



City Council Meeting

Regular Session Minutes
October 23, 2017

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 October 23, 2017 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 Jeff Watt, 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
Dan Estes, Assistant City Administrator & Finance Director
Andy Noll, Public Works Director
Brian Hess, Utilities Director
BJ Staabs, Interim Parks and Recreation Director
Tom Garland, Parks & Natural Resources Manager
Gary Ewer, Police Sgt.
Katherine Sharp, Planning Director
Tony Sage, Information Technology Director
Janet Pittman, Deputy City Clerk

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

IV. APPROVE MINUTES AND SUMMARIES

A. Study Session Summary for October 2, 2017

Council Member Duncan moved to approve the summary as distributed. Council Member Hagan seconded the motion, which carried 7-0-1. Council Member Phillips abstained due to absence.

B. Special Session Minutes of October 2, 2017

Council Member Hagan moved to approve the minutes as distributed. Council Member Graham seconded the motion, which carried 7-0-1. Council Member Phillips abstained due to absence.

C. Regular Session Minutes of October 9, 2017

Council Member Watt moved to approve the minutes as distributed. Council Member Gentrup seconded the motion, which carried 7-0-1. Council Member Phillips abstained due to absence.

V. CITIZENS' PARTICIPATION

Eugene Suter, representative of the Clay County Extension Council, provided a presentation on 'Sharing Knowledge with Communities'. He stated that the Smith-Lever Act of 1914 established the Cooperative Agricultural Extension Service, a partnership among federal, state and county governments allowing universities to extend their programs to all people – not just students. Initially, the extension program concentrated on information for agriculture, which continues today; however, programming has expanded to include programs such as: 4-H; nutrition education; health programs; community development; grand families program; business programs; master gardeners; and, professional training. Mr. Suter noted there is a wide scope of programming the City may take advantage of for its residents.

VI. MEETING SCHEDULE

VII. CONSENT AGENDA

A. Study Session Summary of September 18, 2017

Council Member Phillips moved to approve the summary as distributed. Council Member Hagan seconded the motion, which carried unanimously.

B. Resolution appointing Directors to the Liberty Commons Community Improvement District

Action: Council Member Phillips moved to approve the resolution. 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

Inscribed in Resolution No. 2927.

C. Motion to approve citywide IT security equipment purchase with Technology Group Solutions (TGS) in an amount not to exceed \$98,279.31

Technology supports a critical role in the delivery of both basic and emergency City services. Each Year, citywide IT equipment including network equipment, IT security equipment, personal computers (PC), laptops, servers, monitors, peripheral equipment and software are purchased to support the technology needs of City staff and operations. TGS provided the lowest cost option/best overall solution for a complete security offering while providing advanced threat protection solutions.

Action: Council Member Phillips moved to approve the purchase. 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

VIII. PUBLIC HEARINGS

- A. Resolution approving a Final Development Plan for North Haven Center, Lot 4B, Microtel, in Liberty, Clay County, Missouri (P&Z Case No. 17-44FDP)

This is the Final Development Plan for a 56 room, 4 story Microtel Hotel with height and parking variance at North Haven Center, Lot 4. The proposal includes a variance from parking requirements for business uses as found in City Code Section 30-83.2(2), to allow one parking stall per hotel room, plus one parking stall for an overnight employee; and, a variance from height allowances as found in City Code Section 30-64.2(1), to exceed the height maximum within the C-2 zoning district of three stories to allow a four story building.

Mayor Brenton opened the Public Hearing and asked if anyone wished to speak either in favor or in opposition of the resolution.

Parth Bhatt, Bhatt Hospitality, 5829 Manor Lane, Parkville, noted that there is also a Hilton Garden Hotel and a Best Western Hotel within this development area, and that this Microtel Hotel will provide a mid-tier option for consumers.

Seeing no one else wishing to speak, the Mayor closed the Public Hearing

Action: Council Member Hagan 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. 2928.

IX. ORDINANCES, CONTRACTS AND RESOLUTIONS

- A. Acknowledgement of vendor payments for the period of September 29, 2017 to October 13, 2017

Mayor Pro Tem Duncan took over as Chair of the meeting.

- 1. Ordinance excluding Westland Landscape payments

Document No. 8564 was read.

Action: Council Member Watt moved to approve the vendor payments. Council Member Gentrup 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. 10805.

2. Ordinance including Westland Landscape payments.

Document No. 8565 was read.

Action: Council Member Hagan moved to approve the vendor payments. Council Member Gentrup seconded the motion.

Roll Call

Vote: Motion passed 7-0-1

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. 10805.

Mayor Brenton resumed as chair of the meeting.

B. Ordinance accepting and approving a Final Plat for Replat of Lot 2, Casteel Addition, in the City of Liberty, Clay County, Missouri (P&Z Case No. 17-45FP)

This is a final plat for a replat of Casteel Addition, Lot 2. The applicant is requesting to replat this lot to move the platted building lines to accommodate the home that is proposed on this lot. The original Casteel Addition plat assumed that Laurel Ave. would continue to the south past this lot, therefore the home would face the street to the west. The road was never built and subsequently the Right-of-Way was vacated. The applicant feels it is a better use of this lot to have the front of the home face north as opposed to west. When building setback lines are on the plat, they become part of the legal document that is the plat. To change the location of the lines a replat is necessary.

Document No. 8566 was read.

Action: Council Member Jenness moved to waive the rules and consider the ordinance on first reading. Council Member Phillips seconded the motion.

Vote: Motion passed unanimously.

Action: Council Member Watt moved to approve the ordinance. 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
Approved by the Chair and inscribed in Ordinance No. 10806.

C. Ordinance approving an agreement with Foster's Cleaners for laundry and dry cleaning services for the Police and Fire Departments

The current agreement for laundry and dry cleaning services for the Police and Fire Departments has expired. A request for bids was distributed to eligible cleaners in Liberty and a bid opening was held on Friday, October 6, 2017 with bids submitted by Foster's Cleaners and Gene's Cleaners. This will be a two year agreement with Foster's Cleaners, with an option for a one year extension.

Document No. 8567 was read.

Action: Council Member Phillips moved to waive the rules and consider the ordinance on first reading. Council Member Graham seconded the motion.

Vote: Motion passed unanimously.

Action: Council Member Gentrup moved to approve the ordinance. Council Member Watt 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
Approved by the Chair and inscribed in Ordinance No. 10807.

D. Ordinance approving a contract with Cornell, Inc., in an amount not to exceed \$294,835.00 for roof repairs to Fountain Bluff, City, Wilshire, and Stocksdale Parks for damages sustained during the November 2, 2016 hail storm

On November 2, 2016, a hail storm passed through Liberty, causing roof damage to various buildings in Wilshire Park, Fountain Bluff Sports Complex, City Park, and Stocksdale Park. Staff has been working with the City's insurance provider and several contractors to develop a plan to best repair the hail damage. Because there is a mix of roof types within the parks, the project costs are divided into two categories, asphalt shingle roofs and metal roofs. The insurance reimbursement will cover the replacement costs for all the roof structures.

Document No. 8568 was read.

Action: Council Member Phillips moved to waive the rules and consider the ordinance on first reading. Council Member Duncan seconded the motion.

Vote: Motion passed unanimously.

Action: Council Member Jenness moved to approve the ordinance. Council Member Watt 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

Approved by the Chair and inscribed in Ordinance No. 10808.

- E. Ordinance approving a contract with ABCreative in an amount not to exceed \$60,750 for purchase and installation of a replacement playground structure at Arthur's Hill Park

During a major rain storm in May, a tree in Arthur's Hill Park fell, landing on the log structure to the north of the existing tree house. The damage sustained by the play structure could not be repaired so the structure was dismantled and disposed of.

Document No. 8569 was read.

Action: Council Member Phillips moved to waive the rules and consider the ordinance on first reading. Council Member Hagan seconded the motion.

Vote: Motion passed unanimously.

Action: Council Member Graham moved to approve the ordinance. 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

Approved by the Chair and inscribed in Ordinance No. 10809.

- F. Resolution authorizing the filing of a grant application with the Missouri Department of Conservation requesting financial assistance to implement the Well Field Reforestation Planting Project

The Missouri Department of Conservation cost share program provides for the purchase of trees for the Well Field Reforestation Planting Project. In turn, the City of Liberty agrees to plant and care for the trees for 15 years.

Action: Council Member Hagan 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. 2929.

- X. OTHER BUSINESS
- XI. MISCELLANEOUS MATTERS FROM CITY ADMINISTRATOR
- XII. MISCELLANEOUS MATTERS FROM MAYOR AND CITY COUNCIL
- XIII. ADJOURNMENT

The meeting adjourned at 7:35 p.m.

Mayor

Attest:

Deputy City Clerk