



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

Minutes for Regular City Council Meeting March 15, 2021 at 7pm

- 1) **Call to order** – Mayor Richard Harralson called the meeting to order at 7PM
- 2) **Roll Call to Order** – Aldermen Present: Sandy Richardson, Rodney Lee, Gary Dooley and Shannon Brakebill. Also present: Director of Public Services Rick Davis, Chief Terin Cantrell and City Clerk Lynn Esser.
- 3) **Moment of Silent Prayer**
- 4) **Approval of Agenda** – Gary Dooley moved to approve the Agenda. Shannon Brakebill second. All in favor none opposed.
- 5) **Approval of Minutes** – Regular Meeting February 15, 2021, Special Closed Session March 1 2021 – Alderman Rodney Lee took issue with the lack of Closed Session Minutes from February as well a some wording in the Regular Minutes of February 15. Sandy Richardson moved to table the Minutes until next regular meeting. Rodney Lee second. All in favor none opposed.
- 6) **Approval of Pending Bill** – Rodney Lee moved to approve and pay pending bills with the addition of Bolivar Plumbing invoice of \$425. Gary Dooley second. All in favor none opposed.
- 7) **Comments and Questions from the Public:**
 - a) Customers with Water Leaks, Breaks and High Usages:
 1. David Dilley – 301 W Lewis – Mr. Dilley addressed the Board of Alderman about a very large leak that happened during the extreme cold, but his tenant was not home for several days. The water was turned off and the problem will not be fixed as he will probably remove the house and empty the lot. Rodney Lee moved to approve Mr. Dilley for a credit based on the standard adjustment. Shannon Brakebill second. All in favor none opposed.
 2. James Wyatt – 5474 Bradley Ave – Issue with random high meter reading – not present
 3. Theresa Patterson – 1983 547th Rd – Ms. Patterson addressed the Board of Alderman about a broken pipe under the house due to the cold weather. The broken pipes have been repaired. Rodney Lee moved to approve Mr. Dilley for a credit based on the standard adjustment. Shannon Brakebill second. All in favor none opposed.
 4. Chris Veach – Laney’s – not present
 5. Bill Singh – Next Stop – not present
 6. Doug Marshall – 812 W Miller St – not present
 7. Donnie Edgeman – 644 W Miller St - not present
 8. Power Blast Carwash – 412 S Main St – Jennifer Grove, the manager of Power Blast Carwash, addressed the Board of Alderman about broken pipes due the extreme cold. The broken pipes have all been repaired. Rodney Lee moved to approve Mr. Dilley for a credit based on the standard adjustment. Shannon Brakebill second. All in favor none opposed.
 9. Jarrod Carney – 209 S Rush St – Issue with City not being able to turn off water. Mr. Carney addressed the Board of Alderman about his \$819 plumbing bill for broken pipes due to the freezing of the pipes. Mr. Carney requested the meter be turned off so he could drain the water before the pipes froze. Rick Davis could not get the meter to shut off because it was frozen and could not be thawed out enough to turn off the water. Mr. Carney incurred a number of broken pipes and had to hire a plumber for repairs and felt that the city should incur the cost. Alderman Sandy Richardson moved to reimburse Mr. Carney for his plumbing costs. Shannon Brakebill second. All in favor none opposed. Rick Davis advised the Council that he would be replacing that meter.
 10. Tina Burk – 101 Fullerton – not present
 11. Joyce Miller – 204 W Lewis St – not present
 12. Max Miller -418 W Miller St – not present
 13. Dennis Richardson – 109 S Main – not present
 14. Cody VanLoozen – 508 W Miller St – not present
 15. Stephanie Gargus – 101 Tillery – not present
 16. Donna Buchanan – 5461 Highway H – not present
 17. AllysonWhite – 2013 532nd Rd – not present
- 8) **Old Business:**
 - a) nothing brought forward
- 9) **New Business**
 - a) Missouri Prime Beef – Dallen Davies and Wes Davies – The Davies brothers were unable to attend but did provided Chief Terin Cantrell with the approved and signed Donation Agreement which donates \$100,000 for

the sole purpose of providing law enforcement services in the City of Pleasant Hope. Rodney Lee moved to allow Mayor Harralson to sign the Donation Agreement. Sandy Richardson second. All in favor none opposed.

- b) Jake Miller – Planning & Zoning for possible new church. The Shepard’s Way Church and Community Center proposal was presented with an ariel view, a basic draft of the layout of the inside of the building (two floors 50’ x 175’). The church will be a gathering location for bible study, conferences and community gathering location. The building and grounds will provide an outdoor patio (BBQ Area) and coffee bar. Other amenities may include a full court gym for basketball, volleyball, etc, Ju Jitsu, Refit Dance, warrior gym plus indoor/outdoor Airsoft and Nerf wars and Sand Volleyball. Mr. Miller discussed the timeframes for financing and building. Discussion was about if there would be need for rezoning since the area was contained in an R-1 Zone. Mr. Miller was advised that a public hearing would need to be scheduled with notice of said meeting being 30-days in advance. He asked the Board of Alderman for approval to pursue these possibilities for the property at behind the Middle School bordered by Pirate Lane to the West and the backyards of residence on W Cowden. Shannon Brakebill moved to give permission to proceed with the plans. Gary Dooley second. All in favor none opposed.
- c) New Business licenses to be approved: Jennifer Grove, property manager of 412 S Main St spoke to the Board of Alderman about all three of the new businesses that would like to operate at said location. All paperwork was presented to the City Clerk and business licenses application fees were paid.
1. Prancing Pony Espresso – food truck
 2. Power Blast Car Wash – carwash
 3. SHO-ME Detail & Service – detail services that could grow into an auto service as well.
- Rodney Lee moved to approve all three business licenses. Shannon Brakebill second. All in favor none opposed

10) Mayor and Alderman Communications

Rodney Lee asked if all the DNR violations and reports where up to date. Mayor responded that they were. Rodney Lee requested that in the future all DNR notifications should be brought before the Board.

11) Monthly Report City Clerk - Lynn Esser provide all the monthly reports for Financials and Utilities as required.

12) Monthly Report Director of Public Service –

- Rick Davis advised the Board of Alderman that the sewer lines had been infiltrated with storm water and that some of the manholes were “bubbling up” during the last round of rain including the one at Joe Vinyard’. Rick advised the Board of Alderman that there is a need to put risers on some the manholes to help belay the problem and he was checking on numbers needed and prices.
- Rick Davis advised the Board of Alderman that he and Lynn Esser had met with Kevin from Bolivar Insulation for bids to increase the insulation in the 304 E Miller St building and area 40’ x 120’, which does not include the shop area. Bolivar Insulation bid for R-19 blown insulation was \$2640 which is probably the weight limit for interior drop ceiling and \$8550 for 4-inches of spray foam on roof and gable walls. Rodney Lee moved to accept the bid for foam. Gary Dooley second. All in favor none opposed.
- Rick Davis advised the Board of Alderman that the swings at the park need to be replaced. He provided a printout of costs. Shannon Brakebill approved the purchase of 2-regular swings, 1-baby swing and 1- toddler swing for \$218. Rodney Lee second all in favor none opposed
- Rodney Lee mentioned that there was a lot of tree debris on the walking trail. Rick advised the Board that the problem stems from the very large tree over by the bathrooms which is dying and needs to be removed before it falls. Rodney Lee asked that Rick get bids for the removal of the tree and the resurfacing of the walking trail.
- Rick Davis advised the Board of Alderman that Highway H was going to get a resurface in April/May and that the downtown sidewalk project would start late spring early summer.
- Missouri Prime Beef is up and running.

13) Monthly Report Water/WasteWater Operator - Troy Copeland not present

14) Monthly Report Police Department - Chief Terin Cantrell

- Chief Cantrell requested permission to perform the regular vehicle maintenance on the police vehicles. However, that would incur the purchase of a jack, jack stands, oil pan, and oil, plugs, brake pads and spark-plugs as needed. Shannon Brakebill moved to all the PHPD to do the regular maintenance on the police vehicles and to purchase tools and supplies as needed. Rodney Lee second. All in favor none opposed.
- Chief requested permission to purchase fire extinguisher for each police car at an approximate cost of \$50 each. Gary Dooley moved to approve the purchase. Shannon Brakebill second. All in favor none opposed.
- Chief advised the Board of Alderman that it was time to purchase more ticket books and Warning Citation Books. Rodney Lee moved to purchase both ticket and warning books at a volume that gives them a price break. Shannon Brakebill second. All in favor none opposed.

15) Motion to go into closed session pursuant to RSMo 610.021(1)(2)(3), litigation and real estate, hiring, firing, disciplining or promoting city employee. Not used.

16) Adjourn – Gary Dooley moved to adjourn. Shannon Brakebill second. All in favor none opposed. Mayor adjourned the meeting at 8:23pm.