

CITY OF HANNIBAL
OFFICIAL COUNCIL PROCEEDINGS

Tuesday, December 18, 2018
Council Chambers
7:00 p.m.

ROLL CALL

Present: Council Members Veach, Godert, Mayor Pro Tem Dobson, Council Member Cogdal, Mayor Hark and Council Member Van Hoose – 6

Absent: Council Member Welch – 1

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

Mayor Hark then requested Sergeant Matt Wealer to lead the Pledge of Allegiance to the Flag.

A motion was then made by Council Member Veach to excuse Council Member Welch from tonight's meeting, due to a family emergency. The motion was seconded by Council Member Van Hoose.

Motion carried.

APPROVAL OF AGENDA

Mayor Hark stated that he had an addition to the agenda, the swearing of two new Police officers. A motion was made by Council Member Veach to add this item to the agenda. The motion was seconded by Council Member Van Hoose.

Motion carried.

A motion was then made by Mayor Pro Tem Dobson to approve the agenda, as amended as presented by Mayor Hark tonight. The motion was seconded by Council Member Godert.

Motion carried.

APPROVAL OF MINUTES
Regularly Scheduled Council Meeting – December 4, 2018

A motion was made by Council Member Veach to approve the minutes from the last regularly scheduled Council meeting held December 4, 2018. The motion was seconded by Council Member Van Hoose.

Motion carried.

APPROVAL OF PAYROLL AND CLAIMS
First Half – December, 2018

A motion was made by Council Member Godert to approve the payroll and claims for the first half of December, 2018. The motion was seconded by Council Member Veach.

Motion carried.

JAMES R. HARK – MAYOR
Oath of Office – Hannibal Police Officers

Mayor Hark requested the two new Police officers; Jordan Freiling and Ethan Clark to come forward. Mayor Hark congratulated each one on their choosing of such an honorable profession, and completing their training and education. The oath of office was then administered by Mayor Hark.

Re: Mayoral Commendation

Mayor Hark's next item tonight was to recognize a very special young man in the audience, Robert Wealer, for his selflessness for such a great cause. This is his fourth year for his can food drive and he is only eleven years old. Robert has collected over 21,000 food items and \$3,300.00 in cash donations over this time period. His goal for this year is to collect 7,000 items in which he needs about 2,000 more before New Year's Eve. Mayor Hark stated tonight the City of Hannibal, elected officials and employees would like to help Robert meet his goal. The City will be donating around 600 items to his cause.

Mayor Hark then requested Robert to come forward and the Mayor again congratulated him on his selflessness and thanked him for being such in inspiration to others. He was then presented with a Mayoral commendation in appreciation for serving the community and collecting thousands of food items and monetary donations for those less fortunate. Mayor Hark stated his compassion and kindness are much appreciated and thanked him for his efforts and good will for making the holiday season better and brighter for others.

Re: Hannibal Convention & Visitor's Bureau, Staff Recognition
National Travel & Tourism Marketing Award

Mayor Hark then requested Gail Bryant, HCVB Director, to approach Council, in which she explained that not long ago the Hannibal Convention and Visitor's Bureau (HCVB) was awarded a national marketing award. The National Travel and Tourism Research Association results were received, for the 2017-2018 fiscal year. The results reported a 10.4% increase in tourism spending, 22.4% increase from international travelers, and nearly a 50% increase of visits to the HCVB website since 2016. Hannibal was selected out of nearly 850 organizations in 25 countries. Bryant had the honor of going to Nevada to accept the award on behalf of the HCVB staff. She requested the Mayor and Council recognize her staff/team for all their hard work. She is very proud of each and every one of them. She then recognized her Board members that were present, with Mayor Hark presenting a certificate, Mary Glenn Bowman and Gayle Viorel along with the members not present; Cathie Whelan, Beth Knight, Michael O'Cheltree, Roy Hark and Scott Ehrhardt. Bryant then recognized all her staff; Megan Rapp, Laken McDonald, Karen Martino, Trish Gelbe and Steve Russell, who were all presented with an award by Mayor Hark. Phyllis McHargue, who was not present, was also recognized.

Mayor Hark stated he has always taken the approach as "we/team, no I's or me's", which includes the community to create harmony. He again thanked all involved for Hannibal receiving the award.

BRAD WALDEN – WALDEN PROPERTIES, LLC
Re: Request, Purchase City Owned Property
Adjacent 210 North Street

Brad Walden, with Walden Properties, LLC, addressed Council relating to the request of purchasing City-owned property adjacent to 210 North Street, which he currently owns.

City Manager LaGarce advised there were no staff objections to the sale. He explained this property is more of a drive-way adjacent to the property, not really a compliant lot. City Attorney James Lemon stated his only concern was that a utility easement stay in place, Mr. Walden agreed and advised Norm Ellebracht is handling the paperwork and filing for Mr. Walden.

A motion was made by Council Member Van Hoose to approve the sale of the property, adjacent to 210 North Street, to Mr. Walden. Mayor Pro Tem Dobson questioned if this was the normal/customary price of \$500 plus recording fees, in which Council Member Van Hoose stated that was his understanding when he made the motion, as it stated so in the memo from Edie Price. The motion was seconded by Council Member Godert.

Motion carried.

ANITA FAILOR – WADE STABLES
Re: 2017/18 Audit Presentation

Carrie Peters, on behalf of Anita Failor, with Wade Stables approached Council in regards to the 2017/2018 audit that was recently completed. She stated that she had distributed a copy prior to

the Council meeting. She explained that the audit report dates are from July 1, 2017 through June 30, 2018, providing an overview as follows:

- The first page is the independent auditor's report, which shows an unmodified opinion, and it's their opinion the financial statement are materially correct, which is what the City wants to receive.
- Page three starts the management's discussion and analysis (MDA). This is an overview of the financial statements and comparisons from the prior year. Ms. Peters offered things to consider this year; the adoption of GASB 78, which puts other post-employment benefits on the financial statements; similar to the pension liabilities. The liability on June 30, 2018 was \$4.9 million for the City and Board of Public Works. Along with the new GASB 78, a prior year adjustment was made, which was \$3.6 million, which was made to help record that liability as of June 30, 2017.
- Page 17 starts the Government-wide financials. These are based on the accrual method of accounting. This includes long-term assets and liabilities, such as capital assets and long-term debt. Ms. Peters stated the total assets were \$156.4 million, with the BPW having \$96.9 million and rest belonging to the City with total assets increasing \$2.7 million from 2017. This increase was primarily on the BPW side of capital assets, due to all the new projects that they are being constructed. The total liabilities overall, including long-term debt, increased by \$2.6 million, with the City being \$2.5 million of that, which is largely the result of adopting the GASB 78.
- Page 18, the net change and net position overall was an increase of \$3.4 million with a decrease from the City of \$863,000 and an increase of \$4.2 million from the BPW. An overall revenue decrease of \$1.8 million, with a \$2.4 million decrease from the BPW and a slight increase of \$585,000 from the City. Overall City's expenses also decreased by \$2.4 million, with \$3.1 million decrease from the BPW and \$700,000 increase from governmental with \$834,000 in general government expenses.
- Pages 19 – 22, shows the governmental funds, which is on the modified accrual basis. The Capital assets and long-term liabilities were removed from the governmental funds so there was a decrease of the fund balance of \$3.5 million. This was mainly due to capital outlay of the streets of \$4 million, which stemmed from the bond, received in the prior year.
- Pages 64 – 65, shows a budgetary cash basis with the general fund revenue being over budget by \$79,000; however, \$255,000 under budget in fines and forfeitures and over in various places including \$110,000 in licenses and permits. Expenses were under-budget by \$571,000 in various categories. Transfer-“ins” were not budgeted, but accounted for \$211,000 leaving a balance of \$221,000; with the fund balance increasing \$678,000 vs the final budget decrease of \$182,000.
- Page 92 is the compliance section, which is a single audit for governmental federal funding through grants in which no material weaknesses found were found.

Mayor Hark questioned the mention of compliance throughout her presentation, which is the result the City wants to hear.

JEFF LAGARCE – CITY MANAGER

Re: Approval, Declaration of Emergency Operations Center Surplus Property

City Manager LaGarce indicated he has two items for discussion tonight, the first is in regards to declaring items as surplus. LaGarce stated that Emergency Management Director, John Hark, has requested 43 items that are no longer needed at the Emergency Operations Center be deemed surplus. Most of the items, if approved, would be disposed of by Mr. Hark, most of the items are just outdated. If any items can be saved for the next City auction, he will do so. Some of the items will incur a disposal cost, such as the computer towers.

A motion was made by Council Member Veach to declare the listed items as surplus and dispose of them properly. The motion was seconded by Council Member Godert.

Motion carried.

Re: Country Club Water Tower Site – Ground Owner Consent to Sublease

SBA to Dish Network

(Resolution No. 2185-18, to follow)

LaGarce's next item is in regards to the Country Club water tower site. He explained in 2006, Alamosa Missouri Properties (Sprint) entered into a 30-year lease of city-owned property known as the Country Club/Pleasant Street Water Tower site. The site is addressed at 819 Country Club Drive.

The lease called for an initial fee from Alamosa of \$15,000, and \$10 annual rental each year thereafter. According to the lease, any assignment of lease rights by Alamosa requires "consent of the owner who will not unreasonably withhold such consent".

In 2009, Alamosa sold this lease to TowerCo; to-which the City Council consented. In 2010, TowerCo entered into a license agreement with a company called *Clearwire*, allowing the latter to place communications equipment on the property. The City Council consented to this as well. TowerCo now seeks to sublicense this property to Dish Network, also requiring City consent. All lease conditions remain unchanged. This action is not anticipated to cause any difficulties to the City or surrounding neighborhoods.

LaGarce stated Resolution No. 2185-18 is to follow for approval.

GAIL BRYANT – DIRECTOR, HANNIBAL CONVENTION & VISITOR'S BUREAU

Re: Update, 2019 City of Hannibal Bicentennial Celebration

The next item of business, HCVB Director, Gail Bryant addressed Council providing an update on the 2019 Bicentennial celebration. She indicated 2019 is fast approaching, and the City will be celebrating their bicentennial year, with many events to be held throughout the year.

Bryant wanted to take this time to thank the Bicentennial Committee for all their help and support. She then overviewed a brief list of events that will be occurring throughout the year.

- Mayor's reunion
- Special performances through the Bluff City Theater
- Insane Sister's in a world premiere of Madam

- March, a new book by Steve Chow
- Brand new vendor affair associated with Steampunk Festival
- Opening of a time capsule after 50 years and closing another one in October
- New event this year, Comic Convention.
- Civil War re-enactment along Bear Creek.
- Brand new Broadway show called Sawyer at Hannibal LaGrange University
- Building of a log cabin on Cardiff hill
- Around Memorial Day, the City will hold a “Hometown Hero’s” where the City will recognize Hannibal Veterans and banners will be on display down Broadway
- Exhibit at Jim’s Journey showcasing the rise and fall of Missouri’s Black Business districts.
- Cliff Edwards film festival
- In July, Rhonda Benson will perform in concert
- Tom and Becky reunion
- Victor Wainright and the Train, who has been nominated for a Grammy, will be performing in August
- Old-Time baseball game
- Relay of voices, Great River Run
- Weekend of Mark Twain

Bryant stated that all current events/festivals in 2019 will have a bicentennial enhancement. November 9th there will be the grand finale, “The Hanger Ball” which will be held at the airport.

She is encouraging everyone to visit www.hannibal2019.com to view all the events. There are always things being added. In late January, announcements on entertainment line ups will be disclosed.

RESOLUTION NO. 2185-18

A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A GROUND OWNER CONSENT TO SUBLEASE ALLOWING TOWERCO TO SUBLICENSE LEASED, CITY-OWNED PROPERTY AT 819 COUNTRY CLUB DRIVE TO DISH NETWORK

A motion was made by Council Member Veach, to have the City Clerk read Resolution No. 2185-18 and call the roll for adoption. The motion was seconded by Council Member Godert.

ROLL CALL

Yes: Council Members Veach, Godert, Mayor Pro Tem Dobson, Council Member Cogdal, Mayor Hark and Council Member Van Hoose - 6

No: - 0 –

Absent: Council Member Welch - 1

Motion carried.

Mayor Hark declared Resolution No. 2185-18 duly approved and adopted on this date.

BILL NO. 18-024

AN ORDINANCE OF THE CITY OF HANNIBAL VACATING A PORTION OF AN ALLEY LYING IN ALL OF LOTS THREE (3), FOUR (4), FIVE (5), SIX (6), SEVEN (7) AND EIGHT (8) IN BLOCK FORTY-FIVE (45), OF THE ORIGINAL TOWN, NOW CITY OF HANNIBAL, MARION COUNTY, MISSOURI AND RESERVING A PERMANENT EASEMENT FOR UTILITY ACCESS

Second & Final Reading

A motion was made by Council Member Veach, to have the City Clerk read Bill No. 18-024 and call the roll for adoption. The motion was seconded by Mayor Pro Tem Dobson.

ROLL CALL

Yes: Council Members Veach, Godert, Mayor Pro Tem Dobson, Council Member Cogdal, Mayor Hark and Council Member Van Hoose - 6

No: - 0 -

Absent: Council Member Welch - 1

Motion carried.

Mayor Hark declared Bill No. 18-024 duly approved and adopted on this date.

CLOSED SESSION

In Accordance with RSMo. 610.021 (3) & (12)

- *Personnel*
- *Contract Negotiations*

At this time, Mayor Hark entertained a motion to go into closed session in accordance with RSMo 610-021, sub-paragraph (3), personnel and sub paragraph (12), contract negotiations admitting himself, City Manager Jeff LaGarce, City Council Members, City Attorney James Lemon and City Clerk Angelica Zerbonia. A motion was made by Council Member Veach to enter into closed session. The motion was seconded by Council Member Van Hoose.

ROLL CALL

Yes: Council Members Veach, Godert, Mayor Pro Tem Dobson, Council Member Cogdal, Mayor Hark and Council Member Van Hoose - 6

No: - 0 -

Absent: Council Member Welch - 1

Motion carried.

OPEN SESSION

A motion was made by Council Member Godert to return to open session. The motion was seconded by Mayor Pro Tem Dobson.

Motion carried.

ADJOURNMENT

A motion was then made by Council Member Godert to adjourn the meeting. The motion was seconded by Mayor Pro Tem Dobson.

Motion carried.

James R. Hark, Mayor

Angelica N. Zerbonia, MRCC - City Clerk