it leaking out and having to rebuy everything. The estimate for this portion of the work was previously shared it the Board by email and is just under \$27,000. The work has been scheduled but the cost dictates Board approval.
6. Approve Pay Request 2 from Mike Light Cement Finishing, Inc., relative to Perryville Blvd. Shared Use Path IV MoDOT TAP 9900(148) project - \$33,240.00. (copy)
This is for the Miget Trail portion of the PATH project and will be an 80/20 cost-share project with MoDOT through their TAP program.

7. Approve Rainbow Fireworks, Inc., as 2027 Fireworks Show vendor per recommendation Parks and Recreation Director Cadwell. (copy)
It was agreed by all involved this event would be scheduled to occur on July 2, 2027. It continues as a partnership between the City, County, and Heritage Tourism, with each entity contributing \$5,000. If successful again, and staff fully expects it will be, this vendor's contract may be extended for up to an additional two years if both sides are happy with the product.
8. Purchase Order 130153 from Rainbow Fireworks, Inc., relative to 2027 Fireworks Show - \$15,000. (copy)
See Item 7 above.
9. Approve preliminary plat of Miesner Subdivision. (copy)
Miesner Properties, LLC, is requesting approval of the preliminary plat for the Miesner Subdivision, a proposed two-lot subdivision. The property is zoned R-4 High Density Residential, with the subdivision creating two residential lots in accordance with the current zoning designation.
10. Approve preliminary plat of Mill Estates. (copy)
Cape Land and Development, LLC, is requesting approval of the preliminary plat for Mill Estates, a proposed 64-lot residential subdivision. The development is planned to include R-3 Medium Density Residential single family homes, with construction to occur in future phases following preliminary plat approval.
11. Reschedule public hearing for 2026 property tax rates – Tuesday, August 18, 2026. (copy)
This annual process helps establish the City's property tax rates for the upcoming year. At this time, staff does not anticipate an adjustment will be necessary and will be recommending the rates stay the same. Included among the Board's attachments are nearly 50 years of property tax history. NOTE: Staff missed the required deadline for posting the notice in the newspaper to hold a public hearing tonight, so the public hearing must be rescheduled. Staff apologizes for this oversight.
12. Set date for community presentation on data centers – Tuesday, August 25, 2026, or Wednesday, August 26, 2026, 6:30 p.m. (copy)
This meeting will be hosted in conjunction with the Perry County EDA and will include a presentation on the development and history of the data center ordinance that the Board of Aldermen is scheduled to adopt later this evening.
13. Approve Accessory Dwelling Unit (ADU) Permit Application form. (copy)
The new zoning codes allowed for ADU's, also known as "mother-in-law" units. Staff has developed a suitable application to approve such requests. The ordinance provides these applications will be reviewed and approved by staff based on the parameters previously established by the Board of Aldermen.
14. Acknowledge termination of service for legacy truckline to St. Francois County relative to 911 call delivery services. (copy)
Finally, the City has received confirmation that everything was sufficient to terminate the original 911 communication circuit here in Perry County. This is the

final step and completes the transition to joint-dispatch services being provided by St. Francois County.

15. Acknowledge receipt of CHUBB Insurance Supplemental Payment for March 14-15, 2025, Tornado Event claim - \$926,979.12.
This simply documents payments have been received. Staff has worked through this process for over 16 months, and, for the most part, finally feel that the we have reached a satisfactory conclusion with CHUBB Insurance. This most recent payment more than doubled the original proposed settlement and includes everything but the replacement of lights and fixtures at Veterans Memorial Field. Although only one light pole at Veteran Memorial Field required replacement, its fixtures were upgraded to LED. The remaining five light poles now need to be converted to LED to match. Assuming the Board is still in agreement, it is staff's intention to work with FEMA to secure additional funding to reduce the impact of future disasters, including a "super" roof for the Perry Park Center natatorium and steel light poles for ballfields, greatly increasing the wind loading and overall resiliency in the process.
16. Acknowledge skate park update and reaffirm budgetary commitment of \$75,000. (copy)
Previously the Board pledged \$75,000 to support a new skate park. A group of local supporters have begun to work towards fundraising for this project and staff wanted to confirm the Board's willingness to again budget the previously offered support for this project.
17. Approve updated request from Perry County Heritage Tourism, for the Twisted Cat Outdoor Fishing Tournament – August 29, 2026, at 1:00 p.m. – 7:00 p.m. (copy)
Heritage Tourism Director Erzfeld continues to work hard to promote all things Perryville and Perry County. Several years ago, she began courting this fishing tournament and past events have included over 50 teams originating from 12 different states. Although organizers eliminated several tour stops this year, Perryville remained a stop due to the quality of fish and the group's positive experiences in our community. NOTE: This request moves the event to the Bank of Missouri Soccer Park as organizers are expecting more teams than can be comfortably served on downtown streets.
18. Approve Festival Application from the Bikers on the Square regarding Bikers on the Square for Veterans event to be held on September 11 and 12, 2026. (copy)
This annual event previously coincided with the National POW/MIA Recognition Day but it has been decoupled to avoid the continual conflict with the East Perry Fair. This year's event again includes the request to release sky lanterns as part of their remembrance ceremony. Although released during past events, these are normally prohibited by City ordinance, so it is presented here for Board consideration and approval. NOTE: The organizers have again included the request to host their stunt show on downtown city streets.
19. Approve street closure request from PCSD #32 regarding the Perry County High School Cross Country Invitational – Tuesday, September 29, 2026, 3:00 p.m. – 7:00 p.m. (copy)
This came up last year after an individual raised concerns with how streets through the park were being blocked for the race. While always hosted in the City Park, previous events did not include an official request from the school to block or barricade streets, meaning parents often provided this service informally when kids

would run through the area. Instead, going forward, an official request will be provided by the school for barricades and street closures.

END OF CONSENT AGENDA

20. Discussion of Land Water Conservation Fund (LWCF) grant regarding relocating Perryville Youth Football field and creating a full-size field. (link)
Staff has identified this grant program offered through the Department of Natural Resources as a possible way to relocate the Perryville Youth Football Field to the lower soccer field where t-ball games are played, allowing the City to finally have a full 100-yard field. Before applying, staff wanted to confirm the Board direction and commitment to this project remains.
21. Discussion of Delta Regional Authority 2026 Community Infrastructure Fund to support the construction of the St. Mary's Lift Station project near T Road.
The proposed project will install a new lift station and associated infrastructure to support new residential developments in this area of the city.
22. Discussion of right-of-way adjacent to agricultural property on Rand Avenue. (copy)
One of the aldermen identified this area as a safety concern. In summary, the property at the end of Rand Ave is used agriculturally and the Board previously exempted the requirement to mow along the ROW for such property, so the area has grown up with vegetation to the point where there are safety concerns. The Board will be asked to consider whether to include a requirement for the property owner to better maintain the area or come up with an alternate solution where the City would be directed to maintain the area.
23. Resolution 2026-45 – Approve CDL Recruitment Training Reimbursement Policy. (copy)
This was previously discussed with the Board and is thought to be cost neutral for the City. Instead of hiring people without a CDL and then paying for training, this would create an incentive perhaps allowing the City to hire people with a CDL. The money previously used to pay for training would be converted to a \$2,500 “reimbursement” for the training previously paid for by the individual.
24. Resolution 2026-46 – Entering into an agreement with Rainbow Fireworks, Inc. relative to the 2027 Fireworks Show – Friday, July 2, 2027. (copy)
See Item 7 above.
25. Resolution 2026-47 – Entering into a Memorandum of Understanding with MU Extension regarding Connecting Entrepreneurial Communities (CEC) Conference 2027. (copy)
This secures next year’s Missouri Extension conference in Perryville and commits the City to the funding (\$15,000) and the necessary staff support to make it a good experience for all.
26. Resolution 2026-48 – Entering into an agreement with All Access with Andy Gracia relative to the Studio Production of Flight Paths to Prosperity short-film regarding the Perryville Regional Airport. (copy)
The City was approached by PBS to film a program on the Perryville Regional Airport. Since it is public broadcasting, the City is responsible for about 25% of the cost (roughly \$25,000). Filming is expected to occur later this year, most likely October, and the City’s budget will be officially amended to include this project.

27. Resolution 2026-49 – Entering into a rental agreement with David Kentch relative to rental of hangar space. (copy)
This contact will fill T-hangar unit 8.
28. Resolution 2026-50 – Entering into a rental agreement with Dana Groothuis relative to rental of hangar space. (copy)
This contact will fill T-hangar unit 10.
29. Bill No. 6665 for Ordinance 6878 – Amending Title 5 of the Perryville Municipal Code by amending Chapter 5.47 Data Centers. – second reading and final passage. (copy)
The version has been updated since the Board's first reading and, among other things, now includes a prohibition on NDAs and more stringent noise limitations. All the changes are again highlighted for the Board's easy review. Again, this is not necessarily meant to be the "final" iteration of this municipal code but simply a step forward from where the City began and is meant to help ensure the City is in the best position to work through something like this as a community if/when the time comes.
30. Bill No. 6666 for Ordinance 6879 – Amending Title 6, Chapter 6.16 of the Perryville Municipal Code relating to livestock and fowl. – second reading and final passage. (copy)
This came up at a previous meeting, and the Board asked staff to modify the existing ordinance to allow a limited number of livestock in R-2 Districts, similar to what is already allowed in R-1. There is no longer a requirement for a conditional use permit, meaning if the property satisfies the ordinances, it is eligible for livestock.
31. Bill No. 6667 for Ordinance 6880 – Amending Title 17, Land Use Table of the Perryville Municipal Code relating to animal production and aquaculture. – second reading and final passage. (copy)
This update is to the Land Use Table found in the zoning code and will reflect the changes mentioned in Item 30 above.
32. Bill No. 6668 for Ordinance – Amending Title 2, Chapter 2.08, Section 2.08.040 of the Perryville Municipal Code relative to Bond requirements. – first reading. (copy enclosed – may be read by title only)
It has been a very, very long time since the City updated our bonding requirements for City employees. Staff has worked with the City's insurance broker and City Attorney to establish these limits, and the final version is being presented here for Board approval.
33. Bill No. 6669 for Ordinance – Amending Title 2, Chapter 2.88, Section 2.88.755 of the Perryville Municipal Code relative to Military Leave. – first reading. (copy enclosed – may be read by title only)
Missouri House Bill 2593, Section 105.270.1 increases paid military leave from 120 hours to 160 hours for government employees. This new law will go into effect on August 28th, and staff have adjusted the municipal code regarding this matter to match state law.

34. Bill No. 6670 for Ordinance – Amending Title 8, Section 8.16, Section 8.16.140 relative to Collection of limbs and related debris. – first reading. (copy enclosed – may be read by title only)
Previously, Public Works staff preferred limbs to be placed in a perpendicular fashion immediately behind the curb. This was the most efficient way to process limbs using the mobile chipper that was moved from pile to pile and then fed into the machine manually. At this point, large piles of limbs are picked up using a grappler and a parallel staging behind the curb would be much better for the current operations. Once approved by the Board, this change will be shared with the customers.
35. Bill No. 6671 for Ordinance – Amending Title 10, Chapter 10.20, Section 10.20.020 of the Perryville Municipal Code relative to Prohibited parking places enumerated. – first reading. (copy enclosed – may be read by title only)
Despite previously understood direction by the Board of Aldermen during our zoning review, this ordinance somehow slipped through the cracks. In short, it prohibits vehicular parking in the front yards of homes throughout the City while rear and side yards are acceptable. Staff apologies for the delay in bringing this matter forward.
36. Bill No. 6672 for Ordinance – Amending Title 18, Chapter 18.01 of the Perryville Municipal Code relative to the Regulation of Sign and Location. – first reading. (copy enclosed – may be read by title only)
Staff noticed the municipal sign code is unreasonably restrictive, allowing a sign face of only 100 square feet. This size is well outside industry norms, particularly in commercial districts such as Buchheits, Wal-Mart, and other department-sized stores. This will correct that oversight, allowing 330 square feet instead, but only up to 10% of the building's front.
37. Committee Reports: Public Works, Public Safety, Finance, Liaison, and Economic Development.
38. Report by City Administrator.
- Rental Property Registration (copy) (link)
 - Home of Sam Barber Sign
 - Staff FAQ for Data Centers Questions (copy)
 - Back To School Sales Tax Holiday – August 7th – 9th
 - Odyssey Movie (Rated R) Showing at Perry Park Center – August 21 -27, 2026
 - MML Southeast Regional Meeting – Tues., Oct. 20, 2026, 11:30a.m.– 2:00p.m. (copy)
 - Article: Beyond the Leaf the Rise of 7-OH & the Battle over Gas Station Heroin (copy)
 - Loudoun County, VA Data Center and Power Resources (link)
 - Article: Amazon Plans \$10B Missouri Data Center Campus (copy)
 - Article: Water Wars – An Honest Look at the Numbers Behind the Outrage (copy)
 - Article: Embracing AI in government (copy)
 - Article: How Data Centers Lost PR War (copy)
 - Article: NextEra, Brookfield plan \$100 billion data center at US Uranium Site in Kentucky (copy)
39. Report by City Engineer.
40. Report by City Attorney.

41. Report by Chief of Police.
42. Board concerns and comments and any other non-action items.
43. Closed Session to discuss real estate matters in accordance with Section 610.021(2) RSMo; personnel matters in accordance with Section 610.021(3) RSMo; and contractual matter in accordance with Section 610.021(9) RSMo.
44. Adjourn.

For requests for accommodations related to a disability, please contact Lydia Rellergert, City Clerk at 573-547-2594 or email lydiarellergert@perryvillemo.gov.

Attachments:

- CID Annual Report 206 (copy)
- Baer Engineering Invoice – July 2026 (copy)
- New Business Licenses – July 2026 (copy)
- Parks and Recreation Report (copy)