

Meetings are open to the public, however, if you would like to view the meeting, you may do so using the following instructions:

City Council meetings will be videotaped to be shown live on the City of Hannibal YouTube page.

Although the meeting will be shown live, residents will also be able to watch the meeting on the YouTube page after the meeting.

The instructions to watch the meetings online follow:

- 1. Type in www.youtube.com in the web browser*
- 2. Type in City of Hannibal in the "Search" bar and hit Enter and hit the magnifying glass on the right side of the search bar*
- 3. Click on "City of Hannibal" or the city of Hannibal crest*
- 4. During the City Council meeting, there will be a red Thumbnail with the word "Live" on it.*
- 5. Click on the Thumbnail to watch the meeting*
- 6. The meeting may be viewed on the website in its entirety after the meeting*

CITY OF HANNIBAL

OFFICIAL PUBLIC HEARING

**Tuesday, August 19, 2025
6:45 p.m.
Council Chambers**

CALL TO ORDER

MIKE MCHARGUE – BUILDING INSPECTOR

Re: – Rezoning of 210 & 214 N. 5th Street

PUBLIC COMMENTS

ADJOURNMENT

City of Hannibal
OFFICIAL COUNCIL AGENDA

**Tuesday, August 19, 2025
Council Chambers
7:00 p.m.**

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ROLL CALL

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

**APPROVAL OF MINUTES
Regularly Scheduled Council Meeting – August 5, 2025**

**APPROVAL OF PAYROLL AND CLAIMS
First Half – August 2025**

**PUBLIC COMMENTS
5 Minutes/ Sign Up Required**

MICHAEL FULLER – HANNIBAL HIGH SCHOOL
Re: Street Closures – 76TH Annual Band Day Parade
Saturday, September 20, 2024, from 3:00 p.m. until 5:00 p.m.

TAMMY RILEY– BIG RIVER STEAMPUNK FESTIVAL
Re: Street Closures & Alcohol
Friday, August 29th through September 1st, 2025,
8:00 a.m. on August 29th until 5:00 p.m. on September 1st
Previously requested August 30th through September 1st
Additional request of street closure – alcohol for Friday, August 29th, 2025

DARRELL MCCOY – MAYOR
Re: Approval of Re-Appointment

Hannibal Convention & Visitor Bureau

Scott Ehrhardt – appointment for a term to expire September 2030

Re: Proclamation Declaring the City of Hannibal as a Purple Heart City

ANDY DORIAN – INTERIM CITY MANAGER
Re: Marion County Trustee Property Purchase

Re: Bucket Truck Purchase

Re: Sale of 1006 Valley Street
Thomas H. Muhlbach - \$600.00
(Resolution No. 2564-25 to follow, for approval)

Re: Access Agreement Brownfields Assessment
109 Virginia – Old St. Elizabeths Hospital
600 Broadway – Federal Building
(Resolution No. 2565-25 to follow, for approval)

MIKE MCHARGUE – BUILDING INSPECTOR

Re: Rezoning of 210 & 214 N. 5th Street

(Bill No. 25-066 to follow, for first reading)

JANICE MAGRUDER – CITY COLLECTOR

Re: Request to set Public Hearing 2025 Ad Valorem Property Tax Levy

Wednesday, August 27, 2025, at 5:15 p.m.

ERIC GRAHAM – DIRECTOR OF IT

Re: Approval and Submission of Public Declaration Letter to FAA

(Resolution No. 2566-25 to follow, for approval)

BILL NO. 25-060

**AN ORDINANCE RATIFYING AND REAFFIRMING THE CITY OF
HANNIBAL'S, PROCEDURE TO DISCLOSE POTENTIAL
CONFLICTS OF INTEREST AND SUBSTANTIAL INTERESTS FOR
CERTAIN MUNICIPAL OFFICIALS AND EMPLOYEES AS
REQUIRED, BIENNIALLY, BY MISSOURI STATE STATUTES
105.483 & 105.485**

Second & Final Reading

BILL NO. 25-062

**AN ORDINANCE REVISING CHAPTER 19 - NUISANCES, ARTICLE
III, - WEEDS, SEC 19-71 – PROHIBITED & ARTICLE IV. -
GARBAGE, RUBBISH OR TRASH, SEC. 19-105. - ABATEMENT.**

Second & Final Reading

BILL NO. 25-063

AN ORDINANCE PROVIDING FOR SUBMISSION OF A PROPOSAL (*PROPOSITION 1*) TO ALLOW THE CITY OF HANNIBAL TO IMPOSE AN ADDITIONAL, CITY SALES TAX OF ONE HALF (1/2) PERCENT FOR THE SOLE PURPOSE OF IMPROVING THE PUBLIC SAFETY OF THE CITY TO THE QUALIFIED VOTERS OF THE CITY FOR THEIR APPROVAL AT THE MUNICIPAL ELECTION TO BE HELD ON TUESDAY, NOVEMBER 4, 2025

Second & Final Reading

BILL NO. 25-064

AN ORDINANCE PROVIDING FOR SUBMISSION OF A PROPOSAL (*PROPOSITION M*) TO AMEND THE CHARTER TO PROVIDE THAT APPOINTMENTS TO CERTAIN BOARDS OF THE CITY BE APPROVED BY THE MAYOR INSTEAD OF THE CITY MANAGER TO THE VOTERS OF THE CITY FOR THEIR APPROVAL AT THE MUNICIPAL ELECTION TO BE HELD ON TUESDAY, NOVEMBER 4, 2025

Second & Final Reading

BILL NO. 25-066

AN ORDINANCE REZONING 210 N. 4TH STREET AND 214 N. 4TH STREET, IN THE CITY OF HANNIBAL, MARION COUNTY, MISSOURI FROM THE B-MULTIPLE FAMILY TO E - COMMERCIAL ZONING DISTRICT AND AMENDING THE CITY'S ZONING MAP ACCORDINGLY.

First Reading

RESOLUTION NO. 2564-25

A RESOLUTION OF THE CITY OF HANNIBAL AUTHORIZING THE MAYOR TO EXECUTE A SPECIAL WARRANTY DEED TO THOMAS H MUHLBACH FOR THE SALE OF CITY OWNED PROPERTY LOCATED AT 1006 VALLEY IN THE AMOUNT OF \$600.

RESOLUTION NO. 2565-25

A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A NO COST ACCESS AGREEMENT BETWEEN MARION-RALLS REGIONAL PORT AUTHORITY AND THE CITY OF HANNIBAL FOR PHASE 1 AND POTENTIALLY PHASE 2 ENVIRONMENTAL SITE ASSESMENTS FOR 109 VIRGINIA AND 600 BROADWAY.

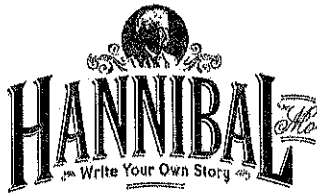
RESOLUTION NO. 2566-25

**A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A
DECLARATION ON BEHALF OF THE CITY OF HANNIBAL'S AND
HANNIBAL POLICE DEPARTMENT TO THE FEDERAL
AVIATION ADMINISTRATION TO ENSURE COMPLIANCE WITH
FEDERAL REGULATION AND MAINTAIN TRANSPARENCY IN
THE OPERATION OF PUBLIC AIRCRAFT**

CLOSED SESSION

In Accordance with RSMo 610.021 (1), (2), & (12)

ADJOURNMENT



Return to:
Office of the City Clerk
Attn: Britta Dooley
320 Broadway Hannibal, MO 63401
Ph. (573) 221-0111 ext. 221
Email to: bdooley@hannibal-mo.gov

SPECIAL EVENT APPLICATION

(Council Meetings are the 1st & 3rd Tuesdays of each month)

Deadline for Submission: Wednesday, Prior to Council Meeting

Today's Date: 8/1/25 Date you wish to be placed on Agenda: 8/19/25

Your Organization: Hannibal High School Special Event: 76th Hannibal Band Day

Date(s) of Event: Saturday, September 20th, 2025 Requested Times (from-to): 3pm - 5pm
NO Rain Date

Description of Activity: Parade down Broadway - 76th year for this event;
20-30 bands (marching only) - There might be a band trailer or two with
their bands.

Primary Contact Person(s): Michael Fuller Cell Phone: 314-435-9176

Work Phone: 573-221-5840 E-mail: mfuller@hannibal60.com

Assistance Needed (location, etc.): We would need assistance from the police department
Parade will assemble at Dulaney Park, head up S. Grand & then go
for traffic control + closers. Broadway parade straight to the riverfront.
down Broadway. The parade will turn right on South Main and disband at the Jaycee lot where the busses will
Disassemble post the flags busses will be in the Riverfront lots. Parade will
be parked.
ask to be at Dulaney Park up S. Grand and then up down Broadway. I will need
to be in touch with the Street department to coordinate use of the parking lots
at the Riverfront

DEPARTMENTAL COMMENTS (office Use)

Police: Spoke with the event organizer about reaching out to the Jaycees to see if they could park busses in the parking lot between Lyon and Church to avoid as much traffic at the Riverfront. No other concerns from HPD. We will plan on the event turning South on Main and disbanding but keeping Main shut down from Broadway to Lyon for dispersal. Dept. Cost: 0
-Lieutenant Wilt

Fire: No issues with this event. Dept. Cost: 0

-Chief Neisen

BPW: The HBPW has no issues with this event. Dept. Cost: 0

-D. Gordon

Building Inspector: No comments or concerns. **Dept. Cost:** 0

-B. Insp. Office

Parks: No objection to the event, but cannot disperse at the Riverfront due to the **Dept. Cost:** 0

Harvest Hootenanny.

-A. Dorian

Streets: No objection to the event. **Dept. Cost:** 0

-A. Dorian

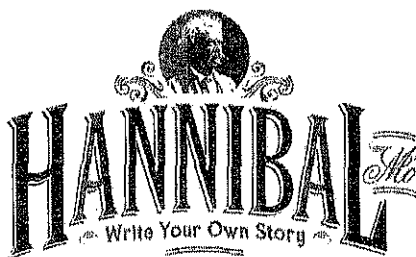
Tourism: I am fine with the parade but note; the Hootenanny will be going on at **Dept. Cost:** 0
the Riverfront. They may have to disperse at Main street. I am not sure how much parking / space will be
available on the Riverfront. They have a petting zoo, bounce houses, etc. -T. O'Cheltree

Administration: All documents are on file and bus parking / disbanding **Dept. Cost:** 0

issues have been resolved.

-Clerk's Office

STAFF RECOMMENDS:



Hold Harmless and Insurance Requirements

- 1) To the fullest extent permitted by law, Sponsor agrees to indemnify, defend and hold harmless the City of Hannibal, its officers, agents, volunteers, and employees from and against all suits, claims, damages, losses, and expenses, including but not limited to attorneys' fees, court costs, or alternative dispute resolution costs arising out of, or related to, Sponsor's use of City streets, roads, parks, sidewalk or other facilities under this agreement involving an injury to a person or persons, whether bodily injury or other personal injury (including death), or involving an injury or damage to property (including loss of use or diminution in value), but only to the extent that such suits, claims, damages, losses or expenses are caused by the negligence or other wrongdoing of Sponsor, its officers, agents and volunteers, or anyone directly or indirectly employed or hired by Sponsor or anyone for whose acts Sponsor may be liable, regardless of whether caused in part by the negligence or wrongdoing of City and any of its agents or employees
- 2) Sponsor shall purchase and maintain the following insurance, at Sponsor's expense: Commercial General Liability Insurance with a minimum limit of \$1,000,000 each occurrence / \$2,000,000 general aggregate written on an occurrence bases.
Comprehensive Business Automobile Liability Insurance for all owned, non-owned and hired automobiles and other vehicles used by Sponsor with a combined single limit of \$1,000,000 minimum.
Workers Compensation insurance with statutorily limits required by any applicable Federal or state law and Employers Liability insurance with minimum limit of \$1,000,000 per accident.
- 3) All policies of insurance must be on a primary basis, non-contributory with any other insurance and/or self-insurance carried by the City.
- 4) Prior to using City's facilities or infrastructure under this agreement, Sponsor shall furnish the City with certificates of insurance evidencing the required coverage, conditions, and limits required by this agreement, have the City named as an additional insured and provide the appropriate additional insured endorsements.
- 5) No provision of this agreement shall constitute a waiver of the City's right to assert a defense based on the doctrines of sovereign immunity, official immunity, or any other immunity available under law.

By

Chief Operations Officer

Title

07/31/2025

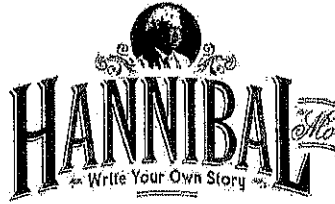
Date

This checklist is for your planning & to help us better understand the needs for your event. Please check all activities that apply.

ACTIVITY	PROCESS
☐ Business License	The business / group promoting and organizing the event for profit must obtain a City of Hannibal Business License. Contact City Hall at 573-221-0111 for more information.
☐ Alcohol	1. Review the City of Hannibal, <u>Municipal Code Chapter 3 Alcoholic Beverages</u>. 2. Approval is needed from the City of Hannibal
☐ Retail Vendors	If retail sales are being made, vendors are required to collect and report sales tax to Missouri Department of Revenue. Tax Packets may be obtained by calling 573- 751-3505 or by visiting the Business tax Registration Forms at http://dor.mo.gov
☐ Food Vendors	If food is to be served, each food vendor must receive approval from the Marion County Health Department. You may contact them at 573-221-1166.
☒ Parade or other run / walk event	Special Events that occur on public property, require street closures, or involve outdoor retail sales, first require City Council approval. Parades require you to obtain a permit from the Police Department after Council Approval, but prior to your event. You must contact the Police Department 573-221-0987 within 10 days of your event to secure the appropriate parade permit.
☐ Security	(Must Provide Own) Method of Security
☐ Waste Removal / Recycling	Responsibility of Event Holder
☐ Port-A-Potties	Not supplied by City
☐ Barricades/Road Closures	If you're requesting a road closure & your area is outside of the map provided in the packet, then you must provide your own map (If you are having trouble with this please contact the Clerk's Office, the office manager will be happy to assist you). Your requested road closures or barricades will need to be marked on the map you've turned in with your packet.
☐ Electric Power	For temporary electric utility service for Festivals, the organizer must contact the HBPW at 573-221-8050. A utility application is required no later than the Wednesday preceding the City Council Meeting you plan to attend. The pedestals located along Main St. are not for vendor use and will not be energized during events. Service call outs determined to be the fault of the vendor are at the organizer's expense and billed in accordance with the HBPW Schedule of Rates and Fees. For electric utility service at the Riverfront or other park locations, the organizer should contact Parks and Rec at 573-221-0111. Meter Fee and prepayment of usage is required. Any overpayment will be refunded.
☐ Water	For use of water at a fire hydrant, the organizer must contact the HBPW at 573-221-8050. A utility application is required no later than the Wednesday preceding the City Council Meeting you plan to attend. Meter Fee and prepayment of usage is required. Any overpayment will be refunded.

All special events; etc. must contact the Hannibal Fire Department for appropriate permits

Administration Building
2333 Palmyra Road
Mark Kempker, Training Officer
(573)221-0651



CITY OF HANNIBAL

Special Event Safety Plan

Questions or Inquiries: Contact Hannibal Fire Department @ 573-221-0657

I. GENERAL

Event Name 76th Annual Hannibal Band Day Date of Event Saturday, September 20th, 2025
Location/Address/Facility Name Parade Down Broadway
Buses park at the riverfront
Expected Number of Attendees: Unknown

II. PURPOSE

- A. This emergency action plan predetermines actions to take before and during the event in response to an emergency or otherwise hazardous condition. These actions will be taken by organizers, management, personnel, and attendees. These actions represent those required prior to the event in preparation for and those required during an emergency.
- B. Flexibility must be exercised when implementing this plan because of the wide variety of potential hazards that exist for this event. These hazards include, but are not limited to, Fire, Medical Emergencies, Severe Weather, or situations where Law Enforcement is required.

III. ASSUMPTIONS

The possibility of an occurrence of an emergency is present at this event. The types of emergencies possible are various and could require the response of Fire & Rescue, Emergency Medical Services, and Police.

IV. BASIC PLAN

A. EAP Event Representative

The EAP event representative will be identified as the point of contact for all communications regarding the event. This person is identified as:

Primary Contact: Michael Fuller

Cell Phone: 314-435-9176

B. Emergency Notification

1. In the event of an emergency, notification of the emergency will be through 911. The caller should have the following information available to give to the 911 dispatcher: nature of the emergency, location and contact person with callback number.

2. Will on-sight EMS be provided?

☐ Yes ☒ No

If yes, contact name and phone _____

3. Will on-site security be provided?

☐ Yes ☒ No

If yes, contact name and phone _____

C. Severe Weather

1. Weather forecasts and current conditions will be monitored throughout the entirety of the event.
2. Before the event – If severe weather is predicted prior to the event, the EAP event representative will evaluate the conditions and determine if the event will remain scheduled. The EAP event representative or his/her designee will be identified as such and will be responsible to monitor the weather conditions before and during the event.
3. During the event – If severe weather occurs during the event, the EAP event representative or his/her designee will make the notification to those attending the event that a hazardous weather condition exists and direct them to shelter.
4. There are limited provisions for sheltering participants in the event of severe weather.

D. Fire

1. Has a specific hazard been identified as an increased risk of fire at this event?

☐ Yes ☒ No

If yes, what has been identified? _____

2. Selected event staff will be instructed on the safe use of Portable Fire Extinguishers.
3. Any food vendors will be inspected when appropriate by the fire code and must meet permitting requirements.
4. Should an incident occur that requires the Fire Department, **CALL 911**. The caller should have the following information available to give the 911 dispatcher: Nature of the emergency, location, and contact person with a callback number.

E. Medical Emergencies

1. As with any event, there is a potential for injury to the participants. The types of injuries are various and include those that are heat-related as well as traumatic injuries
2. Are there limited provisions for on-site Emergency Medical Services at this event?
☐ Yes ☒ No
3. Should an incident occur that requires Emergency Medical Services, contact as indicated to this this resource. The caller will have the following information ready: Nature of emergency, precise location and contact person with callback number
☐ On-site EMS officer or ☒ 911 Dispatch

F. Law Enforcement

1. Has a need for constant Law Enforcement presence been identified at this event?
☐ Yes ☒ No
2. Should an incident occur that requires Law Enforcement, contact as Indicated below to request this resource. Have the following information ready: Nature of emergency, precise location and contact person with callback number.
☐ On-site Security or ☒ 911 Dispatch for Law Enforcement

G. Emergency Vehicle Access

1. Access to emergency vehicles will be maintained at all times.
2. Fire lanes and fire hydrants will not be obstructed.
3. Participants and spectators will be directed to park in approved areas and not to obstruct protective features, sidewalks, or public thoroughways.
4. Crowd control will be managed by:
☒ Staff or ☐ On-site Security

V. CONTACT INFORMATION

Primary Contact: Michael Fuller Cell Phone: 314-435-9176
Secondary Contact: Darren Lillard Cell Phone: 319-795-3818

Dial 911 in case of emergency





CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

7/30/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Arthur J. Gallagher Risk Management Services, LLC 12444 Powerscourt Drive Suite 500 St. Louis MO 63131	CONTACT NAME: MUSIC Staff PHONE (A/C, No, Ext): 314-800-2235 FAX (A/C, No): 866-372-7170 E-MAIL: musicprogram@alg.com ADDRESS: musicprogram@alg.com
INSURED Hannibal #60 School District as a Member of M.U.S.I.C. 4650 McMasters Ave. Hannibal MO 63401	MUSIC00-01
INSURER(S) AFFORDING COVERAGE	
INSURER A: Missouri United School Insurance (MUSIC), a self I	NAIC #
INSURER B: Safety National Casualty Corporation	15105
INSURER C:	
INSURER D:	
INSURER E:	
INSURER F:	

COVERAGES

CERTIFICATE NUMBER: 1893614360

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A B	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☒ POLICY ☐ PRO-JECT ☐ LOC OTHER:	Y	MUSIC-2025-00 FCA4064210	12/31/2024 12/31/2024	12/31/2025 12/31/2025	EACH OCCURRENCE \$3,500,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$3,500,000 MED EXP (Any one person) \$ EXCLUDED PERSONAL & ADV INJURY \$3,500,000 GENERAL AGGREGATE \$ UNLIMITED PRODUCTS - COMP/OP AGG \$3,500,000 \$
A B	☒ AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☒ HIRED AUTOS ONLY ☒ NON-OWNED AUTOS ONLY		MUSIC-2025-00 FCA4064210	12/31/2024 12/31/2024	12/31/2025 12/31/2025	COMBINED SINGLE LIMIT (Ea accident) \$3,500,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
	☐ UMBRELLA LIAB ☐ OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE ☐ DED ☐ RETENTION \$					EACH OCCURRENCE \$ AGGREGATE \$ \$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N N	AGC4067892	12/31/2024	12/31/2025	☒ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT \$1,000,000 E.L. DISEASE - EA EMPLOYEE \$1,000,000 E.L. DISEASE - POLICY LIMIT \$1,000,000
A B	Auto Physical Damage Excess Workers Comp		MUSIC-2025-00 AGC4067892	12/31/2024 12/31/2024	12/31/2025 12/31/2025	ACV Less ** \$1,000 DedComp/Col See Below

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

** Safety National provides Excess WC to MUSIC above a Specific and Aggregate Retention **

* Fire Legal Liability Limit \$1,000,000

Commercial General Liability Safety National Provides \$2MM xs \$1.5MM

City of Hannibal is shown as an additional insured solely with respect to general liability coverage as evidenced herein as required by written contract with respect to use of facility by by the named insured.
RE: Marching Band 9/20/2025 - Use of City Streets

CERTIFICATE HOLDER

CANCELLATION

City of Hannibal
Attn: Britta Dooley
320 Broadway
Hannibal MO 63401

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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Return to:

Office of the City Clerk

Attn: Britta Dooley

320 Broadway Hannibal, MO 63401

Ph. (573) 221-0111 ext. 221

Email to: bdooley@hannibal-mo.gov

SPECIAL EVENT APPLICATION

(Council Meetings are the 1st & 3rd Tuesdays of each month)

Deadline for Submission: Wednesday, Prior to Council Meeting

Today's Date: July 10, 2025 Date you wish to be placed on Agenda: ASAP
Your Organization: Big River Stampunk Special Event: Festival
Date(s) of Event: Aug 29 - Sept 1 Requested Times (from-to): 8am - 5pm Monday
Description of Activity: Festival

(Previously approved for 30-1st. Mistakenly didn't add the 29th)

Primary Contact Person(s): Tammy Riley Cell Phone: 573-822-4089

Work Phone: _____ E-mail: stampunkbigriver@yahoo.com

Assistance Needed (location, etc.): Road closures, etc
See previous packet, submitted & approved

DEPARTMENTAL COMMENTS (office Use)

Police: No new concerns. Dept. Cost: 0

-Lieutenant Wilt

Fire: No issues. Dept. Cost: 0

-Chief Neisen

BPW: The HBPW has no issues. Dept. Cost: 0

-D. Gordon

Building Inspector: No comments or concerns. **Dept. Cost:** 0

-B. Inspectors Office

Parks: No objections. **Dept. Cost:** 0

-A. Dorian

Streets: No objections. **Dept. Cost:** 0

-A. Dorian

Tourism: No concerns but FYI: Just to be aware we will have a viking docking on **Dept. Cost:** 0

Friday, August 29th, from 8am - 4pm. This should not impact their ability to get to attractions and where they are going. **-T. O'Cheltree**

Administration: Everything is good in the Clerks office and all documents have **Dept. Cost:** 0

been provided. **-Clerk's Office**

STAFF RECOMMENDS:

Friday August 29

12:00 am - 1:00 pm	The ScallyWags	BROADWAY STAGE
12:00 pm - 1:00 pm	Spellsinger	RENEFAIRE
12:00 pm - 1:00 pm	Giddy Up and Go Boys	MAIN STAGE A
1:00 pm - 2:00 pm	Midnight Wanderers	MAIN STAGE B
1:00 pm - 2:00 pm	Totally Lost	BROADWAY STAGE
1:00 pm - 2:00 pm	Darwin Prophet	RENEFAIRE
2:00 pm - 3:00 pm	Giddy Up and Go Boys	MAIN STAGE A
2:00 pm - 3:00 pm	Thawind Mills	BROADWAY STAGE
2:00 pm - 3:00 pm	The ScallyWags	RENEFAIRE
3:00 pm - 4:00 pm	Darwin Prophet	BROADWAY STAGE
3:00 pm - 4:00 pm	Totally Lost	MAIN STAGE B
4:00 pm - 5:00 pm	The ScallyWags	MAIN STAGE A
4:00 pm - 5:00 pm	Boiler Plate	BROADWAY STAGE
5:00 pm - 6:30 pm	Legion of Honor	RENEFAIRE
5:30 pm - 8:00 pm	Murder Mystery Dinner	DINING HALL
8:00 pm	Meet and Greet Boiler Plate & Irish Roadshow	MAIN STAGE A
9:00 pm	Casey A Blaze	WASTELAND

BUY TICKETS

CITY OF HANNIBAL PROCLAMATION

WHEREAS, the City of Hannibal, Missouri has a great admiration and the utmost gratitude for all of the men and women who have selflessly served their country and this community in the Armed Forces. The City of Hannibal has always supported its military veteran population; and,

WHEREAS, the Hannibal Heritage Chapter of the Daughters of the American Revolution have been honoring veterans for 50 years through their chapter work in Hannibal; and

WHEREAS, the Purple Heart is the oldest military decoration in present use and was initially created as the badge of Military Merit by General George Washington in 1782; and,

WHEREAS, the Purple Heart was the first American Service award or decoration made available to the common soldier and is specifically awarded to members of the United States Armed Forces who have been wounded or paid the ultimate sacrifice in combat with a declared enemy of the United States of America; and,

WHEREAS, the mission of the Military Order of the Purple Heart is to foster an environment of goodwill among the combat-wounded veteran members and their families, promote patriotism, support legislative initiatives, and most importantly, make sure we never forget; and,

WHEREAS, the City of Hannibal appreciates the sacrifices our Purple Heart recipients made in defending our freedoms and believe it is important that we acknowledge them for their courage and show them the honor and support they have earned.

NOW THEREFORE, I, Darrell McCoy, by virtue of the authority vested in me as Mayor of the City of Hannibal, do hereby proclaim The City of Hannibal, Missouri to be a

PURPLE HEART CITY

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the City of Hannibal, Marion County, Missouri to be affixed this 19th day of August, 2025.

Darrell McCoy, Mayor

Melissa Cogdal, City Clerk

Andrew Dorian
Interim City Manager
City of Hannibal
320 Broadway
Hannibal, MO 63401
Ph: 573-221-0154
Email: adorian@hannibal-mo.gov



TO: City Clerk, City Council, and Mayor

FROM: Andrew Dorian

DATE: 8/6/2025

RE: Marion County Trustee Property Purchase

Staff recommends the purchase of the following Marion County Trustee Properties:

- 1912-14 Gordon- 010.09.29.3.45.031.000
- 1623 Grace- 010.09.29.3.20.004.000
- 711 Walnut- 010.08.28.3.30.022.000
- 1213 Church- 010.09.29.4.19.003.000
- 2515 Hope- 010.09.30.4.17.037.000

Price for the purchases are:

- \$1.00, per property made payable to the Marion County Trustee
- \$39.00, per property made payable to the Marion County Recorder

**Andrew Dorian
Interim City Manager
City of Hannibal
320 Broadway
Hannibal, MO 63401**

Ph: 573-221-0154

Fax: 573 221-0707

Email: adorian@hannibal-mo.gov



TO: City Clerk, City Council, and Mayor

FROM: Andrew Dorian

DATE: 8/12/2025

RE: Bucket Truck Purchase

The Hannibal Parks and Recreation Department is in need of replacing their current bucket truck which is 23 years old and has suffered significant mechanical issues. Staff was hoping to make it one more year and purchase a new used truck next fiscal year but we unfortunately cannot wait any longer.

Staff have been working on getting quotes and have looked at several used trucks and are recommending the purchase from AltecNUECO;

2018 Altec/Ford F550 Bucket Truck

- Purchase Price \$82,000
- 85,485 miles
- 4,509 engine hours
- 45 foot bucket height

The Parks and Recreation Bucket Truck is a critical piece of equipment for the City of Hannibal which allows us to perform many tasks safely.

These tasks include:

- Tree trimming for Parks and Street trees
- Installation of Christmas Decorations in Parks, Main Street and Broadway

- Hanging of American Flags on Broadway
- Building maintenance including light and HVAC maintenance at the Armory and other city facilities
- Replacement of lights and windsock at the Hannibal Regional Airport
- Numerous other additional projects

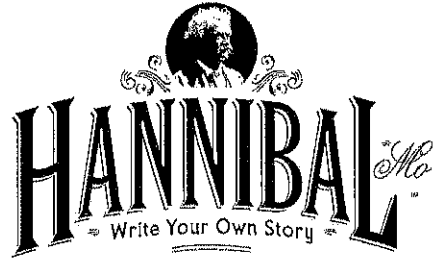
This item was not included in the FY 2025-2026 budget but depending on how revenues come in and some hopeful savings on expenses we might be able to cover it in this year budget. If not we will temporarily dip into reserves to cover the cost.

**Andrew Dorian
Interim City Manager
City of Hannibal
320 Broadway
Hannibal, MO 63401**

Ph: 573-221-0154

Fax: 573 221-0707

Email: adorian@hannibal-mo.gov



TO: City Clerk, City Council and Mayor

FROM: Andrew Dorian

DATE: 8/12/2025

RE: 1006 Valley Lot Purchase

Thomas Muhlbach would like to purchase 1006 Valley from the City. A title report was completed showing no deed restrictions or liens.

The recommended sale price for this property is \$600 which covers all closing costs.

In addition, the following covenants will be placed on the property.

COVENANTS AND RESTRICTIONS

1. The property shall be kept maintained in accordance with the requirements of applicable laws and ordinances. The property shall be kept mowed at a minimum to the standards established by ordinance. Any structures on the home shall be maintained in such a manner as to comply with all applicable ordinances, and under no circumstances shall they be allowed to reach the status of a common law public nuisance or a nuisance in violation of Hannibal City Ordinances.
2. The property shall be utilized on in accordance with the laws of the State of Missouri and the zoning ordinances of the City of Hannibal. No unlawful uses shall be allowed.

3. All taxes on the property, including federal, state, county or city shall be kept paid and current at all times.

4. These covenants and restrictions shall touch and concern the land, and shall be binding upon all subsequent title holders.

This resolution would authorize the Mayor to execute the Transfer of Real Estate Contract and Special Warranty Deed with the sale price of \$575 to Thomas Muhlbach.

RESOLUTION NO. 2564-25

**A RESOLUTION OF THE CITY OF HANNIBAL AUTHORIZING THE MAYOR
TO EXECUTE A SPECIAL WARRANTY DEED TO THOMAS H MUHLBACH
FOR THE SALE OF CITY OWNED PROPERTY LOCATED AT 1006 VALLEY
IN THE AMOUNT OF \$600.**

WHEREAS, the City of Hannibal is the owner of a vacant lot at 1006 Valley,
and

WHEREAS, Thomas Muhlbach would like to purchase this property, and

WHEREAS, \$600 is the sale price which includes closing costs, and

**NOW THEREFORE BE IT RESOLVED BY THE CITY OF HANNIBAL,
MISSOURI.**

SECTION ONE: That the Mayor is hereby authorized to execute a contract on behalf of
the City of Hannibal for the sale of a vacant lot at 1006 Valley in the amount of \$600 to
Thomas Muhlbach.

SECTION TWO: This resolution shall be effective immediately upon its adoption and
approval.

ADOPTED THIS 19TH DAY OF AUGUST, 2025.

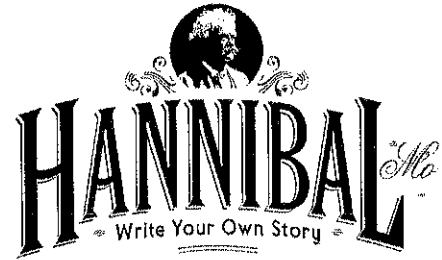
APPROVED THIS 19TH DAY OF AUGUST, 2025.

Darrell McCoy, Mayor

ATTEST:

Melissa Cogdal, City Clerk

Andrew Dorian
Interim City Manager
City of Hannibal
320 Broadway
Hannibal, MO 63401
Ph: 573-221-0154
Email: adorian@hannibal-mo.gov



TO: City Clerk, City Council, and Mayor

FROM: Andrew Dorian

DATE: 8/4/2025

RE: Access Agreements Brownfields Assessment 109 Virginia and 600 Broadway

Council,

The Marion-Ralls Regional Port Authority (MRRPA) currently has Brownfield Assessment funding for Phase 1 and 2 Environmental Site Assessments.

The City of Hannibal would like to enter into an agreement with MRRPA to allow them access to 109 Virginia (Former St. Elizabeth Hospital) and 600 Broadway (Federal Building) to complete these environmental assessments.

Attached are access agreements for both properties and MRRPA agrees to cover all costs associated with completion of the scope of work.

Having updated Phase 1's are necessary for the upcoming demolition of St. Elizabeth and any future sale or lease of the Federal Building.

Access Agreement for Marion-Ralls Regional Port Authority Brownfield Assessments (BF4B96705301)

THIS ACCESS AGREEMENT, made and entered into by CITY OF HANNIBAL (hereinafter referred to as the "GRANTOR"), and the Marion-Ralls Regional Port Authority (MRRPA), authorizes MRRPA's employees, contractors, and subcontractors access to the property(ies) owned by the GRANTOR, located at 109 VIRGINIA ST., HANNIBAL, MO 63401; hereinafter referred to as the "Property". Access to the Property is requested for the purpose of:

- 1) **Conduct a site visit to complete a Phase I Environmental Site Assessment;**
- 2) **If warranted based on the results of the Phase I Environmental Site Assessment, conduct an inspection of the Property and complete required testing to complete a Phase II Environmental Site Assessment.**
 - a) **Testing may include the following:**
 - i) **Collecting samples of building materials as part of asbestos containing materials and lead based paint assessments;**
 - ii) **Installation and maintenance of permanent or temporary groundwater monitoring wells;**
 - iii) **Collection of soil samples and water samples; and**
 - iv) **Proper abandonment of the groundwater monitoring wells installed by MRRPA when the wells are no longer needed.**

FOR THE PARTIES' JOINT AND MUTUAL CONSIDERATION IT IS HEREBY AGREED AS FOLLOWS:

1. That the undersigned GRANTOR states they are the lawful possessor of the Property(ies) located at 109 VIRGINIA ST., HANNIBAL, MO 63401, and generally identified as parcel numbers 010.09.30.4.02.020.000.
2. That the GRANTOR hereby grants and conveys to MRRPA's employees, contractors, and subcontractors temporary access to the real estate identified in Section 1 of this Agreement for the purpose of **[See examples above]**
3. That the GRANTOR has a good and lawful right to grant access to the Properties.
4. That the individual or individuals executing this Agreement on behalf of the GRANTOR has or have authority to grant the access rights conveyed to MRRPA herein.
5. That GRANTOR shall indemnify and hold harmless MRRPA against any damage to the Properties arising from MRRPA's presence on the premises, unless such damage is a result of an act or omission of MRRPA or MRRPA's representatives.

GRANTOR waives any and all claims against MRRPA and its representatives and, to the maximum extent permitted by law, agrees to defend, indemnify, hold harmless MRRPA and its representatives from any claim, liability, and/or defense costs for injury or loss arising from the discovery of hazardous materials, including, but not limited to, any costs created by delay of the project and any cost associated with possible reduction of the Property's(ies)' value or the value of any other property impacted by the discovery of hazardous materials. As such, notwithstanding any other provision of this Agreement, MRRPA's obligations to restore the Property(ies) and to indemnify and hold GRANTOR harmless shall not extend to any damage resulting from any one or more of the following: (a) the discovery of hazardous materials on the Property(ies); (b) the spread of hazardous materials already on the property(ies) as a result of assessment for the same, so long as MRRPA's consultants, agents, contractors and employees use commercially reasonable measures to not spread or disturb any such hazardous materials in conducting the Assessments; or (c) latent defects in the Property(ies).

6. That MRRPA shall access the Property(ies) during regular business hours, unless otherwise agreed to by the GRANTOR.
7. That MRRPA shall restore the Property(ies) as nearly as practicable to its original condition following completion of the aforementioned scope of work, subject to paragraph 5 above.
8. That MRRPA shall use best efforts to avoid disrupting the GRANTOR's activities on the Property(ies) while conducting the aforementioned scope of work.
9. When soil or water samples are collected on the property(ies) described above, split samples will be provided to the property(ies) owner(s), if the property(ies) owner(s) requests split samples and provides sample bottles before the samples are collected.
10. The property(ies) owner(s) agree(s) not to damage or interfere with the use of any monitoring well that is installed as permitted herein and agree(s) to notify third parties who plan to conduct any activity on the property described above that monitoring wells have been installed on the property.
11. The term of this Agreement shall commence on the date of execution and shall automatically expire upon completion of the aforementioned scope of work. In the event permanent monitoring wells are installed as part of the scope of work, the terms of this Agreement shall continue indefinitely to allow the MRRPA to gather samples from such wells and properly close out such wells. If the property owner wishes to withdraw permission for continued access, the property(ies) owner(s) shall notify MRRPA of that fact. MRRPA shall, within 90 days after receiving such notice, either abandon any wells installed by MRRPA that remain on the property or obtain a court order to allow continued access.
12. ALL COSTS FOR COMPLETION OF THE AFOREMENTIONED SCOPE OF WORK SHALL BE THE SOLE RESPONSIBILITY OF THE MRRPA.
13. This Agreement and the rights and obligations of the parties hereto shall be governed by and construed per the laws of the State of Missouri.

In WITNESS WHEREOF, the parties have executed this Agreement as of the date written below:

CITY OF HANNIBAL	MARIA KUHNS
Name of Property Owner	Name of Marion-Ralls Regional Port Authority (MRRPA) Representative
Signature	Signature
Date	Date
Mailing Address of Property Owner	Mailing Address of MRRPA
Telephone Number	Telephone Number
Email Address	Email Address

Access Agreement for Marion-Ralls Regional Port Authority Brownfield Assessments (BF4B96705301)

THIS ACCESS AGREEMENT, made and entered into by CITY OF HANNIBAL (hereinafter referred to as the "GRANTOR"), and the Marion-Ralls Regional Port Authority (MRRPA), authorizes MRRPA's employees, contractors, and subcontractors access to the property(ies) owned by the GRANTOR, located at 600 BROADWAY, HANNIBAL, MO 63401; hereinafter referred to as the "Property". Access to the Property is requested for the purpose of:

- 1) **Conduct a site visit to complete a Phase I Environmental Site Assessment;**
- 2) **If warranted based on the results of the Phase I Environmental Site Assessment, conduct an inspection of the Property and complete required testing to complete a Phase II Environmental Site Assessment.**
 - a) **Testing may include the following:**
 - i) **Collecting samples of building materials as part of asbestos containing materials and lead based paint assessments;**
 - ii) **Installation and maintenance of permanent or temporary groundwater monitoring wells;**
 - iii) **Collection of soil samples and water samples; and**
 - iv) **Proper abandonment of the groundwater monitoring wells installed by MRRPA when the wells are no longer needed.**

FOR THE PARTIES' JOINT AND MUTUAL CONSIDERATION IT IS HEREBY AGREED AS FOLLOWS:

1. That the undersigned GRANTOR states they are the lawful possessor of the Property(ies) located at 600 BROADWAY, HANNIBAL, MO 63401, and generally identified as parcel numbers 010.09.29.1.32.008.000.
2. That the GRANTOR hereby grants and conveys to MRRPA's employees, contractors, and subcontractors temporary access to the real estate identified in Section 1 of this Agreement for the purpose of **[See examples above]**
3. That the GRANTOR has a good and lawful right to grant access to the Properties.
4. That the individual or individuals executing this Agreement on behalf of the GRANTOR has or have authority to grant the access rights conveyed to MRRPA herein.
5. That GRANTOR shall indemnify and hold harmless MRRPA against any damage to the Properties arising from MRRPA's presence on the premises, unless such damage is a result of an act or omission of MRRPA or MRRPA's representatives.

GRANTOR waives any and all claims against MRRPA and its representatives and, to the maximum extent permitted by law, agrees to defend, indemnify, hold harmless MRRPA and its representatives from any claim, liability, and/or defense costs for injury or loss arising from the discovery of hazardous materials, including, but not limited to, any costs created by delay of the project and any cost associated with possible reduction of the Property's(ies)' value or the value of any other property impacted by the discovery of hazardous materials. As such, notwithstanding any other provision of this Agreement, MRRPA's obligations to restore the Property(ies) and to indemnify and hold GRANTOR harmless shall not extend to any damage resulting from any one or more of the following: (a) the discovery of hazardous materials on the Property(ies); (b) the spread of hazardous materials already on the property(ies) as a result of assessment for the same, so long as MRRPA's consultants, agents, contractors and employees use commercially reasonable measures to not spread or disturb any such hazardous materials in conducting the Assessments; or (c) latent defects in the Property(ies).

6. That MRRPA shall access the Property(ies) during regular business hours, unless otherwise agreed to by the GRANTOR.
7. That MRRPA shall restore the Property(ies) as nearly as practicable to its original condition following completion of the aforementioned scope of work, subject to paragraph 5 above.
8. That MRRPA shall use best efforts to avoid disrupting the GRANTOR's activities on the Property(ies) while conducting the aforementioned scope of work.
9. When soil or water samples are collected on the property(ies) described above, split samples will be provided to the property(ies) owner(s), if the property(ies) owner(s) requests split samples and provides sample bottles before the samples are collected.
10. The property(ies) owner(s) agree(s) not to damage or interfere with the use of any monitoring well that is installed as permitted herein and agree(s) to notify third parties who plan to conduct any activity on the property described above that monitoring wells have been installed on the property.
11. The term of this Agreement shall commence on the date of execution and shall automatically expire upon completion of the aforementioned scope of work. In the event permanent monitoring wells are installed as part of the scope of work, the terms of this Agreement shall continue indefinitely to allow the MRRPA to gather samples from such wells and properly close out such wells. If the property owner wishes to withdraw permission for continued access, the property(ies) owner(s) shall notify MRRPA of that fact. MRRPA shall, within 90 days after receiving such notice, either abandon any wells installed by MRRPA that remain on the property or obtain a court order to allow continued access.
12. ALL COSTS FOR COMPLETION OF THE AFOREMENTIONED SCOPE OF WORK SHALL BE THE SOLE RESPONSIBILITY OF THE MRRPA.
13. This Agreement and the rights and obligations of the parties hereto shall be governed by and construed per the laws of the State of Missouri.

In WITNESS WHEREOF, the parties have executed this Agreement as of the date written below:

CITY OF HANNIBAL

MARIA KUHNS

Name of Property Owner

**Name of Marion-Ralls Regional Port Authority (MRRPA)
Representative**

Signature

Signature

Date

Date

3817 MCMASTERS AVENUE, SUITE D
HANNIBAL, MO 63401

Mailing Address of Property Owner

Mailing Address of MRRPA

573.221.1033

Telephone Number

Telephone Number

DIRECTOR@HREDC.COM

Email Address

Email Address

RESOLUTION NO. 2565-25

**A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A NO COST
ACCESS AGREEMENT BETWEEN MARION-RALLS REGIONAL PORT
AUTHORITY AND THE CITY OF HANNIBAL FOR PHASE 1 AND
POTENTIALLY PHASE 2 ENVIRONMENTAL SITE ASSESMENTS FOR 109
VIRGINIA AND 600 BROADWAY.**

WHEREAS, The Marion-Ralls Regional Port Authority (MRRPA) currently has Brownfield Assessment funding for Phase 1 and 2 Environmental Site Assessments.

WHEREAS, The City of Hannibal would like to enter into an agreement with MRRPA to allow them access to 109 Virginia (Former St. Elizabeth Hospital) and 600 Broadway (Federal Building) to complete these environmental assessments.

WHEREAS, MRRPA agrees to cover all costs associated with completion of the scope of work.

**NOW THEREFORE BE IT RESOLVED BY THE CITY OF HANNIBAL
MISSOURI**

SECTION ONE: That the Mayor is hereby authorized to execute access agreements between MRRPA and the City of Hannibal for Phase 1 and potentially Phase 2 Environmental Site Assessments at 109 Virginia and 600 Broadway.

SECTION TWO: This Resolution shall become effective immediately upon its adoption and approval.

ADOPTED THIS 19TH DAY OF AUGUST, 2025.

APPROVED THIS 19TH DAY OF AUGUST, 2025.

Darell McCoy, Mayor

ATTEST:

Melissa Cogdal, City Clerk



MEMORANDUM

To: Mayor and City Council
From: Rhonda Stevenson – DPW Management Assistant
RE: Rezoning of 210 and 214 N 5th Street
Date: August 15, 2025

An application was received from Nora Creason and Donald Metcalf to rezone the property at 210 and 214 North 5th Street from B-Multiple Family to E-Commercial to operate a tea garden as a tour site for riverboats. The current zoning was B-Multiple Family. This request was reviewed by the Planning and Zoning Commission at the July 17, 2025 meeting. The commission unanimously approved the rezoning and recommended it be sent to City Council.

The Department of Public Works has requested that Council have the first reading of the ordinance.



* 2009R002441 3 *

2009R002441

FILED AND RECORDED ON:
06/19/2009 09:49:01AM

REC FEE: 30.00

MARION COUNTY

JANET L. DEARING

RECORDER OF DEEDS

PAGES: 3 TRANS # 6549

(Space above reserved for Recorder of Deeds certification)

1. Title Of Document: General Warranty Deed
2. Date of Document: June 19, 2009
3. Grantor(s): Russell Orr and Carol Orr, his wife
4. Grantee(s): Nora J. Creason and Donald Metcalf, wife and husband, as tenants by the entireties
5. Mailing Address: P.O. Box 27834, Seattle, WA 98165
6. Legal Description:

Part of Lot Number Four (4) of Block Number Twenty-Five (25) in the City of Hannibal, Marion County, Missouri, to-wit: Begin on the South line of Broadway forty and nineteen twenty-fourths (40-19/24) feet West of the Northeast corner of said Lot Number Four (4); thence West on the South line of Broadway twenty and three-eighths (20-3/8) feet; thence South at right angle with Broadway sixty-five and one-half (65-1/2) feet to the South line of said lot; thence East along the South line of said lot twenty and three-eighths (20-3/8) feet; thence North at right angles with Broadway sixty-five and one-half (65-1/2) feet to the point of beginning, being the same identical tract conveyed into aforesaid John A. Becker and Catherine Becker, his wife, by Westminster College, recorded in General Warranty Deed Book 197 at Page 415, Marion County, Missouri, land records; also including the contents of the shop building.

GENERAL WARRANTY DEED

THIS INDENTURE, Made on the 19th day of June A.D. Two Thousand Nine, by and between Russell Orr and Carol Orr, his wife, of the County of Adams, State of Illinois, Parties of the First Part, and Nora J. Creason and Donald Metcalf, wife and husband, as tenants by the entireties, of the County of Kitsap, State of Washington, Parties of the Second Part: (mailing address of said first named grantee is P.O. Box 27834, Seattle, WA 98165).

WITNESSETH, That the said parties of the First Part, in consideration of the sum of ONE DOLLAR (\$1.00) and other valuable consideration, to them paid by the said parties of the Second Part, the receipt of which is hereby acknowledged, do by these presents, Grant, Bargain and Sell, Convey and Confirm, unto the said parties of the Second Part, their heirs and assigns, the following described Lots, Tracts or Parcels of Land, lying and being and situate in the County of Marion, and State of Missouri, to-wit:

Part of Lot Number Four (4) of Block Number Twenty-Five (25) in the City of Hannibal, Marion County, Missouri, to-wit: Begin on the South line of Broadway forty and nineteen twenty-fourths ($40-19/24$) feet West of the Northeast corner of said Lot Number Four (4); thence West on the South line of Broadway twenty and three-eighths ($20-3/8$) feet; thence South at right angle with Broadway sixty-five and one-half ($65-1/2$) feet to the South line of said lot; thence East along the South line of said lot twenty and three-eighths ($20-3/8$) feet; thence North at right angles with Broadway sixty-five and one-half ($65-1/2$) feet to the point of beginning, being the same identical tract conveyed into aforesaid John A. Becker and Catherine Becker, his wife, by Westminster College, recorded in General Warranty Deed Book 197 at Page 415, Marion County, Missouri, land records; also including the contents of the shop building.

TO HAVE AND TO HOLD the premises aforesaid, with all and singular the rights, privileges, appurtenances and immunities thereto belonging or in anywise appertaining unto the said parties of the Second Part, and unto their heirs and assigns, FOREVER, the said parties of the First Part hereby covenanting that they are lawfully seized of an indefeasible Estate in Fee in the premises herein conveyed; that they have good right to convey the same: that the said premises are free and clear of any encumbrances done or suffered by them or under those

whom they claim, and that they will WARRANT AND DEFEND the title to the said premises unto the said parties of the Second Part, and unto their heirs and assigns, FOREVER, against the lawful claims and demands of all persons whomscever.

IN WITNESS WHEREOF, the said parties of the First Part have hereunto set their hands the day and year first above written.



RUSSELL ORR



CAROL ORR

STATE OF MISSOURI)
) SS
COUNTY OF MARION)

On this 19th day of June, 2009 before me Harla Friesz, a Notary Public in and for said state, personally appeared Russell Orr and Carol Orr, his wife, to me known to be the persons described in and who executed the within general warranty deed and acknowledged that they executed the same for the purpose therein stated.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at my office the day and year first above written.

My Commission Expires:



HARLA FRIESZ
My Commission Expires
January 28, 2013
Marion County
Commission #09468748



HARLA FRIESZ-NOTARY PUBLIC



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2008R000243

FILED AND RECORDED ON:
03/05/2008 11:43:44AM

REC FEE: 27.00

MARION COUNTY

JANET L. DEARING

RECORDER OF DEEDS

PAGES: 2 TRANS # 412

WARRANTY DEED BY CORPORATION

Know All Men by These Presents this 23 day of January, A.D. Two Thousand and Eight, that F & M Bank and Trust Company, a Corporation organized and existing under the laws of the State of Missouri, with its principal office in Hannibal, Missouri, and licensed to do business in the State of Missouri, (also referred to as Grantor), in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration to it paid by Don G. Metcalf and Nora J. Creason, Husband and Wife, as tenants by the entirety, of the County of King, and State of Washington, (also referred to as Grantees). (Mailing address of said first named grantee is 1301 Exeter Avenue NE, Seattle, Washington 98125), the receipt of which is hereby acknowledged, and by virtue and in pursuance of a resolution of the Board of Directors of said F & M Bank and Trust Company, does by these presents Grant, Bargain and Sell, Convey and Confirm, unto the said Don G. Metcalf and Nora J. Creason, Husband and Wife, and their heirs and assigns, the following described lots, tracts or parcels of land, lying, being and situate in the County of Marion, and State of Missouri, to-wit:

All the South One-Half (8%) of Lot Six (6) in Block Twenty-Three (23) in the City of Hannibal, Marion County, Missouri.

TO HAVE AND TO HOLD the premises aforesaid, with all and singular rights, privileges, appurtenances, and immunities thereto belonging or in anywise appertaining unto the said Parties of the Second Part, and unto their heirs and assigns, forever.

The said Party of the First Part hereby covenanting that it is lawfully seized of an indefeasible estate in fee in the premises herein conveyed; that it has good right to convey the same; that the said premises are free and clear of any encumbrance done or suffered by it or those under whom it claims; and that it will warrant and defend the title to the said premises unto the said Parties of the Second Part and unto their heirs and assigns forever, against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the F & M Bank and Trust Company, a Corporation organized and existing under the laws of the State of Missouri, with its principal office in Hannibal, Missouri, the said Party of the First Part has caused these presents to be signed by its Executive Vice President and attested by its Executive Vice President, and corporate seal to be hereunto affixed, this the 23 day of January, 2008.



F & M Bank and Trust Company

By:

[Signature]
William Sharp, Executive Vice President

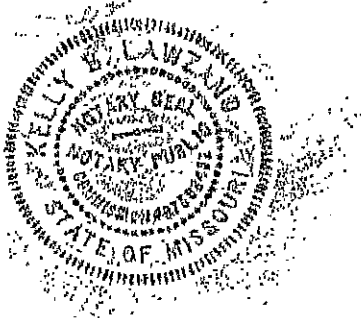
ATTEST:
[Signature]
Frank DiTillo,
EXECUTIVE VICE PRESIDENT

STATE OF MISSOURI]
] ss.
COUNTY OF MARION]

On this 23 day of January, 2008, before me personally appeared William Sharp, to me personally known, who being duly sworn, did say that he is Executive Vice President of F & M Bank and Trust Company, a Corporation organized and existing under the laws of the State of Missouri, with its principal office in Hannibal, Missouri, and that the seal affixed to this instrument is the corporate seal of said corporation, and that the said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and the said William Sharp, acknowledged said instrument to be the free act and deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal, at my office in Hannibal, Missouri, the day and year first above written.

My Commission expires: 6-5-2011



[Signature]
Kelly B. Lawrance, Notary Public
for Marion County, Missouri.

BILL NO. 25-066

ORDINANCE NO.

FIRST READING 08.19.2025

SECOND READING

AN ORDINANCE REZONING 210 N. 4TH STREET AND 214 N. 4TH STREET, IN THE CITY OF HANNIBAL, MARION COUNTY, MISSOURI FROM THE B-MULTIPLE FAMILY TO E - COMMERCIAL ZONING DISTRICT AND AMENDING THE CITY'S ZONING MAP ACCORDINGLY.

WHEREAS, an application to rezone the property located at 210 N. 4TH STREET AND 214 N. 4TH STREET, in the City of Hannibal, Marion County, Missouri, has been filed by the owners of said property, NORA CREASON and DONALD METCALF, and

WHEREAS, the applicants request a change in zoning of said property from B-Multiple Family to E-Commercial Zoning in the City of Hannibal, and

WHEREAS, pursuant to Chapter 13.07 of the City Charter, notices were sent to all owners of property adjacent to or lying within 185 feet of the subject tract, and

WHEREAS, pursuant to Chapter 13.09 of the City Charter, notices were published in a newspaper fifteen (15) days in advance of the public hearing, and

WHEREAS, the Planning and Zoning Commission held its public hearing on July 17, 2025, to consider the application for rezoning and gave a positive recommendation vote to Council, and

WHEREAS, the Hannibal City Council held its public hearing on August 19, 2025, to consider the application for rezoning, and

WHEREAS, after review and due consideration, the Hannibal City Council has determined that rezoning of said property will not cause undue burden to the congested streets, safety and security from fire, negatively impact healthy and general welfare, impede adequate lighting and air, contribute to the overcrowding of land, unduly concentrate population, impact features of historical significance, hinder adequate provision of transportation, water, sewerage, schools, parks or other public requirements.

NOW THEREFORE, BE IT ORDAINED, by the City Council of the City of Hannibal, Missouri to-wit:

SECTION ONE. That the following tract of ground shall be rezoned from B-Multiple Family to E-Commercial Zoning:

Part of Lot Number Four (4) of Block Number Twenty-Five (25) in the City of Hannibal, Marion County, Missouri, to-wit: Begin on the South line of Broadway forty and nineteen twenty-fourths (40-19/24) feet West of the Northeast corner of said Lot Number Four (4); thence West on the South line of Broadway twenty and three-eighths (20-3/8) feet; thence South at right angle with Broadway sixty-five and one-half (65-1/2) feet to the South line of said lot; thence East along the South line of said lot twenty and three-eighths (20-3/8) feet; thence North at right angles with Broadway sixty-five and one-half (65-1/2) feet to the point of beginning, being the same identical tract conveyed into aforesaid John A. Becker and Catherine Becker, his wife, by Westminister College, recorded in General Warranty Deed Book 197 at Page 415, Marion County, Missouri, land records; also including the contents of the shop building.

SECTION TWO. City Staff is hereby directed to revise the City's zoning map accordingly.

SECTION THREE. It hereby is declared to be the intention of the City Council that each and every part, portion and sub-portion of this Ordinance shall be separate and severable from each and every other part, portion or sub-portion hereof and that the City Council intends to adopt each said part, portion or sub-portion separately and independently of any other part, portion or sub-portion. If any part of this Ordinance shall be determined to be or to have been unlawful or unconstitutional, the remaining parts, portions and sub-portions shall be and remain in full force and effect.

SECTION FOUR. All ordinances and parts of ordinances in conflict with this ordinance, in so far as they conflict, are hereby repealed.

SECTION FIVE. That is Ordinance shall be in full force and effect from and after its adoption and approval.

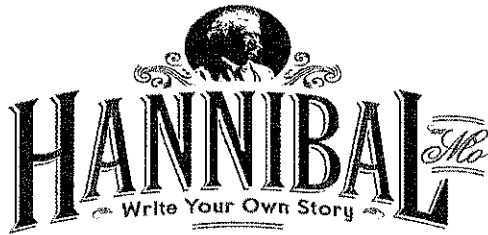
Adopted this ____ day of _____, 2025.

Approved this ____ day of _____, 2025.

Darrell McCoy, Mayor

ATTEST:

Melissa Cogdal, City Clerk



City of Hannibal

Office of City Collector

320 Broadway Hannibal, MO 63401

Phone: 573-221-0111 Ext. 207 Fax: 573-221-0707

Website: Hannibal-mo.gov

Email: jmagruder@hannibal-mo.gov

August 14, 2025

MEMORANDUM

To: Mayor McCoy and City of Hannibal Councilman

From: Janice Magruder, Collector

Subject: Request for Public Hearing – 2025 Ad Valorem Property Tax Levy

Dear City of Hannibal Councilman,

To comply with the Missouri State Auditor requirements to set the 2025 ad valorem property tax rate, the City Council must first hold a public hearing.

Following the public hearing, an ordinance will be presented to adopt the proposed tax rate, as approved by the State Auditor, which is based upon prior year tax information and assessed valuations. The State Auditor's Office will prepare has prepared pro formas (tax rate forms) which authorize the 2025 tax rate ceiling.

I request council approval to set a public hearing for the purpose of discussing the 2025 ad valorem property tax rates for the City's General, Police and Fire Retirement, and Library funds for Wednesday August 27, 2025, at 5:15 p.m.

*Due to time constraints with State deadlines, the ordinance to adopt the proposed tax rate will require an emergency reading during the Council Meeting directly following the public hearing.

Respectfully,

Janice Magruder

Collector

City of Hannibal

Phone: 573-221-0111 Ext. 207, Email: jmagruder@hannibal-mo.gov

Website: hannibal-mo.gov



To: City Council Members

From: Eric Graham, Director of IT

Date: August 14, 2025

Subject: Approval and Submission of Public Declaration Letter to FAA

Dear Council Members,

I am writing to formally present the Public Declaration Letter prepared for submission to the Federal Aviation Administration (FAA) regarding the classification and operational intent of the aircraft owned by the City of Hannibal and operated by the Hannibal Police Department.

This declaration affirms that:

- The Hannibal Police Department is a political subdivision of the State of Missouri, as defined under 49 U.S. Code § 40102(a)(41)(C) and § 40125(b).
- The aircraft in question qualifies as a "public aircraft" under federal law and will be operated exclusively for governmental purposes, not for compensation or hire.
- All operations will comply with the relevant provisions of 49 U.S. Code § 40125(b).

The letter has been reviewed and revised by City Attorney James F. Lemon, and includes signatures from Mayor Darrell McCoy, City Clerk Melissa Cogdal, and the City Attorney himself, affirming its legal accuracy and the authority under which it is executed.

Action Requested:

I respectfully request the City Council's formal approval of this declaration and authorization for its submission to the FAA. This step is essential to ensure compliance with federal regulations and to maintain transparency in the operation of our public aircraft.

Should you have any questions or require further clarification, please feel free to contact me directly at 573-221-0987 ext. 357 or via email at egraham@hannibalpd.com.

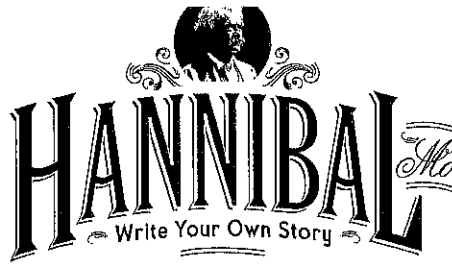
Thank you for your attention and support.

Sincerely,
Eric Graham
Director of IT
City of Hannibal

IT SUPPORT:

Email: Support@hannibal-mo.gov

Eric Graham	John Schweiss
Director of IT Services	Information Systems Technician
egraham@hannibal-mo.gov	jschweiss@hannibal-mo.gov
Extension: 357	Extension: 368



City of Hannibal Police Department
320 Broadway
Hannibal, Missouri 63401

Date: July 24, 2025

To Whom It May Concern,

This letter serves as a formal public declaration by the City of Hannibal, acting by and through it's Mayor, as approved by it City council, as well as the Hannibal Police Department that that the Hannibal Police Department is a political subdivision of the State of Missouri, as defined under Title 49 U.S. Code § 40102(a)(41)(C) and § 40125(b). Pursuant to Missouri Revised Statutes and the City of Hannibal's Home Rule Charter and Code of Ordinances, the City of Hannibal qualifies as a political subdivision of the state, and the Hannibal Police Department operates under its jurisdiction.

The aircraft, which is owned by the City of Hannibal, meets the definition of a "public aircraft" under 49 USC §40102(a)(41)(C). The City of Hannibal, acting through it's Police Department agrees to comply with 49 USC § 40125(b), stating specifically that all operations will be conducted in compliance with 49 U.S. Code § 40125(b). Further, the aircraft will not be operated for "commercial purposes" as that term is defined under 49 USC § 40125(a)(1), will be operated for governmental purposes only and will not be conducted for compensation or hire, in accordance with 49 U.S. Code § 40125(b).

This declaration is made by [Signers Name], [Signers Titel], Darrell McCoy, Mayor of the City of Hannibal, and James F. Lemon, Hannibal City Attorney, all of whom are duly authorized to make such declarations on behalf of the City of Hannibal and the Hannibal Police Department. Should you require further information, please contact: Eric Graham

Director of IT

Phone: 573-221-0987 ext. 357

Email: egraham@hannibalpd.com

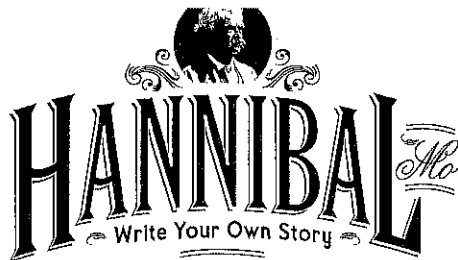
Sincerely,

Hannibal Police Department

IT SUPPORT:

Email: Support@hannibal-mo.gov

Eric Graham	John Schweiss
Director of IT Services	Information Systems Technician
egraham@hannibal-mo.gov	jschweiss@hannibal-mo.gov
Extension: 357	Extension: 368



I have executed this certification this _____ day of _____, 2025 with the authorization and approval of the City Council of the City of Hannibal.

CITY OF HANNIBAL

DARRYL MCCOY, Mayor

Attest: _____
Melissa Cogdal, City Clerk

I, James F. Lemon, Attorney for the City of Hannibal, state that the foregoing affirmations are true and correct. I further state that this document was executed by the Mayor of the City of Hannibal, under the approval and authority of the City Council.

James F. Lemon, Hannibal City Attorney

IT SUPPORT:

Email: Support@hannibal-mo.gov

Eric Graham	John Schweiss
Director of IT Services	Information Systems Technician
egraham@hannibal-mo.gov	jschweiss@hannibal-mo.gov
Extension: 357	Extension: 368

RESOLUTION NO. 2566-25

A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A DECLARATION ON BEHALF OF THE CITY OF HANNIBAL'S AND HANNIBAL POLICE DEPARTMENT TO THE FEDERAL AVIATION ADMINISTRATION TO ENSURE COMPLIANCE WITH FEDERAL REGULATION AND MAINTAIN TRANSPARENCY IN THE OPERATION OF PUBLIC AIRCRAFT

WHEREAS, the City of Hannibal's Police Department is a political subdivision of the State of Missouri, as defined under 49 U.S. Code 4012(a)(41)(C) and 40125(b).

WHEREAS, the aircraft in question qualifies as a "public aircraft" under federal law and will be operated exclusively for government purposes, not for compensation or hire.

WHEREAS, the declaration will be filed with the FCC on behalf of the City of Hannibal Police Department;

NOW, THEREFORE, BE RESOLVED BY THE CITY COUNCIL OF THE CITY OF HANNIBAL, MISSOURI:

Section 1. The Mayor is hereby authorized to execute a declaration on behalf of the City of Hannibal's Police Department for submission to the Federal Aviation Administration regarding classification and operational intent of the aircraft owned by the City of Hannibal and operated by the Hannibal Police Department.

Section 2. The City Clerk is hereby directed to attest to the Mayor's signature and to affix the official seal of the City to said contract.

Adopted on this 19th day of August 2025.

Approved on this 19th day of August 2025.

Darrell McCoy, Mayor

ATTEST:

Melissa Cogdal, City Clerk