

July 5, 2011

The Board of Aldermen, City of Kearney, Missouri, met in regular session at Kearney City Hall, 100 East Washington, July 5, 2011 at 6:30 P.M. with Mayor Dane presiding. Members present were Jeff Couchman, Tom Patterson, Dan Holt, and Jenny Hayes. Staff members present were Jim Eldridge, Shirley Zimmerman, David Pavlich and Eric Marshall.

The Mayor opened the meeting with the Pledge of Allegiance.

CONSENT AGENDA

The following items were submitted for the Board of Aldermen to approve:

- Minutes for the June 20th meeting
- Bills presented for payment
- Crossley estimate for repairs on 2005 F-550 diesel, \$3,532
- Lion's Park stage electric pedestals, \$1,400
- Trees in Mack Porter & Jesse James Park, Police Station – Marshall Evergreen \$1,870
- High Service Pump #1 at water plant, FTC Equipment, \$2,930.54
- Proposal to purchase gasoline and diesel fuel from PCEC
- Approve rental of track hoe and dozer to clear brush for disc golf course, Hertz, \$3,568
- **Resolution No. 24-2011** contract for Lion's Club Mud Run event for Sept. 24, 2011
- **Resolution No. 25-2011** contract for Bull Ride Event with Kearney Optimists 2011
- **Resolution No. 26-2011** approving name change of Susan to Susan Circle for 911 addressing
- Approve disc golf design fee of \$1,000

Alderman Patterson and Alderwoman Hayes said they would abstain from voting on the Bull Ride Event because they are members of the Optimist Club.

A motion was made by Alderman Holt and seconded by Alderman Couchman to approve the Consent Agenda as presented. The motion carried unanimously.

ADMINISTRATOR'S REPORT

RECYCLING COMMENTS Staff said we are collecting comments on curbside recycling. We will be scheduling a public meeting in August for the public to ask questions, etc. We will put it on the back of the water bills.

Alderman Holt asked if it would be a meeting like last time. Staff said we will let the recycling committee host it and it would just be an open house that people could stop by

RECYCLING COMMENTS-CONT and ask questions, etc. It would be similar to the ones that MoDOT holds for road projects.

PUBLIC REQUESTS & PETITIONS

KEARNEY ENRICHMENT COUNCIL, PRESENTATION OF FIRE HOUSE IMPROVEMENT PLANS & RECOMMEND PROPOSED BUILDING USE

Alderwoman Hayes said DLR, architectural firm, will present a proposed layout of the interior of the building and the park area. Dr. Nicely will give a summary of the MCC survey and Fire Chief Larry Pratt will talk about the garage area of the building. She said the goal is to get approval for interior work to start.

David Contag, DLR, presented drawings showing the interior of the building and Lion's Park. He said the site is lucky to have access to an awesome park. He said the main pieces for the project are already there. He said they did insert a proposed future building at the Northwest corner of the property.

Mr. Contag suggested a small splash park, trails through out the park and a learning garden with shrubs, flowers, etc labeled to the South of the building. He said the Southwest corner could become parking in the future.

Miranda Kumler, DLR, said they would like to remove some non-weight bearing walls in the interior to open up more space and make bigger classrooms. She said they would like to add windows on the west side of the multi-purpose room so you could see into the park.

She said the garage area would be historical. She said there would be a kitchen area, multi-purpose room, board room, classroom with computers, an art area and a music room and sound booth room.

Alderwoman Hayes said Synergy recommended the music room because music is used in lots of children activities and therapy. The sound room would be good for things such as recording older people relating historical accounts of the community.

Dr. Nicely, Superintendent of Schools, said the Metropolitan Community Colleges and KADC did a survey of the community so MCC could see what the educational needs of the community were. He said the results revealed that the community is highly educated, therefore they wouldn't be doing a campus site here. They are interested though in doing a virtual campus in the Spring of 2012. They would offer blended classes. Most of the work would occur by internet from home. They would then hold a classroom meeting in Kearney with the students at some time.

Larry Pratt, Fire Chief, said they have a Fire Fighters Association that is a 501C3. It is independent of the Fire District, but is made up of employees and volunteers of the Fire District. He said they have retained the first three vehicles, ('35 Ford, '57 Ford and '60 Chevy) that they owned.

KEARNEY ENRICHMENT COUNCIL, PRESENTATION OF FIRE HOUSE IMPROVEMENT PLANS & RECOMMEND PROPOSED BUILDING USE

David Pratt, Fire Fighters Ass., said the original part of the building was built in 1949 as a fire station. He said they would like to put back the old portion to its original condition. He said they would hang the fire hoses, etc. like it was in 1949 and would have the fire trucks on display.

Mr. Pratt said they would come to the building and meet with students, etc. and tell the history of the fire department. He said they have money to pay for the restoration of the garage portion of the building. He said they would do that as long as they were given a long term use of the area.

Alderman Couchman asked how many trucks they could store there. Mr. Pratt said they would definitely put the oldest truck there. He said it could be arranged to get one more there in the garage area. Mr. Contag said you could extend the west wall of the building to go to North end of garage and have a space for another fire truck.

Larry Pratt said they would be interested in putting in security cameras in the building.

Alderwoman Hayes said they need a time line on the building so they can start fund raising. She said they would like permission to remove the wall in the board room and the walls in the south end that are not weight bearing walls.

Mayor Dane asked how they intend to fund the project if it is approved. Alderwoman Hayes said they would do fund raising. She said they are going to do an "Adopt a Room" program where someone or a group could adopt a room and pay for the remodel of that room.

Alderman Couchman asked where the money is going to come from for the utilities, etc. Mayor Dane said we have to pay the utilities for now but we won't do that forever. It has to be self sustaining.

Alderman Patterson asked when there would be a contract between the City and the Enrichment Council. Mayor Dane said after the 501C3 is obtained we would talk about a contract.

Alderman Holt asked if a group wants to use the building, who they will contact. He said it looks like several different groups could be there at the same time, so you would have to be careful about double booking. Alderwoman Hayes said it could be the Council or the City.

Alderman Couchman said he is concerned if you start remodeling by the footprint before definite plans are completed, you may not have what you want in the end.

KEARNEY ENRICHMENT COUNCIL, PRESENTATION OF FIRE HOUSE IMPROVEMENT PLANS & RECOMMEND PROPOSED BUILDING USE

Steve McDonald, Enrichment Council, said they have collected lots of data and they believe this will meet the needs expressed in this data. He said the rent needs to be an affordable rate for a space. Alderman Couchman said we just need to make sure that it is a break even operation.

Mayor Dane said everyone needs to work towards making this a self sustaining project. He said at this time the City is only on the hook for utilities and won't be funding the project. He said it is a good plan and he doesn't see any harm in tearing down some non-weight bearing walls and doing new carpet.

A motion was made by Alderman Couchman and seconded by Alderman Holt to allow the Enrichment Council to remove non-weight bearing walls and put down new carpet at the Old Firehouse. The motion carried unanimously.

NEW BUSINESS

EXTENDING \$300 BUILDING PERMITS Bill No. 15-2011, an ordinance to **ORDINANCE NO. 1165-2011** encourage economic development and initiate construction of new housing by discounting building permits to \$300, was presented and read by Title only.

Mayor Dane said housing starts are off pace from last year and he wants to continue to incentivize residential construction.

A motion was made by Alderman Holt and seconded by Alderman Patterson to approve the ordinance as read on the first reading. The motion carried by a vote of four to zero.

A motion was made by Alderman Patterson and seconded by Alderwoman Hayes to place Bill No. 15-2011 on its second and final reading. Said Bill was thereupon read and considered, and was duly passed by the following roll call vote: Voting for the Motion: Hayes, Patterson, Holt and Couchman. The motion carried by a four to zero vote. The Bill was then duly numbered **Ordinance No. 1165-2011**.

REPLACEMENT OF STREET LIGHTS ON PLATTE CLAY WAY David Pavlich said we received a "Smart Lights For Smart Cities" grant being administrated by the Mid America Regional Council.

Mr. Pavlich said there has been a limitation of the grant which has caused the need to reduce the scope of the MARC grant project to install LED lighting in Kearney.

Staff recommends the Board consider replacing the ten green fixtures on Platte Clay Way with new LED fixtures. We can either do the attractive stainless steel cobra head fixtures identical to those on West Washington, West of the railroad tracks, which would cost the City \$3,115 or purchase decorative street lighting similar to those found on 33 Highway

REPLACEMENT OF STREET LIGHTS ON PLATTE CLAY WAY-CONT at a cost to the City of \$14,735. Decorative lights will also take a disproportionate share of the grant. Platte Clay Electric has offered a cost share of \$320 per pole.

Alderman Couchman asked if we had polled the businesses along Platte Clay Electric to see what they preferred. Steve McDonald said he would prefer the decorative poles since all the businesses have invested in brick along that street.

A motion was made by Alderwoman Hayes and seconded by Alderman Couchman to approve the decorative poles for the replacement of street lights on Platte Clay Way. The motion carried unanimously.

ADJOURNMENT There being no further business on the agenda, a motion was made by Alderman Couchman and seconded by Alderman Patterson to adjourn. The motion carried unanimously.

The following bills were presented for payment at the July 5, 2011 meeting:

ORG/VENDOR NAME	WARRANT: 070511	AMOUNT
* 33 Hwy Construction Exp		
METRO ASPHALT		55,113.47
* Cap Improv Sales Tax Exp.		
HOUSEWORTH ENTERPRISES		180.00
* City Hall Expenses		
CINTAS CORPORATION LOC. 177		119.07
MSC-410526		8.00
275-FAIRPOINT COMMUNICATIONS		423.93
HOUSEWORTH ENTERPRISES		572.50
KEARNEY CHAMBER OF		300.00
KRAMER HARDWARE		26.97
MIDWEST DATA CENTER		32.00
NEWEGG, INC		59.99
NPG NEWSPAPERS INC		184.00
ORSCHELNS CARD CENTER		62.98
PAYCOR PAYROLL SERVICES		171.90
PERSONAL TOUCH ENGRAVING		8.46
SPRAY AWAY INC		145.00
STAPLES ADVANTAGE		189.96
TCOM INC		450.00
UNISOURCE, INC		82.00
CARD SERVICES (VISA)		96.00
* Community Development Dir		
CINTAS CORPORATION LOC. 177		12.32
DaVINCI REPROGRAPHICS		700.00
KRAMER HARDWARE		7.29
ORSCHELNS CARD CENTER		81.97
PORTER'S BUILDING CENTER		6.29
UNISOURCE, INC		82.00
* General Admin. Revenues		
KARLA COSENTINO		24.50
LANCE PETERSON		500.00
* General Fund Balance Acct		

AFLAC/REMITTANCE	221.46
DELTA DENTAL OF MISSOURI	1,112.11
ING FINANCIAL ADVISERS,LLC	1,316.33
MISSOURI LAGERS	11,326.73
PAYCOR PAYROLL SERVICES	14,051.50
VISION SERVICE PLAN (IC)	313.26
* Meter Deposit Expenses	
CRAIG AEGERTER	45.82
AMY BARRETT	61.83
CHAD BORSTEIN	149.74
EMILY BRENT	20.73
KEVIN HIGDON CONSTRUCTION	61.83
INTEGRITY HOMEBUILDERS LLC	52.90
COREY JONES	65.03
TIMOTHY KEYS	13.77
SUSAN MCBRIDE	5.00
TROY OLSON	18.07
CINDY PRESTON	61.83
VICTORIA REID	34.48
* Museum/Chamber Bldg	
HOUSEWORTH ENTERPRISES	30.00
* Old Fire House	
MCGUIRE LOCK AND SAFE	176.55
* Park Fund Balance Acct	
AFLAC/REMITTANCE	132.08
DELTA DENTAL OF MISSOURI	103.61
MISSOURI LAGERS	1,194.16
PAYCOR PAYROLL SERVICES	1,373.04
VISION SERVICE PLAN (IC)	34.32
* Park Fund Expenses	
CHILDREN'S MERCY HOSPITAL	103.00
CHRIS' LAWN CARE AND	399.00
FRIES LAWN & LEISURE INC	888.49
HOUSEWORTH ENTERPRISES	961.50
IDEKER, INC.	1,520.08
KEARNEY LAWN &	164.44
KRAMER HARDWARE	366.09
METRO SPORTSWEAR LLC	28.00
ORSCHELNS CARD CENTER	122.58
PLATTE CLAY ELECTRIC	1,482.91
PORTER'S BUILDING CENTER	642.86
PORTERS OF MOSBY	97.63
QUICK STOP	564.00
MARK SNEED	10.00
UNITED RENTALS INC	579.26
CARD SERVICES (VISA)	558.11
* Park Special Projects	
DEAN FOLTZ	400.00
KEARNEY ROTARY CLUB	200.00
MISSOURI DEPT OF REVENUE	302.00
TODD PETTYGROVE	588.00
PORTER'S BUILDING CENTER	20.48
493-PRAXAIR DISTRIBUTION	31.18
PRUNELLA TOURS, INC	5,040.00
QUICK STOP	791.14
TRAVIS RABICH	350.00

BRIAN REESE	1,400.00
SOUND CHECK ENTERPRISES, INC	1,750.00
DANIEL WITHEE	225.00
* Police Dept. Expenses	
THE ARMORY	97.85
BOARD OF POLICE	31.25
CSE, INC	569.00
275-FAIRPOINT COMMUNICATIONS	561.95
GRAFF TECHNOLOGY SOLUTIONS	27.95
HOUSEWORTH ENTERPRISES	145.00
HUNTS CAR CARE CENTER	418.60
J & K AUTO REPAIR	171.38
KRAMER HARDWARE	54.87
LIBERTY CYCLE CENTER INC	266.40
LYNN PEAVEY COMPANY	253.05
MIDWEST RADAR & EQUIP.	810.00
ORSCHELNS CARD CENTER	44.99
PLATTE CLAY ELECTRIC	925.92
PORTER'S BUILDING CENTER	4.75
RELIABLE MECHANICAL SERVICES, INC.	270.00
SPRAY AWAY INC	150.00
UNISOURCE, INC	88.00
* Police Station Debt	
KEARNEY TRUST COMPANY	7,524.01
* Sewer Plant Expenses	
ADT SECURITY SERVICES	31.95
ALLIED WASTE SERVICES	136.84
CLAY COUNTY AUTO PARTS	109.79
FTC EQUIPMENT, LLC	622.50
HOUSEWORTH ENTERPRISES	172.50
PLATTE CLAY ELECTRIC	8,586.97
* Solid Waste	
DEFFENBAUGH INDUSTRIES	23,270.00
* Street Department Expense	
CINTAS CORPORATION LOC. 177	42.90
GARY CROSSLEY FORD INC	1,425.00
HOUSEWORTH ENTERPRISES	173.50
KEARNEY LIONS CLUB	98.50
KRAMER HARDWARE	61.71
MID-AMERICA REG. COUNCIL	4,299.50
NEWMAN TRAFFIC SIGNS	232.92
ORSCHELNS CARD CENTER	92.96
PLATTE CLAY ELECTRIC	394.04
PORTER'S BUILDING CENTER	39.98
TRASH AND TREASURE	4.28
* W & S Admin. Expenses	
CENTURYLINK COMMUNICATIONS, INC	3.44
CINTAS CORPORATION LOC. 177	46.99
CLAY COUNTY AUTO PARTS	15.98
275-FAIRPOINT COMMUNICATIONS	106.77
ORSCHELNS CARD CENTER	14.95
PORTER'S SERVICE	100.30
STAPLES ADVANTAGE	78.84
* W&S Revenue Balance Acct	
DELTA DENTAL OF MISSOURI	258.17
ING FINANCIAL ADVISERS, LLC	210.00

MISSOURI LAGERS	3,348.39
PAYCOR PAYROLL SERVICES	4,029.46
VISION SERVICE PLAN (IC)	74.22
* WEST I-35 OUTER ROAD	
COOK, FLATT & STROBEL	15,881.32
* Water Plant Expenses	
ADT SECURITY SERVICES	63.90
AMERICAN PLUS INC	76.80
BRENNTAG MID-SOUTH, INC	1,511.50
BUBLITZ MACHINERY CO	240.55
C.H. ROBINSON COMPANY, INC.	816.50
CINTAS CORPORATION LOC. 177	13.16
DECKER CONSTRUCTION	2,606.12
HACH CHEMICAL	1,272.93
HOUSEWORTH ENTERPRISES	330.50
KANSAS CITY WINNELSON	3,291.18
KEARNEY LAWN &	29.57
KEARNEY LIONS CLUB	59.00
MISSISSIPPI LIME CO	5,040.00
ORSCHELNS CARD CENTER	56.98
PLATTE CLAY ELECTRIC	1,329.25
PUBLIC WATER SUPPLY DIST#6	1,200.00
CARD SERVICES (VISA)	58.41
WATER PRODUCTS, INC.	3,051.52
* Wireless Cap Imp Exp-Strt	
CFS ENGINEERS	1,000.00

TOTAL	209,630.04

APPROVED _____ ATTEST: _____
 Billy R. Dane, Mayor Joan H. Updike, City Clerk

