

**REGULAR MEETING OF WASHINGTON, MISSOURI CITY COUNCIL  
 MONDAY, AUGUST 7, 2023 - 7:00 P.M.  
 COUNCIL CHAMBER, 405 JEFFERSON STREET, WASHINGTON, MISSOURI**

	<b><u>SUGGESTED</u></b>	
	<b><u>COUNCIL ACTION</u></b>	
<b>1. <u>INTRODUCTORY ITEMS:</u></b>		
Roll Call / Pledge of Allegiance		
Approval of the Minutes from the July 17, 2023, Council Meeting	Need Motion/Mayor	Memo
<u>Approval and Adjustment of Agenda including Consent Agenda</u>		
a. Liquor License Renewal	Need Motion/Mayor	Memo
<b>2. <u>PRIORITY ITEMS:</u></b>		
<b><u>Mayor's Presentations, Appointments &amp; Reappointments</u></b>		
a. Proclamation – Aging Ahead Is Awesome Month	Mayor	
b. Police Department Reappointment	Approve/Mayor	Memo
<b>3. <u>PUBLIC HEARINGS:</u></b>		
<b>4. <u>CITIZENS COMMENTS:</u></b>		
<b>5. <u>UNFINISHED BUSINESS:</u></b>		
<b>6. <u>REPORT OF DEPARTMENT HEADS:</u></b>		
a. 911 Update	Discussion	Memo
<b>7. <u>ORDINANCES/RESOLUTIONS:</u></b>		
a. An ordinance authorizing and directing the City of Washington, Missouri to accept the Bid from NOC Technology for the purchase of new servers, configuration, set up and installation.	Read & Int/Read/Vote/Mayor	Memo
b. An ordinance amending Section 220.015 Use of Municipal Landfill of the Code of the City of Washington, Missouri.	Read & Int/Read/Vote/Mayor	Memo
c. An ordinance amending Section 400.045, 400.080.D, 400.085.D, 400.095.B, 400.205 and Chapter 400, Attachment I of the Code of the City of Washington, Missouri.	Read & Int/Read/Vote/Mayor	Memo
d. An ordinance of the City of Washington, Missouri to establish a procedure to disclose potential conflicts of interest and substantial interest for certain Municipal Officials.	Read & Int/Read/Vote/Mayor	
<b>8. <u>COMMISSION, COMMITTEE AND BOARD REPORTS:</u></b>		
<b>9. <u>MAYOR'S REPORT:</u></b>		

**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 Report
- c. Transportation Sales Tax Report
- d. Local Option Use Tax Report
- 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, JULY 31, 2023  
A COPY OF THIS NOTICE IS ALSO AVAILABLE ONLINE AT [www.washmo.gov](http://www.washmo.gov)

**MINUTES OF THE REGULAR MEETING OF THE CITY COUNCIL  
CITY OF WASHINGTON, FRANKLIN COUNTY, MISSOURI  
MONDAY, JULY 17, 2023**

**INTRODUCTORY ITEMS:**

The Regular Meeting of the City of Washington, Missouri, City Council was held on Monday, July 17, 2023, at 7:06 p.m. in the Council Chamber. Mayor Doug Hagedorn opened the meeting with roll call and Pledge of Allegiance.

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

<b>Also Present:</b>	City Attorney	Mark Piontek
	City Administrator	Darren Lamb
	City Clerk	Sherri Klekamp
	Police Chief	Jim Armstrong
	Fire Chief	Tim Frankenberg
	Economic Development Director	Sal Maniaci
	Interim City Engineer	Charles Stankovic
	Parks Director	Wayne Dunker
	Finance Director	Mary Sprung
	Human Resources Manager	Shauna Pfitzinger

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 20, 2023, Council Meeting

A motion to accept the minutes as presented made by Councilmember Patke, seconded by Councilmember Coulter, passed without dissent.

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

- \* Change Order #3 & Final Payment Request – 2022 Overlay Project
- \* Change Order #1 & Final Payment Request - 2023 Overlay Project
- \* Final Payment Request – Rabbit Trail Extension
- \* Liquor License Approval: Wanderlust Market

- \* Liquor License Renewals: Walgreens #5717; 1422 Apothecary DBA Bootleggers Cigars & Apothecary; Dolgencorp LLC DBA Dollar General Sore #1251; Dolgencorp LLC DBA Dollar General Store #10885; Aldi Inc #05; Target Store T-2225; Ernesto's Mexican Restaurant; Tonino Cucina LLC DBA Aldo's Pizza; Colton's Steak House & Grill; Mid River Restaurants LLC DBA Applebee's Neighborhood Grill; Murphy USA #7416; Old Bridge Brewing Inc.; 3G Infinity LLC DBA Plush; Olivino, LLC; Bud's American Pub; Casey's Marketing Company; Sirens Hotel LLC DBA River Sirens Hotel; Augusta Brewing Venture LLC; Elijah's LTD; Aces and Eagles LLC DBA The Office, Aces and Eagles Disc Golf; TLRR Entertainment LLC DBA 1861 Social House Eatery & Bar

After a brief discussion on Change Order #3 & Final Payment Request – 2022 Overlay Project, a motion to accept and approve the agenda including the consent agenda accordingly made by Councilmember Holtmeier, seconded by Councilmember Patke, passed without dissent.

**PRIORITY ITEMS:**

- \* Certificate of Appreciation – Optimist Club of Washington

*CITY OF WASHINGTON*

*Certificate of Appreciation*

*PRESENTED TO*

*Optimist Club of Washington*

*WHEREAS, the Optimist Club of Washington, Missouri, was chartered August 15, 1949, and have followed the mission “By providing hope and positive vision, Optimists bring out the best in youth, our communities and ourselves”; and*

*WHEREAS, the Optimist Club has recently donated \$7,000 for the purchase of playground benches at James W. Rennick Riverfront Park and water fountain at Optimist Park.*

*NOW, THEREFORE, I, James D. Hagedorn, by virtue of the authority vested in me as Mayor, and on behalf of our governing body and all our citizens, do hereby tender this Certificate of Appreciation to extend a heartfelt thank you and express our appreciation to the Optimist Club for their generous donation to the Washington Community.*

*James D. Hagedorn, Mayor*

*July 17, 2023*

**Mayor’s Presentations, Appointments & Reappointments:**

- \* Proclamation – Parks and Recreation Month

*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 17<sup>th</sup> day of July 2023.*

*James D. Hagedorn*

*Mayor of Washington, Missouri*

\* Police Department Appointment

*July 11, 2023*

*To The City Council*

*Washington, Missouri*

*Dear Council Members:*

*I herewith submit for your approval the following for appointment to the Police Department for a six-month probationary term:*

*NAME*

*TERM BEGINS*

*TERM ENDS*

*Max Keeler*

*July 18, 2023*

*January 18, 2024*

*Police Officer*

*(1<sup>st</sup> 6 months)*

*Respectfully submitted,*

*James D. Hagedorn*

*Mayor*

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

\* Police Department Reappointments

*July 11, 2023*

*City Council*

*City of Washington*

*Washington, Missouri*

*Dear Council Members:*

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

<i>NAME</i>	<i>TERM BEGINS</i>	<i>TERM ENDS</i>
<i>Brendan M. McMillan Police Officer</i>	<i>March 14, 2023</i>	<i>March 14, 2024</i>
<i>Calvin Broz Police Officer</i>	<i>April 04, 2023</i>	<i>April 04, 2024</i>
<i>Ian Ray Police Officer</i>	<i>April 04, 2023</i>	<i>October 03, 2023 (2<sup>nd</sup> 6 months)</i>
<i>Chase Wurth Police Officer</i>	<i>May 08, 2023</i>	<i>November 08, 2023 (2<sup>nd</sup> 6 months)</i>
<i>Zachary Chadwick Police Officer</i>	<i>June 06, 2023</i>	<i>December 06, 2023 (2<sup>nd</sup> 6 months)</i>
<i>Robert Kelley Police Officer</i>	<i>June 06, 2023</i>	<i>December 06, 2023 (2<sup>nd</sup> 6 months)</i>

*Respectfully submitted,  
James D. Hagedorn  
Mayor*

Police Officer Ian Ray's term ends October 03, 2023. A motion to accept and approve the reappointments made by Councilmember Patke, seconded by Councilmember Behr, passed without dissent.

\* Special Police Appointments

*July 11, 2023*

*City Council*

*City of Washington*

*Washington, Missouri 63090*

*RE: Special Police Officer Appointments – 2023 Washington Town & Country Fair*

*Dear Council Members:*

*I herewith submit for your approval the following for appointment as Special Police Officers August 2-6, 2023, for the 2023 Washington Town & Country Fair:*

<i>Darrell Floyd</i>	<i>Franklin County Sheriff's Department</i>
<i>Ryan Morgan</i>	<i>Franklin County Sheriff's Department</i>
<i>Gabriel Wiles</i>	<i>Franklin County Sheriff's Department</i>
<i>James Cross</i>	<i>Franklin County Sheriff's Department</i>
<i>Charles Holtz</i>	<i>Gasconade County Sheriff's Department</i>
<i>Brenn Finley</i>	<i>Owensville Police Department</i>
<i>Chad Johnmeyer</i>	<i>St. Clair Police Department</i>

*Respectfully submitted,  
James D. Hagedorn  
Mayor*

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

\* Washington Area Highway Transportation Committee Reappointments

June 27, 2023

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:

William L. Miller – term ending July 2026

Bill Straatmann – term ending July 2026

Respectfully submitted,

James D. Hagedorn

Mayor

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

**PUBLIC HEARINGS**

\* Rezoning – 2549 East Fifth Street

July 10, 2023

Honorable Mayor and City Council

405 Jefferson Street

Washington, MO 63090

RE: File No. 23-0701-Rezoning 2549 E. Fifth Street from R-1A, Single Family to R-3, Multi-Family

Dear Mayor and City Council Members:

The Planning & Zoning Commission reviewed the requested zoning change at their July 10, 2023 meeting and approved the request with a unanimous vote.

Sincerely,

Thomas R. Holdmeier

Chairman

Planning & Zoning Commission

**Maniaci:** Yes, Good Evening Council. There's three Public Hearings on your agenda tonight. The first two actually deal with the same project. The first is a rezoning and the second is an annexation for the same property. I'll kind of walk through here the details of that.

The subject property here is on East Fifth Street just on the east side of the street north of Hillermann's, so just north of the highway intersection there on East Fifth Street. You can see here actually it's four parcels currently which is what I'll get into, two of them are currently in the City limits and two of them are outside the City limits.

You can see there's an existing home here on this one parcel, and then the parcel that goes down along Fifth Street is also in the City limits here. And then the rest of the property is bordered by Busch Creek and Dubois Creek, actually it's where they come together before they enter the Missouri River.

So, you can see here on the zoning map the 14 acres on the western side of the property is zoned R-1A Single-Family Residential and then the eastern half of the property, the 19 acres, is outside the City limits.

As you can see the property is primarily surrounded by commercial zoning and uses. On the north side here across the creek there's commercial property that is currently vacant. There is the old Patriot Towing here, still operated as a tow lot but I'm not sure if it's currently Patriot, and then obviously with Hillermann's, the gas station and the, I'm sorry, the bank and the hotel to the south, car wash and then this vacant lot here. What I want to point out on the lot where my laser pointer is, that is currently C-2 General Commercial. In 2019, the Planning and Zoning Commission and City Council actually approved a rezoning to PDR for a higher density multi-family development. The reason why it didn't actually go R-3 is that at that time the applicant wanted a higher number of units than what was currently permitted in R-3, and so they requested the PDR. That was actually approved by both Planning and Zoning Commission and City Council for an apartment complex on this lot but our PDR's have a two year clock that if they're not constructed on it reverts back. That project never came to fruition so they, that reverted back to C-2. So, that is why you see it as such, as such on the zoning map.

The Willows in this area, I just want to point out some other multi-family. This is a multi-family development, senior housing complex, Willows down at the bottom of the hill here. There actually is multi-family right across the street. The corner of Brookview, it's vacant lot but it is zoned for multi-family and there is actually a multi-family apartment building north of the site here at the intersection of Old 100 and East Fifth and then actually here this is C-1 Neighborhood Commercial that is actually now non-conforming that is also a multi-family assisted living facility. So, there are some multi-family type uses in the area as you can see.

And for as the developable land of the property, just cause you know when you talk about density and what's actually buildable, you can see here this is the flood maps. We overlay this for what we get from FEMA on our arial so these aren't perfect, the applicant will have to get a survey to show exactly where these lines are. But the hatch lines really show what is unbuildable and floodway and then anything in this bluer orange, that's the 100 and 500 will require Flood Plain Development Permit. So, you can kind of see the main buildable area here is outside of that buffer.

And then the topo is on the site plan as well but you can see the *inaudible*, the site does have some significant topo. This bluff here along the creek and it actually valleys down in between so it's kind of split into two halves here, there's the peek and then it slowly tapers out, kind of a plateau here. But you can kind of see how the topo so it's not necessarily a flat site where you're going to see tons of apartment buildings. It's going to have some significant grades and roads going into different sites.

One thing I want to point out and I just want to reiterate. In my staff report, the applicant was willing to provide a preliminary draft site plan of the kind of development they are interested in putting here just to show that is kind of full life cycle housing and in the sense of *inaudible* diverse housing options from duplexes to quad-plex townhomes all the way up to traditional apartment buildings. And then have some amenities as well. There's pickleball courts here on the northside, a clubhouse and pool as well so it is a development with amenities.



One thing we did want to point out and we brought this up at the Planning and Zoning Commission, is that this vote tonight is strictly for the validity of the R-3 zoning in this location. It is not for this actual site plan. There was some discussion about the layout of this and what would be the best for emergency services. All of that would have to go through our Site Plan Committee including Engineering, Communications, our Fire Department to be reviewed and approved by staff. And so if there's any questions or concerns on that, I just want to reiterate that we will have the ability to fully comment on this site plan in the future. But since the applicant submitted this information, we thought that it would be good to put it into the packet.

And so here again, this is just the overview zoning. City staff does recommend approval of the rezoning of this portion here from R-1A Single-Family Residential to Multi-Family R-3.

Our Comprehensive Plan has been pretty clear about setting some objectives of entertaining and encouraging life cycle housing as well as diverse housing options. I think this does both by not having just traditional apartment buildings but also townhomes, condos all for rent. One of the goals in there is to encourage opportunities for renters to be able to become homeowners in the City limits and I think that this is an opportunity for that to happen. We have seen there is a very low vacancy rate in our apartments currently in City limits, and actually I know that the applicant can attest to that for his current buildings has low vacancy rate.

As for the surrounding zoning, there's a pretty intensive commercial uses in the area so this is a good transitional use between commercial and residential. We typically don't encourage Single-Family Residential right up against Commercial. We like to have some type of what we call transitional zoning which is what this R-3 would be.

And lastly with us, with all that being said, having those goals in the Comprehensive Plan it can be difficult to find developable property in the City limits that meets that requirement because of how developed the City is around our commercial areas. And so being able to find a piece that is adjacent to those commercial uses, I think it bodes well, it sets up the property pretty well to be an appropriate zoning for multi-family.

Like I said, staff does recommend approval. This went to the Planning and Zoning Commission last week and did pass unanimously approval to approve the rezoning and annexation as well. Happy to answer any questions.

**Behr:** So, I guess, obviously the heartache that I've heard and it came up in P&Z and I'm sure that you were talked about it too. The intersection there, East Fifth and 100, and what are the plans there? I know that we're not looking at the site plan right here and only two exit entrances into the complex here but there's a lot of heartburn over the...

**Maniaci:** *Inaudible*

**Behr:** Wait time at Highway 100, not having a right turn lane there all of the things that we just talked about with Rabbit Trail at some length this year so...

**Maniaci:** That is, I mean that has been an existing concern without this development.

**Behr:** Correct.

**Maniaci:** And we have obviously looked at that with MoDOT. I believe there are potential plans for turn lanes on there with some MoDOT with some improvements to the highway that they are doing, but at this time it is not a recommendation to make the applicant add any of those improvements.

**Hagedorn:** No other questions?

**Maniaci:** This is a Public Hearing.

**Hagedorn:** Okay.

**Maniaci:** I can switch it over to the applicant whenever you're ready.

**Hagedorn:** Okay. Applicant, is Ed here? Yes, you are and Cameron, okay. Go ahead Cam.

**Maniaci:** Cam, here's your laser pointer.

**Cameron Lueken:** Good Evening Council, Mr. Mayor. I think Sal did a very good job of giving you an overview, so I'll just go through maybe a few more points on the slide. So, the developer is here tonight, Ed, he's with ELS Properties. Just to give you a little background, he is the developer that developed the Shoe Factory addition and the 100 West. So, he's familiar with the codes and building process here in the City. So, he's excited to bring you another project, and Sal mentioned there's a low vacancy rate relevant to the life cycle housing and we believe that this is another great place for another successful project.

So, as Sal has mentioned, the goal is to annex 19.4 acres as R-3, also to rezone 16.15 acres from R-1A to R-3. And right now as it's planned, there's about 196 family units on that property. As Sal mentioned, he gave you a good idea where the property is located at.

As far as the annexation, this is a little bit more detailed map on that. There's about 19.4 acres that lies in the northeast side of Hillermann's, the south side I guess of the old Seco Building.

I'll get into the zoning, but Sal made a case for how it makes sense to annex and rezone. This is R-3 giving the surrounding uses topographically and current land use. Like I said, there's the area to be rezoned R-3.

And so, as Sal mentioned, we made it just a few little modifications to the sketch plan after we submitted those to Sal. This is a little bit cleaner looking plan, and as Sal mentioned, there is the life cycle housing from the three bedroom, two car garage, all up to the 16 unit two-story structure, like Ed has on 100 West.

So, what's that going to look like as far as density? It's about 35 acres in totality, there's about 196 dwelling units proposed, the density equates to about 5 ½ dwelling units per acre. How's that relate to your other densities? This R-1A, that's about four units or four structures per acre, R-1B is about seven, R-1D which is kind of what the Overlook is zoned and the Creek and what not, that's about five, R-2 seven, R-3 could be 21 but with Sal or what Ed's proposing here is about five units per acre. So, that's about 1 per 7,900 square feet so it's similar to an R-1D Density.

As far as green space, in this particular instance because of the floodway, floodplain, topographical issues, there's about 26 acres of green space that will not be roof, parking lot, driveways, so that's in the case it's about 73% almost ¾ that will remain green so that's a fair amount of it.

This is a typical A Building, this is 100 West, a C Building eight units, F Building, the garages, and like Sal mentioned,

I'll just stop here for a minute. This does provide a great, for someone that's outside and is wanting to locate here that doesn't have a house available because there is lower housing stock, this is a way to transition into the community and then hopefully transition to a home.

And then as Sal has mentioned the amenities, the dog park, the playground, the pickleball court, pavilion, there's some *inaudible*.

In summary, rezone 16 acres from R-1A to R-3, annex 19.4 acres similar to an R-1 Density, it's about 73% of the properties entire green space.

So, I kind of rushed through that but does anyone have any questions about anything? I thought Sal did a good job so I didn't go very slow. Ed's here tonight if you have any questions for him. I'll step away. Thank you.

**Hagedorn:** Thanks Cameron.

**Ed Schmelz:** Yes, good evening. Ed Schmelz, developer. So, I don't know how to follow those two guys very well, they did a pretty good job obviously but so, I guess does anybody have any questions for me?

**Holtmeier:** No, I appreciate you giving Washington quality housing.

**Ed Schmelz:** Thank you.

**Holtmeier:** I appreciate you doing all of that.

**Ed Schmelz:** We've had quite a bit of success. As I said, in the past our phone just rings every day looking for places over here and right now we don't have anything available between 100 West and the Shoe Factory. We're totally full with waiting lists. So, we feel like this give us something a little bit different.

I feel like we have the west side of town covered. We have a little bit in the central part of town. This gives us something on the east side of town and also gives us something a little bit different. It is a little bit lower density than your 100 West and obviously the Shoe Factory.

If you look at that map, basically everything over to where our proposed retention pond is, everything there has garages. So, that's something we don't, I mean we have a few garages at 100 West but not a lot of them. Mostly it's the two story higher density apartment buildings, but these are a little bit lower density duplexes, fourplexes that provide some garages. And then when you get to the back further off the road, and obviously it's because we get into some flatter areas, but we'll try to make up for a little bit of density with some of the 60 units. We feel like it's, we're fulfilling a need on a different part of town with a little bit of a different product also.

**Holtmeier:** Thanks again.

**Hagedorn:** Thank you, Ed.

**Ed Schmelz:** And if anybody's wondering, we are actually keeping the old farmhouse, the brick farmhouse on there. That's going to be our clubhouse. So, we've had some really neat ideas for that, and we will be doing a pool back behind there. Thank you very much.

**Hagedorn:** Thank you. Anybody else? Anybody else in the audience would like to speak? Okay.

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

**Bill No. 23-12833, Ordinance No. 23-13798, an ordinance rezoning 2549 East Fifth Street from R-1A Single-Family Residential to R-3 Multi-Family Residential in the City of Washington, Franklin County, 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; Patke-aye, Behr-aye, Briggs-aye, Holtmeier-aye, Coulter-aye, Hidritch-absent, Reed-absent, Wessels-absent.

\* Annexation – 19.4 acres Ed Schmelz

*July 10, 2023*

*Honorable Mayor and City Council*

*405 Jefferson Street*

*Washington, MO 63090*

*RE: File No. 23-0702-Annexation-Ed Schmelz*

*Dear Mayor and City Council Members:*

*The Planning & Zoning Commission reviewed the requested Annexation at their July 10, 2023 meeting and approved the request with a unanimous vote.*

*Sincerely,*

*Thomas R. Holdmeier*

*Chairman*

*Planning & Zoning Commission*

**Maniaci:** So, this is just the Public Hearing following for the annexation of the 19 acres and actually for the newer annexation laws. The reason why we have to have a Public Hearing for this is because it's coming in as requested for R-3, instead of the default R-1A and then the item directly after is the ordinance.

**Hagedorn:** Open this one up too?

**Lamb:** Open this up.

**Hagedorn:** Yes, please. Anybody else in the audience like to comment on this? Okay, questions?

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

**Bill No. 23-12834, Ordinance No. 23-13799, an ordinance annexing 19.4 acres off Fifth Street as R-3 Multi-Family Residential into the City of Washington, Franklin County, 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; Patke-aye, Behr-aye, Briggs-aye, Holtmeier-aye, Coulter-aye, Hidritch-absent, Reed-absent, Wessels-absent.

\* Parking Minimum Reduction for Multi-Family Developments

*July 11, 2023*

*Mayor & City Council*

*City of Washington*

*Washington, MO 63090*

*Re: Parking Minimum Reduction for Multi Family Developments*

*Mayor & City Council,*

*On your agenda for the July 17<sup>th</sup> meeting is a code amendment pertaining to parking minimums for Multi-Family Developments. In an effort to reduce over parking and decrease polluted stormwater runoff, City Staff is recommending reducing the parking minimums for one bedroom apartments to account for single car households. Currently, the code requires*

*2 parking spaces for each unit, regardless of how many one bedroom or studio units are in the development.*

*City Staff reviewed surrounding communities' regulations and found Cities such as St. Peter's, O'Fallon and St. Charles have similar reductions available for single bedroom units. The American Planning Association's Recommended Park Standards also allowed for such reductions.*

*The Planning and Zoning Commission held a public hearing on July 10<sup>th</sup>, where no comments from the public were given. They reviewed staff's recommendation and voted unanimously to change the parking requirement for multi-family dwellings to the following: 1.5 spaces for each 1 bedroom units, 2 spaces for each unit two bedrooms and above.*

*Feel free to reach out with any questions.*

*Sincerely,*

*Sal Maniaci*

*Community and Economic Development Director*

**Maniaci:** All right, yes thank you. So, this next Public Hearing is for a requested, requested by staff to reduce the parking minimums for apartments. Currently our code requires two spaces for each dwelling unit regardless of how many bedrooms it has. So, even if it's a studio where you more typically will find someone that could very easily be in a single car household or it's a three bedroom unit, it has two spaces across the board.

And then as, we didn't have apartments proposed for a long time because of our density was so low and then when we increased our density in 2018, as you are all aware, we have had an increase in these requests just like we've had tonight. And as we've looked at these developments and as we've looked at other sections of our code, we've strived to make sure we're not overparked in some situations. Actually in 2019, we reduced our parking minimum for retail, actually reduced it by 20% because a lot of our commercial developments were overparked for their typical use, and we wanted to do the same really for our apartments for two reasons.

One, it is more developer friendly. You're not putting as much of an *inaudible* on a developer to put parking spaces that aren't going to be utilized.

And two, as we get further into our MS4 Audit and looking at stormwater runoff, that is a big area that we could tackle for future developments of reducing the size of our required parking lots.

And so, as I've described in my letter, we did look at some other communities. More particularly kind of communities not so much in the more urban St. Louis area but right outside. So, St. Peters, O'Fallon and St. Charles were three good examples. St. Peters and O'Fallon actually have the same code we are proposing tonight, and St. Charles kind of had a, they split the middle at 1.7 across the board so instead of doing it by bedroom they did just 1.7 units.

And so, what we are proposing is that it would be 1.5 spaces for each one-bedroom unit and two spaces for each two-bedroom unit and above. And so that does give a little bit of leeway there for when a developer has a handful of single bedrooms or studio units that they don't have to have two parking spaces for each.

A good example of this is actually the Shoe Factory. There was, that went through a planned development so they got their own parking calculation. But when that came forward he

had shown a certain percentage that had studio units and so we actually reduced that to about 1.7 per unit, and you can see I think Ed would say that it's not overparked. They have plenty of parking there.

And that we did look at the American Planning Associations recommendations and they gave plenty of other communities our size that have similar allowances for single bedrooms.

Planning and Zoning had a Public Hearing on this last week and voted unanimously to amend the code to the as proposed and then at the Public Hearing there were no comments given. I'd be happy to take any questions.

**Hagedorn:** Anyone in the audience like to comment? Great. Go ahead Mike, sorry. I missed you.

**Mike Johns:** Mike Johns, 610 Roberts Street. Can you explain 1.5?

**Maniaci:** Yeah, so 1.5 parking spaces per single-bedroom unit and we always round up and so that instead of having, if they have five one bedroom units, they used to have 10 and now it would be, now I'm going to make myself do math...

**Patke:** Eight.

**Maniaci:** Eight, thank you.

**Mike Johns:** I'm just trying to understand...*inaudible*.

**Maniaci:** *Inaudible*...round up, thank you. But so...

**Lamb:** It just rounds up.

**Mike Johns:** I understand that.

**Lamb:** Okay.

**Mike Johns:** But so, who violates and who doesn't violate? It just, I think you're doing this and you're going to low, you, I think, you said you did it because of the runoff and you guys got your hands slapped, and that's figuratively, I just think you're going towards low hanging fruit. *Inaudible*...

**Maniaci:** It's just one item that, we...

**Mike Johns:** Right, are you planning on doing it to homeowners too?

**Maniaci:** No, this is just for multi-family.

**Mike Johns:** Just, right, the low income. Planning and Zoning own homes and most people that live in apartments don't come to meetings and stuff like that. I just don't think, I just think we should do this across the board. If we are going to do this, is that your plan?

**Lamb:** You mean across the board Mike, like in the sense like single-family homes?

**Mike Johns:** Yeah.

**Lamb:** Two-family homes?

**Mike Johns:** Yeah, if we're worried about the runoff, are we just aiming towards the lower class?

**Maniaci:** Single-family homes don't have parking lots, so that's where it doesn't necessarily have much of an issue. This is just to reduce the size of the actual parking lot that goes along with the development.

**Lamb:** People typically don't overbuild a driveway for a single-family unit.

**Mike Johns:** Right, right, I'm just saying...

**Lamb:** Unless they got a lot of...

**Mike Johns:** I understand totally, I understand totally. I just think it looks like overreach again. That we're just overreaching and it seems like we're going down here, and I just want the playing field to be same or it doesn't matter what you make, it's all the same.

**Maniaci:** Yeah, we have parking calculations for each use.

**Briggs:** We're not limiting the amount of people that can park there, we're making the developer so he can make a smaller parking lot. If somebody lives there, they have two cars...

**Mike Johns:** Yeah, but if you have a single-family and you got two people living in that apartment, you're already, you know, and they got a work vehicle and everything, I just think it's kind of, you know what I'm saying? I don't know if we've thought through all of this.

**Maniaci:** Yeah, I mean that's why we looked at the American Planning Associations recommendation. We've looked at other communities. I mean it's fairly common to just give a split down the middle, so instead of one space per unit and two spaces per unit, it would be 1.5 because then your basically hedging your bets that you're going to have a percentage of those single bedrooms that aren't going to have two cars.

**Mike Johns:** Right.

**Maniaci:** You're just anticipating the end user not having two cars 100% of the time.

**Mike Johns:** Right. I just wanted to make sure that were playing on a playing field that's level because you brought up the rain, runoff water and everything like that there and I know you wanted smaller parking lot and everything. I just want to make sure were, every, the community is being treated the same.

**Maniaci:** Yeah, I think, we're not...

**Hagedorn:** Oh Yeah.

**Maniaci:** We're not...*inaudible*.

**Mike Johns:** I'm just here to ask, that's all I'm saying. If nobody asks, nobody asks. That's what you just said. Nobody went to the meeting, everybody voted unanimously, and it was fine.

**Hagedorn:** That's why you're up here, Mike...*inaudible*.

**Mike Johns:** And that's why I show up.

**Hagedorn:** *Inaudible*.

**Mike Johns:** Yeah, so thank you. This wasn't *inaudible*, I just wanted an explanation and stuff.

**Coulter:** So, obviously this hasn't been a problem in any other places that, it's working?

**Maniaci:** Correct, yeah. I mean, I think...

**Coulter:** Nobody's looking for a parking spot?

**Maniaci:** Correct, yeah. And I mean, a good example is when we have developers who haven't developed here before, they look at our calculation, they think two per unit that's high compared to most Cities they work in so we were higher than...

**Briggs:** And what were the other Cities that you looked at, Sal, I can't remember?

**Maniaci:** St. Peters, O'Fallon and St. Charles were the three in the region and the national average that we looked at from APA.

**Mike Johns:** Okay, I just wanted to make sure that everything is on the same playing field for everybody. Thanks.

**Hagedorn:** Thank you, Mike. Anyone else? Okay.

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

**Bill No. 23-12835, Ordinance No. 23-13800, an ordinance amending Section 400.265.C of the Code of the City of Washington, Missouri.**

The ordinance was introduced by Councilmember Behr.

With no further discussion, the ordinance was read a second time and approved on the following vote; Patke-aye, Behr-aye, Briggs-aye, Holtmeier-aye, Coulter-aye, Hidritch-absent, Reed-absent, Wessels-absent.

### **CITIZENS COMMENTS**

\* None

### **UNFINISHED BUSINESS**

\* None

### **REPORT OF DEPARTMENT HEADS**

\* None

### **ORDINANCES/RESOLUTIONS**

**Bill No. 23-12836, Ordinance No. 23-13801, an ordinance authorizing and directing the execution of a Depository Contract by and between the City of Washington, Missouri and the Bank of Franklin County.**

The ordinance was introduced by Councilmember Patke.

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

**Bill No. 23-12837, Ordinance No. 23-13802, an ordinance accepting the Bid from Modern Auto for the purchase of a 2024 Chevrolet Silverado 3500HD 4WD Crew Cab & Chassis.**

The ordinance was introduced by Councilmember Patke.

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

**Bill No. 23-12838, Ordinance No. 23-13803, an ordinance accepting the Quote from Knapheide for the purchase of a 60" Knapheide Bed.**

The ordinance was introduced by Councilmember Patke.

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



**Bill No. 23-12839, Ordinance No. 23-13804, an ordinance accepting the Bid from Chris Auffenberg Ford for the purchase of two (2) 2024 Ford Expedition SSV Response Vehicles.**  
The ordinance was introduced by Councilmember Patke.

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

**Bill No. 23-12840, Ordinance No. 23-13805, an ordinance authorizing and directing the City of Washington, Missouri to enter into an Agreement with St. Francis Borgia Regional High School, St. Francis Borgia Grade School, Our Lady of Lourdes School and Immanuel Lutheran School for the assignment of one (1) School Resource Officer.**

The ordinance was introduced by Councilmember Holtmeier.

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

**Bill No. 23-12841, Ordinance No. 23-13806, an ordinance authorizing and directing the execution of an Agreement with Jokerst Paving & Contracting, Inc. for the 2023 Third Street Overlay and Improvements Project and amend the 2023 Budget.**

The ordinance was introduced by Councilmember Patke.

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

**Bill No. 23-12842, Ordinance No. 23-13807, an ordinance authorizing and directing the execution of an Economic Development Agreement by and between the City of Washington, Missouri and the Missouri Highways and Transportation Commission.**

The ordinance was introduced by Councilmember Behr.

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

**Bill No. 23-12843, Ordinance No. 23-13808, an ordinance authorizing and directing the execution of a Subrecipient Contract between the County of Franklin, Missouri and the City of Washington, Missouri.**

The ordinance was introduced by Councilmember Patke.

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

**Bill No. 23-12844, Ordinance No. 23-13809, an ordinance authorizing and directing the execution of a Subrecipient Contract between the County of Franklin, Missouri and 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; Patke-aye, Behr-aye, Briggs-aye, Holtmeier-aye, Coulter-aye, Hidritch-absent, Reed-absent, Wessels-absent.

**Bill No. 23-12845, Ordinance No. 23-13810, an ordinance repealing the provisions of Title III Traffic Code, Schedule VI Turning Movements, Table VI-A No U-Turns 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; Patke-aye, Behr-aye, Briggs-aye, Holtmeier-aye, Coulter-aye, Hidritch-absent, Reed-absent, Wessels-absent.

**COMMISSION, COMMITTEE AND BOARD REPORTS**

\* 1780 High Street – PDR Preliminary Plan Review

*July 10, 2023*

*Honorable Mayor and City Council*

*405 Jefferson Street*

*Washington, MO 63090*

*RE: File No. 23-0603-1780 High Street-PDR-Preliminary Plan Review*

*Dear Mayor and City Council Members:*

*The Planning & Zoning Commission reviewed the requested Planned Development Residential at their July 10, 2023 meeting and approved the request with a unanimous vote.*

*Sincerely,*

*Thomas R. Holdmeier*

*Chairman*

*Planning & Zoning Commission*

After discussion, a motion to accept and approve this item made by Councilmember Behr, seconded by Councilmember Patke, passed without dissent.

**Bill No. 23-12846, Ordinance No. 23-13811, an ordinance approving the Final Plat of Highland Meadows Plat 9, in the City of Washington, Franklin County, 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; Patke-aye, Behr-aye, Briggs-aye, Holtmeier-aye, Coulter-aye, Hidritch-absent, Reed-absent, Wessels-absent.

**MAYOR'S REPORT**

- \* Thanks for coming this evening.
- \* A lot of exciting things are going on around Washington with good, managed growth.

**CITY ADMINISTRATOR'S REPORT**

\* Budget Workshop scheduled for August 7, 2023, 6:00 p.m.

**COUNCIL COMMENTS**

\* None

**ADJOURNMENT**

With no further business to discuss, a motion to adjourn made at 8:21 p.m. by Councilmember Patke, seconded by Councilmember Holtmeier passed without dissent.

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

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

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

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

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

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



July 31, 2023

Re: Liquor License Renewal

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

Dear Sherri,

Jin Chan Li of Cherry Blossom, located at 95 Washington Heights Dr., is applying for a renewal of their City of Washington liquor license. Mr. Chan Li has submitted an alcohol license application for the privilege of selling liquor of all kinds by the drink at retail from Monday through Saturday, as well as Sunday. The \$500.00 fees have been paid, and the required paperwork has been submitted. Mr. Chan Li has requested that his application go before the City Council at the August 7, 2023 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

## Aging Ahead Is Awesome Month

*Whereas*, Aging Ahead is one of ten Area Agencies on Aging in Missouri which has been providing supportive services in surrounding communities since 1973 and will be celebrating fifty years supporting countless journeys; and

*Whereas*, the Washington Senior Center joined Aging Ahead, formerly known as the Mid-East Area Agency on Aging, in August 1984; and

*Whereas*, their vision is for all individuals to have opportunities to age with honor and dignity; and

*Whereas*, adults sixty and older count on Aging Ahead to provide nutritious meals, connection to resources and supportive services like Meals on Wheels, Community Centers, Caregiving Services and Community Options Consulting and Case Management.

*Now Therefore, I*, James D. Hagedorn, Mayor of the City of Washington, Missouri, do hereby proclaim August 2023 as

## Aging Ahead Is Awesome Month

in the City of Washington and urge all citizens to join in supporting Aging Ahead as we "Re-imagine Aging" and support individuals through the journey of aging.



*In Witness Whereof* I have hereunto set my hand and caused to be affixed the Seal of the City of Washington, Missouri, this 7<sup>th</sup> day of August 2023.

  
James D. Hagedorn  
Mayor



July 26, 2023

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>DATE EFFECTIVE</u>	<u>DATE EXPIRES</u>
Eric Dobelmann Detective	August 6, 2023	August 6, 2024

Respectfully submitted,

James D. Hagedorn  
Mayor



**POLICE**  
CITY OF WASHINGTON

**Washington Police Department**  
**Chief Jim Armstrong DSN 256**

301 Jefferson Street  
Washington, MO 63090  
Administration: (636)390-1055  
Dispatch: (636)390-1050  
Fax: (636)390-2455

Date: July 24, 2023  
To: Mayor Doug Hagedorn  
Subject: Reappointment of Police Officer

Honorable Mayor,

I respectfully request the following officer be presented to the City Council for reappointment with the Washington Police Department for a one-year term. The following officer continues to provide excellent service to the citizens, City, and police department.

NAME	DATE EFFECTIVE	DATE EXPIRES
<b>Detective Eric Dobelmann</b>	<b>August 6, 2023</b>	<b>August 6, 2024</b>

Thank you for your consideration.

Respectfully,

*Chief James Armstrong*

Jim Armstrong, Chief of Police



July 27, 2023

Honorable Mayor and City Council  
Washington, MO

Re: 911 Update

Honorable Mayor and City Council,

This letter is to provide you with an update of the 911 system project. Since January, myself along with the other PSAP directors in the county, have been researching other options for the 911 system. These options have included other vendors, going out on our own with Pacific, joining an established system with another county and all the PSAPs in the county going in together. Of these options, we decided that staying virtually consolidated on the same system with Franklin County and AT&T is the best option. We found that this option is more reliable than the other vendors and costs less. Staying with AT&T as our vendor and being virtually consolidated with Franklin County, Pacific and Gasconade County our all-in total cost for 5 years is \$289,506.21 (see attached chart). This number also includes text-to-911 and adding an ESInet. In January our total to go alone was \$341,444.13. If we stayed with Franklin County, our total was \$290,457.61. Our current costs haven't decreased much, but we are adding options that will help us provide better service to callers. I will be available at the August 7<sup>th</sup> meeting to answer any questions.

Sincerely,

A handwritten signature in blue ink that reads "Jennifer Brune".

Jennifer Brune, Director of Communications



	Franklin			Pacific			Washington			Gasconade			Split Totals	
ATT Viper Update / ESI/Net	\$ Year total	Monthly	One-Time	\$ Year total	Monthly	One-Time	\$ Year total	Monthly	One-Time	\$ Year total	Monthly	One-Time		
Remote Refresh	\$ 397,500.56		\$ 397,500.56	\$ 146,125.61		\$ 146,125.61	\$ 182,915.39		\$ 182,915.39	\$ 242,721.10		\$ 242,721.10		
Including Text														
SCC Mapping														
Fiber Circuits to FC	\$ 26,373.60	\$ 439.56		\$ 21,504.00	\$ 358.40		\$ 21,504.00	\$ 358.40		\$ 21,504.00	\$ 358.40			
FirstNet Failover	\$ 2,280.00	\$ 38.00		\$ 2,280.00	\$ 38.00		\$ 2,280.00	\$ 38.00		\$ 2,280.00	\$ 38.00			
Fiber One Time	\$ 13,110.82		\$ 13,110.82	\$ 13,110.82		\$ 13,110.82	\$ 13,110.82		\$ 13,110.82	\$ 13,110.82		\$ 13,110.82		
DN's (Routing)	\$ -		\$ -	\$ -		\$ -	\$ -		\$ -	**Approximate		\$ -		
911 Database	\$ -		\$ -	\$ -		\$ -	\$ -		\$ -			\$ -		
ALU Circuit	\$ -		\$ -	\$ -		\$ -	\$ -		\$ -			\$ -		
CAMA Circuits	\$ -		\$ -	\$ -		\$ -	\$ -		\$ -			\$ -		
End Office	\$ -		\$ -	\$ -		\$ -	\$ -		\$ -			\$ -		
ESiNet - Ingress 30 port	\$ 14,461.92	\$ 241.03	88%	\$ -		\$ -	\$ -		\$ -	\$ 1,972.08	\$ 32.87	12%	\$ 273.90	
ESiNet - Managed 3M	\$ 37,453.68	\$ 624.23	88%	\$ -		\$ -	\$ -		\$ -	\$ 5,107.32	\$ 85.12	12%	\$ 709.35	
ESiNet - Managed 3M backup	\$ 13,689.46	\$ 228.16	88%	\$ -		\$ -	\$ -		\$ -	\$ 1,866.74	\$ 31.11	12%	\$ 259.27	
ESiNet - 10M Switch	\$ 26,429.04	\$ 440.48	88%	\$ -		\$ -	\$ -		\$ -	\$ 3,603.96	\$ 60.07	12%	\$ 500.55	
ESiNet - 10M Switch Backup	\$ 26,429.04	\$ 440.48	88%	\$ -		\$ -	\$ -		\$ -	\$ 3,603.96	\$ 60.07	12%	\$ 500.55	
Calculated Population			83370			7434			15075			14758		
Call Routing	\$ 406,560.00	\$ 6,776.00	70%	\$ 34,848.00	\$ 580.80	6%	\$ 69,696.00	\$ 1,161.60	12%	\$ 69,696.00	\$ 1,161.60	12%	\$ 9,680.00	
GIS	\$ 8,493.55		\$ 8,493.55	88%	\$ -		\$ -		\$ -	\$ 1,158.21		\$ 1,158.21	12%	\$ 9,651.76
FirstNet Failover	\$ 73,920.00	\$ 1,232.00	88%	\$ -		\$ -	\$ -		\$ -	\$ 10,080.00	\$ 168.00	12%	\$ 1,400.00	
FirstNet Failover one time	\$ 6,160.00		\$ 6,160.00	88%	\$ -		\$ -		\$ -	\$ 840.00		\$ 840.00	12%	\$ 7,000.00
Sub Totals	\$ 10,459.95	\$ 425,264.93		\$ 977.20	\$ 159,236.43		\$ 1,558.00	\$ 196,026.21		\$ 1,995.23	\$ 257,830.13			
Total 5 year	\$ 1,052,861.66		\$ 217,868.43		\$ 285,506.21		\$ 377,544.20							

Prepared by Abe B. Cook 7/12/2023

ba

BILL NO. \_\_\_\_\_ INTRODUCED BY \_\_\_\_\_

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AUTHORIZING AND DIRECTING THE CITY OF WASHINGTON, MISSOURI TO ACCEPT THE BID FROM NOC TECHNOLOGY FOR THE PURCHASE OF NEW SERVERS, CONFIGURATION, SET UP AND INSTALLATION

Be It Ordained by the Council of the City of Washington, Missouri, as follows:

SECTION 1: The Mayor is hereby authorized and directed to accept the Bid from NOC Technology for the purchase of new servers, configuration, setup, and installation. A copy of said bid is marked Exhibit A and is attached hereto and incorporated herein by reference as if fully set forth.

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

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

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

ATTEST: \_\_\_\_\_

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

Approved: \_\_\_\_\_

ATTEST: \_\_\_\_\_

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



Quotation

**NOC Technology**  
 1816 HWY A  
 Washington, MO  
 63090  
<https://noctechnology.com>  
 314.500.1000

**Date:** 6/27/2023  
**Reference:** 54807-2  
**Valid until:** 7/27/2023  
**For:** Mary Sprung  
 City of Washington

Description	Quantity	Unit Price	Unit Discount	Tax	Price
PowerEdge R640 Dual Xeon Gold 384 GB RAM PERC H350 (RAID 10) 4 x 128 SSD Windows Server 2022 Standard 300 Device CALs Dual 10G NICs iDrac Enterprise Cable management Arms	3	\$22937.09	\$0.00	\$0.00	\$68811.27
PowerEdge R450 (Dual Xeon Silver) Dual Xeon Silver 64 GB RAM PERC H745 (RAID 10) 4 x 128 SSD Windows Server 2022 Standard 300 Device CALs Dual 10G NICs iDrac Enterprise Cable management Arms	1	\$12999.00	\$0.00	\$0.00	\$12999.00
PowerEdge R450 (Single Xeon Silver) Xeon Silver 32 GB RAM PERC H745 (RAID 10) 4 x 128 SSD Windows Server 2022 Standard 300 Device CALs Dual 10G NICs iDrac Enterprise Cable management Arms	1	\$8999.00	\$0.00	\$0.00	\$8999.00
Dell ME5024 Storage Array 10Gb iSCSI Base-T 8 Port Dual Controller Rack Rails 2U Power Supply, 580W, Redundant, WW (9) 2.4TB 10K RPM 12Gbps HDD (15) Hard Drive Filler 2.5in, single blank	1	\$27378.89	\$0.00	\$0.00	\$27378.89
Project Labor This includes the project labor for configuring, transferring, and validating services from the old servers to the new ones.	1	\$17500.00	\$0.00	\$0.00	\$17500.00
Trade-In Value This is the value for each server that the City of Washington will be replacing.	3	-\$3500.00	\$0.00	-\$0.00	-\$10500.00

7a

<b>Sub-total</b>	<b>\$125188.16</b>
<b>Sales tax</b>	<b>\$0.00</b>
<b>TOTAL</b>	<b>\$125188.16</b>

This quotation is presented to the customer above on the date created, and is valid until the quotation expiry date. All prices quoted were correct at the time of quotation creation, and are subject to change due to supply. Any questions regarding your quotation, please speak with your representative. To accept this quotation, in whole or in part, please reply to the sender with your wishes, specifying a valid purchase order number, where possible.  
Thank you for your business. It is very much appreciated.

# Memo

**To:** Mayor and City Council  
**From:** Mary J. Sprung, CPA  
Finance Director  
**Date:** August 7, 2023  
**Re:** Server Cluster Replacement Bids

---

Our current servers that need to be replaced range from 6 to 11 years old. A couple years ago, we replaced a server in the police department which is not included in this server cluster since it is newer. In total the City has 7 physical servers and we are replacing 6 of the 7 in this server cluster.

I sent this to 3 bidders that I have used in the past and only received 1 bid response back which was from NOC Technology for \$125,188.16. This included a trade-in of 3 of our current servers for \$10,500. I did do a price comparison with both Dell and Amazon and pricing appeared to be reasonable and lower than the pricing I found online.

Included in the 2023 budget is \$175,000, so the amount for this purchase is approximately \$50,000 under what we had budgeted.

I recommend we accept the bid from NOC Technology for \$125,188.16 which included credit for 3 servers traded in of \$10,500.

A representative from NOC Technology and I will be available for any questions that you may have at the meeting.

BILL NO. \_\_\_\_\_ INTRODUCED BY \_\_\_\_\_

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AMENDING SECTION 220.015 USE OF MUNICIPAL LANDFILL OF THE CODE OF THE CITY OF WASHINGTON, MISSOURI

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

SECTION 1: Section 220.015 Use of Municipal Landfill of the Code of the City of Washington, Missouri is hereby amended to read as follows:

A. Fees. The following fees shall be charged for users of the Washington Municipal Landfill:

- |   |                         |
|---|-------------------------|
| 1. Minimum fee  | \$60.00 per ton         |
| Twenty (20) cubic yard container (4 ton)  | \$640.00                |
| Thirty (30) cubic yard container (5 ton)  | \$800.00                |
| Forty (40) cubic yard container (6 ton)   | \$960.00                |
| 2. All waste  | \$ 135.00 per ton       |
| Plus surcharge to be used for recycling services  | <u>\$ 25.00 per ton</u> |
|   | \$ 160.00 per ton       |
| 3. In the event of inoperability of the scale located at the Municipal Landfill, the following fees shall be charged:           |                         |
| a. Automobiles, vans, pickups   | \$ 60.00 each           |
| b. All other vehicles, except packer trucks (estimated cubic yardage if visible, otherwise one hundred percent (100%) capacity) | \$ 70.00 per cubic yard |
| c. Packer Trucks (full or partially full)   | \$1,600.00 each         |

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 October 1, 2023.

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

ATTEST: \_\_\_\_\_

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

Approved: \_\_\_\_\_

ATTEST: \_\_\_\_\_

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



July 27, 2023

Honorable Mayor and City Council  
City of Washington  
Washington, MO 63090

RE: Code Revision - Section 220.015 Use of Municipal Landfill

Dear Mayor and City Council Members:

Per the Tuesday, June 20, 2023 City Council meeting discussion of a proposed landfill fee increase, a rate adjustment of the landfill fees is proposed. Please find enclosed, for your consideration, an ordinance that will raise the gate fees at the landfill. Currently the landfill fees are \$80.00/ton with a minimum fee of \$30.00. We recommend doubling these fees to \$160.00/ton and \$60.00 respectively. This proposal is intended to provide funding for future transfer station permitting and construction and landfill closure and post-closure fees. Attached you will find a summary of gate fees for surrounding landfills and transfer stations effective April 2023. Additionally, the recycling surcharge will be increased to offset the continued negative operation of recycling services.

We recommend approval of the attached ordinance to raise the fees at the landfill and recommend the ordinance become effective October 1, 2023.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Andrea F. Lueken".

Andrea F. Lueken, P.E.  
Assistant City Engineer





Section 220.015

Use Of Municipal Landfill.

[R.O. 1992 § 220.020; Ord. No. 4261 §§ 1-6, 10-1-1973; Ord. No. 5096 §§ 1-3, 7-5-1978; Ord. No. 5121 §§ 1, 3, 9-25-1978; Ord. No. 5172 §§ 1, 3-5, 2-5-1979; Ord. No. 5252 §§ 1, 3-5, 7-16-1979; Ord. No. 5440 § 1, 1-5-1981; Ord. No. 5762 § 1, 4-18-1983; Ord. No. 6172 § 1, 5-19-1986; Ord. No. 97-8143 § 1, 3-3-1997; Ord. No. 97-8239 § 1, 9-2-1997; Ord. No. 98-8346 § 1, 3-16-1998; Ord. No. 02-9280 § 1, 12-16-2002; Ord. No. 05-9813 § 1, 7-5-2005; Ord. No. 10-10770 § 1, 9-20-2010; Ord. No. 17-11668 § 1, 4-17-2017]

A.

Fees. The following fees shall be charged for users of the Washington Municipal Landfill:

1.

Minimum fee: ~~thirty dollars (\$30.00)~~ sixty dollars (\$60) per ton.

[Ord. No. 18-11801, 1-2-2018; Ord. No. 19-12092, 9-16-2019; Ord. No. 21-13275, 3-15-2021; Ord. No. 21-13284, 4-5-2021]

a.

Twenty-cubic-yard rolloff container: ~~three hundred twenty dollars (\$320.00)~~ six hundred forty dollars (\$640).

b.

Thirty-cubic-yard rolloff container: ~~four hundred dollars (\$400.00)~~ eight hundred dollars (\$800).

c.

Forty-cubic-yard rolloff container: ~~four hundred eighty dollars (\$480.00)~~ nine hundred sixty dollars (\$960).

2.

All waste: ~~sixty seven dollars and fifty cents (\$67.50)~~ one hundred thirty five dollars (\$135) per ton.

[Ord. No. 18-11801, 1-2-2018; Ord. No. 19-12092, 9-16-2019; Ord. No. 21-13275, 3-15-2021]

a.

Plus surcharge to be used for recycling services: ~~twelve dollars and fifty cents (\$12.50)~~ twenty five dollars (\$25) per ton.

3.

In the event of inoperability of the scale located at the Municipal Landfill, the following fees shall be charged:

[Ord. No. 18-11801, 1-2-2018; Ord. No. 19-12092, 9-16-2019; Ord. No. 21-13275, 3-15-2021]

a.

Automobiles, vans, pickups: ~~thirty dollars (\$30.00)~~ sixty dollars (\$60) each.

b.

All other vehicles, except packer trucks (estimated cubic yardage if visible, otherwise one hundred percent (100%) capacity): ~~thirty-five dollars (\$35.00)~~ seventy dollars (\$70) per cubic yard.

c.

Packer trucks (full or partially full): ~~eight hundred dollars (\$800.00)~~ one thousand six hundred dollars (\$1,600) each.

4.

A bill is considered delinquent after thirty (30) days from the date of billing. A delinquent bill shall be subject to a penalty of ten percent (10%) applied to the delinquent balance in addition to interest at the rate of one and one-half percent (1 1/2%) per month on the delinquent balance. For any bill not paid within fifteen (15) days after the bill becomes delinquent, the customer's service shall be discontinued until the bill is paid.

[Ord. No. 16-11511, 4-4-2016; Ord. No. 22-13488, 2-7-2022]

BILL NO. \_\_\_\_\_ INTRODUCED BY \_\_\_\_\_

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AMENDING SECTION 400.045, 400.080.D, 400.085.D, 400.095.B, 400.205, AND CHAPTER 400, ATTACHMENT I, OF THE CODE OF THE CITY OF WASHINGTON, MISSOURI

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

SECTION 1: Section 400.045 of the Code of the City of Washington is hereby amended as follows:

VACATION RENTAL DWELLINGS BY OWNER (VRBO)

A private furnished residence (either single-family or condominium, but not a multifamily apartment unit) rented for lodging purposes, not owner-occupied at the time of rental, and rented for periods not exceeding thirty (30) days.

SECTION 2: Section 400.080.D of the Code of the City of Washington, Missouri is hereby amended to read as follows:

Special Uses. Certain additional uses may be permitted in the R-2 Two-Family Residence District as provided for in Section 400.120 of this Article and subject to the provisions of Article V of this Chapter. Additional provisions apply to certain uses as listed below:

1. Single-family dwellings not located within the boundaries as identified in Section 400.080(B)(1). A map illustrating the affected changes is on file in the City offices.
2. Mobile home parks are subject to the provisions of Article IV, Section 400.160.
3. Any use substantially similar to the special uses listed Section 400.120(D) in terms of the effect of the proposed use upon surrounding properties may be permitted, provided that in determining whether such proposed use is substantially similar to the expressed special uses, there shall be taken into consideration any objectionable characteristics of the proposed use, including, but not limited to, the emission of odor, dust, smoke, gas fumes, noise or vibration, as well as the criteria set out in Article IV, Section 400.195; provided further, however, that any such substantially similar special use shall be consistent in all other respects with the provisions of this Chapter.

4. Agricultural uses such as field crops, truck gardening; berry or bush crops; tree crops, flower gardening; orchards; aviaries and apiaries; grazing, breeding and raising of livestock; provided, that all buildings and enclosures for the feeding, breeding or milking, but not including pasturing and grazing of such animals are located not less than two hundred (200) feet from any lot line; including a greenhouse but not including a salesroom or roadside stand.
5. Vacation Rental Dwellings by Owner in the R-2 Overlay District.

SECTION 3: Section 400.085.D of the Code of the City of Washington, Missouri is hereby amended to read as follows:

Special Uses. Certain additional uses may be permitted in the R-3 Multiple-Family Residence District as provided for in Section 400.120 of this Article and subject to the provisions of Article V of this Chapter. Additional provisions apply to certain uses as listed below:

1. Single-family attached in a single structure or detached dwellings are subject to the provisions of Article V of this Chapter.
2. Two-family dwellings involving two (2) or more structures are subject to the site plan review procedure provisions of Article VII of this Chapter.
3. Mobile home parks are subject to the provisions of Article IV, Section 400.160.
4. Agricultural uses such as field crops; truck gardening; berry or bush crops; tree crops; flower gardening; orchards; aviaries and apiaries; grazing, breeding and raising of livestock, provided that all buildings and enclosures for the feeding, breeding or milking, but not including pasturing and grazing, of such animals are located not less than two hundred (200) feet from any lot line; including a greenhouse, but not including a salesroom or food stand.
5. Nursery, truck gardening and the raising of farm crops may be permitted (but not the raising of poultry, pets or livestock for strictly commercial purposes or on a scale that would be objectionable because of noise or odor to surrounding residences), according to the criteria set forth in Article V, Section 400.210, of this Chapter; and provided, further, that no building shall be erected or maintained on the property which is used for the sole purpose of selling the products grown or raised.
6. Any use substantially similar to the special uses listed Section 400.120(D) in terms of the effect of the proposed use upon surrounding properties may be permitted, provided that, in determining whether such proposed use is substantially similar to the expressed special uses, there shall be taken into consideration any objectionable characteristics of the proposed

use, including, but not limited to, the emission of odor, dust, smoke, gas fumes, noise or vibration, as well as the criteria set out in Article IV, Section 400.195; provided further, however, that any such substantially similar special use shall be consistent in all other respects with the provisions of this Chapter.

7. Vacation Rental Dwellings by Owner.

SECTION 4: Section 400.095.B of the Code of the City of Washington, Missouri is hereby amended to read as follows:

Permitted Uses. The permitted uses in the C-2 General Commercial District are those as provided for in Section 400.120(D) of this Article. In addition, the following uses are permitted, subject to the conditions set forth:

1. Automotive parts stores, and related parts supply retail facilities, provided that if any automotive or related repair services are performed on site, the provisions of Subsection (B)(2) of this Section shall be met.
2. The following shall be permitted uses, provided that if any portion of a building or an accessory structure, or any portion of a parking lot associated with any such use, is located within fifty (50) feet of a residential district, excluding public rights-of-way, then such use shall be only by special use permit:
  - a. Repair of automobiles, farm implements, construction machinery, small engines and related repair services, including repair garages, body shops and public garages, as well as car washes and new and used vehicle sales;
  - b. Hotels and motels, and establishments offering accommodations to transient overnight guests;
  - c. Entertainment places;
  - d. Parking lots and garages; and
  - e. Retail lumber stores.
3. Single-family dwellings and two-family dwellings, if located in areas as described in Section 400.095(A)(1)(b) above.
4. Drive-in or drive-thru establishments that can provide a five-car stack as indicated within Article VI, Section 400.265(C). Drive-in or drive-thru establishments that cannot provide a five-car stack as indicated within Article VI, Section 400.265(C), shall require a special use permit.

5. Vacation Rental Dwellings by Owner in C-2 and C-2 Overlay Districts.

SECTION 5: Section 400.205 of the Code of the City of Washington, Missouri is hereby enacted to read as follows:

A. Buffer Zone. Vacation Rental Dwellings by Owner shall be at least one hundred fifty feet (150') from any existing Vacation Rental Dwelling by Owner in any district where it is a permitted use or is permitted by special use permit, except in an R-1 Single Family Residential. Vacation Rental Dwellings by Owner in an R-1 Single Family District shall be at least five hundred feet (500') from any existing Vacation Rental Dwelling by Owner.

B. Reports Required. Every person engaged in the business of operating a Vacation Rental by Owner shall file with the City Collector prescribed forms giving such information as may be necessary to determine the amounts to which the Tourism Tax levied under the provisions of Section 140.300 of the Code of the City of Washington, Missouri shall apply for the calendar quarter to be submitted with the payment to be made in accordance with Section 140.300.C of the Code of the City of Washington, Missouri. Failure to submit the required forms for two (2) consecutive calendar quarters shall result in the automatic revocation of any special use permit for Vacation Rental by Owner for that location.

SECTION 6: Chapter 400, Attachment I is hereby amended as shown on Exhibit I attached hereto and incorporated herein by reference.

SECTION 7: All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 8: 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

# EXHIBIT I

ZONING  
400 Attachment 1  
City of Washington  
Permitted and Special Uses  
Listing by Zoning District

[R.O. 1992 Ch. 400 Attach. 1; Ord. No. 17-11666 § 2, 4-17-2017; Ord. No. 19-12016, 4-1-2019; Ord. No. 19-12036, 5-20-2019; Ord. No. 20-13186, 10-19-2020]

Key:  
 P = Permitted use.  
 P\* = Use is permitted subject to stipulations. See district regulations for details.  
 S = Special use.  
 S\* = Use is permitted subject to stipulations and requirements of Article V related to that use. See district regulations for details.  
 Codes are based on the North American Industry Classification System's (NAICS) most recent version, dated 2012, and are subject to change from time to time as the system is periodically updated by the Office of Management and Budget. A code number indicated by "NF" represents a use not found in the NAICS system but that is defined in Article II of this Chapter.

Land Use Type	NAICS Code <sup>1</sup>	AG	R-1A	R-1B	R-1C	R-1D	R-2	R-3	C-1	C-2	C-3	M-1	M-2	PD-R	PD-C	PD-1	PD-MXD
<b>Agricultural</b>																	
Agriculture (bee keeping/production)	1129	P										S	S				S
Activities	1129/7121	P										S	P				P
Farms (crop and livestock farms; riding/boarding stables)	111	P	S*	S*		S*	S*					S	P				P
Farms, nursery stock	1114	P	S*	S*		S*	S*					S	P				P
Fish hatcheries	1125	P											P				P
Greenhouses	1114	P											P				P
Harvesting services	1151	P										S	P	P			
Kennels — boarding	8129	P															P
Kennels — breeding	1129	P															P
<b>Residential</b>																	
Dwelling, multi-family	8141						S	P*		S	P*			P	P		P
Dwelling, single-family attached	8141				P			S						P			P
Dwelling, single-family detached	8141	P	P	P		P	P*	S		P*	P						P
Dwelling, single-family detached — earth sheltered	8141		S	S		S	S	S									P
Dwelling, 2-family	8141					P	S	S	P*	P				P			P
Group homes	6232	P	P	P	P	P	P	P									
Home occupations (as defined in Article II of this Chapter and permitted subject to stipulations in Article III)	811		P*	P*	P*	P*	P*	P*									
Mobile home parks and other prebuilt housing types	8141		S*	S*		S*	S*	S*	S*	S*	S*	S*	S*	P			
Nursing home	6231		S	S		S	S	N	P	P	P	P	P	P	P	P	P
Residential hotels	5311											S					
Retirement home	8233						S	P		P	P			P	P		P
Transient and temporary housing	7213								S			S					P
Temporary shelter												S*	S*				
<b>Commercial</b>																	
Advertising and sale services	741								P	P	P	P	P	P	P	P	P

400 Attachment 1:1

Page 3, Nov 2018

WASHINGTON CITY CODE

Key:  
 P - Permitted use.  
 P\* - Use is permitted subject to stipulations. See district regulations for details.  
 S - Special use.  
 S\* - Use is permitted subject to stipulations and requirements of Article V related to that use. See district regulations for details.  
 Codes are based on the North American Industry Classification System's (NAICS) most recent version, dated 2012, and are subject to change from time to time as the system is periodically updated by the Office of Management and Budget. A code number indicated by "NA" represents a use not found in the NAICS sectors but that is defined in Article I of this Chapter.

Land Use Type	NAICS Code	AG	R-1A	R-1B	R-1C	H-1D	R-2	R-3	C-1	C-2	C-3	M-1	M-2	PD-R	PD-C	PD-M	PD-AKH
Accounting, and bookkeeping services	541								P	P	P	P*	P				P
Accounting, computing and office machines (manufacturing)	3341																P
All other non-hotel businesses - various businesses (see Chapter 400, Article II, Section 400.045, and Section 400.110)	4512, 7111, 7224, 5121											P*	P*				
Advertising services, direct mail	5418											P	P				P
Advertising services, general	5418								P	P	P	P	P				P
Agricultural machinery, rental	4442								S			P	P				P
Agriculture research and testing facilities	5417	S										P	P				P
Air conditioning, refrigerated equipment and supplies (contracting services)	2382											P	P				P
Alterations, pressing and garment repair services	8123								P	P	P	P	P				P
Ambulance services	8219								P	P	P	P	P				P
Amphibious	7111											P	P				P
All other amusement and recreation industries (go-cart raceways - i.e. amusement rides)	7139	P										P	P				P
Animal hospital services	5419											P	P				P
Antiques (retail)	4833								P	P	P	P	P				P
Apparel and accessories (retail)	4891								P	P	P	P	P				P
Appliances and electronic stores (retail)	4831								P	P	P	P	P				P
Appliance repair services	8114								P	P	P	P	P				P
Architectural, engineering and planning professional services	5413								P	P	P	P	P				P
Art galleries including art	4839								P	P	P	P	P				P
Automobile and other motor vehicle repair services and body shops	8111								P*	P*	P*	P	P				P
Automobile dealers (franchised - new and used vehicles)	4411											P*	P				P
Automobile dealers (used vehicles)	4411											P*	P				P
Automobile and truck rental services	5321											P*	P*				P
Automobile tires, parts, accessories and supplies (retail and repair)	4413/8111								P	P*	P*	P	P				P
Automobile wash and detailing services	8111								P	P*	P*	P	P				P
Bakeries (retail)	4452								P	P	P	P	P				P
Banking services	5211								P	P	P	P	P				P
Barber services	8121								P	P	P	P	P				P
Beauty services	8121								P	P	P	P	P				P



ZONING

Key:  
 P = Permitted use.  
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 (Codes are based on the North American Industry Classification System's (NAICS) maintenance version, dated 2012, and are subject to change from time to time as the system is periodically updated by the Office of Management and Budget. A code number indicated by "NA" represents a use found in the NAICS system but that is defined by Article II of this Chapter.

Land Use Type	NAICS Code	AG	R-1A	R-1B	R-1C	R-1D	R-2	R-3	C-1	C-2	C-3	M-1	M-2	PD-R	PD-C	PD-I	PD-MXD
Bed-and-breakfast facilities	7211	S	S	S													
Bicycles (retail)	4311								P	P	P	P	P		P	P	P
Blow-drying and plastic-carrying services	5614								P	P	P	P	P		P	P	P
Boardinghouses and rooming houses	7213							S									
Book rental	5322-5334	S										P	P			P	P
Books and magazines (retail)	4512								P	P	P	P	P		P	P	P
Burned gas (retail)	4543											P	P			P	P
Burial	7139									P	P	P	P		P	P	P
Building materials (retail)	4441									P	P	P	P		P	P	P
Business and management consulting services	5416								P	P	P	P	P		P	P	P
Business associations	8130								P	P	P	P	P		P	P	P
Camera and photographic supplies (retail)	4811								P	P	P	P	P		P	P	P
Candy, nut and confectionery (retail)	4452								P	P	P	P	P		P	P	P
Carpet and rug cleaning and repair services	5617											P	P			P	P
China, glassware and metal ware (retail)	4422								P	P	P	P	P		P	P	P
Chiropractors, optometrists, and other similar health services	6213								P	P	P	P	P		P	P	P
Cigarettes and signs (retail)	4539								P	P	P	P	P		P	P	P
Clock, watch and jewelry repair services	8114								P	P	P	P	P		P	P	P
Commodity and security brokers, dealers and exchanges and services	5231								P	P	P	P	P		P	P	P
Consumer lending establishments/ non-depository credit intermediation (i.e., payday loans)	5222								P	P	P	P	P		P	P	P
Construction equipment sales (retail)	4539											P	P			P	P
Convenience stores	4451								P	P	P	P	P		P	P	P
Convenience stores (with gasoline sales)	4471								S	K	P	P	P		P	P	P
Credit reporting, adjustment and collection services	5614								P	P	P				P	P	P
Credit unions and agricultural, business and personal credit service	5221								P	P	P	P	P		P	P	P
Currency, federal and monetary services	8122								P	P	P	P	P		P	P	P
Curling, drycleaning and upholstery (retail)	4422								P	P	P	P	P		P	P	P
Dairy products (retail)	4452								P	P	P	P	P		P	P	P
Dental laboratory services	3391											P	P		P	P	P
Dental services	6212								P	P	P	P	P		P	P	P
Department stores (retail)	4521								P	P	P	P	P		P	P	P
Detective and protective services	5616								P	P	P	P	P		P	P	P
Direct selling organizations (retail)	4543								P	P	P	P	P		P	P	P

WASHINGTON CITY CODE

Discour and variety stores (retail)	4521	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P
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 \* Codes are based on the North American Industry Classification System's (NAICS) most-recent version, dated 2017, and are subject to change from time to time as the system is periodically updated by the Office of Management and Budget. A code number indicated by "NP" represents a use not found in the NAICS sectors but that is defined in Article II of this Chapter.

Land Use Type	NAICS Code <sup>1</sup>	AG	R-1A	R-1B	R-1C	R-1D	R-2	R-3	C-1	C-2	C-3	M-1	M-2	PD-R	PD-C	PD-I	PD-MXD
Thinking and estimating services	5613																
Drive-in or drive-thru establishment (various businesses) that can provide a 3-car stack (see Chapter 400, Article II, Section 400.045)	NP								P	P*	P*	P*	P*		P*	P*	P*
Drive-in or drive-thru establishment (various businesses) that cannot provide a 3-car stack (see Chapter 400, Article II, Section 400.045)	NP								S	S	S	P	P		P	P	P
Drugstore (retail)	4661								P	P	P	P	P		P	P	P
Dry cleaning and laundering pickup service	8123								P	P	P*	P*	P*		P*	P*	P*
Dry cleaning and laundering, self-service	8123								P	P	P	P	P		P	P	P
Dry goods and general merchandising (retail)	4521								P	P*	P*	P*	P*		P*	P*	P*
Duplicating, mailing and stenographic services	5614								P	P	P	P	P		P	P	P
Educational and scientific research services	8117								P	P*	P*	P*	P*		P*	P*	P*
Egg and poultry (retail)	4244								P	P	P	P	P		P	P	P
Electrical motors and equipment maintenance and repair	8113								P	P	P	P	P		P	P	P
Electrical supplies (retail)	4441								P	P	P	P	P		P	P	P
Employment services	5613								P	P*	P*	P*	P*		P*	P*	P*
Farm machinery and equipment (retail)	4442	P							P	P	P	P	P		P	P	P
Farm supplies (retail)	4442	P							P	P	P	P	P		P	P	P
Ferds, grains and hay (retail)	4249	P							P	P	P	P	P		P	P	P
Fish and seafood (retail)	4457	P							P	P	P	P	P		P	P	P
Flea markets (permanent, used merchandise stores)	4533								S	S	S	S	S				
Flea markets and other direct selling establishments (temporary location, direct selling)	4531								S	S	S	S	S				
Fine jewelry (retail)	4422								P	P	P	P	P		P	P	P
Florists (retail)	4531								P*	P*	P*	P*	P*		P*	P*	P*
Food lockers and storage services	3361								P	P	P	P	P		P	P	P
Food stands for temporary and seasonal periods	NP	S							S	S	S	S	S				
Fruit and vegetable (retail)	4452								P	P	P	P	P		P	P	P
Fuel oil (retail)	4525														P	P	P
Furniture (retail)	4421								P	P	P	P	P		P	P	P
Furniture repair and restorative services	8114								P	P	P	P	P		P	P	P
Fur repair and storage services	8114								P	P	P	P	P		P	P	P
Furniture and furnishings (retail)	4481								P	P	P	P	P		P	P	P
Garden supplies and landscape nursery (retail)	4441								P	P	P	P	P		P	P	P

400 Attachment 1-4

Supp. 3, Dec 2009

ZONING

Gasoline service stations (retail)	4471								S	S	S	P	P		P	P	P
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Land Use Type	NAICS Code	AG	R-1A	R-1B	R-1C	R-1D	R-2	R-3	C-1	C-2	C-3	M-1	M-2	PD-R	PD-C	PD-I	PD-MXD
General stores (retail)	4329								P	P	P	P	P		P	P	P
Gifts, novelties and novelties (retail)	4532								P	P	P	P	P		P	P	P
Glass, paint and wallpaper (retail)	4441								P	P	P	P	P		P	P	P
Groceries (retail)	4451								P	P	P	P	P		P	P	P
Hardware (retail)	4441								P	P	P	P	P		P	P	P
Health and exercise spas	7139								P	P	P	P	P		P	P	P
Hearing aids, optical goods, orthopedic appliances and other similar devices (retail)	4461								P	P	P	P	P		P	P	P
Hanging and plumbing equipment and supplies (retail)	4441									P	P	P	P		P	P	P
Herbry supplies (retail)	4511								P	P	P	P	P		P	P	P
Holding and investment services	5236								P	P	P	P	P		P	P	P
Hotels, tourist courts, and motels	7211								P	P	P	P	P		P	P	P
Ice (retail)	4452								P	P	P	P	P		P	P	P
Industrial laundry and linen supply services	8123									P	P	P	P		P	P	P
Ice cream and frozen desserts (retail)	4452								P	P	P	P	P		P	P	P
Insurance agents and brokers services	5342								P	P	P	P	P		P	P	P
Insurance carriers	5341								P	P	P	P	P		P	P	P
Janitorial services	5617									P	P	P	P		P	P	P
Jewelry (retail)	4483								P	P	P	P	P		P	P	P
Landscape nursery and garden supplies (retail)	4441								P	P	P	P	P		P	P	P
Lapidary work	3199								P	P	P	P	P		P	P	P
Legal services	5411								P	P	P	P	P		P	P	P
Liquor (retail)	4453								P	P	P	P	P		P	P	P
Locksmith services	5616								P	P	P	P	P		P	P	P
Magnetics and tape services (retail)	4532								P	P	P	P	P		P	P	P
Mail order houses (retail)	4341									P	P	P	P		P	P	P
Massage services (therapeutic)	8121								P	P	P	P	P		P	P	P
Meats -- retail	4451								P	P	P	P	P		P	P	P
Medical clinics, outpatient services	6214								P	P	P	P	P		P	P	P
Medical laboratory services	8412								P	P	P	P	P		P	P	P
Monuments (retail)	4339									S	S	P	P		P	P	P
Monuments and funeral homes	8122					S			P	P	P	P	P		P	P	P
Medical instruments and supplies (retail)	4011								P	P	P	P	P		P	P	P
News syndicate services	5191											P	P		P	P	P
Photo shops (short-term loading)	5322								P	P	P	P	P		P	P	P
Pets and pet grooming services	4539								P	P	P	P	P		P	P	P

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Photofinishing services	8129									P	P	P	P	P						
Physician's services	6211									P	P	P	P	P						

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Raincocks (automobiles, mopeds, motorcycles)	8112	P							P	P	P	P	P				
Radio, television, phonograph, recorder and tape player repair services	8112								P	P	P	P	P				
Rail carts, agents, brokers and management services offices	3332								P	P	P	P	P				
Recreational vehicles and equipment (retail)	441									P	P	P	P				
Research, development and testing services	3412								P	P	P	P	P				
Barber (general)	7211	P												P			
Restaurants	7222								P	P	P	P	P				
Restaurants, drive-in	7222								P*	P*	P*	S	S				
Refrigerators, including microfrigerators and freezers									P	P	P	P	P				
Retail (not elsewhere listed)	4539								P	P	P	P	P				
Savings and loan associations	5221								P	P	P	P	P				
Schools, busbar	6113		S	S	S	S	S	S	P	P	P	P	P				
Schools, college	6113		S	S	S	S	S	S	P	P	P	P	P				
Schools, business	6114		S	S	S	S	S	S	P	P	P	P	P				
Schools, computer	6114		S	S	S	S	S	S	P	P	P	P	P				
Schools, correspondence	6113		S	S	S	S	S	S	P	P	P	P	P				
Schools, dancing	6116		S	S	S	S	S	S	P	P	P	P	P				
Schools, driving	6116		S	S	S	S	S	S	P	P	P	P	P				
Schools, music	6116		S	S	S	S	S	S	P	P	P	P	P				
Schools, professional	6111		S	S	S	S	S	S	P	P	P	P	P				
Schools, photographic	6111		S	S	S	S	S	S	P	P	P	P	P				
Schools, trade	6115		S	S	S	S	S	S	P	P	P	P	P				
Secondhand merchandise (retail)	4533									S	S	P	P				
Self-storage units, mini warehouses																	
Shoe repair, shoe shining and hat cleaning services	8129								P	P	P	P	P				
Shoes (retail)	4492								P	P	P	P	P				
Sporting goods (retail)	4511								P	P	P	P	P				
Stationery (retail)	4535								P	P	P	P	P				
Tailoring (custom)	8114								P	P	P	P	P				
Taverns	7224								P	P	P	P	P				
Textile shops	4853								P	P	P	P	P				
Telegraph communications office	4236								P	P	P	P	P				
Telephone business office	3342								P	P	P	P	P				

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Telephone exchange stations	3342											P	P	P	P						P	
Television broadcasting stations	5151														P	P						P

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Temporary retail sales offices (subject to Article IV, Section 400.156)	5312		P*	P*	P*	P*	P*	P*									
Theaters, motion pictures, indoor	5311									P*	P*	P*	P*			P*	P*
Theaters, motion picture, outdoor	5321											P*	P*			P*	P*
Taxi and limousine services	5645								P*	P*	P*					P*	P*
Travel arranging services	5615								P*	P*	P*					P*	P*
Vacation rental short-term	7211						S	S	P*	P*	P*					P*	P*
Vocational services	5419	S							P*	P*	P*	P*	P*			P*	P*
<b>Institution</b>																	
Charitable and welfare services	6241									S	S		P*				P*
Churches, synagogues and temples	8131	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P
Convalescent homes	8131		P	P	P	P	P	P	P	P	P	P	P				
Hospital services	6211		S	S		S	S	S	S	S	P*	P*	P*			P*	P*
Labor unions and similar labor organizations	8119								P	P	P	P	P			P	P
Massages	8131	P															
Religious camps and retreats	8131	P															
<b>Industrial</b>																	
Advertising displays and signs (manufacturing)	3199											P	P			P	P
Agricultural chemicals and fertilizers (wholesale)	4246																P
Air conditioning, refrigerated equipment and supplies (wholesale)	4217											P	P			P	P
Aircraft and parts (manufacturing)	3164											P	P			P	P
Alcoholic beverages, beer and wine (wholesale)	4248																P
Arms and armor manufacturing, refining, or wholesale storage	3251-4249																P
Ammunition, small arms (manufacturing)	3329											P	P			P	P
Amusement, athletic and sporting goods and toys (manufacturing)	3399											P	P			P	P
Apparel and accessories (manufacturing)	3159										S	P	P			P	P
Apparel and accessories (wholesale)	4243											P	P			P	P
Appliances (household) (manufacturing)	3332											P	P			P	P
Appliances and electronic parts (wholesale)	4216											P	P			P	P
Asphalt mixing and/or materials plants	3341																P
Automatic temperature controls (manufacturing)	3345											P	P			P	P
Automobile and other motor vehicle and equipment (manufacturing)	3361											P	P			P	P
Automobile equipment (wholesale)	4211											P	P			P	P
Bag manufacturing (except textile)	3222											P	P			P	P

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Bakery products manufacturing and distribution	3118													S	P	P			P
Biological products (manufacturing)	3354														P	P			P

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Blacksmith and welding services	3169											P	P				P	
Blank books, loose-leaf binders and devices (manufacturing)	3211											P	P				P	
Heat building and repair services	3366	S										P	P				P	
Book binding and related work (manufacturing)	3221											P	P				P	
Book, magazine and newspaper distributing (wholesale)	4249											P	P				P	
Books (publishing and printing)	3224										P	P	P				P	
Foot and shoe (manufacturing)	3162										P	P	P				P	
Bottling and canning soft drinks and carbonated waters	3239										P	P	P				P	
Bones and paperboard containers (manufacturing)	3222												P				P	
Brandy, brandy spirits and wine (manufacturing)	3121									S		P	P				P	
Brooms and brushes (manufacturing)	3199											P	P				P	
Building construction — general contracting services	2361/2362																	P
Building materials and lumber (wholesale)	4233																	P
Building paper and building board (manufacturing)	3221												P				P	
Bus garaging and equipment maintenance	8129											P	P				P	
Business forms (manufacturing)	3211											P	P				P	
Cabinet making (manufacturing)	3371											P	P				P	
Candy and other confectionery products (manufacturing)	3113										P	P	P				P	
Cans, packets and mailboxes (manufacturing)	3199									S		P	P				P	
Canvas products (manufacturing)	3149									S		P	P				P	
Cardboard, paperboard and die-cut paper (manufacturing)	3221											P	P				P	
Carpentry and wood finishing services	2383												P				P	
Carpet and rug (manufacturing)	3261												P				P	
Cement (hydric) (manufacturing)	3273																P	
Ceramic wall and floor tile (manufacturing)	3271											P	P				P	
Cereal preparations (manufacturing)	3112											P	P				P	
Chairs (metal and plastic) (manufacturing)	3115											P	P				P	
Chemicals, industrial (wholesale)	4246											P	P				P	
Chemicals, industrial, organic and inorganic	3251												P				P	



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Distilling, rectifying and blending liquors	3121																			S	P	P								P		
Drugs, drug preparation and druggist sundries (wholesale)	4242																			P	P	P								P		

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Dry goods and notions (wholesale)	4243											P	P					P
Dyeing and finishing textiles	3342											S						P
Embroidery, table and kitchen articles (manufacturing)	3371											S						P
Electrical apparatus and equipment, wiring supplies, and construction materials (wholesale)	4235											P	S	D				P
Electrical contractor services	3342										S	S	S	P				P
Electrical industrial apparatus (manufacturing)	3355											S						P
Electrical transmission and distribution equipment (manufacturing)	3353											S						P
Electrical generator plants	3333	P																P
Electric utility maintenance and	2221	P										S						P
Electric lighting and wiring equipment (manufacturing)	3354											S						P
Electromechanical products and processing (manufacturing)	3311											S						P
Electronic components and accessories (manufacturing)	3344											S						P
Electronic parts and equipment (wholesale)	4236											P	P	P				P
Electrotyping and stereotyping photoengraving	3332											P	P	P				P
Engineering, laboratory, and scientific and research instruments and associated equipment (manufacturing)	3344											P						P
Engines and turbines (manufacturing)	3355																	P
Envelope (manufacturing)	3322											S						P
Equipment and supplies for service establishments (wholesale)	4238											P	P					P
Equipment rental and leasing services	5324										S	S	P	P				P
Explosives, manufacturing	3256																	P
Extrusion and finishing systems (manufacturing)	3319											S	S	P				P
Fabricated structural metal products (manufacturing)	3323																	P
Fabricated wire products (manufacturing)	3332																	P
Farm truck, tractor and equipment (manufacturing)	3331																	P
Farm machinery and equipment (wholesale)	4238											P	P					P
Farm products warehousing and storage	4931										P		S	D				P



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including stockyards																
Felt goods (manufacturing)	3133								S			P*	P*			P
Fertig range, indoor	7130											P*				P*
Fish and seafood (wholesale)	4244											P	P			P

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Flour and other grain mill products (manufacturing)	3112																
Flour blending and preparing (manufacturing)	3118												P			P	
Freight forwarding services	4885											S	P				P
Frozen desserts and ice cream (manufacturing)	3115										S	S	P				P
Fruit and vegetable (wholesale)	4544										P	P	P				P
Fur dressing and dyeing (manufacturing)	3161																P
Fur goods (manufacturing)	3152										S	S	P				P
Furniture and home furnishings (wholesale)	4232												P	P			P
Furniture (household) (manufacturing)	3271																P
Furniture (office) (manufacturing)	3272																P
Gas utility maintenance yard	2212	P										S	P				P
Glass and glassware, pressed or blown (manufacturing)	3272										S	S	P				P
Glass manufacturing	3255												P				
Groin (wholesale)	4245												P				P
Graving and (manufacturing)	3231										S	P	P				P
Graphic (wholesale)	4244												P	P			P
Handbags and other personal leather goods (manufacturing)	3161										S	P	P		S		S
Hardware (wholesale)	4237											P	P	P			P
Hardwood dimension and flooring (manufacturing)	3229																P
Hats, caps, and millinery (manufacturing)	3152												P	P			P
Hazardous waste treatment and disposal	5622																S
Heating, apparatus (except electrical and plumbing fixtures) (manufacturing)	3234											S	P				P
Ice (manufacturing)	3123												P	P			P
Industrial leather belting and packing (manufacturing)	3169																P
Industrial and commercial machinery, equipment and supplies (wholesale)	4234												P	P			P

Industrial machinery and equipment (manufacturing)	1339														P			P	
Instruments for mechanical measuring and	3345														P	P		P	

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assembling, except automatic temperature controls (manufacturing)																			
Jewelry and precious metals (manufacturing)	3399										S	P	P		S	P	S		
Knit goods (manufacturing)	3332										S	P	P			P			

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Lace goods (manufacturing)	3112										S	P	P				
Lamp shades (manufacturing)	3261										S	P	P				
Laminfill -- flush transfer stations	5623										S	S					
Landscape contracting services	5617										P	P					
Lawn care -- services	5637										P	P					
Leather tanning and finishing (manufacturing)	3161											S					
Lime products (manufacturing)	3274											S					
Linoscan, asphalted-fib-base, and other hard surface floor cover (manufacturing)	3261											S					
Liquid petroleum gas (wholesaler)	4242											P	P				
Lockers, shelving, partitions and office store fixtures (manufacturing)	3332											P					
Luggage (manufacturing)	3149										S	S	P				
Machine shop (manufacturing)	3322											P	P				
Masonry, stonework, tile setting and plastering services	2381								P			P	P				
Matches (manufacturing)	3259												S				
Materials recovery/recycling facilities	5629											S	S				
Meat and meat packing products (wholesaler)	4244											S	S				
Medical and surgical instruments and apparatus (manufacturing)	3391											P					
Medical chemicals (manufacturing)	3254												P				
Medicine's goods (manufacturing)	3399												P				
Media picture distribution services	5121											P	P				
Media picture production studios	5121											P	P				
Motorcycles, bicycles and parts (manufacturing)	3369											P	P				
Motor freight hauling and equipment maintenance	4841												P				
Motor freight terminals	4841											S	P				
Medical instruments and parts (manufacturing)	3399											S	P				
Newspaper publishing and printing	5111								P	P	P	P		P	P	P	
Needles, marrows, syringes and venomedic (manufacturing)	3119											P	P				
Nuts, bolts, screws, rivets and washers, and	3361												P				

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new machine products (manufacturing)																		
Office furniture (manufacturing)	3322											P	P				P	P
Office/warehouse	2162											P	P				P	P
Other, plastic fabric and vinyl products (manufacturing)	3133											S		S			P	

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Cathedral goods (manufacturing)	3301										P						P
Optical instruments and lenses (manufacturing)	3333										P	P	P				P
Ornamental iron works (manufacturing)	3333										S	P					P
Orthopedic, prosthetic and surgical appliances and supplies (manufacturing)	3391											S	P				P
Outdoor advertising services (not including signs)	5418											P	P				P
Painting and wallpapering (manufacturing)	3326											S	P				P
Painting and paper hanging services	2383											P	P				P
Paper and paper products (wholesale)	4241										P	P	P				P
Paperboard containers and boxes (manufacturing)	3222											P					P
Paperboard (manufacturing)	3221											S					P
Paper coating and glazing (manufacturing)	3332											S					P
Paper, except building paper (manufacturing)	3221											S					P
Pens, pencils and other office and artist's materials (manufacturing)	3399												P				P
Perfumes, cosmetics and other toiletries (manufacturing)	3256										S	S	P				P
Periodicals, publishing and printing	5111										P	P	P		P	P	P
Petroleum bulk stations and terminals (wholesale)	4247										P	S	P				P
Petroleum pipeline right-of-way	4864	P										P	P				P
Petroleum refining	3332												S				P
Pharmaceutical preparations (manufacturing)	2834											P	P				P
Photographic equipment and supplies (manufacturing)	3333											P	P				P
Photographic studios and services	5419								P	P	P	P	P		P	P	P
Planing mills and sawmills, general (manufacturing)	3219												P				P
Plastic materials and synthetic resin, synthetic rubber, synthetic and other man-made fibers (except glass) (manufacturing)	3252										S	S	P				P
Railroad equipment and maintenance yard	4238											S	P				P
Railroad equipment (manufacturing)	3365												S				P

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Railroad freight terminals	4882																		P
Railroad passenger terminals	4882																		P
Railroads and other waterway carrier premises (manufacturing)	3152																		S P
Recreational vehicles and equipment (manufacturing)	3161																		P

Key:  
P = Permitted use.  
P\* = Use is permitted subject to stipulations. See district regulations for details.  
S = Special use.  
S\* = Use is permitted subject to stipulations and requirements of Article V related to that use. See district regulations for details.  
Codes are based on the North American Industry Classification System's (NAICS) most recent version, dated 2012, and are subject to change from time to time as the system is periodically updated by the Office of Management and Budget. A code number indicated by "NF" represents a use not found in the NAICS system but that is defined in Article II of this Chapter.

Land Use Type	NAICS Code <sup>1</sup>	AG	B-1A	B-1B	R-1C	R-1D	R-2	R-2	C-1	C-2	C-3	M-1	M-2	PD-R	PD-C	PD-I	PD-MND		
Refrigerated warehouses (except food lockers)	3122												P					P	
Refuse incineration	5622	P																S	
Road maintenance yards	3211																		S
Robes and dressing gowns (manufacturing)	3151										S	P	P						P
Roofing and sheet metal contracting services	2181																		P
Rubber footwear (manufacturing)	3162										S	S	P						S
Rubber products, fabricated (manufacturing)	3162										S	S	P						S
Sand, gravel, and other mineral extraction	2122	S																	S
Sanitary paper products (manufacturing)	3271																		P
Sanitary waste landfill	5622	S																	S
Sausages and other prepared meat products (manufacturing)	3116											S	S						S
Septic tank and related services	5629																		P
Service industry machines (manufacturing)	3332																		P
Sewage treatment control stations	2213	P																	P
Sewage sludge drying beds	2213	P																	P
Shades and window blinds (manufacturing)	3179																		P
Shoes (manufacturing)	3162										S	S	P						P
Shoes (wholesale)	4242										P	P	P						P
Silverware and plated ware (manufacturing)	3399																		S
Soaps and detergents (except specialty cleaners) (manufacturing)	3256																		S
Solid waste landfill	5622	S																	S
Solid waste/trash transfer stations	5621	S																	S
Systems of milling	3112																		P
Specialty trade contractors (i.e., concrete, electrical, masonry, framing, roofing, etc.)	238											P	P						P
Steel pipe and tubes (manufacturing)	3311																		P
Steel wire drawing, steel nails and spikes (manufacturing)	3312																		P
Storage and warehousing of non-hazardous products	4931													P	P				P

ZONING

Storage and warehousing of household goods	4911										P	P	P		P	P	P
Taxicab garaging and maintenance	4853										P	P	P	P			P
Telgraph maintenance yard	3342											S	P	P			P
Textile bags (manufacturing)	3149																P
Textile and yarns (manufacturing)	3132																P
Tire cord and fabric (manufacturing)	3149																P

**Key:**  
 P = Permitted use.  
 P\* = Use is permitted subject to stipulations. See district regulations for details.  
 S = Special use.  
 S\* = Use is permitted subject to stipulations and requirements of Article V related to that use. See district regulations for details.  
 (Codes are based on the North American Industry Classification System (NAICS) most recent version, dated 2012, and are subject to change from time to time as the system is periodically updated by the Office of Management and Budget. A code number indicated by "NP" represents a use not found in the NAICS sectors list that is defined in Article II of this Chapter.)

Land Use Type	NAICS Code <sup>1</sup>	AG	R-1A	R-1B	R-1C	R-1D	R-2	R-3	C-1	C-2	C-3	M-1	M-2	PB-R	PB-C	PD-1	PD-MXD
Tires and inner tubes (manufacturing)	3262																P
Tires and inner tubes (wholesale)	4231											P	P				P
Tobacco and tobacco products (wholesale)	4249											P	P				P
Tobacco and snuff (manufacturing)	3122										S	S					P
Tobacco leaf (wholesale)	4243											P	P				P
Tobacco stemming and rebuying	3122											P	P				P
Transportation equipment and supplies (wholesale except motor vehicles)	4238											P	P				P
Truck wash services	8111									S		P	P				P
Vegetable oil milling (except cottonseed and soybean)	3112											P	P				P
Vitreous china plumbing fixtures, china, fittings and bathroom accessories (manufacturing)	3271												S				P
Vitreous china, table and kitchen articles (manufacturing)	3271										S		S		S	P	S
Wallpaper (manufacturing)	3231												S				P
Water treatment plants	2213	P											P				P
Water utility maintenance yards	2232	P											P				P
Water well drilling services	2334	P											P				P
Window cleaning services	6617										P	P	P				P
Wire products (fabricated) (manufacturing)	3326												P				P
Wooden containers (manufacturing)	3219												P				P
Wool processing (manufacturing)	3279											P	P				P
Wool and mohair (wholesale)	4245											P	P				P
<b>Public, Semi-public and Recreational</b>																	
Airports, heliports, and landing fields	4881	S	S	S		S	S	S	S	S	S	P	P			P	P
Areas and field houses (not ancillary to schools, colleges, or universities)	7112												P			P	P
Armed forces reserve centers	9281								P	P	S	P	P				P
Art galleries and museums (public)	7134		P	P	P	P	P	P				P	P			P	P
Athletic field or playground (public)	7139		P	P	P	P	P	P				P	P			P	P
Auditoriums	7111											P	P			P	P
Automobile parking garages or lots (private fee)	8129									P*	P*	P	P			P	P

WASHINGTON CITY CODE

Boat docks and ferry landings	4883	P									P	P	P									
Bus passenger terminals	4884									S		P	P									
Campgrounds, RV parks	7212	S	S	S		S	S	S	S	S	S	S	S	S	P	P	P	P				
Courtesies	8122	P	S	S		S	S		S	S			P									

ZONING

Key:

F = Permitted use.

F\* = Use is permitted subject to stipulations. See district regulations for details.

S = Special use.

S\* = Use is permitted subject to stipulations and requirements of Article V referred to that use. See district regulations for details.

\*Codes are based on the North American Industry Classification System's (NAICS) most recent version, dated 2012, and are subject to change from time to time as the system is periodically updated by the Office of Management and Budget. A code number indicated by "99" represents a use not found in the NAICS system but that is defined in Article II of this Chapter.

Land Use Type	NAICS Code*	AG	R-1A	R-1B	R-1C	M-1D	M-1	M-3	C-1	C-3	C-5	M-1	M-2	PB-H	PD-C	PD-I	PD-MIX
Civic, social and fraternal associations and private clubs	8034	S	S	S													
Community centers	6241		F	F	F	F	F	F	S	S	S			F	F	F	F
Country club	7139		S	S								F	F				
Day-care centers/nursery schools	6244								S	F	F		S				
Electricity regulating substations	3353	F	F	F	F	F	F	F	F	F	F	F	F		F	F	F
Executive, legislative and judicial functions	9211								F	F	F	F	F		F	F	F
Exhibition halls	5311											F	F		F	F	F
Fairgrounds	7121	F										F	F		F	F	F
Fine protection and related activities	9221	F	F	F	F	F	F	F	F	F	F	F	F	F	F	F	F
Gas pressure control stations	4431											F	F				
Gas production plants	2111	S															
Gas storage and distribution points	2213	F										F	F				
Golf courses and country clubs	7139	F										F	F				
Golf driving ranges	7139	F										F	F				
Gymnasium, soccer, and other athletic clubs (not ancillary to schools, colleges, or universities)	7139	F										F	F		F	F	F
Helipad pads	4811		S	S		S	S	S	S	S	S	S	S		F	F	F
Ice skating rinks, indoor	7139											F	F				
Libraries	5591					F	F	F	F	F	F	F	F		F	F	F
Miniature golf courses	7139		S	S		S	S	S	S	S		F	F				
Motor vehicle emissions testing facility (on publicly owned property)	8111					F											
Museums	7121						F	F	F	F	F	F	F		F	F	F
Parks and playgrounds, public	7121	F	F	F	F	F	F	F	F	F	F	F	F	F	F	F	F
Penny arcade, game stores, other arcade-type entertainment	7131								F	F	F	F	F		F	F	F
Public buildings or facilities erected by a governmental agency	NP	F							F	F	F	F	F		F	F	F
Public utility facilities (exclusive of rights-of-way)	9261	F							F	F	F	F	F		F	F	F
Radio, television, and microwave transmitting stations and towers	3151-3171	S										S	S				F*
Recreation centers	7139	F	S			S	S	S	S	S	S	F	F	F	F	F	F
Roller skating rinks -- indoor	7139											F	F				
Schools, all	6115		S	S	S	S	S	S	F	F	F	F	F		F	F	F
Schools, all	6115		S	S	S	S	S	S	F	F	F	F	F		F	F	F
Schools, colleges	6113		S	S	S	S	S	S	F	F	F	F	F		F	F	F
Schools, elementary, Grades K-8	6111		S	S	S	S	S	S	F	F	F	F	F	F	F	F	F
Schools, junior colleges	6112		S	S	S	S	S	S	F	F	F	F	F		F	F	F



WASHINGTON CITY CODE

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 \*Codes are based on the North American Industry Classification System's (NAICS) most recent version, dated 2012, and are subject to change from time to time as the system is periodically updated by the Office of Management and Budget. A code number indicated by "NP" represents a use not found in the NAICS system but that is defined in Article II of this Chapter.

Land Use Type	NAICS Code <sup>1</sup>	AG	R-1A	R-1B	R-1C	R-1D	R-1E	R-1F	R-1G	C-1	C-2	C-3	M-1	M-2	PD-R	PD-C	PD-J	PD-MXD
Schools, kindergarten/primers	8111		S	S	S	S	S	S	S	P	P	P	P	P	P	P	P	P
Schools, post-secondary, not to include universities, colleges, junior colleges, professional schools and special training schools	8111		S	S	S	S	S	S	S	P	P	P	P	P	P	P	P	P
Schools, secondary, Grades 7-12	8111		S	S	S	S	S	S	S	P	P	P	P	P	P	P	P	P
Schools, technical	8111		S	S	S	S	S	S	S	P	P	P	P	P	P	P	P	P
Schools, universities	8111		S	S	S	S	S	S	S	P	P	P	P	P	P	P	P	P
Schools, vocational	8112		S	S	S	S	S	S	S	P	P	P	P	P	P	P	P	P
Swage treatment facilities	2213	P																
Shoot and trap shooting ranges	7139	S																
Social correctional, treatment and counseling services	9221									S	S	S	P	P				
Stadiums	7112																	
Substance abuse agency treatment centers and clinics (see Chapter 400, Article II, Section 400.045)	6214									S	S	S	S	S				
Swimming clubs	7139	P	S	S	S	S	S	S	S	S	S	P	P	P	P	P	P	P
Tennis and racquet clubs	7119																	
Theaters, lythmatics	7111																	
Water storage (operated by public utilities)	9261	S								P	P	P	P	P	P	P	P	P



July 27, 2023

Honorable Mayor and City Council  
City of Washington  
Washington, Missouri

**Re:** Proposed Code Amendments-Short Term Lodging

Dear Mayor and Council Members:

Per the motion made and passed by Council in June, an ordinance lifting the moratorium for Short Term Lodging and amending the requirements includes the following changes;

1. STR will be defined as any rental of transient guests staying for less than 30 days and is not owner occupied.
2. STR's will continue to be permitted by right in C-1, C-2, C-2 Overlay, and C-3.
3. New STR's will be required to have a Special Use Permit in R-2 Overlay and R-3 Multi-Family Residential.
4. Any new STR in R-2 Overlay shall be 150 ft. away from any existing STR.
5. STR's in all R-1 Single Family Residential Districts will require a special use permit and must be 500 ft. from any existing STR.

Let me know if you have any questions or concerns.

Sincerely,

Sal Maniaci  
Communist and Economic Development Director

## **Section 400.045**

### **VACATION RENTAL DWELLINGS BY OWNER (VRBO)**

A private furnished residence (either single-family or condominium, but not a multifamily apartment unit) rented for lodging purposes, not owner-occupied at the time of rental, and rented for periods not exceeding ~~sixty (60)~~thirty (30) days.

### **Section 400.080.D.**

Special Uses. Certain additional uses may be permitted in the R-2 Two-Family Residence District as provided for in Section **400.120** of this Article and subject to the provisions of Article **V** of this Chapter. Additional provisions apply to certain uses as listed below:

#### **1.**

Single-family dwellings not located within the boundaries as identified in Section **400.080(B)(1)**. A map illustrating the affected changes is on file in the City offices.

#### **2.**

Mobile home parks are subject to the provisions of Article **IV**, Section **400.160**.

#### **3.**

Any use substantially similar to the special uses listed Section **400.120(D)** in terms of the effect of the proposed use upon surrounding properties may be permitted, provided that in determining whether such proposed use is substantially similar to the expressed special uses, there shall be taken into consideration any objectionable characteristics of the proposed use, including, but not limited to, the emission of odor, dust, smoke, gas fumes, noise or vibration, as well as the criteria set out in Article **IV**, Section **400.195**; provided further, however, that any such substantially similar special use shall be consistent in all other respects with the provisions of this Chapter.

#### **4.**

Agricultural uses such as field crops, truck gardening; berry or bush crops; tree crops, flower gardening; orchards; aviaries and apiaries; grazing, breeding and raising of livestock; provided, that all buildings and enclosures for the feeding, breeding or milking, but not including pasturing and grazing of such animals are located not less than two hundred (200) feet from any lot line; including a greenhouse but not including a salesroom or roadside stand.

## 5. Vacation Rental Dwellings by Owner in the R-2 Overlay District.

### Section 400.085

Special Uses. Certain additional uses may be permitted in the R-3 Multiple-Family Residence District as provided for in Section 400.120 of this Article and subject to the provisions of Article V of this Chapter. Additional provisions apply to certain uses as listed below:

1.

Single-family attached in a single structure or detached dwellings are subject to the provisions of Article V of this Chapter.

2.

Two-family dwellings involving two (2) or more structures are subject to the site plan review procedure provisions of Article VII of this Chapter.

3.

Mobile home parks are subject to the provisions of Article IV, Section 400.160.

4.

Agricultural uses such as field crops; truck gardening; berry or bush crops; tree crops; flower gardening; orchards; aviaries and apiaries; grazing, breeding and raising of livestock, provided that all buildings and enclosures for the feeding, breeding or milking, but not including pasturing and grazing, of such animals are located not less than two hundred (200) feet from any lot line; including a greenhouse, but not including a salesroom or food stand.

5.

Nursery, truck gardening and the raising of farm crops may be permitted (but not the raising of poultry, pets or livestock for strictly commercial purposes or on a scale that would be objectionable because of noise or odor to surrounding residences), according to the criteria set forth in Article V, Section 400.210, of this Chapter; and provided, further, that no building shall be erected or maintained on the property which is used for the sole purpose of selling the products grown or raised.

6.

Any use substantially similar to the special uses listed Section 400.120(D) in terms of the effect of the proposed use upon surrounding properties may be permitted, provided that, in determining whether such proposed use is substantially similar to the expressed special uses, there shall be taken into consideration any objectionable characteristics of the proposed use, including, but not limited to, the emission of odor, dust, smoke, gas fumes, noise or vibration, as well as the criteria set out in Article IV, Section 400.195; provided further, however, that any such substantially similar special use shall be consistent in all other respects with the provisions of this Chapter.]

7.

Vacation Rentals by Owner.

Section 400.095.B

Permitted Uses. The permitted uses in the C-2 General Commercial District are those as provided for in Section **400.120(D)** of this Article. In addition, the following uses are permitted, subject to the conditions set forth:

1.

Automotive parts stores, and related parts supply retail facilities, provided that if any automotive or related repair services are performed on site, the provisions of Subsection **(B)(2)** of this Section shall be met.

2.

The following shall be permitted uses, provided that if any portion of a building or an accessory structure, or any portion of a parking lot associated with any such use, is located within fifty (50) feet of a residential district, excluding public rights-of-way, then such use shall be only by special use permit:

a.

Repair of automobiles, farm implements, construction machinery, small engines and related repair services, including repair garages, body shops and public garages, as well as car washes and new and used vehicle sales;

b.

Hotels and motels, and establishments offering accommodations to transient overnight guests;

c.

Entertainment places;

**d.**

Parking lots and garages; and

**e.**

Retail lumber stores.

**3.**

Single-family dwellings and two-family dwellings, if located in areas as described in Section **400.095(A)(1)(b)** above.

**4.**

Drive-in or drive-thru establishments that can provide a five-car stack as indicated within Article **VI**, Section **400.265(C)**. Drive-in or drive-thru establishments that cannot provide a five-car stack as indicated within Article **VI**, Section **400.265(C)**, shall require a special use permit.

**5.**

Vacation Rental Dwellings by Owner in C-2 and C-2 Overlay Districts.

**400.205**

A. Buffer Zone. Vacation Rental Dwellings by Owner shall be at least one hundred fifty feet (150') from any existing Vacation Rental Dwelling by Owner in any district where it is a permitted use or is permitted by special use permit, except in an R-1 Single Family Residential. Vacation Rental Dwellings by Owner in an R-1 Single Family District shall be at least five hundred feet (500') from any existing Vacation Rental Dwelling by Owner.

B. Reports Required. Every person engaged in the business of operating a Vacation Rental by Owner shall file with the City Collector prescribed forms giving such information as may be necessary to determine the amounts to which the Tourism Tax levied under the provisions of Section 140.300 of the Code of the City of Washington, Missouri shall apply for the calendar quarter to be submitted with the payment to be made in accordance with Section 140.300.C of the Code of the City of Washington, Missouri. Failure to submit the required forms for two (2) consecutive calendar quarters shall result in the automatic revocation of any special use permit for Vacation Rental by Owner for that location.

Chapter 400, Attachment I is hereby amended as shown on Exhibit I attached hereto and incorporated herein by reference. (Vacation Rental by Owner is allowed as a special use permit in R-1, R-2 and R-3 Districts, and as a permitted use in C-1, C-2 and C-3 Districts).

BILL NO. \_\_\_\_\_ INTRODUCED BY \_\_\_\_\_

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE OF THE CITY OF WASHINGTON,  
MISSOURI TO ESTABLISH A PROCEDURE TO DISCLOSE  
POTENTIAL CONFLICTS OF INTEREST AND  
SUBSTANTIAL INTEREST FOR CERTAIN MUNICIPAL  
OFFICIALS

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

SECTION 1: Declaration of Policy. The proper operation of municipal government requires that public officials and employees be independent, impartial and responsible to the people; that government decisions and policy be made in the proper channels of the governmental structure; that public office not be used for personal gain; and that the public have confidence in the integrity of its government. In recognition of these goals, there is hereby established a procedure for disclosure by certain officials and employees of private financial or other interests in matters affecting the City.

SECTION 2: Conflicts of Interest. The Mayor or any member of the City Council who has a substantial personal or private financial interest, as defined by state law, in any bill shall disclose in writing on the records of the City Council the nature of his/her interest and shall disqualify himself/herself from voting on any matters relating to this interest.

SECTION 3: Disclosure Reports. Each elected official, the City Administrator and the Finance Director shall disclose in writing the following information by May 1 of each year, if any such transactions were engaged in during the previous calendar year:

- a. For Such person, and all persons within the first degree of consanguinity of affinity or such person, the date and the identities of the parties to each transaction with a total value in excess of five hundred dollars, if any, that such person had with the political subdivision, other than compensation received as an employee or payment of any tax, fee or penalty due to the political subdivision, and other than transfers for no consideration to the political subdivision; and



b. The date and the identities of the parties to each transactions known to the person with a total value in excess of five hundred dollars, if any, that any business entity in which such person had a substantial interest, had with the political subdivision, other than payment of any tax, fee or penalty due to the political subdivision or transactions involving payment for providing utility service to the political subdivision, and other than transfers for no consideration to the political subdivision.

c. The City Administrator and the Finance Director also shall disclose in writing by May 1 of each year, for the previous calendar year the following information:

1. The name and address of each of the employers or such person from whom income of one thousand dollars or more was received during the year covered by the statement;

2. The name and address of each sole proprietorship that he or she owned; the name, address and the general nature of the business conducted of each general partnership and joint venture in which he or she was a partner or participant; the name and address of each partner or co-participant for each partnership or joint venture unless such names and addresses are filed by the partnership or joint venture with the Secretary of State; the name, address and general nature of the business conducted by any closely held corporation or limited partnership in which the person owned ten percent or more of any class of the outstanding stock or limited partnership units; and the name of any publicly traded corporation or limited partnership that is listed on a regulated stock exchange or automated quotation system in which the person owned two percent or more of any class of outstanding stock, limited partnership units or other equity interests;

3. The name and address of each corporation for which such person served in the capacity of a director, officer or receiver.

SECTION 4: Filing of Reports. The reports in the attached format (Attachment A) shall be filed with the City Clerk and with the Missouri Ethics Commission. The reports shall be available for public inspection and copying during normal business hours.

SECTION 5: When Filed. The financial interest statements shall be filed at the following times, but no person is required to file more than one financial interest statement in any calendar year:

- a. Each person appointed to office shall file the statement within thirty days of such appointment or employment;
- b. Every other person required to file a financial interest statement shall file the statement annually not later than May 1 and the statement shall cover the calendar year ending the immediately preceding December 31; provided that any member of the City Council may supplement the financial interest statement to report additional interests acquired after December 31 of the covered year until the date of filing of the financial interest statement.

SECTION 6: File of Ordinance. The City Clerk shall send a certified copy of this ordinance to the Missouri Ethics Commission, P.O. Box 1370, Jefferson City, Missouri 65102 within ten (10) days of its adoption.

SECTION 7: Effective Date. This ordinance shall be in full force and effect from and after the date of its passage and approval and shall remain in effect until amended or repealed by the City Council.

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

ATTEST: \_\_\_\_\_

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

Approved: \_\_\_\_\_

ATTEST: \_\_\_\_\_

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

CITY OF WASHINGTON  
CITY SALES TAX SUMMARY

1% GENERAL SALES TAX

<b>Previous Years 1970-2000 Total:</b>		<b>\$ 36,121,362.69</b>			
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	2021-2022	5,475,936.43
2002-2003	2,875,714.84	2012-2013	3,760,065.80	2022-Present	\$ 4,575,333.47
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		
<b>TOTAL COLLECTIONS TO DATE:</b>				<b>\$ 125,472,911.27</b>	

MONTH	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	Monthly % Increase/ (Decrease)
OCTOBER	\$ 361,698.16	\$ 341,934.38	\$ 347,786.52	\$ 387,415.44	\$ 454,143.50	\$ 404,210.90	-10.99%
NOVEMBER	251,010.14	273,682.85	325,999.08	337,510.28	329,477.61	439,267.24	33.32%
DECEMBER	567,111.05	406,617.65	400,738.68	448,383.63	522,976.40	469,140.53	-10.29%
JANUARY	355,065.45	428,005.85	420,055.36	430,457.12	392,285.39	515,227.78	31.34%
FEBRUARY	440,931.59	363,771.00	417,204.79	396,723.58	509,008.53	495,173.79	-2.72%
MARCH	432,715.60	444,964.47	417,215.47	468,305.25	483,461.03	400,841.38	-17.09%
APRIL	354,143.36	387,311.51	365,080.95	387,138.97	393,317.74	476,640.26	21.18%
MAY	296,545.56	300,584.29	358,920.74	385,747.95	342,734.14	407,267.67	18.83%
JUNE	368,699.52	456,577.00	401,315.24	514,849.48	536,473.31	490,570.26	-8.56%
JULY	499,689.10	420,349.19	442,261.53	462,011.90	462,478.68	476,993.66	3.14%
AUGUST	311,169.75	322,712.79	372,615.14	396,711.64	546,440.92		
SEPTEMBER	464,286.39	465,772.42	518,477.31	523,081.81	503,139.18		
<b>TOTALS:</b>	<b>\$ 4,703,065.67</b>	<b>\$ 4,612,283.40</b>	<b>\$ 4,787,670.81</b>	<b>\$ 5,138,337.05</b>	<b>\$ 5,475,936.43</b>	<b>\$ 4,575,333.47</b>	

Increase (Decrease)  
Over Prior Year                      8.00%                      -1.93%                      3.80%                      7.32%                      6.57%

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

**3.37%**

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

## 1/2 % CAPITAL IMPROVEMENT SALES TAX

EFFECTIVE: 07-01-89

EXPIRED: 06-30-94	1989-1994	\$ 4,111,148.43
EXPIRED: 06-30-02	1994-2002	9,410,782.24
EXPIRED: 06-30-10	2002-2010	13,334,617.88
EXPIRED: 06-30-18	2010-2018	15,975,018.36
EXPIRES: 06-30-26	2018-2026	\$ 12,932,353.33
TOTAL COLLECTIONS TO DATE:		<u>\$ 55,763,920.24</u>

MONTH	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	Monthly % Increase/ (Decrease)
OCTOBER	\$ 180,849.11	\$ 170,966.92	\$ 173,893.15	\$ 193,707.79	\$ 227,071.73	\$ 202,105.70	-10.99%
NOVEMBER	125,504.75	136,841.76	162,999.67	168,755.25	164,738.68	219,633.65	33.32%
DECEMBER	283,555.71	203,310.25	200,369.28	224,192.00	261,488.24	234,570.17	-10.29%
JANUARY	177,532.58	214,002.88	210,027.68	215,228.64	196,142.72	257,613.79	31.34%
FEBRUARY	220,465.78	181,885.56	208,602.53	198,361.30	254,504.01	247,587.18	-2.72%
MARCH	216,358.10	222,481.70	208,607.73	234,152.34	241,730.89	200,420.71	-17.09%
APRIL	177,071.76	193,656.33	182,540.31	193,569.47	196,659.57	238,319.46	21.18%
MAY	148,272.80	150,291.55	179,460.29	192,873.68	171,366.64	203,633.58	18.83%
JUNE	184,317.16	228,288.80	200,657.51	257,424.63	268,236.68	245,285.14	-8.56%
JULY	249,844.82	210,175.01	221,130.97	231,006.12	231,239.74	238,497.27	3.14%
AUGUST	155,584.67	161,356.40	186,307.76	198,355.48	273,220.21		
SEPTEMBER	232,141.66	232,886.54	259,238.60	261,541.37	251,569.17		
<b>TOTALS</b>	<b>\$ 2,351,498.90</b>	<b>\$ 2,306,143.70</b>	<b>\$ 2,393,835.48</b>	<b>\$ 2,569,168.07</b>	<b>\$ 2,737,968.28</b>	<b>\$ 2,287,666.65</b>	

Increase  
(Decrease) Over  
Prior Year

8.00%                      -1.93%                      3.80%                      7.32%                      6.57%

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

**3.37%**

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

## 1/2 % TRANSPORTATION SALES TAX

MONTH	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	Monthly % Increase/ (Decrease)
OCTOBER	\$ 180,849.11	\$ 170,946.23	\$ 173,893.15	\$ 193,707.83	\$ 227,070.97	\$ 202,105.68	-10.99%
NOVEMBER	125,504.37	136,840.50	162,999.68	168,755.33	164,738.72	219,633.66	33.32%
DECEMBER	283,555.44	203,308.99	200,369.28	224,192.04	261,488.24	234,570.22	-10.29%
JANUARY	177,532.58	214,002.88	210,027.78	215,228.70	196,142.69	257,613.79	31.34%
FEBRUARY	220,465.13	181,885.52	208,602.55	198,361.35	254,499.40	247,587.19	-2.72%
MARCH	216,358.08	222,481.85	208,607.77	234,152.35	241,730.92	200,420.73	-17.09%
APRIL	177,071.74	193,656.25	182,540.19	193,569.46	196,659.56	238,319.52	21.18%
MAY	148,272.79	150,291.51	179,460.32	192,873.68	171,366.53	203,633.50	18.83%
JUNE	184,349.74	228,288.78	200,657.52	257,424.62	268,236.76	245,285.23	-8.56%
JULY	249,844.78	210,175.04	221,130.96	231,006.14	231,239.69	238,497.24	3.14%
AUGUST	155,584.64	161,355.80	186,307.86	198,355.50	273,220.19		
SEPTEMBER	232,142.98	232,886.52	259,238.63	261,541.35	251,569.36		
<b>TOTALS</b>	<b>\$ 2,351,531.38</b>	<b>\$ 2,306,119.87</b>	<b>\$ 2,393,835.69</b>	<b>\$ 2,569,168.35</b>	<b>\$ 2,737,963.03</b>	<b>\$ 2,287,666.76</b>	

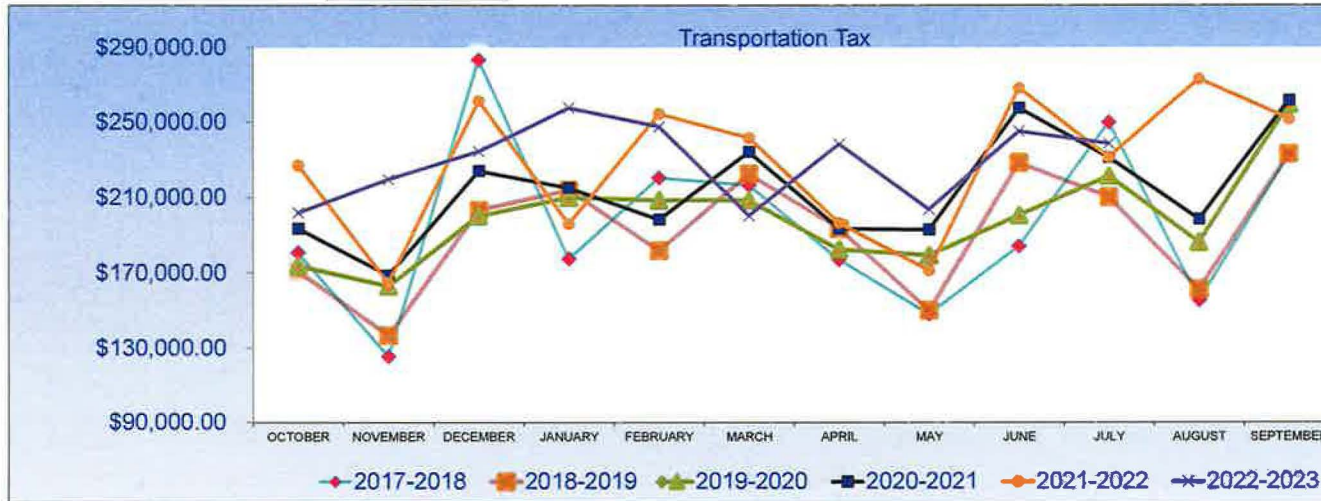
Increase (Decrease) Over Prior Year

8.01%	-1.93%	3.80%	7.32%	6.57%
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COLLECTIONS 2005 TO PRESENT: **\$34,026,222.32**

OVERALL PERCENTAGE GROWTH/(REDUCTION) FOR OCTOBER TO PRESENT: **3.37%**

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

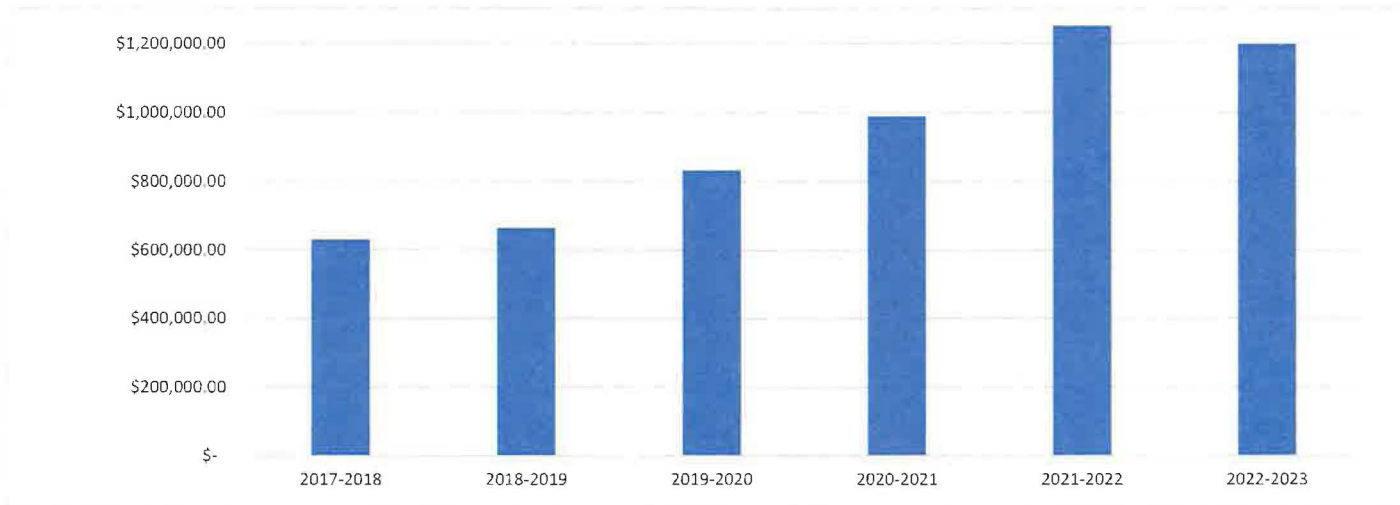


### LOCAL OPTION USE TAX

MONTH	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	Monthly % Increase/ (Decrease)
OCTOBER	\$ 12,081.69	\$ 34,224.58	\$ 35,500.86	\$ 70,550.86	\$ 73,349.35	\$ 80,047.64	9.13%
NOVEMBER	17,632.77	48,613.78	56,442.98	77,752.19	75,696.93	134,689.97	77.93%
DECEMBER	48,045.68	49,662.96	53,993.39	65,391.95	81,034.55	150,460.10	85.67%
JANUARY	48,211.95	68,775.33	39,958.65	69,783.79	98,017.42	108,564.38	10.76%
FEBRUARY	95,271.61	73,271.71	63,549.19	112,976.86	102,284.34	150,469.87	47.11%
MARCH	76,542.59	79,877.50	81,178.43	104,092.21	99,642.15	88,685.96	-11.00%
APRIL	47,032.55	54,168.57	51,201.38	83,105.78	117,044.07	142,947.05	22.13%
MAY	49,331.34	45,391.56	117,142.50	70,120.42	155,677.22	86,607.84	-44.37%
JUNE	51,751.76	51,449.73	94,813.67	73,348.19	90,619.63	100,202.40	10.57%
JULY	73,096.59	42,197.49	76,691.07	63,309.11	93,190.15	155,042.94	66.37%
AUGUST	54,048.00	53,911.53	82,028.64	89,259.01	211,885.73		
SEPTEMBER	57,105.98	62,998.22	79,946.63	109,517.43	121,402.30		
<b>TOTAL</b>	<b>\$ 630,152.51</b>	<b>\$ 664,542.96</b>	<b>\$ 832,447.39</b>	<b>\$ 989,207.80</b>	<b>\$ 1,319,843.84</b>	<b>\$ 1,197,718.15</b>	

COLLECTIONS 1998 TO PRESENT: **\$ 12,322,329.74**

OVERALL PERCENTAGE GROWTH/(REDUCTION) FOR  
OCTOBER TO PRESENT: **21.40%**





Account Type	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
<b>Fund: 001 - GENERAL FUND</b>						
Revenue	15,593,840.00	15,629,395.00	908,150.61	12,937,522.86	-2,691,872.14	17.22%
Expense	16,293,840.00	16,447,715.00	1,041,061.58	11,572,103.96	4,875,611.04	29.64%
<b>Fund: 001 - GENERAL FUND Surplus (Deficit):</b>	<b>-700,000.00</b>	<b>-818,320.00</b>	<b>-132,910.97</b>	<b>1,365,418.90</b>	<b>2,183,738.90</b>	<b>266.86%</b>
<b>Fund: 003 - LIBRARY FUND</b>						
Revenue	1,813,740.00	1,813,740.00	21,895.11	741,053.01	-1,072,686.99	59.14%
Expense	1,810,640.00	1,854,860.00	56,753.29	1,553,587.45	301,272.55	16.24%
<b>Fund: 003 - LIBRARY FUND Surplus (Deficit):</b>	<b>3,100.00</b>	<b>-41,120.00</b>	<b>-34,858.18</b>	<b>-812,534.44</b>	<b>-771,414.44</b>	<b>-1,876.01%</b>
<b>Fund: 004 - VOLUNTEER FIRE FUND</b>						
Revenue	908,110.00	908,110.00	544.53	947,916.93	39,806.93	4.38%
Expense	1,150,770.00	1,297,570.00	43,774.47	727,804.78	569,765.22	43.91%
<b>Fund: 004 - VOLUNTEER FIRE FUND Surplus (Deficit):</b>	<b>-242,660.00</b>	<b>-389,460.00</b>	<b>-43,229.94</b>	<b>220,112.15</b>	<b>609,572.15</b>	<b>156.52%</b>
<b>Fund: 010 - VEHICLE &amp; EQUIPMENT REPLACEMENT FUND</b>						
Revenue	295,000.00	295,000.00	34,400.00	413,263.13	118,263.13	40.09%
Expense	1,049,970.00	1,166,970.00	824.00	441,681.45	725,288.55	62.15%
<b>Fund: 010 - VEHICLE &amp; EQUIPMENT REPLACEMENT FUND Surplus (Deficit):</b>	<b>-754,970.00</b>	<b>-871,970.00</b>	<b>33,576.00</b>	<b>-28,418.32</b>	<b>843,551.68</b>	<b>96.74%</b>
<b>Fund: 250 - STORMWATER IMPROVEMENT FUND</b>						
Revenue	1,646,000.00	1,646,000.00	100,202.40	1,097,933.09	-548,066.91	33.30%
Expense	3,365,430.00	3,595,430.00	28,269.47	1,239,166.67	2,356,263.33	65.53%
<b>Fund: 250 - STORMWATER IMPROVEMENT FUND Surplus (Deficit):</b>	<b>-1,719,430.00</b>	<b>-1,949,430.00</b>	<b>71,932.93</b>	<b>-141,233.58</b>	<b>1,808,196.42</b>	<b>92.76%</b>
<b>Fund: 260 - CAPITAL IMPROVEMENT SALES TAX FUND</b>						
Revenue	4,252,320.00	4,252,320.00	231,893.22	1,945,691.75	-2,306,628.25	54.24%
Expense	4,930,000.00	5,108,700.00	422,176.59	2,168,183.22	2,940,516.78	57.56%
<b>Fund: 260 - CAPITAL IMPROVEMENT SALES TAX FUND Surplus (Deficit):</b>	<b>-677,680.00</b>	<b>-856,380.00</b>	<b>-190,283.37</b>	<b>-222,491.47</b>	<b>633,888.53</b>	<b>74.02%</b>
<b>Fund: 261 - TRANSPORTATION SALES TAX FUND</b>						
Revenue	5,082,590.00	5,082,590.00	312,128.27	3,098,645.59	-1,983,944.41	39.03%
Expense	8,016,140.00	9,038,230.00	837,099.75	4,912,999.32	4,125,230.68	45.64%
<b>Fund: 261 - TRANSPORTATION SALES TAX FUND Surplus (Deficit):</b>	<b>-2,933,550.00</b>	<b>-3,955,640.00</b>	<b>-524,971.48</b>	<b>-1,814,353.73</b>	<b>2,141,286.27</b>	<b>54.13%</b>
<b>Fund: 265 - COP FUND</b>						
Revenue	1,905,400.00	1,905,400.00	0.00	1,968,996.89	63,596.89	3.34%
Expense	2,105,000.00	2,105,000.00	0.00	2,100,500.00	4,500.00	0.21%
<b>Fund: 265 - COP FUND Surplus (Deficit):</b>	<b>-199,600.00</b>	<b>-199,600.00</b>	<b>0.00</b>	<b>-131,503.11</b>	<b>68,096.89</b>	<b>34.12%</b>
<b>Fund: 272 - DOWNTOWN TIF RPA-1</b>						
Revenue	330,800.00	330,800.00	4,297.91	370,693.78	39,893.78	12.06%
Expense	412,750.00	412,750.00	0.00	94,943.78	317,806.22	77.00%
<b>Fund: 272 - DOWNTOWN TIF RPA-1 Surplus (Deficit):</b>	<b>-81,950.00</b>	<b>-81,950.00</b>	<b>4,297.91</b>	<b>275,750.00</b>	<b>357,700.00</b>	<b>436.49%</b>
<b>Fund: 274 - RHINE RIVER TIF RPA-2</b>						
Revenue	148,500.00	148,500.00	-19,221.46	135,896.31	-12,603.69	8.49%
Expense	148,500.00	148,500.00	0.00	134,766.77	13,733.23	9.25%
<b>Fund: 274 - RHINE RIVER TIF RPA-2 Surplus (Deficit):</b>	<b>0.00</b>	<b>0.00</b>	<b>-19,221.46</b>	<b>1,129.54</b>	<b>1,129.54</b>	<b>0.00%</b>
<b>Fund: 400 - WATER FUND</b>						
Revenue	2,065,910.00	2,065,910.00	215,457.20	1,568,142.25	-497,767.75	24.09%
Expense	3,482,520.00	3,515,420.00	145,861.69	1,234,218.13	2,281,201.87	64.89%
<b>Fund: 400 - WATER FUND Surplus (Deficit):</b>	<b>-1,416,610.00</b>	<b>-1,449,510.00</b>	<b>69,595.51</b>	<b>333,924.12</b>	<b>1,783,434.12</b>	<b>123.04%</b>
<b>Fund: 410 - SEWAGE TREATMENT FUND</b>						
Revenue	2,898,000.00	2,898,000.00	251,485.95	2,185,024.59	-712,975.41	24.60%
Expense	5,356,710.00	5,360,150.00	223,565.94	2,706,584.54	2,653,565.46	49.51%
<b>Fund: 410 - SEWAGE TREATMENT FUND Surplus (Deficit):</b>	<b>-2,458,710.00</b>	<b>-2,462,150.00</b>	<b>27,920.01</b>	<b>-521,559.95</b>	<b>1,940,590.05</b>	<b>78.82%</b>

**Budget Report**

**For Fiscal: 2022-2023 Period Ending: 06/30/2023**

<b>Account Type</b>	<b>Original Total Budget</b>	<b>Current Total Budget</b>	<b>Period Activity</b>	<b>Fiscal Activity</b>	<b>Variance Favorable (Unfavorable)</b>	<b>Percent Remaining</b>
<b>Fund: 420 - SOLID WASTE FUND</b>						
Revenue	2,493,900.00	2,493,900.00	255,070.29	2,077,807.71	-416,092.29	16.68%
Expense	3,293,650.00	3,410,650.00	221,580.36	2,191,689.91	1,218,960.09	35.74%
<b>Fund: 420 - SOLID WASTE FUND Surplus (Deficit):</b>	<b>-799,750.00</b>	<b>-916,750.00</b>	<b>33,489.93</b>	<b>-113,882.20</b>	<b>802,867.80</b>	<b>87.58%</b>
<b>Report Surplus (Deficit):</b>	<b>-11,981,810.00</b>	<b>-13,992,280.00</b>	<b>-704,663.11</b>	<b>-1,589,642.09</b>	<b>12,402,637.91</b>	<b>88.64%</b>



**Fund Summary**

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)
001 - GENERAL FUND	-700,000.00	-818,320.00	-132,910.97	1,365,418.90	2,183,738.90
003 - LIBRARY FUND	3,100.00	-41,120.00	-34,858.18	-812,534.44	-771,414.44
004 - VOLUNTEER FIRE FUND	-242,660.00	-389,460.00	-43,229.94	220,112.15	609,572.15
010 - VEHICLE & EQUIPMENT REP	-754,970.00	-871,970.00	33,576.00	-28,418.32	843,551.68
250 - STORMWATER IMPROVEME	-1,719,430.00	-1,949,430.00	71,932.93	-141,233.58	1,808,196.42
260 - CAPITAL IMPROVEMENT SAI	-677,680.00	-856,380.00	-190,283.37	-222,491.47	633,888.53
261 - TRANSPORTATION SALES TA	-2,933,550.00	-3,955,640.00	-524,971.48	-1,814,353.73	2,141,286.27
265 - COP FUND	-199,600.00	-199,600.00	0.00	-131,503.11	68,096.89
272 - DOWNTOWN TIF RPA-1	-81,950.00	-81,950.00	4,297.91	275,750.00	357,700.00
274 - RHINE RIVER TIF RPA-2	0.00	0.00	-19,221.46	1,129.54	1,129.54
400 - WATER FUND	-1,416,610.00	-1,449,510.00	69,595.51	333,924.12	1,783,434.12
410 - SEWAGE TREATMENT FUND	-2,458,710.00	-2,462,150.00	27,920.01	-521,559.95	1,940,590.05
420 - SOLID WASTE FUND	-799,750.00	-916,750.00	33,489.93	-113,882.20	802,867.80
<b>Report Surplus (Deficit):</b>	<b>-11,981,810.00</b>	<b>-13,992,280.00</b>	<b>-704,663.11</b>	<b>-1,589,642.09</b>	<b>12,402,637.91</b>