

**BOARD OF ALDERMEN
CITY OF TOWN AND COUNTRY
MARCH 8, 2021**

Given the current public health crisis, various emergency meeting declarations, and in accordance with the provisions of Sec. 610.020, RSMo., the Board of Aldermen meetings were held via Zoom videoconference and streamed live to YouTube. Public comments on hearings and agenda items were solicited via email and the public were invited to sign-up to speak. Public viewing of the meeting was made available via the City's website at www.town-and-country.org.

WORK SESSION

The work session meeting of the Board of Aldermen of the City of Town and Country was held at 6:45 PM on Monday, March 8, 2021 via Zoom videoconference.

Present were: Aldermen Allen, Benigas, Frautschi, Holman, Hughes, Mortland, Wiesehan, and Wittmaier.

Mayor Dalton presided.

City Attorney Steve Garrett was also present via videoconference to represent the City.

1. Discussion – Regular Meeting Agenda Items

No votes were taken.

REGULAR MEETING

The regular meeting of the Board of Aldermen of the City of Town and Country was held at 7:00 PM on Monday, March 8, 2021 via Zoom videoconference.

PLEDGE OF ALLEGIANCE

Mayor Dalton led the Pledge of Allegiance.

ROLL CALL

The 7:03 PM roll call indicated Aldermen Allen, Benigas, Frautschi, Holman, Hughes, Mortland, Wiesehan, and Wittmaier to be present via videoconference.

Mayor Dalton presided.

City Attorney Steve Garrett was also present via videoconference to represent the City.

MINUTES – 02/22/21 Regular Meeting

Alderman Hughes moved for approval, seconded by Alderman Mortland.

Mayor Dalton called for any corrections or amendments.

Hearing none, the minutes of 02/22/21 were unanimously approved.

HEARING FROM CITIZENS

The City Clerk noted for the record that no public comments were submitted for this portion of the meeting.

PUBLIC HEARING(S)

APPOINTMENTS

- Architectural Review Board-Lynn Wright

Alderman Benigas moved for approval, seconded by Alderman Allen.

Mayor Dalton provided a brief background of former Alderman Wright's service to the community. Alderman Frautschi expressed concern about voting on the appointment and suggested that it be held off until the newly elected officials are confirmed in April. Alderman Benigas noted support of Mrs. Wright's appointment.

The roll call vote was as follows: AYE, Aldermen Allen, Benigas, Holman, Mortland and Wittmaier; NAY, Frautschi, Hughes and Wiesehan; ABSTAIN, none; ABSENT, none.

The motion carried 5-3.

COMMUNICATIONS AND REPORTS

Alderman Mortland

Alderman Mortland reported that the Fire & EMS Task Force would hold its next meeting at 9:00 AM on March 10, via Zoom. He noted that the group is considering service levels and other factors in relation to the current contract that was extended for one year. Finally, he added that the Task Force's findings would be shared with the related commissions and brought forward to the Board of Aldermen.

He also announced that the Police, Fire & EMS Commission would next meeting at 4:30 PM on Tuesday, March 23, via Zoom.

Mayor Dalton thanked Aldermen Mortland and Allen for their leadership on the Fire & EMS Task Force and encouraged them to monitor House Bill 1016 as it relates to delivery of those services.

Alderman Holman

Alderman Holman reported that the Public Works Commission met in February and recommended approval of items 2-6 on the current Board agenda. She added that the Commission's next meeting will be held in April.

Alderman Hughes

Alderman Hughes stated that the next meeting of the Community Art & Culture Commission would be held from 6:30-7:30 PM on Wednesday, March 10, via Zoom.

Alderman Wittmaier

Alderman Wittmaier reported that the Conservation Commission met on March 1 and hosted the Missouri Department of Conservation for a discussion about coyotes. He invited citizens to watch the recorded meeting for more information, and also noted that the Green Thumb Awards will be forthcoming this year.

Alderman Frautschi

Alderman Frautschi announced that the Planning & Zoning Commission would next meet on March 17 to continue consideration of the Total Access Urgent Care proposed for the Clayton and Ballas intersection.

Alderman Benigas

Alderman Benigas noted that the Architectural Review Board recently approved the Total Access Urgent Care building after a few changes were agreed upon by the applicant.

UNFINISHED BUSINESS

RESOLUTION NO. R03-2021, A RESOLUTION DIRECTING THE CITY ADMINISTRATOR TO TAKE THE NECESSARY STEPS TO DELIVER AN AGREEMENT FOR CONSIDERATION BY THE BOARD OF ALDERMEN FOR INDEPENDENT PROFESSIONAL AUDIT SERVICES

Mayor Dalton reminded the Board of the Resolution's status as it was held in suspense from February 22, with an amendment that was offered by Alderman Hughes currently up for discussion and consideration.

Alderman Hughes withdrew her amendment.

Alderman Frautschi inquired about the bid process and requirements for engagement of professional services. City Administrator Shelton explained that Management Partners were by far the most qualified submittal during the previous RFP process, and were prepared to develop an agreement with a modified scope. City Attorney Garrett confirmed that the Municipal Code does not require a competitive bid process for professional services.

Alderman Benigas spoke in support of proceeding with Management Partners given their impeccable credentials but noted he was also amenable to seeking additional proposals if that was desired.

In response to Alderman Mortland, Mayor Dalton confirmed that the Resolution was solely directing the City Administrator to bring forward a proposal for the Board's consideration, not to execute an agreement at this time.

In response to Alderman Wiesehan's inquiry about scope and timing, Alderman Benigas explained that the projects included in the proposed scope are those that have received noted concern by members of the community. Mayor Dalton added that the Resolution is in response to expressed concerns and that engaging the professional services of a nonpolitical consultant may aid in learning from past experiences and improving future processes.

Brief discussion was held about the outcome of a previous resolution regarding an audit of the Planning & Public Works Departments.

Alderman Allen spoke in support of the Resolution for audit services to be provided by a private, professional firm. She noted that a petition audit could take some time even after signatures are obtained so if improvements can be made those should be addressed now.

Alderman Holman confirmed with Mr. Shelton that there were zero costs involved with obtaining an agreement that could be subsequently considered by the Board.

The roll call vote was as follows: AYE, Aldermen Allen, Benigas, Holman, Hughes and Mortland; NAY, Frautschi, Wiesehan and Wittmaier; ABSTAIN, none; ABSENT, none.

The motion carried 5-3.

BILL NO. 21-11, AN ORDINANCE ACCEPTING THE BID AND AUTHORIZING AN AGREEMENT WITH SWEETENS CONCRETE SERVICES FOR THE 2021 CRACK SEALING PROGRAM (sponsored by Alderman Holman) (1st reading 02/22/21)

Mayor Dalton called for a second reading, without objection. Without objection, Bill No. 21-11 was read for the second time and placed upon its final passage.

Alderman Holman moved for approval, seconded by Alderman Mortland.

Alderman Wittmaier thanked Mr. Shelton for providing additional information about this project and requested that the list of applicable sites for crack sealing be included for the record. Said list is attached hereto and made a part of these minutes.

The roll call vote was as follows: AYE, Aldermen Allen, Benigas, Frautschi, Holman, Hughes, Mortland, Wiesehan, and Wittmaier; NAY, none; ABSTAIN, none; ABSENT, none.

The motion carried unanimously and Bill No. 21-11 became Ordinance No. 4425.

BILL NO. 21-12, AN ORDINANCE ACCEPTING THE BID AND AUTHORIZING AN AGREEMENT WITH A. EILERS CONSTRUCTION FOR THE POLICE DEPARTMENT RENOVATIONS PROJECT (sponsored by the Board as a Whole) (1st reading 02/22/21)

Mayor Dalton called for a second reading, without objection. Without objection, Bill No. 21-12 was read for the second time and placed upon its final passage.

Alderman Mortland moved for approval, seconded by Alderman Allen.

Alderman Wittmaier inquired about any major risks or uncertainties that may be involved with the project. Mr. Shelton explained that the only potential risk foreseen would be the presence of mold and the need for remediation.

Alderman Mortland noted that the project was deferred in 2020, and also that the Police, Fire & EMS recommended its approval.

In response to Alderman Wittmaier, Chief Cavins described the outdated and inefficient nature of the existing conditions that will be renovated or replaced by this project.

The roll call vote was as follows: AYE, Aldermen Allen, Benigas, Frautschi, Holman, Hughes, Mortland, Wiesehan, and Wittmaier; NAY, none; ABSTAIN, none; ABSENT, none.

The motion carried unanimously and Bill No. 21-12 became Ordinance No. 4426.

APPROVAL OF A PURCHASE ORDER

Alderman Mortland moved to approve the Purchase Order to Bradford Systems for office furniture in the amount of \$88,401.94.

In response to inquiry by Alderman Wittmaier, Project Manager Tim Randick explained that Bradford Systems was selected from the state procurement list, which includes preferred vendors with itemized price lists.

Alderman Holman seconded and a voice vote carried.

APPROVAL OF A PURCHASE ORDER

Alderman Wittmaier moved to approve the Purchase Order to Bradford Systems for shelving and a gun locker in the amount of \$6,845.43.

Alderman Frautschi seconded and a voice vote carried.

APPROVAL OF A PURCHASE ORDER

Alderman Holman moved to approve the Purchase Order to Bradford Systems for office chairs in the amount of \$3,891.58.

Alderman Hughes seconded and a voice vote carried.

NEW BUSINESS

RESOLUTION NO. R04-2021, A RESOLUTION OF THE BOARD OF ALDERMEN WAIVING THE FEE ON CERTAIN LIQUOR LICENSE RENEWALS FOR THE 2021 PERMIT PERIOD

Alderman Allen moved for approval, seconded by Alderman Frautschi.

A voice vote was held and carried.

WARRANT LIST-03/08/21

Alderman Allen moved for approval, seconded by Alderman Mortland.

Mayor Dalton called for discussion or amendments.

Alderman Frautschi inquired about the multiple car wash vendors and price disparity listed on page 7. In response, Chief Cavins explained that the Waterway car wash coupons are for a more detailed, special event cleaning as opposed to those received more regularly from West County Phillips.

Alderman Wittmaier asked Mr. Shelton to provide information about the cost of employee benefit. Mr. Shelton explained that the City is part of a self-insured pool for health insurance through SLAIT. He added that the experience has been phenomenal, with far lower increases than typical on the open market. With regards to other types of insurance, Mr. Shelton noted that a broker, currently Daniel & Henry, regularly bids and negotiates prices on behalf of the City.

Alderman Allen inquired about the MSD charges at Town Square. Mr. Shelton noted that MSD will monitor the levels for a year and adjust the regular billing accordingly.

In response to Alderman Frautschi, Mr. Shelton explained that the goose chase expenditures are necessary to limit flock size and hazardous droppings in the public space. Parks Director Anne Nixon also explained that some of the billed services were rendered in the last quarter of 2020.

Alderman Hughes suggested that the expenditure for dog waste bags could be passed on to a willing sponsor.

Hearing no amendments, a voice vote was taken on the warrant list of March 8, 2021, in the amount of \$537,868.13, and carried.

OTHER

ADJOURN

On motion of Alderman Mortland, seconded by Alderman Benigas, and unanimously confirmed by voice vote, the meeting was adjourned at 8:03 PM.


Ashley McNamara
City Clerk

ID	Street Name	Ward	Pavement Type	Curb Type	Length (ft)	Total Width (ft)	Area	Square yds
00015	Bopp Rd	1	Asphalt	None	5400	25	135000	15000
00007	Babler Rd	4	Asphalt	None	2945	21	61845	6871.67
00029	Clayton Rd (I)	1	Asphalt	None	3038	34.3	104203.40	11578.16
00031	Clayton Rd (II)	1	Asphalt	None	2101	48.5	101898.50	11322.06
00030A	Clayton Rd (III)	1	Asphalt	None	3002	40	120080.00	13342.22
00030B	Clayton Rd (IV)	2	Asphalt	None	3373	40	134920.00	14991.11
00030C	Clayton Rd (V)	2	Asphalt	None	2710	37.5	101625.00	11291.67
00030D	Clayton Rd (VI)	3	Asphalt	None	3035	32.2	97727.00	10858.56
00030E	Clayton Rd (VII)	3	Asphalt	None	2720	32.2	87584.00	9731.56
00030F	Clayton Rd (VIII)	3	Asphalt	None	2716	32.2	87455.20	9717.24
00081	Mason Ridge Rd	4	Asphalt	None	2747	21	57687.00	6409.67
00094	Old Woods Mill Rd	3	Asphalt	None	2562	31.5	80703	8967.00
00112	South Outer Rd	4	Asphalt	Concrete Curb and Gutter	611	33	20163	2240.33
					36960		1190891.10	132321.23