

**REGULAR MEETING OF WASHINGTON, MISSOURI CITY COUNCIL
TUESDAY, JULY 5, 2022 - 7:00 P.M.
COUNCIL CHAMBER, 405 JEFFERSON STREET, WASHINGTON, MISSOURI**

1. <u>INTRODUCTORY ITEMS:</u>	<u>SUGGESTED COUNCIL ACTION</u>	
Roll Call / Pledge of Allegiance		
Approval of the Minutes from the June 20, 2022 Council Meetings	Need Motion/Mayor	Memo
<u>Approval and Adjustment of Agenda including Consent Agenda</u>	Need Motion/Mayor	Memo
a. Collector's/Treasurer's Report Summary – April 2022		
b. Monthly Investment Report – April 2022		
c. Change Order #1 – 2022 Overlay Project		
d. Final Payment Request – Lakeview Trails Paving Project		
e. Liquor License Renewals		
f. Pawnbroker Business License Renewal – Stone Ledge Pawn & Gun		
2. <u>PRIORITY ITEMS:</u>		
<u>Mayor's Presentations, Appointments & Reappointments</u>		
a. Proclamation – Parks & Recreation Month	Mayor	
b. Parks & Recreation Commission Appointment	Approve/Mayor	Memo
c. Police Department Appointment	Approve/Mayor	Memo
d. Police Department Reappointments	Approve/Mayor	Memo
3. <u>PUBLIC HEARINGS:</u>		
a. Special Use Permit – 2134 Matilda Court	Approve/Mayor	Memo
b. An ordinance granting a Special Use Permit to utilize 2134 Matilda Court as a Vacation Rental in the City of Washington, Franklin County, Missouri.	Read & Int/Read/Vote/Mayor	Memo
c. Special Use Permit – 1448 East Eighth Street	Approve/Mayor	Memo
d. An ordinance granting a Special Use Permit to utilize 1448 East Eighth Street as a Vacation Rental in the City of Washington, Franklin County, Missouri.	Read & Int/Read/Vote/Mayor	Memo
4. <u>CITIZENS COMMENTS:</u>		
5. <u>UNFINISHED BUSINESS:</u>		
6. <u>REPORT OF DEPARTMENT HEADS:</u>		
a. Rabbit Trail/Phoenix Center Drive/Highway 100	Approve/Mayor	Memo

7. ORDINANCES/RESOLUTIONS:

- a. An ordinance authorizing and directing the execution of a Supplemental Agreement by and between the City of Washington, Missouri and Union Pacific Railroad Company and amend the 2022 Budget. Read & Int/Read/Vote/Mayor Memo
- b. A resolution authorizing the filing of an application with the Missouri Department of Natural Resources, Financial Assistance Center’s State ARPA Grant Programs for subaward of federal financial assistance provided to the State of Missouri by the U.S. Department of the Treasury (“Treasury”) pursuant to Section 602(b) of the Social Security Act, as added by Section 9901 of the American Rescue Plan Act, (Pub. L. No. 117-2 (March 11, 2021), 135 Stat. 4, 223-26. Read/Second/Vote/Mayor Memo
- c. A resolution authorizing the filing of an application with the Missouri Department of Natural Resources, Financial Assistance Center’s State ARPA Grant Programs for subaward of federal financial assistance provided to the State of Missouri by the U.S. Department of the Treasury (“Treasury”) pursuant to Section 602(b) of the Social Security Act, as added by Section 9901 of the American Rescue Plan Act, (Pub. L. No. 117-2 (March 11, 2021), 135 Stat. 4, 223-26. Read/Second/Vote/Mayor Memo
- d. A resolution authorizing the filing of an application with the Missouri Department of Natural Resources, Financial Assistance Center’s State ARPA Grant Programs for subaward of federal financial assistance provided to the State of Missouri by the U.S. Department of the Treasury (“Treasury”) pursuant to Section 602(b) of the Social Security Act, as added by Section 9901 of the American Rescue Plan Act, (Pub. L. No. 117-2 (March 11, 2021), 135 Stat. 4, 223-26. Read/Second/Vote/Mayor Memo
- e. A resolution authorizing the filing of an application with the Missouri Department of Natural Resources, Financial Assistance Center’s State ARPA Grant Programs for subaward of federal financial assistance provided to the State of Missouri by the U.S. Department of the Treasury (“Treasury”) pursuant to Section 602(b) of the Social Security Act, as added by Section 9901 of the American Rescue Plan Act, (Pub. L. No. 117-2 (March 11, 2021), 135 Stat. 4, 223-26. Read/Second/Vote/Mayor Memo

8. COMMISSION, COMMITTEE AND BOARD REPORTS:

- a. Preliminary Plat Approval – “W-W Industrial Park Plat 2” Accept/Approve/Mayor Memo
- b. An ordinance approving the final plat of “W-W Industrial Park Plat 2” in the City of Washington, Franklin County, Missouri. Read & Int/Read/Vote/Mayor Memo
- c. An ordinance providing for the approval and acceptance of Minimum Improvements for Maintenance for “W-W Industrial Park Plat 2” in the City of Washington, Franklin County, Missouri. Read & Int/Read/Vote/Mayor Memo

9. MAYOR’S REPORT:

10. CITY ADMINISTRATOR’S REPORT:

11. COUNCIL COMMENTS:

12. 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).

Roll Call Vote

13. INFORMATION:

- a. General Sales Tax Report
- b. Capital Improvement Sales Tax
- c. Transportation Sales Tax
- d. Local Option Use Tax
- e. Budget Report

14. ADJOURNMENT:

NOTICE: COPIES OF THE PROPOSED ORDINANCES ON THIS AGENDA ARE AVAILABLE FOR PUBLIC INSPECTION
PRIOR TO THE TIME THE BILL IS UNDER CONSIDERATION BY THE CITY COUNCIL.

POSTED BY SHERRI KLEKAMP, CITY CLERK, JUNE 29, 2022

A COPY OF THIS NOTICE IS ALSO AVAILABLE ONLINE AT www.washmo.gov

**MINUTES OF THE REGULAR MEETING OF THE CITY COUNCIL
CITY OF WASHINGTON, FRANKLIN COUNTY, MISSOURI
MONDAY, JUNE 20, 2022**

INTRODUCTORY ITEMS:

The Regular Meeting of the City of Washington, Missouri, City Council was held on Monday, June 20, 2022, at 7:00 p.m. in the Council Chamber. Mayor Doug Hagedorn opened the meeting with roll call and Pledge of Allegiance.

Mayor:	Doug Hagedorn	Present
Council Members:		
Ward I	Al Behr	Present
	Duane Reed	Present
Ward II	Mark Hidritch	Present
	Mark Wessels	Present
Ward III	Chad Briggs	Present
	Jeff Patke	Present
Ward IV	Mike Coulter	Present
	Joe Holtmeier	Present

Also Present:	City Attorney	Mark Piontek
	City Administrator	Darren Lamb
	City Clerk	Sherri Klekamp
	Police Chief	Ed Menefee
	Economic Development Director	Sal Maniaci
	Public Works Director	John Nilges
	Fire Chief	Tim Frankenberg (7:24 p.m.)

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 June 6, 2022 Council Meeting
A motion to accept the minutes as presented made by Councilmember Holtmeier, seconded by Councilmember Hidritch, passed without dissent.

Approval and Adjustment of Agenda including Consent Agenda:

- * Collector's/Treasurer's Report Summary – March 2022
- * Monthly Investment Report – March 2022
- * Change Order #2 – Fourth & Fair Street Overlay Project
- * Liquor License Renewals: *Sirens Hotel LLC DBA River Sirens Hotel; Colton's Steak House & Grill; Farm and Spirit Inc DBA The Washington Distilling Company; Marquart's Landing; Otis Campbell LLC DBA 1869 Draft Room; Custard Pie, LLC DBA Cowan's Restaurant; Target Store T-2255 DBA Target; Olivino LLC; K C Seisl Council No. 1121;*

Bud's American Pub; Front Street Cellars LLC; Elijah's LTD; Dollar General Store #1251; Dollar General Store #10885; The Tilted Skillet; Front Street Restaurant LLC DBA Five Fourteen; Aces and Eagles LLC.

* Pawnbroker Business License Renewal: Pawnshop

After a discussion on Change Order #2 – Fourth & Fair Street Overlay Project, a motion to accept and approve the agenda including the consent agenda accordingly made by Councilmember Patke, seconded by Councilmember Behr, passed without dissent.

PRIORITY ITEMS:

Mayor's Presentations, Appointments & Re-Appointments:

* Juneteenth Proclamation

JUNETEENTH

Whereas, President Abraham Lincoln signed the Emancipation Proclamation on January 1, 1863, declaring the slaves in Confederate territory free, paving the way for the passing of the 13th Amendment which formally abolished slavery in the United States of America; and

Whereas, word about the signing of the Emancipation Proclamation was delayed some two and one half years, to June 19, 1865, in reaching authorities and African-Americans in the South and Southwestern United States; and

Whereas, June 19th has a special meaning to African-Americans, and is called "JUNETEENTH" combining the words June and Nineteenth, and has been celebrated by the African-American community for over 150 years; and

Whereas, across our nation, county and city, the celebration of Juneteenth reminds each of us of the precious promises of freedom, equality and opportunity which are at the core of the American Dream.

Therefore, be it resolved that I, James D. Hagedorn, Mayor of the City of Washington do hereby recognize and commemorate JUNETEENTH in the City of Washington, Missouri and ask our fellow citizens to become more aware of the significance of this celebration in African-American History and in the heritage of our nation and City.

In Witness Whereof I have hereunto set my hand and caused to be affixed the Seal of the City of Washington, Missouri, this 20th day of June, 2022.

James D. Hagedorn

Mayor

* Parks & Recreation Commission Reappointments

June 14, 2022

To the City Council

City of Washington

Washington, Missouri

Dear Council Members:

I herewith submit for your approval the following for reappointment to the Parks & Recreation Commission:

Bob Dzurick – term ending June 2025

Sparky Stuckenschneider – term ending June 2025

*Respectfully submitted,
James D. Hagedorn
Mayor*

A motion to accept and approve the reappointments made by Councilmember Patke, seconded by Councilmember Holtmeier, passed without dissent.

* Public Facilities Authority Reappointment

June 16, 2022

Honorable Mayor and City Council

City of Washington

405 Jefferson Street

Washington, MO 63090

Honorable Mayor & City Council:

The Board of Directors of the Washington, Missouri Public Facilities Authority hereby submits for your approval the re-appointment of Bob Dobsch – term expires June 2025.

Respectfully submitted,

Darren Lamb, AICP

Secretary

A motion to accept and approve the reappointment made by Councilmember Patke, seconded by Councilmember Hidritch, passed without dissent.

* Washington Area Highway Transportation Committee Reappointment

June 8, 2022

City Council

City of Washington

Washington, Missouri 63090

Dear Council Members:

I herewith submit for your approval the following for reappointment to the Washington Area Highway Transportation Committee:

Craig Mueller – term ending July 2025

Respectfully Submitted,

James D. Hagedorn

Mayor

A motion to accept and approve the reappointment made by Councilmember Patke, seconded by Councilmember Hidritch, passed without dissent.

PUBLIC HEARINGS

* None

CITIZENS COMMENTS

* None

UNFINISHED BUSINESS

* None

REPORT OF DEPARTMENT HEADS

* None

ORDINANCES/RESOLUTIONS

Bill No. 22-12587, Ordinance No. 22-13543, an ordinance authorizing and directing the execution of an Agreement and Consent to Joint Use of Track by and between the City of Washington, Missouri, Union Pacific Railroad Company and WEG Transformers USA LLC.

The ordinance was introduced by Councilmember Patke.

After discussion, the ordinance was read a second time and approved on the following vote; Hidritch-aye, Coulter-aye, Briggs-aye, Reed-aye, Holtmeier-aye, Wessels-aye, Patke-aye, Behr-aye.

Bill No. 22-12588, Ordinance No. 22-13544, an ordinance authorizing and directing the execution of a Contract Agreement with Lamke Trenching & Excavating, Inc. for the 2022 Overlay Project and amend the 2022 Budget.

The ordinance was introduced by Councilmember Holtmeier.

After discussion, the ordinance was read a second time and approved on the following vote; Hidritch-aye, Coulter-aye, Briggs-aye, Reed-aye, Holtmeier-aye, Wessels-aye, Patke-aye, Behr-aye.

Bill No. 22-12589, Ordinance No. 22-13545, an ordinance authorizing and directing the execution of an Agreement with Lochmueller Group, Inc. for the Provision of Limited Professional Services for the MO-100 Traffic Study and amend the 2022 Budget.

The ordinance was introduced by Councilmember Patke.

After discussion, the ordinance was read a second time and approved on the following vote; Hidritch-aye, Coulter-aye, Briggs-aye, Reed-aye, Holtmeier-aye, Wessels-aye, Patke-aye, Behr-aye.

Bill No. 22-12590, Ordinance No. 22-13546, an ordinance authorizing and directing the execution of a Development Agreement by and between the City of Washington, Missouri and Big Elm, 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; Hidritch-aye, Coulter-aye, Briggs-aye, Reed-aye, Holtmeier-aye, Wessels-aye, Patke-aye, Behr-aye.

Bill No. 22-12591, Ordinance No. 22-13547, an ordinance approving a Boundary Adjustment for the re-subdivisions of Lots 5A, 7 and 8 Highland Meadows, Plat 4 in the City of Washington, Franklin County, Missouri.

The ordinance was introduced by Councilmember Patke.

After a brief discussion, the ordinance was read a second time and approved on the following vote; Hidritch-aye, Coulter-aye, Briggs-aye, Reed-aye, Holtmeier-aye, Wessels-aye, Patke-aye, Behr-aye.

COMMISSION, COMMITTEE AND BOARD REPORTS

* None

MAYOR'S REPORT

* Continuing to be a cheerleader and an ambassador for the City and would like to remain respectful in making proper decisions. If Council would like to add any updates, Mayor Hagedorn would be more than happy to include them.

CITY ADMINISTRATOR'S REPORT

* None

COUNCIL COMMENTS

* Update on the purchase of Lighting Controls for Lakeview Athletic Field.

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 7:37 p.m. on the following roll call vote; Hidritch-aye, Coulter-aye, Briggs-aye, Reed-aye, Holtmeier-aye, Wessels-aye, Patke-aye, Behr-aye.

The regular session reconvened at 8:58 p.m.

ADJOURNMENT

With no further business to discuss, a motion to adjourn made at 8:58 p.m. by Councilmember Patke, seconded by Councilmember Behr passed without dissent.

Adopted: _____

Attest: _____
City Clerk

President of City Council

Passed: _____

Attest: _____
City Clerk

Mayor of Washington, Missouri

CITY OF WASHINGTON
 CITY COLLECTOR'S/TREASURER'S REPORT SUMMARY
 APRIL 2022

	City Collector's Report				Adjusted Cash Position					OVER (UNDER) FUNDED
	CASH BALANCE AS OF 04/01/2022	RECEIPTS	DISBURSEMENTS	CASH BALANCE AS OF 04/30/2022	LESS RESTRICTED CASH	LESS RESERVED CASH	CASH UNRESTRICTED	INVESTMENTS AS OF 04/30/2022	① LESS 15% / 25% DESIGNATED	
CASH FUNDS:										
GENERAL FUND ②	880,012.48	908,616.87	(753,474.31)	1,035,155.04	(57,846.21)	(8,901.92)	968,406.91	1,978,209.67	(1,665,393.30)	1,281,223.28
LIBRARY FUND ②	456,656.04	12,668.26	(56,132.60)	413,191.70	(190,959.50)	(54,272.32)	167,959.88	0.00	0.00	167,959.88
VOLUNTEER FIRE FUND	2,194,535.16	2,097.43	(50,123.42)	2,146,509.17	0.00	(24,343.28)	2,122,165.89	0.00	0.00	2,122,165.89
VEHICLE & EQUIPMENT REPLACEMENT FUND ②	1,066,114.79	450.00	(115,975.52)	950,589.27	0.00	0.00	950,589.27	0.00	0.00	950,589.27
STORM WATER IMPROVEMENT FUND	3,791,424.39	161,312.85	(177,955.42)	3,774,781.82	0.00	0.00	3,774,781.82	353,676.00	0.00	4,128,457.82
CAPITAL IMPROVEMENT SALES TAX FUND	1,472,991.37	197,281.32	(103,960.78)	1,566,311.91	0.00	0.00	1,566,311.91	0.00	0.00	1,566,311.91
TRANSPORTATION SALES TAX FUND ②	769,931.46	248,067.05	(88,680.73)	929,317.78	0.00	0.00	929,317.78	0.00	0.00	929,317.78
DEBT SERVICE C.O.P. FUND	2,155,461.74	909.82	(3,000.00)	2,153,371.56	(1,643,338.39)	0.00	510,033.17	0.00	0.00	510,033.17
DOWNTOWN TIF RPA-1 FUND	1,218,748.31	234.50	(74,127.40)	1,144,855.41	0.00	0.00	1,144,855.41	0.00	0.00	1,144,855.41
FRONT & MAIN TIF RPA-3 FUND	144,762.09	75.59	(119,932.24)	24,905.44	0.00	0.00	24,905.44	0.00	0.00	24,905.44
RHINE RIVER TIF RPA-2 FUND	118,810.05	26,707.33	(145,050.34)	467.04	0.00	0.00	467.04	0.00	0.00	467.04
WATER FUND	1,009,505.18	173,817.29	(138,575.72)	1,044,746.75	0.00	0.00	1,044,746.75	0.00	(397,743.50)	647,003.25
SEWAGE TREATMENT FUND	222,569.63	220,624.08	(193,820.47)	249,373.24	0.00	0.00	249,373.24	0.00	(581,544.75)	(332,171.51)
SOLID WASTE FUND	4,057,308.73	216,108.90	(272,077.69)	4,001,339.94	(6,779,857.08)	0.00	(2,778,517.14)	0.00	(796,010.75)	(3,574,527.89)
PHOENIX CENTER II CID FUND	2,331.43	47,596.29	(47,120.33)	2,807.39	0.00	0.00	2,807.39	0.00	0.00	2,807.39
TOTALS	\$ 19,561,162.85	\$ 2,216,567.58	\$ (2,340,006.97)	\$ 19,437,723.46	\$ (8,672,001.18)	\$ (87,517.52)	\$10,678,204.76	\$2,331,885.67	\$(3,440,692.30)	\$ 9,569,398.13

DELINQUENT CITY RE & PP TAXES COLLECTED THIS MONTH: \$ 7,391.01


 DARREN J. LAMB, CITY ADMINISTRATOR/DEPUTY CITY TREASURER


6/22/22
 DATE


 MARY J. SPRUNG, CPA FINANCE DIRECTOR/CITY COLLECTOR/CITY TREASURER

6/20/2022
 DATE

① = Resolution No. 11-108880 15% =Fund Balance Reserved For General Operating Fund
 25% - Fund Balnace Reserve For Enterprise Funds (Water, Sewer, and Solid Waste)
 ② = Annually in October, Transfers for debt service and subsidy allocations are done which may result in a negative cash balances until tax revenues come in at calendar year end.

CITY OF WASHINGTON MONTHLY INVESTMENT REPORT

 APRIL 2022	INVESTMENT DATE	INTEREST PERCENT	MATURITY DATE	BEGINNING ADJUSTED COST	ADJUSTED GAIN/(LOSS)	REVENUE	EXPENSE	SOLD/REINVESTED 10/01/21 - 09/30/22	ENDING ADJUSTED COST
	GOVERNMENT BONDS:								
FEDERAL HOME LOAN BANK BONDS	06/08/2021	2.125%	09/14/2029	\$ 221,913.50	(6,771.50)	-	-	\$ -	\$ 215,142.00
FEDERAL HOME LOAN BANK BONDS	11/15/2019	2.250%	12/08/2023	\$ 480,196.50	(2,414.10)	-	-	\$ -	\$ 477,782.40
IBN: BOND TOTALS:				\$ 702,110.00	\$ (9,185.60)	\$ -			\$ 692,924.40
CERTIFICATES OF DEPOSITS:									
KS STATE BANK CD	02/09/2018	2.450%	02/09/2023	\$ 52,592.42	(171.22)	108.20	-		\$ 52,421.20
ENERBANK USA CD	09/27/2019	1.950%	03/27/2023	\$ 114,746.48	(410.18)	188.80	-		\$ 114,336.30
STATE BANK OF INDIA CD	02/25/2019	3.050%	02/28/2024	\$ 244,464.43	(2,326.03)		-		\$ 242,138.40
BMW BANK OF NORTH AMERICA CD	02/25/2022	1.700%	09/04/2024	\$ 245,436.46	(2,636.56)			\$ -	\$ 242,799.90
IBN: CERTIFICATE OF DEPOSIT TOTAL:				\$ 657,239.79	(5,543.99)	297.00		0.00	\$ 651,695.80
FIRST INTERNET BANK INDIANA CD	02/01/2021	0.650%	08/02/2022	\$ 245,000.00					\$ 245,000.00
FIVE POINTS BANK CD	02/01/2021	1.000%	02/02/2025	\$ 245,000.00					\$ 245,000.00
MIDLAND STATES BANK CD	02/01/2021	0.750%	02/02/2024	\$ 245,000.00					\$ 245,000.00
VISION BANK CD	06/30/2021	0.750%	06/23/2023	\$ 245,000.00					\$ 245,000.00
AMERICAN: CERTIFICATE OF DEPOSIT TOTAL:				\$ 980,000.00	0.00	0.00			\$ 980,000.00
CERTIFICATE OF DEPOSITS TOTALS:				\$ 1,637,239.79	\$ (5,543.99)	\$ 297.00	\$ -	\$ -	\$ 1,631,695.80
MONEY MARKETS:									
IBN: MONEY MARKET				\$ 6,945.20		-	-	297.00	\$ 7,242.20
AMERICAN: MONEY MARKET				\$ 23.27	0.00	0.00		0.00	\$ 23.27
MONEY MARKET TOTALS:				\$ 6,968.47					\$ 7,265.47
GRAND TOTALS:				\$ 2,346,318.26	\$ (14,729.59)	\$ 297.00			\$ 2,331,885.67

ALLOCATIONS OF FUNDS:

PRINCIPAL - GENERAL FUND ACCT.- 001-103000	1,500,000.00	
INVESTMENT GENERAL FUND- GAIN/(LOSS)	478,209.67	
YEAR END MARKET VALUE ADJUSTMENT-SEPT	-	
TOTAL GENERAL FUND:		\$ 1,978,209.67
PRINCIPAL - STORMWATER FUND ACCT.- 250-103000	353,676.00	
TOTAL STORMWATER FUND:		\$ 353,676.00
TOTAL MARKET VALUE OF INVESTMENTS:		\$ 2,331,885.67

NOTE: Market Value Adjustment done with annual audit adjustments in September.


 DARREN J. LAMB, CITY ADMINISTRATOR/DEPUTY CITY TREASURER

6/22/22
 DATE


 MARY J. SPRUNG, CPA FINANCE DIRECTOR/CITY TREASURER

6/30/2022
 DATE



CHANGE ORDER #1

NAME OF PROJECT: **2022 Overlay Project**

OWNER: City of Washington, Missouri

CONTRACTOR: Lamke Trenching & Excavating, Inc.

THE FOLLOWING CHANGES WERE MADE TO THE CONTRACT DOCUMENTS:

Original Contract Price	\$ 1,005,400.00
Change Order #1.....	\$ -16,695.00
Final Contract Amount.....	\$ 988,705.00
Previous Payments.....	\$ 0.00
Balance Remaining.....	\$ 988,705.00

Accepted:

Approval:

Date: _____

Date: _____

LAMKE TRENCHING & EXCAVATING,
INC.:

CITY OF WASHINGTON, MISSOURI:

By: _____

By: _____

Title: _____

Title: _____



May 17, 2022

Honorable Mayor and City Council
City of Washington
405 Jefferson Street
Washington, MO 63090

RE: 2022 Overlay Project
Construction Bids and Contract Approval

Honorable Mayor and City Council,

The following is pertinent information to the subject request.

Description:

Historically, the City has budgeted approximately \$680,000 / yr to overlay and replace sidewalks along local streets that are not eligible for federal gas tax grants. These streets are required to be maintained or improved with local tax funding. In the fall / winter the Engineering staff rates each street and identifies which streets will be paved / improved. This year streets include:

- West Main St Rand St Johnson St Roberts St
- Williams St James St (partial) Fifth St ADA ramps @ Hickory
- Stafford St (partial patch) Market St (partial) E Main St ADA ramps @ Walnut

Each of the identified streets reviewed the condition of the pavement, curb and gutter, and ADA accessibility.

Unfortunately, when the initial scopes and estimates were compiled in 2021 the current construction market, oil prices, and other inflationary issues were not as prevalent.

The project has a completion date of October 28th.

Bid information:

The bids received are as follows:	K.J. Unnerstall Construction:	\$1,078,071.00
	Lamke Trenching & Excavating, LLC:	\$1,005,400.00
	NB West Contracting:	\$1,116,501.00
	<i>Engineering Estimate:</i>	<i>\$921,960.75*</i>

*Using pricing from just over 6 months ago, we estimated the project at \$801,705.00. Immediately before bidding, I added 15% to the estimate, and chose with the current scope.

As we reviewed the bids, we evaluated each line item and need, and we are recommending removing the Stafford St (partial patch) from the project. This would save \$16,695.00. That scope of work would be included in a larger Stafford St project in the future.

Cost of the project:

Approving this project (with CO #1 Stafford removed) will cost \$988,705.00

Budget Information:

The current Transportation Sales Tax budget for this fiscal year has \$680,000. Approving this contract would require a \$308,705.00 Budget Amendment.

Staff will also apply for a \$100,000.00 grant from the Franklin County Transportation Sales Tax to offset a portion of this overage.

Staff is recommending accepting the bid from Lamke Trenching and Excavating and incorporating CO #1 for a contract amount of \$988,705.00

As always, if you have any questions, concerns or would like additional information, please feel free to contact me.

Respectfully,



John Nilges, PE
Public Works Director



FINAL PAYMENT REQUEST

TO: City Council
NAME OF PROJECT: Lakeview Trails Paving
OWNER: CITY OF WASHINGTON
CONTRACTOR: Ford Asphalt Co.

THE FOLLOWING FINAL PAYMENT IS HEREBY REQUESTED TO BE MADE TO THE CONTRACTOR:

Original Contract Price.....	\$103,418.11
Contingency.....	\$0.00
New Contract Amount.....	\$0.00
Previous Payments.....	\$98,247.20
Final Payment.....	\$5,170.91

Approval:

Date: _____

City of Washington, Missouri

By: _____

Title: _____



13164 Taussig Avenue
 Bridgeton, MO 63044
 314.291.2600
 www.fordasphalt.com

INVOICE

Bill To
CITY OF WASHINGTON ATTN ANDREA LUEKEN 405 JEFFERSON STREET WASHINGTON, MO 63090

Date	Invoice #
5/3/2022	22-RETAIN-B

P.O. No.	Terms	JOB NAME
	UPON RECEIPT	2022 PARKS PAVING PROJECT

Description	Amount
PLEASE SEE PAY REQUEST #2 FOR RETENTION	5,170.91
EMAIL TO ALUEKEN@WASHMO.GOV MAIL ORIGINAL	
Total	\$5,170.91
Payments	\$0.00
Balance Due	\$5,170.91



July 5, 2022

Honorable Mayor and City Council
City of Washington
405 Jefferson St.
Washington, MO 63090

RE: Final Payment Request – Ford Asphalt Co.

Honorable Mayor and City Council:

The Parks and Recreation Department is asking for final payment for the paving project at Phoenix Park and the Lakeview Trails. The project is completed per the specifications and documents, and as such, I am asking that you consider granting Ford Asphalt's request for final payment in the amount of \$5,170.91.

As always, if you have any questions, concerns or need additional information, please advise.

Respectfully submitted,

A handwritten signature in blue ink that reads "Wayne Dunker".

Wayne Dunker MA, CPRP
Director of Parks & Recreation

Attachment - 1



June 28, 2022

Re: Liquor License Renewals

Sherri Klekamp, City Clerk
City of Washington
405 Jefferson St
Washington, MO 63090

Dear Sherri

Enclosed is a list of businesses that are applying for renewal of their City of Washington liquor license. The list includes: the name of the business and owner, the business location, fees paid, and the type of sale requested. All fees have been paid and the required paperwork has been submitted to the Collector's Office. The applicants have asked that their application go before the City Council at the July 5, 2022 meeting.

Sincerely,

A handwritten signature in blue ink that reads "Heather Parker".

Heather Parker
Accounts Specialist I
City of Washington

1. La Joya AR LLC
DBA: Taco Loco
Adrian Aguirre
2016 Washington Crossing
Mon – Sat Sale of Intoxicating liquor of all kinds by the drink
\$300.00
Sunday Sales
\$200.00
2. Augusta Brewing Venture LLC
Geraldyn M Heisler
109 W Main St.
Mon – Sat Sale of Intoxicating liquor of all kinds by the drink
\$300.00
Sunday Sales
\$200.00
Manufacture of Intoxicating Liquor
\$150.00
3. Augusta Brewing Venture LLC
Geraldyn M Heisler
107 W Main St.
Mon – Sat Sale of Intoxicating liquor of all kinds by the drink
\$300.00
Sunday Sales
\$200.00



June 28, 2022

RE: Pawnbroker Business License Renewals

Sherri Klekamp, City Clerk
City of Washington
405 Jefferson Street
Washington, MO 63090

Dear Sherri,

Roger Langendoerfer is applying for the renewal of his Pawnbroker Business License. The business name is Stone Ledge Pawn & Gun, and it is located at 419 E 5th St. Roger has submitted the necessary paperwork and paid the requisite fees.

He has asked for his application to go before the City Council at the July 5, 5022 meeting.

Sincerely,

A handwritten signature in blue ink that reads "Heather Parker".

Heather Parker
Accounts Specialist I
City of Washington

Mayor's Proclamation

CITY OF WASHINGTON, MISSOURI


Parks and Recreation Month

- Whereas,** parks and recreation programs are an integral part of communities throughout this country, including the City of Washington; and
- Whereas,** our parks and recreation are vitally important to establishing and maintaining the quality of life in our communities, ensuring the health of all citizens, and contributing to the economic and environmental well-being of a community and region; and
- Whereas,** parks and recreation programs build healthy, active communities that aid in the prevention of chronic disease, provide therapeutic recreation services for those who are mentally or physically disabled, and also improve the mental and emotional health of all citizens; and
- Whereas,** parks and recreation programs increase a community's economic prosperity through increased property values, expansion of the local tax base, increased tourism, the attraction and retention of businesses, and crime reduction; and
- Whereas,** parks and recreation areas are fundamental to the environmental well-being of our community; and
- Whereas,** parks and natural recreation areas improve water quality, protect groundwater, prevent flooding, improve the quality of the air we breathe, provide vegetative buffers to development, and produce habitat for wildlife; and
- Whereas,** our parks and natural recreation areas ensure the ecological beauty of our community and provide a place for children and adults to connect with nature and recreate outdoors; and
- Whereas,** the Parks and Recreation Department helps make Washington the best place for everyone to live, work, learn and play.

Now Therefore, I, James D. Hagedorn, Mayor of the City of Washington do hereby proclaim July as Parks and Recreation Month in the City of Washington.



In Witness Whereof I have hereunto set my hand and caused to be affixed the Seal of the City of Washington, Missouri, this 5th day of July 2022.


James D. Hagedorn
Mayor of Washington, Missouri



June 22, 2022

To the City Council
City of Washington
Washington, Missouri

Dear Council Members:

I herewith submit for your approval the following for appointment to
the Parks & Recreation Commission:

Jeanne Miller Wood – term ending July 2025

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "J. D. Hagedorn", with a long, sweeping flourish extending to the right.

James D. Hagedorn
Mayor



June 23, 2022

To The City Council
City of Washington
Washington, MO 63090

Dear Council Members:

I herewith submit for your approval the following for appointment to the Police Department as a Reserve Officer:

<u>NAME</u>	<u>APPOINTED</u>	<u>TERM EXPIRE</u>
James Pratt Reserve Officer	July 05, 2022	July 05, 2023

Respectfully submitted,

James D. Hagedorn
Mayor



WASHINGTON POLICE DEPARTMENT
301 JEFFERSON STREET
WASHINGTON, MO. 63090

Chief of Police Edward Menefee, DSN 221
636-390-1062 office 636-390-2455 fax
emenefee@washmo.gov

DATE: June 24, 2022
TO: Mayor Doug Hagedorn
FROM: Chief Edward Menefee
SUBJECT: Reserve Police Officer

Honorable Mayor,

I respectfully request that the following individual be presented to City Council for appointment to the Washington Police Department as a Reserve Police Office:

NAME	TERM BEGINS	TERM ENDS
JAMES PRATT	JULY 05, 2022	JULY 05, 2023

James Pratt has successfully passed all steps necessary for acceptance as a reserve officer with the Department. The testing he has undergone is the same process used in hiring full time officers.

James Pratt has served with the Franklin County Prosecuting Attorney's Office, as a Deputy with the Franklin County Sheriff's Department and as head of security at Mercy Hospital-Washington. He received high marks from past employers and colleagues.

James has the sense of duty, service, honor, integrity, courage and compassion we look for in those serving in the Washington Police Department.

I respectfully request James Pratt be appointed to a position of Reserve Police Officer with the City of Washington. Thank you for your consideration.

Respectfully,


Edward I. Menefee
Chief of Police



June 23, 2022

City Council
City of Washington
Washington, Missouri

Dear Council Members:

I herewith submit for your approval the following for reappointment to the Police Department:

<u>NAME</u>	<u>*APPOINTED</u>	<u>TERM</u> <u>EXPIRES</u>
Wyatt Loague Police Officer	July 06, 2022	July 06, 2023
<i>*This is Officer Loague's end of his second half of his first year and starts a whole year reappointment.</i>		
Chad Sloan Sergeant	July 15, 2022	July 15, 2023
Matthew Cooper Police Officer	July 20, 2022	July 20, 2023

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "J. Hagedorn", is written over the printed name and title.

James D. Hagedorn
Mayor



POLICE
CITY OF WASHINGTON

Chief Edward Menefee
Washington Police Department
301 Jefferson Street
Washington, MO 63090

Administration: (636)390-1055
Dispatch: (636)390-1050
Fax: (636)390-2455
Email: emenefee@washmo.gov

DATE: June 23, 2022
TO: Mayor Doug Hagedorn
SUBJECT: Reappointment of Police Officers

Honorable Mayor,

I respectfully request the following police officers be presented to the City Council for reappointment with the Washington Police Department for a one-year term:

NAME	DATE EFFECTIVE	DATE EXPIRES
SGT. CHAD SLOAN	July 15, 2022	July 15, 2023
POLICE OFFICER MATTHEW COOPER	July 20, 2022	July 20, 2023
POLICE OFFICER WYATT LOAGUE (This is Officer Loague's end of his second half of his first year and starts a whole year re-appointment.)	July 06, 2022	July 06, 2023

Thank you for your consideration.

Respectfully,


Edward T. Menefee
Chief of Police



June 14, 2022

Mayor & City Council
City of Washington
Washington, MO 63090

RE: **File No. 22-0501-Special Use Permit-Vacation Rental-2134 Matilda Court**

Mayor & City Council,

At the regular meeting of the Planning & Zoning Commission held on June 13, 2022 the above mentioned Special Use Permit was approved with a unanimous 8-0 vote in favor.

Sincerely,

A handwritten signature in black ink that reads "Thomas R. Holdmeier".

Thomas R. Holdmeier
Chairman
Planning & Zoning Commission

To: Planning and Zoning Commission

From: Planning and Engineering Department Staff

Date: May 9th, 2022

Re: File #0501 – Reddington – Vacation Rental at 2134 Matilda Court

Synopsis: The applicant is requesting approval Special Use Permit for a Vacation Rental Dwelling located at 2134 Matilda Court

Adjacent Land Use /Zoning Matrix		
	Existing Land Use	Existing Zoning
North	Single Family	R-1A
South	Single Family	R-1A
East	Single Family	R-1A
West	Single Family	R-1A

Analysis:

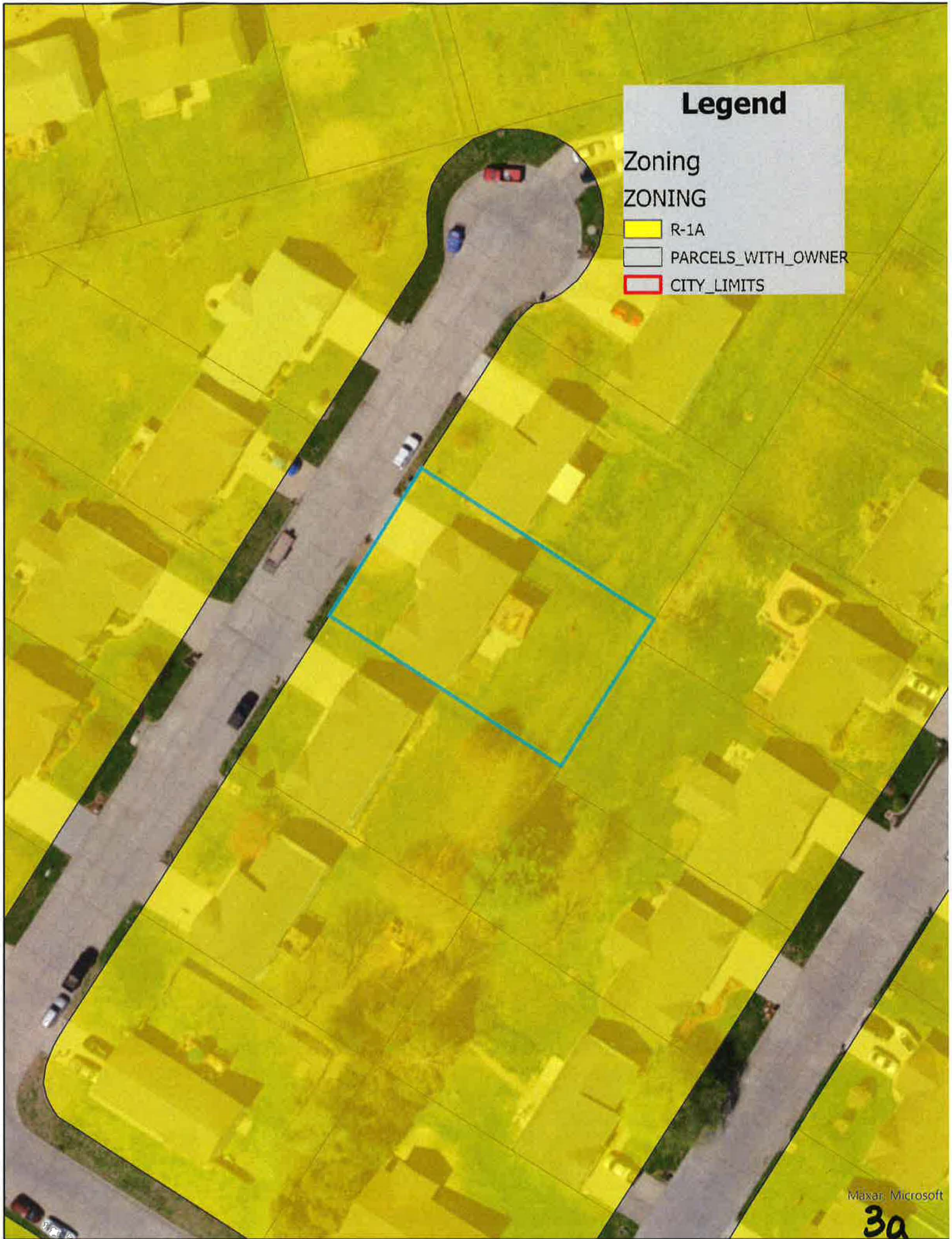
The applicant is requesting a special use permit to utilize 2134 Matilda Court for Vacation Rental Dwelling. The structure is currently a single-family home in an R-1A Single Family Residential zoning district. The special use permit would allow the applicant to accept lodgers for periods of 30 days and less. The home will be required to receive a new occupancy inspection to meet the requirements for short-term lodging.

According to Section 400.120 – A Vacation Rental Dwelling (short-term rental) located on a property zoned R-1A must obtain a Special Use Permit. The subject property located in the Cricket Creek Estates subdivision off Stuetterman Road. It is surrounded by single-family residential uses with no other known homes also being utilized as a “AirBnB” or a “Home Stay”, however, staff sees no reason that approving this special use permit will detriment the surrounding properties. The subject has off street parking and the use is of a low intensity and frequency that it should not disrupt the neighborhood.

Recommendation:

Staff recommends approval of the Special Use Permit to operate a Vacation Rental Dwellings at 2134 Matilda Court





Legend

Zoning

ZONING

 R-1A

 PARCELS_WITH_OWNER

 CITY_LIMITS

CITY OF WASHINGTON, MISSOURI

Department of Planning and Engineering Services

405 Jefferson Street · Washington, MO 63090

636.390.1010 Phone · 636.239.4649 Fax

SPECIAL USE PERMIT APPLICATION

All applications for Special Use Permits must be submitted to the Engineering Department at least 15 working days prior to the second Monday of each month in order to be placed on the agenda for the Planning & Zoning Commission Meeting.

Please Print:

Street Address: 2134 Matilda Ct

Lot: 57 Subdivision: Cricket Creek Estates PID# 5

Applicant Name: Michelle Redington and Patrick Redington Phone: 314-280-5449

Address of Applicant: 2134 Matilda Ct

Owner: Michelle Redington Phone: 636-221-9424

Owner's Address: 2134 Matilda Ct, Washington, MO 63090

Current Zoning: Single Family Residential Proposed Zoning: 2 Family Residential O/T occupied

It is proposed that the property be put to the following use: 2 Family w/ Airbnb in lower level of home

Lot Size: Frontage 74 (feet) Depth 112 (feet) Number of Stories 1

Number of Units: 2 Number of Off-Street Parking Spaces: 4

Include with this Special Use Permit Application:

- 1. Application Fee of \$150.00 (make check payable to the 'City of Washington')
- 2. Completed Special Use Permit Application
- 3. Plot Plan
- 4. Legal Description of Property
- 5. Building Elevation Plan (for new construction only)

Signature of Applicant Michelle Redington Patrick Redington

Date 4/14/2022 4-14-2022

Michelle Redington

Applicant Name Printed

SPECIAL USE PERMIT EVALUATION CRITERIA

The following criteria are used in evaluating a Special Use Permit Application. It is recommended these criteria be addressed as to their applicability to the proposed Special Use Permit request:

1. The compatibility of the proposal, in terms of both use and appearance, with the surrounding neighborhood.

Ranch home with 2 family occupancy. Lower level is for limited Airbnb use for temporary stay only. No permanent tenants. Upper main level of home is primary for owners. NO appearance change to neighborhood. Adjacent homes are more than 13ft apart. Standard lot size of .2 acres w/common area

2. The comparative size, floor area, and mass of the proposed structure in relationship to adjacent structures and buildings in the surrounding properties and neighborhood.

The proposed lower level dwelling apt is 1000 sq ft and consisting of 2 bedrooms, kitchen, 2 living rooms, private laundry room and a full private bath. The area has a separate private main entrance and has been building approved with lower level remodeled in 2020 by City of Washington. See Blake M.

3. The frequency and duration of various indoor and outdoor activities and special events, and the impact of these activities on the surrounding area.

Avg guest stay is occasional 4 day 3 night stays for tourists, traveling nurses, interns and or local professional career travelers. An occasional longer(month) stay may be for a professional working at hospital or local manufacturing company. Dwelling has plenty of driveway parking and street parking.

4. The capacity of adjacent streets to handle increased traffic in terms of traffic volume, including hourly and daily levels.

No significant traffic will impact local neighborhood. Typical stay is a guest with 1 car use parking overnight. Parking available on a well lighted street and owners property.

5. The added noise level created by activities associated with the proposed use.

Lower level of home is short stay only and 2 family home is shared by home owner. There will be no expected noise after 9pm. No parties or group gatherings will be permitted. Home is for short stays for a vacationing Washington tourist or local business clients only.

6. The requirements for public services where the demands of the proposed use are in excess of the individual demands of the adjacent land uses, in terms of police and fire protection, and the presence of any potential or real fire hazards created by the proposed use.

There is no irregular use for demands of proposed use in excess of the land use. Home is equipped with smoke/CO2 detectors and outdoor cameras. Home is updated and up to code for normal occupancies. Taxes are paid regularly and owners are experienced in rental dwellings w/ tenants.

7. Whether the general appearance of the neighborhood will be adversely affected by the location of the proposed use on the parcel.

There shall be no change of appearance to home or neighborhood. Proposed dwelling is a finished lower level. The home has been improved with walkway to rear main entrance by a licensed contractor from Washington. The are motion lights that are activated by motion sensors. 3 min average on time.

8. The impact of night lighting in terms of intensity, duration and frequency of use, as it impacts adjacent properties, and in terms of presence in the neighborhood.

No significant night light will disrupt adjacent properties. See Q7 Normal flood light timer for persons to safely walk to rear main entrance. Some of the homes in our subdivision have rear flood lights for safety reasons. . Most light polution comes from street lights and near by shopping center.

9. The impact of the landscaping of the proposed use, in terms of maintained landscaped areas, versus areas to remain in a natural state, as well as the openness of landscape versus the use of buffers and screens.

Landscaping of proposed use is no change to dwelling. Normal patio and Deck have been maintained and improved since home has been built. Significant land scaping with flower beds, small gardens that are regularly maintained, active and thriving with local native plants and trees for Missouri.

10. The impact of a significant amount of hard-surfaced areas for buildings, sidewalks, drives, parking areas and service areas, in terms of noise transfer, water run-off, and heat generation.

No impact of significant hard surface has been changed other than the new walkway to main rear entrance. Home has existing down spouts that are buried rain tubes that follow gravity draining lines to rear of home common drain easements.

From the desk of Michelle Redington and Patrick Redington

2134 Matilda Ct

Washington, MO 63090

Michelle Cell: 636-221-9424, Patrick Cell: 314-280-5449

michelle.kenny.587@gmail.com , pat.redington@gmail.com

Proposed Site Plan for Special Use

Requesting for Special use permit to operate an Airbnb out of our primary home.

Currently, our home is described as a single-family residential home with a fully city approved remodeled lower-level apartment that can accommodate up to 4 persons or any combination with children.

We are requesting to change the status of current use or apply for a recommended home type use to comply with the City of Washington rules and regulations for hosting an Airbnb.

Proposed location: To allow temporary overnight stays at 2134 Matilda Ct for such persons in the medical fields, manufacturing fields, pilots and short-term weekend vacationers to the Washington area. Offering local attractions that Franklin, Gasconade, St Charles Counties can offer.

Benefits to the City:

Allow local businesses to accommodate short stay key employees, Traveling Medical Nurses, Interns and Weekend Vacationers to stay in a home like setting with Wi-Fi and amenities as so desired. Our Airbnb would attract travelers and promote local dining, tourism and vacation revenue to our local community. Thus, bringing some additional local revenue support to local merchants, corporate manufacturing and nearby hospital personnel needs.

Airbnb Supporting Information:

Strict guidelines per Airbnb have a selection process that uses reviews and ratings system to prescreen all guests and hosts. Data from Airbnb suggests that our local travel is up more than 18% as compared to this time last year. 50% of travelers to our area come from less than 300 miles away. Most desired amenities are child friendly environment, wireless internet and free parking. The average lead time for bookings in our area is 24 days in advance notice and the average stay is 4 nights for our area. In addition, as hosts, we can gather additional information as to the purpose of the stay.

Final thoughts:

Airbnb takes all the guess work out and continues to lead the way for both hosts and guests. The proposed home is ready and updated to meet city codes. We (Michelle and Patrick) have talked with some of our neighbors, and they have loved what we have done with our lower-level apartment and ideas of hosting an Airbnb. We are looking forward to meeting with council and express our passion for a win-win for our community. We are looking forward to speaking at the city hall and appreciate the city for taking the time to hear our story. With warm regards, Michelle and Patrick Redington

BILL NO. _____ INTRODUCED BY _____

ORDINANCE NO. _____

AN ORDINANCE GRANTING A SPECIAL USE PERMIT TO UTILIZE 2134 MATILDA COURT AS A VACATION RENTAL IN THE CITY OF WASHINGTON, FRANKLIN COUNTY, MISSOURI

WHEREAS, an application for a Special Use Permit has been filed with the City of Washington; and

WHEREAS, pursuant to the ordinances of the City of Washington, Missouri, a Public Hearing on such request will be held in the City Council Chambers, 405 Jefferson Street, Washington, Missouri, on Tuesday, July 5th, 2022, notice of said hearing having been duly published in the "Washington Missourian"; and

WHEREAS, the City Council has determined that allowance of said request would be proper and in the best interests of the City.

NOW, THEREFORE, be it ordained by the Council of the City of Washington, Missouri, as follows:

SECTION 1: That a Special Use Permit be issued for 2134 Matilda Court for a use as a Vacation Rental.

SECTION 2: All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 3: This ordinance shall be in full force and effect from and after its passage and approval.

Passed: _____

ATTEST: _____

President of City Council

Approved: _____

ATTEST: _____

Mayor of Washington, Missouri





June 14, 2022

Mayor & City Council
City of Washington
Washington, MO 63090

RE: File No. 22-0601-Special Use Permit-Vacation Rental-1448 E. Eighth Street

Mayor & City Council,

At the regular meeting of the Planning & Zoning Commission held on June 13, 2022 the above mentioned Special Use Permit was approved with a unanimous 8-0 vote in favor.

Sincerely,

A handwritten signature in black ink that reads "Thomas R. Holdmeier".

Thomas R. Holdmeier
Chairman
Planning & Zoning Commission

To: Planning and Zoning Commission

From: Planning and Engineering Department Staff

Date: June 13th, 2022

Re: File #0601 – Lora Petty – Vacation Rental at 1448 E. 8th Street

Synopsis: The applicant is requesting approval Special Use Permit for a Vacation Rental Dwelling located at 1448 E. 8th Street

Adjacent Land Use /Zoning Matrix		
	Existing Land Use	Existing Zoning
North	Single Family	R-1A
South	Single Family	R-1A
East	Single Family	R-1A
West	Single Family	R-1A

Analysis:

The applicant is requesting a special use permit to utilize 1448 E 8th for Vacation Rental Dwelling. The structure is currently a single-family home in an R-1A Single Family Residential zoning district. The special use permit would allow the applicant to accept lodgers for periods of 30 days and less. The home will be required to receive a new occupancy inspection to meet the requirements for short-term lodging.

According to Section 400.120 – A Vacation Rental Dwelling (short-term rental) located on a property zoned R-1A must obtain a Special Use Permit. The subject property located at the intersection of 8th and Camp Streets. It is surrounded by single-family residential uses with no other known homes also being utilized as a “AirBnB” or a “Home Stay”, however, staff feels the proposed use is still residential in nature with AirBnB’s historically posing little to no detriment to the surrounding properties.

The subject property is a corner lot with ample parking and the use is of a low intensity and frequency that it should not disrupt the neighborhood.

Recommendation:

Staff recommends approval of the Special Use Permit to operate a Vacation Rental Dwellings at 1448 E. 8th Street





Legend

Zoning

ZONING

 R-1B

 PARCELS_WITH_OWNER

 CITY_LIMITS

22-0601

Lora Petty@
yahoo.com

CITY OF WASHINGTON, MISSOURI
Department of Planning and Engineering Services
405 Jefferson Street · Washington, MO 63090
636.390.1010 Phone · 636.239.4649 Fax

SPECIAL USE PERMIT APPLICATION

All applications for Special Use Permits must be submitted to the Engineering Department at least 15 working days prior to the second Monday of each month in order to be placed on the agenda for the Planning & Zoning Commission Meeting.

Please Print:

Street Address: 1448 East 8th Street

Lot: _____ Subdivision: Herbert A Meier PID# 1062303016263000

Applicant Name: Lora S. Petty Phone: 636-667-~~3354~~ 6634

Address of Applicant: 4 Grayson Ridge Drive

Owner: Michele & Amy Green Phone: _____

Owner's Address: 1448 East 8th Street

Current Zoning: Single Family Residence Proposed Zoning: None

It is proposed that the property be put to the following use: Short-term rental

Lot Size: Frontage .323 ACR (feet) Depth IRR SIZE (feet) Number of Stories 2

Number of Units: 1 Number of Off-Street Parking Spaces: 2

Include with this Special Use Permit Application:

1. Application Fee of \$150.00 (make check payable to the 'City of Washington')
2. Completed Special Use Permit Application
3. Plot Plan
4. Legal Description of Property
5. Building Elevation Plan (for new construction only)

Lora S. Petty
Signature of Applicant Date 5/11/22

Lora S. Petty
Applicant Name Printed

SPECIAL USE PERMIT EVALUATION CRITERIA

The following criteria are used in evaluating a Special Use Permit Application. It is recommended these criteria be addressed as to their applicability to the proposed Special Use Permit request:

1. The compatibility of the proposal, in terms of both use and appearance, with the surrounding neighborhood.

Landscaping and building exterior will be improved. Porch painted and overgrown Honeysuckle trimmed.

2. The comparative size, floor area, and mass of the proposed structure in relationship to adjacent structures and buildings in the surrounding properties and neighborhood.

No change.

3. The frequency and duration of various indoor and outdoor activities and special events, and the impact of these activities on the surrounding area.

None.

4. The capacity of adjacent streets to handle increased traffic in terms of traffic volume, including hourly and daily levels.

Traffic will ~~not~~ increase

5. The added noise level created by activities associated with the proposed use.

No additional noise.

6. The requirements for public services where the demands of the proposed use are in excess of the individual demands of the adjacent land uses, in terms of police and fire protection, and the presence of any potential or real fire hazards created by the proposed use.

Public services will be used as if residential. No increase.

7. Whether the general appearance of the neighborhood will be adversely affected by the location of the proposed use on the parcel.

Home will be maintained as an Bed and Breakfast in appereance. No external signage will be installed.

8. The impact of night lighting in terms of intensity, duration and frequency of use, as it impacts adjacent properties, and in terms of presence in the neighborhood.

None

9. The impact of the landscaping of the proposed use, in terms of maintained landscaped areas, versus areas to remain in a natural state, as well as the openness of landscape versus the use of buffers and screens.

Yard will be well maintained.

10. The impact of a significant amount of hard-surfaced areas for buildings, sidewalks, drives, parking areas and service areas, in terms of noise transfer, water run-off, and heat generation.

No impact.

BILL NO. _____ INTRODUCED BY _____

ORDINANCE NO. _____

AN ORDINANCE GRANTING A SPECIAL USE PERMIT TO UTILIZE 1448 EAST EIGHTH STREET AS A VACATION RENTAL IN THE CITY OF WASHINGTON, FRANKLIN COUNTY, MISSOURI

WHEREAS, an application for a Special Use Permit has been filed with the City of Washington; and

WHEREAS, pursuant to the ordinances of the City of Washington, Missouri, a Public Hearing on such request will be held in the City Council Chambers, 405 Jefferson Street, Washington, Missouri, on Tuesday, July 5th, 2022, notice of said hearing having been duly published in the "Washington Missourian"; and

WHEREAS, the City Council has determined that allowance of said request would be proper and in the best interests of the City.

NOW, THEREFORE, be it ordained by the Council of the City of Washington, Missouri, as follows:

SECTION 1: That a Special Use Permit be issued for 1448 East Eighth Street for a use as a Vacation Rental.

SECTION 2: All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 3: This ordinance shall be in full force and effect from and after its passage and approval.

Passed: _____

ATTEST: _____

President of City Council

Approved: _____

ATTEST: _____

Mayor of Washington, Missouri





June 28, 2022

Honorable Mayor and City Council
City of Washington
405 Jefferson Street
Washington, MO 63090

RE: Rabbit Trail / Phoenix Center Drive / Highway 100
UPDATE – JULY 5, 2022

Honorable Mayor and City Council,

The following is pertinent information to the subject request.

Description:

Since 2016, the Engineering Department worked diligently to reengage with business and property owners to find some common ground and a common sense solution to perceived traffic issues.

Three solutions have been identified:

1. Solution "A" – Relocate Phoenix Center Drive away from the intersection
 - a. 2022 Cost - \$750k (include ROW acquisition)
 - b. Requires ROW from private property and MoDOT
 - c. MoDOT supports this solution
2. Solution "B" – Right in / Right out @ Rabbit Trail + Right in / Right out @ Hwy 100
 - a. 2022 Cost - \$200k (include ROW acquisition)
 - b. Need ROW from private property and MoDOT
 - c. Does not have MoDOT support
3. Solution "C" – Median on Rabbit Trail to prevent left turns.
 - a. 2022 Cost - \$50k
 - b. No ROW needed
 - c. Has MoDOT support but does not have property owner support

City Council has already authorized staff to pursue a secondary east / west connection from Rabbit Trail to North Crest. This connection is generally shown the City's comprehensive plan and would provide a secondary access to Phoenix Center II from the south.

Funding source:

With the limited solutions and the issues identified, it appears that Solution "A" minimizes adverse effects to the surrounding businesses, while providing full access to Phoenix Center Drive.

Each fall MoDOT has a funding opportunity called Congestion Mitigation and Air Quality (CMAQ). This is an 80/20 grant, where the City pay 20% of the total project cost, including land acquisition. In 2022 100% of the CMAQ projects were funded.

In addition to relocating Phoenix Center Drive as a CMAQ project, they City would also add a right turn lane from International Drive to WB Hwy 100 as part of the same project.

The application period opens in late 2022, and the City would be notified of award in spring of 2023. Construction would occur in 2027.

Funding Example:

If the project was to balloon to \$1.5 million, the City would be responsible for \$300,000.

Summary:

After reviewing the traffic studies, taking into consideration adjacent property owner's concerns, and reviewing the solutions, staff believes that Solution "A" is the best solution to the issue. While the traffic studies do not explicitly identify a major project, development is occurring to the south that will increase traffic at the intersection.

Does City Council agree that staff should pursue Solution "A" by applying for a CMAQ grant in 2023? This would allow for construction to occur in 2027.

As always, if you have any questions, concerns or would like additional information, please feel free to contact me.

Respectfully,

A handwritten signature in blue ink, appearing to read 'John Nilges'.

John Nilges, PE
Public Works Director

BILL NO. _____ INTRODUCED BY _____

ORDINANCE NO. _____

AN ORDINANCE AUTHORIZING AND DIRECTING THE
EXECUTION OF A SUPPLEMENTAL AGREEMENT BY
AND BETWEEN THE CITY OF WASHINGTON, MISSOURI
AND UNION PACIFIC RAILROAD COMPANY & AMEND
THE 2022 BUDGET

BE IT ORDAINED by the Council of the City of Washington, Missouri, as follows:

SECTION 1: The Mayor is hereby authorized and directed to execute a Supplemental Agreement by and between the City of Washington, Missouri and Union Pacific Railroad Company, a copy of which is marked Exhibit I and is attached hereto and incorporated herein by reference, and such other documents, certificates and instruments as may be necessary or desirable to carry out and comply with the intent of this Ordinance, for and on behalf of and as the act and deed of the City. The City Clerk is hereby authorized and directed to attest to and affix the seal of the City to the said Agreement and such other documents, certificates and instruments as may be necessary or desirable to carry out and comply with the intent of this Ordinance.

SECTION 2: This ordinance shall amend the 2022 Budget as follows:
Rental of Land/Buildings – 001-11-000-521650; one-time payment of \$5,966.95 and annual payment of \$26,000.

SECTION 3: The City shall, and the officials, agents and employees of the City are hereby authorized and directed to, take such further action, and execute and deliver

such other documents, certificates and instruments as may be necessary or desirable to carry out and comply with the intent of this Ordinance.

SECTION 4: All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 5: This ordinance shall be in full force and effect from and after its passage and approval.

Passed: _____

ATTEST: _____

Approved: _____

ATTEST: _____

President of City Council

Mayor of Washington, Missouri

Exhibit I

Audit: 249012
Folder: 2491-60

SUPPLEMENTAL AGREEMENT

THIS SUPPLEMENTAL AGREEMENT is entered into on the 1st day of January 2022, between **UNION PACIFIC RAILROAD COMPANY** (“Lessor”) and **CITY OF WASHINGTON, MO**, 405 Jefferson Street, Washington, Missouri 63090 (“Lessee”).

RECITALS:

By instrument dated August 4, 2008, Lessor and Lessee, or their predecessors in interest, entered into an agreement, as amended (“Basic Agreement”), identified as Audit No. 249012, at Washington, Missouri

AGREEMENT:

IT IS AGREED between Lessor and Lessee to modify the Basic Agreement as follows:

Article 1. EFFECTIVE DATE.

This Supplemental Agreement is effective January 1, 2022.

Article 2. SUBSTITUTION OF PRINT.

The print attached as Exhibit 'A' dated March 8, 2022 shall be substituted for the original print, attached to the Basic Agreement.

Article 3. USE.

The Premises may be used for parking, beautification, and lessee-owned improvements including a passenger depot and retail store, and purposes incidental thereto, only, and no other purpose.

Article 4. PRORATED RENT ON ADDITIONAL PROPERTY.

Upon execution of this Supplement, Lessee shall pay Lessor for the additional property added into the Lease in the amount of Five Thousand Nine Hundred Sixty-Six Dollars and 95/100 (\$5,966.95).

Article 5. RENT.

A. Effective August 1, 2022, Lessee agrees to pay to Lessor Twenty-Six Thousand Dollars (\$26,000.00) annually. The rent shall be automatically increased by Three percent (3%) annually.

B. Not more than once every Three (3) years Lessor may redetermine the rent. In the event that Lessor does redetermine the rent, Lessor shall notify Lessee of such change.

Article 6. TERMINATION

Section 13B shall be amended to change the notice provision from thirty (30) days to one-hundred eighty (180) days.

Article 7. AGREEMENT SUPPLEMENT.

Nothing in this Supplemental Agreement shall be construed as amending or modifying the Basic Agreement unless specifically provided herein.

IN WITNESS WHEREOF, the parties have executed this Supplemental Agreement as of the day and year first written.

UNION PACIFIC RAILROAD COMPANY

CITY OF WASHINGTON, MO


By: _____
General Director - Real Estate


By: _____

NOTE:



LEGEND:

LEASE AREA 

UPRRCO. R/W OUTLINED 

TOTAL LEASE AREA: 125,229 SQ.FT. / 2.87 AC. +/-

NOTE: BEFORE YOU BEGIN ANY WORK, SEE AGREEMENT FOR FIBER OPTIC PROVISIONS.
EXHIBIT "A"

UNION PACIFIC RAILROAD COMPANY
WASHINGTON, FRANKLIN COUNTY, MO
M.P. 52.1 - JEFFERSON CITY SUB.

CADD FILENAME	0249160
SCAN FILENAME	AERIAL PRINT

MP/MO/V-2A/11B
SCALE: 1" = 200'
OFFICE OF REAL ESTATE
OMAHA, NEBRASKA DATE: 3-8-2022
DSK FILE: 2491-60



June 28, 2022

Honorable Mayor and City Council
City of Washington, MO

Dear Mayor and Council,

Union Pacific (UP) notified the City this past winter that the lease that included the area north of Front St. from Lafayette St. west to the freight depot had expired in January. Since that time staff has been working with UP to renew the lease. The lease that expired was a 20-year lease that began in January of 2002. The City at that time made a one-time payment of \$31,200.

In 2008 the City and UP had an additional agreement to lease property west of the freight depot, north of Front St. to Stafford St. This has become the parking area for multiple businesses located along Front St. This lease is paid annually and in 2021 it was \$15,201.24.

The proposed lease before you would be a supplement to the 2008 lease and include the entire area north of Front St. from Stafford St. east to Lafayette St. Effective August 1st, 2022 the rental fee would be \$26,000 annually with a 3% increase annually. In addition, a prorated payment of \$5,966.95 would be due upon execution of the agreement for the area from the original agreement, which expired in January.

A budget amendment is necessary to cover the cost of the new lease. Staff recommends approval of the supplemental agreement with UP.

Sincerely,

Darren Lamb, AICP
City Administrator

RESOLUTION OF GOVERNING BODY OF APPLICANT
RESOLUTION NO. _____

(Suggested Form for Applicant use)

Resolution authorizing the filing of an application with the Missouri Department of Natural Resources, Financial Assistance Center's State ARPA Grant Programs for subaward of federal financial assistance provided to the State of Missouri by the U.S. Department of the Treasury ("Treasury") pursuant to Section 602(b) of the Social Security Act, as added by Section 9901 of the American Rescue Plan Act, (Pub. L. No. 117-2 (March 11, 2021), 135 Stat. 4, 223-26.

WHEREAS under the terms of section 602(c) of the Act and Treasury's regulations, the State of Missouri has authorized the making of grants to authorized applicants to aid in the completion of specific public projects.

NOW, THEREFORE, be it resolved by City of Washington
(governing body of applicant)

1. That John Nilges *(designated official)* be and he/she is hereby authorized to execute and file an application(s) on behalf of City of Washington *(legal name of applicant)*

with the State of Missouri for grant funding to aid in the completion of: a lead service line inventory, or a drinking water, wastewater, and/or a stormwater project.

This application will be for a drinking water project that is currently in the design phase.

(Brief project(s) description)

The project will construct a 1 million gallon water storage tank with mixing system.

2. That John Nilges *(name of authorized official)*, Public Works Director *(Title)*

is hereby authorized and directed to furnish such information as the Missouri Department of Natural Resources may reasonably request in connection with the application which is herein authorized, to sign all necessary documents on behalf of the applicant, to furnish such assurances to the Missouri Department of Natural Resources as may be required by law or regulation, and to receive payment on behalf of the applicant.

CERTIFICATE OF RECORDING OFFICER

The undersigned, duly qualified and acting City Clerk *(title of officer)* of the

City of Washington *(legal name of applicant)*, does hereby certify: That the attached resolution is a

true and correct copy of the resolution adopted at a legally convened meeting of the City of Washington - City Council held on the 5 day of July,

(name of the governing body of applicant)

2022; and further that such resolution has been fully recorded in the journal of proceedings and records in my office. IN WITNESS WHEREOF, I have hereunto set my hand this ____ day of

_____.

(signature of recording officer)

(title of recording officer)

SEAL (If applicant has an official seal, impress here.)



June 28, 2022

Honorable Mayor and City Council
City of Washington
405 Jefferson Street
Washington, MO 63090

RE: 2022 – State of Missouri ARPA Applications
Resolution of Support

Honorable Mayor and City Council,

The following is pertinent information to the subject request.

Description:

On May 16, 2022 the State of Missouri announced, and provided application for, how the state would distribute ARPA funds that it received. The applications are due on July 14th, 2022.

There are four categories for public works / infrastructure that are applicable for the City of Washington. The categories and available amounts are:

1. Drinking Water Infrastructure - \$125,000,000
2. Stormwater Infrastructure - \$150,000,000
3. Wastewater Infrastructure - \$125,000,000
4. Lead Service Line Inventory - \$10,000,000

Notice of award will be in October, 2022.

After meeting with Public Works staff and Administration, the consensus was to apply for the following projects:

1. Partial funding of the Southpoint Ground Water Storage Tank
 - a. Water storage tank on North Goodes Mill that is currently in design phase
2. Partial funding of the Southpoint Sewer Extension to the east
 - a. Extends sewer to the east to St. John's Road
3. Partial funding of sewer upgrades on Front Street to reduce Sanitary Sewer Overflows
 - a. Replaces the existing forcemain on Front Street that conveys sewage from the west end of town to the Walnut Street Lift Station
4. Partial funding of the development of a Lead Service Line Inventory
 - a. MoDNR is requiring all water suppliers to develop and identify water service lines that are lead and develop a program to have them replaced.

The applications explicitly state that using local ARPA money and local operation/capital money to leverage the applications will increase the odds of being awarded the State ARPA money requested.

Cost of the project:

The following is a breakdown of the project total cost and how the projects will be funded.

1. Southpoint Ground Water Storage Tank – Construction 2023
 - a. MoARPA - \$1,000,000
 - b. City Local - \$500,000 TOTAL = \$2,000,000
 - c. City ARPA - \$500,000

2. Southpoint Sewer Extension Tank – Construction 2023/2024
 - a. MoARPA - \$900,000
 - b. City Local - \$250,000 TOTAL = \$1,650,00
 - c. City ARPA - \$500,000

3. Front Street Forcemain – Construction 2024
 - a. MoARPA - \$850,000
 - b. City Local - \$250,000 TOTAL = \$1,250,000
 - c. City ARPA - \$150,000

4. Lead Service Line Inventory – Completion 2023
 - a. MoARPA - \$50,000
 - b. City Local - \$25,000 TOTAL = \$100,000
 - c. City ARPA - \$25,000

TOTAL CITY ARPA FUNDING UTILIZED = \$1,175,000

Staff is requesting a resolution of support for each grant so we can move forward with the application to the state.

As always, if you have any questions, concerns or would like additional information, please feel free to contact me.

Respectfully,



John Nilges, PE
Public Works Director

RESOLUTION OF GOVERNING BODY OF APPLICANT
RESOLUTION NO. _____

(Suggested Form for Applicant use)

Resolution authorizing the filing of an application with the Missouri Department of Natural Resources, Financial Assistance Center's State ARPA Grant Programs for subaward of federal financial assistance provided to the State of Missouri by the U.S. Department of the Treasury ("Treasury") pursuant to Section 602(b) of the Social Security Act, as added by Section 9901 of the American Rescue Plan Act, (Pub. L. No. 117-2 (March 11, 2021), 135 Stat. 4, 223-26.

WHEREAS under the terms of section 602(c) of the Act and Treasury's regulations, the State of Missouri has authorized the making of grants to authorized applicants to aid in the completion of specific public projects.

NOW, THEREFORE, be it resolved by City of Washington
(governing body of applicant)

1. That John Nilges *(designated official)* be and he/she is hereby authorized to execute and file an application(s) on behalf of City of Washington *(legal name of applicant)*

with the State of Missouri for grant funding to aid in the completion of: a lead service line inventory, or a drinking water, wastewater, and/or a stormwater project.

This project will extend a sewer to main to an existing decommissioned landfill that does not have centralized sewer serves. It also would provide a option for 3 private treatment plants to connect.
(Brief project(s) description)

2. That John Nilges *(name of authorized official)*, Public Works Director *(Title)*

is hereby authorized and directed to furnish such information as the Missouri Department of Natural Resources may reasonably request in connection with the application which is herein authorized, to sign all necessary documents on behalf of the applicant, to furnish such assurances to the Missouri Department of Natural Resources as may be required by law or regulation, and to receive payment on behalf of the applicant.

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City of Washington
405 Jefferson Street
Washington, MO 63090

RE: 2022 – State of Missouri ARPA Applications
Resolution of Support

Honorable Mayor and City Council,

The following is pertinent information to the subject request.

Description:

On May 16, 2022 the State of Missouri announced, and provided application for, how the state would distribute ARPA funds that it received. The applications are due on July 14th, 2022.

There are four categories for public works / infrastructure that are applicable for the City of Washington. The categories and available amounts are:

1. Drinking Water Infrastructure - \$125,000,000
2. Stormwater Infrastructure - \$150,000,000
3. Wastewater Infrastructure - \$125,000,000
4. Lead Service Line Inventory - \$10,000,000

Notice of award will be in October, 2022.

After meeting with Public Works staff and Administration, the consensus was to apply for the following projects:

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 - a. Extends sewer to the east to St. John's Road
3. Partial funding of sewer upgrades on Front Street to reduce Sanitary Sewer Overflows
 - a. Replaces the existing forcemain on Front Street that conveys sewage from the west end of town to the Walnut Street Lift Station
4. Partial funding of the development of a Lead Service Line Inventory
 - a. MoDNR is requiring all water suppliers to develop and identify water service lines that are lead and develop a program to have them replaced.

The applications explicitly state that using local ARPA money and local operation/capital money to leverage the applications will increase the odds of being awarded the State ARPA money requested.

Cost of the project:

The following is a breakdown of the project total cost and how the projects will be funded.

1. Southpoint Ground Water Storage Tank – Construction 2023
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TOTAL CITY ARPA FUNDING UTILIZED = \$1,175,000

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As always, if you have any questions, concerns or would like additional information, please feel free to contact me.

Respectfully,



John Nilges, PE
Public Works Director

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with the State of Missouri for grant funding to aid in the completion of: a lead service line inventory, or a drinking water, wastewater, and/or a stormwater project.

The project will replace a vital sanitary sewer forcemain on Front Street to convey additional
(Brief project(s) description)

capacity during rain events to reduce the potential of Sanitary Sewer Overflows.

2. That John Nilges *(name of authorized official)*, Public Works Director *(Title)*

is hereby authorized and directed to furnish such information as the Missouri Department of Natural Resources may reasonably request in connection with the application which is herein authorized, to sign all necessary documents on behalf of the applicant, to furnish such assurances to the Missouri Department of Natural Resources as may be required by law or regulation, and to receive payment on behalf of the applicant.

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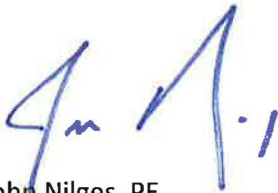
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This project will procure professional services to assist the City in completing a lead service
(Brief project(s) description)
line inventory.

2. That John Nilges, Public Works Director
(name of authorized official) *(Title)*

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City of Washington
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Respectfully,



John Nilges, PE
Public Works Director



June 28, 2022

Honorable Mayor & City Council
405 Jefferson Street
Washington, MO 63090

Re: File No. 22-0602-Scheer Properties LLC-Preliminary Plat

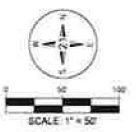
Dear Mayor & City Council Members:

At the regular meeting of the Planning & Zoning Commission held on Monday, June 13, 2022 the Commission reviewed and recommends approval of the above request with a unanimous vote.

Sincerely,

A handwritten signature in black ink, appearing to read "Sal Maniaci", is written over a light blue horizontal line.

Sal Maniaci
Community & Economic Development Director



DRAWING LEGEND

- Asphalt
- Concrete
- Concrete
- Concrete
- Property Lines
- Sanitary Sewer
- Gas Main
- Water Main
- Sanitary Manhole
- Utility Pole
- Fire Hydrant
- Telephone Box
- Water Valve
- Gas Valve
- Sign

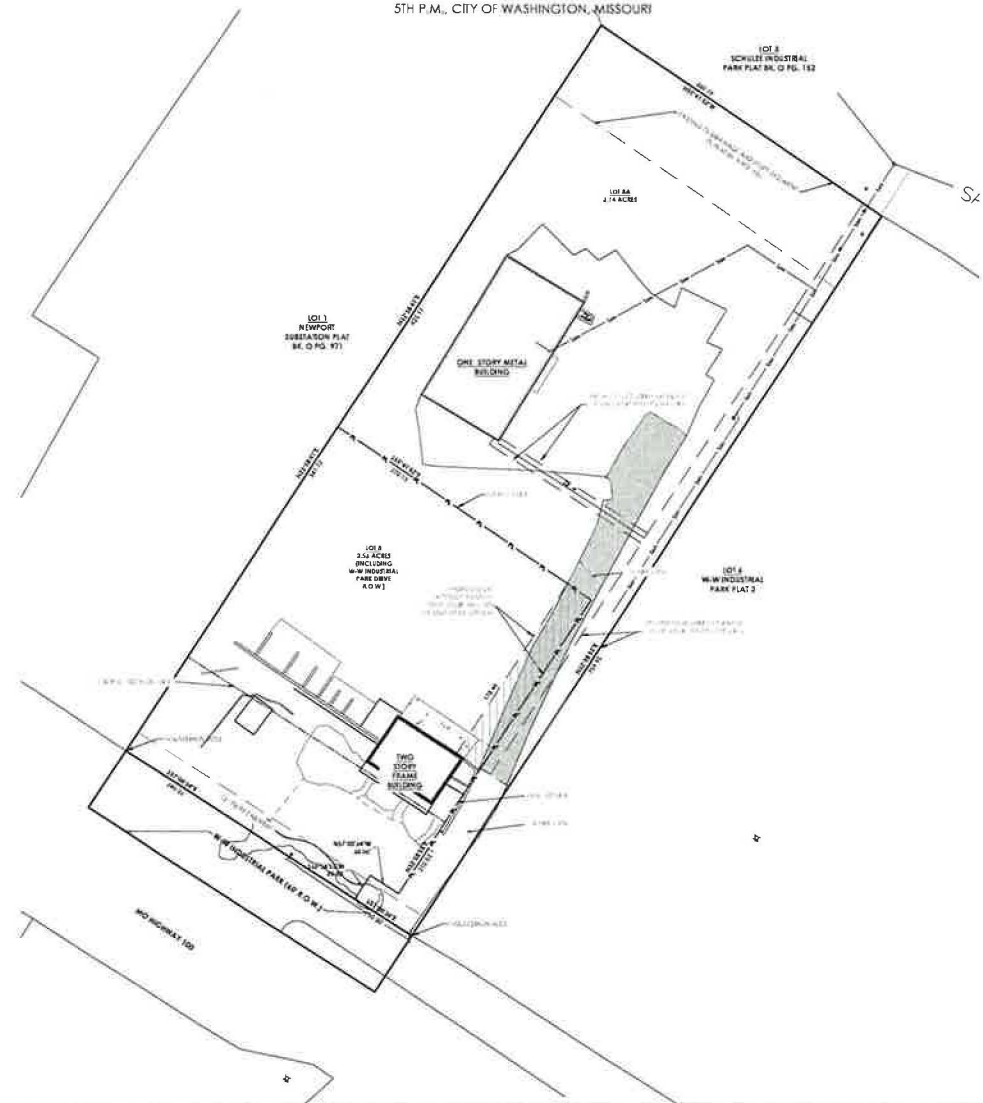
CITY CLERK'S CERTIFICATE
 I, _____, City Clerk for and within the City of Washington, Missouri, do hereby certify that the above plat of _____ was approved by the City Council of Washington, Missouri, by Ordinance No. _____ passed and approved this _____ day of _____, 20____.
 IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal of the City of Washington, Missouri, this _____ day of _____, 20____.

Shawn Weisberg
 City Clerk, Washington, MO

PLAT NOTES
 1. This plat is subject to all applicable laws, ordinances, rules and regulations of the City of Washington, Missouri, and the State of Missouri.
 2. The plat is subject to all applicable laws, ordinances, rules and regulations of the City of Washington, Missouri, and the State of Missouri.
 3. The plat is subject to all applicable laws, ordinances, rules and regulations of the City of Washington, Missouri, and the State of Missouri.
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PRELIMINARY PLAT THE RESUBDIVISION OF LOT 8 W-W INDUSTRIAL PARK PLAT 2

LOT 8 OF W-W INDUSTRIAL PARK PLAT 2 AS RECORDED IN PLAT BOOK N PAGE 430, IN SEC. 17, T44N, R1W OF THE 5TH P.M., CITY OF WASHINGTON, MISSOURI



- NOTES**
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PRELIMINARY

DATE	8/18/23
PROJECT NO.	0842-2
DRAWN BY	J.P.P.
SCALE	1"=50'
SHEET NAME	PRELIMINARY PLAT

SURVEY CERTIFICATE OF AUTHORITY NO. US-201-3008384
 ENGINEERING CERTIFICATE OF AUTHORITY NO. E-201-2026244
21 DESIGN GROUP INC.
 ENGINEERING & SURVEYING
 1710 W. WASHINGTON ST. ST. LOUIS, MO 63103
 PHONE: (314) 433-1100

8a

BILL NO. _____ INTRODUCED BY _____

ORDINANCE NO. _____

AN ORDINANCE APPROVING THE FINAL PLAT OF "W-W INDUSTRIAL PARK PLAT 2" IN THE CITY OF WASHINGTON, FRANKLIN COUNTY, MISSOURI

WHEREAS, the final plat of "W-W Industrial Park Plat 2" in the City of Washington, Missouri has been submitted to the City for approval; and

WHEREAS, said plat meets the requirements of the applicable ordinances of the City of Washington, Missouri; and

WHEREAS, the City Council granted preliminary plat approval of "W-W Industrial Park Plat 2" on July 5th, 2022.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Washington, Missouri, as follows:

SECTION 1: The final plat of "W-W Industrial Park Plat 2" in the City of Washington, Missouri is hereby approved and the same is ordered recorded in the Office of the Recorder of Deeds of Franklin County, Missouri.

SECTION 2: This ordinance shall be in full force and effect from and after its passage and approval.

Passed: _____

ATTEST: _____

President of City Council

Approved: _____

ATTEST: _____

Mayor of Washington, Missouri

BILL NO. _____ INTRODUCED BY _____

ORDINANCE NO. _____

AN ORDINANCE PROVIDING FOR THE APPROVAL AND ACCEPTANCE OF MINIMUM IMPROVEMENTS FOR MAINTENANCE FOR “W-W INDUSTRIAL PARK PLAT 2” IN THE CITY OF WASHINGTON, FRANKLIN COUNTY, MISSOURI

WHEREAS, “W-W Industrial Park Plat 2”, was approved by the City Council on July 05, 2022; and

WHEREAS, the minimum improvements have now been constructed, inspected, and can be accepted by the City of Washington, Missouri.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Washington, Missouri, as follows:

SECTION 1: The City’s requirements have been met, the City of Washington, Missouri, accepts the sanitary sewer located within the public utility easement for maintenance within said subdivision.

SECTION 2: The applicant shall execute the Maintenance Bond Contract marked “Exhibit A”, attached hereto and incorporated herein by reference and receipt by the City of Washington, Missouri of a Maintenance Bond Contract for said minimum improvements.

SECTION 3: This ordinance shall be in full force and effect from and after the date of its passage and approval.

SECTION 4: All ordinances or parts of ordinances in conflict with any of the provisions of this Ordinance are hereby repealed.

Passed: _____

ATTEST: _____

President of City Council

Approved: _____

ATTEST: _____

Mayor of Washington, Missouri

“Exhibit A”
MAINTENANCE BOND CONTRACT

WHEREAS, the Code of the City of Washington, Missouri provides in Section 410.025(L), that upon acceptance of minimum improvements within a subdivision by the City Council of the City of Washington, Missouri the subdivider shall execute a maintenance bond with sufficient sureties to ensure that all minimum improvements are installed properly and that such construction has been performed in a workmanlike manner; and

WHEREAS, Section 410.025(L) provides that the maintenance bond shall remain in effect for a period of two (2) years from the date of acceptance of the minimum improvements and be in an amount equal to twenty percent (20%) of the estimated costs of the minimum improvements as determined by the City Engineer.

NOW, THEREFORE, in consideration of the acceptance and final plat approval by the City Council of the City of Washington, Missouri, of “W-W Industrial Park Plat 2”, and the acceptance of the minimum improvements by the City Council of the City of Washington, Missouri, serving “W-W Industrial Park Plat 2” the undersigned hereby agrees to furnish the City of Washington, Missouri a maintenance bond in the amount of \$4,000.00 binding the undersigned to the City of Washington, Missouri for two (2) years from the date of acceptance to indemnify the City of Washington, Missouri for all loss that the City of Washington, Missouri may sustain by reason of any defective materials or workmanship in the minimum improvements which become apparent during that two (2) year period.

Owner/Subdivider/Divider/Applicant

Name & Title

Company Name

Dated this _____ day of _____, 2022



June 23, 2022

Honorable Mayor and City Council
City of Washington
405 Jefferson Street
Washington, MO 63090

RE: W-W Industrial Park Plat 2
Acceptance of Public Utilities

Honorable Mayor and City Council,

The following is pertinent information to the subject request.

Description:

The owner of W-W Industrial Park Plat 2 had two building connected to one sanitary sewer lateral. The owner requested to subdivide the parcel to have one building on one parcel and the other on a separate parcel. In doing so, he is required to provide public utilities to both lots.

In addition, the sewer lateral failed at the rear of the property and the owner constructed a new public sanitary sewer main to meet the requirements of the subdivision. This ordinance will accept that sewer main for public maintenance and ownership.

Per code, he is also required to post a 2-year maintenance bond for 20% of the construction cost. The maintenance bond is for \$4,000.00

Cost of the project:

No cost to the City

As always, if you have any questions, concerns or would like additional information, please feel free to contact me.

Respectfully,

John Nilges, PE
Public Works Director

CITY OF WASHINGTON
CITY SALES TAX SUMMARY

1% GENERAL SALES TAX

Previous Years 1970-2000 Total:		\$ 36,121,362.69			
2000-2001	\$ 2,614,947.25	2010-2011	\$ 3,613,372.27	2020-2021	\$ 5,138,337.05
2001-2002	2,665,810.02	2011-2012	3,698,652.72	2021-Present	3,963,877.65
2002-2003	2,875,714.84	2012-2013	3,760,065.80		
2003-2004	3,155,590.86	2013-2014	3,912,118.45		
2004-2005	3,187,693.12	2014-2015	4,204,694.99		
2005-2006	3,345,292.87	2015-2016	4,397,905.50		
2006-2007	3,445,234.45	2016-2017	4,354,507.85		
2007-2008	3,773,268.98	2017-2018	4,703,065.67		
2008-2009	3,556,222.39	2018-2019	4,612,283.40		
2009-2010	3,497,829.39	2019-2020	4,787,670.81		
TOTAL COLLECTIONS TO DATE:				\$ 119,385,519.02	

MONTH	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	Monthly % Increase/ (Decrease)
OCTOBER	\$ 351,136.59	\$ 361,698.16	\$ 341,934.38	\$ 347,786.52	\$ 387,415.44	\$ 454,143.50	17.22%
NOVEMBER	282,896.65	251,010.14	273,682.85	325,999.08	337,510.28	329,477.61	-2.38%
DECEMBER	364,857.35	567,111.05	406,617.65	400,738.68	448,383.63	522,976.40	16.64%
JANUARY	430,566.40	355,065.45	428,005.85	420,055.36	430,457.12	392,285.39	-8.87%
FEBRUARY	354,592.09	440,931.59	363,771.00	417,204.79	396,723.58	509,008.53	28.30%
MARCH	397,064.44	432,715.60	444,964.47	417,215.47	468,305.25	483,461.03	3.24%
APRIL	322,468.20	354,143.36	387,311.51	365,080.95	387,138.97	393,317.74	1.60%
MAY	316,300.94	296,545.56	300,584.29	358,920.74	385,747.95	342,734.14	-11.15%
JUNE	360,109.32	368,699.52	456,577.00	401,315.24	514,849.48	536,473.31	4.20%
JULY	488,884.69	499,689.10	420,349.19	442,261.53	462,011.90		
AUGUST	290,449.04	311,169.75	322,712.79	372,615.14	396,711.64		
SEPTEMBER	395,182.14	464,286.39	465,772.42	518,477.31	523,081.81		
TOTALS:	\$ 4,354,507.85	\$ 4,703,065.67	\$ 4,612,283.40	\$ 4,787,670.81	\$ 5,138,337.05	\$ 3,963,877.65	

Increase (Decrease) Over Prior Year

8.00%

-1.93%

3.80%

7.32%

OVERALL PERCENTAGE GROWTH/
(REDUCTION) FOR OCTOBER TO
PRESENT:

5.52%

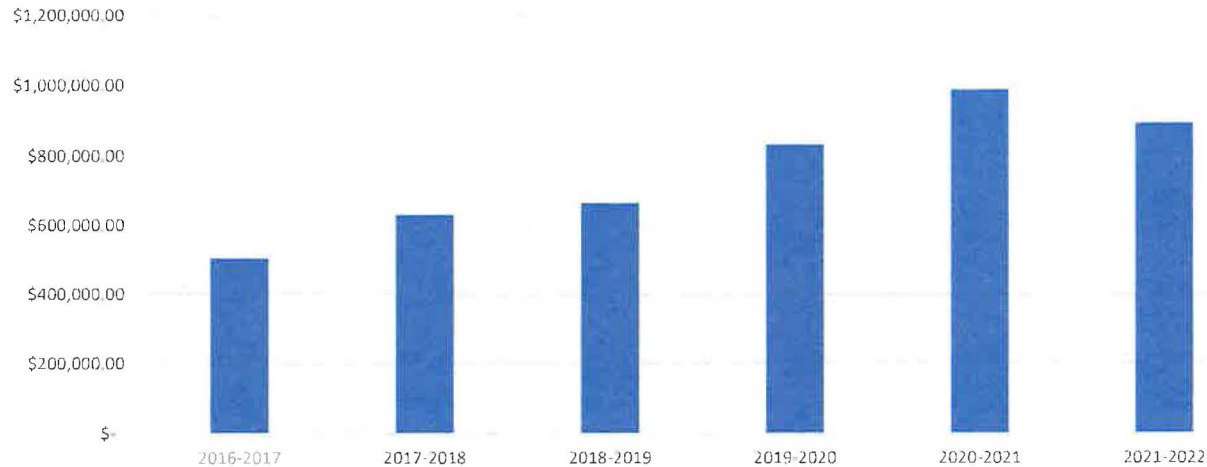
FISCAL YEAR END PERCENTAGE
(POS- OCTOBER TO SEPTEMBER)
Shown Once A Year on November Report.

LOCAL OPTION USE TAX

MONTH	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	Monthly % Increase/ (Decrease)
OCTOBER	\$ 28,227.67	\$ 12,081.69	\$ 34,224.58	\$ 35,500.86	\$ 70,550.86	\$ 73,349.35	3.97%
NOVEMBER	36,285.79	17,632.77	48,613.78	56,442.98	77,752.19	75,696.93	-2.64%
DECEMBER	35,826.94	48,045.68	49,662.96	53,993.39	65,391.95	81,034.55	23.92%
JANUARY	43,418.60	48,211.95	68,775.33	39,958.65	69,783.79	98,017.42	40.46%
FEBRUARY	54,384.99	95,271.61	73,271.71	63,549.19	112,976.86	102,284.34	-9.46%
MARCH	47,389.11	76,542.59	79,877.50	81,178.43	104,092.21	99,642.15	-4.28%
APRIL	37,427.52	47,032.55	54,168.57	51,201.38	83,105.78	117,044.07	40.84%
MAY	38,570.02	49,331.34	45,391.56	117,142.50	70,120.42	155,677.22	122.01%
JUNE	41,187.44	51,751.76	51,449.73	94,813.67	73,348.19	90,619.63	23.55%
JULY	40,613.94	73,096.59	42,197.49	76,691.07	63,309.11		
AUGUST	36,992.97	54,048.00	53,911.53	82,028.64	89,259.01		
SEPTEMBER	63,977.54	57,105.98	62,998.22	79,946.63	109,517.43		
TOTAL	\$ 504,302.53	\$ 630,152.51	\$ 664,542.96	\$ 832,447.39	\$ 989,207.80	\$ 893,365.66	

COLLECTIONS 1998 TO PRESENT: **\$ 10,698,133.41**

OVERALL PERCENTAGE GROWTH/(REDUCTION) FOR
OCTOBER TO PRESENT: **22.86%**





Account Type	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 001 - GENERAL FUND						
Revenue	15,439,790.00	15,486,790.00	847,776.42	10,484,965.13	-5,001,824.87	32.30%
Expense	17,096,945.00	17,245,635.00	981,492.91	12,741,600.97	4,504,034.03	26.12%
Fund: 001 - GENERAL FUND Surplus (Deficit):	-1,657,155.00	-1,758,845.00	-133,716.49	-2,256,635.84	-497,790.84	-28.30%
Fund: 003 - LIBRARY FUND						
Revenue	798,350.00	798,350.00	10,693.07	705,886.66	-92,463.34	11.58%
Expense	858,830.00	858,830.00	47,693.82	556,036.04	302,793.96	35.26%
Fund: 003 - LIBRARY FUND Surplus (Deficit):	-60,480.00	-60,480.00	-37,000.75	149,850.62	210,330.62	347.77%
Fund: 004 - VOLUNTEER FIRE FUND						
Revenue	867,180.00	867,180.00	4,127.89	871,534.56	4,354.56	0.50%
Expense	1,032,580.00	1,142,005.00	19,931.11	568,017.80	573,987.20	50.26%
Fund: 004 - VOLUNTEER FIRE FUND Surplus (Deficit):	-165,400.00	-274,825.00	-15,803.22	303,516.76	578,341.76	210.44%
Fund: 010 - VEHICLE & EQUIPMENT REPLACEMENT FUND						
Revenue	622,000.00	622,000.00	0.00	603,216.73	-18,783.27	3.02%
Expense	1,352,900.00	1,554,255.00	2,658.68	311,980.99	1,242,274.01	79.93%
Fund: 010 - VEHICLE & EQUIPMENT REPLACEMENT FUND Surplus (Deficit):	-730,900.00	-932,255.00	-2,658.68	291,235.74	1,223,490.74	131.24%
Fund: 250 - STORMWATER IMPROVEMENT FUND						
Revenue	1,012,000.00	1,012,000.00	155,677.22	813,631.80	-198,368.20	19.60%
Expense	1,755,320.00	1,948,320.00	24,686.29	749,709.82	1,198,610.18	61.52%
Fund: 250 - STORMWATER IMPROVEMENT FUND Surplus (Deficit):	-743,320.00	-936,320.00	130,990.93	63,921.98	1,000,241.98	106.83%
Fund: 260 - CAPITAL IMPROVEMENT SALES TAX FUND						
Revenue	3,574,875.00	3,574,875.00	158,337.19	1,586,164.33	-1,988,710.67	55.63%
Expense	4,490,750.00	5,496,260.00	218,897.83	1,254,078.43	4,242,181.57	77.18%
Fund: 260 - CAPITAL IMPROVEMENT SALES TAX FUND Surplus (Deficit):	-915,875.00	-1,921,385.00	-60,560.64	332,085.90	2,253,470.90	117.28%
Fund: 261 - TRANSPORTATION SALES TAX FUND						
Revenue	4,002,875.00	4,002,875.00	165,340.19	2,491,338.40	-1,511,536.60	37.76%
Expense	4,067,300.00	5,239,990.00	33,182.84	2,769,974.70	2,470,015.30	47.14%
Fund: 261 - TRANSPORTATION SALES TAX FUND Surplus (Deficit):	-64,425.00	-1,237,115.00	132,157.35	-278,636.30	958,478.70	77.48%
Fund: 265 - COP FUND						
Revenue	1,836,300.00	3,169,670.00	0.00	1,845,890.92	-1,323,779.08	41.76%
Expense	2,046,000.00	2,046,000.00	0.00	1,990,000.00	56,000.00	2.74%
Fund: 265 - COP FUND Surplus (Deficit):	-209,700.00	1,123,670.00	0.00	-144,109.08	-1,267,779.08	112.82%
Fund: 272 - DOWNTOWN TIF RPA-1						
Revenue	295,000.00	295,000.00	249.60	321,324.01	26,324.01	8.92%
Expense	426,600.00	539,200.00	29,340.76	143,463.31	395,736.69	73.39%
Fund: 272 - DOWNTOWN TIF RPA-1 Surplus (Deficit):	-131,600.00	-244,200.00	-29,091.16	177,860.70	422,060.70	172.83%
Fund: 274 - RHINE RIVER TIF RPA-2						
Revenue	132,200.00	132,200.00	0.10	146,559.45	14,359.45	10.86%
Expense	132,000.00	139,000.00	0.00	146,471.71	-7,471.71	-5.38%
Fund: 274 - RHINE RIVER TIF RPA-2 Surplus (Deficit):	200.00	-6,800.00	0.10	87.74	6,887.74	101.29%
Fund: 400 - WATER FUND						
Revenue	1,976,965.00	1,976,965.00	159,372.34	1,277,823.62	-699,141.38	35.36%
Expense	3,854,650.00	4,047,025.00	91,200.84	1,492,029.09	2,554,995.91	63.13%
Fund: 400 - WATER FUND Surplus (Deficit):	-1,877,685.00	-2,070,060.00	68,171.50	-214,205.47	1,855,854.53	89.65%
Fund: 410 - SEWAGE TREATMENT FUND						
Revenue	2,950,000.00	2,950,000.00	214,300.42	1,901,689.23	-1,048,310.77	35.54%
Expense	5,281,535.00	5,716,535.00	83,314.96	2,530,095.61	3,186,439.39	55.74%
Fund: 410 - SEWAGE TREATMENT FUND Surplus (Deficit):	-2,331,535.00	-2,766,535.00	130,985.46	-628,406.38	2,138,128.62	77.29%

Budget Report

For Fiscal: 2021-2022 Period Ending: 05/31/2022

Account Type	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 420 - SOLID WASTE FUND						
Revenue	3,036,400.00	3,036,400.00	319,340.60	1,559,369.45	-1,477,030.55	48.64%
Expense	2,978,660.00	3,043,660.00	221,139.69	1,841,637.05	1,202,022.95	39.49%
Fund: 420 - SOLID WASTE FUND Surplus (Deficit):	57,740.00	-7,260.00	98,200.91	-282,267.60	-275,007.60	-3,787.98%
Report Surplus (Deficit):	-8,830,135.00	-11,092,410.00	281,675.31	-2,485,701.23	8,606,708.77	77.59%

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)
001 - GENERAL FUND	-1,657,155.00	-1,758,845.00	-133,716.49	-2,256,635.84	-497,790.84
003 - LIBRARY FUND	-60,480.00	-60,480.00	-37,000.75	149,850.62	210,330.62
004 - VOLUNTEER FIRE FUND	-165,400.00	-274,825.00	-15,803.22	303,516.76	578,341.76
010 - VEHICLE & EQUIPMENT REP	-730,900.00	-932,255.00	-2,658.68	291,235.74	1,223,490.74
250 - STORMWATER IMPROVEME	-743,320.00	-936,320.00	130,990.93	63,921.98	1,000,241.98
260 - CAPITAL IMPROVEMENT SAI	-915,875.00	-1,921,385.00	-60,560.64	332,085.90	2,253,470.90
261 - TRANSPORTATION SALES TA	-64,425.00	-1,237,115.00	132,157.35	-278,636.30	958,478.70
265 - COP FUND	-209,700.00	1,123,670.00	0.00	-144,109.08	-1,267,779.08
272 - DOWNTOWN TIF RPA-1	-131,600.00	-244,200.00	-29,091.16	177,860.70	422,060.70
274 - RHINE RIVER TIF RPA-2	200.00	-6,800.00	0.10	87.74	6,887.74
400 - WATER FUND	-1,877,685.00	-2,070,060.00	68,171.50	-214,205.47	1,855,854.53
410 - SEWAGE TREATMENT FUND	-2,331,535.00	-2,766,535.00	130,985.46	-628,406.38	2,138,128.62
420 - SOLID WASTE FUND	57,740.00	-7,260.00	98,200.91	-282,267.60	-275,007.60
Report Surplus (Deficit):	-8,830,135.00	-11,092,410.00	281,675.31	-2,485,701.23	8,606,708.77