

OFFICIAL COUNCIL PROCEEDINGS

**Tuesday, December 15, 2015
Council Chambers
7:00 p.m.**

ROLL CALL

Present: Mayor Hark, Council Members Van Hoose, Hark, Locke,
Mayor Pro Tem Knickerbocker, Council Members Dobson,
and Lionberger - 7

Absent: -0-

CALL TO ORDER

There being a quorum present, Mayor Hark called the meeting to order.

INVOCATION

The invocation was given, at this time, by Council Member Van Hoose.

PLEDGE OF ALLEGIANCE

Council Member Lionberger led the Pledge of Allegiance to the Flag.

APPROVAL OF MINUTES Regularly Scheduled Council Meeting – December 1, 2015

Motion was made by Mayor Pro Tem Knickerbocker to approve the Council minutes of the last regular Council meeting that was held on December 1, 2015. Motion was seconded by Council Member Hark.

Motion carried.

APPROVAL OF PAYROLL AND CLAIMS
First Half – December, 2015

Motion was made by Council Member Locke to approve the payroll and claims for the first half of December, 2015. Motion was seconded by Council Member Van Hoose.

Motion carried.

BILL MADORE/SEAN HAMPTON – FIRE CHIEF
Re: Introduction Fire Fighter – Michael Forrest

Fire Chief Bill Madore came before Council to introduce the department's newest firefighter, Michael Forrest. Forrest is a Hannibal graduate and has been working towards being a fire fighter for quite some time. Council welcomed him, adding that the Fire Department was a great place to work.

CHERRIE ALLEN – HOLY FAMILY SCHOOL
Re: Request, Street Closures – 5k Fun Glow Run
Friday, May 13, 2016 – 6:00 p.m. – 8:30 p.m.

John Hark, on behalf of Holy Family Church, came before Council to request street closure for a 5K Fun Run on Friday, May 13, 2016 from 6:00 p.m. – 8:30 p.m. The Fun Run would start in the parking lot behind Holy Family Church and run down to Maple to Warren Barrett East, then to South Main area up Wardlaw, back to South Maple, and then back to the start. Motion was made by Mayor Pro Tem Knickerbocker to approve the request. Motion was seconded by Council Member Dobson.

Motion carried.

ANITA FAILOR – WADE STABLES, P.C.
Re: Presentation, 2014/15 Fiscal Year Audit

Motion was made by Council Member Locke to table this item, since the audit had not yet been received from Wade Stables. Motion was seconded by Council Member Hark.

Motion carried.

CRYSTAL STEPHENS – RESIDENT, 2713 CHESTNUT
Re: Council Invitation, Illinois Veteran's Home
Chloramine Damage

Crystal Stephens then addressed Council representing Concerned Citizens for Safe Drinking Water. Crystal would like to invite them, as well as BPW members, to speak with William Bainter, a water expert from Barry, IL. He has been involved with water treatment for 40 years and manages 18 water supplies. William feels he can share his experience with the City of Hannibal and also learn from the issues they are currently facing.

Council Member Dobson indicated several ladies were present who had attended the event at the American Legion. Some of the ladies were not aware of the tour and therefore did not attend.

ROY G. HARK – MAYOR
Re: Approval of Appointment

Mayor Hark reminded Council of a candidate presented at the last meeting for the following Board:

POLICEMEN AND FIREFIGHTER’S RETIREMENT BOARD OF TRUSTEES

➤ **Pat Benson – reappointment for a term to expire December, 2018**

He asked Council for their approval of this recommendation. Motion was made by Council Member Dobson to approve the Mayor’s recommendation of Pat Benson to the Policemen and Firefighter’s Retirement Board of Trustees, for an appointment to a term expiring December, 2018. Motion was seconded by Council Member Locke.

Motion carried.

Re: Recognition of Service – Fire Chief Bill Madore

Mayor Hark presented Fire Chief Bill Madore with a plaque recognizing 20 years of service. He also commended him on his job well done and stated that he was leaving the Fire Department with a strong foundation and in good hands.

Fire Chief Bill Madore then addressed Council and thanked everyone stating it has been a privilege to work for the city. Chief Madore said there are good people doing good things in City Hall and to keep up the good work.

JEFF LAGARCE – CITY MANAGER

Re: 929 Warren Barrett Drive Environmental Consulting Services – Contract Amendment

Terracon Consultants, Inc.
(Resolution No. 2023-15, to follow)

Jeff LaGarce, City Manager, then addressed Council regarding a resolution amending a Terracon agreement relating to the Brownsfields project. On June 6, 2012, the Terracon agreement was amended by \$6,300 when previously-measured groundwater contaminants at 929 Warren Barrett Drive “spiked” beyond target default levels, and additional groundwater testing was necessary per DNR. Recently, LaGarce received a letter from DNR who advised they would be clearing this property; however, they are requiring 3 additional quarters of testing before this is completed.

This contract would still be in place, and conclude around August. Following the testing, Terracon will oversee and certify the removal and disposal of certain soils within a 600 square foot area on-site. Work will be done by the city. The city's CDBG grant still has \$76,000 remaining; this is a \$39,200 contract agreement. It is "hoped" this is the final project expense. Staff recommended approval of Resolution No. 2023-15, to follow.

ANDY DORIAN – DIRECTOR, PARKS & RECREATION

Re: Sodalis Nature Preserve - Property Acquisition

The Conservation Fund

Iowa Natural Heritage Foundation

U.S. Fish & Wildlife Service

(Resolution No. 2024-15, to follow)

Andy Dorian, Director of Parks & Recreation, advised that over the last year the parks Department has been working very hard on a "secret" project, the acquisition of approximately 185 acres adjacent to Bear Creek. This property houses approximately 1/3 of the world's population of Indiana bats. The Conservation Fund approached Dorian and LaGarce because they were concerned with the openings of the mines. All of these openings, totaling over thirty, have been gated. The Fund has placed an endowment to assist in upkeep and maintenance of these gates. This will be a great location for scientist throughout the country. Another reason for excitement is the extension of Bear Creek Trail, and the inclusion of parking lots and paved trails. There is no cost to the city for the acquisition of this property.

Mayor Hark then indicated the gates are to protect the bats, however, they still allow for viewing of the bats. Chief Madore and Chief Davis has also been involved in the process for rescue efforts; should the need arise. This is the second largest park in the City of Hannibal, Riverview being the largest, overlooking the entire City.

Council Member Dobson then addressed the concerns of 4 wheelers being in the area, Dorian indicated they are attempting to seal off the known access areas and they hope the public attendance will cut down on this, as well. There is no plan for lighting at this time, keeping the rustic feel of the trail.

Re: Property Acquisition, 601-03 South Main – Contract for the Sale of Real Estate

Verian L. Cotton

(Resolution No. 2025-15, to follow)

Dorian then recommended the purchase of 601-603 South Main from Verian Cotton for the price of \$2,000 plus all closing costs. This property is located within the new South Main Recreation Area that is currently being developed and will complement the adjacent park property. The Parks Department recommends that City Council authorize the Mayor to execute a Real Estate Contract between the City of Hannibal, Parks and Recreation Department, and Verian Cotton for the purchase of property known as 601-603 South Main for a price of \$2,000 plus unknown closing costs.

BRIAN CHAPLIN – DPW SUPERINTENDENT

Re: Request, Set Public Hearing – Tuesday, January 5, 2016 – 6:30 p.m.

Rezoning District A-One & Two Family to District D-Highway

John B. Shepherd's Subdivision

CDI Development Services, LLC

Brian Chaplin, DPW Superintendent, requested a Public Hearing be set for Tuesday, January 5, 2016 at 6:30 p.m, for the purpose of rezoning a portion of John B Shepherd's Subdivision. Council Member Van Hoose made a motion for approval. Motion was seconded by Council Member Hark.

Motion carried.

Re: Traffic Committee Recommendations

Chaplin then informed Council that the Traffic Committee met on Thursday, December 3, 2015 in Council Chambers and made a recommendation for the following items to go to Council. The alleyway from Broadway to North Street to run one way heading north and the alleyway from Broadway to center to run one way heading south. This request was made by Joe Noonan the owner of Ole Planters Restaurant. If approved, he and Brian will personally hand deliver letters to all of the downtown business owners to let them know of the change. With no motion, the request is approved.

DOUG WARREN – DIRECTOR OF FINANCE

Re: Payment Request, 2010 Build America Bond & 2013 Series "A" Bond Interest

Doug Warren, Director of Finance, informed Council that the interest portion of the City's 2010 Build America and 2013 Series "A" Bonds is due. The interest totals \$70,000; however, this is money that is already set aside within the City's budget. He requested that City Council approve this payment before the due date. Council Member Dobson made a motion for approval of payment. Council Member Hark seconded the motion.

Motion carried.

RESOLUTION NO. 2023-15

A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A CONTRACT AMENDMENT WITH TERRACON CONSULTANTS, INC. IN THE AMOUNT OF \$39,200 FOR ENVIRONMENTAL CONSULTING SERVICES RELATIVE TO THE MISSOURI DEPARTMENT OF NATURAL RESOURCES' BROWNFIELDS/ VOLUNTARY CLEANUP PROGRAM AND LEAKING UNDERGROUND STORAGE TANK PROGRAMS PURSUANT TO 929 WARREN BARRETT DRIVE

Motion was made by Council Member Locke to have the City Clerk read Resolution No. 2023-15 and call the roll for adoption. Motion was seconded by Council Member Van Hoose.

Motion carried.

Roll Call

Yes: Mayor Hark, Council Members Van Hoose, Hark, Locke, Mayor Pro Tem Knickerbocker, Council Members Dobson, and Lionberger - 7

No: -0-

Absent: -0-

Mayor Hark declared Resolution No. 2023-15 duly approved and adopted on this date.

RESOLUTION NO. 2024-15

A RESOLUTION AUTHORIZING THE MAYOR TO SIGN A "BINDING LETTER OF AGREEMENT" WITH THE CONSERVATION FUND, AN "ASSIGNMENT OF RIGHTS AND OBLIGATIONS UNDER CONTRACT FOR SALE OF REAL ESTATE" WITH THE CONSERVATION FUND, A "DEED OF CONSRVATION EASEMENT" WITH THE IOWA NATURAL HERITAGE FOUNDATION AND A "MEMORANDUM OF AGREEMENT" WITH THE UNITED STATES FISH AND WILDLIFE SERVICE FOR THE ACQUISITION OF APPROXIMATELY 185 ACRES OF LAND WHICH WILL BE KNOWN AS THE SODALIS NATURE PRESERVE

Motion was made by Council Member Dobson to have the City Clerk read Resolution No. 2024-15 and call the roll for adoption. Motion was seconded by Mayor Pro Tem Knickerbocker.

Motion carried.

Roll Call

Yes: Mayor Hark, Council Members Van Hoose, Hark, Locke, Mayor Pro Tem Knickerbocker, Council Members Dobson, and Lionberger - 7

No: -0-

Absent: -0-

Mayor Hark declared Resolution No. 2024-15 duly approved and adopted on this date.

RESOLUTION NO. 2025-15

A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A CONTRACT FOR THE SALE OF REAL ESTATE BETWEEN THE CITY OF HANNIBAL,

PARKS AND RECREATION DEPARTMENT AND VERIAN L. COTTON FOR THE PURCHASE OF PROPERTY KNOWN AS 601-603 SOUTH MAIN STREET, IN THE AMOUNT OF \$2,000 PLUS UNKNOWN CLOSING COSTS

Motion was made by Council Member Locke to have the City Clerk read Resolution No. 2025-15 and call the roll for adoption. Motion was seconded by Council Member Hark.

Motion carried.

Roll Call

Yes: Mayor Hark, Council Members Van Hoose, Hark, Locke, Mayor Pro Tem Knickerbocker, Council Members Dobson, and Lionberger - 7

No: -0-

Absent: -0-

Mayor Hark declared Resolution No. 2025-15 duly approved and adopted on this date.

CLOSED SESSION

In Accordance with RSMo. 610-021 (2)

At this time, Mayor Hark entertained a motion to go into closed session in accordance with RSMo 610-021, sub-paragraph, two (2), admitting himself, rest of Council, City Manager LaGarce, City Attorney James Lemon, City Clerk Angelica Vance, Parks Director Andy Dorian and Deputy City Clerk Tiffany Rubemeyer. Motion was made by Council Member Dobson to go into Closed Session, as directed by Mayor Hark. Motion was seconded by Mayor Pro Tem Knickerbocker

Roll Call

Yes: Mayor Hark, Council Members Van Hoose, Hark, Locke, Mayor Pro Tem Knickerbocker, Council Members Dobson, and Lionberger - 7

No: -0-

Absent: -0-

Motion carried.

OPEN SESSION

Motion was made by Mayor Pro Tem Knickerbocker to return to open session at this time. Motion was seconded by Council Member Dobson.

Motion carried.

ADJOURNMENT

Motion was made by Mayor Pro Tem Knickerbocker to adjourn the meeting. Motion was seconded by Council Member Dobson.

Motion carried.