

**MINUTES OF THE REGULAR MEETING OF THE CITY COUNCIL  
CITY OF WASHINGTON, FRANKLIN COUNTY, MISSOURI  
MONDAY, FEBRUARY 3, 2020**

**INTRODUCTORY ITEMS:**

The Regular Meeting of the City of Washington, Missouri, City Council was held on Monday, February 3, 2020, at 7:00 p.m. in the Council Chamber. Mayor Sandy Lucy opened the meeting with roll call and Pledge of Allegiance.

<b>Mayor:</b>	Sandy Lucy	Present
<b>Council Members:</b>	<b>Ward I</b>	Steve Sullentrup Present Nick Obermark Present
	<b>Ward II</b>	Mark Wessels Present Mark Hidritch Present
	<b>Ward III</b>	Jeff Patke Present Greg Skornia Present
	<b>Ward IV</b>	Gretchen Pettet Present Joe Holtmeier Present
<b>Also Present:</b>	City Attorney	Mark Piontek
	City Administrator	Darren Lamb
	City Clerk	Mary Trentmann
	Police Chief	Ed Menefee
	Public Works Director	John Nilges
	Economic Development Director	Sal Maniaci
	Parks Director	Wayne Dunker

Originals and/or copies of agenda items of the meeting, including recorded votes are available on record in the office of the City Clerk. Each ordinance is read a minimum of twice by title, unless otherwise noted.

**Approval of Minutes:**

\* Approval of the Minutes from the January 21 & 28, 2020 Council Meetings

A motion to accept the minutes as presented was made by Councilmember Hidritch, seconded by Councilmember Holtmeier, passed without dissent.

**Approval and Adjustment of Agenda including Consent Agenda:**

\* Liquor License Application – Captain 1 Liquor & More, 305 E 8<sup>th</sup> Street

\* Change Order #4 & Final Pay Request – McFry Excavating, Inc – Struckhoff Landfill Site Prep

After a brief discussion on Change Order #4 & Final Pay Request – McFry Excavating, Inc – Struckhoff Landfill Site Prep, a motion to accept and approve the agenda including the consent agenda accordingly was made by Councilmember Sullentrup, seconded by Councilmember Hidritch, passed without dissent.

**PRIORITY ITEMS:**

**Mayor's Presentations, Appointments & Re-Appointments:**

- \* Mayor's Proclamation – Excellence in Community Service, Conservation & Ecology  
*Excellence in Community Service, Conservation and Ecology*  
*Whereas, the City of Washington's Hall of Fame recognizes outstanding individuals in the community; and*  
*Whereas, The Dr. Bill Huber Excellence in Community Service, Conservation and Ecology category awards individuals that give back to the community in areas of nature and conservation; and*  
*Whereas, in July 2014 Jackie Miller and her family donated 67 acres of property to be used for a nature reserve now known as the Miller-Post Nature Reserve; and*  
*Whereas, the Nature Reserve will preserve the land and water areas in their natural, vegetative, scenic, open and woodland conditions allowing visitors the opportunity to learn about plants and animals; and*  
*Whereas, an impending learning center will provide an area for future generations to gain knowledge regarding plants and animals; and*  
*Whereas, Jackie Miller's generous gift will ensure that a degree of nature will forever exist for the education and outdoor enjoyment of the citizens of Washington, Missouri.*  
*Now Therefore, I, Sandy Lucy, by virtue of the authority vested in me as Mayor of the City of Washington, and on behalf of the entire City Council hereby take great pride and pleasure in paying tribute to Jackie Miller and hereby proclaim the Dr. Bill Huber Excellence in Community Service, Conservation and Ecology Hall of Fame recognize Jackie Miller for of the generous donation of 67 acres to the City of Washington for the Miller-Post Nature Reserve.*  
*In Witness Whereof I have hereunto set my hand and caused to be affixed the Seal of the City of Washington, Missouri, this 3<sup>rd</sup> day of February 2020.*  
*Sandy Lucy*  
*Mayor*

**PUBLIC HEARINGS**

- \* Rezone 401-437 Birchwood Ct. from R-3, Multi-Family to PD-R Planned Residential  
*January 14, 2020*  
*Mayor & City Council*  
*City of Washington*  
*Washington, MO 63090*  
*RE: File No. 20-0102-LNE LLC-Rezoning 401-437 Birchwood Court from R-3, Multi-Family to PD-R, Planned Residential*  
*Mayor & City Council,*  
*At the regular meeting of the Planning & Zoning Commission held on January 13, 2020 the above mentioned rezoning was approved with a unanimous 9-0 vote in favor.*  
*Sincerely,*  
*Thomas R. Holdmeier*  
*Chairman*  
*Planning & Zoning Commission*

**Holtmeier:** Holtmeier.

**Mayor:** Introduced by...

**Lamb:** Nope.

**Mayor:** Oh no wait a minute this is a Public Hearing. Okay, so Sal.

**Holtmeier:** Sorry, Sandy.

**Mayor:** That's okay.

**Maniaci:** So this is actually a fairly simple rezoning. It seems complicated because it is going into a Planned District but I'll give you a little bit of history here.

The current owners of this, they just bought it I think in November, but before they bought it they did approach us and said if we were to purchase this, we would like to go from renter occupied to owner occupied and do zero-lot lines, condo style all of the way down.

Unfortunately, it's far enough outside of our downtown district that we wouldn't have recommended going into C-3 to allow a zero-lot line and the only other way for them to do that, well there was two ways. One, they could have dedicated Birchwood as a public street and made the improvements, there's really not room to do that. The other was go to a Planned District.

So essentially there is nothing changing physically at the property. I think they are going to make some improvements interior. They are going to add some, extend those porches on the back of, or not porches, patios on the back of all of those units. It's just changing on paper to allow for 10 units.

It is currently zoned R-3, Multi-Family and they are going to go to what used to be all R-4, now the PD-R, Planned Residential in order to allow for a plat.

So this plat here does show Birchwood Court going down to a common ground that will be part of now a subdivision which we have common and restrictions and will share the cost of Birchwood Court and the common ground. It does have 10 lots. This would not be a development that we would normally, if it came in new, we wouldn't approve it just because of the narrow width and the access issues and the small lots and everything. Given that it's already existing and they are just asking to change it on paper, pretty much the recommendation was denying it wasn't going to make it any safer.

So we did recommend approval of this, it's not going to change anything physically for the neighborhood, and it did go to Planning & Zoning Commission last month and passed unanimously seven to nothing.

**Mayor:** Any questions or comments regarding this item?

**Lamb:** I think this came in at the time years ago it was just like a multi-family development is basically what it was, or what it was treated as. It's a long driveway basically.

**Maniaci:** One thing I will mention is that, I know that it's come up on other issues with these duplexes that they weren't built, they had shared attics so they had fire issues. Since these step down the hill, none of them have shared access because a lot of times these duplexes have firewalls up in between the units...

**Lamb:** Correct.

**Maniaci:** But not firewalls between the attics, which has occupancy problems when you are selling it. In this case all of the attics are offset, so there is no issues there.

**Wessels:** Sal, again I'm just, why are they changing it?

**Maniaci:** They want to be able to sell it to owner occupied units and most of the time you can't do Condo Associations anymore after the recession.

**Lamb:** A lot of the lending agencies did not want to go ahead and recognize condo plats to go ahead and do loans. What they did was, so they came to the City to come up with, we came together to figure out a separate zoning district. We also added this PD-R with our code changes but in '17 but this allows you to have a zero-lot line basically. Like he was saying earlier, the only places in the area to do that is Downtown...

**Maniaci:** Downtown or the Single-Family Attached, which in this case Single-Family Attached is only for duplexes, you can only have one shared wall. You really can't do it in this case. Now, they will actually be able to sell off Lot 1 of this Birchwood Subdivision, Lot 2 through 10.

**Skornia:** You said they were stair-stepped down they are far stopped in between them then?

**Maniaci:** Yeah, so they are built new enough that the actual firewalls in between because that would have required for the multi-family, but a lot of times those attics wouldn't have that because there's no wall in between, in this case it's not an issue.

**Skornia:** It's kind of tough to get the drywall up in the attic.

**Maniaci:** Right.

**Skornia:** I guess they did that prior to the ceilings being put in?

**Maniaci:** Well the attics aren't even they're all...

**Lamb:** They're off center.

**Maniaci:** They're off center, they're not level with each other.

**Patke:** It's an exterior wall.

**Maniaci:** Yes, thank you.

**Mayor:** Any other questions?

**Sullentrup:** I make a motion to accept this into the minutes.

**Mayor:** Okay, well this is a Public Hearing. So is there anyone here who would like to address the Council on this item?

With no further discussion, a motion to accept this item into the minutes was made by Councilmember Sullentrup, seconded by Councilmember Patke, passed without dissent.

**Bill No. 20-12107, Ordinance No. 20-13049, an ordinance rezoning Birchwood Plat 3 from R-3, Multi-family to PD-R, Planned Residential in the City of Washington, Franklin County, Missouri.**

The ordinance was introduced by Councilmember Holtmeier.

With no further discussion, the ordinance was read a second time and approved on the following vote; Obermark-aye, Patke-aye, Pettet-aye, Sullentrup-aye, Wessels-aye, Hidritch-aye, Holtmeier-aye, Skornia-aye.

### **CITIZENS COMMENTS**

\* None

### **UNFINISHED BUSINESS**

\* None

### **REPORT OF DEPARTMENT HEADS**

\* 2020-2021 MoDOT Traffic Safety Grants

01-24-20

To: *Washington City Council*

*From: Chief Edward Menefee*

*RE: Missouri DOT, Traffic Safety Grants for 2020/2021 Budget Year*

*Esteemed Council Members,*

*Attached is a memo from Officer Mike Grissom. It contains the preliminary highway safety grant applications for 2020/2021 budget year. The normal Hazardous Moving, DWI Enforcement Grant and Youth Alcohol Grant applications are being applied for. All are 100% funded by highway safety funds.*

*In addition to the manpower grants the Washington Police Department is requesting funding to send personnel to two different training conferences. An application is being made for funding to send all three of the Department's active Drug Recognition Experts (DRE) to the annual DWI/DRE Conference. Funding has also been applied for to send two officers to the Law Enforcement Traffic Safety/Accident Conference. (LETSAC). The cost of the conference registration and room and board is included in the application. The training is 100% funded by the grant.*

*Below is the breakdown of those grants:*

*Hazardous Moving Violation Enforcement: \$7,000 for manpower*

*\$1,500 for training*

*DWI Enforcement*

*\$4,000 manpower*

*\$1,500 for training*

*Youth Alcohol Enforcement*

*\$5,000 for manpower*

*Total*

*\$19,000.00*

*Also included with Officer Grissom's paperwork is an authorization form, which must be signed by Council to apply for the grants and prior to receiving any grant funding.*

*I request approval to apply for all the Safety Grants listed.*

*Respectfully,*

*Edward Menefee*

*Chief of Police*

A motion to approve to apply for the Traffic Safety Grants was made by Councilmember Patke seconded by Councilmember Sullentrup, passed without dissent.

### **ORDINANCES/RESOLUTIONS**

**Bill No. 20-12108, Ordinance No. 20-13050, an ordinance authorizing and directing the execution of a Second Supplemental Municipal Agreement by and between the City of Washington, Missouri and the Missouri Highways and Transportation Commission.**

The ordinance was introduced by Councilmember Skornia.

After discussion, the ordinance was read a second time and approved on the following vote; Obermark-aye, Patke-aye, Pettet-aye, Sullentrup-aye, Wessels-aye, Hidritch-aye, Holtmeier-aye, Skornia-aye.

**Bill No. 20-12109, Ordinance No. 20-13051, an ordinance amending Section 415.015.C.1 of the Code of the City of Washington, Missouri.**

The ordinance was introduced by Councilmember Holtmeier.

After a brief discussion, the ordinance was read a second time and approved on the following vote; Obermark-aye, Patke-aye, Pettet-aye, Sullentrup-aye, Wessels-aye, Hidritch-aye, Holtmeier-aye, Skornia-aye.

**Bill No. 20-12110, Ordinance No. 20-13052, an ordinance authorizing and directing the execution of a contract agreement by and between the City of Washington, Missouri and Eckelkamp Electric, Co.**

The ordinance was introduced by Councilmember Patke.

With no further discussion, the ordinance was read a second time and approved on the following vote; Obermark-aye, Patke-aye, Pettet-aye, Sullentrup-aye, Wessels-aye, Hidritch-aye, Holtmeier-aye, Skornia-aye.

**Bill No. 20-12111, Ordinance No. 20-13053, an ordinance accepting the bid from E&E Hydraulic and to approve the purchase of two (2) Salt Spreaders by the City of Washington, Missouri.**

The ordinance was introduced by Councilmember Holtmeier.

With no further discussion, the ordinance was read a second time and approved on the following vote; Obermark-aye, Patke-aye, Pettet-aye, Sullentrup-aye, Wessels-aye, Hidritch-aye, Holtmeier-aye, Skornia-aye.

**Bill No. 20-12112, Ordinance No. 20-13054, an ordinance accepting the bid from Redexim Turf Products and to approve the purchase of a Verti Drain 2220 Aerator by the City of Washington, Missouri.**

The ordinance was introduced by Councilmember Patke.

With no further discussion, the ordinance was read a second time and approved on the following vote; Obermark-aye, Patke-aye, Pettet-aye, Sullentrup-aye, Wessels-aye, Hidritch-aye, Holtmeier-aye, Skornia-aye.

**Bill No. 20-12113, Ordinance No. 20-13055, an ordinance authorizing and directing the execution of a Purchase Agreement by and between the City of Washington, Missouri and McBride Washington, LLC.**

The ordinance was introduced by Councilmember Holtmeier.

With no further discussion, the ordinance was read a second time and approved on the following vote; Obermark-aye, Patke-aye, Pettet-aye, Sullentrup-aye, Wessels-aye, Hidritch-aye, Holtmeier-aye, Skornia-aye.

**Bill No. 20-12114, Ordinance No. 20-13056, an ordinance authorizing and directing the execution of a Special Sale Contract by and between the City of Washington, Missouri and B & M Metro Properties, LLC.**

The ordinance was introduced by Councilmember Patke.

After a brief discussion, the ordinance was read a second time and approved on the following vote; Obermark-aye, Patke-aye, Pettet-aye, Sullentrup-aye, Wessels-aye, Hidritch-aye, Holtmeier-aye, Skornia-aye.

**COMMISSION, COMMITTEE AND BOARD REPORTS**

**Bill No. 20-12115, Ordinance No. 20-13057, an ordinance approving the Final Plat of Birchwood, Plat 3, in the City of Washington, Franklin County, Missouri.**

The ordinance was introduced by Councilmember Skornia.

With no further discussion, the ordinance was read a second time and approved on the following vote; Obermark-aye, Patke-aye, Pettet-aye, Sullentrup-aye, Wessels-aye, Hidritch-aye, Holtmeier-aye, Skornia-aye.

**MAYOR’S REPORT**

- \* Next Council Meeting will be Tuesday, February 18, 2020 due to President’s Day Holiday.
- \* Snow Removal Teams are doing a great job clearing the roads.

**CITY ADMINISTRATOR’S REPORT**

- \* None

**COUNCIL COMMENTS**

- \* Councilmember Holtmeier stated that the April E-Cycle Collection Event will be held at the Public Works Facility.

**CITY ATTORNEY’S REPORT**

Public vote on whether or not to hold a closed meeting to discuss personnel, legal and real estate matters pursuant to Section 610.021 RSMo (2000) passed at 7:42 p.m. on the following roll call vote; Obermark-aye, Patke-aye, Pettet-aye, Sullentrup-aye, Wessels-aye, Hidritch-aye, Holtmeier-aye, Skornia-aye.

The regular session reconvened at 8:18 p.m.

**ADJOURNMENT**

With no further business to discuss, a motion to adjourn was made at 8:18 p.m. by Councilmember Hidritch, seconded by Councilmember Patke passed without dissent.

Adopted: \_\_\_\_\_

Attest: \_\_\_\_\_  
City Clerk

\_\_\_\_\_  
President of City Council

Passed: \_\_\_\_\_

Attest: \_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Mayor of Washington, Missouri