



City Council Meeting

Regular Session Minutes
Monday, July 11, 2016

I. CALL TO ORDER

A regular meeting of the City Council of the City of Liberty, Missouri was held in the Council Chambers at City Hall on July 11, 2016 with Mayor Lyndell Brenton presiding. Mayor Brenton called the meeting to order at 7:00 p.m.

II. INVOCATION AND PLEDGE OF ALLEGIANCE

The invocation was given by Paul Jenness, who then led the pledge of allegiance.

III. ROLL CALL

Council Members Present: Harold Phillips and Paul Jenness, Ward I
Greg Duncan and Rae Moore, Ward II
Kevin Graham and Jeff Watt, Ward III
Michael Hagan and Gene Gentrup, Ward IV

Council Members Absent: None

Staff Present: Curt Wenson, City Administrator
Shawna Funderburk, Asst. to the City Administrator
Andy Noll, Public Works Director
Brian Hess, Utilities Director
Janet Bartnik, Parks and Recreation Director
James Simpson, Police Chief
Karan Johnson, Economic & Business Dev. Manager
Janet Pittman, Deputy City Clerk

Public Present: Kellie Houx, Liberty Tribune
7 members of the public

IV. APPROVE MINUTES AND SUMMARIES

V. CITIZENS' PARTICIPATION - NONE

VI. MEETING SCHEDULE

VII. CONSENT AGENDA

- A. Approval of a resolution authorizing the filing of a grant application with Clay County Senior Services requesting funding for Liberty Community Center Senior Memberships in the amount of \$96,000

Action: Council Member Gentrup moved to approve the resolution. Council Member Phillips seconded the motion.

Vote: Motion passed 8-0-0
Yes: Council Members Phillips, Jenness, Moore, Hagan, Graham, Watt, Duncan
and Gentrup
No: None
Abstain: None
Inscribed in Resolution No. 8324.

- B. Motion to authorize the purchase of Valve Actuator equipment from Mid America Valve for the Water Treatment Plant in an amount not to exceed \$23,556.00

Council Member Gentrup moved to approve the purchase. Council Member Phillips seconded the motion, which carried unanimously.

- C. Motion to accept the Liberty Commons Redevelopment Project Progress Report

Council Member Gentrup moved to accept the report. Council Member Phillips seconded the motion, which carried unanimously.

- D. Motion to authorize an Executive Session to be held July 11, 2016 in the Council Conference Room immediately following the meeting to discuss Contract Negotiations as authorized by 610.021(12)

Council Member Gentrup moved to authorize the closed session. Council Member Phillips seconded the motion, which carried unanimously.

VIII. PUBLIC HEARINGS

- A. Solicitor's Permit Revocation Hearing – Wes Wehner

The hearing is related to the Solicitor's Permit issued to Wes Wehner on May 23, 2016, recommending revocation of the Permit in accordance with City Code Section 24-12, declaring Mr. Wehner was soliciting in a manner as to constitute a breach of the peace. Numerous citizen complaints were received regarding the individual's behavior and selling techniques, requiring police response on multiple occasions. Mr. Wehner was also cited for being parked facing the wrong direction and blocking a resident's driveway.

Mayor Brenton opened the Hearing and asked if anyone wished to speak. Seeing no wishing to speak, the Mayor closed the Hearing.

Action: Council Member Phillips moved to revoke Mr. Wehner's Solicitor's Permit. Council Member Hagan seconded the motion.

Vote: Motion passed 8-0-0
Yes: Council Members Phillips, Jenness, Moore, Hagan, Graham, Watt, Duncan
and Gentrup
No: None
Abstain: None

IX. ORDINANCES, CONTRACTS AND RESOLUTIONS

A. Acknowledgement of vendor payments for the period of June 17, 2016 to July 1, 2016

1. Ordinance excluding Westland Landscape payments

Document No. 8324 was read.

Action: Council Member Phillips moved to approve the vendor payments. Council Member Jenness seconded the motion.

Roll Call

Vote: Motion passed 8-0-0

Yes: Council Members Phillips, Jenness, Moore, Hagan, Graham, Watt, Duncan and Gentrup

No: None

Abstain: None

Approved by the Chair and inscribed in Ordinance No. 10593.

2. Ordinance including Westland Landscape payments

Document No. 8325 was read.

Action: Council Member Phillips moved to approve the vendor payments. Council Member Graham seconded the motion.

Roll Call

Vote: Motion passed 7-0-0

Yes: Council Members Phillips, Moore, Hagan, Graham, Watt, Duncan and Gentrup

No: None

Abstain: Council Member Jenness, due to potential conflict of interest

Approved by the Chair and inscribed in Ordinance No. 10593.

B. A Resolution approving a Business that would result in exceeding the non-sales tax generating Business Limit into the Liberty Triangle Tax Increment Financing Redevelopment Area

The parcel adjacent to the Hy-Vee gas station is under contract for a medical office building (9,961 square feet) which would result in approximately 27,100 total square feet of non-sales tax generating business within the Triangle Project Area. Section 14.b(6) of the TIF Contract states the Developer shall not, without City approval sell or lease more than 24,000 square feet of first floor space to non-sales tax generating business. This is one of the only remaining parcels left within the Triangle not developed and the parcels along 291 Hwy have been difficult to develop the past few years.

Action: Council Member Watt moved to approve the resolution. Council Member Gentrup seconded the motion.

Vote: Motion passed 8-0-0

Yes: Council Members Phillips, Jenness, Moore, Hagan, Graham, Watt, Duncan
and Gentrup
No: None
Abstain: None
Inscribed in Resolution No. 2853.

X. OTHER BUSINESS

MISCELLANEOUS MATTERS FROM CITY ADMINISTRATOR

XI. MISCELLANEOUS MATTERS FROM MAYOR AND CITY COUNCIL

XIII. ADJOURNMENT

The meeting adjourned at 7:10 p.m.

Mayor

Attest:

Deputy City Clerk