



City of Pleasant Hope
304 E Miller Street
417-267-2112

Council Meeting Minutes January 17, 2022

- 1) **Call to Order** – Mayor Richard Harralson called to order at 7pm.
- 2) **Roll Call** – Alderman present: Shannon Brakebill, Gary Dooley, Sandy Richardson and Rodney Lee. Also present: Chief Cantrell, Public Works Joe Thompson, Assistant City Clerk Tana McMurrey and City Clerk Lynn Esser.
- 3) **Moment of Silent Prayer**
- 4) **Approval of Agenda** – Gary Dooley moved to approve the Agenda. Rodney Lee Second. All in favor none opposed.
- 5) **Approval of Minutes** – December 20, 2021
- 6) **Approval of Pending Bills** – Rodney Lee moved to approve payment of pending bills plus the Attorney's invoice whenever it arrives. Sandy Richardson second. All in favor none opposed.
- 7) **Comments and Questions from the Public**
 - a) Lori Combs – 304 S Main Apt 1 – water leak. Not in attendance.
- 8) **Old Business:**
 - a) Status on Refinancing of Water Bonds to lower rates – Lynn Esser advised that it is still in the works for a payoff document from USDA.
 - b) Status on Contract with WON Communication lease of tower space – Lynn Esser still in the possession of the City Attorney.
 - c) Update on new website – Lynn Esser moving along but needs to get scheduled for training.
 - d) Update on ARPA – Lynn Esser the Interim Final Rule has been finalized and the documents are available, but she hasn't had time to read them.
 - e) Revisit purchase of mini excavator – Joe Thompson & Lynn Esser. Esser Thompson provided a written report on the needs and the hardship from having to pay a vendor to do what should have been repairs made by the City. A financial proposal for the Boards review was also presented. Rodney Lee moves to purchase the proposed Excavator using Murphy Tracker as the vendor and the bid that was provided though SourceWell. Shannon Brakebill second. All in favor none opposed. Esser also made request of payoff the lease-to-own on the John Deere tractor, using specific funds from the sale of a city lot and the sale of the old case tractor. Rodney Lee moved to pay off the tractor lease using said funds. Shannon Brakebill second. All in favor none opposed.
 - f) Revisit status of PW-1 & repairs – Joe Thompson advised the Board of all the major repairs that have been done on PW-1 this past month. It is now in good enough shape to push snow and spread salt.
- 9) **New Business**
 - a) **BILL # 214 – AN ORDINANCE RELATING TO THE BANNING OF LEAD IN PUBLIC AND PRIVATE WATER PLUMBING.** Rodney Lee moved to have the first reading of Bill 214 by title only. Sandy Richardson second. All in favor none opposed. Mayor Harralson read aloud Bill 214 by title only. Rodney Lee moved to approve the first reading and have the second reading of Bill 214 by title only. Shannon Brakebill second. All in favor none opposed. Mayor Harralson read aloud Bill 214 by title only. Rodney Lee moved to approve the second reading and to pass Bill 214. Shannon Brakebill second. Roll Call Vote: Gary Dooley-yes, Sandy Richardson-yes, Shannon Brakebill-yes, and Rodney Lee-yes. Bill 214 passed and becomes Ordinance 350.
 - b) **BILL# 215 – AN ORDINANCE VACATING A PERCEIVED EASEMENT FOR SOUTH FULLERTON STREET,**

A STREET WHICH HAS NOT BE PUBLIC USED FOR TRAFFIC SINCE PRIOR TO 1987 IN PLEASANT HOPE MISSOURI 65725. Rodney Lee moved to have the first reading of Bill 215 by title only. Sandy Richardson second. All in favor none opposed. Mayor Harralson read aloud Bill 215 by title only. Rodney Lee moved to approve the first reading and have the second reading of Bill 215 by title only. Gary Dooley second. All in favor none opposed. Mayor Harralson read aloud Bill 215 by title only. Rodney Lee moved to approve the second reading and to pass Bill 215. Gary Dooley second. Roll Call Vote: Gary Dooley-yes, Sandy Richardson-yes, Shannon Brakebill-yes, and Rodney Lee-yes. Bill 215 passed and becomes Ordinance 351.

- c) **BILL# 216 – AN ORDINANCE ESTABLISHING THE BUILDING CODES AND ZONING PLACEMENT FOR PUBLIC USE SELF- STORAGE LEASED FACILITIES.** Rodney Lee moved to have the first reading of Bill 216 by title only and note to remove item#6 of Section 2. Sandy Richardson second. All in favor none opposed. Mayor Harralson read aloud Bill 216 by title only. Rodney Lee moved to approve the first reading and have the second reading of Bill 216 by title only and note to remove item#6 of Section 2. Gary Dooley second. All in favor none opposed. Mayor Harralson read aloud Bill 216 by title only. Rodney Lee moved to approve the second reading and to pass Bill 216. Sandy Richardson second. Roll Call Vote: Gary Dooley-yes, Sandy Richardson-yes, Shannon Brakebill-yes, and Rodney Lee-yes. Bill 216 passed and becomes Ordinance 352. Rodney Lee requested that the city building permit be revised to include Commercial Storage Facilities. Sandy Richardson second. All in favor none opposed.
- d) **MRWA Training Schedule for Joe Thompson -** Training has been set up for Water and Wastewater certification. Joe Thompson provided the Board of Alderman his training calendar dates which extend into April. He also advised that both training sessions are out of town. One is in Jeff City and the other is in Clinton. He does not plan any overnight stays. Rodney Lee moved to allow \$40 per day to cover is expenses/meals/fuel. Gary Dooley second. All in favor none opposed.
- e) Discussion of bids from three vendors to expand the Mission Communication located at Lift #1 to include Lift #2 & #3 for better awareness and control of repairs and issues – Joe Thompson presented the Board of Alderman two bids for vendor specific (Mission Communication System) expansion of communication between Lift#1 & #2 which will provide technical information that should allow the lift stations to be properly maintained and will help to predict and gauge equipment problem before they become real issues. The Bids where: \$5,228 from Lloyd Harold LLC and \$4,414.40 from Letts, Van Kirk and Associates. Rodney Lee moved to approve the bid from Letts, Van Kirk and Associates. Gary Dooley second. All in favor none opposed.
- f) Discussion on Sealing and Stripping the City Municipal Complex parking lot – Joe Thompson presented the Board of Alderman two bids for maintaining the City parking lot. He felt the project should be delayed and he would seek more bids at a later date.
- g) Discussion on Signage and Decals for the City Municipal Complex and the water tower – Joe Thompson & Tana McMurrey. Tana McMurrey presented the Board of Alderman with a set of graphic designs for the front door, the sign at the front of the building and a wrapping of the water tower from Jeremy Harrison owner of 417 SIGNS and wraps. The presentation also included a choice of colors. The Board of Alderman discussed the concepts and colors. Rodney Lee moved to pursue the door decals and the signage in front in the color chocolate. Shannon Brakebill second. All in favor none opposed.
- h) **Planning and Zoning Report** – Rodney Lee/Sandy Richardson – Rodney Lee advised the Board of Alderman that the training session information was passed along to Vanessa Meyers, Doyle Hill pulled his request to rezone for residential on the East side of Main St. The Planning and Zoning Commission has no outstanding requests.

10) Mayor and Alderman Communications

- a) Mayor – Appointment of City Emergency Management Director. The Board of Alderman discussed the need to appoint a specific EM Director rather than continue to have Rick Davis cover both Pleasant Hope and all of Polk County. Shannon Brakebill moved to appoint Lynn Esser as the Emergency Management Director to the City of Pleasant Hope. Gary Dooley Second. All in favor none opposed.

- 11) Monthly Report City Clerk** - Lynn Esser – Provided all the required monthly reports for financials.
- 12) Monthly Report Water Dept.** – Tana McMurrey provided all the required monthly reports for Water Utilities. She advised the Board of Alderman of an issue that needs their attention. **1)** The meter at the Reach has been buried and the former employees had only been averaging the usage. When Joe uncovered and turned in readings the customer’s usage exceeded the averages. Since this was a problem created by not properly reading the meter she is asking that the customer be credited \$200. Rodney Lee moved to credit the \$200. Shannon Brakebill second. Tana also brought another issue to the table in connection with **2)** former employee telling the customer (verbally) that their bill would be averaged. The Farm Store’s water line was broken when posts were set in front of the propane tank in the back lot. The break was on the customer’s side of the meter. Customer was told the city would take care of the overages by a former employee. Discussion was had and the consensus was that whoever put the poles in is responsible to the customer. Tana advised the Board of Alderman that she has been in detailed conversation with Bill Marshall and all the house numbers assigned on Richardson and Homer St are NOT in line with the 911 System and will need to be reassigned. **3)** Former employee was instructed on the proper way to number the houses and ignored the instructions. Rodney Lee moved to have Tana continue to work with Bill Marshall and to change the incorrect addresses as well as make the loop a three name street using Lynn St going north and south between Homer St and Richardson St. Shannon Brakebill second. All in favor none opposed.
- 13) Monthly Report Public Works** – Joe Thompson reported that the chlorine pump for Well #2 wasn’t switching over to #3, but work on the problem has been completed. Joe also reported on the number of new homes yet to be built by Josh Reed and Van Carter. Josh Reed has not been easy to work with and already sheet rocked a wall before calling for an inspection and is not putting in curbs and gutters as required. Joe will be putting notes on Certificates of Occupancy noting that inspections were not completed.
- 14) Monthly Report Police Dept.** – Chief Terin Cantrell – did not provide a prepared monthly report. He advised the Board of Alderman of the purchase the Taurus from the auction as was discussed last month. The other two auction bids did not pan out. Discussion was had on what was to be done with which vehicle that was being replaced. Rodney Lee moved to allow the 2009 Charger be parted out to recoup some of the costs. Shannon Brakebill second. All in favor none opposed.
- 15) Motion to go into closed session pursuant to RSMo 610.021 (1)(2)(3), litigation, real estate, hiring, firing, disciplining of employees.**
- 16) Adjourn-** Gary Dooley moved to adjourn. Shannon Brakebill second. All in favor none opposed. Mayor Harralson adjourned the meeting at 9:45pm.

Mayor Richard Harralson

City Clerk Lynn Esser